

RESOLUTION OF PLANNING BOARD RECOMMENDATIONS TO THE BUNCOMBE COUNTY BOARD
OF COMMISSIONERS ON APPLICATION FOR PROPOSED ZONING MAP AMENDMENT

WHEREAS, the Zoning Administrator for Buncombe County has received an application from Phillip Warren requesting an amendment to The Zoning Map on the parcel identified as follows:

PIN 0629-57-7347, located at 15 Tupper Road, which is currently zoned Single Family Residential District R-1. The Applicant is requesting that the zoning designation be changed from Single Family Residential District R-1 to Public Service District PS; and

WHEREAS, the Zoning Administrator certified that notices of the meeting of the Buncombe County Planning Board at which this application was considered have been properly mailed to members of the Planning Board, the applicant(s), and all adjoining property owners at least ten (10) days prior to the meeting; public notice of the meeting has been properly published in a newspaper having general circulation in the County; and notice of the public hearing concerning this zoning map amendment has been prominently posted as required;

WHEREAS, pursuant N.C. Gen. Stat. §153A-344 and §78-719 of the Buncombe County Code of Ordinances, the Planning Board is charged with making a recommendation to the Board of Commissioners and to comment on whether the requested zoning change is consistent or inconsistent with the Comprehensive Land Use Plan; and

WHEREAS, the Planning Board has reviewed the application, has heard public comment, and consulted with planning staff, and, after careful review, has determined that it is in order to approve this application and make recommendation to the Board of Commissioners for Buncombe County that the application be approved.

Based on the facts as set forth above the Buncombe County Planning Board hereby finds and concludes as follows pertaining to the proposed amendment to the Zoning Map as set forth in the said application of Phillip Warren:

1. said zoning change is consistent with the Buncombe County Comprehensive Land Use Plan and as the Buncombe County Comprehensive Land Use Plan described the PS district as a "district that provides areas for clustering uses such as schools, parks, and other government services within residential concentrations" (Phase 4, Page 17);
2. that the proposed use as a drug rehabilitation facility is institutional in nature;
3. that the requested map amendment would allow for a variety of uses in the area; and

4. therefore said zoning change is reasonable and is in the public interest.

NOW, THEREFORE, BE IT RESOLVED that upon motion and second, the Buncombe County Planning Board hereby recommends as follows:

1. That the Board of Commissioners approve this application for a zoning change for PIN 0629-57-7347 from Single Family Residential District R-1 to Public Service District PS.

Adopted by a vote of 7 to 1.

This the 4th day of June, 2012.

BUNCOMBE COUNTY PLANNING BOARD

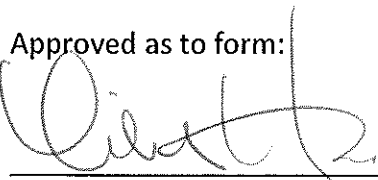
By: 
Bernie Kessel, Vice Chairman, Presiding

Consented to:

Planning Board Members:

Jim Young
Bernie Kessel
Joe Sechler
Josh Holmes
Bud Sales (absent)
Tom Alexander (absent)
Michelle Wood
Greg Phillips
Catherine Martin


Josh O'Conner, Zoning Administrator

Approved as to form:

Michael Frue, County Attorney