2016-R-32

CITY OF CREEDMOOR

P.O. Box 765
111 Masonic Street
Creedmoor, NC 27522
WWW.CITYOFCREEDMOOR.ORG
(919) 528-3332

MAYOR
Darryl D. Moss

CITY MANAGER
Michael P. Bonfield

COMMISSIONERS
Ernie Anderson
Thomas C. Jackson
Del Mims
Herman B. Wilkerson
Archer Wilkins

RESOLUTION 2016-R-32

INITIAL SCHEDULING RESOLUTION FOR

ZTA-2016-04, OPEN SPACE PRESERVATION AMENDMENTS TO CDO ARTICLE 8: ZONING DISTRICTS and TABLE 8.1 PERMITTED USES

WHEREAS, the Planning and Community Development Department has realized a valid need to amend the text of the City of Creedmoor Development Ordinance in order to promote open space preservation, comply with recent Appellate Court rulings and to clarify ambiguous language or correct contextual errors; and

WHEREAS, the Planning staff has assigned the case number ZTA-2016-04; and

WHEREAS, ZTA-2016-04 proposes to amend the following articles of the Creedmoor Development Ordinance and various sections within:

ARTICLE 8: Zoning Districts

TABLE 8.1: Table of Permitted Uses

WHEREAS, Article 5 of the Creedmoor Development Ordinance (CDO) states precisely how amendments to the development ordinance should be processed; and according to §5.3 Amendment Process of the CDO, this request does not require compliance with design guidelines at this stage and therefore does not require a recommendation from the Creedmoor Technical Review Committee; and

WHEREAS, ZTA-2016-04 will require a recommendation and a Statement of Consistency with City Plan 2030 from the City of Creedmoor Planning Board; and

WHEREAS, any recommendation made by the Planning Board to the Board of Commissioners shall be in writing and shall include a statement describing whether the proposed amendment is consistent with the comprehensive plan that has been adopted by the City and any other officially adopted plan that is applicable. A comment by the Planning Board that a proposed amendment is inconsistent with the City's land use plan, comprehensive plan or any other adopted plan for the area affected shall not preclude

consideration of approval of the proposed amendment by the City Board of Commissioners; and

WHEREAS, the City of Creedmoor Board of Commissioners intends to act on this amendment request and provide a decision according to procedure in the shortest reasonable time.

NOW THEREFORE BE IT RESOLVED by the City of Creedmoor Board of Commissioners that they do hereby:

1) Recognize ZTA-2016-04 as a proposed zoning text amendment;
2) Direct the Planning Board of the City of Creedmoor to make a recommendation on said proposed amendment and adopt a Statement of Consistency;
3) Set the date of the public hearing on ZTA-2016-04 for Tuesday, December 6, 2016 at 5:30 PM in the Board of Commissioners Meeting Room at City Hall, 111 Masonic Street, Creedmoor, NC; and
4) Authorize the City Clerk to publish legal public notice of the public hearing in the Butner-Creedmoor News in the November 24 and December 1, 2016 editions; and
5) Require that the City Clerk certify to the Board of Commissioners that proper notice has been given.

Adopted this the 1st day of November, 2016

Darryl D. Moss, Mayor

ATTEST:

Kathleen J. McCorkle, City Clerk

CITY OF CREEDMOOR, N.C.
OFFICIAL SEAL
1905