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**NOTICE OF PUBLIC HEARINGS FOR ZONING TEXT AMENDMENTS.  
TOWN OF HUDSON, NC**

**PUBLIC NOTICE**

The public is hereby notified that a public hearing will be held by the Town of Hudson Board of Commissioners on **Tuesday, January 20, 2026, at 6:00 p.m.** in the **Commissioners Chambers**, located at **550 Central Street, Hudson, North Carolina 28638**.

**Public Hearing:**

Pursuant to **North Carolina General Statutes Chapter 160D**, the Town of Hudson Board of Commissioners will consider Zoning Text Amendment ZTA-01 including consideration to **accept, deny, or amend** the Zoning Text Amendment (ZTA) request.

**Planning Board Meetings:**

The **Hudson Planning Board** will meet on **Thursday, January 8, 2026, at 6:00 p.m.** in the **Commissioners Chambers** to review the Zoning Text Amendment (ZTA 2025-01 and make a recommendation to the Board of Commissioners for **approval, approval with conditions/amendments, or -denial**, prior to the January 20,2026 public hearing.

Zoning Text Amendments are as follows:

1. Accessory Dwelling Units: to be allowed in all zoning districts except for Neighborhood Business, and Office and Institutional. All ADU's must meet the full NC Building Code requirements.
2. Add RA-15 to the Residential High Density Overlay District zoning, if the property can connect to sewer or an engineered septic system designed for the development.
3. Revise Residential High Density Overlay District zoning to allow for "individual stacked second story apartment units."
4. Allow 10% administrative deviation from regulations in Residential High Density Overlay zoning if deviation does not increase density.
5. Allow private streets under established homeowners association in lieu of town maintenance.

For additional information regarding this public hearing, please contact **Teresa Kinney, CZO**, Town of Hudson Planner, at **(828) 485-4238** or via email at **teresa.kinney@wpcog.org**.