

Henrico County Board of Zoning Appeals

Thursday, April 27, 2006

A -014-06 Fairfield **denied**
CARLTON AND AVERY LEWIS request a variance from Section 24-94 to build a one-family dwelling at 9536 Kennedy Station Terrace (Kennedy Station) (Parcel 781-760-8971), zoned R-3, One-family Residence District (Fairfield). The rear yard setback is not met. The applicants have 19 feet rear yard setback, where the Code requires 40 feet rear yard setback. The applicants request a variance of 21 feet rear yard setback.

UP-019-06 Brookland **approved**
EVAN OWEN requests a temporary conditional use permit pursuant to Section 24-116(c)(1) to operate a temporary sales stand at 7133 Staples Mill Road (Parcel 773-749-4418), zoned B-2C, Business District (Conditional) (Brookland).

A -020-06 Brookland **denied**
GREENLEAF PROPERTIES, INC. appeals a decision of the director of planning pursuant to Section 24-116(a) regarding the property at 4201 Glenside Drive (Parcel 770-748-7625), zoned R-5C, General Residence District (Conditional) (Brookland).

A -016-06 Three Chopt **approved**
ST. MARY'S HOSPITAL requests a variance from Section 24-96(a) to allow off-site parking at 6101 Monument Avenue (Westview Manor) (Parcels 768-738-0646, 1142, 1260 (part) and 2447), zoned O-3C, Office District (Conditional) (Three Chopt). The parking lot location requirement is not met. The applicant wishes to locate parking across the street from the hospital. The applicant requests a variance to allow off-site parking.

UP-015-06 Tuckahoe **approved**
RIDGETOP RECREATION ASSOCIATION requests a conditional use permit pursuant to Section 24-12(b) to add lights to the existing tennis courts at 901 Ridgetop Road (Parcels 762-738-6196, 1098 and 2998), zoned R-3, One-family Residence District (Tuckahoe).

UP-017-06 Tuckahoe **denied**
GEORGE S. DAVIS requests a conditional use permit pursuant to Section 24-95(i)(4) to build an accessory structure in the side yard at 912 Forest Avenue (University Heights) (Parcel 757-739-8286), zoned R-2, One-family Residence District (Tuckahoe).

UP-016-06 Tuckahoe **denied**
MARY SUE AND TOM DONAHUE request a conditional use permit pursuant to Section 24-95(i)(4) to build a garage in the side yard at 8904 Glenmore Road (Mooreland Farms) (Parcel 744-732-5956), zoned R-1, One-family Residence District (Tuckahoe).

A -018-06 Fairfield **approved**
JAMES L. WHITAKER requests a variance from Section 24- 9 to build a one-family dwelling at 2517 Johnson Place (Parcel 802-731-8466), zoned R-4, One-family Residence District (Fairfield). The public street frontage requirement is not met. The applicant has 0 feet public street frontage, where the Code requires 50 feet public street frontage. The applicant request a variance of 50 feet public street frontage.

A -019-06 Varina **approved**
EUGENE M. WASHINGTON II requests a variance from Section 24-95(k) to build a one-family dwelling at 5401 Jefferson Street (E. S. Read) (Parcel 815-725-9800 (part)), zoned R-2A, One-family Residence District (Varina). The least side yard setback is not met. The applicant has 17 feet minimum side yard setback, where the Code requires 25 feet side yard setback. The applicant requests a variance of 8 feet minimum side yard setback.

A -012-06 Varina **approved**
THERESA J. JORDAN requests a variance from Section 24- 9 to build a one-family dwelling at 439 Hanover Road (Parcel 830-723-9129 (part)), zoned A-1, Agricultural District (Varina). The public street frontage requirement is not met. The applicant has 0 feet public street frontage, where the Code requires 50 feet public street frontage. The applicant requests a variance of 50 feet public street frontage.

UP-020-06 Varina **approved**
THE EAST END LANDFILL, LLC requests a conditional use permit pursuant to Section 24-116(c)(3) to amend the conditions of UP-29-2005 at 1820 Darbytown Road (Parcel 809-707-1585), zoned M-2, General Industrial District (Varina).

A -015-06 Varina **approved**
MARK E. DAVIS requests a variance from Section 24- 9 to build a one-family dwelling at 7950 Hapts Lane (Parcel 859-688-3726), zoned A-1, Agricultural District (Varina). The public street frontage requirement is not met. The applicant has 0 feet public street frontage, where the Code requires 50 feet public street frontage. The applicant requests a variance of 50 feet public street frontage.

A -013-06 Varina **approved**
GLADYS PEGEAS requests a variance from Section 24- 9 to build a one-family dwelling at 8578 Gibbs Lane (Parcel 818-681-2641), zoned A-1, Agricultural District (Varina). The public street frontage requirement is not met. The applicant has 0 feet public street frontage, where the Code requires 50 feet public street frontage. The

