

HENRICO COUNTY
BOARD OF ZONING APPEALS AGENDA
FOR
APPEALS, VARIANCES, AND CONDITIONAL USE PERMITS

DECEMBER 21, 2017

9:00 AM



BOARD OF ZONING APPEALS

Gentry Bell
Terone B. Green
Helen E. Harris
William M. Mackey, Jr.
James W. Reid

ZONING DIVISION - DEPARTMENT OF PLANNING

R. Joseph Emerson, Jr., AICP, Director of Planning
Jean M. Moore, Assistant Director of Planning
Benjamin W. Blankinship, AICP, Division Manager
Paul M. Gidley, County Planner IV
R. Miguel Madrigal, County Planner II
Sally Ferrell, Account Clerk



County of Henrico, Virginia
Board of Zoning Appeals

Henrico County Government Center
Board Room of the County Administration Building
4301 E Parham Road, Henrico, Virginia

Thursday, December 21, 2017

Deferred from Previous Meeting

VAR2017-00021 EMERALD LAND DEVELOPMENT, LLC requests a variance from Section 24-95(b)(8) of the County Code to build a one-family dwelling at 701 Beverstone Rd (SILVER SPRINGS FARM) (Parcel 832-725-1389) zoned Agricultural District (A-1) (Varina). The lot width requirement is not met. The applicant proposes 129 feet lot width, where the Code requires 150 feet lot width. The applicant requests a variance of 21 feet lot width.

Approved

VAR2017-00023 CHRIS ROGERS requests a variance from Sections 24-95(i)(2)c. and 24-95(k) of the County Code to build an accessory structure at 509 Walsing Dr (MOORELAND LANDING) (Parcel 743-732-5147) zoned One-Family Residential District (R-1) (Tuckahoe). The accessory structure setback requirement and side yard setback for an accessory structure are not met. The applicant proposes 32 feet street side yard setback and 1 foot accessory structure setback, where the Code requires 65 feet street side yard setback and 10 feet accessory structure setback. The applicant requests a variance of 33 feet street side yard setback and 9 feet accessory structure setback.

Denied

New Applications

APL2017-00012 MK HOSPITALITY appeals a decision of the director of planning pursuant to Section 24-116(a) of the County Code regarding the property at 5203 Williamsburg Rd (Parcel 818-713-5098) zoned Business District (B-2), Business District (B-3) and One-Family Residential District (R-3) (Varina).

Withdrawn

CUP2017-00037 COMMUNITY HOUSING PARTNERS CORP. requests a conditional use permit pursuant to Section 24-116(d)(1) of the County Code to allow a temporary office trailer at 491 Kingsridge Pkwy (Parcel 809-725-1891) zoned General Residential District (R-5) (Varina).

Withdrawn

CUP2017-00038 TURNER SOLAR, LLC requests a conditional use permit pursuant to Sections 24-12(c) and 24-52(a) of the County Code to allow a renewable energy facility at 8558 Strath Rd (Parcel 814-680-9784) zoned Agricultural District (A-1) (Varina).

Approved