

R-1

R-1

B-1

B-2

FLOOD

6 PATTERSON AVENUE

AVENUE

B-1C

B-1C

O-2

R-6C

PUMP

O-2 TO B-2C
2.316 AC.

CANTERBURY SQ. APTS.

CASTILE ROAD

ROAD

R-5

R-5

R-1

MINI-570R

C-69C-85

COUNTY OF HENRICO PLANNING OFFICE
80-AI-4 pt 80-AI-28, 5, 56, 5
TUCKAHOE DISTRICT
JAS

SCALE





COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO
September 16, 1985

W. F. LaVECCHIA, P.E.
County Manager

Re: Conditional Rezoning Case C-69C-85

Mr. Edwin H. Ragsdale
c/o Mr. Robert F. Nelson, Jr.
P. O. Box 307
Sandston, Virginia 23150

*See
A-7A-88
C-8C-88*

Dear Mr. Ragsdale:

The Board of Supervisors at its meeting on September 11, accepted your proffered conditions and conditionally rezoned your property from O-2 Office to B-2C Community Business District.

The property conditionally rezoned is described as follows:

Parcels 80-A1-4, 5, 28, 57 and part 80-A1-26:

Beginning at a point on the south right of way line of Patterson Avenue 125.0' east of Pump Road; then S. 80° 03' 40" E., (along the right of way line) 244.25' to a rod; then S. 9° 51' 14" W., 451.89' to a rod on the N/L of Castile Rd.; then along said N/L N. 74° 04' 30" W., 101.21' to a rod; then N. 9° 51' 14" E., 124.51' to a rod; then N. 74° 04' 30" W., 291.30' to a rod on the E/L of Pump Road; then along said E/L, N. 15° 55' 30" E., 80.92' to a rod; then S. 80° 03' 40" E., 136.99' to a rod; then N. 9° 51' 14" E., 200.0' to the point of origin, containing 2.316 acres.

The Board of Supervisors accepted the following proffered conditions which further regulate the above described property in addition to all applicable provisions of Chapter 22, Code of Henrico (Zoning Ordinance). They are as follows:

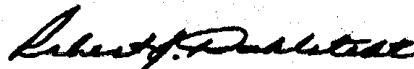
1. If rezoned, this property will be used solely for the construction of, operation of, repair of, reconstruction of and maintenance of a self storage facility.
2. The building will be built substantially as represented in rendering dated 4-8-85 by Nelson-White Construction Management Corporation; with brick fascia and colors being essentially as shown.
3. Landscaping is to be done in accordance with plan developed by landscape architect, and subject to approval by Planning Commission or Staff as directed by Commission.
4. Signage is to be affixed to the building and shall not exceed 150 square feet in area.
5. The driveway and parking area will be secured after closing hours to prevent trespassing. The facility shall not be open to serve the general public between 10:00 P.M. and 6:00 A.M. daily.

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c/o Mr. Robert F. Nelson, Jr.
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6. The exterior lighting is to be the minimum required for security and directed in such a way as to not shine on or disturb the surrounding property.

The Planning Office has been advised of the action of the Board of Supervisors and will revise its records and place a copy of the amended proffers in the Conditional Zoning Index.

Sincerely,


for W. F. LaVecchia, P.E.,
County Manager

cc: Clerk, Board of Supervisors
Supervisor, Real Estate Assessment
Conditional Zoning Index
Mr. John W. Pearsall, III
B. J. Finley Assoc., Inc.
Mr. Bryce A. Bugg, et. als.