

TOWN OF CARRBORO



CONDITIONAL USE PERMIT WORKSHEET FOR TALLER BUILDINGS IN COMMERCIAL DISTRICTS

I. COMPLETENESS OF APPLICATION

- ☐ The application is complete
☐ The application is incomplete

II. COMPLIANCE WITH SPECIFIC ORDINANCE REQUIREMENTS

- ☐ The application complies with all applicable specific requirements of the Land Use Ordinance
☐ The application is not in compliance with the following specific requirements of the Land Use ordinance for the reasons stated below:

III. CONSIDERATION OF GENERAL REQUIREMENTS WITH RESPECT TO WHICH THE APPLICANT HAS THE BURDEN OF PROOF

- A. ☐ The Board finds that the proposed use will not substantially injure the value of adjoining or abutting property.
☐ The Board cannot find that the proposed use will not substantially injure the value of adjoining or abutting property, or finds that the proposed use will substantially injure the value of adjoining or abutting property, for the following reasons:

- B. ☐ The Board finds that the proposed use will be in harmony with the area in which it is to be located.
☐ The Board finds that the proposed use will not be in harmony with the area in which it is to be located, for the following reasons:

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- C. ☐ The Board finds that the proposed use will be in general conformity with the Land Use Plan, Thoroughfare Plan, and other plans officially adopted by the Board.
☐ The Board finds that the proposed use will not be in general conformity with the Land Use Plan, Thoroughfare Plan, and other plans officially adopted by the Board, for the following reasons:
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IV. CONSIDERATION OF PROPOSED CONDITIONS

*(*Note: Please clarify for staff, where applicable, whether any discussion points are to be included as Permit Conditions. Informal agreements or understandings are not necessarily binding.*)*

If the application is granted, the permit shall be issued subject to the following conditions:

1. The applicant shall complete the development strictly in accordance with the plans submitted to and approved by this Board, a copy of which is filed in the Carrboro Town Hall. Any deviations from or changes in these plans must be submitted to the Development Review Administrator in writing and specific written approval obtained as provided in Section 15-64 of the Land Use Ordinance.
2. If any of the conditions affixed hereto or any part thereof shall be held invalid or void, then this permit shall be void and of no effect.

V. GRANTING THE APPLICATION

- ☐ The application is granted, subject to the conditions agreed upon under Section IV of this worksheet.

VI. DENYING THE APPLICATION

- ☐ The application is denied because it is incomplete for the reasons set forth above in Section 1.
- ☐ The application is denied because it fails to comply with the specific Ordinance requirements set forth above in Section II.
- ☐ The application is denied because the Board has not made a finding favorable to the applicant on one or more of the general requirements set forth above in Section III.
- ☐ The application is denied because, if completed as proposed, the development more probably than not will materially endanger the public health or safety for the following reasons:
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