

CD19-02 T & L Grading & Hauling (Terry Whitesides)

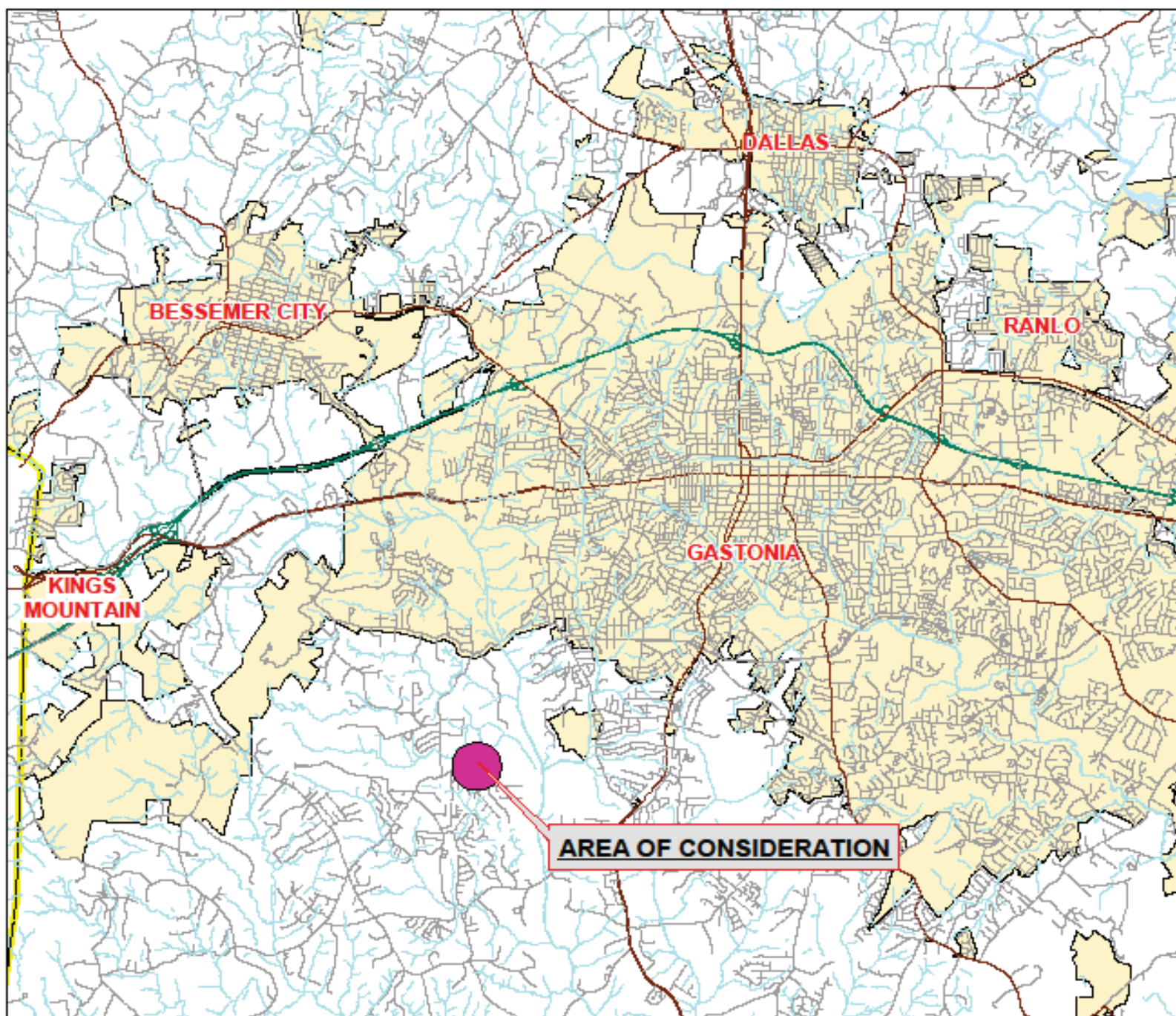
1225 Old Providence Rd. (Gastonia)

Current Zoning: (R-1) Single Family Limited w/ (US) Urban Standards Overlay

Proposed Zoning: (CD/C-2) Conditional District / Highway Commercial w/ (US) Urban Standards Overlay, in order to allow Landfill/Land Clearing (Inert Debris), Major



*Gaston County Department of Planning & Development Services
128 West Main Avenue, Gastonia, NC 28053 (704)866-3195*



**Gaston County
North Carolina**

Vicinity Map

CD19-02

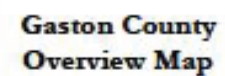
Legend

- Minor Roadways
- Major Roadways
- Area of Consideration
- Municipalities

Although every attempt has been made to ensure the accuracy of this map, the County does not warrant the accuracy or completeness of the information contained herein. The map may not be used for purposes other than those intended by the County. The County is not responsible for any errors or omissions on this map.

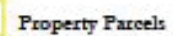


0 1
Miles

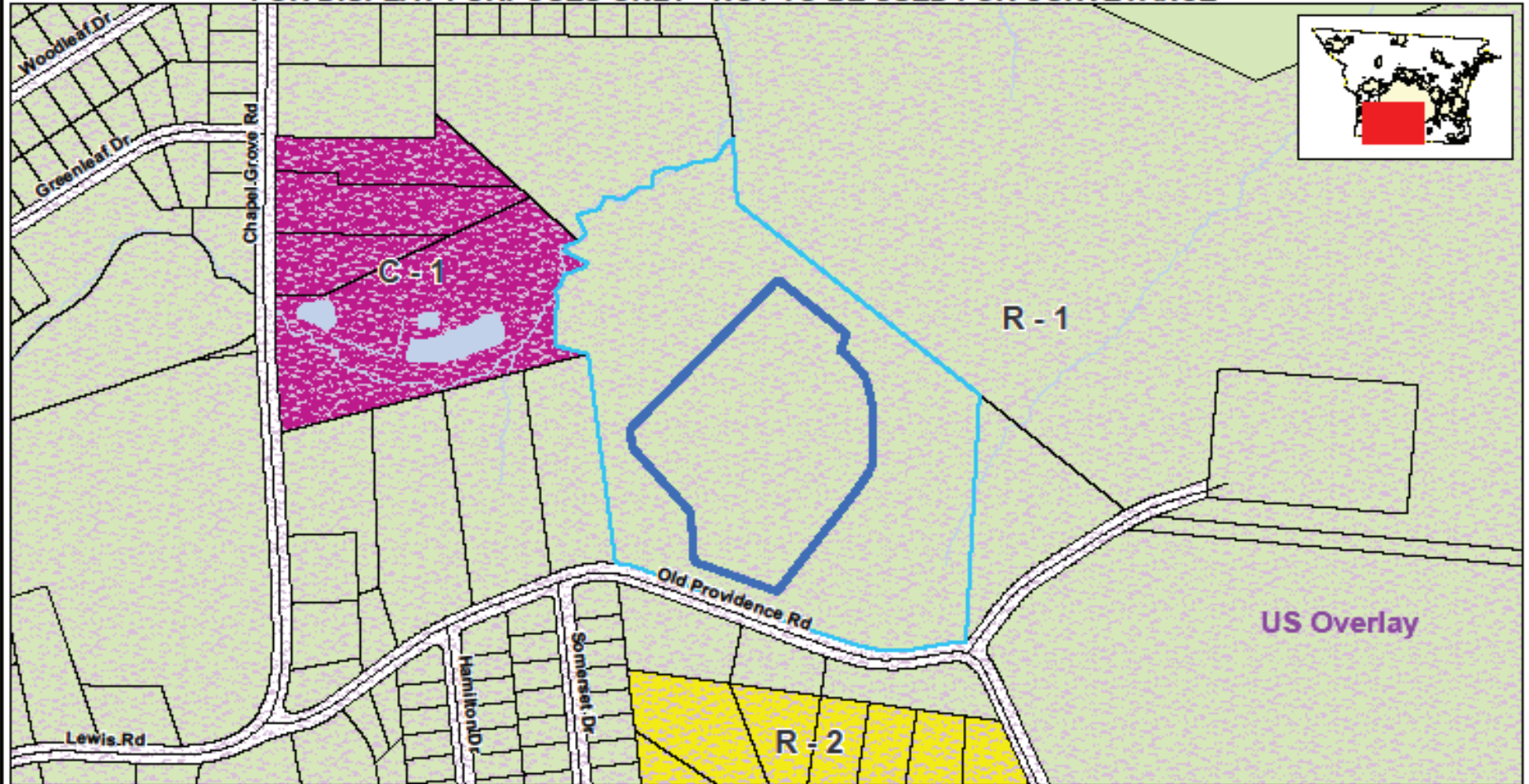


CD19-02

Legend



FOR DISPLAY PURPOSES ONLY - NOT TO BE USED FOR CONVEYANCE



This map is intended for use by the Gaston County Board of Commissioners, in the review of zoning change requests.

Property parcels, zoning, transportation and other map information were compiled from one or more data layers. The data is periodically updated, however all data layers may not be displayed. Street names are subject to change.

Gaston County does not make or imply any warranties or assume any responsibility for the information presented on this map. This map was prepared by the Department of Planning and Development Services.

This map is for zoning purposes only - Not to be used for conveyance.

Note: For purposes of clarity, County Zoning is not shown at road right of ways and other selected features. Where different zoning is shown on opposite sides of the road and other features, the zoning areas are understood to meet at the center of the feature. In the event that a road right of way is undedicated and removed, areas with different zoning types will meet in the center of the area. Please see the Zoning Administrator for additional information.



GASTON COUNTY ZONING REVIEW MAP

-  R-1 Single Family Limited
-  C-1 Light Commercial
-  R-2 Single Family Moderate
-  US Urban Standards Overlay

 Area of Consideration

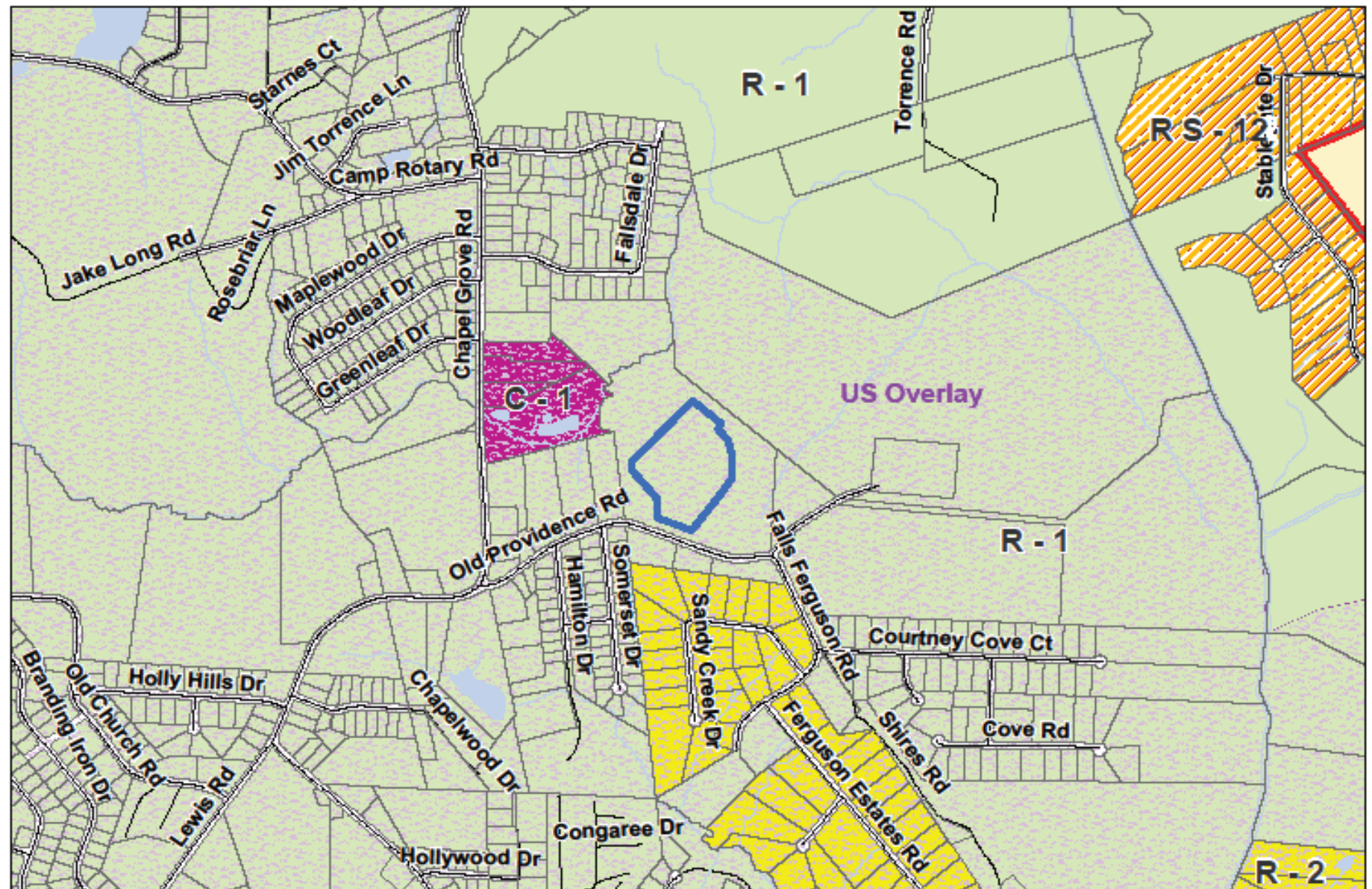


0 112.5 225 450 675 900 Feet

Applicant: CD19-02
Tax ID: 226767
Request Re-Zoning From:
(R-1) Single Family Limited
w/ (US) Urban Standards Overlay
To: (CD/C-2) Conditional District /
Highway Commercial w/ (US)
Urban Standards Overlay

Map Date: 08/11/2019

FOR DISPLAY PURPOSES ONLY - NOT TO BE USED FOR CONVEYANCE



GASTON COUNTY
Zoning Map

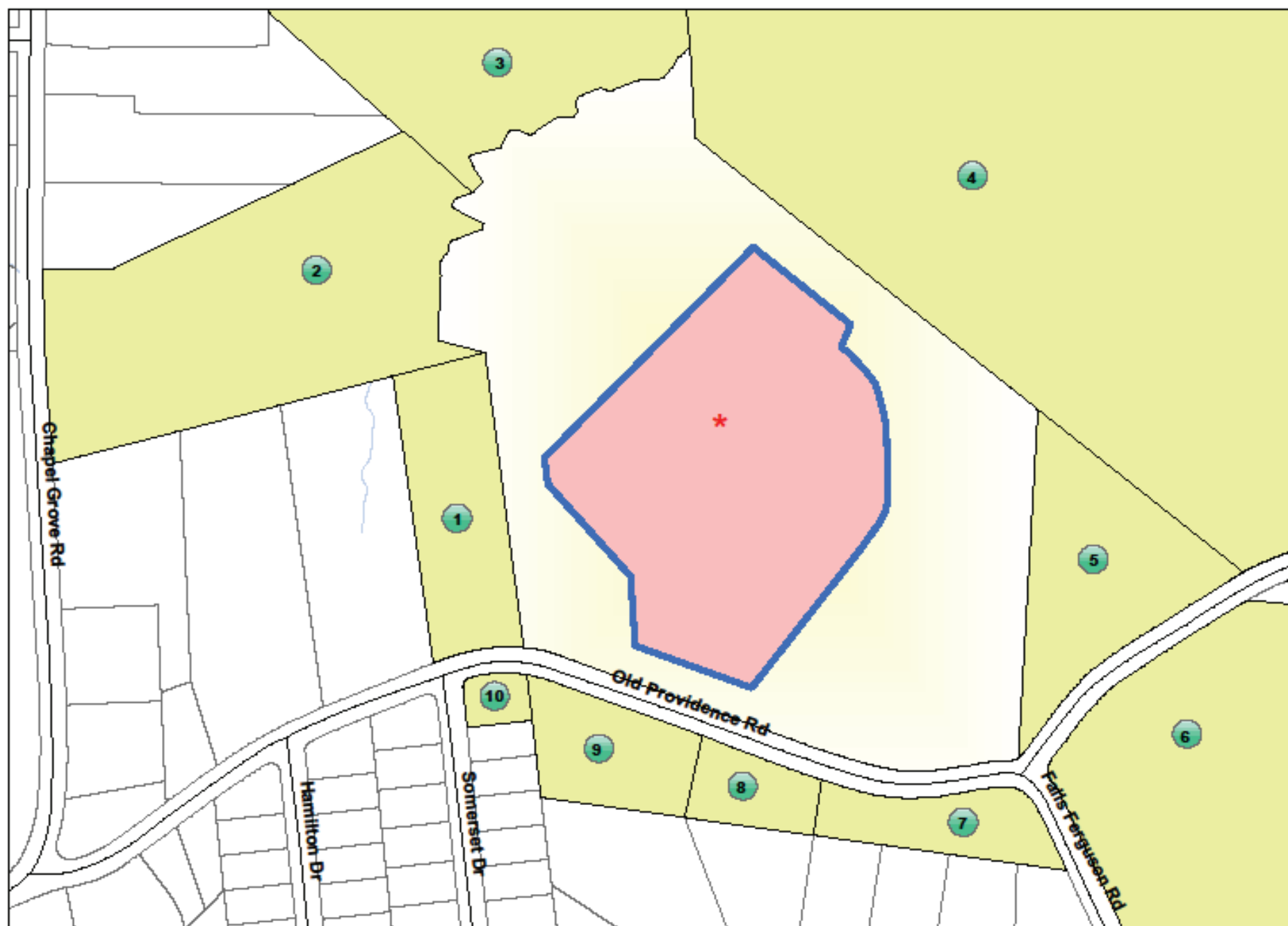
Applicant: CD19-02

 Subject Area



0 200 400 1,200 Feet

R-1 Single Family Limited
R-2 Single Family Moderate
RS-12 Residential 12,000 sq ft
C-1 Light Commercial
US Urban Standards Overlay

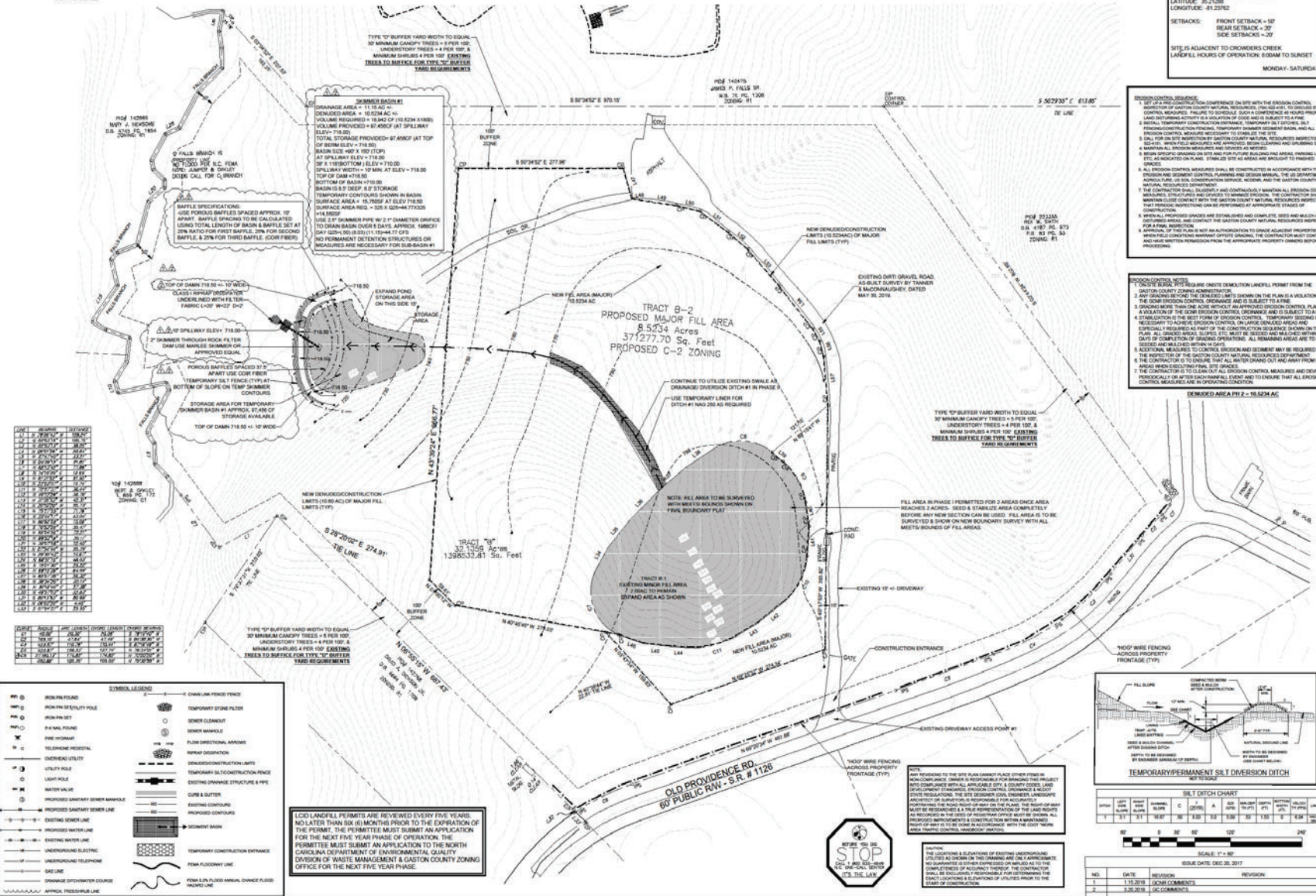
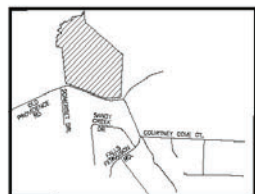


CD19-02 Subject and Adjacent Properties Map
See reverse side for listing of property owners

 Area of consideration
 Subject parcel

CD19-02 Owner and Adjacent Property Listing

<u>NO:</u>	<u>PARCEL</u>	<u>OWNER NAME</u>	<u>OWNER NAME 2</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
*	226767	T & D WHITESIDES PROPERTIES LLC		PO BOX 1534	BESSEMER CITY	NC	28016
1	142768	DICKSON DAVID ANDREW JR		1205 OLD PROVIDENCE RD	GASTONIA	NC	28052
2	142668	OAKLEY JUANITA W	OAKLEY ROBERT B	4920 CHAPEL GROVE RD	GASTONIA	NC	28052
3	142665	NEWSOME MARY JUMPER & OTHERS		2785 SARDIS RD	BUFORD	GA	30519
4	142475	BRIDGEMAN NANCY BLYTHE F	JAMES P FALLS SR TRUST	P O BOX 40	LOWELL	NC	28098
5	223355	SMITH KAYLA LEANNE		121 BOBO RD	JONESVILLE	SC	29395
6	226766	RACCUGLIA ANTHONY	RACCUGLIA EMAN EDITH	4718 RIVER OAKS RD	CLOVER	SC	29710
7	224973	TENCH BRIAN K	TENCH PENNY H	126 SANDY CREEK DR	GASTONIA	NC	28052
8	224972	SCRUGGS JAMES E		138 SANDY CREEK DR	GASTONIA	NC	28052
9	224971	TENCH BRIAN K	TENCH PENNY H	126 SANDY CREEK DR	GASTONIA	NC	28052
10	142816	NICHOLAS ROBIN KNIGHT		3600 SOMERSET DR	GASTONIA	NC	28052



**T & L LANDFILL
1225 WHITESIDES LANDFILL PHASE II
OLD PROVIDENCE ROAD
GASTONIA, NC**

EROSION CONTROL PLAN

C-2

CD19-02 CONDITIONS

1. The applicant shall complete the development strictly in accordance with the plans submitted to and approved (and/or modified) by the Board of Commissioners.
2. If any of the conditions affixed hereto of any part thereof is held invalid or void, then this zoning district shall be void and no effect, and shall revert to the original zoning district prior to approval.
3. Development shall meet all local, state and federal requirements.
4. Arrange an onsite pre-operational meeting to include the North Carolina Department of Environmental Quality and Gaston County Zoning Office before any acceptance of waste is allowed.
5. At no time shall property owner, applicant, and/or any designee engage in the burning of materials of any kind, as related to the active Landfill/Land Clearing (Inert Debris), Major. Nor shall the property owner, applicant, and/or any designee engage in the burning of materials brought to the property from an offsite location. The property owner of record (only) may, three years from the effective date of this resolution, and after notifying all pertinent permitting agencies in advance, including but not limited to the North Carolina Department of Environmental Quality, Gaston County Planning & Development Services, and Gaston County Zoning Office, be permitted to burn for the purposes and privileges afforded to all residents in the unincorporated areas of Gaston County.