

SUBJECT PROPERTY

ZONING
 AMEND PROFFERS
 Ref. 741-747-4267

C-54C-03
 Tuckahoe District

October 2003

0 400 Feet



COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

Virgil R. Hazelett, P.E.
County Manager

November 19, 2003

Youngblood Properties, LLC
P. O. Box 276
Mechanicsville, VA 23111

Re: Conditional Rezoning Case C-54C-03

Dear Sir:


The Board of Supervisors at its meeting on November 12, 2003, granted your request to amend proffered conditions on Conditional Rezoning Case C-73C-01, Parcel 741-747-4267, located in the Falcon Rest Subdivision, Lot 1 Falcon Rest, Block A, Section A.

The Board of Supervisors accepted the following proffered condition, dated October 2, 2003, which further regulates the above described property in addition to all applicable provisions of Chapter 24, Code of Henrico (Zoning Ordinance):

6. **Landscape Buffer.** A twenty-five foot (25') landscape buffer will be provided on any lot adjacent to Pump Road (with the exception of Lot 1, Block A, in which the buffer shall be at least seventeen feet (17')). The existing trees within the buffer strip will be preserved or supplemented by the installation of additional vegetation equivalent to a 10' transitional buffer. No fencing will be allowed within the buffer strip except any that might be apart of an entrance feature at the entrance road at the Pump Road intersection. This buffer strip will be a part of the lot, but the yard setback will not include the buffer strip.

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,


6ⁿ Virgil R. Hazelett, P.E.
County Manager

Youngblood Properties, LLC
November 19, 2003
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pc: Youngblood, Tyler & Associates, PC
Director, Real Estate Assessment
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