

87-B2-29

BROOKLAND DISTRICT

SINGLE FAMILY RESID.

C-40C-93



HENRICO COUNTY PLANNING OFFICE



COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

November 16, 1993

Virgil R. Hazelett, P.E.
County Manager

Re: Conditional Rezoning Case C-40C-93

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

Dear Mr. Wingate:

The Board of Supervisors at its meeting on November 10, granted your request to conditionally rezone property from A-1 Agricultural District to R-3C One Family Residence District (Conditional), Parcel 87-B2-29, described as follows:

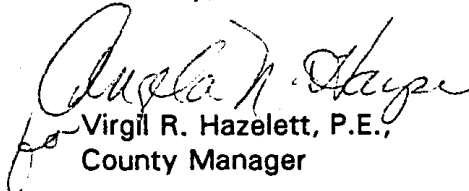
Beginning at a point on the S. line of Hungary Road, as widened, said point being 388' east of the E. line of Roundtree Road extended; thence from said point of beginning along Hungary Road S. 87° 28' 04" E., 336.5' to a point; thence leaving the line of Hungary Road S. 00° 02' 20" E., 726' to a point; thence S. 89° 58' 40" W., 337' to a point; thence N. 00° 01' 20" W., 741' to the point of beginning, containing 5.7 more or less 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. Foundation: The exterior portions of dwelling foundation walls shall be brick.
2. All fireplaces (including gas vented units) must have a brick foundation. All chimneys shall be of brick masonry construction.
3. The minimum size of a dwelling shall be 1,800 square feet of finished floor area for two story, and 1,600 square feet of finished floor area for cape cod style. No ranchers shall be constructed on this parcel.
4. There shall be no vehicular access from this parcel to Huntington Subdivision.
5. No direct access to be provided to Hungary Road from lots along Hungary Road.

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,


Virgil R. Hazelett, P.E.,
County Manager

cc: Clerk, Board of Supervisors
Director, Real Estate Assessment
Conditional Zoning Index
Ms. Susanna Anna Lanver