

**THE GASTONIAN
220 EAST GASTON STREET**

	Applicant: Travis Shelhorse	X	New		Add-On
X	Beer	X	Wine	X	Liquor

Proposed License Classification
CLASS C – RETAIL DEALER ON-PREMISES CONSUMPTION)

Proposed Zoning Use
220 E Gaston St (PIN 20032 46009): Proposed Use, <i>Hotel and Retail consumption dealer (on-premises consumption of alcohol)</i>, within the current D-R (Downtown Residential) zoning district.

TASK

RESPONSIBLE PARTY

Initial Review	Revenue Department
X Applicant Interview – Classification Overview	Date: 06/03/2025
X Previous License Review	Notes: No additional licenses held by applicant
X Alcohol Review Committee	Date: 06/03/2025 Compliant: Yes
X Health Dept/Dept of Ag Coordination (If needed)	Notes: Compliant

Public Hearing (Scheduled for)	Clerk of Council
X Advertised in Newspaper	Date: 12/03/2025

Measurement Report	SPD ABC Unit
X In Compliance	Not In Compliance
X Measurements Taken	Date: 11/13/2025
X Sign Posted	Date: 11/19/2025

Public Safety Review	SPD ABC Unit
X Background Check Completed	Date: 11/10/2025
X Public Safety Plan Reviewed	Date: 11/13/2025

Neighborhood Notification	Human Services Department
x Email Notification	Date: 11/17/2025 Notes: Email notification was sent to Downtown Neighborhood Association President, Paul Cobet
Phone Contact	Date: Notes:
Visit	Date: Notes:
Meeting Held (If Requested by Association)	Date: Notes:

Code Enforcement Site Review	Code Compliance Department
X Inspection Conducted	Date: 11/7/2025 Notes: No violations
X Compliant	Non-Compliant

Density Map	Development Service
X Completed	Date: 11/13/25

Zoning Review	Planning and Urban Design Department
Proposed Use, <i>Hotel and Retail</i>	Notes:
Is Permitted by Right	
Is permitted as a Limited Use with Conditions	

consumption dealer (on-premises consumption of alcohol), within the current D-R (Downtown Residential) zoning district.		Requires Special Use Approval or Variance	<ol style="list-style-type: none"> 1. <u>Permitted as a Non-conforming Use:</u> The principal use classification <i>Hotel</i>, as defined in Article 13 of the zoning ordinance, is permitted as hotel use and is a legal nonconforming use. It may continue to operate because it predates the current regulations (legal nonconforming use 17 units according to Property Record Card & ZCL 25-002284-ZCL). The classification <i>Retail consumption dealer (on-premises consumption of alcohol)</i> is permitted as Nonconforming Use. The business Has a Pre-existing Alcohol License prior to September 1, 2019 since at least 2001. 2. The parking is met/exempt (Pre-existing use). 3. Is an existing use/occupancy, but new ownership, management, or request. 4. Business Location Approval (25-002409-BA) approved on May 21, 2025, for pre-existing legal nonconforming Hotel (17 units).
	X	Permitted as a Non-Conforming Use	
		Not Permitted	