

APPLICATION REVIEW PROCESS

BUNCOMBE COUNTY PLANNING DEPARTMENT



TEXT AMENDMENT

Changing the document text or content of the Buncombe County Zoning Ordinance.



MAP AMENDMENT

Changing the zoning of a piece of land from one zoning district to another district. (Rezoning)



SUBDIVISION OF LAND

Application to divide land for the purpose of selling lots or developing the land.



SUBDIVISION VARIANCE

Application to deviate from the dimensional requirements of the Subdivision Ordinance.



SPECIAL USE & ZONING VARIANCE

Application for a Special Use Permit, or to deviate from certain Zoning requirements.

Application submitted to Planning Department



STAFF RECOMMENDATIONS



Administrative Staff Review



STAFF RECOMMENDED CONDITIONS



Planning Board
(Legislative Hearing)

Board of Adjustment
(Quasi-Judicial Hearing)



Board of Commissioners



Notices mailed to adjacent properties



Notices mailed to properties within 1,000 feet



Zoning notice sign posted at application site



Notices posted in newspaper legal section



Notices and application documents posted online

LEGEND