# *Henrico County Board of Zoning Appeals*

## *Thursday, November 15, 2001*

**A -149-01** Brookland **approved**
FRANCES BRISTOW YUAN requests a variance from Section 24-95(c)(4) to add a covered front porch at 1702 Devers Road (Westhaven) (Parcel 102-11-K-92), zoned R-3, One-family Residence District (Brookland). The front yard setback is not met. The applicant has 31.5 feet front yard setback, where the Code requires 35.0 feet front yard setback. The applicant requests a variance of 3.5 feet front yard setback.

**A -153-01** Tuckahoe **deferred**
ANNE H. DECAMPS requests a variance from Section 24-95(c)(1) to build an addition at 9116 University Boulevard (University Heights) (Parcel 101-10-C-B), zoned R-2, One-family Residence District (Tuckahoe). The least side yard setback and total side yard setback are not met. The applicant has 4.8 foot minimum side yard setback and 19.2 feet total side yard setback, where the Code requires 7.8 feet minimum side yard setback and 23.4 feet total side yard setback. The applicant requests a variance of 3.0 feet minimum side yard setback and 4.2 feet total side yard setback.

**A -155-01** Tuckahoe **approved**
HUNTER PETTUS, JR. requests a variance from Section 24-95(i)(2) to allow an accessory structure to remain at 8107 Kingston Road (River Road Hills) (Parcel 113-5-F-4), zoned R-1, One-family Residence District (Tuckahoe). The accessory structure location requirement is not met. The applicant has an accessory structure in the side yard, where the Code allows accessory structures in the rear yard.

**A -154-01** Three Chopt **approved**
DAVID HEPLER requests a variance from Section 24-95(i)(2) to build a single-family house at 12315 Kain Road (Parcel 26-A-52 (part)), zoned A-1, Agricultural District (Three Chopt). The accessory structure location requirement is not met. The applicant wishes to build a single family house with accessory structures in the front and side yards, where the Code allows accessory structures in the rear yard.

**A -147-01** Brookland **deferred**
WILLIAM DEBENDER requests a variance from Sections 24-95(i)(2)b. and (i) to build a detached garage at 11416 Wood Brook Court (Rock Springs Estates) (Parcel 13-2-G-14), zoned A-1, Agricultural District (Brookland). The accessory structure height requirement and accessory structure location requirement are not met. The applicant wishes to build a detached garage in the front yard with a height of 16.5 feet, where the Code allows accessory structures in the rear yard with a height of

15.0 feet.

**A -150-01** Fairfield **approved**
DARRYL C. GEORGE requests a variance from Section 24-95(i)(2)d. to allow the existing garage to remain at 915 Clauson Road (Wildwood) (Parcel 63-11-G-1), zoned R-2A, One-family Residence District (Fairfield). The least side yard setback is not met. The applicant has 6 feet side yard setback, where the Code requires 10 feet side yard setback. The applicant requests a variance of 4 feet side yard setback.

**A -152-01** Varina **approved**
JOHN R. ROCK requests a variance from Section 24- 9 to build a single family house at 2542 Kingsland Road (Parcel 260-A-1 (part)), zoned A-1, Agricultural District (Varina). The public street frontage requirement is not met. The applicant has 0 feet public street frontage, where the Code requires 50 feet public street frontage. The applicant requests a variance of 50 feet public street frontage.

**A -151-01** Varina **approved**
GLEN M. BROWNIE requests a variance from Section 24- 9 to build a single family house at 8250 Yahley Mill Road (Parcel 251-A-1 (part)), zoned A-1, Agricultural District (Varina). The public street frontage requirement is not met. The applicant has 0 feet public street frontage, where the Code requires 50 feet public street frontage. The applicant requests a variance of 50 feet public street frontage.

**UP-027-01** Varina **approved**
VULCAN CONSTRUCTION MATERIALS, LLC requests a conditional use permit pursuant to Sections 24-52(d) and 24-103 to extract materials from the earth at New Market Road (Parcel 270-A-1 (part)), zoned A-1, Agricultural District (Varina).

**UP-028-01** Varina **approved**
VULCAN CONSTRUCTION MATERIALS, LLC requests a conditional use permit pursuant to Sections 24-52(d) and 24-103 to extract materials from the earth at Osborne Turnpike (Parcel 213-A-2 (part)), zoned A-1, Agricultural District and M-1, Light Industrial District (Varina).

**A -119-01** Brookland **denied**