

AN ORDINANCE AMENDING THE ZONING ORDINANCE
OF THE TOWN OF PITTSBORO

WHEREAS, the Board of Commissioners of the Town of Pittsboro has considered the application of James and Susana Stewart to amend the zoning map of the Town of Pittsboro to rezone the property described on Exhibit A attached hereto and incorporated herein by reference from Highway Commercial, (C-2) to Office and Institutional (O&I), pursuant to the provisions of NCGS 160A-385 and Article X of the Town of Pittsboro Zoning Ordinance, and finds that the amendment is consistent with the Land Use Plan of the Town of Pittsboro: and

WHEREAS a Public Hearing were held on December 9, 2013 to solicit comments and concerns which were duly considered and acknowledged; and

WHEREAS, the Town Board of Commissioners makes the following findings and conclusions, that the Board has examined the application and associated public testimony to rezone the property described in Application RFZ-2013-03 and incorporated herein by reference and finds that;

1. That the Board has considered changes to this Ordinance after holding a public hearing on the proposed change and after receiving a recommendation from the Planning Board;
2. The proposed amendment and presented documentation, as submitted by the applicant, is consistent with the Land Use Plan of the Town of Pittsboro and other applicable adopted plans, policies and documents.
3. The proposed rezoning is a reasonable location for uses identified in the Office and Institutional and would be suitable for those uses permitted within the proposed District.
4. The proposed rezoning is reasonable considering the size and location of the tract and the potential impact to the surrounding community.
5. The proposed rezoning advances the public health, safety, and welfare of the Town.

BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE
TOWN OF PITTSBORO as follows:

1. That the property described on Exhibit A attached hereto and incorporated herein by reference and in Application REZ-2013-03 and incorporated herein by reference, as amended, be rezoned from C-2 to O&I.
2. That all ordinances and portions of ordinances in conflict here with are hereby repealed.

REZ-2013-03

Adopted this 13th day of January, 2014.

TOWN OF PITTSBORO

By: _____
Mayor

ATTEST:
_____ Clerk