

## LOCAL NEWS

# West Mountain residents protest possible rezoning

EMILY WEAVER

eweaver@kingsmountainherald.com

The quiet, beautiful houses that line Mountain Street have been stirring with rumors of a big chain moving into their neighborhood.

A major chain pharmacy is purportedly looking at purchasing property at the end block where Mountain and King streets meet Phifer Road. The alleged plans are for the front of the store to face King Street, with the rear of the building backing Mountain Street. Land surveys are being conducted, perhaps in preparation for a rezoning request to make sure all of the properties, including a day care center, two houses on King Street and two on Mountain Street, will be rezoned for general business. The two houses facing King

Street are unoccupied and are currently for sale. The two houses on W. Mountain Street are currently owned and occupied. The purchase of the properties is still pending.

But it has been said that representatives of the major pharmacy have visited Mountain Street residents to "test the waters" for their arrival. Some citizens are up in arms over the news.

Greg Martin, of West Mountain Street, said that he actually likes this specific drug store chain the best of all of the other chains. "I'm not opposed to the store itself," he said. But he has pictured the store where it wants to locate and adds, "I just think it would look awful."

Martin's sentiments are shared by Allan Propst, co-owner of Mountain Street Pharmacy. "It's not so much the competition we're concerned about as the

change to the landscape," Propst said. "The biggest concern I would have, personally, is it would severely change the western end of Mountain Street."

"One by one we are losing Mountain Street and the small feel of our town," Martin said. Both Martin and Propst suggested that the major chain drug store look at building where the old Winn-Dixie stands, just 100 yards away. "Why build in a residential area when you can build 100 yards away in a commercial area," Martin said.

The Kings Mountain Historic Landmark Commission is attempting to have Mountain Street registered a historic district, in an effort to preserve the semi-residential street. Several houses line the street, many with the charm and elegance of days gone by. But similar to its parallel neighbor, King Street, planted in

between some of the houses are doctors' offices, a bank, an elementary school, a church and a neighborhood pharmacy. The only difference may be that Mountain Street still has many of its houses and has yet to experience King's explosive growth. According to a zoning map of the city, West Mountain Street is zoned mostly residential, whereas King Street is zoned mostly for business.

City Planning Director Steve Killian said that the property in question is currently zoned as Residential R-8. For a drug store to move onto the property it would either need to be zoned General Business, Office, or Central Business, he said.

A public hearing was held on Tuesday night for another unrelated rezoning request by Mark Beach on property located in the 400 block of W. Mountain Street,

between Cansler and Tracy streets. Beach requested that the property be rezoned from Residential RS-8 to General Business. Killian said that he doesn't know any of the plans Beach has for the property. "It could be any one of general business uses," he added. The rezoning request "is not tied to any set of plans or uses."

If passed, the rezoning would reflect another possible commercial change to the neighborhood. A petition protesting the rezoning was signed by two nearby residents. A few other community members spoke against the change at the Planning and Zoning Board's recent meeting.

With four independently owned pharmacies and two chains serving the community, some people have said that they have enough drug stores to choose from.

## Church Street residents support 'start' in protecting property

ELIZABETH STEWART

Herald Correspondent

Church Street residents turned out at City Hall Tuesday night to support their rezoning request they called "a start" in protecting properties on Grace and Church Streets north of their intersections with Linwood Road. Council unanimously approved the rezoning.

During a public hearing Denise Miller, spokesman for the group, said rezoning to Residential RS-6 and RS-8 would help preserve the community as a residential single-family neighborhood

rather than a community of multi-family dwellings. "We care about our community," she said.

Chief of Police Melvin Proctor also supported the rezoning as a "positive move," noting that in 2006 the police responded to 76 calls for service and in 2007 that number jumped to 196 in the area from various problems with tenants and landlords. "This is a step in the right direction," he told council.

In another zoning matter, developer Mark Beach, in a letter to city council, withdrew his application for rezoning of a 30 foot strip between Mountain and

King Streets to allow modifications and addition of more information at a later date.

A protest petition was presented by property owners of the area within 100 feet of Beach property.

Since the Planning Board split 7-2 on the rezoning of the property, action by the city council would have required six votes in favor from the seven member city council.

Planning Director Steve Killian said that Beach owns property already zoned General Business on King Street and the Planning Board in its consideration of the

request looked at the city's land development plan and the degree of intrusion into the residential area of Mountain Street and the promise of the developer to not have a driveway or business uses ever on the remainder of his lot that faces Mountain Street and remaining R-10. Killian said the land development plan supports commercial use on the entire lot that fronts Mountain Street. He said that the perception of area property owners was that residentially zoned property would remain residentially zoned in order to protect the Gold Street and Mountain

Street neighborhoods. He said Beach was addressing neighborhood complaints.

Additionally, after public hearing, Council amended the Industrial Incentive Program Grant for Parker Hannifin Corporation for \$36,000 annually over a five year period beginning as early as Feb. 2008 if their projected investment on Canterbury Road becomes fully taxable and taxes verified as paid.

After a public hearing, Council applied for a Community Development Block Grant for funds to construct a 12 inch

See Property, Page 8

**Elders Jim Smith and Scott Crawford of Family Worship Center in KM hand out treats to children at the Cathedral of Praise Church of God in Lusaka, Zambia. Smith and Crawford were part of a 10 day missions trip to Zambia along with their Pastor, Roger Woodard, and fellow Elder Jeff Vernon.**





"Thank you Dr. Hannon & SmileMakers. My new smile is gorgeous! I feel like a new person!"

~ Brittany, Gr. 10

**Hannon•Orthodontics**  
Ask about Invisalign® for Adults & Teens  
**704.865.8521**  
Gastonia & Shelby Offices  
Invisalign® • Insurance • Affordable Payments  
Call TODAY for a **FREE** Orthodontic Exam  
(**\$265 Value**) Expires 10-5-07 Hablamos Español