



CITY OF GASTONIA PUBLIC HEARING NOTICE



NOTICE OF PUBLIC HEARINGS TO CONSIDER REZONING REQUESTS

Notice is hereby given that the following public hearings will be held **Thursday, October 6, 2022**, at 5:30 PM, or as soon thereafter as possible, before the Gastonia Planning Commission in the City Council Chambers, 181 S. South Street, in Gastonia, North Carolina. If any of the decisions of the Planning Commission are appealed or if any of the Planning Commission's decisions are by a vote of less than a three-fourths (3/4) majority, the particular item so affected will also be heard in a public hearing at the **Tuesday, November 15, 2022**, City Council meeting at 6:00 PM or as soon thereafter as possible, in the City Council Chambers, 181 S. South Street or in the Public Forum Room on the 2nd Floor of the Gaston County Courthouse located at 325 Dr. Martin Luther King, Jr. Way in Gastonia. The meeting location will be listed on the agenda found on the city's website www.cityofgastonia.com. If any cases are *continued* by the Planning Commission, the City Council hearing (if necessary) for that particular item will change; whereby staff should be consulted for further details.

File 202100532

Subject hearing involves a request to rezone approximately 103.84 acres from RS-12 (Single-family Residential District, minimum 12,000 sq. ft. lots) to PD-TND (Planned Development – Traditional Neighborhood Development). The subject property is located north and south of E. Hudson Boulevard between S. New Hope Road and Redbud Drive/Hoffman Road. The property is owned by James R. Hand and Lisa Turbeville.

File 202200477

Subject hearing involves a request to rezone approximately 0.52 acres RMF (Multi-family Residential) to RS-8 (Single-family Residential, minimum 8,000 sq. ft. lots). The subject property is located south of Cleveland Avenue and north of New Beginnings Avenue, adjacent to Bell Street. The property is owned by ABC Asset Management, LLC.

File 202200487

Subject hearing involves a request to assign a zoning district in conjunction with an annexation request for approximately 1.46 acres from Gaston County O-1 (Office) to City of Gastonia PD-RRDD (Planned Development – Revised Residential Development District). The subject property is located between Union Road and Robinson Road, adjacent to Pineridge Lane. The property is owned by South Oak Partners, LLC.

The City Council will hold a Public Hearing on the assignment of zoning request at the **October 18, 2022** City Council Meeting.

NOTICE OF PUBLIC HEARING TO CONSIDER AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF GASTONIA, NORTH CAROLINA

Notice is hereby given that the following public hearing will be held **Thursday, October 6, 2022**, at 5:30 PM, or as soon thereafter as possible, before the Gastonia Planning Commission in the City Council Chambers, 181 S. South Street, and on **Tuesday, October 18, 2022**, at 6:00 PM, or as soon thereafter as possible, before the Gastonia City Council in the Public Forum Room on the 2nd Floor of the Gaston County Courthouse located at 325 Dr. Martin Luther King, Jr. Way in Gastonia for the purpose of considering the following amendments to the Unified Development Ordinance of the City of Gastonia North Carolina. If any cases are *continued* by the Planning Commission, the City Council hearing date for that particular item will change; whereby staff should be consulted for further details. Contact the Planning Department at 704-854-6652 or e-mail planning@cityofgastonia.com to view the below proposed amendments.

File 202200546

Subject hearing involves a request to amend *Section 5.16.4 Zoning Map Amendment – Conditional Districts (CD)* to the Unified Development Ordinance to add a requirement for applicants to provide a sign notifying the public of details of the development proposal.

NOTICE OF PUBLIC HEARING TO CONSIDER AMENDING THE UNIFIED DEVELOPMENT ORDINANCE OF THE CITY OF GASTONIA, NORTH CAROLINA

This item was heard by the Gastonia Planning Commission on **Thursday, September 8, 2022**. Notice is hereby given that the following public hearing will be held **Tuesday, October 18, 2022**, at 6:00 PM, or as soon thereafter as possible, before the Gastonia City Council in the Public Forum Room on the 2nd Floor of the Gaston County Courthouse located at 325 Dr. Martin Luther King, Jr. Way in Gastonia for the purpose of considering the following amendments to the Unified Development Ordinance of the City of Gastonia North Carolina. Contact the Planning Department at 704-854-6652 or e-mail planning@cityofgastonia.com to view the below proposed amendments.

File 202200496

Subject hearing involves a request to amend *Section 7.11 Central Business District Design Standards* to the Unified Development Ordinance to remove the restriction on mirrored glass at the street level or any other window or door treatment that would make the glass otherwise opaque.

For further information, call (704) 854-6652. INDIVIDUALS REQUIRING SPECIAL ACCOMMODATIONS WHEN ATTENDING THIS MEETING AND/OR IF THIS INFORMATION IS NEEDED IN AN ALTERNATIVE FORMAT BECAUSE OF A DISABILITY, SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, LOCATED IN CITY HALL AT 181 S. SOUTH STREET, TELEPHONE: (704-866-6786), FAX: (704-836-0022) OR BY EMAIL: JUDYS@CITYOFGASTONIA.COM. THE HUMAN RESOURCES DEPARTMENT REQUESTS AT LEAST 72 HOURS' NOTICE PRIOR TO THE MEETING TO MAKE THE APPROPRIATE ARRANGEMENTS.

Kristie Ferguson, Chair
Gastonia Planning Commission
(Ad in paper 9/25/22 and 10/02/22)

Walker E. Reid, III, Mayor
City of Gastonia