

TOWN OF BLACK MOUNTAIN BOARD OF ALDERMEN
REQUEST FOR BOARD ACTION
Meeting Date: June 14, 2010

SUBJECT: Call for a Public Hearing to consider application to amend the zoning map from Traditional Residential (4 residential units/acre) to Light Industrial (8 units/acre) for the following lots (from east to west):

1. 410 Blue Ridge Road, PIN 0609-91-8520-00000 (also known as Bud Halls Automotive)
2. 410 Blue Ridge Road, PIN 0609-91-6453-00000 (also known as Bud Halls Automotive)
3. 410 Blue Ridge Road, PIN 0609-91-5276-00000 (also known as Bud Halls Automotive)
4. 412 Blue Ridge Road. PIN 0609-91-5417-00000 (also known as Bud Halls Automotive)
5. 414 Blue Ridge Road PIN 0609-91-4501-00000 (residence)
6. Empty Lot, PIN 0609-91-2458-00000 (pasture)
7. Empty Lot, PIN 0609-91-1563-00000 (pasture)
8. 498 Blue Ridge Road, PIN 0609-81-9567-00000 (stables and riding ring)
9. 500 Blue Ridge Road, PIN 0609-81-7394-00000 (residence)

AGENDA INFORMATION

Agenda Location: Consent Agenda
Item Number: 5-D
Department: Planning & Development Services
Contact: Elizabeth Teague, Planning & Development Services Director
Presenter: Marcy Onieal, Town Manager

BRIEF SUMMARY: This request came before the Planning Board at their March 22nd regular meeting and was **not supported** by a vote of 5 to 1. However the applicant would like to proceed with a public hearing and his request to the Aldermen for their consideration of the proposed change. The Planning Board minutes reflect discussion that the area surrounding these nine lots is predominantly residential and that the uses allowed in the light industrial district would change the residential character of this area. It was also noted that the applicant has been a valued commercial business within the area and was present at this location prior to Town annexation and zoning, as well as much of the residential development which now surrounds these businesses.

RECOMMENDED MOTION AND REQUESTED ACTIONS: To call for a public hearing on a map amendment to rezone designated properties from TR-4 to LI-8, to be held on Monday,

July 12, 2010 at 6:00 p.m., or as soon thereafter as possible, in the Meeting Room of the Town Hall located at 160 Midland Avenue.

FUNDING SOURCE: N/A

ATTACHMENTS: Rezoning Application and Map

MANAGER'S COMMENTS AND RECOMMENDATIONS: This action is a call for a public hearing only, and if approved, Town staff will provide notice to adjacent property owners and the public in accordance with State Statutes.