



Board Action Report

File #: 18-384, Version: 1

Commissioner Chad Brown - Planning/Development Services - Zoning Text Amendment: ZTA18-02 - Applicant: Gaston County Planning Board - To Consider Proposed Text Amendments to the Unified Development Ordinance (UDO), Chapter 2 (Definitions) Table 2.7-1; Chapter 6 (Zoning Districts) Section 6.2.1(G); Chapter 7 (Uses and Building Lot Standards) Table 7.1-1; Chapter 8 (Supplemental Regulations) Sections 8.1.17(J) and 8.4.29; Chapter 10 (Parking Regulations) Section 10.12(B)2-3; Chapter 13 (Subdivision Regulations) Sections 13.11(D)3(w) and 13.28.1; Chapter 15 (Water Supply Watershed Regulations) Section 15.9.1(A)

STAFF CONTACT

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BACKGROUND

The Unified Development Ordinance (approved April 24, 2008), sets forth procedures for amendment procedures in Chapter 5, requiring a joint public hearing by the Planning Board and Commission. A recommendation on the amendments is provided by the Planning Board, with final action on said amendments by the County Commission, to consider text amendments to Application Number ZTA18-02, Applicant: Gaston County Planning Board, request the Board of Commission to consider approval of the proposed text amendments to the UDO, Chapter 2 (Definitions) Table 2.7-1; Chapter 6 (Zoning Districts) Section 6.2.1(G); Chapter 7 (Uses and Building Lot Standards) Table 7.1-1; Chapter 8 (Supplemental Regulations) Sections 8.1.17(J) and 8.4.29; Chapter 10 (Parking Regulations) Section 10.12(B)2-3; Chapter 13 (Subdivision Regulations) Sections 13.11(D)3(w) and 13.28.1; Chapter 15 (Water Supply Watershed Regulations) Section 15.9.1(A). A joint public hearing was advertised and held on October 23, 2018 to take public comment (said comments are on file in the Commission Clerk's Office), with Planning Board recommendation provided on the same date. The Board of Commission is requested to consider the public hearing comment, Planning Board recommendation and other pertinent information, then either (approve), (disapprove) or (modify) the zoning text amendments. The proposed amendments reflect minor clarification of existing definitions, minor clarification of existing uses, change in state statutes for plat submittal and inclusion of watershed. The Planning Board reviewed the amendments at its last regular Planning Board meeting (09/25/2018) and unanimously recommended to move them to the public hearing process.

ATTACHMENTS

Resolution - ZTA18-02; Zoning Text Amendments - ZTA18-02