

HENRICO COUNTY
BOARD OF ZONING APPEALS AGENDA
FOR
APPEALS, VARIANCES, AND CONDITIONAL USE PERMITS

NOVEMBER 16, 2017

9:00 AM



BOARD OF ZONING APPEALS

Gentry Bell
Terone B. Green
Helen E. Harris
William M. Mackey, Jr.
James W. Reid

ZONING DIVISION - DEPARTMENT OF PLANNING

R. Joseph Emerson, Jr., AICP, Director of Planning
Jean M. Moore, Assistant Director of Planning
Benjamin W. Blankinship, AICP, Division Manager
Paul M. Gidley, County Planner IV
R. Miguel Madrigal, County Planner II
Sally Ferrell, Account Clerk



County of Henrico, Virginia
Board of Zoning Appeals

Henrico County Government Center
Board Room of the County Administration Building
4301 E Parham Road, Henrico, Virginia

Thursday, November 16, 2017

Deferred from Previous Meeting

APL2017-00007 THE EAST END LANDFILL, LLC appeals a decision of the director of planning pursuant to Section 24-116(a) of the County Code regarding the property at 1820 Darbytown Rd (Parcels 808-706-6679, 808-707-7024, 808-708-0513 and 809-707-1585) zoned General Industrial District (M-2) (Varina).
Withdrawn

CUP2013-00014 THE EAST END LANDFILL requests a conditional use permit pursuant to Section 24-116(c)(3) of the County Code to expand an existing landfill at 1820 Darbytown Rd (Parcels 808-706-6679, 808-707-7024 and 809-707-1585) zoned Business District (B-3) and General Industrial District (M-2) (Varina).
Withdrawn

New Applications

CUP2017-00035 JEWISH COMMUNITY CENTER requests a conditional use permit pursuant to Sections 24-12(b) and 24-52(a) of the County Code to expand a noncommercial recreation facility at 5403 Monument Ave (Parcel 770-736-3957) zoned Agricultural District (A-1) (Brookland).
Approved

CUP2017-00036 WEST END ASSEMBLY OF GOD requests a conditional use permit pursuant to Section 24-116(d)(1) of the County Code to allow a tent at 401 N Parham Rd (Parcel 753-736-0655) zoned One-Family Residential District (R-1) (Tuckahoe).
Approved

VAR2017-00020 WAYNE AND REBECCA PASE request a variance from Section 24-94 of the County Code to build a one-family dwelling at 5739 Pouncey Tract Rd (Parcel 735-777-2917) zoned Agricultural District (A-1) (Three Chopt). The lot width requirement is not met. The applicant propose 80 feet lot width, where the Code requires 150 feet lot width. The applicant request a variance of 70 feet lot width.
Denied

VAR2017-00021 EMERALD LAND DEVELOPMENT, LLC requests a variance from Section 24-95(b)(8) of the County Code to build a one-family dwelling at 701 Beverstone Rd (SILVER SPRINGS FARM) (Parcel 832-725-1389) zoned Agricultural District (A-1) (Varina). The lot width requirement is not met. The applicant proposes 129 feet lot width, where the Code requires 150 feet lot width. The applicant requests a variance of 21 feet lot width.
Deferred

VAR2017-00022 RYAN HOMES requests a variance from Section 24-94 of the County Code to allow a one-family dwelling to remain at 5113 Shimmering PI (MEREDITH BRANCH ESTATES) (Parcel 758-765-8952) zoned One-Family Residential District (R-3C) (Brookland). The front yard setback is not met. The applicant proposes 37 feet front yard setback, where the Code requires 40 feet front yard setback. The applicant requests a variance of 3 feet front yard setback.
Approved

VAR2017-00023 CHRIS ROGERS requests a variance from Section 24-95(i)(2)b. of the County Code to build an accessory structure at 509 Walsing Dr (MOORELAND LANDING) (Parcel 743-732-5147) zoned One-Family Residential District (R-1) (Tuckahoe). The accessory structure setback requirement is not met. The applicant proposes 3 feet accessory structure setback, where the Code requires 10 feet accessory structure setback. The applicant requests a variance of 7 feet accessory structure setback.

VAR2017-00024 SANDRA J. ROSIERE requests a variance from Section 24-9 of the County Code to build a one-family dwelling at 7490 Doran Rd (Parcel 822-692-3483) zoned Agricultural District (A-1) (Varina). The public street frontage requirement is not met. The applicant proposes 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.
