

# ***Henrico County Board of Zoning Appeals***

***Thursday, February 28, 2008***

**UP-003-08**

Varina

**approved**

MARK AND CAROLINE CZARNECKI request a conditional use permit pursuant to Section 24-12(e) to operate a private noncommercial kennel at 6124 Bootsie Boulevard (Estates at Willis Church) (Parcel 852-685-5022), zoned A-1, Agricultural District (Varina).

**UP-002-08**

Varina

**deferred**

RESOURCE DEVELOPMENT ASSOCIATES requests a conditional use permit pursuant to Sections 24-103 and 24-52(d) to extract materials from the earth at 1801 Kingsland Road (Parcel 818-676-5915), zoned A-1, Agricultural District (Varina).

**A -002-08**

Fairfield

**denied**

BROOKSTONE BUILDERS, INC requests a variance from Section 24-95(c)(4) to build a one-family dwelling at 1751 Francis Road (Greenwood Heights) (Parcel 780-766-9344), zoned R-4, One-family Residence District (Fairfield). The front yard setback is not met. The applicant has 27 feet front yard setback where the Code requires 35 feet front yard setback. The applicant requests a variance of 8 feet front yard setback.

**A -001-08**

Fairfield

**deferred**

EMERALD LAND DEVELOPMENT requests a variance from Section 24-95(b)(7) to build a one-family dwelling at 3921 Grayson Street (Providence Park Annex) (Parcel 793-737-0345), zoned R-5, General Residence District (Fairfield). The lot width requirement and total lot area requirement are not met. The applicant has 35 feet lot width and 3,445 square feet total lot area, where the Code requires 50 feet lot width and 6,000 square feet total lot area. The applicant requests a variance of 15 feet lot width and 2,555 square feet total lot area.

**A -043-07**

Varina

**withdrawn**

JOSEPH DEMETRIUS TYLER requests a variance from Sections 24- 9 and 24-94 to build a one-family dwelling at 8369 Strath Road (Parcels 816-684-9123 and 817-684-3216), zoned A-1, Agricultural District (Varina). The public street frontage requirement and lot width requirement are not met. The applicant has 20 feet lot width and 20 feet public street frontage where the Code requires 150 feet lot width and 50 feet public street frontage. The applicant requests a variance of 130 feet lot width and 30 feet public street frontage.