



Mayor & Council
Tracy Torres, Mayor
Michael Schock, Vice Mayor
Vicki Rhodes, Councilwoman
Daniel Woodall, Councilman
Mark Girty, Councilman



TOWN OF CAMDEN
ORDINANCE #2021-O-03

Planning Commission; Expiration of Site Plan Approval

WHEREAS, the Town Council finds that there is a need to create the “Planning Commission; Expiration of Site Plan Approval” ordinance.

Synopsis: This ordinance provides the framework on the topic of the Planning Commission’s site plan review approval’s expiration.

Effective October 4th, 2021, Town of Camden Ordinance #2021-O-03 will read;

Expiration of Planning Commission Approval

1. Site development plan approval shall expire on the last day of the 24th month after the date of final or conditional approval of the planning commission if construction of the work authorized or use permitted has not started or unless an extension of time is applied for by the applicant and granted by the planning commission. Approval shall also expire if the construction of work authorized has stopped for a period of one year unless an extension of time is applied for and granted by the planning commission.
2. Request for extension of approval shall be made no later than 30 days prior to the final approval expiration date. Upon receipt of such request, the matter shall be considered at the next regularly scheduled meeting of the planning commission.
3. In considering a request for an extension of approval, the planning commission shall consider, but not be limited to, the following:



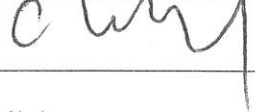
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- a. Whether the project has been delayed for reasons beyond the control of the applicant, excluding economic or financial reasons.
 - b. Whether the applicant has made substantial progress toward obtaining final approvals.
 - c. Whether there have been any significant changes in the surrounding neighborhood.
 - d. Whether there have been any related amendments to the zoning map or text, or the comprehensive plan, or if any waivers or variances have been granted.
4. Requests for extensions shall be submitted in writing to the planning office.
 5. Under no circumstances shall the planning commission grant extensions beyond 36 months from the date of first approval.

HEREBY, BE IT SO ORDAINED, by the Mayor and the majority of the Council Members of the Town of Camden, present at a regular session of the Camden Town Council, to be effective upon adoption.

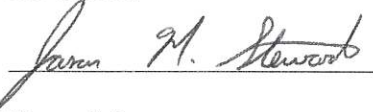
ENACTED AND ORDAINED THIS 4th DAY OF OCTOBER 2021.

APPROVED AS TO FORM:



Town Solicitor

ATTEST:



Town Manager

1 st reading	<u>September 13th 2021</u>
2 nd reading	<u>October 4th 2021</u>
Public Hearing	<u>October 4th 2021</u>
Adopted	<u>October 4th 2021</u>



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Authorizing Signatures

Tracy Torres

Mayor Tracy Torres

Michael Schock

Vice Mayor Michael Schock

Vicki Rhodes

Councilwoman Vicki Rhodes

Councilman Mark Girty

Daniel Woodall

Councilman Daniel Woodall