



ZPH2021-00011 Brown Zoning Map Amendment

Presented by

Nathan Pennington, CFM

Planning & Development Department



Hearing Notification

- ✓ CASE NUMBER: ZPH2021-00011
- ✓ Notice in Asheville Citizen Times legal ad: 03/24/2021
- ✓ Notice mailed to owners within 1,000 ft: 03/24/2021
- ✓ Physical posting: 03/24/2021
- ✓ Notice on BC Website: 3/24/2021
- ✓ Public Hearing: 04/05/2021 (review) 04/19/2021 (vote)

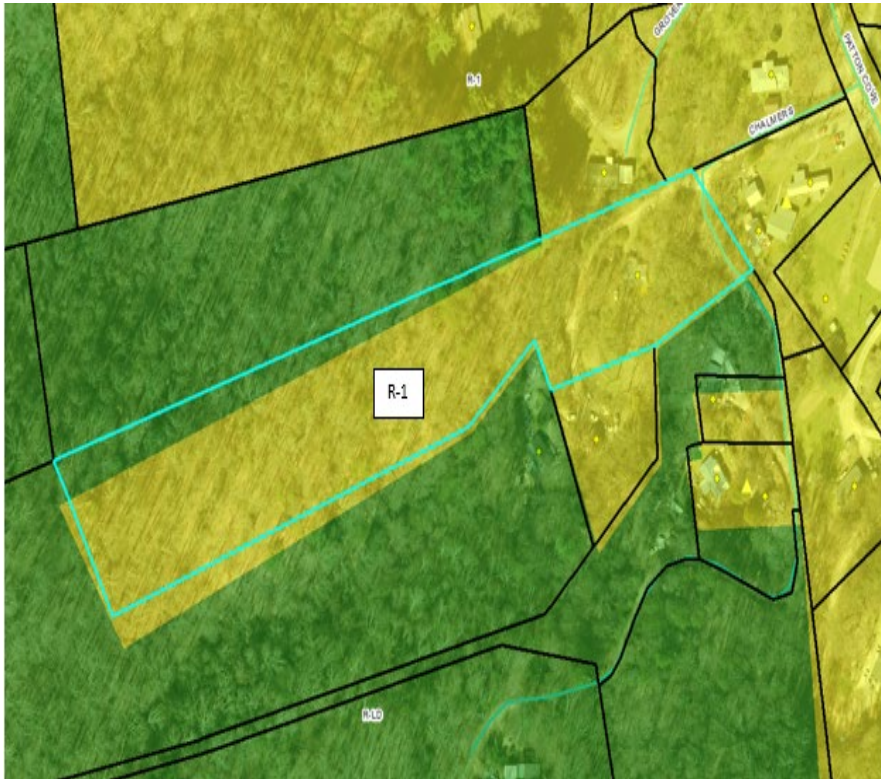


Applicant Information

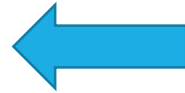
- ✓ Applicant: Angela Kent
- ✓ Owner(s): Gregory Brown
- ✓ Address(es): 9 Chalmers Way - Swannanoa



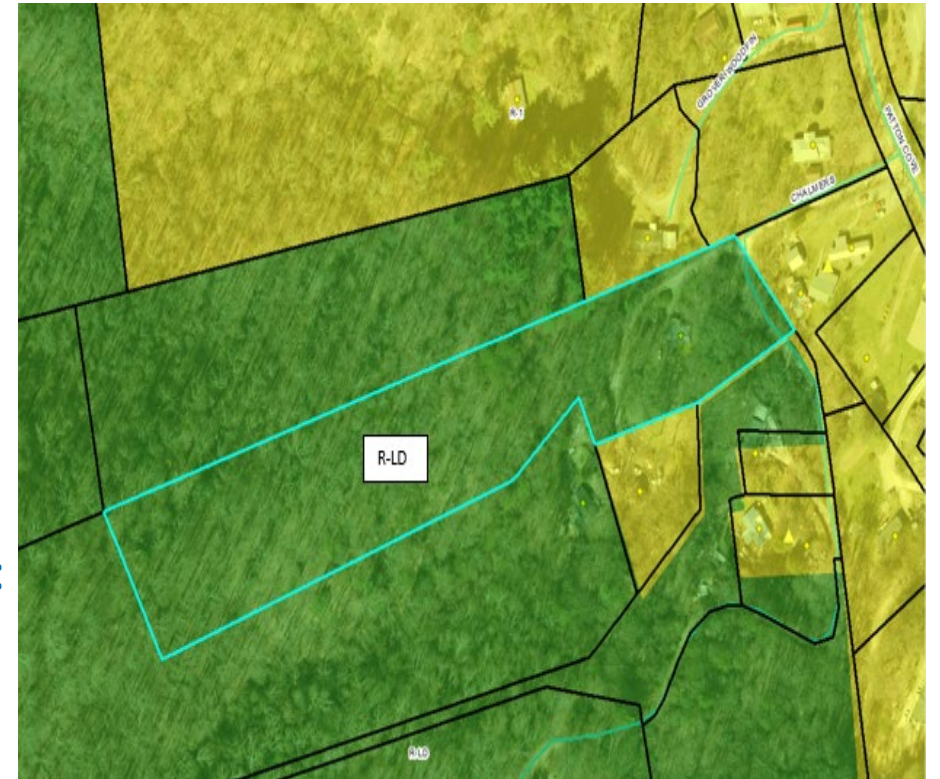
Rezoning Information



Current Zoning:
R-1

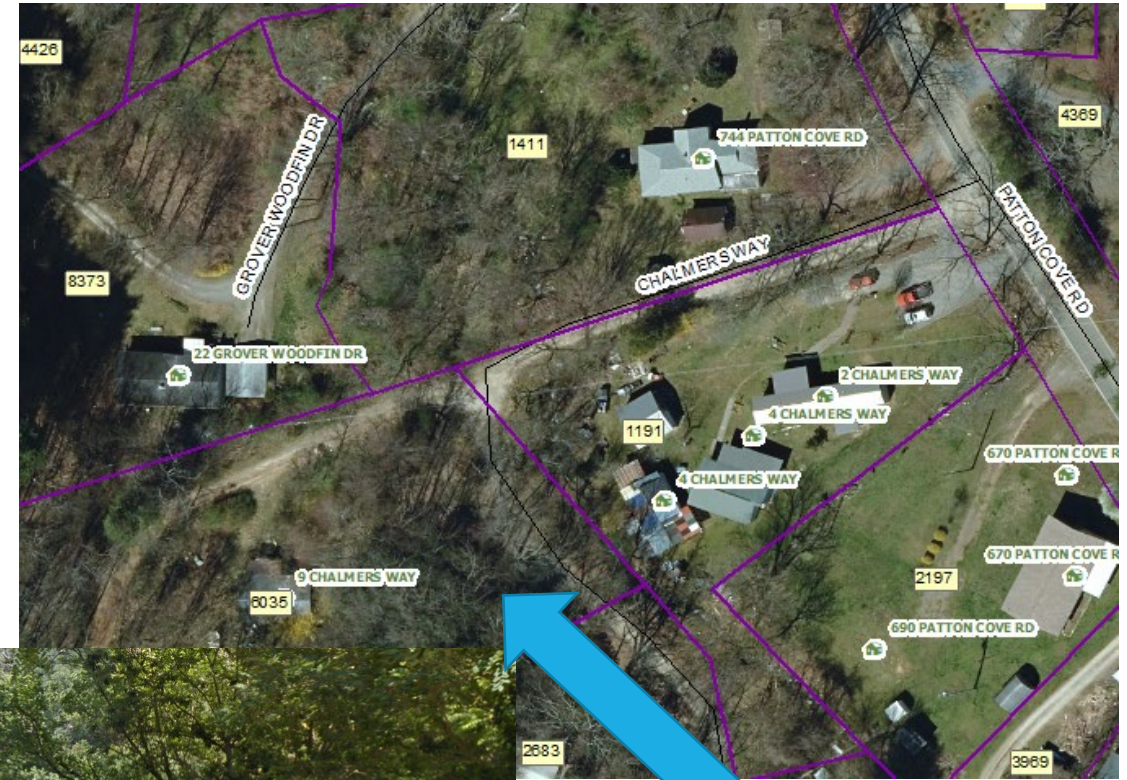


Proposed Zoning:
R-LD

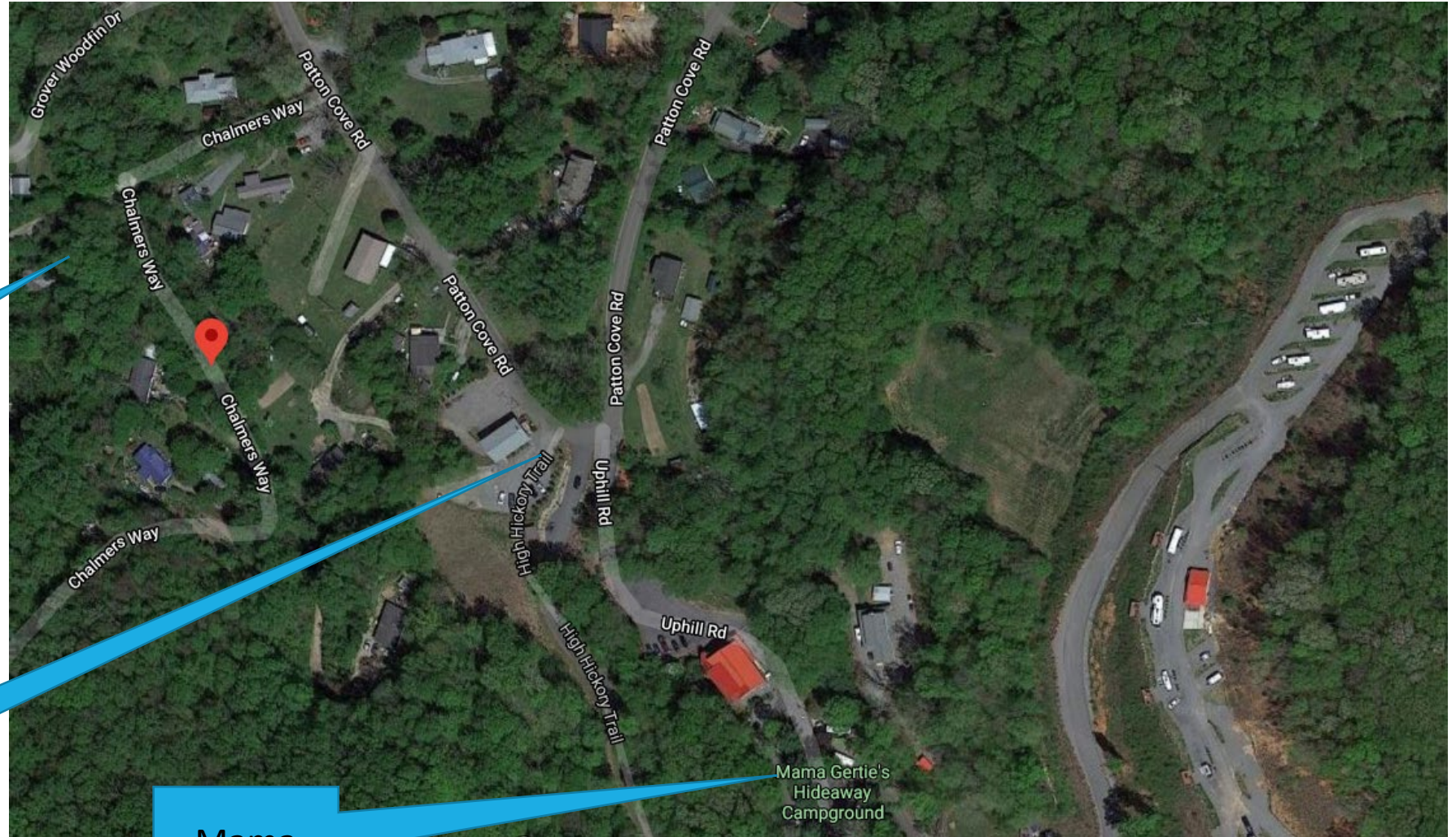


Property Information

- ✓ 4.59 acres
- ✓ Current Use: vacant, previous manufactured home demolished
- ✓ **Served by well and septic**



Surrounding Development Pattern in the Immediate Area



Subject Property

High Hickory

Mama Gertie's



Compliance With Adopted Plans

- Further alignment with the Comprehensive Plan related to the need to accommodate HUD labeled manufacture homes is discussed on page 67 of the plan. Expanding existing land use policies and regulations to adjust for changes in land use patterns and demands is another important objective which is discussed at length throughout the plan.
- Under the foundational focus area of Equity in the Buncombe County Strategic Plan 2020-2025, the goal of ensuring that policies and practices to eliminate barriers to allow for equitable opportunity is discussed on page 31 of the plan.



Staff Recommendation

Approve



Action by the Planning Board

- PB found the map request to be consistent with the comprehensive plan and the strategic plan.
- PB unanimously recommended approval of the rezoning request and instructed the Planning Director to forward the recommendation to the BOC.

