

NORTH CAROLINA ASSOCIATION OF ZONING OFFICIALS



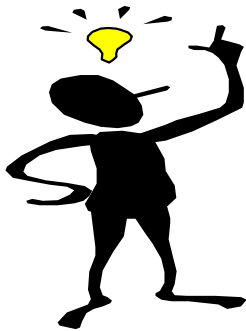
Progress
Through
Zoning

2005 SUMMER EDITION

June
2005

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Got an Idea??

New Ordinance ??

New Enforcement Program ?

Unusual B.O.A. Case ???

Let Us Know.....

We can do an article in an upcoming newsletter and share it with fellow members.

Please contact the Newsletter Chair, Gary Ouellette by e-mail, gouellette@ci.jacksonville.nc.us or call (910) 938-5361.

MESSAGE FROM THE PRESIDENT

PENNY TYSINGER

Hello Everyone:

It is with bittersweet emotions that I write this last letter to you as President. Anyone who has been President of this great Association or any other organization knows what I am talking about. On one hand you are so looking forward to the end of your term but at the same time, it is also a sad time because something that is such an honor and big part of your life is suddenly over. I look forward to joining the elite "Past President's Club" and I'm also looking forward to attending our annual meetings from the attendee's seat in the audience.



I want to thank the officers and the rest of the Board for their support and dedication during this year. I also want to thank Rich and Dave and the rest of the IOG staff for their support and guidance. And finally, I would like to thank you, the membership, for your support and loyalty to the Association. It has truly been an honor to serve as your President during this year and I thank you from the bottom of my heart for the opportunity and pleasure to serve you. Together, we have had another successful year.

We have accomplished great things this year and there are too many to list here. One of the things I'm most proud of is our record attendance at the workshops and conferences. Our membership is at an all time high at more than 400 members.

By now, you should have received word that we have our own website. Please be patient as we build this site. We look forward to providing you with a useful site.

continued on page 2

MESSAGE FROM THE PRESIDENT, (CONT.)

Plans are being finalized for our Annual Conference in Wilmington. We'll keep our fingers crossed that we'll have good weather. But regardless of the weather, we always have a great time! Joey Lea and Sabrina Oliver, this year's co-chairs of the conference have put together a fun and educational four days. We'll be adding a few extra events so be sure to check out the agenda.

This newsletter is dedicated to the annual conference and the annual awards program. All the information concerning these events is contained in this edition. The Election of Officers and Board of Directors ballot will be sent separately via US Postal Service.

Please take a few moments to participate in the annual elections and the annual awards program. Consider nominating someone you think is deserving of our member of the year and enforcement officer of the year awards.

I hope you'll be able to make it to Wilmington. Whether it's your first time attending or your tenth time, I'm sure you'll come away with lots of good information to take back home as well as meet new colleagues that you can call on throughout the year as those interesting and important "issues" crop up back home. Remember you are not alone in the type of cases you come across.

I look forward to the beginning of our 25th anniversary year and the celebrations that will take place.

See you in Wilmington!



PT

WELCOME NEW MEMBERS



New Member

Erika E. Galloway
Mike Hoffer
Roderick Jones
Julie A. Reid
Henry M. Snyder

Jurisdiction

Town of Williamston
Town of Carolina Beach
Guilford County
City of Dunn
Town of Matthews



If you have joined NCAZO within the past three months and are not on the above list, or if you know anyone that may benefit from membership, please contact: Joey Lea at (336) 222-5085 or email jlea@ci.burlington.nc.us

Notice to all members: we need your help! Please go to the membership list on our website (www.ncazo.org) to check for complete and correct information (names, titles, phone #s, email, etc.). This website is currently under construction, but will be updated quarterly. The site will allow you to email the membership chair any corrections.

Thank you for your support of the NCAZO. Your membership will most assuredly be beneficial to you, your organization and your career.

BOARD OF DIRECTORS MEETING



The Board of Directors meeting was convened at 10:15 a.m. on Friday, April 29, 2005 at the Institute of Government in Chapel Hill. Members present included President Penny Tysinger, First Vice President Michael Sandy, Second Vice President Joey Lea, Secretary Sabrina Oliver, Board Member Phyllis Hicks, Board Member Gary Ouellette, Board Member Geoffrey Pearson, and Board Member Loray Averette. Board Members Mark Carpenter and Lloyd Pace were absent.

The Board accepted the Treasurer's Report.

Mr. Lea announced that the Association has 401 paid members. The membership roster is 99 percent current with 37 new members added since January 2005. The roster will be available on the website.

Mr. Pearson gave the Legislative Report noting that modernization of city/county planning and counties administering zoning in extra-territorial jurisdiction was of special interest. The Legislative Report was accepted.

Mr. Ouellette gave the Education/Publicity Report and work continues on developing the new web page. The report was accepted by the board.

Mr. Lea gave the Certification Committee Report. He said that the committee would meet at the annual conference in Wilmington. The report was accepted.

President Tysinger announced she is continuing to work on our partnership in support of the Kidney Foundation Junk Car Donation Program.



CERTIFICATION COMMITTEE NEWS



Mark your calendars!! The next certification course is set for November 14th thru the 17th and December 6th thru the 8th, 2005. Check the NCAZO web page for upcoming details. If you need further information you may contact Rich Ducker with the Institute of Government at (919)-966-4179 or ducker@iogmail.iog.unc.edu.

The Certification Committee will be meeting at the Annual Conference in Wilmington to discuss more details regarding the upcoming certification course.

ANNUAL CONFERENCE AGENDA



Sunday, July 31, 2005

4:00 p.m. - 6:00 p.m.
5:00 p.m. - 6:00 p.m.
6:00 p.m. - Until
7:00 p.m. - 7:30 p.m.

Pre-conference Board of Directors meeting
Registration
Social/Outdoor cookout
First-time attendee orientation

Hospitality Room will be open from 9:00 p.m. until midnight

Monday, August 1, 2005

8:00 a.m. - 9:00 a.m.
9:00 a.m. - 9:15 a.m.
9:15 a.m. - 10:15 a.m.

10:15 a.m. - 10:30 a.m.
10:30 a.m. - 12:00 p.m.

12:00 p.m. - 1:00 p.m.
1:00 p.m. - 2:00 p.m.
1:00 p.m. - 3:00 p.m.
1:00 p.m. - 6:00 p.m.

Registration and Continental Breakfast
Welcome
Crime Prevention Through Environmental Design (CPTED)
Kimberly Vann, CPTED Planner, Henrico County Virginia Police
Break
Crime Prevention Through Environmental Design (CPTED)
(continued)
Lunch on your own
Session: CAMA Issues, Mike Christenbury, DCM
Certification Committee meeting
Self Guided Tours

- USS North Carolina Battleship
- Historic Wilmington
- Wilmington Code Enforcement Tour

6:00 p.m. - Until

Dinner on your own

Hospitality Room will be open from 9:00 p.m. until midnight

Tuesday, August 2, 2005

8:00 a.m. - 9:00 a.m.
9:00 a.m. - 10:15 a.m.
10:15 a.m. - 10:30 a.m.
10:30 a.m. - 12:00 p.m.
12:00 p.m. - 1:30 p.m.
1:30 p.m. - 2:15 p.m.

Registration/Continental Breakfast
Legal Corner, Rich Ducker - Current Zoning cases
Break
Legal Corner, Dave Owens - Legislative Update
Lunch on your own

Concurrent Sessions:

- ♦ **Working with the Board of Adjustment**
Larry Odum, Nash County & Joey Lea, City of Burlington
- ♦ **Dealing with stressful situations - Conflict resolutions**
John B. Stephens - Institute of Government
- ♦ **Legal responsibilities of the Zoning Enforcement Officer**
Bob Farb - Institute of Government

2:15 p.m. - 2:30 p.m.
2:30 p.m. - 3:15 p.m.
3:15 p.m. - 3:30 p.m.
3:30 p.m. - 4:15 p.m.
4:15 p.m. - 4:30 p.m.
4:30 p.m. - 5:00 p.m.
6:00 p.m. - 8:30 p.m.

Break and switch sessions
Concurrent Sessions . . . continued
Break and switch sessions
Concurrent Sessions . . . continued
Break

Where do we go from here?

Dinner on the Henrietta

Hospitality Room will be open from 9 p.m. until midnight

Wednesday, August 3, 2005

8:30 a.m. - 9:30 a.m.
9:30 a.m. - 10:30 a.m.
10:30 a.m. - 11:00 a.m.
11:30 a.m.

Breakfast Buffet
Business Meeting/Awards and Swearing in of Officers
Final Remarks/Adjournment
Board of Directors Meeting

ANNUAL CONFERENCE REGISTRATION

NORTH CAROLINA ASSOCIATION OF ZONING OFFICIALS ANNUAL CONFERENCE REGISTRATION

WILIMINGTON HILTON
WILIMINGTON, NC
July 31st – August 3rd, 2005

RESERVATIONS: You must make your own reservation with the Wilmington Hilton no later than July 5th, 2005. Phone number: (910) 763-5900 or toll free at 1-888-324-8170. You may register on line at www.wilmingtonhilton.com. You must inform them you will be attending the NCAZO Conference to assure the guaranteed rate.

ROOM RATES: \$99.00 plus 13% tax plus \$7.00 per day parking.
Room rates will be available from July 29th through August 6th if you make your reservations no later than July 5th.

REGISTRATION:	Members	\$ 125.00	Late Registration:	\$ 140.00
	Non-members	\$ 140.00	Late Registration:	\$ 155.00
	Spouse/Guest	\$ 60.00	Late Registration:	\$ 75.00
	Children 6 & over	\$ 45.00	Late Registration:	\$ 60.00
	One day attendance	\$ 50.00	(can be paid upon arrival)	

Early registration forms must be returned no later than July 5th, 2005

*** No Pre-registration forms will be accepted or refunds given after July 5th, 2005***

Total: \$ _____ Included with Registration

Total: \$ _____ To be paid upon arrival

MAKE CHECKS PAYABLE TO: NCAZO

A fee of \$25.00 will be charged for all returned checks

MAIL REGISTRATION TO: Joey Lea
City of Burlington
P.O. Box 1358
Burlington, NC 27215

NOTE: Payment can be made upon arrival, but please mail information for Spouse / Guest and or children with the registration form so that proper planning for the conference can be made.

OFFICIAL BALLOT

**OFFICIAL BALLOT NCAZO
NCAZO 2005
Officers and Board of Directors**

PRESIDENT

Michael Sandy, CZO, Stanly County

Pursuant to Article IX, Section 9.2 of the Constitution of the NCAZO, the First Vice President will ascend to the office of the President at the next election.)

FIRST VICE PRESIDENT

() **Joey Lea, CZO, City of Burlington**

() _____

SECOND VICE PRESIDENT

() **Gary Ouellette, CZO, City of Jacksonville**

() _____

TREASURER

() **Larry Odom, CZO, Nash County**

() _____

BOARD OF DIRECTORS (One vote from the Eastern District)

() **Helen Bunch, CZO, Eastern District, Brunswick County**

() _____

BOARD OF DIRECTORS (One vote from the Central District)

() **John Evans, CZO, Central District, City of Asheboro**

() _____

Only mailed in original Ballots will be accepted. Original Ballots should be mailed to:

**Penny Tysinger
Cape Fear Council of Governments
1480 Harbour Drive
Wilmington, NC 28401**

*Not An Official Ballot
(Official Ballot will
be sent via US Mail)*

AWARD NOMINATIONS

OUTSTANDING NCAZO MEMBER OF THE YEAR



This award is given in recognition of an outstanding member of the NCAZO for the preceding year. The award is presented to the active NCAZO member who has distinguished himself/herself by loyalty and dedication to the Association affairs. Any NCAZO member may make a nomination.

Nominee's Name: _____

Address: _____

City, State, Zip: _____

Jurisdiction: _____

Population: _____

Number of Staff in Zoning Enforcement: _____

Supervisor's Name: _____

Recommended by: _____

Address: _____

City, State, Zip: _____

Telephone: _____

Email Address: _____

- NCAZO activities for the previous year:

- NCAZO Activities in prior years:

- Statement of why you think the nominee should receive this award. Attach Additional Sheets if needed.

Please return no later than July 1, 2005 to:
 Loray Averett, Zoning Enforcement
 City of Greensboro
 P.O. Box 3136
 Greensboro, NC 27402
 Fax: 336-412-6315
 Email: loray.averett@greensboro-nc.gov

Committee members: Sabrina Oliver, IOG and Loyd Pace, Rowan County.

ZONING ENFORCEMENT OFFICIAL OF THE YEAR



This award is to be presented annually to a zoning enforcement official, inspector, code enforcement officer, planner, building inspector, or other official responsible for the administration of zoning and who is an active member of the NCAZO. This person must have shown qualities of leadership and dedication to the job and have a thorough knowledge of the ordinance that he/she is responsible for enforcing. This person must have proven ability to handle difficult tasks in a manner that exemplifies the traits of professionalism sought by the NCAZO.

Nominee's Name: _____

Address: _____

City, State, Zip: _____

Jurisdiction: _____

Population: _____

Number of Staff in Zoning Enforcement: _____

Supervisor's Name: _____

Recommended by: _____

Address: _____

City, State, Zip: _____

Telephone: _____

Email Address: _____

- Brief description of job duties (include responsibilities other than zoning enforcement if applicable)

- Give specific examples of the nominee's outstanding performance of zoning enforcement duties. Examples may include such things as knowledge and application of the ordinance, innovative and effective enforcement techniques, successful handling of difficult situations, difficult interpretations of Board of Adjustment cases, working to improve areas in the zoning ordinance and effective communication with the public. Attach additional sheets as needed.

Please return no later than July 1, 2005 to:
Loray Averett, Zoning Enforcement
City of Greensboro
P.O. Box 3136
Greensboro, NC 27402
Fax: 336-412-6315
Email: loray.averett@greensboro-nc.gov

Committee members: Sabrina Oliver, IOG and Loyd Pace, Rowan County.

MAPS AND DIRECTIONS

Hilton

301 North Water Street, Wilmington, NC 28401
 Phone: (910) 763-5900 Fax: (910) 763-0038
www.wilmingtonhilton.com

Directions to the Hotel

From 74/76 East Bound:

Follow 74/76 into Wilmington and cross over the Cape Fear Memorial Bridge.

Go to stop light.

Turn **LEFT** at stop light on **3rd Street** and go approximately eight (8) city blocks.

Turn **LEFT** on **Market Street** and go straight until you reach the Cape Fear River.

Turn **RIGHT** on **Water Street**. Go two (2) city blocks and the **Hilton** is on the **LEFT**.

From 17 - North Bound:

Follow **Highway 17 North** until it merges with 74/76 East Bound.

Follow the same instructions listed above. "**From 74/76 East Bound**".

From 17 - South Bound:

Follow **Highway 17 South** until it merges with **Market Street**.

Go **STRAIGHT** on **Market Street** for about ten (10) miles until you reach the Cape Fear River.

Turn **RIGHT** on **Water Street**. Go two (2) city blocks and the **Hilton** is on the **LEFT**.

From I-40 Est Bound (from Raleigh)

Follow I-40 into Wilmington.

GO PAST the Wilmington/Wrightsville Beach Exit (**Martin Luther King Jr. Parkway**).

Take the NEXT EXIT, which is **EXIT 8 (Market Street)**.

Turn **LEFT** on **Market Street** (also Highway 17 South).

Go **STRAIGHT** on **Market Street** for about five (5) miles until you reach the Cape Fear River.

Turn **RIGHT** on **Water Street**. Go two (2) city blocks and the **Hilton** is on the **LEFT**.

From Wilmington International Airport:

Take **LEFT** out of airport entrance onto **23rd Street**.

Follow 23rd Street until you reach Market Street.

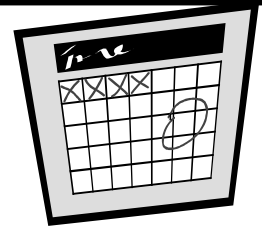
Turn **RIGHT** onto **Market Street**.

Follow **Market Street** all the way downtown until you reach the Cape Fear River.

Turn **RIGHT** on **Water Street**. Go two (2) city blocks and the **Hilton** is on the **LEFT**.



2005 CALENDAR NOTES



UPCOMING MEETINGS AND WORKSHOPS

2005 Annual Conference: The Annual Conference is scheduled for July 31st – August 3rd, 2005 in Wilmington, NC. Joey Lea jlea@ci.burlington.nc.us and Sabrina Oliver soliver@townofchapelhill.org will chair this conference. See pages 4 through 6 for conference agenda and registration. If you would like to volunteer to assist, please contact them as soon as possible.

Board of Directors Meeting: The Board of Directors will meet for a Pre-Conference meeting on July 31st and will also meet immediately following the close of the Annual Conference Business Meeting on August 3rd. Contact any of your board members if you have something you feel they need to discuss.

Newsletter Articles: The deadline for submission of articles for the next newsletter is August 15, 2005. If you have items of interest for the entire membership, let us know. We also have advertising space available. If you know of a Planning/Zoning related business that would like to advertise in our newsletter, let us know. Contact Gary Ouellette at: gouellette@ci.jacksonville.nc.us.

Elections and Awards: Election of Officers and Board Members will be held at the Annual Conference in July. If you are truly interested in serving, let Penny Tysinger, Committee Chairperson (ptyisinger@capefearcog.org) know. Awards for NCAZO Member of the Year and Zoning Official of the Year will be announced at the Annual Conference. Don't wait until the last minute. If you know of a deserving individual for either of these awards, contact Loray Averett, Committee Member (loray.averett@greensboro-nc.gov) for information, qualification criteria, and nomination forms.

Certification Course: The next offering of the Zoning Official Certification Course is scheduled for November 14-17, 2005 for the 1st session and December 6-8, 2005 for the review and exam. Plan ahead, beg for funds, mark your calendars.

ADVERTISEMENTS

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Mapping

Raleigh 919.828.0531 Greenville 252.757.1096
Hickory 828.322.5533 Asheville 336.626.5322

THE WOOTEN COMPANY

Job Opening

The City of Greensboro has an opening for a Zoning Enforcement Officer. The hiring salary range is \$30,144 to \$30,746 and the closing date is June 30, 2005. This position assists in & supports enforcement of zoning & related ordinances, codes & regulations for the Planning Department. See the NCAZO website for more information about this opening or contact Loray Averett. She can be reached at (336) 373-2630 or emailed at loray.averett@greensboro-nc.gov.

- ◆ Traffic Impact Analysis
- ◆ Corridor Studies
- ◆ Ordinance Development
- ◆ Access Evaluation
- ◆ Air Quality Permitting
- ◆ Public Involvement
- ◆ Traditional Neighborhood Design

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Phone/Fax: 704-792-9119 • E-mail: Gmwilson8@cs.com

COMMITTEE APPOINTMENTS

WE NEED YOUR HELP!!!!

As you can see from the "Calendar Notes", 2005 continues to be a very busy year for our association. You can well imagine, a lot of planning, coordinating, logistics, and **hard work** go into these events and the Board of Directors can not do it alone.

Remember, we continue to solicit volunteers to serve on Boards and Committees, and to help coordinate events. **Only your efforts will continue to help our organization grow, remain active in education and provide informative and fun events.** If you would like to volunteer to serve as a Board Member, Committee Member, or assist in the coordination of an event, please contact Gary Ouellette at: gouellette@ci.jacksonville.nc.us or call him at (910) 938-5361.

Once again, here is a list of the Board Members appointed as Chairs and Co-Chairs:

Awards Committee	Sabrina Oliver (Chair) Lloyd Pace Loray Averett	soliver@townofchapelhill.org pacel@co.rowan.nc.us loray.averett@greensboro-nc.gov
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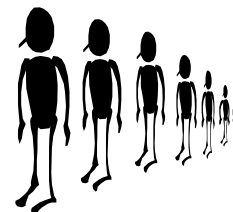


Newsletter Committee:	Gary Ouellette	gouellette@ci.jacksonville.nc.us
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Legislative Committee	Geoffrey Pearson (Chair) Lloyd Pace Phyllis Hicks	pearsgm@co.mecklenburg.nc.us pacel@co.rowan.nc.us phyllis.hicks@johnstonnc.com
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Membership Committee	Joey Lea	jlea@ci.burlington.nc.us
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Nomination Committee	Penny Tysinger (Chair) Michael Sandy Brent Graybeal Joey Lea	ptysinger@capefearcog.org msandy@co.stanly.nc.us brent.graybeal@ncmail.net jlea@ci.burlington.nc.us
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Certification Committee:	Joey Lea	jlea@ci.burlington.nc.us
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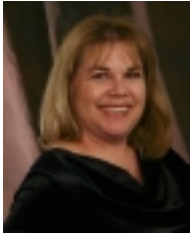
Mid Winter Workshop:	Gary Ouellette (Co-Chair) Mark Carpenter (Co-Chair)	gouellette@ci.jacksonville.nc.us markcarpenter@ci.lincolnton.nc.us
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Annual Conference:	Joey Lea (Co-Chair) Sabrina Oliver (Co-Chair)	jlea@ci.burlington.nc.us soliver@townofchapelhill.org
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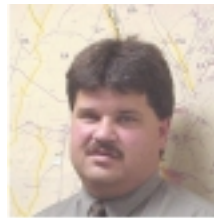


OFFICERS & BOARD OF DIRECTORS

2004-2005



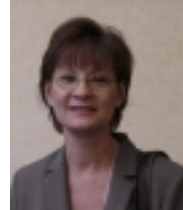
Penny Tysinger, President
Cape Fear Council of Governments
1480 Harbour Dr.
Wilmington, NC 28401
Phone 910-395-4553
Fax 910-395-2684
ptysinger@capefearcog.org



Michael M. Sandy, 1st Vice-President
Stanly County
201 S. Second Street
Albemarle, NC 28001
Phone 704-986-3665
Fax 704-986-3617
msandy@co.stanly.nc.us



Joey Lea, 2nd Vice-President
City of Burlington
P.O. Box 1358
Burlington, NC 27215
Phone 336-222-5085
Fax 336-222-5090
jlea@ci.burlington.nc.us



Sabrina Oliver, Secretary, C-2005
Town of Chapel Hill
405 Martin Luther King Jr. Blvd.
Chapel Hill, NC 27514
Phone 919-968-2757
soliver@townofchapelhill.org



Mark Carpenter, Treasurer, 2005
City of Lincolnton
P.O. Box 617
Lincolnton, NC 28093
Phone 704-736-8930
Fax 704-736-8959
markcarpenter@ci.lincolnton.nc.us



Phyllis Hicks, Board Member, E-2006
Johnston County
309 E. Market Street
Smithfield, NC 27577
Phone 919-989-5150
Fax 919-989-5426
phyllis.hicks@johnstonnc.com



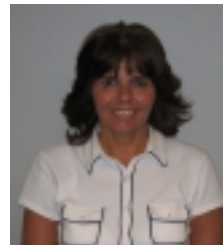
Lloyd Pace, Board Member,
W-2006
Rowan County
402 N. Main St.
Salisbury, NC 28144
Phone 704-638-3101
Fax 704-638-3130
pacel@co.rowan.nc.us



Gary M. Ouellette, Board Member,
E-2005
City of Jacksonville
P.O. Box 128,
Jacksonville, NC 28541
Phone 910-938-5361
Fax 910-938-5031
gouellette@ci.jacksonville.nc.us



Geoffrey Pearson, Board Member,
W-2006
Charlotte-Mecklenburg
700 N. Tryon Street
Charlotte, NC 28202
Phone 704-336-4389
Fax 704-353-0196
pearsgm@co.mecklenburg.nc.us



Loray Averett, Board Member,
C-2007
City of Greensboro
P.O. Box 3136
Greensboro, NC 27402
Phone 336-373-2630
Fax 336-412-6315
loray.averett@greensboro-nc.gov



FINANCIAL REPORT

The following is a brief financial report from the Treasurer as of 3/14/2005:

Checking Account:	\$15,806.74
Money Market Account:	\$17,511.91
Ending Balance:	\$33,318.65

If you have any questions or would like additional information, contact Mark Carpenter at: (704) 736-8930 or e-mail: markcarpenter@ci.lincolnton.nc.us

EDUCATION



LET'S GET EDUCATED (a continuing series)

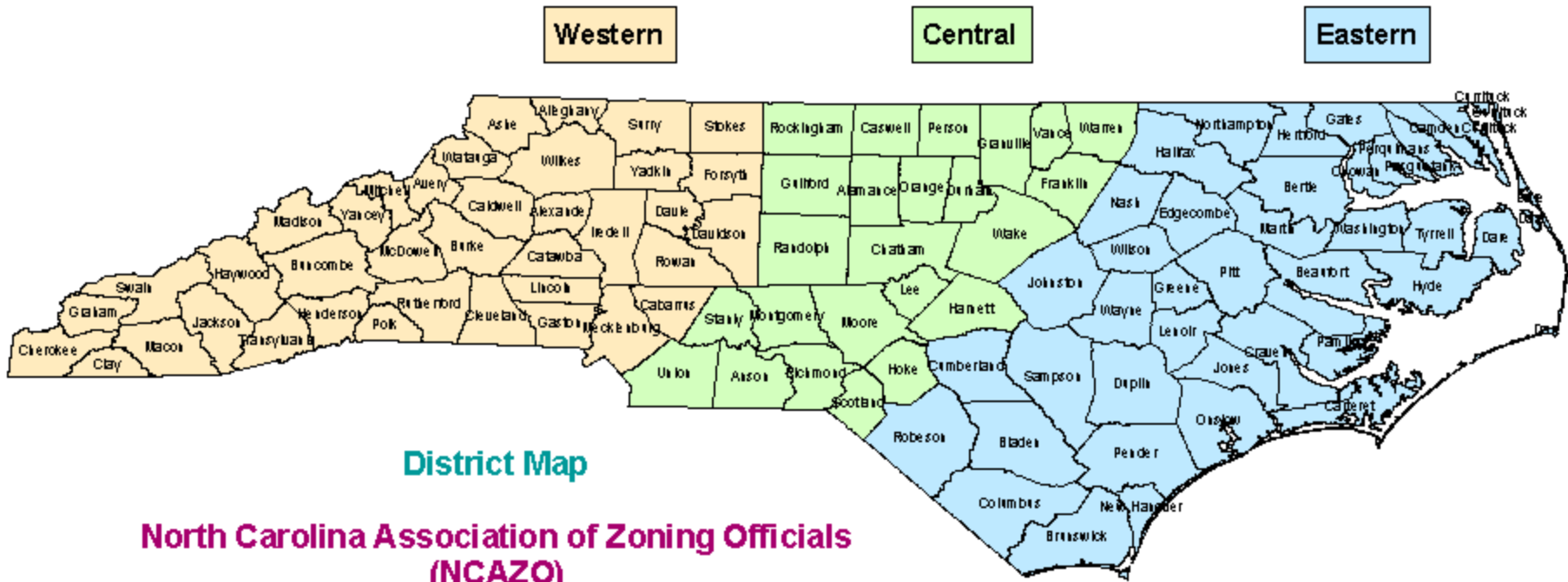
"Legal Issues in Field Enforcement"

I. Fourth Amendment and Private Property

- A. "The right of the people to be secure in their persons, houses, papers, and effects, against unreasonable searches and seizures, shall not be violated, and no warrants shall issue but upon probable cause, supported by Oath or affirmation and particularly describing the place to be searched and the persons and things to be seized."
1. The Fourth Amendment protects a person against governmental intrusion on a person's reasonable expectation of privacy.
 2. Private houses: The Fourth Amendment protects the house and the area immediately surrounding the house, which is referred to as the curtilage. However, a government officer generally does not violate the Fourth Amendment if the officer enters private property in open areas beyond the house and curtilage (even if such conduct may violate state criminal trespass laws).
 - a. To determine whether property is within the curtilage, a court will consider: (1) the proximity of the area to the home, (2) whether the area is within an enclosure surrounding the home, (3) the nature and use to which the area is put, and (4) the steps taken by the resident to protect the area from observation by passers-by. *United States v. Dunn*, 480 U.S. 294 (1987)
 3. A government officer who enters a house or its curtilage without appropriate justification (consent, search warrant, administrative inspection warrant, exigent circumstances, etc.) violates the Fourth Amendment. However, an officer who merely enters the property by walking to the front door (as any other person coming to the house would do) to ask questions or to ask consent to search does not violate the Fourth Amendment.
 4. The Fourth Amendment under certain circumstances also protects the privacy rights of lawful possessors of business property and buildings.
- B. Consequences of violating the Fourth Amendment.
1. Civil lawsuit against the government officer and the employing agency.
 2. Exclusion of evidence obtained as a result of the Fourth Amendment violation from a later court proceeding.
 3. Disciplinary action against the government officer by the officer's employing agency.
 4. Criminal prosecution of the government officer.

II. Consent to Search

- A. Who may give consent?
1. Generally, the person who may give valid consent to search or inspect property is one whose privacy interest under the Fourth Amendment would be invaded by a proposed search or inspection. Thus, a tenant is the proper person to give consent to search or to inspect the tenant's house or apartment, not the owner or landlord. If two or more people share possession of a house or other property, any one of them may properly give consent to search or inspect.
- B. Consent must be given voluntarily.
- C. Proving validity of consent.
1. It is not required that a consent to search or inspect be given in writing, although written consent may be helpful if the giving of consent is disputed later.
- D. Scope of consent.
1. Generally, the scope of a consent to search or to inspect is limited by the terms of the consent given.
 - a. A person who gives consent may withdraw consent or limit the scope of consent at any time and, if consent is the only authority to continue the search or inspection, the government officer must accede to the person's wishes.



District Map

North Carolina Association of Zoning Officials (NCAZO)

Western		Central		Eastern	
Alexander	Alleghany	Alamance	Anson	Beaufort	Bertie
Ashe	Avery	Caswell	Chatham	Bladen	Brunswick
Buncombe	Burke	Durham	Franklin	Camden	Carteret
Cabarrus	Caldwell	Granville	Guilford	Chowan	Columbus
Catawba	Cherokee	Harnett	Hoke	Craven	Cumberland
Clay	Cleveland	Lee	Montgomery	Currituck	Dare
Davidson	Davie	Moore	Orange	Duplin	Edgecombe
Forsyth	Gaston	Person	Randolph	Gates	Greene
Graham	Haywood	Richmond	Rockingham	Halifax	Hertford
Henderson	Iredell	Scotland	Stanly	Hyde	Johnston
Jackson	Lincoln	Union	Vance	Jones	Lenoir
Macon	Madison	Wake	Warren	Martin	Nash
McDowell	Mecklenburg			New Hanover	Northampton
Mitchell	Polk			Onslow	Pamlico
Rowan	Rutherford			Pasquotank	Pender
Stokes	Surry			Perquimans	Pitt
Swain	Transylvania			Robeson	Sampson
Watauga	Wilkes			Tyrrell	Washington
Yadkin	Yancey			Wayne	Wilson