

RESOLUTION TITLE: ZONING MAP CHANGE: Z16-02 AGSC (CHARLES GRAY – MANAGER) (APPLICANT); PROPERTY PARCELS: 199895, 204552 AND THE PORTION OF 139717 THAT IS NOT IN THE CITY OF GASTONIA, LOCATED AT HUDSON BOULEVARD AND FORBES ROAD, GASTONIA, NC, FROM THE (CD/C-1, CD/O-M & RS-12) ZONING DISTRICTS TO THE (C-3) GENERAL COMMERCIAL ZONING DISTRICT

WHEREAS, a County Zoning ordinance was adopted on April 24, 2008 and a joint public

hearing held on May 24, 2016 by the County Commission and the Planning

Board, to take citizen comment into a map change application, as follows:

Tax Parcel Number: 199895, 204552 and p/o 139717 **Applicant:** AGSC/Charles Gray-Manager

Property Location: Hudson Blvd and Forbes Road located in Gastonia, NC

Request: To rezone 12.72 acres PID #'s 199895, 204552 and

the portion of 139717 that is not in the City of Gastonia (CD/C-1, CD/O-M & RS-12) Zoning Districts to (C-3)

General Commercial Zoning District

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 of the map change for parcel #

199895, 204552 and the portion of 139717 that is not in the City of Gastonia located on Hudson Blvd and Forbes Road in Gastonia, NC, zoned (CD/C-1, CD/O-M & RS-12) Zoning Districts to (C-3) General Commercial Zoning District on May 24, 2016 based on: public hearing comment, staff recommendation, and

the request is in accordance with the County's Comprehensive Plan.

Motion: Coyle Second: Barber Vote: Unanimous Aye: Attaway, Cloninger, Delaney, Hollar, Houchard, Hurlocker, Stevens

Nay:

Absent: Ally Abstain:

Zoning Map Change: Z16-02 AGSC (Charles Gray – Manager) (Applicant); Property Parcels: 199895, 204552 and the Portion of 139717 that is not in the City of Gastonia, Located at Hudson Boulevard and Forbes Road, Gastonia, NC, from the (CD/C-1, CD/O-M & RS-12) Zoning Districts to the (C-3) General Commercial Zoning District 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 with the County's approved Comprehensive Plan and the Commission considers this action to be reasonable and in the public interest, based on: Planning Board recommendation and compatibility with existing land uses in the immediate area. 199895, 204552 and p/o 139717, be approved, effective with the passage of this Resolution.
- 2) The County Manager is authorized to make necessary notifications in this matter to appropriate parties.