



**RESOLUTION TITLE: ZONING MAP CHANGE: Z17-06 MITZI BROWN (APPLICANT);
PROPERTY PARCELS: 204358 AND 157113, LOCATED AT
1100 / 1106 BAXTER ROAD, CHERRYVILLE, NC, REZONE FROM
THE (R-1) SINGLE FAMILY LIMITED ZONING DISTRICT TO (R-2)
SINGLE FAMILY MODERATE ZONING DISTRICT**

WHEREAS, a County Zoning ordinance was adopted on April 24, 2008 and a joint public hearing held on August 22, 2017 by the County Commission and the Planning Board, to take citizen comment into a map change application, as follows:

Tax Parcels: 204358 and 157113
Applicant: Mitzi Brown
Owner(s): Mitzi Brown / Michael Black
Property Location: 1100 / 1106 Baxter Road, Cherryville, NC 28021
Request: To Rezone Parcels 204358 and 157113 from the (R-1) Single Family Limited Zoning District to (R-2) Single Family Moderate Zoning District

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 parcels: 204358 and 157113, located at 1100 / 1106 Baxter Road, Cherryville, NC, from the (R-1) Single Family Limited Zoning District to (R-2) Single Family Moderate Zoning District on August 22, 2017 based on: the public hearing comment, staff recommendation, and the request is in accordance with the County's Comprehensive Land Use Plan.

Motion: Hollar Second: Houchard Vote: Unanimous
Aye: Attaway, Barber, Coyle, Delaney, Harris, Hollar, Houchard, Stevens, Vinson
Nay: None
Absent: Cloninger
Abstain: None

DO NOT TYPE BELOW THIS LINE

I, Donna S. Buff, Clerk to the County Commission, do hereby certify that the above is a true and correct copy of action taken by the Board of Commissioners as follows:

NO.	DATE	M1	M2	Brown	Fraleigh	Grant	Hovis	Keigher	Philbeck	Worley	Vote
2017-201	08/22/2017	TK	DG	A	AB	A	A	A	AB	A	U

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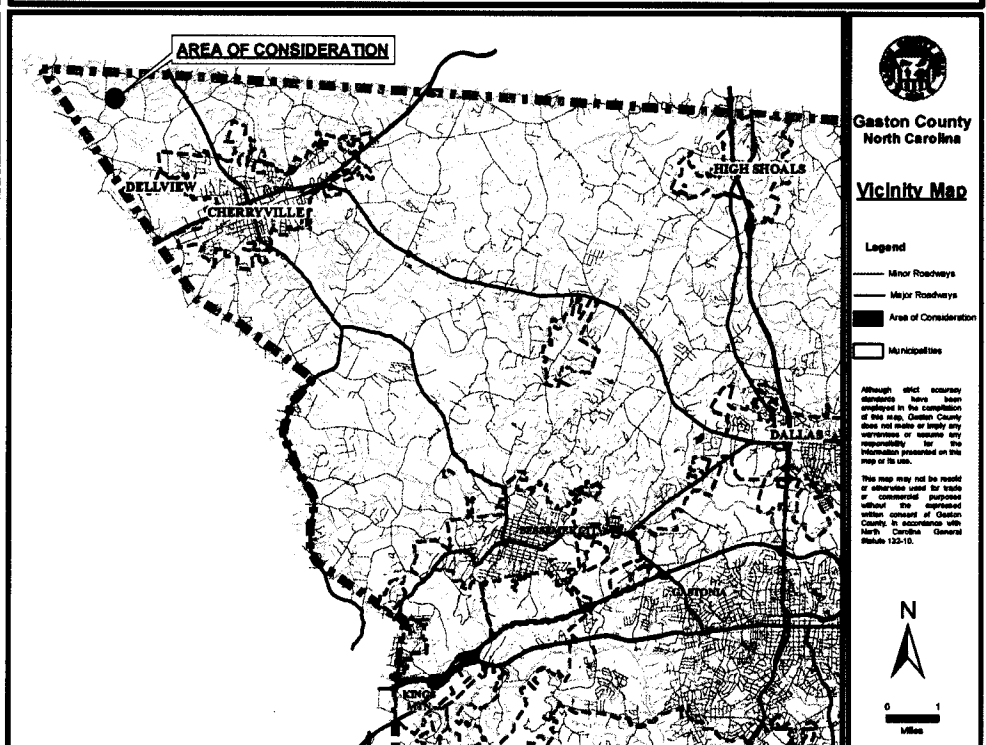
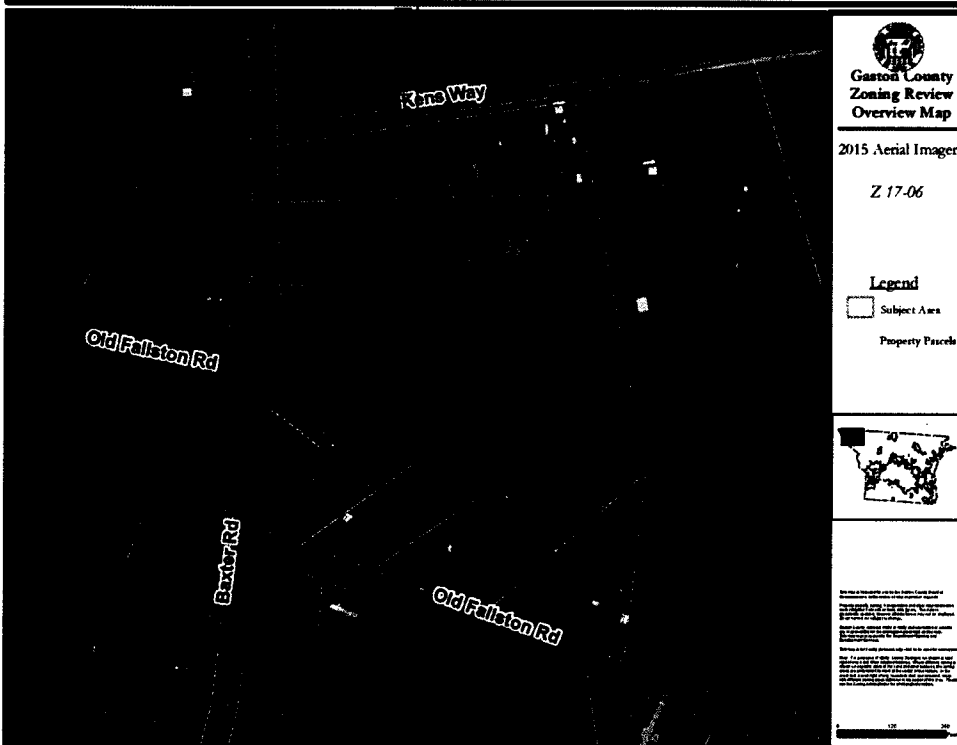
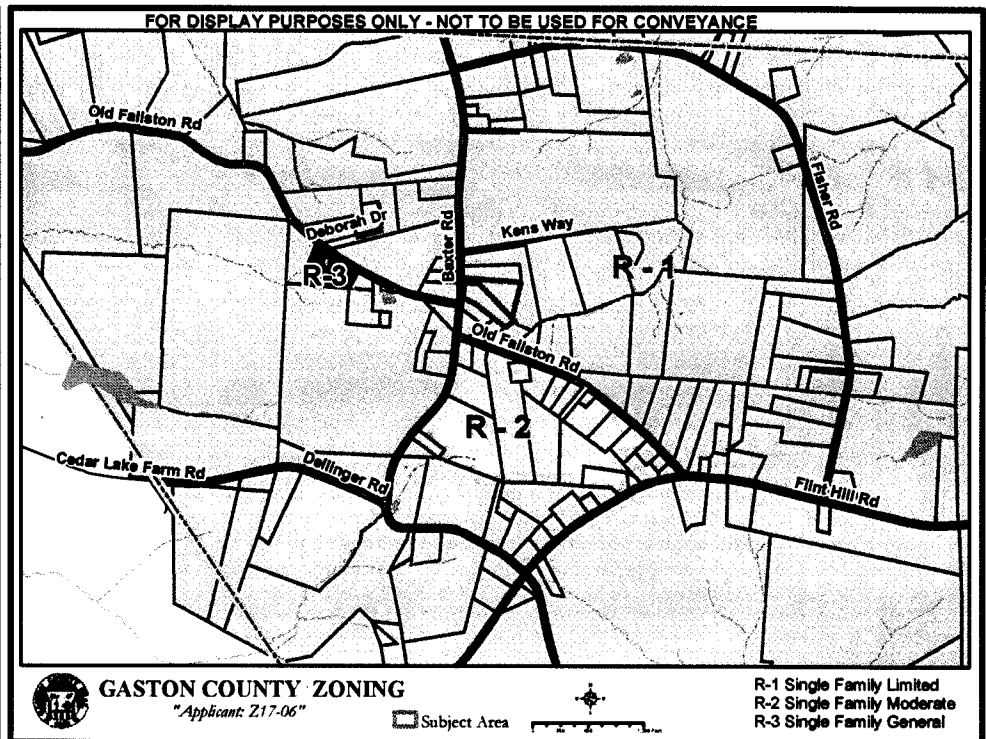
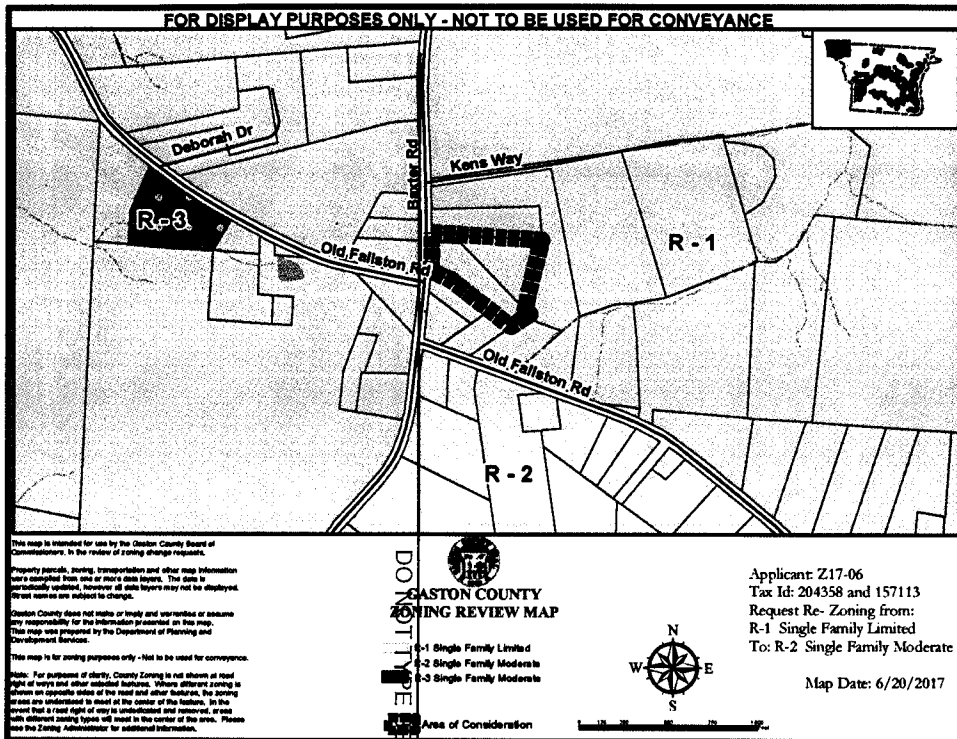
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A=AYE, N=NAY, AB=ABSENT, ABS=ABSTAIN, U=UNANIMOUS

Zoning Map Change: Z17-06 Mitzi Brown (Applicant); Property Parcels: 204358 and 157113, Located at 1100 / 1106 Baxter Road, Cherryville, NC, Rezone from the (R-1) Single Family Limited Zoning District to (R-2) Single Family Moderate Zoning District
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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 Land Use 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. Property parcels: 204358 and 157113 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.





Gaston County

Gaston County
Board of Commissioners
www.gastongov.com

Planning Board Action

File #: 17-240

Commissioner Fraley - Planning/Zoning - Zoning Map Change: Z17-06, Mitzi Brown (Applicant); Property Parcels: 204358 and 157113, Located at 1100 / 1106 Baxter Road, Cherryville, NC, Rezone from (R-1) Single Family Limited Zoning District to (R-2) Single Family Moderate Zoning District

STAFF CONTACT

David Williams - Planning Director - 704-866-3473

BACKGROUND

Chapter 5 of the Unified Development Ordinance requires a public hearing by the Planning Board and Commission, with recommendation by the Planning Board prior to consideration for final action by the Commission. Mitzi Brown (Applicant); to rezone parcels: 204358 and 157113 from the (R-1) Single Family Limited Zoning District to (R-2) Single Family Moderate Zoning District. A joint public hearing was advertised and held on August 22, 2017 with the Public Hearing comments being on file in the Board of Commission Clerk's Office. Planning Board recommendation was provided on the same date, and the Commission is requested to consider the public hearing comment, Planning Board recommendation and other pertinent information; then (approve), (disapprove) or (modify) the map change.

ATTACHMENTS

Resolution Z17-06; Maps Z17-06

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I, Donna S. Buff, Clerk to the County Commission, do hereby certify that the above is a true and correct copy of action taken by the Board of Commissioners as follows:

NO.	DATE	M1	M2	Brown	Fraley	Grant	Hovis	Kelgher	Phillbeck	Worley	Vote
2017-201	08/22/2017	TK	DG	A	AB	A	A	A	AB	A	U

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