



**RESOLUTION TITLE: GASTON COUNTY BOARD OF COMMISSIONERS
RESOLUTION TO SUPPORT APPLICATION TO U.S. DEPARTMENT
OF TRANSPORTATION'S 2020 BETTER UTILIZING INVESTMENTS
TO LEVERAGE DEVELOPMENT (BUILD) TRANSPORTATION
DISCRETIONARY GRANTS PROGRAM**

- WHEREAS, the U.S. Department of Transportation's ("USDOT") Better Utilizing Investments to Leverage Development Transportation Discretionary Grants Program ("BUILD") provides funding for capital investments in surface transportation infrastructure; and,
- WHEREAS, the Lineberger Connector Project was identified as a regional project in the Franklin Boulevard Corridor Access and Alternative Development Mobility Strategy, completed in August 2016 by the City of Gastonia and the City of Lowell; and,
- WHEREAS, the cities of Gastonia and Lowell, in partnership with Gaston County, seek to apply for grant funding to construct the Lineberger Connector Project, which will extend Aberdeen Boulevard east to connect to the existing Lineberger Road with improvements north to NC 7, and provide direct access to approximately 400 acres of property that is ripe for local and regional development; and,
- WHEREAS, the cities of Gastonia and Lowell, in partnership with the property owner, are actively working with NorthPoint Development for the development of the Lineberger property; and,
- WHEREAS, the proposed development will include over 4,675,000 s.f. of warehouse and wholesale sales, distribution, and storage operations; and,
- WHEREAS, upon full buildout, NorthPoint Development is estimating a total of 2,571 new jobs; and,
- WHEREAS, the property currently has only one access point via Lineberger Road, which is a substandard two-lane facility with an at-grade crossing of the Norfolk Southern rail corridor; and,
- WHEREAS, in order for freight trucks to avoid this access, it is imperative that Aberdeen Boulevard be extended through the site to allow for a connection to Cox Road to the west, with safe and direct access to I-85; and,
- WHEREAS, this proposed project presents a unique opportunity to provide accessibility to an area that could produce significant economic development and job creation along Interstate 85; and,

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	CBrown	JBrown	AFrale	BHovis	TKeligher	TPhillips	RMonney	Vote
2020-116	04/28/2020	RW	BH	A	A	A	A	A	A	A	U

DISTRIBUTION:

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

GASTON COUNTY BOARD OF COMMISSIONERS
RESOLUTION TO SUPPORT APPLICATION TO U.S. DEPARTMENT OF TRANSPORTATION'S 2020
BETTER UTILIZING INVESTMENTS TO LEVERAGE DEVELOPMENT (BUILD) TRANSPORTATION
DISCRETIONARY GRANTS PROGRAM
Page 2

WHEREAS, the area in which the Lineberger Connector Project is located completely within a federally designated Opportunity Zone, which could bring a much-needed infusion of investment dollars for economic development into the most distressed rural and urban areas of our state; and,

WHEREAS, the project will exemplify a strong public-private partnership involving multiple partners in both the public and private sectors, including collaboration among neighboring jurisdictions to achieve both local and regional benefits, now.

NOW, THEREFORE, BE IT RESOLVED that the Gaston County Board of Commissioners hereby declares support for the funding and construction of the Lineberger Connector Project.

Resolution adopted this the, 28th day of April, 2020 upon a motion of Commissioner Ronnie Worley and seconded by Commissioner Bob Hovis by a vote of 7 affirmative votes to 0 negative votes.

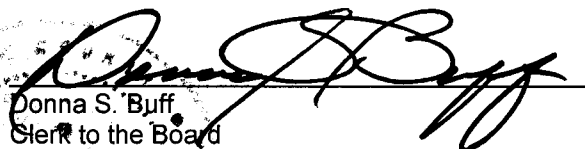

Tracy L. Philbeck, Chairman

ATTEST:


Donna S. Buff, Clerk to the Board

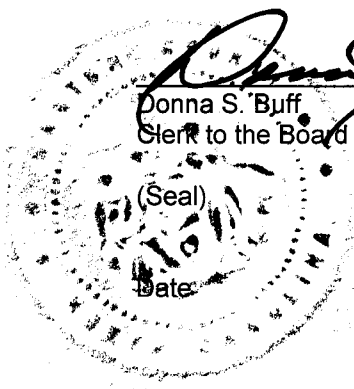
Certification

The undersigned duly qualified Clerk of the Gaston County Board of County Commissioners certifies that the foregoing is a true and correct copy of a Resolution adopted at a legally convened meeting of Gaston County held on April 28, 2020.


Donna S. Buff
Clerk to the Board

(Seal)

Date



MEMORANDUM

To: Dr. Kim Eagle, County Manager

From: Randi Gates, AICP, GCLMPO Administrator

Date: April 27, 2020

Subject: Item for April 28, 2020 BOCC Meeting

RESOLUTION TO SUPPORT APPLICATION TO U.S. DEPARTMENT OF TRANSPORTATION'S 2020 BETTER UTILIZING INVESTMENTS TO LEVERAGE DEVELOPMENT (BUILD) TRANSPORTATION DISCRETIONARY GRANTS PROGRAM

Background

Transportation, and more importantly access and land use, are the main engines that drive property development. Currently, the ~400-acre Lineberger property can only be accessed from the north via Lineberger Road to NC Highway 7 and this access has challenges due to an existing skewed at-grade crossing of the Norfolk Southern Railroad Main Line. In addition, I-85 along the southern border of the property serves as a significant barrier, restricting connectivity and economic opportunity. Because of environmental considerations, topography, and transportation and access issues, this property has remained an undeveloped "gem" along the I-85 corridor.

Working with NorthPoint Development, a conceptual master plan has been developed to determine the potential build out of the property. The master plan includes the proposed construction of eight (8) buildings for a total of +/- 4,675,000 s.f. Upon full buildout, NorthPoint Development is estimating a total of 2,571 new jobs. In addition, a Traffic Impact Analysis (TIA) is being completed for the City of Gastonia to evaluate the impacts the proposed development may have on the surrounding transportation system. A copy of the site plan is attached.

BUILD Grant Application Submittal

The U.S. Department of Transportation has issued a Notice of Funding Opportunity for the Department of Transportation's Better Utilizing Investments to Leverage Development (BUILD) Transportation Discretionary Grants. Funds for the FY 2020 BUILD Transportation program are to be awarded on a competitive basis for projects that will have a significant local or regional impact. The USDOT has been authorized to solicit applications for and award grants of up to \$25 million. The application process requires local jurisdictions to pass resolutions in support of the application. For the 2020 BUILD grant, the City of Gastonia, in partnership with the City of Lowell and Gaston County, will be seeking funding to construct the following:

- Aberdeen Boulevard Extension (3-lane)
 - 2,410 ft. from Cox Road to the current terminus (widening)
 - 2,911 ft. from the current terminus to the NC 7 Connector (new construction)

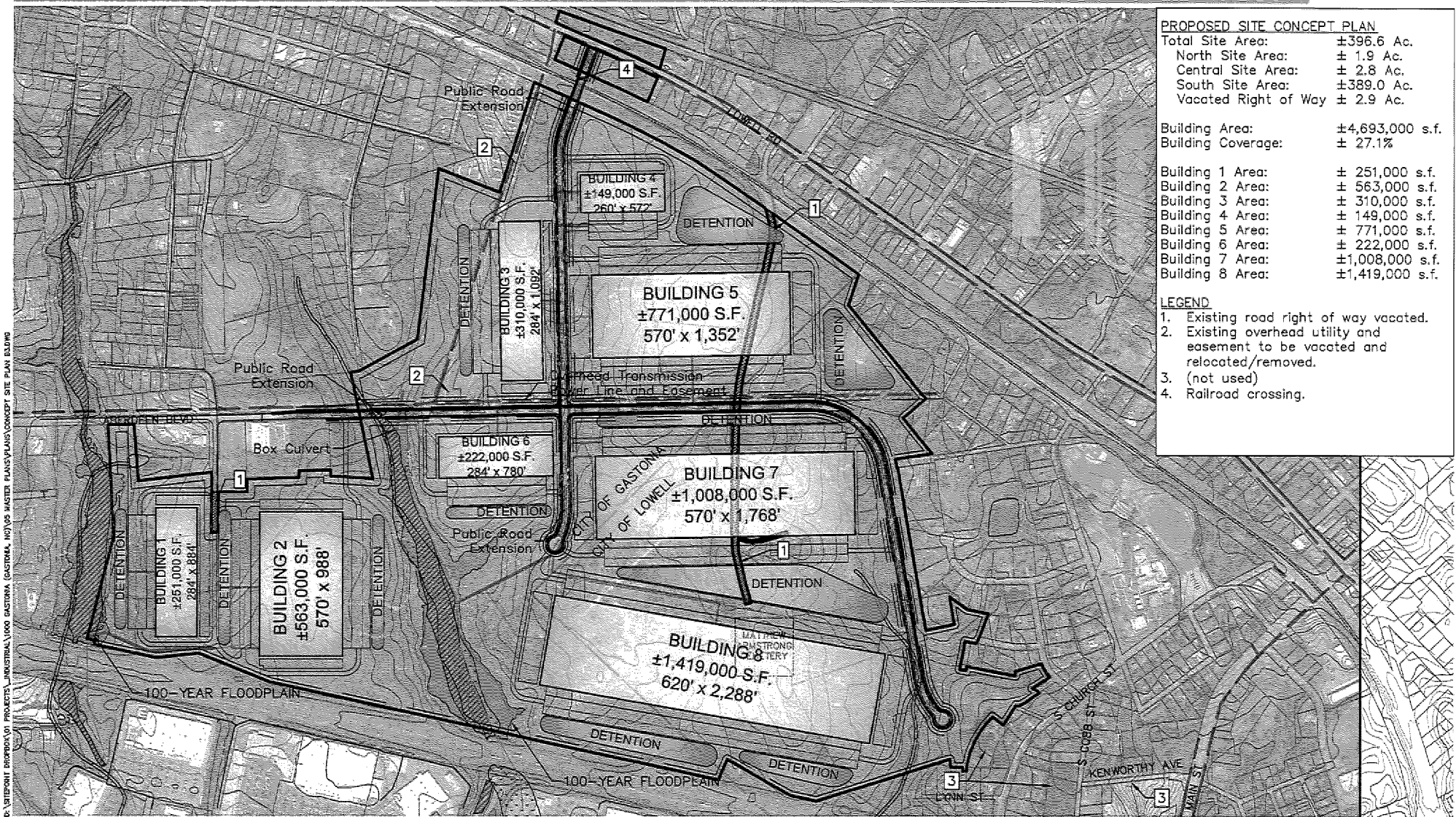
- NC Highway 7 Connector (2-lane)
 - 1,900 ft. from the proposed Aberdeen Boulevard Extension to NC Hwy 7
- Norfolk Southern Railroad Crossing Improvement



The deadline for submittal is May 18, 2020.

Recommendation

Approve the attached Resolution of Support for the City of Gastonia's Application to the U.S. Department of Transportation's 2020 BUILD Transportation Discretionary Grants Program.





Gaston County

Gaston County
Board of Commissioners
www.gastongov.com

Board of Commissioners

Board Action

File #: 20-216

Commissioner Philbeck - BOC - Approval of a Resolution to Endorse an Application to the U.S. Department of Transportation's 2020 Better Utilizing Investments to Leverage Development (BUILD) Transportation Discretionary Grants Program for the Lineberger Connector Project

STAFF CONTACT

Donna S. Buff - Clerk to the Board

BUDGET IMPACT

N/A

BUDGET ORDINANCE IMPACT

N/A

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POLICY IMPACT

N/A

ATTACHMENTS

Resolution, Memorandum and NorthPoint Site Plan

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