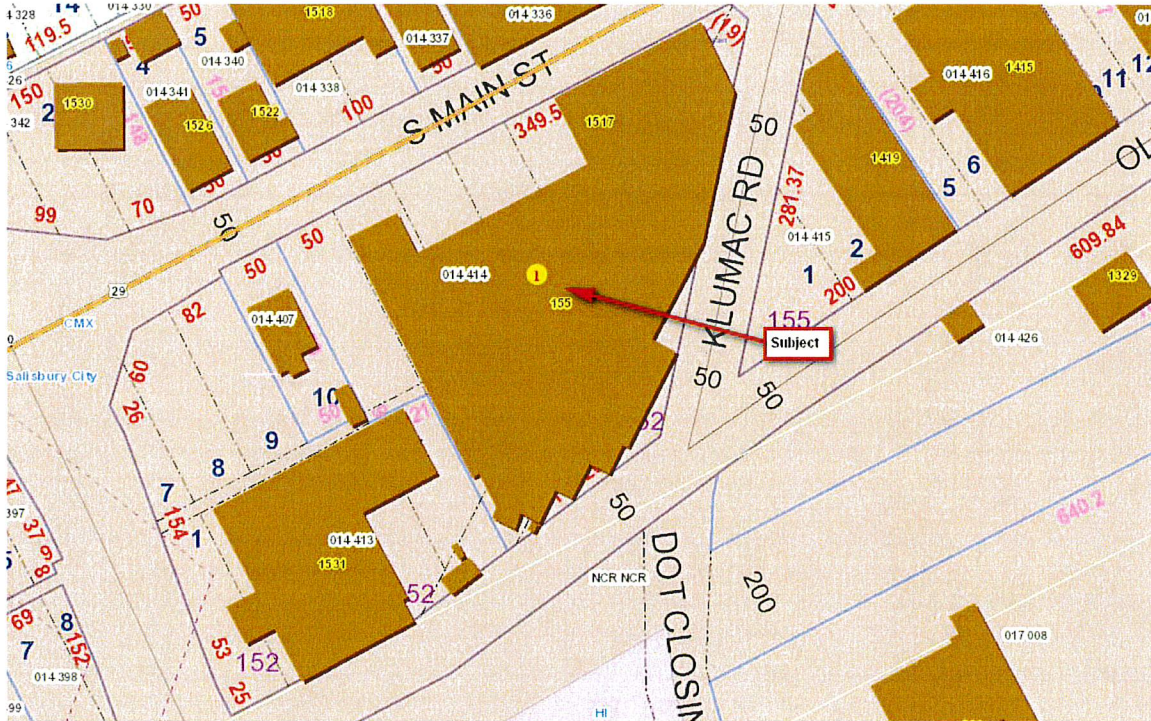


## ZONING/LAND USE CONTROL

The subject property is zoned **CMX (CORRIDOR MIXED-USE)** district under the Unified Development Ordinance for the City of Salisbury, NC as shown in the zoning map from the Rowan County GIS below:



The intent of the **CMX** district is enumerated below:

### **CMX: Corridor Mixed-Use**

The Corridor Mixed-Use District is coded to facilitate convenient access, minimize traffic congestion, and reduce the visual impact of auto-oriented uses along the City's major thoroughfares. Developments in this district should be traditionally detailed and encourage pedestrian use through connections to adjacent neighborhoods and the construction of vertically mixed-use buildings.

The **CMX** district allows a variety of residential, commercial, industrial, and institutional uses. The current use as a storage warehouse appears to conform to the list of allowable uses.