

COUNTY OF HENRICO PLANNING OFFICE

BUSINESS USE
C-53-89

PT. 97-BI-17
 BROOKLAND DISTRICT



JAS



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

COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

September 19, 1989

Re: Conditional Rezoning Case C-53C-89

Messrs. Thomas W. & James R. Hamilton
11000 Staples Mill Road
Glen Allen, Virginia 23060

Gentlemen:

The Board of Supervisors at its meeting on September 13, granted your request to conditionally rezone property from R-4 One Family Residence to O-2C Office District (Conditional), described as follows:

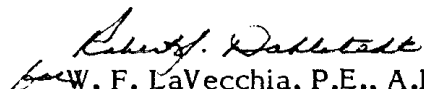
Part of Parcel 97-B1-17:

Beginning at a point on the eastern line of Old Staples Mill Road 404.10' north of the center line of Aspen Avenue; thence from said point of beginning running in a northerly direction 109.90' on the curved eastern line of Old Staples Mill Road; thence N. 12° 43' 12" W., 11.88' to a point; thence N. 80° 58' 42" E., 293.75' to the M-1 Zoning line; thence S. 12° 06' 18" E., 110.75'; thence S. 81° 32' 30" W., 289.67' to a pipe on the eastern line of Old Staples Mill Road, the point of beginning, containing .73 acres.

The Board of Supervisors accepted the attached three (3) proffered conditions which further regulate the above described property in addition to all applicable provisions of Chapter 22, Code of Henrico (Zoning Ordinance).

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., A.I.C.P.,
County Manager

Attachments:

cc: Clerk, Board of Supervisors
Supervisor, Real Estate Assessment
Conditional Zoning Index



COUNTY OF HENRICO, VIRGINIA

PROFFERS FOR CONDITIONAL REZONING

ORIGINAL

AMENDED

C-53C-89

Pursuant to section 22-121(b) of the County Code, the owner or duly authorized agent hereby voluntarily proffers the following conditions which shall be applicable to the property, if rezoned:

[Handwritten Signature]

Signature of Owner or Applicant*

07/12/89

Date

* If Applicant is other than Owner, Form POF-004-3/87, Special Limited Power of Attorney must be submitted with this application.

1. Parking Lot Lighting. Parking lot lighting standards shall not exceed twenty (20) feet in height. Parking lot lighting shall be produced from concealed sources of light and shall be reduced to no more than a security level following the closing of business conducted on the Property.
2. Exterior Materials. The exposed portions of the exterior wall surfaces (front, rear and sides) of any buildings constructed on the Property (excluding rooftop screening materials for mechanical equipment) shall be similar in quality as to architectural treatment and materials. No building shall be covered with or have exposed to view any painted or unfinished concrete block, sheet or corrugated metal or asbestos, unless otherwise specifically approved by the Planning Commission at the time of Plan of Development review.
3. Access. No vehicular traffic generated by any use situated on the parcel adjoining this Property on the East shall be permitted access at any time for any purpose to or through this Property.

RECEIVED

JUL 12 1989 *[Handwritten initials]*

PLANNING OFFICE
COUNTY OF HENRICO

ACCEPTED BY THE
BOARD OF SUPERVISORS
SEPT. 13, 1989

PLANNING OFFICE