AGENDA

Hanover County Planning Commission

Hanover County Government Building Auditorium

December 11, 2014

Meeting Called to Order at 6:30 P.M.

1. **Approval of Minutes**

2. **Consideration of Agenda Amendments by Action of the Commission**

3. **Administrative Agenda**
   A. **Proffered Elevation Review**

      1) **SPR-18-14** — **CVS PHARMACY AT MONTPELIER SHOPPING CENTER**
      SOUTH ANNA MAGISTERIAL DISTRICT
      (COMMISSION ACTION)

      2) **SPR-26-94 AM. 2-08** — **AMF BOWLING CENTER**
      MECHANICSVILLE MAGISTERIAL DISTRICT
      (COMMISSION ACTION)

4. **Miscellaneous**
   A. **Adoption of 2015 Regular Meeting Schedule**

Meeting Reconvened at 7:00 P. M.

1. **Welcome and Pledge of Allegiance**

2. **Citizens' Time**
   Citizens' Time is limited to 20 minutes, and each speaker shall be allotted 5 minutes

3. **Public Hearings Advertised for 7:00 P.M.**

EXPEDITED PUBLIC HEARINGS

Rezoning Proffer Amendment

C-10-07(c) AM. 1-14 **GILES FARM, L.L.C., ET AL.,** Requests an amendment to the proffers approved with rezoning request C-10-07(c), Hanover Development, L.L.C., et al., on GPINs 7796-44-9163(part), 7796-73-3791, 7796-65-2927(part), 7796-73-8722, 7796-74-3065, 7796-76-2563(part), 7796-76-8849 and 7796-67-7467(part), zoned RS(c), Single-Family Residential District with conditions, generally located on the southwest quadrant of the intersection of Atlee Station Road (State Route 637) and Staple Lane (State Route 1229) in the **CHICKAHOMINY MAGISTERIAL DISTRICT**. The proposed zoning amendment would amend the cash proffer. (PUBLIC HEARING)

Rezoning

C-20-14(c) **BRENDA A. AND RONALD N. MAY,** Request to rezone from A-1, Agricultural District, to AR-6(c), Agricultural Residential District with conditions, on GPIN 8709-71-6978, consisting of 4.0 acres, and located on the west line of Cadys Mill Road (State Route 695) at its intersection with Cadys Woods Drive (private road) in the **BEAVERDAM MAGISTERIAL DISTRICT**. The subject property is designated on the General Land Use Plan Map as Agricultural. The proposed zoning amendment would permit the creation of one (1) additional building lot for a family member for a gross density of one (1) dwelling unit per two (2) acres. (PUBLIC HEARING)

Conditional Use Permit

CUP-2-02
AM. 2-14 **BEAVERDAM BAPTIST CHURCH,** Requests an amendment to a Conditional Use Permit in accordance with Section 26-20.21 of the Hanover County Zoning Ordinance to amend the approved sketch plan to add an accessory structure and associated parking area on GPIN 7826-62-2888, consisting of approximately 55 acres, currently zoned A-1, Agricultural District, located on the east side of Beaver Dam Road (State Route 715) approximately 1,025 feet north of Tyler Station Road (State Route 658) in the **BEAVERDAM MAGISTERIAL DISTRICT**. The site of the requested Conditional Use Permit is designated on the General Land Use Plan Map as Agricultural. **(PUBLIC HEARING)**

INDIVIDUAL HEARING

Rezoning

C-8-14(c) **CAROLYN L. KING (ROGERS-CHENAULT, INC.),** Requests to rezone from A-1, Agricultural District, to RS(c), Single-Family Residential District with conditions, on GPINs 8715-31-5918 and 8715-32-6633, consisting of approximately 39.6 acres, and located on the west line of Bell Creek Road (State Route 642) at its intersection with Loralea Drive (State Route 1288) in the **MECHANICSVILLE MAGISTERIAL DISTRICT**. The subject property is designated on the General Land Use Plan Map as Suburban High (4-8 dwelling units per acre). The proposed zoning amendment would permit the creation of 130 age-restricted townhomes for a gross density of 3.28 units per acre. (PUBLIC HEARING)