

**Chesterfield County
Planning Department
Results for Planning Commission Hearing: 10/18/2022
Conditions Modified at Hearing: No**

Case Number: **21SN0694**
Result: **Deferred by CPC**
Deferred To: **11/15/2022**
Conditions: **N/A**
Proffered Conditions: **N/A**
Includes Cash Proffer: **N/A**
Approved Time Limit (Years): **N/A**
Complies With Plan: **N/A**

21SN0694 (DEFERRED): In Matoaca Magisterial District, Douglas Sowers (project commonly known as Rose Ridge) requests rezoning from Agricultural (A) to Residential (R-40), plus conditional use to permit neighborhood recreational facilities, conditional use planned development to permit exceptions to ordinance requirements, and an exception to Section 18-60 of the Utility Ordinance for connection to the public wastewater system and amendment of zoning district map on 230.19 acres fronting approximately 1410 feet on the north line of Riverway Road, 950 feet west of River Road. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Rural Residential/Agricultural use. Tax IDs 728-644-4490; 728-645-4455; 728-646-4250; 728-647-0074, 7669; 729-644-5776; 729-645-1275; 730-644-7359; and 730-645-1060.

Case Number: **22SN0003**
Result: **Deferred by CPC**
Deferred To: **01/17/2023**
Conditions: **N/A**
Proffered Conditions: **N/A**
Includes Cash Proffer: **N/A**
Approved Time Limit (Years): **N/A**
Complies With Plan: **N/A**

22SN0003 (DEFERRED): In Clover Hill Magisterial District, Melissa Embrey requests conditional use to permit storage of a recreational vehicle outside the rear yard and amendment of zoning district map in a Residential (R-12) District on 0.28 acre known as 11612 Altimira Lane. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 741-678-7466.

Case Number: **22SN0033**

Result: **Recommend Approval**

Deferred To: **N/A**

Conditions: **Yes**

Proffered Conditions: **No** Includes

Cash Proffer: **No** Approved Time

Limit (Years): **N/A** Complies With

Plan: **Yes**

22SN0033 (DEFERRED): In Matoaca Magisterial District, Hickory Haven Equestrian requests conditional use to permit an Equestrian facility and conditional use planned development for exceptions to ordinance requirements and/or development standards, and amendment of zoning district map in an Agricultural (A) District on 18.59 acres known as 3000 Winnie Drive. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 797-617-2452.

Case Number: **22SN0085**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **Yes**
Proffered Conditions: **No** Includes
Cash Proffer: **No** Approved Time
Limit (Years): **N/A** Complies With
Plan: **Yes**

22SN0085 (DEFERRED): In Bermuda Magisterial District, Bermuda Hundred Child Development Center requests conditional use to permit a child day care within existing churches and amendment of zoning district map in Residential (R-7) District on 7.7 acres known as 2021 East Hundred Road and 2025 Florence Avenue. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Neighborhood Business use. Tax ID 825-645-Part of 2958 and 825-645-Part of 5311.

Case Number: **21SN0600**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **No**
Proffered Conditions: **Yes**
Includes Cash Proffer: **No**
Approved Time Limit (Years): **N/A**
Complies With Plan: **Yes**

21SN0600: In Clover Hill Magisterial District, RCKF Cloverhill LLC (project commonly known as Cloverleigh) requests rezoning from Agricultural (A) to Residential (R-12) of 52.19 acres and Regional Business (C-4) of 51.1 acres with conditional use to permit an existing telecommunications tower, temporary sales facility, single family dwellings, multifamily dwellings, and recreational neighborhood facilities plus conditional use planned development to permit exceptions to ordinance requirements, including use exceptions, on the entire 103.29 acres tract and a waiver to connectivity and amendment of zoning district map fronting approximately 515 feet on the north line of Hull Street Road, 1,015 feet northeast of South Old Hundred Road and fronting approximately 450 feet on the east line of South Old Hundred Road, 345 feet south of Rose Glen Drive. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Regional Mixed Use and Suburban Residential II (2 to 4 dwellings per acre) uses. Tax IDs 731-681-8265; 732-681-3768 and 4585; 733-680- Part of 9439; 733-681-0761; 734-678-2276; 734-681-0526 and 3904.

Case Number: **22SN0027**

Result: **Recommend Approval**

Deferred To: **N/A**

Conditions: **Yes**

Proffered Conditions: **No** Includes

Cash Proffer: **No** Approved Time

Limit (Years): **N/A** Complies With

Plan: **Yes**

22SN0027: In Matoaca Magisterial District, VA Paint Co/Dogtopia requests amendment of zoning approval (Case 17SN0800) to permit outdoor run area and amendment of zoning district map in Neighborhood Business (C-2) District on 0.83 acre known as 13615 Hull Street Road. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Neighborhood Business use. Tax ID 728-673-8137.

Case Number: **22SN0038**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **No**
Proffered Conditions: **Yes**
Includes Cash Proffer: **No**
Approved Time Limit (Years): **N/A**
Complies With Plan: **Yes**

22SN0038: In Clover Hill Magisterial District, Winterpock Crossing, LLC requests amendment of zoning approval (Case 91SN0271) relative to transportation density and architecture with conditional use planned development to permit exceptions to ordinance requirements and/or development standards and amendment of zoning district map in Community Business (C-3) Districts on 21.58 acres known as 6851 Lake Harbour Drive. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Community Business use. Tax IDs 722-672-8939, 9604; 723-672-3645, 8123;

Case Number: **22SN0057**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **No**
Proffered Conditions: **Yes**
Includes Cash Proffer: **No**
Approved Time Limit (Years): **N/A**
Complies With Plan: **Yes**

22SN0057: In Midlothian Magisterial District, SandG Holdings, LLC requests amendment of zoning approval (Cases 86SN0011 and 10SN0104) relative to uses and outdoor dining requirements, conditional use to permit a commercial indoor recreational establishment and an outdoor public address system, conditional use planned development to permit exceptions to ordinance requirements, including use exceptions such as outdoor events and prepared food vendors, and amendment of zoning district map in a Light Industrial (I-1) District on 2.65 acres known as 200 North Otterdale Road. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Regional Mixed Use. Tax ID 721-710-5172.

Case Number: **22SN0072**
Result: **Withdrawn**
Deferred To: **N/A**
Conditions: **N/A**
Proffered Conditions: **N/A**
Includes Cash Proffer: **N/A**
Approved Time Limit (Years): **N/A**
Complies With Plan: **N/A**

22SN0072: In Clover Hill Magisterial District, Pineapple Haven, LLC requests conditional use to permit a family day care home and amendment of zoning district map in the Residential (R-12) Districts on 0.32 acre known as 11833 Rimswell Turn. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 741-687-6761.

Case Number: **22SN0074**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **Yes**
Proffered Conditions: **No** Includes
Cash Proffer: **No** Approved Time
Limit (Years): **N/A** Complies With
Plan: **Yes**

22SN0074: In Clover Hill Magisterial District, Frederick Key requests conditional use to permit a business (automobile towing service) incidental to a dwelling and amendment of zoning district map in a Residential (R-15) District on 0.91 acre known as 12116 Brookview Drive. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 739-681-2603.

Case Number: **22SN0075**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **No**
Proffered Conditions: **Yes**
Includes Cash Proffer: **No**
Approved Time Limit (Years): **N/A**
Complies With Plan: **Yes**

22SN0075: In Bermuda Magisterial District, Badger Daylighting requests conditional use planned development for exceptions to ordinance requirements and/or development standards to permit a manufactured office trailer and amendment of zoning district map in a General Industrial (I-2) District on 1 acre known as 12351 Battery Dantzler Court. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for General Business use. Tax ID 804-655-3657.

Case Number: **22SN0086**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **Yes**
Proffered Conditions: **No** Includes
Cash Proffer: **No** Approved Time
Limit (Years): **N/A** Complies With
Plan: **Yes**

22SN0086: In Bermuda Magisterial District, Maria Parrino requests conditional use to permit a two-family dwelling and amendment of zoning district map in a Residential (R-15) District on 0.36 acre known as 10449 Brynmore Drive. Density will be controlled by zoning conditions or ordinance standards. Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 780-661-4171.

Case Number: **22SN0093**

Result: **Recommend Approval**

Deferred To: **N/A**

Conditions: **Yes**

Proffered Conditions: **No** Includes

Cash Proffer: **No** Approved Time

Limit (Years): **N/A** Complies With

Plan: **Yes**

22SN0093: In Bermuda Magisterial District, Morrow Energy requests conditional use to permit a utility use requiring a structure (gas line interconnection facility) and amendment of zoning district map in an Agricultural (A) District on 3.67 acres fronting approximately 355 feet on the south line of Centralia Road, 50 feet west of Holly Trace Drive. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 775-661-2623.

Case Number: **22SN0095**

Result: **Recommend Approval**

Deferred To: **N/A**

Conditions: **Yes**

Proffered Conditions: **No** Includes

Cash Proffer: **No** Approved Time

Limit (Years): **N/A** Complies With

Plan: **Yes**

22SN0095: In Midlothian Magisterial District, Biringer Builders Inc. requests conditional use planned development to permit exceptions to ordinance requirements and/or development standards and amendment of zoning district map in a Residential (R-15) District on 0.96 acre known as 16301 Fleetwood Road. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential I use (Maximum of 2 dwellings per acre). Tax ID 712-695-9267.

Case Number: **22SN0099**

Result: **Recommend Approval**

Deferred To: **N/A**

Conditions: **Yes**

Proffered Conditions: **No** Includes

Cash Proffer: **No** Approved Time

Limit (Years): **N/A** Complies With

Plan: **Yes**

22SN0099: In Matoaca Magisterial District, Christine and Brian Fazzino request conditional use to permit a family day care home and amendment of zoning district map in a Residential (R-9) District on 0.17 acre known as 7637 Nicklaus Circle. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential I use (Maximum of 2 dwellings per acre). Tax ID 704-669-3064.

Case Number: **22SN0103**

Result: **Recommend Approval**

Deferred To: **N/A**

Conditions: **Yes**

Proffered Conditions: **No** Includes

Cash Proffer: **No** Approved Time

Limit (Years): **N/A** Complies With

Plan: **Yes**

22SN0103: In Midlothian Magisterial District, Daniel and Brittany Royce request conditional use planned development to permit exceptions to ordinance requirements for setback from a gas pipeline easement (Sec. 19.1-209 I) for the installation of a rear yard in-ground pool and amendment of zoning district map in a Residential (R-15) District on 0.36 acre known as 16300 Binley Road. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential I use (Maximum of 2 dwellings per acre). Tax ID 709-696-8955..

Case Number: **22SN0108**
Result: **Recommend Approval**
Deferred To: **N/A**
Conditions: **No**
Proffered Conditions: **Yes**
Includes Cash Proffer: **Yes**
Approved Time Limit (Years): **N/A**
Complies With Plan: **Yes**

22SN0108: In Dale Magisterial District, Nelson Hernandez requests rezoning from Agricultural (A) to Residential (R-12) and amendment of zoning district map on 1.97 acres known as 7700 Salem Church Road. Density will be controlled by zoning conditions or ordinance standards. The Comprehensive Plan suggests the property is appropriate for Suburban Residential II use (2 to 4 dwellings per acre). Tax ID 777-675-6434.