

Zoning Map Change: Conditional District REZ-23-01-06-00138, Riverbend Preserve LLC (Applicant); Property Parcels: Portion of 202649, 226548, and 304413 (Residential and Commercial Development Area), Located at NC 16 and Killian Rd., Stanley, NC, Rezone from (R-1) Single Family Limited Zoning District with Special Highway (SH) and Urban Standards (US) Overlays to the (CD/C-1) Conditional Light Commercial and (CD/RS-8) Conditional Single Family 8,000 Sqft. Zoning Districts with Special Highway (SH) and Urban Standards (US) Overlays

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NOW, THEREFORE, BE IT RESOLVED by the County Commission, upon consideration of the map change application, public hearing comment and recommendation from the Planning Board and Planning staff, finds:

- 1) The map change request **(is consistent)** or **(is not consistent)** with the County's approved Comprehensive Land Use Plan and the Commission considers this action to be **(reasonable)** or **(not reasonable)** and in the public interest, based on:

Therefore, the map change request for Property parcels: portion of 202649, 226548, and 304413 (Residential and Commercial Development Area), is **(hereby approved as conditioned {Exhibit A}, effective with the passage of this Resolution) or (hereby disapproved).**

- 2) The County Manager is authorized to make necessary notifications in this matter to appropriate parties.

Chad Brown, Chairman
Gaston County Board of Commissioners

ATTEST:

Donna S. Buff, Clerk to the Board

Exhibit A
Conditions of Approval
REZ-23-01-06-00138

"To be attached upon approval"