



DRIVE-IN REST. / RETAIL SHOPS COUNTY OF HENRICO PLANNING OFFICE
 PT. 97-BI-48
 C-99C-86 0 200' 400' BROOKLAND DISTRICT
 JAS

Zoning Case No. C-99C-86

AMENDED PROFFERS

1. Retail building(s) located on Lots 11, 12, 25, 26 and 27 of Section A, Greendale Annex, shall be constructed of brick, front, rear and sides.
2. B-2 uses on Lots 11, 12, 25, 26 and the northern one-half of Lot 27 shall be limited to 1) auto parts and related accessories, and 2) specialty shops.
3. Dumpster enclosures are to be constructed of the same materials as the building(s) on the property.
4. A 15' buffer area shall be preserved along the north line of the property and a 40' buffer area shall be preserved along the west line of Lot 11. These buffer areas shall be a combination of retained large trees and supplemental plantings in accordance with a landscaping plan to be approved by the Planning Commission. Intrusions into the buffer area shall be limited to rights-of-way, and easements for drainage or utilities requested by a governmental authority or for electric and telephone service.
5. The extent of clearing adjoining the buffer areas referred to in Proffer 4 shall be approved by the Planning Commission at the time of POD approval.
6. The various buffer area dimensions shall be at least the size shown on the schematic site plan tendered with the case.

Carl E. Willey

2-6-87

*substitute
for proffers
filed morden*

*Approval by
J RAPASADA!*

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FEB 11 1987 *12/11*

PLANNING OFFICE
COUNTY OF HENRICO