

LE FARMS  
DIVISIONS  
5

23  
5.415 Ac.

WILLIAMSBURG

A-1  
13.72 Ac.  
See (162-A-32)

GARDEN CITY  
2  
1  
5A  
4A

LAWNDALE FARMS  
3 B-1  
B-3  
3708-3718

M-1

KLOCKNER DR.

B-3  
GARDEN CITY  
36A  
3  
39A  
390  
39

B-3 & M-1 to B-3C  
2.003 Ac.

AUTO PARTS RETAIL

C-1C-99

ROAD

B-3  
GARDEN CITY  
3  
9  
10  
12  
398  
40  
41  
42  
20  
19  
17  
18  
13



HENRICO COUNTY PLANNING

M-1

PT. OF 162-9-3-  
VARINA DIST

GARDEN CITY  
9  
4  
46B  
46A  
4  
2  
46  
97  
5  
6  
7  
4708  
4716  
6  
Richnell Road  
4721  
11  
10A  
9  
RICHMOND INDUSTRIAL INTERPORT  
3

B-3

B-2

B-2

B-2G

58A  
24.514 Ac.  
58B  
58C  
58

61  
58

62  
4408  
4550  
3  
10  
64

63  
4401  
4515  
45  
4600  
46B  
46A  
46C  
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4  
B-3

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4708  
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COMMONWEALTH OF VIRGINIA  
**COUNTY OF HENRICO**

February 16, 1999

Virgil R. Hazelett, P.E.  
County Manager

Re: Conditional Rezoning Case C-1C-99

Mr. Jeff Yearwood  
Genuine Parts Company  
2999 Circle 75 Pkwy.  
Atlanta, GA 30339

Gentlemen:

The Board of Supervisors at its meeting on February 9, 1999, granted your request to conditionally rezone property from B-3 Business and M-1 Light Industrial Districts to B-3C Business District (Conditional), Part of Parcel 162-9-3-36A, described as follows:

Beginning at a point a rod being the intersection of the southern line of Williamsburg Road, U. S. Route 60, (Row of variable width) and the eastern line of Klockner Drive (Row of 66'); thence from said road and point of beginning along the southern line of Williamsburg Road, U.S. Route 60, S. 85° 41' 50" E., 366.41' to a rod; thence S. 16° 21' 20" W., 225.00' to a rod; thence N. 85° 41' 50" W., 398.79' to a rod in the eastern line of Klockner Drive; thence along the eastern line of Klockner Drive N. 16° 21' 40" E., 192.64' to a rod; thence along the eastern line of Klockner Drive N. 55° 19' 55" E., 50.31' to a rod in the southern line of Williamsburg Road, U.S. Route 60, being the point and place of beginning, containing 2.003 acres or 87, 231 square feet.

The Board of Supervisors accepted the following proffered conditions, dated November 11, 1998, which further regulate the above described property in addition to all applicable provisions of Chapter 24, Code of Henrico (Zoning Ordinance):

1. Prohibitions: The following uses shall be prohibited on the Property:
  - (a) Automobile service station.
  - (b) Truck or bus sales, rental or repair. This condition shall not be deemed to prohibit the sale of light duty trucks such as pickup trucks or sport utility vehicles.
  - (c) Storage lot for new or used cars, trucks or recreational vehicles.
  - (d) Boat or boat trailer sales, service or storage.
  - (e) Car wash, automatic or otherwise.
  - (f) Farm implement sales, rental or service.
  - (g) Fortuneteller, palmist, astrologist, numerologist, clairvoyant, craniologist, phrenologists, card reader, spiritual reader or similar activity.

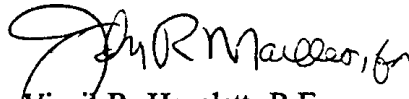
Genuine Parts Company  
February 16, 1999

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- (h) Manufactured home sales, display or storage, sales, rental, display or storage of travel trailers, travel vans, campers or truck camper tops.
- (i) Public dancehalls.
- (j) Rifle or pistol range.
- (k) Sheet metal shop or roofing company.
- (l) Permanent on-site recycling collection facility.

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: Director, Real Estate Assessment  
Conditional Zoning Index  
Mr. James D. Thornton, Esquire