

Henrico County Board of Zoning Appeals

Thursday, July 28, 2005

A -078-05

Varina

approved

LIFESTYLE HOMES OF FOUR MILE RUN requests a variance from Section 24-94 to allow a one-family dwelling to remain at 8121 Four Mile Run Parkway (Four Mile Run) (Parcel 819-686-5549), zoned R-2A, One-family Residence District (Varina). The front yard setback is not met. The applicant has 42 feet front yard setback where the Code requires 45 feet front yard setback. The applicant requests a variance of 3 feet front yard setback.

UP-017-05

Three Chopt

approved

PIERCE PROMOTIONS requests a temporary conditional use permit pursuant to Section 24-116(c)(1) to hold a car show at 11400 W Broad Street (Parcel 740-762-9925), zoned B-3C, Business District (Conditional) and WBSO, West Broad Street Overlay District (Three Chopt).

A -083-05

Brookland

denied

MIKE PINTZ requests a variance from Section 24-94 to build a one-family dwelling at 10908 Greenwood Road (Parcel 776-769-6061), zoned A-1, Agricultural District (Brookland). The lot width requirement is not met. The applicant has 126 feet lot width, where the Code requires 150 feet lot width. The applicant requests a variance of 24 feet lot width.

A -065-05

Brookland

denied

W. GRAY CORBETT, JR. requests a variance from Section 24-94 to build an attached garage at 5330 Springfield Road (Summerberry) (Parcel 756-770-3110), zoned R-3C, One-family Residence District (Conditional) (Brookland). The rear yard setback is not met. The applicant proposes 15 feet rear yard setback, where the Code requires 40 feet rear yard setback. The applicant requests a variance of 25 feet rear yard setback.

A -086-05

Three Chopt

denied

AUSTIN-DAVIDSON, INC. requests a variance from Sections 24-94 and 24-95(i) to build a one-family dwelling at 11505 Country Oaks Way (Cobblestone Landing at Twin Hickory) (Parcel 742-765-5402), zoned R-3C, One-family Residence District (Conditional) (Three Chopt). The rear yard setback and rear yard setback for a deck are not met. The applicant proposes 38 feet rear yard setback and 27 feet rear yard setback for a deck, where the Code requires 40 feet rear yard setback and 30 feet rear yard setback for a deck. The applicant requests a variance of 2 feet rear yard setback and 3 feet rear yard setback for a deck.

A -085-05 Three Chopt **denied**
AUSTIN-DAVIDSON, INC. requests a variance from Sections 24-94 and 24-95(i) to build a one-family dwelling at 11400 Country Oaks Court (Cobblestone Landing at Twin Hickory) (Parcel 742-765-9828), zoned R-3C, One-family Residence District (Conditional) (Three Chopt). The rear yard setback and rear yard setback for deck are not met. The applicant proposes 26 feet rear yard setback and 25 feet rear yard setback for a deck, where the Code requires 40 feet rear yard setback and 30 feet rear yard setback for a deck. The applicant requests a variance of 14 feet rear yard setback for the house and 5 feet rear yard setback for a deck.

A -087-05 Three Chopt **denied**
AUSTIN-DAVIDSON, INC. requests a variance from Sections 24-94 and 24-95(i) to build a one-family dwelling at 11600 Cobblestone Landing Court (Cobblestone Landing at Twin Hickory) (Parcel 742-764-4968), zoned R-3C, One-family Residence District (Conditional) (Three Chopt). The rear yard setback and rear yard setback for a deck are not met. The applicant proposes 33 feet rear yard setback and 22 feet rear yard setback for a deck, where the Code requires 40 feet rear yard setback and 30 feet rear yard setback for a deck. The applicant requests a variance of 7 feet rear yard setback and 8 feet rear yard setback for a deck.

A -088-05 Three Chopt **denied**
AUSTIN-DAVIDSON, INC. requests a variance from Section 24-94 to build a one-family dwelling at 11500 Country Oaks Way (Cobblestone Landing at Twin Hickory) (Parcel 742-764-7093), zoned R-3C, One-family Residence District (Conditional) (Three Chopt). The rear yard setback and total side yard setback are not met. The applicant proposes 29 feet total side yard setback and 29 feet rear yard setback, where the Code requires 30 feet total side yard setback and 40 feet rear yard setback. The applicant requests a variance of 1 foot total side yard setback and 11 feet rear yard setback.

A -084-05 Three Chopt **denied**
AUSTIN-DAVIDSON, INC. requests a variance from Sections 24-94 and 24-95(i) to build a one-family dwelling at 4605 Cobblestone Landing Terrace (Cobblestone Landing at Twin Hickory) (Parcel 742-766-5207), zoned R-3C, One-family Residence District (Conditional) (Three Chopt). The rear yard setback, rear yard setback for deck, and total side yard setback are not met. The applicant proposes 28 feet total side yard setback, 30 feet rear yard setback and 20 feet rear yard setback for a deck, where the Code requires 30 feet total side yard setback, 40 feet rear yard setback and 30 feet rear yard setback for a deck. The applicant requests a variance of 2 feet total side yard setback, 10 feet rear yard setback and 10 feet rear yard setback for a deck.

UP-013-05 Tuckahoe **deferred**
WEST END ASSEMBLY OF GOD requests a temporary conditional use permit pursuant to Section 24-116(c)(1) to install a tent and a mobile box office at 401 Parham Road (Parcel 753-736-0655), zoned R-1, One-family Residence District (Tuckahoe).

A -080-05 Brookland **denied**
SHERRY L. BAXTER requests a variance from Section 24-95(c)(4) to build a front porch at 3016 Greenway Avenue (Dumbarton) (Parcel 776-745-4559), zoned R-4, One-family Residence District (Brookland). The front yard setback is not met. The applicant has 16 feet front yard setback, where the Code requires 35 feet front yard setback. The applicant requests a variance of 19 feet front yard setback.

A -082-05 Fairfield **denied**
ELIZE NAUDE requests a variance from Section 24-94 to build an attached two-car garage at 8329 Fulham Court (Chickahominy Bluffs) (Parcel 795-755-8319), zoned R-2, One-family Residence District (Fairfield). The least side yard setback and total side yard setback are not met. The applicant proposes 3 feet minimum side yard setback and 34 feet total side yard setback, where the Code requires 15 feet minimum side yard setback and 35 feet total side yard setback. The applicant requests a variance of 12 feet minimum side yard setback and 1 foot total side yard setback.

UP-014-05 Varina **approved**
EASTERN HENRICO RURITAN requests a temporary conditional use permit pursuant to Section 24-116(c)(1) to operate a turkey shoot at 3808 Nine Mile Road (Parcel 806-723-4768), zoned A-1, Agricultural District (Varina).

A -089-05 Varina **approved**
ST. JAMES BAPTIST CHURCH requests a variance from Section 24-104(d)(2) to install a larger sign at 2169 New Market Road (Parcel 811-690-3827), zoned A-1, Agricultural District (Varina). The sign area requirement is not met. The applicant proposes 40 square feet of sign area, where the Code allows 20 square feet of sign area sign. The applicant requests a variance of 20 square feet sign area.

A -079-05 Varina **denied**
LOUISE BURWELL requests a variance from Section 24-94 to build a sunroom over an existing deck at 1208 Wilderness Court (Newmarket Farms) (Parcel 802-704-3522), zoned R-3, One-family Residence District (Varina). The rear yard setback is not met. The applicant has 29 feet rear yard setback, where the Code requires 40 feet rear yard setback. The applicant requests a variance of 11 feet rear yard setback.

UP-015-05 Varina **denied**
SIMONS HAULING COMPANY, INC. requests a conditional use permit pursuant to Section 24-116(c)(3) to amend conditions at the existing landfill at 1820 Darbytown Road (Parcel 809-707-1585 (part)), zoned M-2, General Industrial District (Varina).

UP-016-05 Varina **denied**
SIMONS HAULING COMPANY, INC. requests a conditional use permit pursuant to Section 24-116(c)(3) to amend conditions at the existing landfill at 1820 Darbytown Road (Parcel 809-707-1585), zoned M-2, General Industrial District (Varina).

UP-009-04 Three Chopt **deferred**
TIDEWATER QUARRIES requests a conditional use permit pursuant to Sections 24-52(d) and 24-103 to extract materials from the earth at 11400 Staples Mill Road (Parcels 756-773-3302 and 759-773-4746), zoned A-1, Agricultural District and M-2C, General Industrial District (Conditional) (Three Chopt).

A -040-05 Tuckahoe **denied**
MR. AND MRS. F. MICHAEL CROWLEY request a variance from Section 24-95(i)(2) to build an in-ground swimming pool at 901 South Gaskins Road (West Knoll) (Parcel 739-733-2504), zoned R-0, One-family Residence District (Tuckahoe). The accessory structure location requirement is not met. The applicants propose an in-ground swimming pool in the side yard, where the Code allows accessory structures in the rear yard.

A -058-05 Brookland **dismissed**
DAVID A. MORSE appeals a decision of the director of planning pursuant to Section 24-116(a) regarding the property at 11008 Ryall Road (Parcel 776-770-4876), zoned A-1, Agricultural District (Brookland).