

**PLANNING COMMISSION
FINAL AGENDA
May 11, 2023**

BEGINNING AT 7:00 P.M.

WELCOME:

PLEDGE OF ALLEGIANCE:

RECOGNITION OF NEWS MEDIA:

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

REQUESTS FOR EXPEDITED ITEMS: (1)

CASES TO BE HEARD: (2)

BROOKLAND:

PUP2023-00007 Andrew M. Condlin for Marshall Land Company, LLC: Request for a Provisional Use Permit under Sections 24-4205 and 24-3708 of Chapter 24 of the County Code to allow a multi-family residential apartment building on Parcel 777-735-3798 located on the south line of Jacque Street approximately 330' west of Dabney Road. The existing zoning is M-3 Heavy Industrial District. The 2026 Comprehensive Plan recommends Heavy Industry. This site is located in the Westwood Redevelopment Overlay District. **Staff – Michael Morris (Deferral Requested to June 15, 2023)**
[Deferred to the June 15, 2023 Meeting](#)

REZ2023-00014 Simon Mueller for Luis Cabral, DRC Properties, LLC: Request to conditionally rezone from B-3C Business District (Conditional) and R-3 One-Family Residence District to B-2C Business District (Conditional) Parcels 769-755-3179, 769-755-6091, 769-756-5615 and 769-756-5705 containing 4.034 acres located at the southwest corner of Staples Mill Road and Lucas Road. The applicant proposes a restaurant with a drive-through and office space. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Office. **Staff – Livingston Lewis**
[Recommended for Approval](#)

VARINA:

(Deferred from the April 13, 2023 Meeting)

REZ2023-00010 Robert L. Stout for J. Gregory Forrest: Request to conditionally rezone from A-1 Agricultural District to R-2AC One-Family Residence District (Conditional) Parcel 830-725-6531 containing 11.445 acres located approximately 915' southwest of the intersection of N. Washington Street and N. Airport Drive. The applicant proposes a single-family residential development. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan

May 11, 2023

recommends Suburban Residential 1. This site is located in the Airport Safety Overlay District. **Staff – Seth Humphreys**
Recommended for Approval

REZ2023-00012 Bay Companies Inc. for Mankin Properties LLC: Request to rezone from RTHC Residential Townhouse District (Conditional) to C-1 Conservation District parts of Parcels 817-721-5981, 816-721-9466, 817-721-5601, and 817-721-0929 containing 21.75 acres located on the north and south line of Oakley's Lane, approximately 700' west of its intersection with S. Holly Avenue. The applicant proposes a conservation district. The use will be controlled by zoning ordinance regulations. The 2026 Comprehensive Plan recommends Planned Industry and Environmental Protection Area. The site is located in the Airport Safety Overlay District. **Staff – Rosemary Deemer (Expedited Agenda Requested)**
Recommended for Approval

APPROVAL OF MINUTES: Planning Commission Regular Meeting on April 13, 2023.
Approved

The Planning Commission adjourned its meeting at 7:30 p.m. on May 11, 2023.

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<http://henrico.us/pdfs/planning/meetnext.pdf>