



Legislation Details (With Text)

File #: 20-588

Type: Zoning Matters (Non-Consent) **Status:** Passed

File created: 12/29/2020 **In control:** Building and Development Services

On agenda: 1/26/2021 **Final action:** 1/26/2021

Enactment date: 1/26/2021 **Enactment #:** 2021-003

Title: Public Hearing - RE: Commissioner Keigher - Building & Development Services - Zoning Map Change: Conditional District CD21-01 DR Horton (Applicant); Property Parcels: 146377, 146376, 147285 (part of), and 147284 (part of), Located at Forbes Rd., Gastonia, NC, Rezone from the (R-1) Single Family Limited and (I-2) General Industrial Zoning Districts with (US) Urban Standards Overlay to the (CD/RS-8) Conditional District / Single Family 8,000 sq ft Zoning District with (US) Urban Standards Overlay, in order to allow a (315) lot Residential Development
1. Receive Citizen Comment
2. Accept Motion to Approve Resolution

Sponsors: Tom Keigher

Indexes:

Code sections:

Attachments: 1. Adopted 2021-003, 2. Resolution, 3. Staff Report & Application Packet, 4. Staff Public Hearing Slides, 5. Applicant Slide Presentation - A, 6. Applicant Slide Presentation - B

Date	Ver.	Action By	Action	Result
1/26/2021	1	Board of Commissioners	approved	Pass

Public Hearing - RE: Commissioner Keigher - Building & Development Services - Zoning Map Change: Conditional District CD21-01 DR Horton (Applicant); Property Parcels: 146377, 146376, 147285 (part of), and 147284 (part of), Located at Forbes Rd., Gastonia, NC, Rezone from the (R-1) Single Family Limited and (I-2) General Industrial Zoning Districts with (US) Urban Standards Overlay to the (CD/RS-8) Conditional District / Single Family 8,000 sq ft Zoning District with (US) Urban Standards Overlay, in order to allow a (315) lot Residential Development
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STAFF CONTACT

Joseph B. Sciba - Director - 704-866-3970

BACKGROUND

Chapter 5 of the Unified Development Ordinance requires a public hearing by the Commission, with recommendation by the Planning Board prior to consideration for final action by the Commission. DR Horton (Applicant); Rezone Parcels: 146377, 146376, 147285 (part of), and 147284 (part of) from the (R-1) Single Family Limited and (I-2) General Industrial Zoning Districts with (US) Urban Standards Overlay to the (CD/RS-8) Conditional District / Single Family 8,000 sq ft Zoning District with (US) Urban Standards Overlay, in order to allow a (315) lot residential development. A public hearing was advertised and held on January 26, 2021 with Public Hearing comments being on file in the Board of Commission Clerk's Office. Planning Board recommendation was provided on January 11, 2021, and the Commission is requested to consider the public hearing comment, Planning Board recommendation and other pertinent information, then (approve), (disapprove) or (modify) the map change.

ATTACHMENTS

Resolution, Staff Report & Application Packet