

AMENDING CHAPTER 30 (LDO)

AN ORDINANCE AMENDING THE GREENSBORO CODE OF ORDINANCES WITH RESPECT TO ZONING, PLANNING AND DEVELOPMENT

(Editor's Note: Added text shown with underlines and deleted text shown with strikethroughs.)

Section 1. That Subsections (F) through (H) of Section 30-9-10.2, Required Locations, are hereby amended to read as follows:

(F) Sidewalks are not required along new and existing local and collector streets within industrial parks where the following conditions are found by the Transportation Director to exist:

- 1) The proposed development is within an area mostly consisting of industrial where the majority of developed parcels do not have sidewalks,
- 2) The character, size and density of the developments are such that pedestrian demand is expected to be limited, and
- 3) No transit service or greenway route exists or is planned in that location.

(G) Where sidewalks are not required to be provided, the developer shall provide a graded area without obstructions, located adjacent to the right-of-way and sufficient to allow for future sidewalk construction meeting City standards. This graded area will be kept free from landscaping (shrubs, trees, fences, walls, etc.), including landscaping that would otherwise be required by ordinance. A sidewalk easement will be conveyed to the City where required due to insufficient right-of-way.

(H) The Transportation Director may grant a Type 1 Modification (See Sec. 30-4-11) for sidewalk requirements in this section.

Section 2. All ordinances in conflict with the provisions of this ordinance are repealed to the extent of such conflict.

Section 3. That Article 15 Definitions: 30-15-10 Terms Beginning with "I" is hereby amended to include the following:

Industrial Park: A development with industrial uses comprised of one (1) or more buildings containing unrelated and separately operated uses occupying individual sites, which are interrelated by the utilization of a combination of common facilities, such as driveway entrances, public or private street network, parking areas, maintenance and other services.

Section 4. This ordinance shall become effective upon adoption.

THE FOREGOING ORDINANCE WAS ADOPTED BY THE CITY COUNCIL OF THE CITY OF GREENSBORO ON THE 7th DAY OF DECEMBER, 2010 AND WILL BECOME EFFECTIVE UPON ADOPTION.

ELIZABETH H. RICHARDSON
CITY CLERK

APPROVED AS TO FORM


INTERIM CITY ATTORNEY