

**AN ORDINANCE ADOPTING AN AMENDMENT
TO THE
TOWN OF PITTSBORO ZONING ORDINANCE**

**(TOWN OF PITTSBORO FILE NO. ZTA-2015-01
AMENDMENT TO SECTION 10.4.3 B)**

WHEREAS, in accordance with the provisions of North Carolina General Statutes Section 160A-383 and Article X of the Town of Pittsboro Zoning Ordinance, the Board of Commissioners of the Town of Pittsboro has considered the proposal in Zoning Case No. ZTA-2015-01 to amend the text of Section 10.4.3 B of the Town of Pittsboro Zoning Ordinance to conform it to the wording in Section 160A-383 of the North Carolina General Statutes (the “Proposed Amendment”), the text of the Proposed Amendment being attached hereto as **Exhibit A** and incorporated by reference; and

WHEREAS, the Town of Pittsboro Planning Board has advised and commented to the Board of Commissioners regarding the Proposed Amendment by a “Written Consistency Statement And Recommendation” that the Proposed Amendment is consistent with the Town’s comprehensive plan, including the Land Use Plan, and other officially adopted and applicable Town plans and policies, and recommending that the Proposed Amendment be adopted; and

WHEREAS, as required by North Carolina General Statutes Section 160A-364 and Article X of the Town of Pittsboro Zoning Ordinance a public hearing on the Proposed Amendment was held on April 27, 2015, and the Board of Commissioners has duly considered the written and oral comments from the public hearing regarding the Proposed Amendment; and

WHEREAS, the Board of Commissioners has determined that the Proposed Amendment to the Zoning Ordinance advances the public health, safety, and welfare;

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE TOWN OF PITTSBORO as follows:

1. That prior to adopting the Proposed Amendment, the Board of Commissioners hereby approves and adds the statement attached hereto as **Exhibit B** and incorporated by reference.
2. That the text of the Town of Pittsboro Zoning Ordinance is amended to amend Section 10.4.3 B to read as described in **Exhibit A**.
3. That all ordinances and portions of ordinances in conflict herewith are hereby repealed.

Adopted this _____ day of May, 2015.

TOWN OF PITTSBORO

By: _____
Mayor

ATTEST:

Clerk

**EXHIBIT A
TEXT OF AMENDMENT
TO
SECTION 10.4.3 B
OF
TOWN OF PITTSBORO ZONING ORDINANCE**

10.4.3 Town Board Action

B. However, the Board of Commissioners need not await the recommendations of the Planning Board before taking action on a proposed amendment nor is the Board of Commissioners bound by any recommendations of the Planning Board that are before it at the time it takes action on a proposed amendment. When adopting or rejecting any zoning amendment, the Board of Commissioners shall also approve a statement describing whether its action is consistent with an adopted comprehensive plan and any other officially adopted plan that is applicable, and briefly explaining why the Board of Commissioners considers the action taken to be reasonable and in the public interest.

EXHIBIT B
STATEMENT
REGARDING AMENDMENT
TO
SECTION 10.4.3 B
OF
TOWN OF PITTSBORO ZONING ORDINANCE

An action taken by the Board of Commissioners to approve an amendment to the text of Section 10.4.3 B of the Town of Pittsboro Zoning Ordinance to conform it to the wording of Section 160A-383 is consistent with the adopted comprehensive plan, including the Land Use Plan, and other officially adopted and applicable Town plans, because such action and amendment does nothing to repeal, replace, modify, amend, or alter any such plan; nor is it contrary to, or in conflict with, any such plan. Such action and amendment to the Town of Pittsboro Zoning Ordinance are reasonable and in the public interest because of the foregoing reason and because the amendment will remove an inconsistency between the North Carolina General Statutes and the Town's Zoning Ordinance with respect to the time of adoption by the Board of Commissioners of a statement describing whether its action in adopting or rejecting an amendment to the Town's Zoning Ordinance is consistent with the Town's adopted comprehensive plan and any other officially adopted plan that is applicable, and briefly explaining why the Board of Commissioners considers the action taken to be reasonable and in the public interest.

