



**NOTICE OF PUBLIC HEARING
GUILFORD COUNTY COMMISSIONERS
OLD GUILFORD COUNTY COURTHOUSE
BOARD OF COUNTY COMMISSIONERS MEETING ROOM
SECOND FLOOR
301 W. Market Street
GREENSBORO, NORTH CAROLINA, 27401
February 7, 2019
5:30 P.M.**

CASE # 18-11-GCPL-07119

The Guilford County Board of Commissioners will hold a public hearing at the date and time referenced above, concerning a request to rezone property located approximately 1,850 feet northeast of the intersection of Blakshire Road and Southeast School Road in Clay Township, being Guilford County Tax Parcel #0121404, approximately 2.60 acres. The Guilford County Planning Board approved with less than 5/7th (71.4%) favorable vote to rezone this property from RS-40 to AG.

The RS-40 Residential Single-Family District is primarily intended to accommodate single -family detached dwellings on large lots in areas without access to public water and wastewater services. The district is established to promote single-family detached residences where environmental features, public service capacities or soil characteristics necessitate overly low density single-family development. The overall gross density in RS-40 areas typically will be 1.0 unit per acre or less.

The AG Residential Single-Family District is primarily intended to accommodate uses of an agricultural nature, including farm residences and farm tenant housing. It also accommodates scattered non-farm residences on large tracts of land. It is not intended for major residential subdivisions. The RS-30, Residential, Single-Family District is primarily intended to accommodate low density single-family detached dwellings on large lots in areas

without access to public water and wastewater services. The overall gross density in RS-40 areas typically will be 1.0 unit per acre or less.

Since this notice is sent only to adjoining and adjacent property owners, please discuss it with other residents who may have an interest in this request. Anyone wishing to be heard on this matter should appear at the public hearing, or arrange to be represented. Any petition should be submitted in duplicate.

If you have any questions, please contact the Planning Department, Independence Center, 5th floor, telephone number 641-3334.

Thank you.

Guilford County Clerk's Office

Encls: Map, 12/12/2018 Minutes of the Planning and Zoning Board