An Ordinance Amending the Official Burke County Zoning Map
ZMA 2026-03

Be it ordained that the Official Burke County Zoning Map is hereby amended as follows:

A single parcel totaling 0.4 acres located at 1458 US 70 W, Morganton, NC 28655, and identified by PIN: 1762641557 shall be rezoned from Residential Two (R-2) to General Business (G-B).

Consistency Statement

The Board of Commissioners finds that Ordinance No. 2026-08 related to ZMA 2026-03, a 0.4-acre parcel at 1458 US 70 W, is reasonable and in the public's interest.

Although inconsistent with the 2022-2030 Blueprint Burke Future Land Use Map designation of Residential Infill, the amendment aligns with comprehensive plan goals to foster economic development along established highway corridors with utility and state-maintained road access. Therefore, the Future Land Use Map is hereby amended to designate the parcel as General Business.

Adopted this 20th day of July 2026.

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Randy Burns, Chair Pro Tempore
Burke County Board of Commissioners

Attest:

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Morgan Buchanan
Clerk to the Board of Commissioners