

## Chapter 17.10

### AMENDMENTS

#### Sections:

- 17.10.010 Initiation.
- 17.10.020 Commission hearing.
- 17.10.030 Report of commission findings.
- 17.10.040 Board hearing.
- 17.10.050 Reconsideration time limit.

17.10.010 Initiation. This article may be amended by changing the boundaries of districts or by changing any other provision thereof whenever the public necessity and convenience and the general welfare require the amendment by following the procedure of this section. The amendment may be initiated by:

- A. The verified petition of one or more owners of property affected by the proposed amendment, which petition shall be filed with the planning commission and shall be accompanied by a fee established by resolution of the board of supervisors, no part of which shall be returnable to the petitioner;
- B. Resolution of intention of the board of supervisors;
- C. Resolution of intention of the planning commission. (Prior code §9470(a))

17.10.020 Commission hearing. Following the filing of a verified petition as provided for in subsection A of Section 17.10.010, the executive secretary of the planning commission shall designate the time and place of the public hearing on the petition as may be required by law, and shall give notice of the hearing as required by law. The failure of any property owner to receive such notice shall not invalidate the proceedings. (Ord. 3806 §13, 1988: prior code §9470(b))

17.10.030 Report of commission findings. Following the hearings set forth in Section 17.10.020 the planning commission shall make a report of its findings and recommendations with respect to the proposed amendment and shall file with the board of supervisors an attested copy of the report. (Ord. 3806 §14, 1988: prior code §9470(c))

17.10.040 Board hearing.

- A. Upon receipt of the report from the planning commission, the clerk of the board of supervisors shall set the matter for public hearing after notice thereof and of the proposed amendment, given as provided by law, and in addition thereto shall give notice of the time and place of the hearing by mail to all property owners within five hundred feet of the property proposed to be rezoned. The notice shall state the location and present zoning of the property and the nature of the proposed amendment. The notice shall be mailed at least ten days prior to the date of the hearing. The failure of any property owner to receive the notice shall not invalidate the proceedings.

After the conclusion of the hearing, the board of supervisors may adopt the amendment or any part thereof as approved by the planning commission or take any other action it deems appropriate and consistent with the general plan. (Ord. 3806 §15, 1988: prior code §9470(d))

17.10.050 Reconsideration time limit. No petition for amendment to zone boundaries shall be reconsidered and no new application shall be considered by the planning commission which has been previously considered by the planning commission or board of supervisors within one year of the date of final decision. This requirement may be waived by the planning director when the director finds that there has been a substantial change in circumstances under consideration in the original petition. (Ord. 3806 §16, 1988: prior code §9470(e))