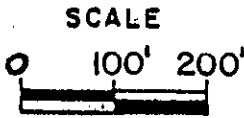


C-29-81

COUNTY OF HENRICO PLANNING OFFICE



11-A1-2
VARINA DISTRICT
J.A.S.



COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

FRANK A. FAISON
County Manager

December 28, 1981

Re: Conditional Rezoning Case C-29C-81

Mr. David A. Zehler
Rt. 14, Box 277-A
Richmond, Virginia 23231

Mr. John C. Zehler, Jr.
Rt. 14, Box 318-S
Richmond, Virginia 23231

Gentlemen:

At its December 23 meeting, the Board of Supervisors accepted your proffered conditions and conditionally rezoned the below described property from B-1 Neighborhood to B-3 General Business District in accordance with your request. During its consideration of your request, the Board expressed concern and indicated that in the event that problems develop owing to your operation on this admittedly small site, the Board will consider rezoning the property back to B-1. Mr. Watson Marshall, your attorney representing you in this matter, indicated agreement with this procedure.

The rezoned property, being part of Lots 1, 2, and 3 (the south 70 feet), Block D, Section 1, Highland Springs Subdivision is situated on the northeast corner of Daisy Avenue and Nine Mile Road.

The following proffered conditions were accepted by the Board of Supervisors and further regulate the property in addition to all applicable provisions of Chapter 22 (Zoning Ordinance) of the Code of Henrico:

All uses of the property restricted to the following:

1. All permitted B-2 uses.
2. Public garages and automobile sales, service, repair and equipment establishments.
3. Hours of operation will be limited to those permitted under B-1 operations.
4. Signs shall be limited to those permitted under B-2 uses.
5. That there will be only four (4) disabled automobiles on the lot at any one time.
6. Further, that no automobile will remain on the lot for more than seventy-two (72) hours.

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7. The hours of operation will be restricted to 6:00 o'clock a.m. to 12:00 o'clock midnight.

The Planning Office has been advised of the action by the Board of Supervisors and requested to revise its records accordingly and to place a copy of the accepted proffered conditions in the Conditional Zoning Index.

Sincerely,



W. S. Dewhirst,
Associate County Manager

cc: Clerk, Board of Supervisors
Supervisor, Real Estate Assessment
Mr. Watson Marshall
Conditional Zoning Index