

# Z19-04 Colleen Joy Abercrombie

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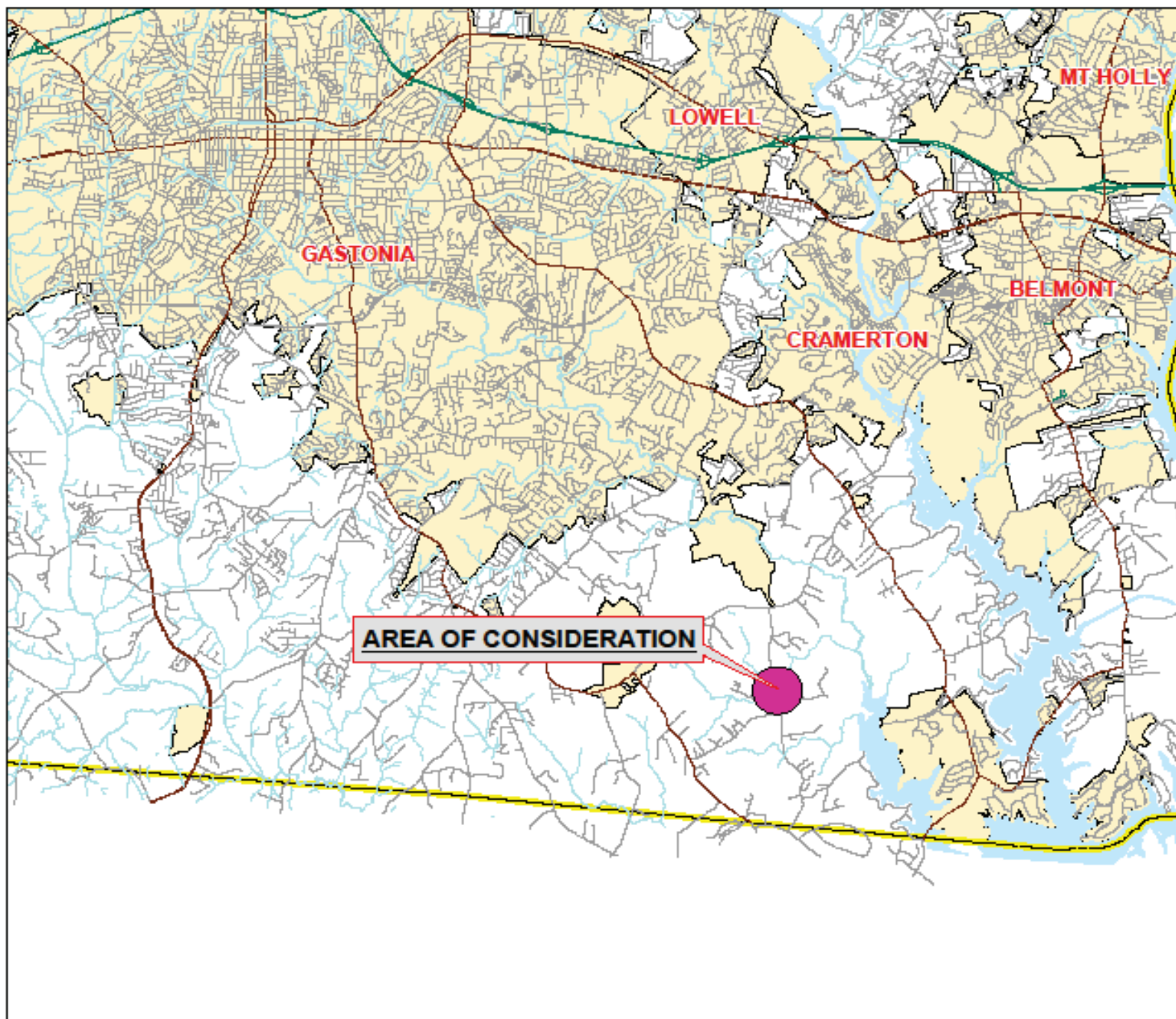
**2340 Rufus Ratchford Rd., Gastonia, NC**

Current Zoning: (R-1) Single Family Residential with  
(US) Urban Standards Overlay

Proposed Zoning: (R-2) Single Family Moderate with  
(US) Urban Standards Overlay



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



**Gaston County  
North Carolina**

**Vicinity Map**

Z19-04

**Legend**

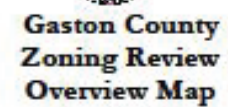
- Minor Roadways
- Major Roadways
- Area of Consideration
- Municipalities

Although every attempt has been made to ensure the accuracy of this map, the County does not warrant the accuracy of the information contained herein. The map may be used for informational purposes only and should not be used for any other purpose without the express written consent of the County. The County is not responsible for any errors or omissions on this map.



0 1  
Miles







2018 Pictometry

Z19-04

### Legend

 Subject Area

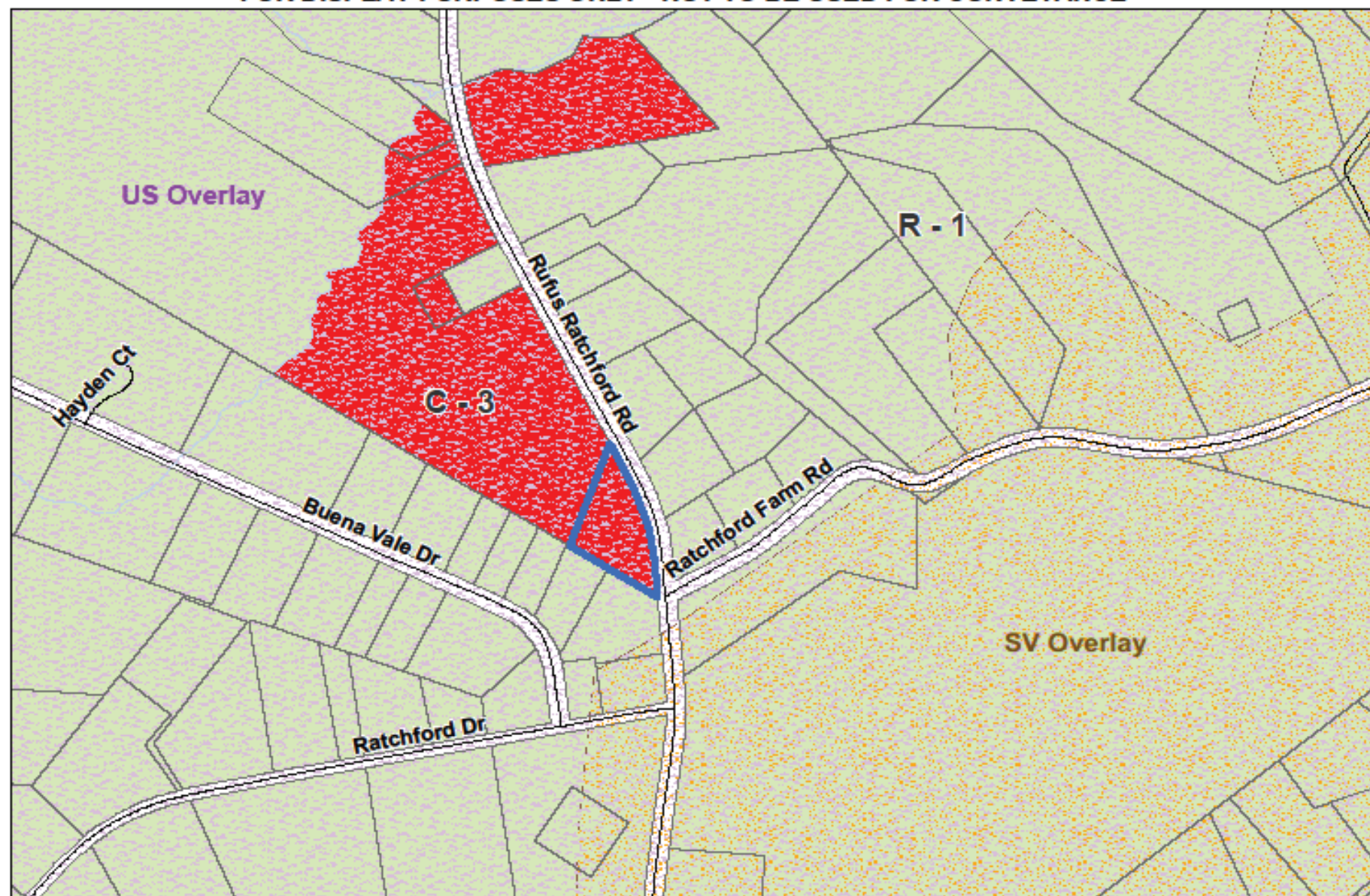
 Property Parcels

[illegible]

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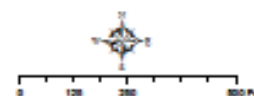
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**GASTON COUNTY**  
**Zoning Map**

Applicant: Z19-04

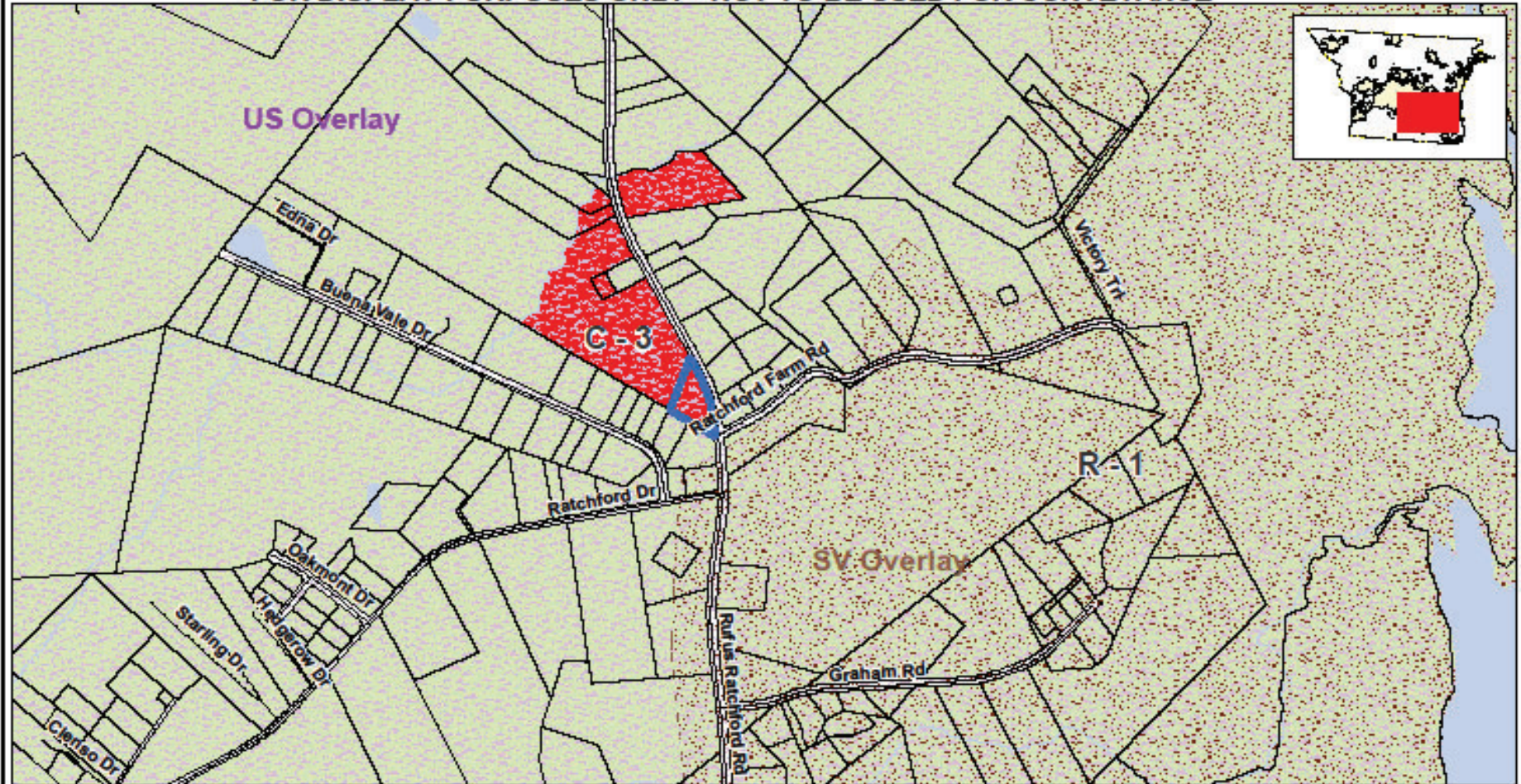
 Subject Area



R-1 Single Family Limited  
C-3 General Commercial  
US Urban Standards Overlay  
SV Scenic View Overlay



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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-3 General Commercial
- US Urban Standards Overlay
- SV Scenic View Overlay

Area of Consideration

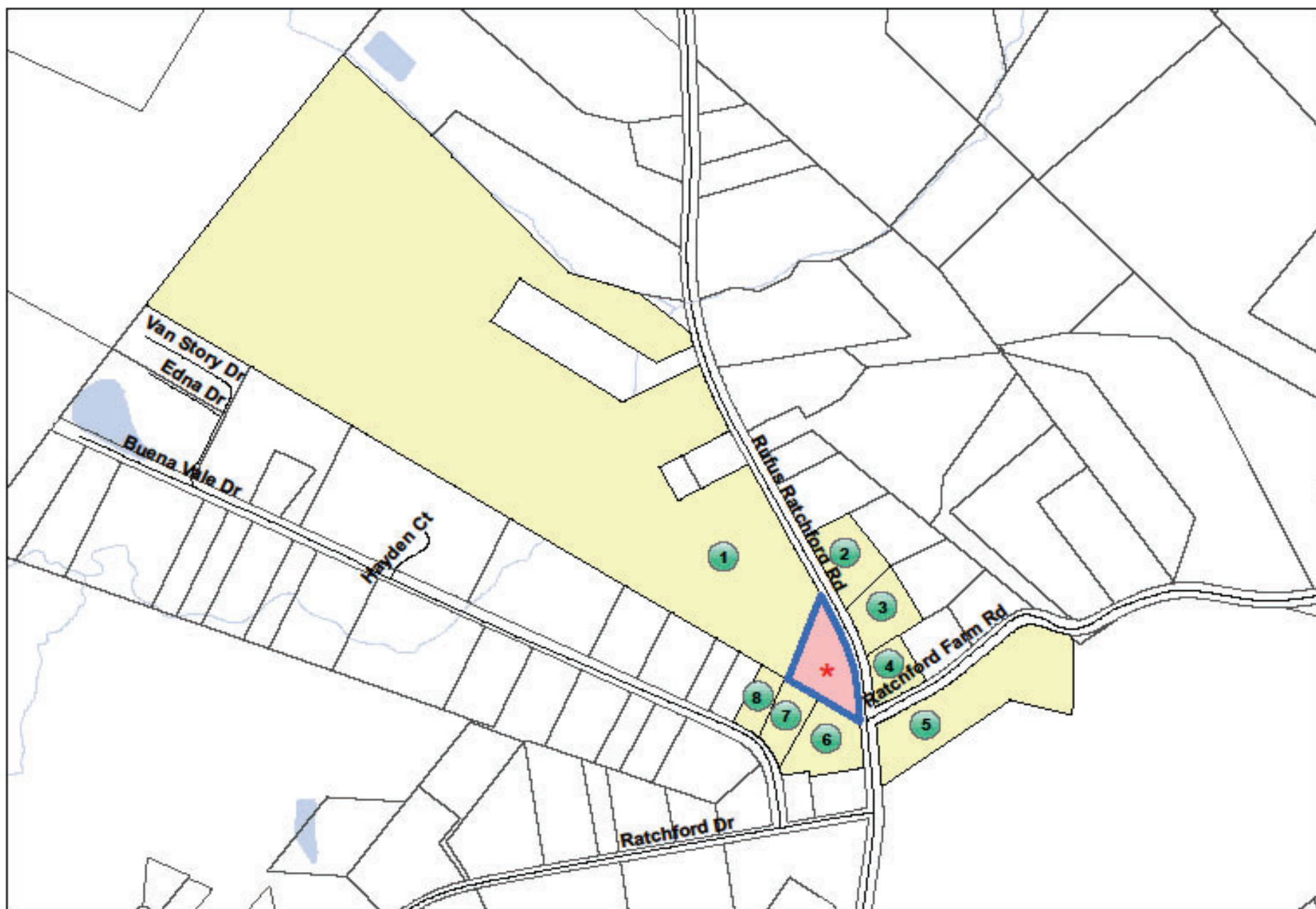


0 220 440 660 880 1100 1320 Feet

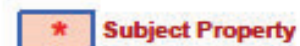
Applicant: Z19-04  
Tax ID: 300441  
Request Re-Zoning  
From: (C-3) General Commercial  
with (US) Urban Standards Overlay  
To: (R-1) Single Family Limited  
with (US) Urban Standards Overlay

Map Date: 03/05/2019





**Z19-04 Subject and Adjacent Properties Map**  
See reverse side for listing of property owners



**Z19-04 Owner and Adjacent Property Listing**

<u>NO:</u>	<u>PARCEL</u>	<u>OWNER NAME 1</u>	<u>OWNER NAME 2</u>	<u>ADDRESS</u>	<u>CITY</u>	<u>STATE</u>	<u>ZIP</u>
*	300441	COLLEEN JOY ABERCROMBIE		PO BOX 1657	BELMONT	NC	28012
1	300440	HOOVER JO HARRIET		2312 RUFUS RATCHFORD RD	GASTONIA	NC	28056
2	202976	TORRENCE TONY B		6618 UNION RD	GASTONIA	NC	28056-8137
3	202978	KUMMER PROPERTIES LLC		14005 HATTON CROSS DR	CHARLOTTE	NC	28278-7842
4	205190	KUMMER PROPERTIES LLC		14005 HATTON CROSS DR	CHARLOTTE	NC	28278-7842
5	193171	RATCHFORD WALTER BOYCE JR	RATCHFORD KATHRYN CECILE FEEMS	2407 RUFUS RATCHFORD RD	GASTONIA	NC	28056
6	208876	RASH KAREN SIMPSON	RASH DAVID E	3509 RATCHFORD DR	GASTONIA	NC	28056
7	208877	RATHMAN MICHELE S	RATHMAN PHILIP W	114 BUENA VALE DR	GASTONIA	NC	28056
8	193192	BARBER RICHARD LEE		116 BUENA VALE DR	GASTONIA	NC	28056