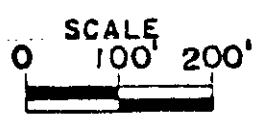


REC 167

COUNTY OF HENRICO PLANNING OFFICE

C-6-86



92-B2-5
BROOKLAND DISTRICT
J.A.S.



COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

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

April 16, 1986

Re: Rezoning Case C-6C-86

Mr. Joseph P. Brooks
c/o Joyner & Co.
2720 Enterprise Pkwy.
Richmond, Virginia 23229

Dear Mr. Brooks:

The Board of Supervisors at its meeting on April 9, granted your request to conditionally rezone from R-3 One Family Residence to RTHC Residential Townhouse District (Conditional), property described as follows:

Parcel 92-B2-5:

Beginning at a point on the S. line of Olde West Drive, said point being 247.91' west of the W. line extended of Hungary Spring Road; thence from said point of beginning, S. $40^{\circ} 40' 00''$ W., 200.70' to a point; thence N. $85^{\circ} 20' 00''$ W., 478.84' to a point; thence N. $10^{\circ} 24' 17''$ E., 201.72' to a point on the S. line of Olde West Drive; thence with the S. line of Olde West Drive S. $85^{\circ} 20' 00''$ E., 458.67' to the point of beginning, containing 2.16 acres.

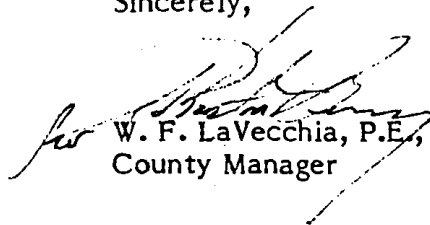
The Board of Supervisors accepted the following proffered conditions which further regulate the above described property in addition to all applicable provisions of Chapter 22, Code of Henrico (Zoning Ordinance). They are as follows:

1. No more than eighteen (18) dwelling units will be constructed on the property.
2. Dwelling units shall not exceed two stories and 35' in height.
3. A minimum 10' wide buffer strip shall be provided along the south, east and western property boundaries. Such buffer strip shall be planted with a minimum of two rows of white pines, 4 feet in height, staggered on 8-10' centers.
4. At the north end of Macon Drive, surface drainage shall be intercepted and transported to an appropriate outfall.
5. There shall be no ingress or egress to or from the subject parcel to Macon Drive.
6. No pre-fabricated fireplaces will be used.

Mr. Joseph P. Brooks
c/o Joyner & Co.
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April 16, 1986

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 accepted proffered conditions in the Conditional Zoning Index.

Sincerely,



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

cc: Clerk, Board of Supervisors
Supervisor, Real Estate Assessment
Holly & Spain Ltd., P.C.
Ms. Macie A. Smith
Conditional Zoning Index