



**CHESTERFIELD COUNTY
BOARD OF SUPERVISORS
AGENDA**

Meeting Date: October 27, 2021

Item Number: 13.B.12.

Subject:

Initiate an Application for a Rezoning and Conditional Use and Conditional Use Planned Development to Permit Ordinance and Development Standards Exceptions on Approximately 589 Acres Located North of Duval Road and East of Moseley Road

Board Action Requested:

Initiate an application for Rezoning and Conditional Use Planned Development to permit residential uses, a technology park which may include office, advanced manufacturing, commercial, and Conditional Use to permit public facilities, on nine (9) parcels containing +/-589 acres, identified as Tax IDs 691-678-6257; 698-683-8741; 700-681-5125; 701-684-2865; 703-685-4335; 703-684-8129; 693-676-8646; 693-676-5151 and 693-676-2390; appoint Andrew G. Gillies, Director of Planning, as the agent for the Board; and waive disclosure requirements (Attachment 1).

Summary of Information:

Mr. Carroll is requesting the Board initiate a rezoning, conditional use planned development and conditional use to permit development of the properties which may include residential, commercial, office, advanced manufacturing, public facilities.

Virginia law permits the Board of Supervisors to initiate a rezoning application when required by the principles of public necessity, convenience, general welfare or good zoning practice in order, among other things, to consider land uses that are not permitted under current zoning regulations. Consideration of this request will provide for these principles by, among other things, providing a public process to review and determine if any adverse impacts would be generated on the property, on adjacent property owners, or the County in general and, if so, to determine what conditions might alleviate any adverse impacts and enhance land use compatibility. These principles will also be addressed by enhancing the development potential of the property, allowing a mixture of commercial, office, residential, advanced manufacturing and other uses for the benefit of the area, and providing for reasonable exceptions to ordinance standards to facilitate such development and to mitigate impacts on neighboring properties.

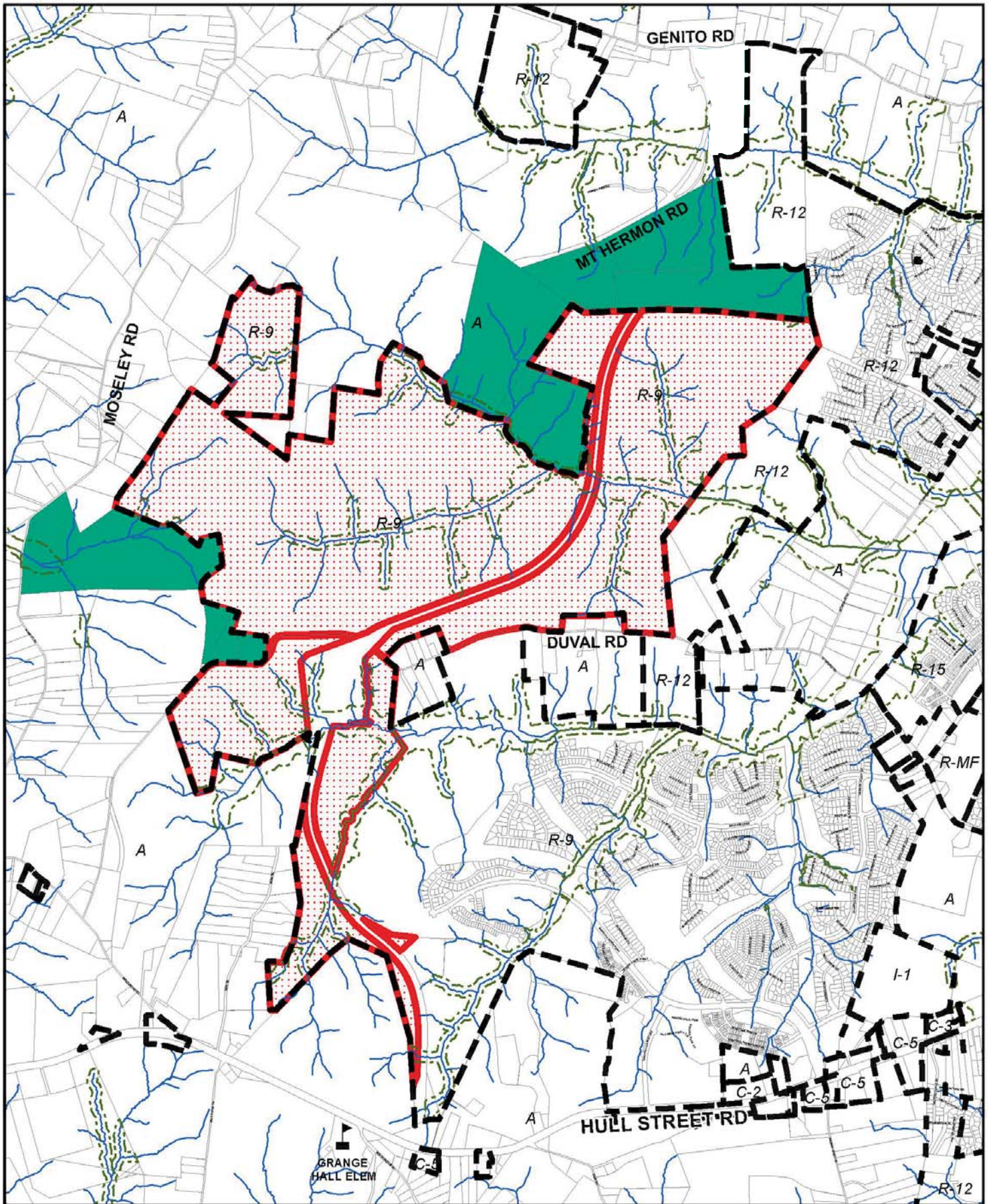
Attachments:

1. Attachment

Preparer: Andrew Gillies, Director of Planning

Approved By:





Map 1: Subject Property

- Property initiated for rezoning by Board of Supervisors - 9/22/2021
- Proposed additional property



- Resource Protection Area
- Streams



3.F. CONSENT AGENDA HIGHLIGHTS

Mr. Jesse Smith, Deputy County Administrator, provided the Board with an overview of several items on the Consent Agenda. He stated Item 13.B.3. would approve one-time bonuses of \$3,000 each for Sheriff's deputies. He further stated a portion of the bonuses would be funded by the state, and the county would pay the difference. He discussed Item 13.B.4. - Authorization of the County's Allocation of \$2,124,036 in Home Investment Partnerships-American Rescue Plan (HOME-ARP) Funding from the U.S. Department of Housing and Urban Development; Item 13.B.7. - Award of Construction Contract for County Project #19-0232, Addison-Evans Water Treatment Plant Flocculation and Sedimentation Basins Improvements - Phase 2; Item 13.B.8. - Acceptance of the Virginia Department of Emergency Management Pre-Disaster Mitigation Grant for the Addison Evans Water Treatment Plant (AEWTP) Floodwall and Stream Restoration Project; and Item 13.B.12. - Initiate an Application for a Rezoning and Conditional Use and Conditional Use Planned Development to Permit Ordinance and Development Standards Exceptions on Approximately 58 of Duval Road and East of Moseley Road.

13.B.12. INITIATE AN APPLICATION FOR A REZONING AND CONDITIONAL USE AND CONDITIONAL USE PLANNED DEVELOPMENT TO PERMIT ORDINANCE AND DEVELOPMENT STANDARDS EXCEPTIONS ON APPROXIMATELY 589 ACRES LOCATED NORTH OF DUVAL ROAD AND EAST OF MOSELEY ROAD

On motion of Ms. Haley, seconded by Mr. Winslow, the Board initiated an application for Rezoning and Conditional Use Planned Development to permit residential uses, a technology park which may include office, advanced manufacturing, commercial, and Conditional Use to permit public facilities, on nine (9) parcels containing +/-589 acres, identified as Tax IDs 691-678-6257; 698-683-8741; 700-681-5125; 701-684-2865; 703-685-4335; 703-684-8129; 693-676-8646; 693-676-5151 and 693-676-2390; appointed Andrew G. Gillies, Director of Planning, as the agent for the Board; and waived disclosure requirements.

Ayes: Holland, Winslow, Ingle, Carroll and Haley. Nays: None.

13.B.13. SET A PUBLIC HEARING TO CONSIDER AMENDING SECTION 9-25 OF THE COUNTY CODE TO ADJUST THE COUNTY'S TAX RELIEF THRESHOLDS