



RESOLUTION TITLE: Zoning Map Change: Z16-07, Yarber Inc./John and Andy Yarber, (Applicant); Property Parcel: 173473 located at 4740 Lucia Riverbend Hwy., Stanley, from (R-1) Single Family Limited Zoning District w/CH and US Overlay to (C-1) Light Commercial Zoning District w/CH and US Overlay

WHEREAS, a County Zoning ordinance was adopted on April 24, 2008 and a joint public hearing held on September 27, 2016 by the County Commission and the Planning Board, to take citizen comment into a map change application, as follows:

Tax Parcel Numbers: 173473
Applicant: Yarber Inc., (John and Andy Yarber)
Owner: Sarah Jenkins
Property Location: 14740 Lucia Riverbend Hwy.
Request To rezone Property Parcel: 173473 (0.9 acre) located on 14740 Lucia Riverbend Hwy., in Stanley, NC, totaling 0.9 acres from (R-1) Single Family Limited Zoning District w/CH and US Overlay to the (C-1) Light Commercial Zoning District w/CH and US Overlay

WHEREAS, public hearing comments are on file in the Commission Clerk's Office as a part of the minutes of the meeting; and,

WHEREAS, the Planning Board recommended (**approval**) or (**not approval**) of the map change for parcel 173473, located on 14740 Lucia Riverbend Hwy, Stanley, NC totaling 0.9 acres from (R-1) Single Family Limited Zoning District w/CH and US Overlay to the (C-1) Light Commercial Zoning District w/CH and US Overlay, public hearing comment, staff recommendation, and the request is in (**accordance with**) or (**not in accordance with**) the County's Comprehensive Plan.

Motion: Second: Vote:
Aye:
Nay:
Absent:
Abstain:

Zoning Map Change: Z16-07, Yarber Inc./John and Andy Yarber, (Applicant); Property Parcel: 173473 located at 4740 Lucia Riverbend Hwy., Stanley, from (R-1) Single Family Limited Zoning District w/CH and US Overlay to (C-1) Light Commercial Zoning District w/CH and US Overlay

Page 2

Now, Therefore, Be It Resolved by the County Commission that after consideration of the map change application, public hearing comment and Planning Board recommendation:

- 1) The map change request (**is consistent**) or (**is not consistent**) with the County's approved Comprehensive Plan and the Commission considers this action to be (**reasonable**) or (**not reasonable**) and in the public interest, based on: Planning Board recommendation and compatibility with existing land uses in the immediate area. Parcel 173473, be (**approved**) or (**disapproved**), effective with the passage of this Resolution.
- 2) The County Manager is authorized to make necessary notifications in this matter to appropriate parties.