




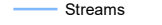

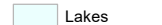








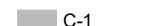








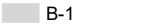

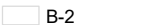



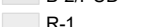

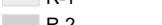

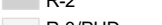

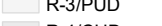
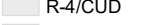


SEE BACK FOR NOTIFIED PROPERTY OWNERS


Applicant: Issac Marcushamer  
 Owner: Horsely Holdings, LLC  
 Planning Comm Hearing: January 6, 2022  
 Request: C-1 to RMF CD  
 Ward: 1  
 Total Tract Size: approx. 16.03 acres  
 Parcel ID #: 203527

 Subject Property

**Legend**

- |   |   |
|---|---|
|  AP Airport  |  City Boundary |
|  C-1 Light Commercial                                |  Roads         |
|  C-2 Highway Commercial                              |  Streams       |
|  C-3 General Commercial                              |  Lakes         |
|  CBD Central Business District                       |  Buildings     |
|  I-U Urban Industrial                                |  Parcels       |
|  I-1 Light Industrial                                |   |
|  I-2 General Industrial                              |   |
|  O-1 Office  | <b>Gaston County Zoning</b>   |
|  OLC Office/Light Commercial                         |  C-1           |
|  O-M Medical Office                                  |   |
|  PD IRD Planned District Infill Res Devt             |   |
|  PD PRD Planned District Planned Res Devt            |   |
|  PD RRDD Planned District Revised Res Devt District |   |
|  PD PUD Planned District Planned Unit Devt         |   |
|  PD TND Planned Dist Traditional Neighborhood Devt |   |
|  RLD Residential Low Density                       | <b>Cramerton Zoning</b>   |
|  RS-12 Residential 12000sqft lots                  |  B-1         |
|  RS-8 Residential 8000sqft per lot                 |  B-2         |
|  R-A Rural Agricultural                            |  B-2/PUD     |
|  RMF Residential Multi-Family District             |  R-1         |
|  SP State Park District                            |  R-2         |
|  TMU Transitional Mixed Use                        |  R-3/PUD     |
|  UMU Urban Mixed Use District                      |  R-4/CUD     |
|   |  TND/CUD     |

Note: For a complete elaboration of zoning classifications, see the Unified Development Ordinance or contact the City of Gastonia Planning Department at (704) 854-6652.

1 : 4,800  
 1 inch represents 400 feet  
 Plot Date: December 20, 2021  


**Application**  
 PLMAC202100276

I, \_\_\_\_\_, hereby certify that all mail notices, in the absence of fraud, were mailed to all affected and adjoining property owners on \_\_\_\_\_, 2021.



**PLMAC202100276**

1. NEW HOPE REAL EST INVESTMT LLC
2. NEW HOPE REAL EST INVESTMT LLC
3. VCM BOWMAN LLC
4. VCM BOWMAN LLC
5. CAROMONT HEALTH INC
6. VCM BOWMAN LLC
7. MIRAS THADDEUS & MIRAS LYN
8. MIKKELSEN IAN & MIKKELSEN EMILY
9. BRYANT DANNY RAY
10. VCM BOWMAN LLC
11. VCM BOWMAN LLC
12. AMBER JACK REALTY LLC
13. WU PETER JIAWEN
14. ANDREW ROBERT LOWDER & ANDREW AMANDA HARPER
15. YATES RONDAL F JR & YATES MICHELLE D
16. BURNS RICHARD JACOB
17. MILLER ERIC JEROME & MILLER EVANGELINE DENISE
18. CRENSHAW LISA P & CRENSHAW JOHN W II
19. TYLER GEORGE GRAYLING & TYLER GLENDA L
20. ORCAN SEDAT & ORCAN BEGUM
21. LAWLOR DAVID C & LAWLOR LESLIE D
22. HENRY MARK BRANDON & NGUYEN KATHERINE
23. KEEPEES MATTHEW D & KEEPEES JENNIFER H
24. GLEASON ROBERT & KENNEDY RACHEL
25. SISTERS OF MERCY OF AMERICAS
26. HOPPER MELANIE T & HOPPER ARTHUR L
27. RABB STEPHEN LAMAR
28. HAGER NED GEORGE JR
29. 2017-1 IH BORROWER LP C /O INVITATION HOMES-TAX DEPT
30. MCGINNIS JAMES BRIAN & MCGINNIS WENDY JONES
31. NGUYEN THI THANH DIEM & HA TAM
32. ISENHOUR JEFFREY D & ISENHOUR KIMBERLY H
33. ISENHOUR JEFFREY DEAN & ISENHOUR KIMBERLY H
34. FREEDOM FINANCIAL PROPERTIES LLC