

ESTABLISHMENT AND REGULATION OF OFFICIAL ZONING MAP AND DISTRICTS

§ 157.020 ESTABLISHMENT OF DISTRICTS.

For the purpose of this chapter, the unincorporated areas of the county are hereby divided into zoning districts. These districts are established as a matter of policy to better guide and plan land use changes, particularly the conversion of the rural land to urban uses. It is recognized that a diversity of lifestyles and land uses should be maintained for the residents of the county.

(Prior Code, 7 TCC 1-4(a))

§ 157.021 OFFICIAL ZONING MAPS.

The location and boundaries of the districts established by this chapter are as shown on the zoning map, which map, together with all explanatory matter thereon, is incorporated herein and is hereby made a part of this chapter just as if fully described herein. Said map, bearing the date of January 1, 1998, and authenticated by the signature of the Chairperson of the County Board, attested by the County Clerk and bearing his or her seal, is hereby designated "official zoning map", and shall be kept on file in the office of the Community Development Administrator.

(Prior Code, 7 TCC 1-4(b))

§ 157.022 DETAIL AREA MAPS.

- (A) In addition to the official zoning map referred to in § 157.021, is a book containing detail maps on pages numbered one to 23, inclusive, of the individual townships of the county and other areas.
- (B) Said book, properly authenticated on the front cover thereof and bearing date of January 1, 1998, and each and every page thereof, including the cover page, is incorporated herein and is hereby made a part of this chapter just as if fully described herein, and shall be kept on file in the office of the County Clerk.

(Prior Code, 7 TCC 1-4(c))

§ 157.023 AMENDMENTS TO ZONING MAPS.

- (A) All amendments to this chapter which affect the location and boundaries of the districts established herein or of districts hereafter established shall be accompanied by, as part of said amending ordinance, a copy of one or more of the detail area maps referred to in § 157.022, as modified by said amending ordinance, showing the changes made by said amendment, or in lieu thereof, a detailed description of such changes.
- (B) In addition, when major changes are made to the area zoned by this chapter, accompanying the amending chapter there shall be a copy of the official zoning map as so modified, which shall be designated "Amended official zoning map no. _ of Tazewell County", and which shall be known as the official zoning map from and after the effective date of the amending chapter, until replaced by a subsequent amendment.

(Prior Code, 7 TCC 1-4(d))

§ 157.024 DISPLAY OF OFFICIAL MAPS.

- (A) The Community Development Administrator shall keep a true copy of the official zoning map or an amended copy thereof on display in his or her office at all times for the convenience of the public. He or she shall also keep available in his or her office all current amendments to the detail area maps referred to herein.
- (B) As amendments are made affecting the zoning districts and the locations and boundaries thereof, the Community Development Administrator shall make such changes to the copy of the official zoning map on display in his or her office as are required by such amendments, the intention being that there shall be on display in the Community Development Administrator's office at all times a copy of the official zoning map, with any official modifications, showing the current zoning status of land and water areas and structures in the county.

(Prior Code, 7 TCC 1-4(e))