

See (74-A-13)

OFFICE FOR  
TELECOMMUNICATIONS COMPANY

**C-56C-01**



Pt. 74-A-22  
FAIRFIELD DISTRICT  
HENRICO COUNTY PLANNING OFFICE

(A) C-1

16  
27.4Ac.

See (85-A-22)



COMMONWEALTH OF VIRGINIA  
COUNTY OF HENRICO

November 20, 2001

Virgil R. Hazelett, P.E.  
County Manager

Re: Conditional Rezoning Case C-56C-01

Mr. Gary Banks  
Sawtel Communications, Inc.  
5237 Wilkinson Road  
Richmond, VA 23227

Dear Sir:

The Board of Supervisors at its meeting on November 13, 2001, granted your request to rezone property from A-1 Agricultural District to O-1C Office District (Conditional), part of Parcel 74-A-22 described as follows:

Commencing at the point of beginning; thence North 83° 51' 00" W, a distance of 160.18 feet; thence North 00° 51' 24" E, a distance of 200.85 feet; thence South 83° 51' 00" E, a distance of 178.71 feet; thence South 06° 09' 00" W, a distance of 200.00 feet to the point of beginning, containing 0.7780 acres, more or less.

The Board of Supervisors accepted the following proffered conditions, dated November 12, 2001, which further regulate the above described property in addition to all applicable provisions of Chapter 24, Code of Henrico (Zoning Ordinance):

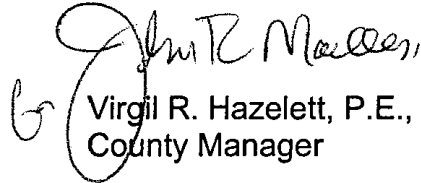
1. Buffer Area: A 25' buffer area shall be left undisturbed along the Southern property line.
2. Child care centers shall be prohibited.
3. The exiting parking lot will be re-paved and re-stripped prior to zoning approval of any business license on the subject property.
4. Landscaping: A 25' Landscape Strip shall be provided along Wilkinson Road. Additional landscaping shall be provided adjacent to the existing building. The landscaping will be installed prior to zoning approval of any business license on the subject property.
5. A site plan showing the proposed landscaping and parking lot re-striping shall be submitted to the Planning Office for administrative review and approval prior to zoning approval of any business license on the subject property.
6. A 15-foot right of way shall be dedicated for the future widening of Wilkinson Road if needed. This right-of-way shall be dedicated at no cost to the County, when requested by the County.

Mr. Gary Banks  
Sawtel Communications, Inc.  
November 20, 2001

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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,

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

cc: Director, Real Estate Assessment  
Conditional Zoning Index  
Director of Community Development  
Mr. Charles R. Milkis