

HENRICO COUNTY
BOARD OF ZONING APPEALS AGENDA

JANUARY 26, 2023

9:00 AM



BOARD OF ZONING APPEALS

Terone B. Green
Walter L. Johnson, Jr.
Barry R. Lawrence
Terrell A. Pollard
James W. Reid, Jr.

DEPARTMENT OF PLANNING
CODE ADMINISTRATION DIVISION

R. J. Emerson, Jr., AICP, Director of Planning
Leslie A. News, Assistant Director of Planning
Benjamin W. Blankinship, AICP, Division Manager
Paul M. Gidley, County Planner
R. Miguel Madrigal, County Planner

**COUNTY OF HENRICO, VIRGINIA
BOARD OF ZONING APPEALS
THURSDAY, JANUARY 26, 2023**

CONDITIONAL USE PERMITS

- CUP2023-00001
APPROVED Adeboye Taiwo: conditional use permit to keep up to six quail in the rear yard at 2406 Vollmer Road, West Lawn, Three Chopt. Parcel 758-750-4920. Zoning: R-3, One-Family Residence District. Code Section: 24-4420.G.
- CUP2023-00002
APPROVED Rene M. Philhower: conditional use permit to keep up to six ducks in the rear yard at 1803 Oakway Drive, Wellington, Tuckahoe. Parcel 740-748-8420. Zoning: R-2, One-Family Residence District. Code Section: 24-4420.G.

VARIANCES

- VAR2022-00020
**DEFERRED TO
MARCH 23, 2023** Delta Land Company, LLC: variance from the front yard setback and lot area requirement to build a one-family dwelling at 7039 Wildwood Street, Sunset Heights, Varina. The applicant has 6,863 square feet lot area and 15 feet front yard setback, where the Code requires 8,000 square feet lot area and 35 feet front yard setback. The applicant requests a variance of 1,137 square feet lot area and 20 feet front yard setback. Parcel 804-697-8770. Zoning: R-3, One-Family Residence District. Code Section: 24-3105.E.1 and 24-6402.A.2.
- VAR2022-00022
DENIED Delta Land Company, LLC: variance from the lot area requirement and lot width requirement to build a one-family dwelling at 2940 Chiles Road, Lakeview, Brookland. The applicant has 26,136 square feet lot area and 100 feet lot width where the Code requires 30,000 square feet lot area and 150 feet lot width. The applicant requests a variance of 3,864 square feet lot area and 50 feet lot width. Parcel 774-775-4733. Zoning: A-1, Agricultural District. Code Section: 24-6402.A.2.
- VAR2023-00001
APPROVED John F. and Lisa G. Harper: variance from the public street frontage requirement to build a one-family dwelling at 370 Zionsville Road, Zion Town, Tuckahoe. 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. Parcel 755-736-4034. Zoning: R-3, One-Family Residence District. Code Section: 24-4306.E.1.
- VAR2023-00002
DENIED John F. and Lisa G. Harper: variance from the public street frontage requirement to build a one-family dwelling at 376 Zionsville Road, Zion Town, Tuckahoe. 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. Parcel 755-736-3139. Zoning: R-3, One-Family Residence District. Code Section: 24-4306.E.1.

APPEALS **None**