

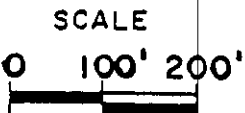
REZONING CASE
C-49C-80
.819 AC.
R-3 TO R-6

R-3

R-3

R-3

C-30C-80



THREE CHOPT DISTRICT
I.A.C.

93-BI-50



COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

FRANK A. FAISON
County Manager

September 15, 1980

Re: Conditional Rezoning Case C-30C-80

Mrs. Mildred O. Scott, et. al.
7504 Woodley Road
Richmond, Virginia 23229

Dear Mrs. Scott:

At its meeting on September 10, 1980, the Board of Supervisors, in accordance with your request and the Planning Commission's recommendation, accepted the owner's proffered conditions and conditionally rezoned the below described property from R-3 One Family Residence to R-6 General Residence District.

The rezoned property is described as follows:

Part of Parcel 93-B1-50:

Beginning at a rod, on the southern line of Forest Avenue, said rod being 335', more or less, east of the eastern line of Burrelltown Road; thence from said point of beginning eastwardly along the southern line of Forest Avenue; 213.27' to a rod; thence S. $09^{\circ} 24' 40''$ W., 389.31' to a rod; thence N. $88^{\circ} 04' 40''$ W., 214.04' to a rod; thence N. $09^{\circ} 24' 40''$ E., 401.62' to the point of beginning, containing 1.947 acres.

The conditions proffered with this case are as follows:

1. All parking shall be in the front and side yards of the subject property; there shall be no parking in the rear of the property abutting adjacent single-family dwellings unless any vehicles so parked in the rear shall be completely shielded from view by an adequate buffer composed of plant material or a combination of plant material and naturally finished wood fencing.
2. All access shall be from Forest Avenue. There shall be no access from or through Parrott Road.
3. No building shall be constructed on the subject parcel in excess of two (2) stories above the rear grade level.
4. A buffer of plant material which may include a naturally finished wood fence shall be constructed along the rear property line in order to provide an adequate screen for the adjoining residential properties.
5. The exterior treatment of any building constructed on the subject parcel shall be the same on all sides. Roof lines shall have design consistency on all sides of each building.

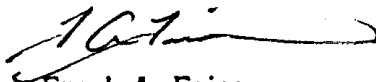
Mrs. Mildred O. Scott
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6. All exterior lighting shall be residential in character, provided that sufficient lighting shall be permitted in order to maintain normal and customary safety standards.

7. The subject parcel shall not be used for single-family or multi-family residential purposes or for any retail sales establishment.

The Planning Office has been advised of the action of the Board of Supervisors and requested to revise its records accordingly and to place a copy of the proffered conditions in the Conditional Zoning Index.

Sincerely,



Frank A. Faison,
County Manager

cc: Clerk, Board of Supervisors
Supervisor, Real Estate Assessment
Philip deB. Rome
✓ Conditional Zoning Index