

TITLE 2: NATURAL RESOURCES
DIVISION 7: BUILDING AND ZONING CODES

§ 7242. Changes in Boundaries, Uses, and Requirements.

District Changes. Changes in land use district boundaries, uses, and requirements shall be consistent with the purposes of this chapter, the Coastal Resources Management Act [2 CMC § 1501 et seq.], and the provisions of this section.

(a) *Initiation.* Changes may be initiated by the Zoning Board, the zoning administrator, or by application of a person to the Zoning Board.

(b) *Administrative Findings.* The zoning administrator shall review proposed changes and shall issue a finding and recommendation to the Zoning Board within 30 days of the initiation.

(c) *Determination.* The Zoning Board shall make its determination within 60 days of the date of the public hearing. The Zoning Board shall immediately forward notice of any change to the applicant, the Governor, and the presiding officers of the legislature and shall publish notice of the change in a newspaper of general circulation in the Commonwealth. The zoning administrator shall record any boundary change on the official land use district maps.

(d) *Legislative Review.* Any change in district boundaries, uses, or requirements may be amended or changed by law enacted by the legislative delegation of the affected senatorial district.

(e) *Protection of Uniquely Valuable Lands.* Lands in intensive agricultural use or with a high capacity for soil-based agricultural or other method of food production shall not be taken out of the district designated for such uses if to do so will significantly impair the agricultural or food productivity of the Commonwealth. Similar consideration shall be given to lands suitable for aquaculture and ocean thermal energy conversion.

Source: PL 6-32, § 1 (§ 7242), modified.

Commission Comment: With respect to the references to the “Zoning Board,” see Executive Order 94-3 (effective August 23, 1994), reorganizing the executive branch, changing agency names and official titles, and effecting other changes, set forth in the Commission comment to 1 CMC § 2001; see also the comment to 2 CMC § 7223.