

**AN ORDINANCE AMENDING THE LANDIS DEVELOPMENT ORDINANCE
OF THE TOWN OF LANDIS, NORTH CAROLINA**

Ordinance #ZMA-2024-04-08-1

BE IT ORDAINED by the Mayor and Board of Aldermen of the Town of Landis, North Carolina that the Official Zoning Map of the Landis Development Ordinance be amended in accordance with Article 5 of G.S. 160D as follows:

Part 1. Consistency with Adopted Comprehensive Plan.

The Board of Aldermen finds that the zoning map amendment to the property of Atlantic American Properties, Inc., being the owner(s) of the certain land areas hereinafter described as a portion of Rowan County Tax Parcel 132-0130000002 and Connor Louise K Trustee, being the owner(s) of the certain land areas hereinafter described as Rowan County Tax Parcel 132 01303 together consisting of approximately 142.64 acres as illustrated in Attachment “A” attached hereto, establishing a zoning designation in accordance with G.S. 160D-604(a) of “Single Family Residential - 3” (SFR-3) is consistent with the Future Land Use Map as amended from time to time and originally appearing on page 19 of the Town’s Comprehensive Land Use Plan 2040 (the Plan), as required by G.S. 160D-605(a).

Part 2. Statement of Reasonableness.

This amendment is reasonable because the subject property allows for the growth and expansion of neighborhoods supporting the local economic base of the Town while improving access to quality open spaces and environmental amenities to improve the quality of life for Landis residents.

Part 3. Designation of Zoning Designation.

That portion of Rowan County Parcel ID 132-0130000002 together with Parcel 132 01303, as shown in Attachment “A” attached hereto shall be designated “Single Family Residential - 3” (SFR-3) on the Official Zoning Map.

Part 4. Effective Date.

This Ordinance shall be effective immediately upon its adoption.

Adopted this 8th day of April 2024.

s/ _____
Meredith Bare Smith, Mayor

s/ _____
Madison Stegall, Town Clerk

