

HENRICO COUNTY
PLANNING COMMISSION AGENDA
FOR
REZONINGS AND PROVISIONAL USE PERMITS

April 11, 2013

7:00 P.M.



PLANNING COMMISSION

Bonnie-Leigh Jones, C.P.C., Chairperson (Tuckahoe)
Eric S. Leabough, C.P.C. Vice-Chairperson (Varina)
C. W. Archer, C.P.C. (Fairfield)
Tommy Branin (Three Chopt)
Robert H. Witte, Jr. (Brookland)
Richard W. Glover, Board of Supervisors
Representative
R. Joseph Emerson, Jr., AICP, Director of Planning,
Secretary

**COMPREHENSIVE DIVISION – DEPARTMENT
OF PLANNING**

Jean M. Moore, Assistant Director of Planning
Jim Strauss, CLA, Principal Planner
Rosemary D. Deemer, AICP, County Planner
Seth Humphreys, County Planner
Ben Sehl, County Planner
Livingston Lewis, County Planner
Lisa Blankinship, County Planner
David Conmy, County Planner
Senior Planning Technician
Paul Stewart, GIS Technician
Sylvia Ray, Office Assistant/Recording Secretary

**PLANNING COMMISSION
REZONING MEETING
FINAL AGENDA
APRIL 11, 2013**

BEGINNING AT 7:00 P.M.

WELCOME:

PLEDGE OF ALLEGIANCE:

RECOGNITION OF NEWS MEDIA:

CALL TO ORDER:

REQUESTS FOR WITHDRAWALS AND DEFERRALS: (0); (1)

REQUESTS FOR EXPEDITED ITEMS: (1)

CASES TO BE HEARD: (3)

BROOKLAND:

None.

VARINA:

REZ2013-00005 James W. Theobald for Attack ME Tech Park Partners LLC: Request to amend proffered conditions accepted with Rezoning Case C-60C-97 on Parcel 844-704-9230 located on the east and west lines of Techpark Place south of its intersection with Technology Boulevard. The applicant proposes to amend Proffer 1 related to uses to allow outside storage. The existing zoning is M-2C General Industrial District (Conditional). The 2026 Comprehensive Plan recommends Office, Office/Service, and Environmental Protection Area. **Staff – Ben Sehl**
Deferred to the May 9, 2013 Meeting

FAIRFIELD:

(Deferred from the February 14, 2013 Meeting)

PUP2013-00004 Andrew Condlin and Jennifer Mullen for The Rebkee Company: Request for a Provisional Use Permit under Sections 24-58.2(a), 24-120 and 24-122.1 of Chapter 24 of the County Code in order to allow 24 hour operation of a proposed convenience store with fuel pumps (Wawa) on part of Parcel 807-730-9116 located in the northwest quadrant of the intersection of N. Laburnum Avenue and Creighton Road. The existing zoning is B-2C Business District (Conditional). The 2026 Comprehensive Plan recommends Office. The site is located in the Airport Safety Overlay District. **Staff – Lisa Blankinship**
Recommended for Denial

April 12, 2013

REZ2013-00006 Allyson Wyld for 5801 Lakeside Avenue LLC: Request to amend proffered conditions accepted with Rezoning Case C-30C-92 on Parcel 782-746-0342 located at the northeast intersection of Lakeside Avenue (State Route 161) and Forest Street. The applicant proposes to amend proffers related to uses and hours of operation. The applicant proposes a beauty salon. The existing zoning is B-3C Business District (Conditional). The 2026 Comprehensive Plan recommends Office. The site is located in the Enterprise Zone. **Staff – Lisa Blankinship (Expedited Agenda Requested)**

Recommended for Approval

THREE CHOPT:

PUP2013-00006 Tom Scirotto for Sprint: Request for a Provisional Use Permit under Sections 24-95(a)(3), 24-120 and 24-122.1 of Chapter 24 of the County Code in order to replace an existing light pole with a 124' monopole-style telecommunications tower and related equipment, on part of Parcel 743-770-4669, located approximately 750' northwest of the intersection of Twin Hickory Lake Drive and Twin Hickory Road (Deep Run High School). The existing zoning is A-1 Agricultural District. The 2026 Comprehensive Plan recommends Government. **Staff – Livingston Lewis**

Recommended for Approval

TUCKAHOE:

(Deferred from the March 14, 2013 Meeting)

PUP2013-00003 Gloria L. Freye, Esquire for Richmond 20MHz, LLC (nTelos): Request for a Provisional Use Permit under Sections 24-95(a)(3), 24-120 and 24-122.1 of Chapter 24 of the County Code in order to construct a 184' telecommunications tower on part of Parcel 748-746-6665 located on the north line of Quioccasin Road (State Route 157) approximately 850' northeast of its intersection with Farmington Drive (Byrd Middle School). The existing zoning is A-1 Agricultural District. The 2026 Comprehensive Plan recommends Government. **Staff – Ben Sehl (Deferral Requested to the May 9, 2013 Meeting)**

Deferred to the May 9, 2013 Meeting

APPROVAL OF MINUTES: Planning Commission March 14, 2013

Approved

Acting on a motion by Mr. Branin, seconded by Mr. Archer, the Planning Commission adjourned its meeting at 9:00 p.m. on April 11, 2013.

View the Planning Commission agendas at

<http://randolph.co.henrico.va.us/planning/meetnext.pdf> and
<http://randolph.co.henrico.va.us/planning/podnext.pdf>