

AGENDA

PLANNING AND ZONING COMMISSION

City of High Point

Municipal Office Building

City Council Chambers

July 27, 2021

6:00 p.m.

1. Call To Order
2. Approval Of Minutes
 - 2.I. June 22, 2021 Planning And Zoning Commission Regular Meeting
3. Election Of Officers (Chair And Vice Chair)

Documents:

[ELECTION OF OFFICERS.PDF](#)

4. Public Hearing Items

4.I. Leoterra Development, Inc., Plan Amendment 21-02

A request by Leoterra Development, Inc. to change the Land Use Map designation for approximately 44.6 acres from the Low-Density Residential classifications to the Moderate-Density Residential classification. The site is located at the northwest corner of Skeet Club Road and Johnson Street.

Documents:

[PA-21-02 STAFF REPORT.PDF](#)

4.II. Leoterra Development, Inc., Zoning Map Amendment 21-13

A request by Leoterra Development, Inc. to rezone approximately 44.6 acres from the Agricultural (AG) District, within Guilford County's zoning jurisdiction, to a Conditional Zoning Residential Multifamily – 16 (CU RM-16) District. The site is located at the northwest corner of Skeet Club Road and Johnson Street.

Documents:

[ZA-21-13 STAFF REPORT.PDF](#)

4.III. AMAROK, LLC., Text Amendment 21-03

A request by AMAROK, LLC to revise Section 5.11 (*Fences*) of the

Development Ordinance, specifically Section 5.11.5.C. (*Nonresidential and Mixed Uses*) regarding fence height, and Section 5.11.6.B.2. (*Restricted Materials*) to add standards for low-voltage electric fences.

Documents:

[TA-21-03 STAFF REPORT.PDF](#)

4.IV. Crowne Partners, Inc., Plan Amendment 21-03

A request by Crowne Partners, Inc. to change the Land Use Map designation for approximately 9.27 acres from the Office, Institutional and Low-Density Residential classifications to the High-Density Residential classification. The site is located approximately 700 feet east of the intersection of W. Wendover Avenue and Piedmont Parkway, lying between W. Wendover Avenue and Hickory Grove Road.

Documents:

[PA-21-03 STAFF REPORT.PDF](#)

4.V. Crowne Partners, Inc., Zoning Map Amendment 21-14

A request by Crowne Partners, Inc. to rezone approximately 9.27 acres from the Residential Single Family – 40 (RS-40) District, within Guilford County's zoning jurisdiction, to a Conditional Zoning Residential Multifamily – 26 (CU RM-26) District. The site is located approximately 700 feet east of the intersection of W. Wendover Avenue and Piedmont Parkway, lying between W. Wendover Avenue and Hickory Grove Road (4816 & 4818 W. Wendover Avenue and 5953 & 5955 Hickory Grove Road.

Documents:

[ZA-21-14 STAFF REPORT.PDF](#)

5. New Business

5.I. High Point City Council, Determination Of Merit For Street Name Change

A request by the High Point City Council to consider the merits and to set a public hearing date for consideration of renaming two streets. To rename Montlieu Avenue from the N. Centennial Street intersection westward to N. Main Street, to East Qubein Avenue, and crossing that intersection and continuing westward so as to rename that portion of Sunset Avenue to N. Elm Street, to West Qubein Avenue.

Documents:

[DETERMINATION OF MERIT FOR STREET NAME CHANGE.PDF](#)

6. Director's Report

Documents:

7. Adjournment