

Zoning Amendment Submittal

Submittal Items

Please included the following:

- Land Use Application
- For zoning map amendments, submit 2 sets of accurate map and legal description of the subject property
- For development regulation amendments (text), identify each chapter, section, paragraph, sentence and word subject to the amendment request and provide the exact text changes which are being proposed.
- Verified statement that property affected is in the exclusive ownership of the applicant or has consent of all owners
- Intake fee: \$500
- Deposit: \$2000

The applicant shall be responsible for the actual cost incurred by the City in processing the application. The total fee shall be reduced by the amount of the deposit. The applicant shall remit to the City the amount exceed by the deposit. If the deposit fee exceeds the City's actual costs, the balance shall be refunded.



THE CITY OF FIRCREST

Planning and Building
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For map and/or text amendments:

How is the proposed amendment consistent with the goals, objectives and policies of the comprehensive plan:

How will the proposed amendment promote, rather than detract from, the public health, safety, morals and general welfare:

What change of conditions has occurred within the neighborhood or community since adoption of the comprehensive plan, this title, and amendments thereto, to warrant a determination that the proposed amendment is in the public interest:

How is the proposed zoning compatible with the uses and zoning of surrounding property (required only for zoning map amendments):

How is the property suited for the uses allowed in the proposed zoning classification (required only for zoning map amendments).

For map amendments

Existing Zoning Classification: _____

Proposed Zoning Classification: _____

Site Area (sq. ft. or acres): _____

Parcel Number(s): _____

Zoning of Adjacent parcels: _____

Chapter 22.78

AMENDMENTS TO ZONING MAP AND DEVELOPMENT REGULATIONS

This title and the official zoning map may be amended whenever required by public necessity, convenience or welfare. The intent of this chapter is to establish authority and procedure for such amendments.

Types of amendments:

- A zoning map amendment is classified as a Type III-B application.
- An area-wide zoning map amendment and a development regulation amendment are classified as Type V (legislative) applications.
- The processing procedures for these applications are described in Chapters [22.05](#), [22.06](#), [22.07](#), [22.08](#), [22.09](#) and [22.10](#) FMC.

Criteria for amendment approval.

Before the planning commission may recommend approval of an amendment request, and before the city council may approve the amendment, each review authority shall adopt written findings showing that the following criteria are met by the proposal:

- a. The proposed amendment is consistent with the goals, objectives and policies of the comprehensive plan.
- b. The proposed amendment will promote, rather than detract from, the public health, safety, morals and general welfare.
- c. The proposed zoning is compatible with the uses and zoning of surrounding property (required only for zoning map amendments).
- d. The property is suited for the uses allowed in the proposed zoning classification (required only for zoning map amendments).
- e. A change of conditions has occurred within the neighborhood or community since adoption of the comprehensive plan, this title, and amendments thereto, to warrant a determination that the proposed amendment is in the public interest (required only for zoning map amendments and amendments to this title which require a comprehensive plan amendment to ensure consistency under subsection (a. of this section).
- f. Except for the extension of existing district boundaries, no change in any use district, classification or official zoning map shall be considered if it contains less than one acre, excluding public streets or alley rights-of-way.

This is a summary of the process. For complete the complete code, please see FMC Chapter 22.78.