

GENERAL ASSEMBLY OF NORTH CAROLINA
1985 SESSION

CHAPTER 595
SENATE BILL 469

AN ACT TO REQUIRE THAT ZONING PROCEDURES INCLUDE A NOTICE
REQUIREMENT.

The General Assembly of North Carolina enacts:

Section 1. G.S. 153A-343 is amended by adding a new sentence to read:

"The procedures adopted pursuant to this section shall provide that whenever there is a zoning classification action involving a parcel of land, the owner of that parcel of land as shown on the county tax listing, and the owners of all parcels of land abutting that parcel of land as shown on the county tax listing, shall be mailed a notice of the proposed classification by first class mail at the last addresses listed for such owners on the county tax abstracts. The person or persons mailing such notices shall certify to the Board of Commissioners that fact, and such certificate shall be deemed conclusive in the absence of fraud."

Sec. 2. G.S. 160A-384 is amended by adding a new sentence to read:

"The procedures adopted pursuant to this section shall provide that whenever there is a zoning classification action involving a parcel of land, the owner of that parcel of land as shown on the county tax listing, and the owners of all parcels of land abutting that parcel of land as shown on the county tax listing, shall be mailed a notice of the proposed classification by first class mail at the last addresses listed for such owners on the county tax abstracts. The person or persons mailing such notices shall certify to the City Council that fact, and such certificate shall be deemed conclusive in the absence of fraud."

Sec. 3. This act shall become effective October 1, 1985 and shall apply only when tax maps are available for the areas to be zoned.

In the General Assembly read three times and ratified, this the 4th day of July, 1985.