

**RESOLUTION TO AMEND THE WAKE COUNTY UNIFIED
DEVELOPMENT ORDINANCE OA-03-25**

- WHEREAS, the Wake County Unified Development Ordinance guides the physical development of the County, and preserves and enhances the overall quality of life of residents, and establishes clear and efficient development review procedures; and
- WHEREAS, the proposed text amendment advances the purpose and objective of the Unified Development Ordinance by: 1) introducing three new development options as an alternate from the traditional development approach in the RA zoning district; 2) promotes more dense mixed-use development that creates a live, work, play environment in the center of the Triangle region while making RTP more attractive to the next generation of workers; 3) allows RTP to retain development plan review and approval for consistency with their covenants and restrictions; and 4) furthers the latest vision of RTP, RTP 3.0, while continuing their mission of business and scientific research and development, training, and production; and
- WHEREAS, in developing the proposed text amendment, the Research Triangle Foundation worked collaboratively with their tenants and owners, and Wake County Planning staff; and
- WHEREAS, the Research Triangle Foundation is working concurrently with Durham County on the same amendments to Durham County's development ordinance, and Durham County is expected to adopt the amendments later this year as part of its development ordinance update; and
- WHEREAS, it is the Foundation's desire, if possible, for the amendments to both counties' development ordinances to become effective at the same time; and
- WHEREAS, the effective date of this amendment by Wake County is hereby enacted as the earlier of (i) the forthcoming date of Durham County's adoption of similar amendments to its development ordinance, which date has yet to be determined, or (ii) May 1, 2026; and
- WHEREAS, the Planning staff recommends that the Board of Commissioners finds that the proposed text amendment is consistent with the Wake County Comprehensive Plan and Wake County Unified Development Ordinance and is reasonable and in the public interest and adopt the text amendment as presented; and

WHEREAS, on April 2, 2025, the Wake County Planning Board voted unanimously to recommend that the Board of Commissioners adopt the statement of consistency for Ordinance Amendment 03-25 as presented; and by separate motion, voted unanimously to recommended that the Board of Commissioners adopt Ordinance Amendment 03-25 as presented; and

WHEREAS, the Wake County Board of Commissioners held a duly-noticed public hearing on June 16, 2025 to consider amending the Unified Development Ordinance.

NOW, THEREFORE, BE IT ORDAINED BY THE WAKE COUNTY BOARD OF COMMISSIONERS THAT:

The proposed text amendment is hereby adopted, and will be enacted with an effective date as of the earlier of (i) the forthcoming date of Durham County's adoption of similar amendments to its development ordinance, which date has yet to be determined, or (ii) May 1, 2026, and the Unified Development Ordinance is hereby amended as shown in the attached OA-03-25 Ordinance Amendment Summary.

Adopted this 16th day of June 2025.

ATTEST:

BOARD OF COMMISSIONERS FOR
THE COUNTY OF WAKE

Yvonne C. Gilyard, Deputy Clerk

By: _____
Susan P. Evans, Chair

APPROVED AS TO FORM:

Scott Warren, County Attorney