



ZONING MAP AMENDMENT (REZONING) **PROTEST PETITION INSTRUCTIONS**

North Carolina zoning law [G.S. 160A-385(a)] authorizes the use of a protest petition where property owners are opposed to a requested change of zoning district that involves either their own property or nearby property. The protest petition must be submitted to the Town Council prior to the public hearing on the requested change. In absence of evidence to the contrary, the Town may rely on the county tax listing to determine the owners of potentially qualifying areas. If it is determined to be a valid protest petition a three-fourths majority vote (or 4 Council members) shall be required to approve the rezoning change. However, vacant positions on Town Council or Council members that excuse themselves from voting are not considered in determining votes needed for the three-fourths majority.

A protest petition is considered valid if:

- 1) It is submitted on a form furnished by the Planning Department (attached);
- 2) It is properly completed. The first signature block on the form should be completed by a property owner willing to serve as the person to contact regarding the petition. Please be sure that full signatures and street addresses are provided, and that names are legibly printed on the line next to each signature. If the printed name is not legible, the signature will not be counted. The second page of the form (additional signature sheet) may be reproduced as often as necessary for additional signatures. All owners, as listed on the property deed, are required to sign the petition in order for the property to be counted in opposition. (Example: If a property is jointly owned by husband and wife, both must sign the petition, or the property will not be counted in determining the validity of the protest petition.)
- 3) It is received in a timely manner. The validation process is performed by the Planning Department and certified by the Town Clerk. The protest petition must be received in time to allow at least two (2) normal working days (excluding Saturdays, Sundays, and legal holidays) to determine its sufficiency and accuracy.
- 4) It contains signatures necessary for validation. Although others may sign the petition, a valid protest petition must be signed by:
 - The property owner(s) of at least 20% of the land area associated with the proposed zoning site; OR
 - The property owner(s) of at least 5% of the land area within 100 feet of the zoning site. A street right-of-way shall not be considered in computing the 100-foot buffer area as long as that street right-of-way is 100 feet wide or less. If only a portion of a larger parcel is proposed to be rezoned, the above noted 100-foot buffer area shall be measured from the property line of that entire parcel, not just the area proposed to be rezoned.
- 5) A protest petition does not apply with regard to any zoning map amendment that initially zones property added to the City's jurisdiction as a result of annexation, nor does it apply to Conditional Use permit cases.

OFFICE USE ONLY

Date submitted: _____ Verified by: _____



PROTEST PETITION

Rezoning Case #: _____ Applicant/Owner: _____

Location: _____

Request to rezone from: _____ To: _____

TO THE TOWN COUNCIL OF THE TOWN OF LA GRANGE:

We, the undersigned property owners, stand in opposition to the above noted zoning map amendment (rezoning) request:

PETITION CONTACT PERSON

Name (print): _____

Name (signature): _____

Address: _____

Phone: _____

Contact person please return Protest Petition to:

**Town of La Grange Planning and Inspection Department
203 S. Center Street
PO Box 368
La Grange, NC 28551**

Name (print): _____

Name (signature): _____

Address: _____

Name (print): _____

Name (signature): _____

Address: _____

OFFICE USE ONLY

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PROTEST PETITION ADDITIONAL SIGNATURE SHEET

Name (print): _____

Name (signature): _____

Address: _____

Name (print): _____

Name (signature): _____

Address: _____

Name (print): _____

Name (signature): _____

Address: _____

Name (print): _____

Name (signature): _____

Address: _____

Name (print): _____

Name (signature): _____

Address: _____

Name (print): _____

Name (signature): _____

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