

JACKSON DAVIS
ELEM SCHOOL

R-3

**R-3 To R-3AC
6.65 ac.**

O-1-C

R-3

R-3

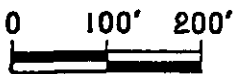
COUNTY OF HENRICO PLANNING OFFICE

SINGLE FAMILY RESID.

85-AI-33 PT.36,57

THREE CHOPT DISTRICT

C-5C-90



JAS



W.F. LaVECCHIA, P.E., AICP
County Manager

COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

March 20, 1990

Re: Conditional Rezoning Case C-5C-90

Mr. Charles L. Wingate
5603 Staples Mill Road
Richmond, Virginia 23228

Dear Mr. Wingate:

The Board of Supervisors at its meeting on March 14, granted your request to conditionally rezone from R-3 One Family Residence to R-3AC One Family Residence District (Conditional), property described as follows:

Parcel 85-A1-33 and Part of Parcels 85-A1-36, and 57:

Beginning at a point on the western line of Parham Road, distance thereon 590' +-north of the northern line of Lawndell Road; thence N. 57° 46' 20" W., 150.00' to a point; thence S. 40° 46' 32" W., 130.00' to a point; thence N. 57° 46' 20" W., 223.31' to a point at the end of Dresden Road; thence along the western line of Dresden Road S. 40° 45' W., 30.46' to a point; thence leaving the western line of Dresden Road N. 59° 05' 18" W., 671.97' to a point; thence N. 30° 16' 22" E., 295.71' to a point; thence S. 59° 08' 06" E., 1101.51' to a point on the western line of Parham Road; thence along the western line of Parham Road S. 40° 46' 32" W., 149.15' to the point of beginning, containing 6.65 acres.

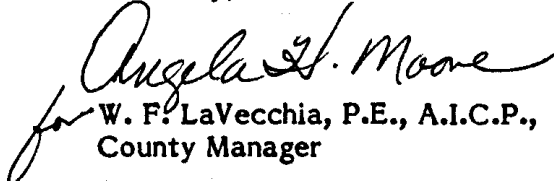
The Board of Supervisors accepted the following proffered conditions which further regulate the above described property in addition to all applicable provisions of Chapter 22, Code of Henrico (Zoning Ordinance):

1. Exterior visible portion of residence foundations to be brick.
2. All homes with fireplaces will have brick chimneys.
3. Minimum dwelling finished floor to be 1500 square feet.
4. All dwellings to be 1 1/2 to 2 story colonial design.
5. Maximum number of lots to be twenty three.
6. Drainage improvements will be designed and built to County of Henrico standards.
7. A 15 foot wide planting strip shall be provided along the rear of lots abutting Parham Road.
8. Provision for a private easement for an alternate ingress and egress to Dresden Road shall be provided from the subject property to the adjacent residence situated on part of Parcel 85-A1-36 and known as 2200 Parham Road.

Mr. Charles L. Wingate
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The Planning Office has been advised of the action of the Board of Supervisors and will revise its records and place a copy of the accepted proffered conditions in the Conditional Zoning Index.

Sincerely,


for W. F. LaVecchia, P.E., A.I.C.P.,
County Manager

cc: Clerk, Board of Supervisors
Supervisor, Real Estate Assessment
Conditional Zoning Index
Ms. Frances G. Phillips
Henry A. Conner, Esquire