

May 17, 2000

S 1289. MECKLENBURG ZONING. *TO MODIFY AND CLARIFY THE PERMITTED PROCESS TO BE USED BY MECKLENBURG COUNTY IN CONJUNCTION WITH CERTAIN ZONING PETITIONS AND PERMITS.* Blank bill.

Intro. by Clodfelter.

Ref. to Rules	MECKLENBURG
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June 7, 2000

S 1289. MECKLENBURG ZONING. Intro. 5/17/00. Senate committee substitute makes the following changes to 1st edition. Replaces blank bill with bill entitled TO PERMIT MECKLENBURG COUNTY TO ENGAGE IN CONDITIONAL ZONING. Authorizes county to create conditional zoning districts that do not require issuance of special or conditional use permits and allows each such conditional zoning district to have unique standards. Requires petition of owners to create such district. Requires site plan, specification of actual uses intended, and rules proposed for development as part of application. Requires consideration of comprehensive plan in making conditional zoning district decision. Requires community meeting prior to public hearing on conditional zoning petition and that summary of meeting (or efforts to arrange such a meeting) be presented to clerk of county board (but provides that adequacy of meeting or report are not subject to judicial review). Provides that process for adoption of conditional zoning districts, and judicial review of the same, is to be the same as for adoption of general zoning districts. Prohibits adoption of conditional zoning districts between general elections and organizational meeting for new county board if any person opposes the rezoning at the public hearing. Applies only to petitions pending or filed after April 17, 2000 and before August 31, 2001.

June 12, 2000

S 1289. MECKLENBURG ZONING. Intro. 5/17/00. Senate amendment makes the following changes to 2nd edition. Makes technical changes only.