

## Catawba County Rezoning/Ordinance Text Amendment Application

Applicant Mr. Tom Scott, Scott Development Group, LLC Phone # 1.704.907.7425  
Applicant's Fax N.A. Applicant's Email tom@sdgnc.com  
Applicant's Mailing Address 813 Pecan Tree Lane City, State, Zip Ft. Mill, 29715  
Property Owner Randolph III + Teresa Shives, Randolph III + Randolph Jr Shives Phone # 1-704.735.9050, email-randtshives@yahoo.com  
Property Owner's Mailing Address 127 Saddletree Road City, State, Zip Lincolnton NC 28092  
Parcel 911 Address 7369 & 7502 Fighting Creek Road PIN # 460606392089 & 460606483382  
Subdivision Name and Lot # Not Applicable  
Current Zoning District R-30 Proposed Zoning District PD-CD

### Type of Rezoning Application:

☐ **General Rezoning**

- The general information listed below shall be submitted with the rezoning application.

☒ **Planned Development Rezoning**

- All information contained in the Planned Development Chart of the Procedures Manual is to be shown on a plan submitted with the application and the general information below.

☐ **Special District Rezoning**

- All information contained in the Special District Development Chart of the Procedures Manual is to be shown on a plan submitted with the application and the general information below.

☒ **Conditional District Rezoning**

- All information contained in the Conditional District Development Chart of the Procedures Manual is to be shown on a plan submitted with the application. The complete application includes the general information below and specific development conditions substantially agreed to by the staff and applicant as well as a development agreement if applicable.

☐ **Manufactured Home Park Rezoning**

- All information contained in the Manufactured Home Park Development Chart of the Procedures Manual is to be shown on a plan submitted with the application and the general information below.
- Proposed Park Name \_\_\_\_\_

☐ **Ordinance Text Amendment**

- Submit general information listed below.

### General Information to be attached:

- ☒ If a portion of an existing parcel is requested to be rezoned, a survey of the portion of the parcel(s) covered by the proposed amendment at a scale no smaller than 1 inch equals 200 feet, on a 18 x 24 inch map and one 8 x 11 inch map (30 copies).
- ☒ Submittal of 30 copies of each map including digital copies in .pdf or .jpg format.
- ☐ If applicable, a legal description of such land
- ☐ If applicable, a detailed statement of any alleged error in the Unified Development Ordinance which would be corrected by the proposed amendment, and a detailed explanation of the manner the proposed amendment will correct the alleged error.
- ☐ A detailed statement of all other circumstances, factors, and reasons, which applicant offers in support of the proposed zoning map or text amendment.
- ☒ Filing Fee: Per Catawba County Fee Schedule *Bob Karpis RHA / Mary Beechwood Homes*

Applicant's Name (Printed) Thomas W. Scott, Scott Development Group

Applicant's Signature Thomas W. Scott

Date JUNE 11, 2021

Property Owners Name (Printed) Teresa Shives

E. Randolph Shives, Jr.

E. Randolph Shives, III

Property Owner's Signature Teresa Shives

E. Randolph Shives, Jr.  
EP

Date 6-9-21