

TOWN MANAGER
Jon Barlow

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Town of Selma

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Eric W. Sellers
Tommy Holmes
William E. Overby

TOWN ATTORNEY
Alan B. "Chip" Hewett

Planning & Economic Development Department

Submit Application: 100 N. Raiford Street, Selma NC 27576
Contact: (919) 965-9841, Ext.1006

Fees Effective July 1, 2014

Method of Payment: CASH ____ CHECK ____ Amount: \$ _____ RZ/MAP # _____
For office use only:

APPLICATION FOR: REZONINGS • COMPREHENSIVE LAND USE PLAN (MAP) AMENDMENTS

Check all that apply:

REZONING FEES:

Rezoning:

- \$300.00 – Rezoning (Less than 3 acres)
- \$500.00 – Rezoning (3 - 6 acres)
- \$1000.00 (+15/acre) – Rezoning (6+acres)
- Comprehensive Land Use Plan/Map Amendment - _____ Yes; _____ No

Part 1 - Applicant Information:

Applicant (see part 7, note to property owners)	Applicant's Contact Person
Name	Name
Firm	Firm
Address	Address
City, State, Zip	City, State, Zip
Phone (area code)	Phone (area code)
E-mail	E-mail

Part 2 - Parcel & Owner Information:			
Property Owner(s)	County Parcel Number(s)	Tag #'s	Area Calculated Acres
Name Address City, State, Zip			
Total Acres			

Part 3 – Location:	
General Location/Address Of Property:	
Extra-Territorial Jurisdiction (ETJ):	<input type="checkbox"/> Yes <input type="checkbox"/> No
Associated Annexation:	<input type="checkbox"/> Yes <input type="checkbox"/> No

Part 4 – Zoning:	
Base Zoning District(s)	
Current Zoning:	Proposed Zoning:
Overlay Zoning District(s) if applicable:	
Zoning Condition(s)	
Existing zoning conditions (If applicable)	Proposed zoning conditions (If applicable)

Part 5 – Comprehensive Land Use Plan Designation and Land Use Plan/Map Amendment Request:

Is the proposal consistent with the adopted comprehensive land use plan? *If no specific conditions, please provide summary of request.*

Yes No (if **no**, complete part 6, section B)

Adopted Comprehensive Land Use Plan Designation: _____

Proposed Comprehensive Land Use Plan Designation _____

Part 6 A

A. Applicant's Justification Statement for Rezoning:

How is the proposed request reasonable? In explaining how it is reasonable, please address the following questions:

1. Any issues with the tract, in relation to physical characteristics of site (e.g., size, shape, resource areas, topography)? Describe.
 2. How is the request compatible with the comprehensive plan?
 3. What are the benefits and detriments of the proposed rezoning to the owner, neighbors and the community?
 4. How are all the allowable uses with the proposed rezoning compatible with, or how do they relate to, the uses currently present on adjacent tracts?
 5. Is the rezoning being requested to correct a zoning district mapping error?
 6. Describe how the requested rezoning is warranted due to changes in conditions, forecasts, or assumptions since the adoption of the current Zoning Map?
 7. Describe how the requested rezoning is achieve the purposes of the comprehensive plan.
-

Part 6 B (Fill out only if Comprehensive Land Use Plan/Map Amendment is needed)

B. Applicant's Justification Statement for Land Use Plan/Future Land Use Map Amendment:

How is the proposed request reasonable? In explaining how it is reasonable, please address the following, if applicable:

1. Describe how the requested amendment is warranted due to changes in conditions, forecasts, or assumptions since the original Land Use Plan recommendations were developed?
2. Describe how the requested amendment is warranted due to new issues, needs, or opportunities that have arisen in this geographic area since the original Land Use Plan recommendations were developed?
3. Describe how the requested amendment is warranted due to changes in Town policies, objectives, or standards since the I Land Use Plan recommendations were developed?
4. Describe how the requested amendment is warranted due to errors or omissions in the current Land Use Plan?

Part 7 – SIGNATURE SHEET

Property Owner(s)	County Parcel Number(s) (10 digit)	Real Estate ID(s)
Name Street Address City, State, Zip		
Name Street Address City, State, Zip		
Name Street Address City, State, Zip		

Note to Property Owners - - Disclosure Statement

When the owner of land is not an individual, then the application shall include a disclosure statement that indicates the type of entity involved, and the name and address of each person who holds interest in the business entity.

Does this application require this disclosure statement? _____ Yes _____ No

The undersigned states the information submitted to the Town of Selma’s Planning & Economic Development Department is true and correct. If this is a special use district request, the undersigned states that the conditions offered are voluntarily offered by all owners of said property.

Signature(s) Of Applicant/Owner(s)

Print Name(s)

Date

_____ COUNTY, NORTH CAROLINA

SWORN TO AND SUBSCRIBED before me this _____ day of _____, 20____

(Official Seal)

My Commission Expires: _____

Authorized Agent Documentation:

When an authorized agent files an application on behalf of a property owner, the **agent** shall provide the Town with **notarized** documentation that the owner of the property has authorized the filing of the application and that the agent has permission to represent them through the public hearing process.

An authorized agent is defined as:

- The property owner of record; or
- An agent of said property owner (power of attorney to represent and bind the property owner submitted with the application); or
- Contract purchaser (a copy of a fully executed sales contract must be submitted with the application containing a clause or clauses allowing an application to be filed).

I/We, _____, the fee simple owner(s) of the following described property:

Owner Name(s)

PIN, TAG # Number or Legal Description _____

Hereby petition the Town of Selma to amend the (circle one or more): Zoning Atlas Map, Land Use Plan/Future Land Use Map or other: _____

I certify that I have examined the application and that all statements submitted are true and accurate to the best of my knowledge. Further, I understand that this application, attachments and fees become part of the Official Records of the Town of Selma, North Carolina and are not returnable.

Owners' Signature

Date

_____ COUNTY, NORTH CAROLINA

SWORN TO AND SUBSCRIBED before me this _____ day of _____, 20_____

(Official Seal)

Signature of Notary Public

My Commission Expires: _____