

RE: {External}122 Julius Mac Rd, Stanley, NC 28164 External Inbox x



Jamie Kanburoglu <Jamie.Kanburoglu@gastongov.com>

Tue, Nov 14, 2023, 11:36 AM



to me ▾

Good morning,

Both of these lots are zoned (C-1) with the (US) and (CH) Overlays. The county's use table can be found in Chapter 7 (link below)

Something to note is that the existing double wide manufactured home on the lot is a nonconforming residential structure on a (C-1) lot. It is regulated per Chapter 3 of our ordinance. If someone were wanting to do a commercial use out of this structure, they need to meet with our plan review staff to see if it's even possible to have a manufactured home meet commercial building code.

Chapter 7 – Table of Uses (Scroll down and click expand to see the entire table)

https://library.municode.com/nc/gaston_county/codes/unified_development_ordinance?nodeId=UNDEOR_CH7USBULOST

Chapter 3 for Nonconforming Uses

https://library.municode.com/nc/gaston_county/codes/unified_development_ordinance?nodeId=UNDEOR_CH3AP

Sincerely,



**Jamie
Mendoza
Kanburoglu**

Director of
Planning and Zoning,
Building and
Development Services

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