



## AGENDA ITEM COVERSHEET

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**PREPARED BY:** Miles Murphy, Senior Planner

**DEPARTMENT:** Planning

**MEETING:** Planning and Zoning – 13 MAY 2021

**SUBJECT:** Consider a Text Amendment to Chapter 36 Subdivisions and Chapter 40 Zoning to comply with State Statute 160D updates

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### **BACKGROUND:**

Due to recent updates at the State level, all counties and municipalities are required to overhaul various elements of their ordinances to comply with new State standards. The transition to the new standards in 160D did not make too many changes which will be noticed daily, but many of them are important required elements for Building and Zoning procedures. Staff also took the opportunity to streamline some elements of the ordinance which were previously confusing, out of order, or had other flaws.

The Town Attorney completed her initial review and staff has made her requested changes in preparation for Planning and Zoning review.

### **ACTION REQUESTED:**

Listen to staff presentation and vote on the required 160D ordinance update

Staff recommends approval of the Text Amendment

### **RECOMMENDED MOTION:**

Approval - whereas in accordance with the provisions of the NCGS, the Commission does hereby find and determine that the adoption of the following ordinance amendment to Chapter 36 Subdivisions and Chapter 40 Zoning is consistent with the goals and objectives of the adopted Land Use Plan and other long-range plans

Or - A statement approving the proposed amendment and declaring that this also amends the plan, along with an explanation of the change in conditions to meet the development needs of the community that were taken into account in the zoning amendment.

Denial - based on inconsistencies with the goals and objectives of the adopted Land Use Plan and/or other long-range planning documents.

