



### City of Trinity Rezoning Request Application

The undersigned does hereby respectfully make application and request to the City of Trinity to amend the Zoning Ordinance and change the Official Zoning Map of the city as hereinafter requested, and in support of this application the following facts are shown:

**Zoning:** Current Zoning RA Requested Zoning M-2 CZ

Conditional Zoning: M-2 CZ requested

**Property Owner Information:**

Property Owner: Automotive Recovery Services, Inc.

Address: Two Westbrook Corporate Center, Suite 500

City: Westchester State: IL Zip: 60154

Phone: (home/work) c/o Colin R. McGrath, 919-783-2951 (cell) (same)

**Applicant Information** (note: must show proof as to legally representing property owner):

Applicant: Automotive Recovery Services, Inc., d/b/a Insurance Auto Auctions

Address: Two Westbrook Corporate Center, Suite 500

City: Westchester State: IL Zip: 60154

Phone: (home/work) c/o Colin R. McGrath, 919-783-2951 (cell) (same)

**Site Information:**

PIN # southern (RA-zoned) portion of 6798377698

Property Address: 6695 Auction Road, Archdale, NC 27263

Deed Book: 2822 Page: 1390

Area: approximately 26.95 ac

Are there any structures currently on the property to be rezoned?  yes  no

List structures: Storage building associated with existing auto sales/auto auction use

What is the current land use on the property to be rezoned (i.e. commercial, residential, farming, vacant etc.)? Existing auto sales/auto auction and vacant

What current land uses and zoning are adjacent to the property to be rezoned?

North: Zoning M-2 Land Use Auto sales/auto auction

South: Zoning M-2 Land Use Light Industrial

East: Zoning M-2 and RA Land Use Light Industrial, vacant, and residential

West: Zoning RA Land Use Residential

Conditions if requesting Conditional Zoning:

Setbacks and landscaping to be provided as shown on the attached site plan  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

If the property is rezoned, it is understood by all, that development must conform to the minimum requirements of the City of Trinity Zoning Ordinance and all other development ordinances of the City and of Randolph County.

**Deadline for rezoning applications is the first Monday of each month. Incomplete applications will be scheduled for hearing the following month. Fee: \$600.00**

**Staff Notes:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Automotive Recovery Services, Inc.

By: Andy Renton  
\_\_\_\_\_  
(name of applicant)  
Andy Renton, Senior Director, Real Estate

DocuSigned by:  
*Andy Renton*  
\_\_\_\_\_  
3E96AF81D85E49E  
(signature of applicant)

\_\_\_\_\_  
(signature of Zoning Administrator)

3/1/2024

\_\_\_\_\_  
(date)

**Office Use**

Date Received: \_\_\_\_\_

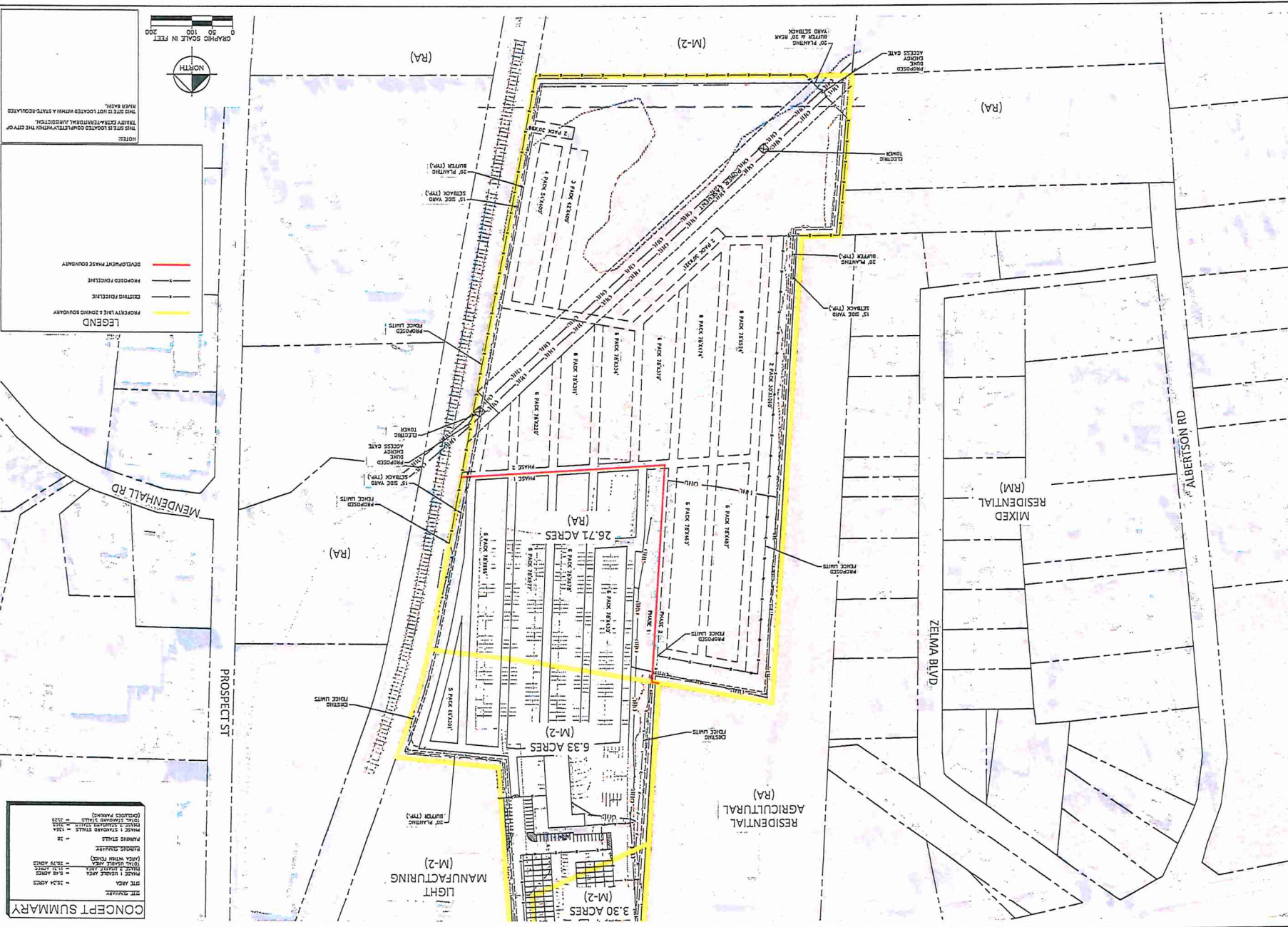
Fees Paid: \_\_\_\_\_

Staff Review: \_\_\_\_\_

Planning Board Review: \_\_\_\_\_

City Council Review: \_\_\_\_\_

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**CONCEPT SUMMARY**

Site Area	12.24 Acres
Phase 1 Standard Acre	11.11 Acres
Phase 2 Standard Acre	11.11 Acres
Phase 3 Standard Acre	11.11 Acres
Parking Stalls (Proposed Parking)	28
Drinking Fountains	1
Trash Enclosure	1
Storm Drainage	1

**LEGEND**

Property Line & Zoning Boundary	Yellow Line
Easement Easement	Black Line
Proposed Easement	Red Line
Development Phase Boundary	Blue Line

NOTES:  
 THIS SITE IS LOCATED COMPLETELY WITHIN THE CITY OF TRINITY, TEXAS, AND IS SUBJECT TO THE CITY OF TRINITY ZONING ORDINANCES AND REGULATIONS.  
 THIS SITE IS LOCATED WITHIN A STATE-REGULATED WATER BASIN.

GRAPHIC SCALE IN FEET  
 0 50 100 200

NORTH

**Kimley-Horn**  
 421 FORTITUDE DRIVE, SUITE 400, RICHMOND, TX 77401  
 PHONE: 818-477-2000 FAX: 818-477-2002  
 WWW.KIMLEY-HORN.COM

**PRELIMINARY**

VIA PROJECT 018594008  
 DATE 03/07/2024  
 SCALE AS SHOWN  
 DRAWN BY JMS  
 CHECKED BY JMS  
 CADDEN BY JMS

**IAA HIGH POINT**

**SITE PLAN EXHIBIT**

**EX-1 SHEET NUMBER**

NO.	REVISIONS	DATE	BY