



LOWELL PLANNING AND ZONING BOARD MEETING

Regular Meeting

Tuesday, February 7th, 2023, 6:00 P.M.

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1. **CALL TO ORDER**
 2. **DETERMINATION OF QUORUM**
 3. **PLEDGE OF ALLEGIANCE**
 4. **CHANGES TO AND APPROVAL OF AGENDA**
 5. **APPROVAL OF MINUTES FROM January 7th, 2023, MEETING**
 6. **OLD BUSINESS**
 - A. **None**
 7. **NEW BUSINESS**
 - A. **General Rezoning Application - ZMA23-01- ROB PRESSLEY/LOWELL OZB, LLC**

Request to rezone approximately 4.48 acres from VSR (Vehicle Service & Repair District) and CIV (Civic District) to IND (Industrial District). The subject properties are located west of Phillips Street and east of Peachtree Street. The property is owned by LOWELL OZB, LLC
 - B. **Text Amendment Application - ZTA23-01 - ROB PRESSLEY/LOWELL OZB, LLC**

Request to amend Article 3 - *Definitions, Abbreviations and Symbols*, Article 8 - *Districts*, Article 9- *Building & Lot Type Standards & Specifications* & Article 12 - *Off-Street Parking , Stacking and Loading Areas* of the Lowell Development Ordinance to allow for a new classification/use category of “ Industrial Flex Space” .

C. Text Amendment Application - ZTA23-02 - LOWELL STAFF

Request to amend Section 8.4-5 - *Civic District (CIV)*, of the Lowell Development Ordinance to reduce the Minimum Lot Size and Minimum Lot Width.

D. Reservation of Utility Service - GASTON COUNTY PUBLIC WORKS - LOWELL ELEMENTARY SCHOOL

Request to extend water service outside City of Lowell municipal limits and set new water service to feed Lowell Elementary School.

8. ADJOURNMENT

UPCOMING IMPORTANT DATES

February 14th, 2023 - City Council Meeting - 6:00pm, Lowell City Hall

March 7th, 2023 - Planning Board Meeting - 6:00pm, Lowell City Hall