



**BOARD OF SUPERVISORS
BUSINESS MEETING
Tuesday, January 16, 2024 - 7:00 PM**

**Board Meeting Room
39 Bank Street, SE,
Chatham, Virginia 24531**

AGENDA

- 1. CALL TO ORDER (7:00 PM)**
- 2. ROLL CALL**
- 3. MOMENT OF SILENCE**
- 4. PLEDGE OF ALLEGIANCE**
- 5. AGENDA ITEMS TO BE ADDED**
- 6. APPROVAL OF AGENDA**
- 7. CONSENT AGENDA**
 - a. Board Meeting Minutes Approval (Staff Contact: Kaylyn McCluster)
 - b. County's 2023 December Bill List Approval (Staff Contact: Kim VanDerHyde)
 - c. Budget Calendar Approval (Staff Contact: Kim VanDerHyde)
 - d. Mid-Year FY 2024 Local Budget Amendments Approval (Staff Contact: Kim VanDerHyde)
 - e. CPMT Attendance Report Acceptance (Staff Contact: Cheryl Boswell)
 - f. Resolution # 2024-01-01 Approval (*School Land Sale Proceeds Retention for Pigg River Property*) (Staff Contact: Kaylyn McCluster)
 - g. Appointment: DSS (*Ronnie Glass*); (*Dan River District*) (Staff Contact: Eddie Hite)
 - h. Appointment: DSS (*Anna Warren*); (*Tunstall District*) (Staff Contact: William Ingram)
 - i. Solid Waste Landfill Cell "C2" Construction Bid Award (Staff Contact: Chris Adcock)
- 8. PRESENTATIONS**
 - a. General Presentations (*Board of Supervisors*) (Staff Contact: Kaylyn

McCluster)

- b. Youth Commission Introductions Presentation (Staff Contact: Kelsie Myers)

9. HEARING OF THE CITIZENS

Each person addressing the Board under Hearing of the Citizens shall be a resident or land owner of the County, or the registered agent of such resident or land owner. Each person shall step up, give his/her name and district in an audible tone of voice for the record, and unless further time is granted by the Chairman, shall limit his/her address to three (3) minutes. No person shall be permitted to address the Board more than once during Hearing of the Citizens. All remarks shall be addressed to the Board as a body and not to any individual member thereof. Hearing of the Citizens shall last for a maximum of forty-five (45) minutes. Any individual that is signed up to speak during said section who does not get the opportunity to do so because of the aforementioned time limit, shall be given speaking priority at the next Board meeting. Absent Chairman's approval, no person shall be able to speak who has not signed up.

10. PUBLIC HEARINGS

a. **Rezoning Public Hearings**

Pursuant to Article V, Division 6, of the Pittsylvania County Zoning Ordinance, the Board of Supervisors have been empowered to hear and decide specific zoning issues and zoning map changes in support of said Ordinance. In accomplishing this important task, the Board is responsible for promoting the health, safety, and general public welfare of the citizens of Pittsylvania County. The Board must ensure that all of its decisions and regulations be directed to these goals and that each be consistent with the environment, the comprehensive plan, and in the best interest of Pittsylvania County, its citizens, and its posterity.

- 1. Public Hearing: Case R-23-017; Gwendolyn Averett; Rezoning from RC-1, Residential Combined Subdivision District, to B-2, Business District, General. The Planning Commission recommended by a 6-0, with opposition, that the Petitioner's request be granted. (Supervisor Hite) (Staff Contact: Emily Ragsdale)
- 2. Public Hearing: Case R-23-030; James Hubbard; Rezoning from R-1, Residential Suburban Subdivision District, to B-2, Business District, General. The Planning Commission recommended by a 6-0 vote, with opposition, that the Petitioner's request be granted. (Supervisor Dudley) (Staff Contact: Emily Ragsdale)
- 3. Public Hearing: Case R-23-032; Donald, Larry, and Ralph Clay;

Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioners' request be granted. (Supervisor Dalton) (Staff Contact: Emily Ragsdale)

4. Public Hearing: Case R-23-033; William Knick; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Whittle) (Staff Contact: Emily Ragsdale)
5. Public Hearing: Case R-23-034; Dwight Jefferson; Rezoning from R-1, Residential Suburban Subdivision District, to B-2, Business District, General. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Dalton) (Staff Contact: Emily Ragsdale)
6. Public Hearing: Case R-23-036; Clarence and Robin Emerzon; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioners' request be granted. (Supervisor Bowman) (Staff Contact: Emily Ragsdale)
7. Public Hearing: Case R-23-037; Jonathan Wachendorfer; Rezoning from R-1, Residential Suburban Subdivision District, to RMF, Residential Multi-Family District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Whittle) (Staff Contact: Emily Ragsdale)
8. Public Hearing: Case R-23-038; Morris Smith; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Tucker) (Staff Contact: Emily Ragsdale)

11. **UNFINISHED BUSINESS**
12. **NEW BUSINESS**
13. **MATTERS FROM WORK SESSION (IF ANY)**
14. **BOARD MEMBER REPORTS**
15. **COUNTY ADMINISTRATOR REPORTS**
16. **ADJOURNMENT**



**BOARD OF SUPERVISORS
EXECUTIVE SUMMARY**

Action Item

Agenda Title:	Board Meeting Minutes Approval		
Staff Contact(s):	Kaylyn McCluster		
Agenda Date:	January 16, 2024	Item Number:	7.a.
Attachment(s):	1.	12-19-2023 Finance Committee - DRAFT	
	2.	12-19-2023 Work Session - DRAFT	
	3.	12-19-2023 Business Meeting - DRAFT	
	4.	01-04-2024 Reorganizational Meeting - DRAFT	
Reviewed By:	JVH		

SUMMARY:

For the Board's review and consideration, attached are the following Board Meeting Minutes:

- (1) 12/19/2023 Finance Committee;
- (2) 12/19/2023 Work Session;
- (3) 12/19/2023 Business Meeting; and
- (4) 01/04/2024 Reorganization Meeting.

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

County Staff recommends the Board approve the Board Meeting Minutes as attached and presented.

MOTION:

"I make a Motion approving the Board Meeting Minutes as attached and presented."

PITTSYLVANIA COUNTY BOARD OF SUPERVISORS'
FINANCE COMMITTEE

December 19, 2023

VIRGINIA: The Pittsylvania County Board of Supervisors' ("Board") Finance Committee Meeting was held on December 19, 2023, in the Board Meeting Room, 39 Bank Street, SE, Chatham, Virginia 24531.

CALL TO ORDER (3:00 PM)

Warren called the Meeting to Order at 3:00 PM.

ROLL CALL

The following Committee Members were present:

Timothy W. Dudley - Vice-Chairman, Staunton River District
Robert M. Tucker, Jr. - Banister District
Robert ("Bob") W. Warren - Chatham-Blairs District

Nancy K. Eanes, Dan River District, joined the Meeting at 3:22 PM.

The following Board Members were present:

Darrell W. Dalton - Chairman, Callands-Gretna District
William V. ("Vic") Ingram - Tunstall District
Ronald S. Scarce - Westover District

APPROVAL OF AGENDA

Motion to approve Agenda.

RESULT: 3-0 (APPROVE)
MOVER: Tucker
SECONDER: Dudley
AYES: Tucker, Warren, Dudley
NAYS: None
ABSTAIN: None

CLOSED SESSION

Motion to enter Closed Session.

The Board entered Closed Session at 3:03 PM.

RESULT: 3-0 (APPROVE)
MOVER: Dudley
SECONDER: Tucker

AYES: Tucker, Warren, Dudley
NAYS: None
ABSTAIN: None

Consultation with legal counsel employed or retained by a public body regarding specific legal matters requiring the provision of legal advice by such counsel.

- (1) **Legal Authority:** Virginia Code § 2.2-3711(A)(8)
Subject Matters: Virginia Department of Health Vehicles/Computer Software Financial Request
Purpose: Consultation with Legal Counsel on Legal Matters Requiring the Provision of Legal Advice

RETURN TO OPEN SESSION & CLOSED SESSION CERTIFICATION

The Committee returned to Open Session at 3:36 PM and the following Certification was recorded:

PITTSYLVANIA COUNTY BOARD OF SUPERVISORS'
CLOSED MEETING CERTIFICATION

BE IT RESOLVED that at the Pittsylvania County Board of Supervisors' ("Board") Finance Committee Meeting on December 19, 2023, the Committee hereby certifies by a recorded vote that to the best of each Board Member's knowledge only public business matters lawfully exempted from the Open Meeting requirements of the Virginia Freedom of Information Act ("Act") and identified in the Motion authorizing the Closed Meeting were heard, discussed, or considered in the Closed Meeting. If any Board Member believes that there was a departure from the requirements of the Act, he shall so state prior to the vote indicating the substance of the departure. The Statement shall be recorded in the Board's Minutes.

	<u>Vote</u>
Nancy K. Eanes	Yes
Timothy W. Dudley	Yes
Robert M. Tucker, Jr.	Yes
Robert ("Bob") W. Warren	Yes

MATTERS FROM CLOSED SESSION

Motion to loan VDH a vehicle until the end of the fiscal year, and to direct the Legislative Committee to discuss the local match with the State requirement. The Board will also discuss with DSS the vehicle usage in case they have a vehicle that may be available.

RESULT: 3-0 (APPROVE)
MOVER: Tucker
SECONDER: Dudley
AYES: Tucker, Warren, Dudley, Eanes

NAYS: None
ABSTAIN: None

ADJOURNMENT

Warren adjourned the Meeting at 3:40 PM.

DRAFT

PITTSYLVANIA COUNTY BOARD OF SUPERVISORS'
WORK SESSION

December 19, 2023

VIRGINIA: The Pittsylvania County Board of Supervisors' ("Board") Work Session was held on December 19, 2023, in the Board Meeting Room, 39 Bank Street, SE, Chatham, Virginia 24531.

CALL TO ORDER (3:30 PM)

Dalton called the Meeting to Order at 3:45 PM.

ROLL CALL

The following Board Members were present:

Darrell W. Dalton - Chairman, Callands-Gretna District
Timothy W. Dudley - Vice-Chairman, Staunton River District
Nancy K. Eanes - Dan River District
William V. ("Vic") Ingram - Tunstall District
Ronald S. Searce - Westover District
Robert M. Tucker, Jr. - Banister District; and
Robert ("Bob") W. Warren - Chatham-Blairs District.

APPROVAL OF AGENDA

Motion to approve Agenda.

RESULT: 7-0 (Approved)
MOVER: Ingram
SECONDER: Warren
AYES: Dalton, Tucker, Warren, Searce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

PRESENTATIONS

a. FY 2023 Comprehensive Annual Financial Report Presentation

The County's Auditor, Scott Wickham, CPA, of Robinson, Farmer, Cox and Associates, presented to the Board the County's FY 2023 Annual Financial Report, which can be found on the County's website at www.pittsylvaniacountyva.gov.

STAFF, COMMITTEE, AND/OR CONSTITUTIONAL OFFICER REPORTS

a. Jail Reimbursement Resolution Review

The County is working with Moseley Architects to start the process of constructing the new jail. By December 31, 2023, Moseley plans to submit the County's Community Based Corrections Plan ("CBCP") to the Department of Corrections ("DOC"). The DOC will review the CBCP and determine if the Commonwealth of Virginia should cover twenty-five percent (25%) of the eligible costs associated with the new jail's construction. Design work for the new

jail will occur in FY 2026, with construction beginning in FY 2027. Financing for the new jail construction will be secured near the end of FY 2027. Resolution # 2023-12-01 allows for the County to begin incurring costs for the new jail and be reimbursed for said costs once financing is complete.

b. New Jail Aesthetics Review

Tony Bell, Moseley Architects, presented to the Board the aesthetics of the new County jail. His full presentation can be found on the County's website at www.pittsylvaniacountyva.gov.

c. Pittsylvania County Code Chapter 18 (Subdivision) Revisions Review

Emily S. Ragsdale, County Development Director, reviewed potential revisions to Pittsylvania County Code Chapter 18 (Subdivisions). Her full presentation can be found on the County's website at www.pittsylvaniacountyva.gov.

CLOSED SESSION

Motion to enter Closed Session.

The Board entered Closed Session at 4:49 PM.

RESULT: 7-0 (Approved)
MOVER: Warren
SECONDER: Tucker
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

Discussion, consideration, or interviews of prospective candidates for employment; assignment, appointment, promotion, performance, demotion, salaries, disciplining, or resignation of specific public officers, appointees, or employees of any public body.

- (1) **Legal Authority:** Virginia Code § 2.2-3711(A)(1)
Subject Matters: County Administrator Job Performance Discussion/Evaluation Review; County Attorney Annual Performance Evaluation Review
Purpose: Review/Discussion of Same

RETURN TO OPEN SESSION & CLOSED SESSION CERTIFICATION

The Board returned to Open Session at 6:42 PM and the following Certification was recorded:

PITTSYLVANIA COUNTY BOARD OF SUPERVISORS'
CLOSED MEETING CERTIFICATION

BE IT RESOLVED that at the Pittsylvania County Board of Supervisors' ("Board") Work Session on December 19, 2023, the Board hereby certifies by a recorded vote that to the best of each Board Member's knowledge only public business matters lawfully exempted from the Open Meeting requirements of the Virginia Freedom of Information Act ("Act") and identified in the

Motion authorizing the Closed Meeting were heard, discussed, or considered in the Closed Meeting. If any Board Member believes that there was a departure from the requirements of the Act, he shall so state prior to the vote indicating the substance of the departure. The Statement shall be recorded in the Board's Minutes.

	<u>Vote</u>
Nancy K. Eanes	Yes
William V. ("Vic") Ingram	Yes
Ronald S. Scarce	Yes
Robert M. Tucker, Jr.	Yes
Robert ("Bob") W. Warren	Yes
Timothy W. Dudley	Yes
Darrell W. Dalton	Yes

ADJOURNMENT

Dalton adjourned the Meeting at 6:43 PM.

DRAFT

PITTSYLVANIA COUNTY BOARD OF SUPERVISORS'
BUSINESS MEETING

December 19, 2023

VIRGINIA: The Pittsylvania County Board of Supervisors' ("Board") Business Meeting was held on December 19, 2023, in the Board Meeting Room, 39 Bank Street, SE, Chatham, Virginia 24531.

CALL TO ORDER (7:00 PM)

Dalton called the Meeting to Order at 7:00 PM.

ROLL CALL

The following Board Members were present:

Darrell W. Dalton - Chairman, Callands-Gretna District
Timothy W. Dudley - Vice-Chairman, Staunton River District
Nancy K. Eanes - Dan River District
William V. ("Vic") Ingram - Tunstall District
Ronald S. Scarce - Westover District
Robert M. Tucker, Jr. - Banister District; and
Robert ("Bob") W. Warren - Chatham-Blairs District.

ITEMS TO BE ADDED TO AGENDA

Motion to make the following revisions to the Agenda:

- VDH Funding Request as item 12a, to Matters from Work Session; and
- Resolution # 2023-12-07, County Attorney's Employment Agreement Amendment #3, to Matters from Work Session.

RESULT: 7-0 (Approve)
MOVER: Warren
SECONDER: Dudley
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

APPROVAL OF AGENDA

Motion to approve Agenda.

RESULT: 7-0 (Approve)
MOVER: Warren
SECONDER: Eanes
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

CONSENT AGENDA

Motion to approve Consent Agenda.

RESULT: 7-0 (Approve)
MOVER: Tucker
SECONDER: Warren
AYES: Dalton, Tucker, Warren, Searce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

- a. Board Meeting Minutes Approval
- b. County's 2023 November Bill List Approval
- c. Resolution # 2023-12-01 Adoption (*Jail Reimbursement*)
- d. Opioid Abatement Authority Grant Approval
- e. Moses Building Facility Improvements Contract Award
- f. Short-Term Disability Benefit Subsidy Approval (*New County Public Safety Employees*)
- g. December 22, 2023, Half-Day Work Holiday Approval
- h. Frances Inge Hardy Certificate Approval (*Honoring 96th Birthday*)
- i. Resolution # 2023-12-02 Adoption (*Honoring Warren*)
- j. Resolution # 2023-12-03 Adoption (*Honoring Searce*)
- k. Resolution # 2023-12-04 Adoption (*Honoring Eanes*)
- l. Resolution # 2023-12-05 Adoption (*Honoring Dudley*)
- m. Resolution # 2023-12-06 Adoption (*Honoring Dalton*)

PRESENTATIONS

The Board presented a Certificate to Frances Hardy honoring her 96th Birthday. They also presented Resolutions/Certificates to Supervisors Warren, Searce, Eanes, Dudley, and Dalton thanking them for their service on the Board.

HEARING OF THE CITIZENS

John Owen, Callands-Gretna District, shared his opposition to the proposed jail.

Mike Moskowski, Staunton River District, voiced his concerns regarding the new reassessment.

Joe Davis, Dan River District, thanked Warren and Searce for their service on the Board.

Marion Gaines, Dan River District, shared information regarding the Mary Jane Walters Estate.

Jane Kendrick, Tunstall District, thanked Searce and Eanes for listening to her and for their support.

Mike Kendrick, Tunstall District, also thanked Searce and Eanes for their kindness and support.

PUBLIC HEARINGS

Rezoning Public Hearings

1. Case CP-23-001: Amending the County's Comprehensive Plan Future Land Use Map

From Industrial to Mixed Commercial/Industrial. The Planning Commission recommended by a 7-0 vote, with no opposition, that the Comprehensive Plan Future Land Use Map be amended. (Supervisor Eanes)

County Staff was instructed by the Board to consider a proposed amendment to the County's Comprehensive Plan Future Land Use Designation Map from Industrial to Mixed Commercial/Industrial for twenty-one (21) parcels, totaling 224.53 acres, located on or off of State Road 360/Old Richmond Road and U.S. Highway 29/Danville Expressway, in the Dan River Election District. The properties are currently designated as suitable for industrial uses in the County's Comprehensive Plan. After conversations with the County's Economic Development Department, it was determined that this land is better suited for commercial uses. For future rezonings to be supported, enabling commercial uses in this area, and allowing the properties to be utilized for their highest and best use, the County's Future Land Use Designation in the County's Comprehensive Plan needs to be changed. On November 9, 2023, the Planning Commission recommended by a 7-0 vote, with no opposition, that the County's Comprehensive Plan Future Land Use Map be amended.

Dalton opened the Public Hearing at 7:46 PM. No one signed up to speak and Dalton closed the Public Hearing at 7:46 PM.

Motion to approve the amendments to the County's Comprehensive Plan Future Land Use Map as presented.

RESULT: 7-0 (Approve)
MOVER: Eanes
SECONDER: Dudley
AYES: Dalton, Tucker, Warren, Searce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

2. Case R-23-028: John and Tina Stein; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 7-0 vote, with no opposition, that the Petitioners' request be granted. (Supervisor Ingram)

In Case R-23-028, John and Tina Stein ("Petitioners"), have petitioned to rezone 11.08 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, (to allow the property to be subdivided). The subject property is located off State Road 41/Franklin Turnpike, in the Tunstall Election District, and shown on the Tax Maps as GPIN # 1472-59-9646. Once the property is rezoned to A-1, all uses listed under Pittsylvania County Code § 35-178 are permitted. On November 9, 2023, the Planning Commission recommended, by a 7-0 vote, with no opposition, that the Petitioners' request be granted.

Dalton opened the Public Hearing at 7:48 PM. No one signed up to speak and Dalton closed the Public Hearing at 7:48 PM.

Motion to approve the rezoning of 11.08 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow the property to be subdivided.

RESULT: 7-0 (Approve)

MOVER: Ingram
SECONDER: Warren
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

3. Case R-23-029: Jared and Sarah Moser; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 7-0 vote, with no opposition, that the Petitioners' request be granted. (Supervisor Warren)

In Case R-23-029, Jared and Sarah Moser (“Petitioners”) have petitioned to rezone three (3) parcels, totaling 52.13 acres, from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District (to allow for the placement of an accessory structure and agricultural uses). The subject property is located on or off of State Road 863/Laniers Mill Road and State Road 746/Golf Club Road, in the Chatham-Blairs Election District, and shown on the Tax Maps as GPIN #s 2400-35-1174, 2400-45-1265 and 2400-73-1017. Once the property is rezoned to A-1, all uses listed under Pittsylvania County Code § 35-178 are permitted. On November 9, 2023, the Planning Commission recommended, by a 7-0 vote, with no opposition, that the Petitioners' request be granted.

Dalton opened the Public Hearing at 7:50 PM. No one signed up to speak and Dalton closed the Public Hearing at 7:50 PM.

Motion to approve the rezoning of three (3) parcels, totaling 52.13 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow for the placement of an accessory structure and agricultural uses.

RESULT: 7-0 (Approve)
MOVER: Warren
SECONDER: Dudley
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

4. Case R-23-031: Sharon Smith; Rezoning from RMF, Residential Multi-Family District, to RC-1, Residential Combined Subdivision District. The Planning Commission recommended by a 7-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Ingram)

In Case R-23-031, Sharon Smith (“Petitioner”), has petitioned to rezone 1.512 acres from RMF, Residential Multi-Family District, to RC-1, Residential Combined Subdivision District, (to allow for the placement of a doublewide manufactured home). The subject property is located on US Highway 58 /Martinsville Highway, in the Tunstall Election District, and shown on the Tax Maps as GPIN # 1358-48-0201. Once the property is rezoned to RC-1, all uses listed under Pittsylvania County Code § 35-267 are permitted. On November 9, 2023, the Planning Commission recommended, by a 7-0 vote, with no opposition, that the Petitioner's request be granted.

Dalton opened the Public Hearing at 7:52 PM. Sharon Smith was present to represent the Petition. No one signed up to speak and Dalton closed the Public Hearing at 7:53 PM.

Motion to approve the rezoning of 1.512 acres from RMF, Residential Multi-Family District, to RC-1, Residential Combined Subdivision District, to allow for the placement of a doublewide manufactured home.

RESULT: 7-0 (Approve)
MOVER: Ingram
SECONDER: Eanes
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

5. Case R-23-035: River City Enterprises; Rezoning from M-2, Industrial District, Heavy Industry, to B-2, Business District, General. The Planning Commission recommended by a 7-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Eanes)

In Case R-23-035, River City Enterprises ("Petitioner"), has petitioned to rezone 10.224 acres from M-2, Industrial District, Heavy Industry, to B-2, Business District, General, (to allow for the sales, services, and repair of farm equipment). The subject property is located on State Road 360/Old Richmond Road, in the Dan River Election District, and shown on the Tax Maps as GPIN # 2338-04-0302. Once the property is rezoned to B-2, all uses listed under Pittsylvania County Code § 35-365 are permitted. On November 9, 2023, the Planning Commission recommended, by a 7-0 vote, with no opposition, that the Petitioner's request be granted.

Dalton opened the Public Hearing at 7:54 PM. No one signed up to speak and Dalton closed the Public Hearing at 7:55 PM.

Motion to approve the rezoning of 10.224 acres from M-2, Industrial District, Heavy Industry, to B-2, Business District, General, to allow for the sales, services, and repair of farm equipment.

RESULT: 7-0 (Approve)
MOVER: Eanes
SECONDER: Tucker
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

Other Public Hearings

1. Public Hearing: Pittsylvania County Code Amendments, Chapter 18 (Subdivision Ordinance)

On August 15, 2023, the Board adopted amendments to Pittsylvania County Code ("PCC") Chapter 35, Division 7, Residential Planned Unit Development District ("RPD"), reducing minimum lots sizes, allowing private streets to be utilized to provide access to certain uses upon Board approval, and increased density. Currently, PCC Chapter 18, Subdivision Ordinance, requires a minimum of fifty (50) feet of road frontage on a state-maintained road for all properties that are governed by the Ordinance. Without the adoption of the attached proposed PCC revisions, this requirement would supersede the amendments made to the County's Zoning Ordinance, eliminating the possibility for the property to be subdivided.

Dalton opened the Public Hearing at 7:57 PM.

Jane Kendrick questioned why the County is changing their Codes to suit the outside developers, and stated she feels that we are selling out our County, little by little.

Michael Kendrick agreed with his wife and stated he would like to wait for the traffic study.

Dalton closed the Public Hearing at 8:04 PM.

Motion to approve revisions to PCC Chapter 18 as presented.

RESULT: 5-2 (Approve)
MOVER: Ingram
SECONDER: Tucker
AYES: Dalton, Tucker, Warren, Dudley, Ingram,
NAYS: Scarce, Eanes
ABSTAIN: None

2. PCC § 6-6-3 Revision (Keeling Volunteer Fire Department Tax Exemption Application)

Approval

Keeling Volunteer Fire Department ("Keeling VFD") filed an Application for potential tax exemptions on real estate consisting of Parcel # 2452-64- 1631. Said Application was submitted to the Commissioner of the Revenue’s Office, forwarded to the Board, and duly advertised for a Public Hearing to potentially grant said tax exemption and revise Pittsylvania County Code (“PCC”) § 6-6.3 accordingly.

Dalton opened the Public Hearing at 8:09 PM. No one signed up to speak and Dalton closed the Public Hearing at 8:09 PM.

Motion to approve the revision to PCC § 6-6.3 authorizing Keeling VFD's tax exemption as presented.

RESULT: 7-0 (Approve)
MOVER: Eanes
SECONDER: Dudley
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

NEW BUSINESS

a. VDH Funding Request

Motion for the County to loan its local Virginia Department of Health ("VDH") a vehicle until the end of the current fiscal year and direct the County's Legislative Committee and/or County Staff to work with the State to attempt to secure additional funding for the appropriate VDH future operations. Additionally, County Staff will reach out to its Department of Social Services to determine if they have an available vehicle to loan VDH.

RESULT: 7-0 (Approve)
MOVER: Tucker
SECONDER: Warren
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

MATTERS FROM WORK SESSION

a. Resolution # 2023-12-07, County Attorney's Employment Agreement Amendment #3
Motion to adopt Resolution # 2023-12-07 as presented renewing the County Attorney's contract, as it is currently in place with all the benefits contained therein, and increase Hunt's salary by an additional two percent (2%) to what he is currently eligible for under his current contract

RESULT: 7-0 (Approve)
MOVER: Warren
SECONDER: Eanes
AYES: Dalton, Tucker, Warren, Scarce, Dudley, Ingram, Eanes
NAYS: None
ABSTAIN: None

BOARD MEMBER REPORTS

- Tucker thanked Dalton and Dudley, as well as Warren, Scarce, and Eanes. He also wished everyone a Merry Christmas.
- Ingram recognized the IDA's John Daniel for twenty (20) years of his business. He stated the County lost a lot of great people this year, such as Garry Thomas and Scott Eanes. He also welcomed Bowman, Hite, and Whittle to the Board. Finally, he thanked Fire and Rescue, recognized Goodyear Tire for its fifty-seven (57) years in the County, and welcomed Tyson Foods to the County. He also wished a Merry Christmas to everyone.
- Scarce recommended not pulling money from the General Fund during the Budget process and wished the new Board good luck next year. He stated it has been a privilege to serve this County and its citizens and he also thanked County Staff for their work and dedication.
- Eanes thanked the Board for working so diligently with her for six (6) months. She also thanked County Staff, the County Administrator, and the County Attorney.
- Dudley thanked the Board for working hard this year and wished everyone a Merry Christmas.
- Warren challenged the citizens to find out what is really going on and to have conversations with their Supervisors before putting false information out. He thanked all citizens of the County and stated it has been a pleasure to serve the citizens of this County for eight (8) years. He also thanked County Staff for their hard work and dedication, as well as many

others throughout the community and his own family as well. Finally, he wished everyone a Merry Christmas.

- Dalton thanked everyone for coming out and thanked all County Staff and wished the best to the Board Members that are leaving and their families. He welcomed the new Board Members that will join the Board in January and wished everyone a Merry Christmas and a Happy New Year.

COUNTY ADMINISTRATOR REPORTS

Turille thanked the Board for the opportunity to work and learn from each of them. He also thanked Arnold for driving the Reassessment and Jail Projects, and Van Der Hyde for her work on the Budget.

Hunt thanked the Board for their continued support for him and commended the Board Members for their service. He also wished everyone a Merry Christmas and a Happy New Year.

ADJOURNMENT

Dalton adjourned the Meeting at 8:45 PM.

PITTSYLVANIA COUNTY BOARD OF SUPERVISORS
REORGANIZATIONAL MEETING

January 4, 2024

VIRGINIA: The Pittsylvania County Board of Supervisors' ("Board") Reorganizational Meeting was held on January 4, 2024, at the Chatham Community Center, 115 S Main Street, Chatham, Virginia 24531.

CALL TO ORDER (5:30 PM)

Turille called the Meeting to Order at 5:30 PM.

ROLL CALL

The following Board Members were present.

Kenneth L. Bowman - Chatham-Blairs District.
Darrell W. Dalton - Callands-Gretna District
Timothy W. Dudley - Staunton River District
Eddie L. Hite, Jr. - Dan River District
William V. ("Vic") Ingram - Tunstall District
Robert M. Tucker, Jr. - Banister District; and
Murray W. Whittle - Westover District

APPROVAL OF AGENDA

Motion to approve Agenda.

RESULT: 7-0 (Approve)
MOVER: Tucker
SECONDER: Ingram
AYES: Bowman, Dalton, Dudley, Hite, Ingram, Tucker, Whittle
NAYS: None
ABSTAIN: None

CHAIRMAN NOMINATION AND ELECTION

a. Nomination and Chairman Election

Turille opened the floor for Chairman nomination. Ingram nominated Dalton as Chairman, with a second from Hite.

RESULT: 7-0 (Approve)
MOVER: Ingram
SECONDER: Hite
AYES: Bowman, Dalton, Dudley, Hite, Ingram, Tucker, Whittle

**Board of Supervisors
January 4, 2024
Reorganizational Meeting**

NAYS: None
ABSTAIN: None

VICE-CHAIRMAN NOMINATION AND ELECTION

a. Nomination and Vice-Chairman Election

Dalton opened the floor for Vice-Chairman nominations. Bowman nominated Tucker as Vice-Chairman, with a second from Ingram.

RESULT: 7-0 (Approve)
MOVER: Bowman
SECONDER: Ingram
AYES: Bowman, Dalton, Dudley, Hite, Ingram, Tucker, Whittle
NAYS: None
ABSTAIN: None

BOARD BYLAWS ADOPTION

a. Adoption of Board Bylaws

Motion to adopt Board Bylaws.

RESULT: 7-0 (Approve)
MOVER: Dudley
SECONDER: Bowman
AYES: Bowman, Dalton, Dudley, Hite, Ingram, Tucker, Whittle
NAYS: None
ABSTAIN: None

2024 MEETING SCHEDULE ADOPTION

a. Adoption of 2023 Meeting Schedule

2024 Proposed Meeting Schedule

January 16, 2024
February 20, 2024
March 19, 2024
April 16, 2024
May 21, 2024
June 18, 2024
July 16, 2024
August 20, 2024
September 17, 2024
October 15, 2024
November 19, 2024

**Board of Supervisors
January 4, 2024
Reorganizational Meeting**

December 17, 2024

* The Work Session start time will be determined and properly noticed monthly, and the Business Meetings will begin at 7:00 PM. Unless otherwise noted, all Meetings will be held at the Board Meeting Room located at 39 Bank Street, Chatham, Virginia 24531.

Motion to adopt the Meeting schedule as presented.

RESULT: 7-0 (Approve)
MOVER: Tucker
SECONDER: Dudley
AYES: Bowman, Dalton, Dudley, Hite, Ingram, Tucker, Whittle
NAYS: None
ABSTAIN: None

STANDING COMMITTEES

Finance/Insurance Committee

Robert M. Tucker, Jr., Chairman
Eddie L. Hite, Jr.
Timothy W. Dudley
Murray W. Whittle

Personnel Committee

Darrell W. Dalton, Chairman
Kenneth L. Bowman
William "Vic" Ingram

Property/Building Committee

William "Vic" Ingram, Chairman
Timothy W. Dudley
Eddie L. Hite, Jr.

Legislative Committee

Kenneth L. Bowman, Chairman
Robert M. Tucker, Jr.
Timothy W. Dudley

SPECIAL COMMITTEES

Computer/Radio/Telecommunications Committee

Eddie L. Hite, Jr., Chairman

**Board of Supervisors
January 4, 2024
Reorganizational Meeting**

William “Vic” Ingram
Kenneth L. Bowman

Board of Supervisors/School Board Liaison Committee

Darrell W. Dalton, Chairman
William “Vic” Ingram
Murray W. Whittle

Economic Development Committee

Darrell Dalton, Chairman
Kenneth L. Bowman
Eddie L. Hite, Jr.

Solid Waste Committee

Timothy W. Dudley, Chairman
William “Vic” Ingram
Murray W. Whittle

Naming Committee

William “Vic” Ingram, Chairman
Timothy W. Dudley
Murray W. Whittle

OTHER CHAIRMAN APPOINTMENTS

Dan River Business Development Center

Eddie L. Hite, Jr.

Danville-Pittsylvania County Regional Industrial Facility Authority (1 Board Member, 1 Year Term); 1 Board Member, 1-Year Term); and (1 Alternate Board Member, 1-Year Term)

Robert M. Tucker, Jr.
William “Vic” Ingram
Darrell Dalton - Alternate

Fire and Rescue Commission

William “Vic” Ingram

Local Elected Officials

Robert M. Tucker, Jr.

Metropolitan Planning Organization (MPO) (Appoint 2 Board Members (from either the Tunstall, Chatham-Blairs, Dan River, Westover, or Banister District) and 1 Board Member as an Alternate)

William “Vic” Ingram

**Board of Supervisors
January 4, 2024
Reorganizational Meeting**

Eddie L. Hite, Jr.
Kenneth L. Bowman

Pittsylvania County Community Action Board

Robert M. Tucker, Jr.

Pittsylvania County Planning Commission

Darrell W. Dalton

Roanoke River Basin Association

Timothy W. Dudley

SARA Title III

Timothy W. Dudley
Kenneth L. Bowman

Pittsylvania County Social Services Board

Timothy W. Dudley

Virginia Association of Counties

William “Vic” Ingram

West Piedmont Planning District Commission

William “Vic” Ingram
Kenneth L. Bowman

Community Policy and Management Team

Robert M. Tucker, Jr.

Staunton River Regional Industrial Facility Authority (1 Board Member, 1-Year Term); (1 Board Member, 1-Year Term); and (1 Alternate Board Member, 1-Year Term)

Timothy W. Dudley
Darrell W. Dalton
Robert M. Tucker, Jr. - Alternate

Tri-County Lakes Administrative Commission (2); (County Administrator) and (1 Board Member; must be from Callands-Gretna or Staunton River District)

County Administrator
Darrell W. Dalton

Danville Utilities Commission (non-voting member)

Murray W. Whittle

AT-LARGE APPOINTMENT

TLAC – Citizen At-Large

**Board of Supervisors
January 4, 2024
Reorganizational Meeting**

Emily S. Ragsdale (“Ragsdale”) is currently the County's Tri-Lakes Administrative Commission's ("TLAC") Citizen Representative. Ragsdale desires to be reappointed to TLAC for the 2024 calendar year.

Motion to reappoint Ragsdale as the County's TLAC Citizen Representative for the 2024 calendar year.

RESULT: 7-0 (Approve)
MOVER: Dalton
SECONDER: Tucker
AYES: Bowman, Dalton, Dudley, Hite, Ingram, Tucker, Whittle
NAYS: None
ABSTAIN: None

ADJOURNMENT

Dalton adjourned the Meeting at 5:55 PM.

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Action Item

Agenda Title:	County's 2023 December Bill List Approval		
Staff Contact(s):	Kim VanDerHyde		
Agenda Date:	January 16, 2024	Item Number:	7.b.
Attachment(s):	None		
Reviewed By:	JVH		

SUMMARY:

At each Board Business Meeting, the County's Auditors recommend the Board review and approve payments made by the County as oversight of County Fund expenditures. For the Board's review and consideration, the County's December 2023 Bill List is found at the below link:

<https://weblink.pittgov.net/WebLink/Browse.aspx?id=493369&dbid=0&repo=PittGovDocs>

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

County Staff recommends the Board approve the County's 2023 December Bill List as presented.

MOTION:

"I make a Motion approving the County's 2023 December Bill List as presented."

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Action Item

Agenda Title:	Budget Calendar Approval		
Staff Contact(s):	Kim VanDerHyde		
Agenda Date:	January 16, 2024	Item Number:	7.c.
Attachment(s):	1.	PROPOSED BUDGET CALENDAR-2024-2025	
Reviewed By:	JVH		

SUMMARY:

For the Board's review and consideration, attached is the FY 2025 Budget Calendar. This calendar proposes Finance Committee Meetings, as well as full Board meetings needed to discuss and approve the County's FY 2025 Budget.

FINANCIAL IMPACT AND FUNDING SOURCE:

RECOMMENDATION:

County Staff recommends the Board approve the attached FY 2025 Budget Calendar.

MOTION:

"I make a Motion approving FY2 025 Budget Calendar as attached and presented."



DRAFT PROPOSED BUDGET CALENDAR FY 2024-2025

- Wednesday, November 1, 2023:**
- Submission of CIP Update by Department
- Friday, December 29, 2023:**
- Department Requests deadline
- Tuesday, January 16, 2024:
Budget Workshop**
- Review CIP document with Finance Committee
 - Approval of 2024-2025 Budget Calendar by Committee
- Tuesday, January 16, 2024:**
- Approval of the 2024-2025 Budget Calendar by Board of Supervisors
- Week of January 16, 2024:**
- Departmental Budget Reviews
- Tuesday, February 20, 2024:
Finance Committee Meeting**
- Review of 2025 Potential Revenues
 - Review Departmental Requests/Budget Challenges
 - Review Potential RE Tax Rate
- Friday, March 8, 2024:**
- Submission of County Administrator’s Recommended Budget
- Tuesday, March 12, 2024-5:00 pm:
Special Meeting**
- Administrator’s Budget Presentation
 - Budget and tax rate approved for advertisement by the Board of Supervisors
- Wednesday, March 20, 2024:**
- Budget and Tax Rate Public Hearings will be advertised
- Monday, April 8, 2024 – 7:00 pm:
Special Meeting**
- Public Hearing on potential School Budget and full County Budget (budget cannot be approved until 7 days after public hearing)
- Tuesday, April 16, 2024 – 7:00 pm:**
- Approval of the tax rate, school budget, and full county budget at the special meeting of the Board of Supervisors



**BOARD OF SUPERVISORS
EXECUTIVE SUMMARY**

Action Item

Agenda Title:	Mid-Year FY 2024 Local Budget Amendments Approval		
Staff Contact(s):	Kim VanDerHyde		
Agenda Date:	January 16, 2024	Item Number:	7.d.
Attachment(s):	1.	2024 BUDGET MID-YEAR ADJUSTMENTS	
Reviewed By:	JVH		

SUMMARY:

At mid-year, the County's Finance Department proposes amendments concerning changes that have occurred since July 1 to the County's annual Budget. The amendments proposed tonight relate to reimbursement and donation checks received by the County that need to be added back to the Budget Line Items that were originally charged earlier in the year. There will be additional amendments that will need to be made concerning State changes that have occurred since July 1. These amendments will be proposed at a later meeting date. For the Board's review and consideration, related documentation is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

County Staff recommends the Board approve the attached mid-year local budget amendments as attached.

MOTION:

"I make a Motion to approving the mid-year local Budget amendments as attached and presented."

**Pittsylvania County
FY 2024 Mid-Year Local Budget Amendments**

Department	Amount	Reason for Addition	Line Item Description	Account Number	Recommended Amount
COUNTY AMENDMENTS					
Sheriff	9,750.00	Donations received by the Sheriff's Office for this year's Trunk or Treat Event held at the ODAC on 10-28-23 (100-3-000000-189913)	Halloween-Contributions	100-4-031200-5878	9,750.00
Sheriff	4,000.00	Donations received by the Sheriff's Office for the DARE Program (100-3-000000-189915)	DARE Supplies	100-4-031200-6002	4,000.00
Community Development	21,162.00	Funds received from Solar Farms to cover the costs of monthly inspections (100-3-000000-189926)	Solar Farm Inspections	100-4-081400-3161	21,162.00
TOTAL GENERAL FUND	34,912.00				34,912.00
DEPARTMENT OF SOCIAL SERVICES (DSS) FUND					
DSS-Operational Budget	1,624.52	Training Reimbursement (201-3-000000-180301)	Travel & Education	201-4-053100-5540	1,624.52
TOTAL DEPARTMENT OF SOCIAL SERVICES	1,624.52				1,624.52
TOTAL DSS FUND	1,624.52				1,624.52
GRANTS FUND					
Next Gen 911 Grant	5,364.04	Credit received from Intrado (250-3-000000-180301)	Repairs & Maintenance	250-4-031786-3320	5,364.04
TOTAL-GRANTS FUND	5,364.04				5,364.04
CAPITAL IMPROVEMENTS FUND					
LINE ITEM TRANSFER REQUEST					
Fire & Rescue -Capital Outlay	(74,050.46)	310-4-094135-810510	Transfer needed to cover increased cost of radio replacement for 100 units due to a 30% increase in cost. Remaining funds will be used to help offset future radio purchases.		
	74,050.46	310-4-094135-8103			
TOTAL CIP TRANSFER REQUEST	-				-
WATER AND SEWER FUND					
Water & Sewer Fund	3,924.20	Expenditure Refunds (501-3-000000-180301)	Horseshoe Road Water Extension	501-4-094165-8204	715.91

Pittsylvania County
 FY 2024 Mid-Year Local Budget Amendments

Department	Amount	Reason for Addition	Line Item Description	Account Number	Recommended Amount
			Hydrant Maintenance	501-4-043220-3317	3,208.29
TOTAL-WATER SEWER FUND	3,924.20				3,924.20
GRAND TOTAL - ALL FUNDS	45,824.76				45,824.76

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Action Item

Agenda Title:	CPMT Attendance Report Acceptance		
Staff Contact(s):	Cheryl Boswell		
Agenda Date:	January 16, 2024	Item Number:	7.e.
Attachment(s):	1.	Sheriff Taylor - CPMT	
	2.	2023 CPMT attendance record	
Reviewed By:	JVH		

SUMMARY:

For the Board's review and consideration, attached is CPMT's 2023 Attendance Report. Currently, all CPMT Members are in compliance except Sheriff Taylor, who has included a letter stating his reasons for missing the CPMT Meetings.

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

County Staff recommends the Board accept the 2023 CPMT Attendance Report and Sheriff Taylor's letter as attached and presented.

MOTION:

"I make a Motion accepting the 2023 CPMT Attendance Report and Sheriff Taylor's letter as attached and presented."



Pittsylvania County Sheriff's Office

Michael W. Taylor, Sheriff

21 North Main Street • Post Office Box 407 • Chatham, Virginia 24531
Telephone: (434) 432-7800 (434) 656-6211 • Fax: (434) 432-7823



December 27, 2023

Mr. Stuart Turille, County Administrator
County of Pittsylvania
P.O. Box 426
Chatham, Virginia 24531
Via: email

Re: Community Policy and Management Team

Dear Mr. Turille:

The policy of the Community Policy and Management Team (CPMT) requires a written explanation to the county administration if a board member is absent for three (3) or more scheduled board meetings during the calendar year. The CSA Coordinator notified me that I am not in compliance with policy during this calendar year. My responsibilities as Sheriff are many and requires my absence on occasion for our scheduled meetings. I assure you that the unattended meetings were directly related to unplanned but significant law enforcement obligations. Please accept this as my explanation as CPMT policy requires.

The responsibilities of being a board member of CPMT are taken seriously and I appreciate the opportunity to serve. My apologies for the difficulties my absences created. However, these absences were not of my own choosing. If replacing me on the board would be a beneficial option to CPMT, I am willing to step down as a member. Should further clarification be needed, please know that I can be called upon. With kindest regards I remain,

Very truly yours,

A handwritten signature in blue ink, appearing to read "Michael W. Taylor".

Michael W. Taylor
Sheriff

Cc; via email: Cheryle Boswell, CSA Coordinator
The Honorable Darell Dalton, Chairman Board of Supervisors

CPMT Attendance Record 2023

CPMT Member	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	
1) Parent Representative													
Courtney Dickens (Member as of July 2023)Amy Edwards (Member as of J	PRESENT							PRESENT	PRESENT	PRESENT	PRESENT	X	PRESENT
2) Pittsylvania County Schools													
Ann Cassada (Member) (CPMT Chair 07/01/2014 -06/30/2016)	PHONE	X	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	X	PRESENT	
Robin Haymore (Alternate)	X	PRESENT	X	X	X	X	X	PRESENT	X	X	PRESENT	X	
3) Pittsylvania County DSS													
Regina Barger (Member as of August 23, 2022) Haley Tiller (Member as of	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	X	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	
Lindsay Malott (Member as of June 10, 2022) Alyse Lindgren (alternate as	X	X	X	X	X	X	X	X	X	X	X	X	
4) Danville- Pittsylvania Community Services													
Sandy Stephenson Irby (Member as of July 1, 2017)	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	X	
Whitney Girten (Alternate as of 06/15/2023) Sara Craddock (Alternate as of	X	X	X	X	X	X	PRESENT	PRESENT	X	X	X	X	
5) Court Services Unit													
Dawn Loving (Director as of November 2022) Joyce Green (Member as of J	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	X	PRESENT	X	X	
Kathleen Mullin (Alternate as of 09-19-2023)Dawn Loving (Alternate as of Ja	X	X	X	X	X	X	X	X	PRESENT	X	PHONE	PRESENT	
6) Elected Sherriff													
Mike Taylor (Member)	X	PRESENT	X	X	X	PRESENT	X	PRESENT	X	PRESENT	PRESENT	PRESENT	
Corey Webb (Alternate as of April 2022) Matthew Dawson	X	X	X	PRESENT	PRESENT	X	X	X	X	X	X	X	
7) Government Official													
Robert Tucker (Member as of January 2023) Jessie Barksdale (member as of	PRESENT	X	X	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	X	PRESENT	X	
Kim VanDerHyde (Member as of April 2022) Richard Hicks (Member as of Ma	PRESENT	PRESENT	PRESENT	X	X	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	
8) Health Department													
Katherine Waller (Member as of May 2020)	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	PRESENT	X	PRESENT	PRESENT	PRESENT	
Tracie Corns (Alternate as of 07/13/2023) Catheryne Walker Alternate	X	X	X	X	X	X	X	X	X	X	PRESENT	X	
9) Private Provider- Arc of Southside													
Monica Karavanic (Member as of February 2018)	PRESENT	PRESENT	X	PRESENT	X	PHONE	X	PHONE	X	X	PRESENT	X	
David Gusler (Alternate as of February 2020)	X	X	X	X	PRESENT	X	PRESENT	X	PRESENT	X	X	X	

x = absent

CPMT Alternate attendance only required if CPMT Member is not present

Resolution 2014-10-02: "CPMT members shall attend 75% of regularly scheduled meetings unless mitigating circumstances are approved by the Pittsylvania County Board of Supervisors."

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Action Item

Agenda Title:	Resolution # 2024-01-01 Approval (<i>School Land Sale Proceeds Retention for Pigg River Property</i>)					
Staff Contact(s):	Kaylyn McCluster					
Agenda Date:	January 16, 2024	Item Number:	7.f.			
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td colspan="2">2024-01-01 School Land Sale Proceeds Retention</td> </tr> </table>			1.	2024-01-01 School Land Sale Proceeds Retention	
1.	2024-01-01 School Land Sale Proceeds Retention					
Reviewed By:	JVH					

SUMMARY:

As evinced in attached Resolution # 2024-01-01, County Schools was the owner of certain real property, and on November 13, 2023, the County School Board ("School Board") determined that it no longer had use for the Pigg River Property ("Property"). On December 12, 2023, the School Board held a Public Hearing regarding the quit claim sale of said Property and approved the sale for a sum of \$4,000. As allowed by Virginia Code § 22.1-129(A), surplus property; sale, exchange or lease of real and personal property, the School Board may retain the proceeds of such sale upon approval of the local governing body. The School Board has requested the Board approve the attached Resolution allowing it to retain all the \$4,000 proceeds from the quit claim sale of the Property.

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

County Staff recommends the Board adopt attached Resolution # 2024-01-01.

MOTION:

"I make a Motion adopting attached Resolution # 2024-01-01."

**PITTSYLVANIA COUNTY BOARD OF SUPERVISORS
RESOLUTION # 2024-01-01**

PITTSYLVANIA COUNTY SCHOOL LAND SALE PROCEEDS RETENTION APPROVAL

VIRGINIA: At the Pittsylvania County Board of Supervisors’ (“Board”) January 16, 2024, Business Meeting, the following Resolution was presented and adopted:

WHEREAS, Pittsylvania County tax records indicate that Pittsylvania County Schools is or was the owner of certain real property described as follows: one acre off Highway 40, Tax Parcel No. 1xxx-xx-4362 (the “Pigg River Property”); and

WHEREAS, Virginia Code § 22.1-129 allows school boards to sell real property it has determined it has no use for and retain all or a portion of the proceeds of such sale upon the approval of the local governing body provided that the School Board holds a Public Hearing on such sale and retention of proceeds; and

WHEREAS, on November 13, 2023, the Pittsylvania County School Board (the “School Board”) determined that it no longer had use for the Renan Property, and on December 12, 2023, the School Board held a Public Hearing regarding the quit claim sale of the Pigg River Property and approved the quit claim sale of the Pigg River Property for the sum of \$4,000; and

WHEREAS, the School Board has requested to retain all of the \$4,000 proceeds from the quit claim sale of the Pigg River Property, and the Pittsylvania County Board of Supervisors approves that request.

NOW, THEREFORE, BE IT RESOLVED, that the Pittsylvania County Board of Supervisors hereby grants approval of the School Board’s quit claim sale of the Pigg River Property for the sum of \$4,000 and the School Board’s retention of all of the proceeds of that sale.

Given under my hand this 16th day of January, 2024.

Darrell W. Dalton
Chairman, Pittsylvania County Board of Supervisors

Stuart J. Turille, Jr.
Clerk, Pittsylvania County Board of Supervisors

Attest:

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Action Item

Agenda Title:	Appointment: DSS (<i>Ronnie Glass</i>); (<i>Dan River District</i>)		
Staff Contact(s):	Eddie Hite		
Agenda Date:	January 16, 2024	Item Number:	7.g.
Attachment(s):	1.	01-09-2024 Ronnie Glass - DSS	
Reviewed By:	JVH		

SUMMARY:

Supervisor Hite desires to appoint Ronnie Glass ("Glass") to the Department of Social Services Board ("DSS") as the Dan River District Representative for an unexpired term, beginning January 16, 2024, and ending June 30, 2026.

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

For the Board's review and consideration.

MOTION:

"I make a Motion appointing Glass to the DSS Board as the Dan River District Representative for an unexpired term, beginning January 16, 2024, and ending June 30, 2026."

Serve on a Board or Commission

Submission Date: 01/08/2024

Full Name

Ronnie Glass

Full Address

1412 Milton Hwy
Ringgold, Virginia 24586

Election District

Dan River

Phone

(434) 709-3581

Email

ronnieglassjr@gmail.com

Board, Committee, or Commission of Interest

Social Services Board

Resume or Cover Letter

[ResumeRonnieG2023.pdf](#)

Education Background

I have completed some college coursework and earned a high school diploma. I have obtained relevant certifications and completed courses in the financial field.

Occupation

Financial Service Representative

Why do you want to serve on this Board?

I am eager to work on the board of social services in Pittsylvania County because I am deeply invested in the prosperity of our community. I believe that by actively contributing to the board, I can play a vital role in helping our county thrive. My goal is to contribute to the overall well-being of our residents and foster positive growth. I am committed to utilizing my skills and dedication to make a meaningful impact on the lives of those in our community. Serving on the board provides me with the opportunity to actively participate in initiatives that address social needs and contribute to the advancement of Pittsylvania County. I am excited about the chance to work collaboratively with fellow board members to create positive change and enhance the quality of life for our residents.

What special skills/interests/qualifications would benefit you in this appointment?

I bring a wealth of skills and experience to the table, making me well-equipped to contribute effectively to the board of social services in Pittsylvania County. With a strong background in leadership, negotiation, delegation, conflict resolution, and innovation, I am confident in my

ability to navigate complex situations and facilitate positive outcomes. My high tolerance for stressful situations, honed through years of professional boxing with a record of 10-1-1 since 2006, has prepared me to excel under pressure and persevere through challenges. In addition to my aptitude for leadership, I possess a decade of experience in finance, where I have honed skills in scheduling, inventory management, and expenditure control. This financial expertise will be invaluable in ensuring the efficient allocation of resources and maximizing the impact of social service initiatives. I am eager to leverage this diverse skill set to contribute meaningfully to the growth and well-being of Pittsylvania County. My dedication, coupled with a track record of hard work and success, positions me as a committed advocate for positive change in our community.

Code of Ethics/Model of Excellence

Yes



Ronnie Glass

2023 Resume



EDUCATION

Danville Community
College-Course taken
2020, George
Washington High
School- Graduated
2006

CONTACT



434-709-3581



ronnieglassjr@gmail.com



EXPERIENCE

URW COMMUNITY FEDERAL CREDIT
HEAD TELLER (2016 - Present)

Provides account services to customers by receiving deposits and loan payments; cashing checks; Opening accounts; Recording night and mail deposits.



EXPERIENCE

Alliance One

INSPECTOR (2013 - 2016)
Inspections of container numbers and conditions of containers. Completed and reviewed documentation for the intake and inbound deliveries of materials.

SKILLS

- Budgeting Planning
- Brand Management
- Public Relations
- Creative Marketing Strategy



INTERESTS

- FAMILY
- BOXING 36
- Reading

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Action Item

Agenda Title:	Appointment: DSS (Anna Warren); (Tunstall District)		
Staff Contact(s):	William Ingram		
Agenda Date:	January 16, 2024	Item Number:	7.h.
Attachment(s):	1.	01-10-2024 Anna Warren - DSS Board	
Reviewed By:	JVH		

SUMMARY:

Supervisor Ingram desires to appoint Anna Warren ("Warren") to the Department of Social Services ("DSS") Board as the Tunstall District Representative for an unexpired term beginning January 16, 2024, and ending June 30, 2025.

FINANCIAL IMPACT AND FUNDING SOURCE:

Not applicable.

RECOMMENDATION:

For the Board's review and consideration.

MOTION:

"I make a Motion appointing Warren to the DSS Board as the Tunstall District Representative for an unexpired term beginning January 16, 2024, and ending June 30, 2025."

Serve on a Board or Commission

Submission Date: 01/10/2024 5:33

Full Name

Anna Warren

Full Address

1345 Locust Dr
Cascade, va 24069-3229

Election District

Tunstall

Phone

(434) 429-4920

Email

awarren59@yahoo.com

Board, Committee, or Commission of Interest

Social Services Board

Education Background

Tunstall Sr. high graduate, and I currently hold a degree in childcare and social work that was obtained from Danville Comm. College in 1997.

Occupation

Owner/ Director of Little Blessings ChildCare

Why do you want to serve on this Board?

I was born and raised in this community and it holds a dear space in my heart. I thoroughly enjoy assisting others in any way that I can and I want to encourage others to the same. What better way to serve my community and the people that live in it?! Additionally, I feel as though I would be a positive asset to the overall growth and development of the board and its functions simply because I put people first. I have approximately 30 years of experience working with children and I am aware of what our community needs. I have a genuine love and adoration for our community and I only want to see it prosper and grow.

What special skills/interests/qualifications would benefit you in this appointment?

I was a foster parent for 7 years and I found the experience to be rewarding. I am currently the owner and director of a licensed childcare center in the state of VA. I serve over 30 families and I take a special interest in getting to know each one of them personally. Due to my position in the childcare field I am able to come across individuals who want to help and those that need help and I find my blessing in connecting the two. I truly enjoy seeing others reach obtainable goals so putting my best foot forward is an act I carry out with pride.

Paragraph Text

For the last 27 years I have owned and operated my own business, Little Blessings Childcare Center. My business is a viable staple in my community and members of my community know my heart and my desire to help others, so I am constantly finding encouragement through them.

Paragraph Text

Helping people is what makes me happy. I feel that we all have a responsibility to help others and the more we do the more we facilitate the desire for others to join forces with us. I am excited for what the future brings our community. This position would serve as my personal goal for continued drive and excellence in this field, the opportunity is delightful.

Code of Ethics/Model of Excellence

Yes



**BOARD OF SUPERVISORS
EXECUTIVE SUMMARY**

Action Item

Agenda Title:	Solid Waste Landfill Cell "C2" Construction Bid Award		
Staff Contact(s):	Chris Adcock		
Agenda Date:	January 16, 2024	Item Number:	7.i.
Attachment(s):	1.	Pittsylvania CLF Cell C2 Bid Review Letter v2	
Reviewed By:	JVH		

SUMMARY:

On December 20, 2023, six (6) bids were received for construction of Phase 2, Cell C2, at the County Landfill ("Project"). Based on a review of the bids received, and Project references provided, the County's solid waste engineering consultant, LaBella, recommends awarding the Project to Atlantis Commercial Group, in the amount of \$1,229,863.52. For the Board's review and consideration, LaBella's recommendation letter and the Project contract are attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

The Project will be paid for utilizing monies from the County's Solid Waste Enterprise Fund balance.

RECOMMENDATION:

County Staff recommends the Board award the project to Atlantis Commercial Group as recommended by LaBella.

MOTION:

"I make a Motion awarding the Project contract to Atlantis Commercial Group as presented."

January 9, 2024

Mr. Chris Adcock
Public Works Director
Pittsylvania County
1 Center Street
P.O. Box 426
Chatham, VA 24531

Re: Review of Bids and Recommendation for Award, Revised
Pittsylvania County Landfill, Cell C2 Construction

Dear Mr. Adcock:

Pittsylvania County solicited bids for the above-referenced project on November 16, 2023. Bids were received on December 20, 2023, from six bidders. The table below shows the three lowest Total Bids as reported on the bid forms:

Bidder	Bid
Atlantis Group	\$1,224,823.52
Sargent Corporation	\$1,248,000.00
Haymes Brothers, Inc.	\$1,260,548.00

Bids were also received from Harnden (\$1,654,795.00), Morgan Corporation (\$2,159,990.00), and White's Construction (\$2,222,621.88).

All bids were reviewed for accuracy and completeness. The lowest bid price for the construction project was submitted by Atlantis Group (Atlantis). A discrepancy between the unit price (\$63,690.00) and the subtotal cost (\$58,650.00) was identified in Atlantis' bid for Item 30 and was resolved in favor of the unit price amount. This results in a corrected Total Bid of \$1,229,863.52 and does not change the order of the bids. A unit price of \$12.50 was included in Item 130. As Item 130 is a lump sum item, the unit price value was not considered and the subtotal cost of \$37,500.00 was used to calculate the Total Bid.

From Atlantis' contractor's qualification statement, Atlantis has successfully completed several landfill cell construction projects with Subtitle D liner systems. From discussions with three references, Atlantis completed the respective projects within budget and on-schedule.



Based on the bids received and project references provided by Atlantis, it is our recommendation that Atlantis be awarded a contract in the amount of \$1,229,863.52.

We understand that the Pittsylvania County Board of Supervisors intends to approve award of the referenced landfill cell construction contract on January 17, 2024. Attached with this bid review and recommendation for award is a bid tabulation table for the bids received for the landfill cell construction.

If you have any questions or concerns regarding this project, please do not hesitate to contact me at (804) 355-4520.

Respectfully submitted,

LaBella Associates

Jonathan B. Meyers, P.E., BCEE
Senior Technical Engineer

Attachment: Bid Tabulation



Pittsylvania County Landfill Cell C2 Construction Bid Tabulation

Prepared by: LaBella Associates

Table of Prices - Bids Received December 20, 2023				Atlantis Group		Sargent		Haymes		Harnden		Morgan Corp		Whites Const		Comments
Bid Item	Description	Estimated Quantity	Unit	Unit Price (\$)	Subtotal Cost (\$)	Unit Price (\$)	Subtotal Cost (\$)	Unit Price (\$)	Subtotal Cost (\$)	Unit Price (\$)	Subtotal Cost (\$)	Unit Price (\$)	Subtotal Cost (\$)	Unit Price (\$)	Subtotal Cost (\$)	
10	Mobilization/Demobilization	1	LS	\$ 104,740.00	\$ 104,740.00	\$ 60,000.00	\$ 60,000.00	\$ 31,500.00	\$ 31,500.00	\$ 206,786.00	\$ 206,786	\$ 105,992.00	\$ 105,992.00	\$ 91,600.00	\$ 91,600.00	
20	Earthwork	1	LS	\$ 219,220.00	\$ 219,220.00	\$ 318,000.00	\$ 318,000.00	\$ 220,000.00	\$ 220,000.00	\$ 224,903.00	\$ 224,903	\$ 229,262.00	\$ 229,262.00	\$ 618,622.00	\$ 618,622.00	
30	Erosion and Sediment Control Measures	1	LS	\$ 63,690.00	\$ 63,690.00	\$ 30,000.00	\$ 30,000.00	\$ 21,050.00	\$ 21,050.00	\$ 112,348.00	\$ 112,348	\$ 70,766.00	\$ 70,766.00	\$ 47,050.00	\$ 47,050.00	Atlantis Bid: Discrepancy between unit price and subtotal amount.
40	Geosynthetic Clay Liner (GCL)	1	LS	\$ 118,241.10	\$ 118,241.10	\$ 140,000.00	\$ 140,000.00	\$ 125,000.00	\$ 125,000.00	\$ 194,959.00	\$ 194,959	\$ 243,000.00	\$ 243,000.00	\$ 128,429.54	\$ 128,429.54	
50	Geomembrane / Geotextile / Geocomposite	1	LS	\$ 194,440.92	\$ 194,440.92	\$ 200,000.00	\$ 200,000.00	\$ 202,000.00	\$ 202,000.00	\$ 244,311.00	\$ 244,311	\$ 391,500.00	\$ 391,500.00	\$ 216,261.31	\$ 216,261.31	
60	Anchor Trench	1	LS	\$ 12,551.00	\$ 12,551.00	\$ 30,000.00	\$ 30,000.00	\$ 6,241.00	\$ 6,241.00	\$ 9,542.00	\$ 9,542	\$ 18,635.00	\$ 18,635.00	\$ 88,475.00	\$ 88,475.00	
70	Liner Tie-in	1	LS	\$ 13,880.50	\$ 13,880.50	\$ 20,000.00	\$ 20,000.00	\$ 15,190.00	\$ 15,190.00	\$ 28,624.00	\$ 28,624	\$ 26,350.00	\$ 26,350.00	\$ 33,228.00	\$ 33,228.00	
80	18" Drainage Layer	1	LS	\$ 333,450.00	\$ 333,450.00	\$ 250,000.00	\$ 250,000.00	\$ 520,000.00	\$ 520,000.00	\$ 472,885.00	\$ 472,885	\$ 843,800.00	\$ 843,800.00	\$ 684,850.00	\$ 684,850.00	
90	Leachate Collection System	1	LS	\$ 85,200.00	\$ 85,200.00	\$ 80,000.00	\$ 80,000.00	\$ 80,034.00	\$ 80,034.00	\$ 64,114.00	\$ 64,114	\$ 121,800.00	\$ 121,800.00	\$ 97,306.03	\$ 97,306.03	
100	Revegetation	1	LS	\$ 10,500.00	\$ 10,500.00	\$ 25,000.00	\$ 25,000.00	\$ 16,500.00	\$ 16,500.00	\$ 10,523.00	\$ 10,523	\$ 37,230.00	\$ 37,230.00	\$ 16,800.00	\$ 16,800.00	
110	Unsuitable Materials Contingency	1,000	CY	\$ 20.30	\$ 20,300.00	\$ 10.00	\$ 10,000.00	\$ 10.00	\$ 10,000.00	\$ 18.50	\$ 18,500	\$ 11.00	\$ 11,000.00	\$ 15.00	\$ 15,000.00	
120	Rock Removal Contingency	1,000	CY	\$ 16.15	\$ 16,150.00	\$ 25.00	\$ 25,000.00	\$ 1.00	\$ 1,000.00	\$ 33.70	\$ 33,700	\$ 29.00	\$ 29,000.00	\$ 35.00	\$ 35,000.00	
130	Liner Tie-in Waste Excavation	1	LS	\$ 12.50	\$ 37,500.00	\$ 60,000.00	\$ 60,000.00	\$ 12,033.00	\$ 12,033.00	\$ 33,600.00	\$ 33,600	\$ 31,655.00	\$ 31,655.00	\$ 150,000.00	\$ 150,000.00	Atlantis Bid: Discrepancy between unit price and subtotal amount.
TOTAL					\$ 1,229,863.52		\$ 1,248,000.00		\$ 1,260,548.00		\$ 1,654,795.00		\$ 2,159,990.00		\$ 2,222,621.88	
Reported on Bid Form					\$ 1,224,823.52		\$ 1,248,000.00		\$ 1,260,548.00		\$ 1,654,795.00		\$ 2,159,990.00		\$ 2,222,621.88	

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Information Only

Agenda Title:	General Presentations <i>(Board of Supervisors)</i>		
Staff Contact(s):	Kaylyn McCluster		
Agenda Date:	January 16, 2024	Item Number:	8.a.
Attachment(s):	None		
Reviewed By:	JVH		

The Board will present any Proclamations, Resolutions, and/or Certificates approved/adopted on the January Consent Agenda or at previous Meetings.

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS EXECUTIVE SUMMARY

Information Only

Agenda Title:	Youth Commission Introductions Presentation		
Staff Contact(s):	Kelsie Myers		
Agenda Date:	January 16, 2024	Item Number:	8.b.
Attachment(s):	None		
Reviewed By:	JVH		

Kelsie R. Myers, Parks and Recreation Program Coordinator, will introduce to the Board the 2024 Youth Commission Members.



BOARD OF SUPERVISORS

EXECUTIVE SUMMARY

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-017; Gwendolyn Averett; Rezoning from RC-1, Residential Combined Subdivision District, to B-2, Business District, General. The Planning Commission recommended by a 6-0, with opposition, that the Petitioner's request be granted. (Supervisor Hite)		
Staff Contact(s):	Emily Ragsdale		
Agenda Date:	January 16, 2024	Item Number:	10.a.1.
Attachment(s):	1.	R-23-017 Gwendolyn Averett App	
	2.	R-23-017 Gwendolyn Averett Map	
Reviewed By:	JVH		

SUMMARY:

In Case R-23-017, Gwendolyn Averett ("Petitioner") has petitioned to rezone 1.80 acres from RC-1, Residential Combined Subdivision District, to B-2, Business District, General, (to allow a daycare facility to be operated on the property). The subject property is located on State Road 732/Little Creek Road, in the Dan River Election District, and shown on the Tax Maps as GPIN # 2338-33-4895. Once the property is rezoned to B-2, all uses listed under Pittsylvania County Code ("PCC") § 35-365 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with opposition, that the Petitioner's request be granted. At the Planning Commission meeting, the Petitioner offered to submit proffers eliminating all uses under PCC § 35-365 that did not relate to the operation of a daycare to eliminate the concerns of those in opposition. At this time, said proffers have not been submitted to County Staff. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends **DENIAL** of Case R-23-017 due to the neighbors' opposition and failure of the Petitioner to submit the proffers promised at the Planning Commission meeting.

MOTION:

“In Case R-23-017, I make a Motion denying the rezoning of 1.80 acres from RC-1, Residential Combined Subdivision District, to B-2, Business District, General.”

STAFF SUMMARY

<p><u>CASE</u> R-23-017</p>	<p><u>ZONING REQUEST</u> RC-1 to B-2</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> Darryl and Gwendolyn Averett are requesting to rezone property from RC-1, Residential Combined Subdivision District, to B-2, Business District, General.</p> <p>DISTRICT: Dan River</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023 and December 20 & 27, 2023</p>	

SUBJECT

Requested by Gwendolyn Averett, to rezone property located State Road 732/Little Creek Road, in the Dan River Election District and shown on the Tax Maps as GPIN # 2338-33-4895. The applicant is requesting to rezone 1.80 acres, from RC-1, Residential Combined Subdivision District, to B-2, Business District, General, to allow a day care facility to be operated on the property.

BACKGROUND/DISCUSSION

Darryl and Gwendolyn Averett are requesting to rezone 1.8 acres from RC-1, Residential Combined Subdivision District, to B-2, Business District, General, to allow for a day care to be operated on the property. The applicants currently live on the property. The applicant stated that she previously operated a day care out of the residence but was forced to close in 2020. Gwendolyn Averett is requesting to keep approximately twelve (12) children in her home. Pittsylvania County Code defines a “day care” as “any facility or center operated for the purpose of providing care, protection and guidance to a group of five (5) or more children separated from their parents or guardian during a part of the day.” Based on this definition, this use cannot be classified as a home occupation and requires the property to be zoned B-2, Business District, General for this use to be permitted. If the rezoning is approved, all applicable building and fire codes would have to be met prior to operation commencing.

Once the property is rezoned to B-2, all uses listed under Section 35-365 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to A-1, Agricultural District, B-2, Business District, General, and R-1, Residential Suburban Subdivision District, zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-017, submitted by Darryl and Gwendolyn Averett, requesting to rezone 1.8 acres located off State Road 732/Little Creek Road, in the Dan River Election District and shown on the Tax Maps as GPIN # 2338-33-4895. The subject property is adjacent to properties currently zoned B-2, Business District, General.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-017 as submitted.
2. Recommend denial of Case R-23-017 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

Darryl & Gwendolyn Averett, as owners of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: Darryl & Gwendolyn Averett
Address: 913 Little Creek Road, Ringgold, VA 24586

2. Location of Property: State Road 732/Little Creek Road

Telephone: 434-203-1101

3. Tax Map Numbers: 2338-33-4895

4. Election District: Dan River

Total Amount: \$531.99

Taken By: ESR cash

5. Size of Property: 1.8 acres

6. Existing Land Use: Single-family dwelling

Existing Zoning: RC-1, Residential Combined Subdivision District

7. Proposed Land Use: To allow for a daycare

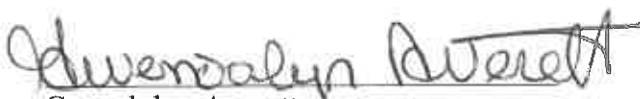
Proposed Zoning: B-2, Business District General

8. Are conditions being proffered: Yes No

9. Check completed items:

<input checked="" type="checkbox"/> Letter of Application	<input type="checkbox"/> Site Development Plan or Waiver	<input checked="" type="checkbox"/> Legal Forms
<input type="checkbox"/> 11"x 17" Concept Plan	<input checked="" type="checkbox"/> Application Fee	<input type="checkbox"/> List of Adjoining Properties
<input checked="" type="checkbox"/> Plat Map	<input type="checkbox"/> Copy of Deed	<input type="checkbox"/> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.


Gwendolyn Averett

OFFICE USE ONLY

Application Deadline: 10/26/23

Received By: ESR

B.O.S. Meeting Date: 01/16/24

Application No. R-23-017

P.C. Meeting Date: 12/05/23

Date Received: 10/17/23

Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

1.8 acres of land, generally located)
on State Road 732/Little Creek Road within)
the Dan River Election District and)
recorded as parcel ID # 2338-33-4895)
in the Pittsylvania County tax recrds)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

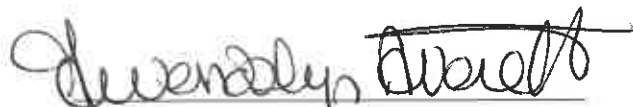
WHEREAS, your Petitioners, Darryl & Gwendolyn Averett, respectfully file this petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

- (1) The Petitioners are the Owners of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as RC-1, Residential Combined Subdivision District.
- (3) Your petitioners now desire to have the property rezoned to B-2, Business District General.

WHEREFORE, your Petitioners respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioners respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,


Gwendolyn Averett

November 16, 2023

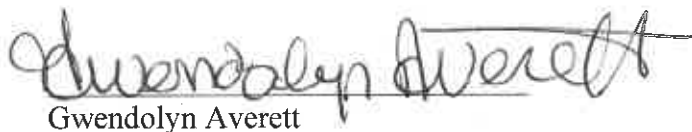
Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

Darryl & Gwendolyn Averett, as owners, would like to apply to the Planning Commission/Board of Supervisors to rezone 1.8 acres, GPIN # 2338-33-4895, located on State Road 732/Little Creek Road, in the Dan River Election District.

We are requesting to rezone this parcel from RC-1, Residential Combined Subdivision District, to B-2, Business District General to allow for a daycare.

Sincerely,


Gwendolyn Averett



OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing. The sign shall be erected within ten (10) feet of whatever boundary line of such land abuts a public road and shall be so placed as to be clearly visible from the road with the bottom of the sign not less than two and one-half (2 1/2) feet above the ground. If more than one (1) such road abuts the property, then a sign shall be erected in the same manner as above for each such abutting road. If no public road abuts thereon, then signs shall be erected in the same manner as above on at least two (2) boundaries of the property abutting land not owned by the applicant.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing. Such sign or signs shall be erected in the same manner as prescribed in Section 35-817 above.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section. All signs erected under this Section shall be removed by the applicant within fourteen (14) days following the public hearing for which it was erected.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819. If this sign is removed or destroyed, I understand it is my responsibility to obtain another sign from the Zoning office, post the property and maintain the sign(s), according to the above Sections of the Pittsylvania County Zoning Ordinance.

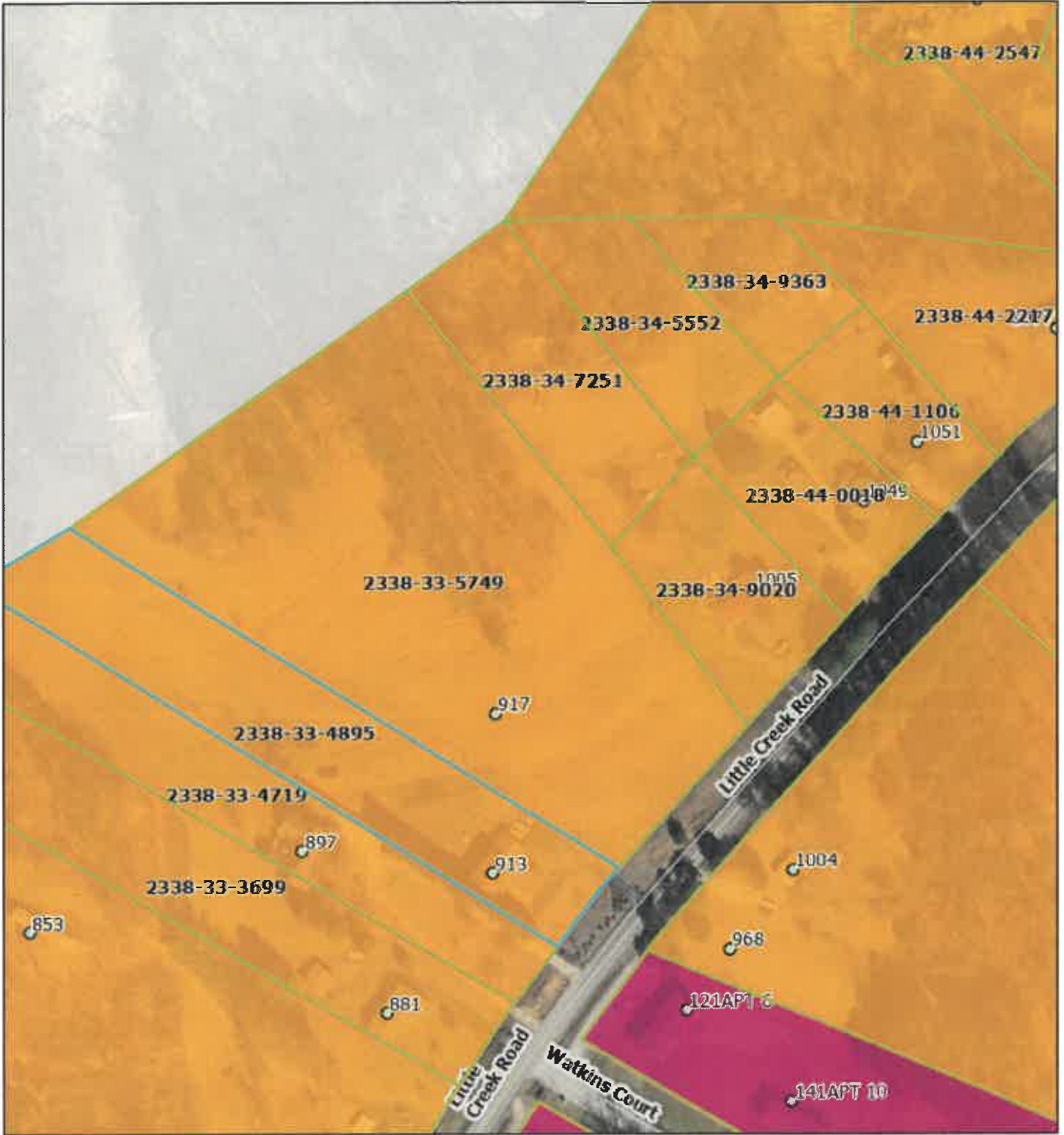
Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.

Case B-23-017 Applicant [Signature] Date 11-21-2023

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2338-45-0275	BARKER, MICHAEL T	1235 LITTLE CREEK RD	RINGGOLD, VA 24586
2338-33-5749	RICHARDSON, GERALINE ET ALS	1005 LITTLE CREEK RD	RINGGOLD, VA 24586
2338-33-4719	MANGUM, PERCY	897 LITTLE CREEK RD	RINGGOLD, VA 24586
2338-43-4672	TATE, JASON W SR	1661 LITTLE CREEK RD	RINGGOLD, VA 24586
2338-43-2279	WATKINS & WATKINS LLC	301 PINEVIEW DR	RINGGOLD, VA 24586

R-23-017 GWENDOLYN AVERETT

ArcGIS Web Map



7/10/2023, 11:03:44 AM

Virginia Cities and Counties

County

Tax Parcels (All)

Assessed Parcels

Assessed Parcels Labels

Addresses

Route Numbers

Streets

ALL OTHER

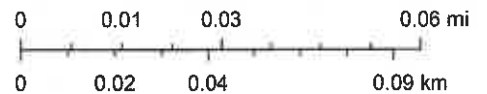
Zoning Districts

Agricultural

Business, General

Residential Combined Subdivision

1:2,257



Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, Virginia Geographic Information Network (VGIN)



**BOARD OF SUPERVISORS
EXECUTIVE SUMMARY**

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-030; James Hubbard; Rezoning from R-1, Residential Suburban Subdivision District, to B-2, Business District, General. The Planning Commission recommended by a 6-0 vote, with opposition, that the Petitioner's request be granted. (Supervisor Dudley)								
Staff Contact(s):	Emily Ragsdale								
Agenda Date:	January 16, 2024	Item Number:	10.a.2.						
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td>R-23-030 James Hubbard App</td> </tr> <tr> <td>2.</td> <td>R-23-030 James Hubbard Map</td> </tr> <tr> <td>3.</td> <td>R-23-030 James Hubbard Site PI</td> </tr> </table>			1.	R-23-030 James Hubbard App	2.	R-23-030 James Hubbard Map	3.	R-23-030 James Hubbard Site PI
1.	R-23-030 James Hubbard App								
2.	R-23-030 James Hubbard Map								
3.	R-23-030 James Hubbard Site PI								
Reviewed By:	JVH								

SUMMARY:

In Case R-23-030, James Hubbard ("Petitioner") has petitioned to rezone 3.0 acres from R-1, Residential Suburban Subdivision District, to B-2, Business District, General (*to allow for a public garage*). The subject property is located on State Road 668/Grit Road, in the Staunton River Election District and shown on the Tax Maps as GPIN # 2556-80-0938. Once the property is rezoned to B-2, all uses listed under Pittsylvania County Code § 35-365 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with opposition, that the Petitioner's request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends approval of Case R-23-030 as presented. The subject property is adjacent to properties currently zoned B-2, Business District, General.

MOTION:

“In Case R-23-030, I make a Motion approving the rezoning of 3.0 acres from R-1, Residential Suburban Subdivision District, to B-2, Business District, General, to allow a public garage to be operated on the property.”

STAFF SUMMARY

<p><u>CASE</u> R-23-030</p>	<p><u>ZONING REQUEST</u> R-1 to B-2</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> James Gray Hubbard, Sr. is requesting to rezone property from R-1, Residential Suburban Subdivision District to B-2, Business District, General</p> <p>DISTRICT: Staunton River</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023 and December 20 & 27, 2023</p>	

SUBJECT

Requested by James Hubbard, to rezone property located on State Road 668/Grit Road, in the Staunton River Election District and shown on the Tax Maps as GPIN # 2556-80-0938. The applicant is requesting to rezone 3.0 acres, from R-1, Residential Suburban Subdivision District, to B-2, Business District, General to allow for a Public Garage.

BACKGROUND/DISCUSSION

James Gray Hubbard is requesting to rezone 3.0 acres, from R-1, Residential Suburban Subdivision District to B-2, Business District, General to allow for a public garage. The property is currently vacant. If rezoned, the applicant is proposing to construct a 60' x 50' building. A Special Use Permit will be required by PCC § 35-366 prior to a Building Permit being issued.

Once the property is rezoned to B-2, all uses listed under Section 35-365 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to B-2, Business District, General and R-1, Residential Suburban Subdivision District, zoned properties.

SITE DEVELOPMENT PLAN

Attached.

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-030, submitted by James Hubbard, requesting to rezone 3.0 acres located on Grit Road and Stone Mill Road, in the Staunton River Election District and shown on the Tax Maps as GPIN # 2556-80-0938. The subject property is adjacent to property currently zoned B-2, Business District, General.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-026 as submitted.
2. Recommend denial of Case R-23-026 as submitted.

ATTACHMENTS:

- A. Application

- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

James Gray Hubbard, Sr., as owner of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: James Gray Hubbard, Sr.
Address: 329 Straightstone Road, Gretna, Va 24557

2. Location of Property: Grit Road and Stone Mill Rd

Telephone: 434-251-0119
James Gray Hubbard, Jr.

3. Tax Map Numbers: 2556-80-0938

4. Election District: Staunton River

Total Amount: \$334.12
Taken By: K. Hays

5. Size of Property: 3.0 acres

6. Existing Land Use: Vacant

Existing Zoning: R-1, Residential Suburban Subdivision District

7. Proposed Land Use: Public Garage

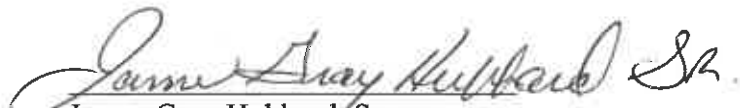
Proposed Zoning: B-2, Business District, General

8. Are conditions being proffered: Yes X No

9. Check completed items:

<input checked="" type="checkbox"/> Letter of Application	<input type="checkbox"/> Site Development Plan or Waiver	<input checked="" type="checkbox"/> Legal Forms
<input type="checkbox"/> 11"x 17" Concept Plan	<input checked="" type="checkbox"/> Application Fee	<input type="checkbox"/> List of Adjoining Properties
<input checked="" type="checkbox"/> Plat Map	<input type="checkbox"/> Copy of Deed	<input type="checkbox"/> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.


James Gray Hubbard, Sr.

OFFICE USE ONLY

Application Deadline: 10/26/23
Received By: ESR
B.O.S. Meeting Date: 01/16/23

Application No. R-23-030
P.C. Meeting Date: 12/05/23
Date Received: 10/26/23
Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

3.0 acres of land, generally located)
on Grit Road & Stone Mill Road within)
the Staunton River Election District and recorded)
as parcel ID # 2556-80-0938 in the)
Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

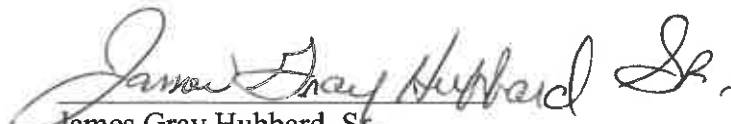
WHEREAS, your Petitioner, James Gray Hubbard, Sr., respectfully file this Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

- (1) The Petitioner is are the owner of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as R-1, Residential Suburban Subdivision District.
- (3) Your petitioner now desires to have the property rezoned to B-2, Business District, General.

WHEREFORE, your Petitioner respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioner respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,


James Gray Hubbard, Sr.

October 26, 2023

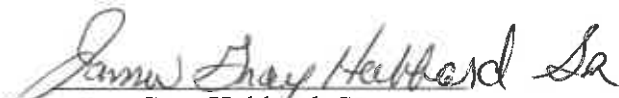
Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

James Gray Hubbard, Sr, would like to apply to the Planning Commission/Board of Supervisors to rezone 3.0 acres, GPIN # 2556-80-0938, located on Grit Road and Stone Mill Road, in the Staunton River Election District.

I am requesting to rezone this parcel from R-1, Residential Suburban Subdivision District, to B-2, Business District General for a public garage.

Sincerely,


James Gray Hubbard, Sr.

PITTSYLVANIA

COUNTY, VIRGINIA

OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing. The sign shall be erected within ten (10) feet of whatever boundary line of such land abuts a public road and shall be so placed as to be clearly visible from the road with the bottom of the sign not less than two and one-half (2 1/2) feet above the ground. If more than one (1) such road abuts the property, then a sign shall be erected in the same manner as above for each such abutting road. If no public road abuts thereon, then signs shall be erected in the same manner as above on at least two (2) boundaries of the property abutting land not owned by the applicant.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

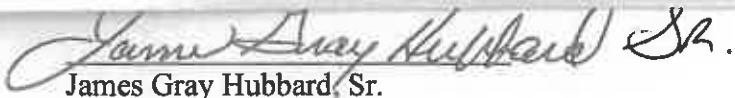
When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing. Such sign or signs shall be erected in the same manner as prescribed in Section 35-817 above.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section. All signs erected under this Section shall be removed by the applicant within fourteen (14) days following the public hearing for which it was erected.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819. If this sign is removed or destroyed, I understand it is my responsibility to obtain another sign from the Zoning office, post the property and maintain the sign(s), according to the above Sections of the Pittsylvania County Zoning Ordinance.

Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.


James Gray Hubbard, Sr.

SPECIAL POWER OF ATTORNEY

Property Description (Tax Map Number, Street Address or Common Description, Borough):

Tax Map # 2556.80-0938

I/we James Gray Hubbard, Sr., am/are:

_____ the applicant for the above-referenced application

X the owner(s) of the property described above

I/we do hereby make, constitute, and appoint James Hubbard, Jr. authorized agent of _____, my/our true and lawful attorney-in-fact, and grant unto my/our attorney-in-fact full power and authority to make any and all applications and execute any related documents required in connection with all zoning and/or permitting matters related to rezoning, on the above described property (the "Property"), and to perform all acts and make all agreements as such person shall deem necessary or appropriate in regard to said zoning and/or permitting matters, including but not limited to the following authority: the authority to negotiate with localities; to sign and submit proffers that would constitute binding conditions on the Property; to agree to conditions and bind the Property with conditions, whether through proffers or other agreements; to sign and submit applications, agreements and/or other documents in connection with rezoning, conditional rezoning, special use permits, conditional use permits, special exceptions, zoning variances, building permits and/or any other permits related to rezoning, on the Property; and to modify or amend any documents in whole or in part relating to such applications, agreements and related documents.

I/we ratify all actions taken to date in connection with the zoning and/or permitting of the Property related to rezoning, on the Property.

James Gray Hubbard Sr.
Owner: Print Name James Gray Hubbard Sr.

Commonwealth of Virginia

City/County of _____, to-wit:

Subscribed and sworn to before me this _____ day of _____,

in my City and State aforesaid, by _____

_____ Notary Public.

My Commission Expires: _____

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2556-70-2605	HURT PENT HOLINESS CHURCH	1212 GRIT RD	HURT, VA 24563
2556-62-9290	VIRGINIA ELECTRIC & POWER	701 EAST CARY ST	CARY, NC 23219
2556-80-1788	SHELTON FAMILY IRREVOCABLE TRUST DTD 9/14/17 ET AL	1289 GRIT RD	HURT, VA 24563
2556-81-3078	BRADNER, ANDERSON HENRY	2448 GRIT RD	HURT, VA 24563

R-23-030 JAMES HUBBARD

Pittsylvania County Public GIS Viewer

[Instructional videos](#)

Virginia Cities and Counties

Tax Parcels (All)

Tax Parcels (group layer)

Addressing (group layer)

Administrative (group layer)

Base Map (group layer)

Community Development (group layer)

Economic Development (group layer)

Emergency Services

Parks and Recreation (group layer)

Population Demographics (group layer)

Public Utilities (group layer)

Schools (group layer)

Tax Map Grids (group layer)

Transportation (group layer)

Voter Services (group layer)

Waste Collection (group layer)

Zoning (group layer)

Zoning Districts



Pittsylvania County Public GIS Viewer

Instructional videos

- Virginia Cities and Counties
- Tax Parcels (All)
- Tax Parcels (group layer)
- Addressing (group layer)
- Administrative (group layer)
- Base Map (group layer)
- Community Development (group layer)
- Economic Development (group layer)
- Emergency Services
- Parks and Recreation (group layer)
- Population Demographics (group layer)
- Public Utilities (group layer)
- Schools (group layer)
- Tax Map Grids (group layer)
- Transportation (group layer)
- Voter Services (group layer)
- Waste Collection (group layer)
- Zoning (group layer)
- Zoning Districts





CONCEPT PLAN

NOT TO SCALE

PARCEL INFORMATION

OWNER OF PARCEL: JAMES G. HUBBARD SR.

① PARCEL ID: 2556-80-0938 - 2.67 AC.

SITE ADDRESS: CORNER OF GRIT RD. & STONE MILL RD.
HURT VA 24563
STAUNTON RIVER MAGISTERIAL DISTRICT

OWNER ADDRESS: 329 STRAIGHTSTONE RD.
GRETNA VA 24557

PROPOSED SCOPE OF WORK:

DEVELOPMENT OF LESS THAN .9 AC.
FOR CONSTRUCTION OF A 60' X 50' BUILDING
TO STORE AND REPAIR AUTOMOBILES.

ZONING

ZONE CODE-EXISTING:
(R-1) RESIDENTIAL SUBURBAN

ZONE CODE-CHANGE REQUEST:
(B-2) BUSINESS DISTRICT GENERAL

SEC.35-365 PERMITTED USES -
GARAGES-PRIVATE STORAGE OF PERSONAL VEHICLES
GARAGES-FOR REPAIR OF AUTOMOBILES

NOTE: AERIAL IMAGE PROVIDED BY THE
PITTSYLVANIA COUNTY GIS WEBSITE.

Wendy Bryant-Cook
DRAFTING BY DESIGN
PHONE: 434-489-4781
wendy.draftingbydesign@gmail.com

PROPOSED CONCEPT PLAN FOR:
GRAY HUBBARD
GRIT RD. & STONE MILL RD.
HURT VA 24563
CELL NO. 434-251-0119

SHEET
SK-1 1
DATE
OCT. 18, 2023
FILE
2023-62
SCALE
AS NOTED



BOARD OF SUPERVISORS

EXECUTIVE SUMMARY

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-032; Donald, Larry, and Ralph Clay; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioners' request be granted. (Supervisor Dalton)						
Staff Contact(s):	Emily Ragsdale						
Agenda Date:	January 16, 2024	Item Number:	10.a.3.				
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td>R-23-032 Clay App</td> </tr> <tr> <td>2.</td> <td>R-23-032 Clay Map-Plat</td> </tr> </table>			1.	R-23-032 Clay App	2.	R-23-032 Clay Map-Plat
1.	R-23-032 Clay App						
2.	R-23-032 Clay Map-Plat						
Reviewed By:	JVH						

SUMMARY:

In Case R-23-032, Donald, Larry, and Ralph Clay ("Petitioners") have petitioned to rezone 14.26 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, (to allow the property to be subdivided). The subject property is located on State Road 634/Blue Ridge Drive, in the Callands-Gretna Election District and shown on the Tax Maps as GPIN # 2531-40-3919. Once the property is rezoned to A-1, all uses listed under Pittsylvania County Code § 35-178 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with no opposition, that the Petitioners' request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends approval of Case R-23-032 as presented. The subject property is adjacent to properties currently zoned A-1, Agricultural District, and the rezoning would be consistent with the County's Comprehensive Plan.

MOTION:

“In Case R-23-032, I make a Motion approving the rezoning of 14.26 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow the property to be subdivided.”

STAFF SUMMARY

<p><u>CASE</u> R-23-032</p>	<p><u>ZONING REQUEST</u> R-1 to A-1</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> Donald, Larry and Wesley Clay are requesting to rezone property from R-1, Residential Suburban Subdivision District to A-1, Agricultural District.</p> <p>DISTRICT: Callands-Gretna</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023 and December 20 & 27, 2023</p>	

SUBJECT

Requested by Donald, Larry and Ralph Clay, to rezone property located on State Road 634/Blue Ridge Drive, in the Callands-Gretna Election District and shown on the Tax Maps as GPIN # 2531-40-3919. The applicants are requesting to rezone 14.26 acres, from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow the property to be subdivided.

BACKGROUND/DISCUSSION

Donald, Larry & Ralph Clay are requesting to rezone 14.26 acres from R-1, Residential Suburban Subdivision District to A-1, Agricultural District, to allow the property to be subdivided. The property is currently zoned R-1, Residential Suburban Subdivision District. Currently, the property cannot be subdivided unless the property is rezoned to A-1, enabling the property to be exempted from the Pittsylvania County Code, Chapter 18. Subdivision Ordinance by the Code of Virginia § 15.2-2244 and § 15.2-2244.1. The Pittsylvania County Subdivision Ordinance requires that all lots created under the Subdivision Ordinance have a minimum of 50’ of road frontage on a state-maintained road. The lack of road frontage on a state-maintained road restricts the lot’s ability to be subdivided. The applicant is proposing to subdivide the property into two (2) lots for immediate family members.

A plat titled *Ralph Clay Carter, Larry David Clay & Wesley R. Clay* has been submitted with the application to identify the area where zoning changes are necessary and to present the proposed property line adjustments.

Once the property is rezoned to A-1, all uses listed under Section 35-178 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Agricultural and Rural Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to A-1, Agricultural District and R-1, Residential Suburban Subdivision District, zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-032, submitted by Donald, Larry & Ralph Clay, requesting to rezone 14.26 acres located on State Road 634/Blue Ridge Drive in the Callands-Gretna Election District and

shown on the Tax Maps as GPIN # 2531-40-3919. The subject property is adjacent to property currently zoned A-1, Agricultural District and the rezoning would be consistent with the Comprehensive Plan.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-032 as submitted.
2. Recommend denial of Case R-23-032 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

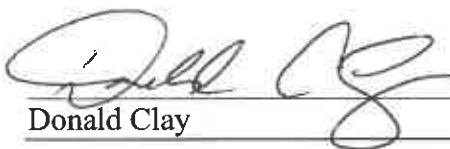
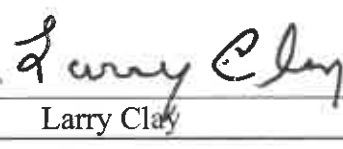
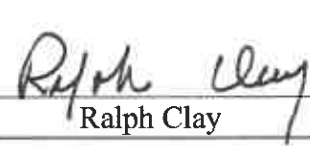
**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

Donald Clay, Larry Clay & Wesley Clay, as owners of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: ^{Ralph} ~~Ralph~~ Donald Clay, Larry Clay & Wesley Clay
Address: 248 Blue Ridge Road, Gretna, VA 24557
2. Location of Property: Route 634/Blue Ridge Drive Telephone: 434-907-7656
3. Tax Map Numbers: 2531-40-3919
4. Election District: Callands-Gretna Total Amount: \$393.83
Taken By: Makayla Pierce
5. Size of Property: 14.26 acres Castro
6. Existing Land Use: Single-wide mobile home
Existing Zoning: R-1, Residential Suburban Subdivision District
7. Proposed Land Use: To sub-divide amongst family members
Proposed Zoning: A-1, Agricultural District
8. Are conditions being proffered: Yes X No

9. Check completed items:
- | | | |
|---|--|--|
| <input checked="" type="checkbox"/> Letter of Application | <input type="checkbox"/> Site Development Plan or Waiver | <input checked="" type="checkbox"/> Legal Forms |
| <input type="checkbox"/> 11"x 17" Concept Plan | <input checked="" type="checkbox"/> Application Fee | <input type="checkbox"/> List of Adjoining Properties |
| <input checked="" type="checkbox"/> Plat Map | <input type="checkbox"/> Copy of Deed | <input type="checkbox"/> Copy of Deed Restrictions
Or Covenants |

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.

		
Donald Clay	Larry Clay	Ralph Clay

OFFICE USE ONLY
Application Deadline: 09/28/23
Received By: ESR
B.O.S. Meeting Date: 02/16/23

Application No. R-23-032
P.C. Meeting Date: 12/09/23
Date Received: 09/19/23
Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

14.26 acres of land, generally located)
on State Road 634/Blue Ridge Road within)
within the Tunstall Election District and)
recorded as parcel ID # 2531-40-3919)
in the Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

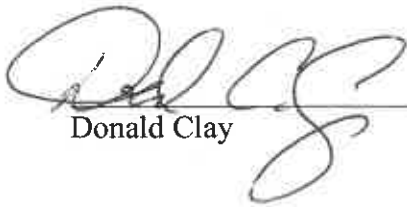
WHEREAS, your Petitioners, Donald Clay, Larry Clay & Ralph Clay, respectfully files this Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

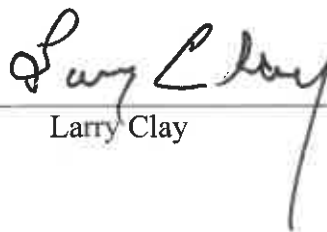
- (1) The Petitioners are the Owners of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as R-1, Residential Suburban Subdivision District.
- (3) Your petitioners now desire to have the property rezoned to A-1, Agricultural District.

WHEREFORE, your Petitioners respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioners respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,


Donald Clay


Larry Clay


Ralph Clay

September 27, 2023

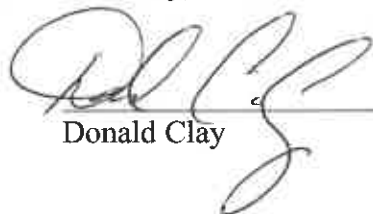
Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

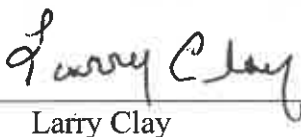
Donald Clay, Larry Clay & Ralph Clay as owners, would like to apply to the Planning Commission/Board of Supervisors to rezone 14.26 acres, GPIN # 2531-40-3919, located on State Road 634/Blue Ridge Drive, in the Callands-Gretna Election District.

We are requesting to rezone this parcel from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District to allow for the property to be sub-divided amongst family members.

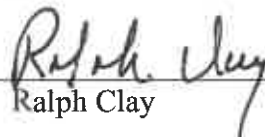
Sincerely,



Donald Clay



Larry Clay



Ralph Clay

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2531-51-5252	AEKB INC	P O BOX 480	GRETNA, VA 24557
2531-30-8456	TOWN OF GRETNA	P O BOX 602	GRETNA, VA 24557
2531-51-6076	GIBSON LIVING TRUST DTD 10/19/2018 ET ALS	1220 EAST GRETNA RD	GRETNA, VA 24557
2531-31-3261	MCCARTHY, KATHERINE SELENE	3840 PEAKLAND PLACE	LYNCHBURG, VA 24503
2531-30-6990	UNKNOWN		
2531-41-1629	CLAY, ROY JEFFREY	408 BLUE RIDGE DR	GRETNA, VA 24557
2531-41-0424	CLAY, RALPH CARTER	242 BLUE RIDGE DR	GRETNA, VA 24557
2531-31-9303	CLAY, DONALD C	248 BLUE RIDGE DRIVE	GRETNA, VA 24557
2531-31-8379	CLAY, MICHAEL DAVID	208 BLUE RIDGE DR	GRETNA, VA 24557
2531-41-9077	MIDKIFF, HEATHER RENEE	412 BLUE RIDGE DRIVE	GRETNA, VA 24557
2531-41-3457	ENGLISH, JOSHUA DAVID	142 CEDAR RD	GRETNA, VA 24557
2531-31-8259	BOOTH, DAVID R/RTOD	3991 BALI COURT	WOODBURGE, VA 22192

R-23-032 CLAY

ArcGIS Web Map



11/17/2023, 2:15:30 PM

Virginia Cities and Counties

County

Tax Parcels (All)

Assessed Parcels Labels Streets

Assessed Parcels

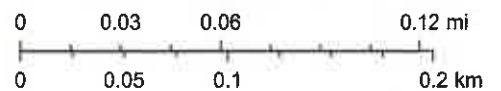
Addresses

Pittsylvania County

Railways

ALL OTHER

1:4,514



Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, Virginia Geographic Information Network (VGIN)

ArcGIS Web AppBuilder

Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA | Virginia

ArcGIS Web Map



11/17/2023, 2:16:05 PM

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- | | |
|------------------------------|----------------------------------|
| Virginia Cities and Counties | Streets |
| County | ALL OTHER |
| Tax Parcels (All) | Zoning Districts |
| Assessed Parcels Labels | Agricultural |
| Assessed Parcels | Business, General |
| Addresses | Double-Zoned |
| Pittsylvania County | Heavy Industrial |
| Railways | Mobile Home Park |
| | Residential Suburban Subdivision |



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NOTES:

1. THIS PLAT HAS BEEN PREPARED FROM AN ACTUAL FIELD SURVEY AS PER DATE OF THIS PLAT AND THERE ARE NO READILY APPARENT EASEMENTS OR ENCROACHMENTS EXCEPT AS SHOWN.
2. THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE, DOES NOT NECESSARILY SHOW ALL ENCUMBRANCES ON THE PROPERTY.
3. THE AREA SHOWN HEREON IS NOT LOCATED IN A 100 YEAR FLOOD HAZARD ZONE PER FEMA FLOOD MAP 51143C0253E EFFECTIVE 09-29-2010.
4. THIS SURVEY DOES NOT ADDRESS THE EXISTENCE, DETECTION, OR DELINEATION OF ANY ENVIRONMENTALLY SENSITIVE AREAS OR ANY ENVIRONMENTAL PROBLEMS LOCATED ON THE SURVEYED PREMISES.
5. NOT ALL PHYSICAL IMPROVEMENTS ARE NECESSARILY SHOWN AS PART OF THIS FAMILY DIVISION, ONLY IMPROVEMENTS WHICH ENCRACH ON THE LINE OR ARE IN CLOSE PROXIMITY TO THE LINE ARE SHOWN.
6. COORDINATES SHOWN ON REBAR SET ARE BASED ON GPS READINGS AND SHOULD ONLY BE USED FOR THEIR INTENDED PURPOSE OF ASSISTING THE PITTSYLVANIA COUNTY GIS SYSTEM.



LINE	BEARING	DISTANCE
L1	N 12°44'09" E	70.34
L2	N 11°30'18" E	24.76
L3	S 46°38'16" W	42.88
L4	N 76°18'05" W	59.52
L5	S 66°20'26" W	41.45
L6	S 35°53'34" W	33.91
L7	S 52°29'53" W	102.80
L8	S 61°55'10" W	55.41

CALLS ALONG PROPOSED 12' INGRESS/EGRESS & UTILITY EASEMENT

L9	S 48°44'38" W	95.27
L10	N 81°01'53" W	22.84
L11	N 18°05'47" W	39.13
L12	N 26°47'36" W	39.60
L13	N 35°09'21" W	194.28
L14	N 50°13'42" W	59.51
L15	N 73°43'31" W	114.61
L16	N 77°34'23" W	284.73
L17	N 71°56'38" W	28.15

SOURCE OF TITLE:

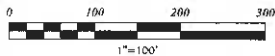
RALPH CLAY CARTER
LARRY DAVID CLAY
WESLEY R. CLAY
WF 12-0166

PLAT OF REFERENCE:

DB 674 PG 355 (COMPOSITE MAP)

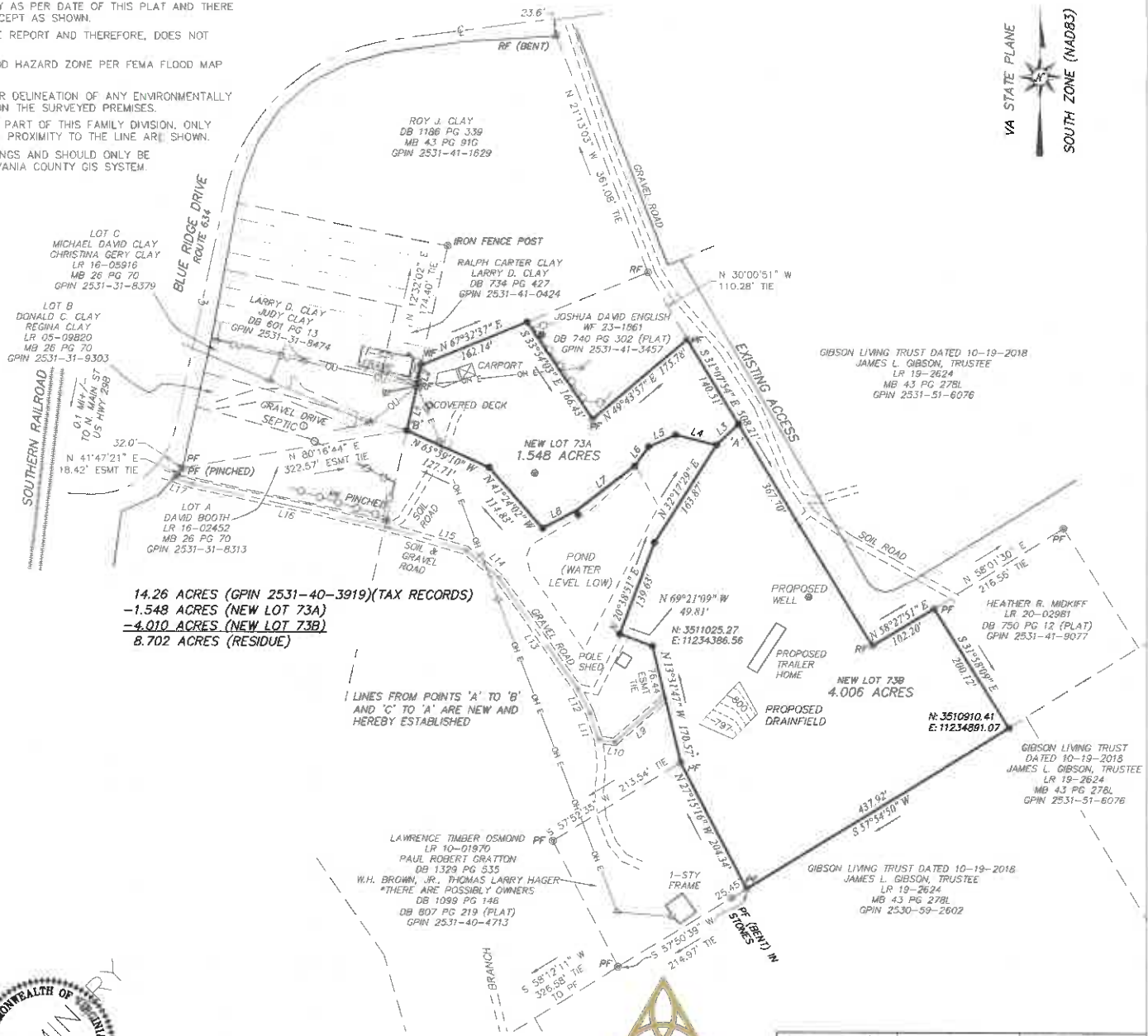
LEGEND

- RF O REBAR FOUND
- PF O IRON PIPE FOUND
- REBAR SET
- COMPUTED POINT
- ⊙ UTILITY POLE
- ⊙ WELL
- CENTERLINE
- - - BRANCH
- x - FENCE
- OU OVERHEAD UTILITY



FAMILY EXEMPT:

EXEMPT FROM SUBDIVISION ORDINANCE BY SEC 18.2 OF THE PITTSYLVANIA COUNTY SUBDIVISION ORDINANCE AND SEC. 15.2-2244, 15.2-2244.1, STATE CODE OF VIRGINIA. THE DEED SHALL HAVE A RESTRICTIVE COVENANT ON THE SUBDIVIDED PROPERTY THAT WOULD PROHIBIT THE TRANSFER OF THE PROPERTY TO A NON-MEMBER OF THE FAMILY FOR A PERIOD OF 15 YEARS.



14.26 ACRES (GPIN 2531-40-3919)(TAX RECORDS)
-1.548 ACRES (NEW LOT 73A)
-4.010 ACRES (NEW LOT 73B)
8.702 ACRES (RESIDUE)

LINE FROM POINTS 'A' TO 'B' AND 'C' TO 'A' ARE NEW AND HEREBY ESTABLISHED



ARMSTRONG CIVIL
105 NORTH MAIN ST. GRETNIA, VA 24557. 434-656-1051
ARMSTRONGANDASSOCIATES.NET
RICH@ARMSTRONGANDASSOCIATES.NET

DRAWN BY: MG/RBA | DATE: 09-15-2023 | PROJECT #230189

PLAT SHOWING
FAMILY DIVISION OF THE PROPERTY OF
**RALPH CLAY CARTER,
LARRY DAVID CLAY & WESLEY R. CLAY**
CALLANDS-GRETNIA DISTRICT, PITTSYLVANIA COUNTY, VIRGINIA



**BOARD OF SUPERVISORS
EXECUTIVE SUMMARY**

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-033; William Knick; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Whittle)		
Staff Contact(s):	Emily Ragsdale		
Agenda Date:	January 16, 2024	Item Number:	10.a.4.
Attachment(s):	1.	R-23-033 William Knick App	
	2.	R-23-033 William Knick Maps	
	3.	R-23-033 WKnick Plat	
Reviewed By:	JVH		

SUMMARY:

In Case R-23-033, William Knick ("Petitioner") has petitioned to rezone 4.516 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, (to allow the property to be consolidated with an adjacent parcel zoned A-1). The subject property is located on State Road 742/Walnut Creek Road and Walnut Creek Road, in the Westover Election District, and shown on the Tax Maps as a portion of GPIN # 2318-06-4016. Once the property is rezoned to A-1, all uses listed under Pittsylvania County Code § 35-178 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with no opposition, that the Petitioner's request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None

RECOMMENDATION:

County Staff recommends approval of Case R-23-033 as presented. The subject property is adjacent to properties currently zoned A-1, Agricultural District.

MOTION:

“In Case R-23-033, I make a Motion approving the rezoning of 4.516 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow property lines to be adjusted.”

STAFF SUMMARY

<p><u>CASE</u> R-23-033</p>	<p><u>ZONING REQUEST</u> R-1 to A-1</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> William R. Knick is requesting to rezone a portion of property from R-1, Residential Subdivision District to A-1, Agricultural District.</p> <p>DISTRICT: Westover</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023 and December 20 & 27, 2023</p>	

SUBJECT

Requested by William Knick, to rezone property located on State Road 742/Walnut Creek Road and Walnut Creek Road, in the Westover Election District and shown on the Tax Maps as a portion of GPIN # 2318-06-4016. The applicant is requesting to rezone 4.516 acres, from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District to allow the property to be consolidated with an adjacent parcel zoned A-1.

BACKGROUND/DISCUSSION

William R. Knick is requesting to rezone 4.516 acres from R-1, Residential Suburban Subdivision District to A-1, Agricultural District, so that property lines may be adjusted. The property is currently zoned R-1, Residential Suburban Subdivision District. If rezoned, the property will be consolidated with an adjacent parcel currently zoned A-1, Agricultural District. All properties must share the same zoning classification to be consolidated, requiring the subject property to be rezoned prior to consolidation.

A plat titled *William R. Knick* has been submitted with the application to identify the area where zoning changes are necessary and to present the proposed property line adjustments.

Once the property is rezoned to A-1, all uses listed under Section 35-178 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to A-1, Agricultural District and R-1, Residential Suburban Subdivision District, zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-033, submitted by William R. Knick, requesting to rezone 4.516 acres located on Walnut Creek Lane in the Westover Election District and shown on the Tax Maps as part of GPIN # 2318-06-4016. The subject property is adjacent to property currently zoned A-1, Agricultural District.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-017 as submitted.
2. Recommend denial of Case R-23-017 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

William R. Knick., as owner of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: William R. Knick
Address: 329 Straightstone Road, Gretna, Va 24557

2. Location of Property: On Walnut Creek Lane

Telephone: 434-250-2392

3. Tax Map Numbers: part of 2318-06-4016

4. Election District: Westover

Total Amount: \$462.07

Taken By: A. Haye

5. Size of Property: 4.516 acres

6. Existing Land Use: Vacant

Existing Zoning: R-1, Residential Suburban Subdivision District

7. Proposed Land Use: To combine with the adjacent A-1 zoned property

Proposed Zoning: A-1, Agricultural District

8. Are conditions being proffered: Yes No

9. Check completed items:

<input checked="" type="checkbox"/> Letter of Application	<input type="checkbox"/> Site Development Plan or Waiver	<input checked="" type="checkbox"/> Legal Forms
<input type="checkbox"/> 11"x 17" Concept Plan	<input checked="" type="checkbox"/> Application Fee	<input type="checkbox"/> List of Adjoining Properties
<input checked="" type="checkbox"/> Plat Map	<input type="checkbox"/> Copy of Deed	<input type="checkbox"/> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.


William R. Knick

OFFICE USE ONLY

Application Deadline: 10/26/23

Received By: ESR

B.O.S. Meeting Date: 01/16/23

Application No. R-23-033

P.C. Meeting Date: 12/05/23

Date Received: 10/26/23

Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

4.516 acres of land, generally located)
on Walnut Creek Lane within)
the Westover Election District and recorded)
as part of parcel ID # 2318-06-4016 in the)
Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

WHEREAS, your Petitioner, William R. Knick, respectfully file this
Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning
Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would
respectfully show the following:

- (1) The Petitioner is are the owner of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania
County Zoning Ordinance as R-1. Residential Suburban Subdivision
District.
- (3) Your petitioner now desires to have this part of the property rezoned to
A-Agricultural District

WHEREFORE, your Petitioner respectfully request that the Zoning Ordinance of
Pittsylvania County be amended and that the above-referenced parcel of land be rezoned
as set out in Number 3.

FURTHER, your Petitioner respectfully request that this petition be referred by the
Director of Community Development to the Pittsylvania County Planning Commission
for its consideration and recommendation.

Respectfully submitted,


William R. Knick

November 16, 2023

Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

I, William R. Knick, as owner, would like to apply to the Planning Commission/Board of Supervisors to rezone 4.516 acres, part of GPIN # 2318-06-4016, located on Walnut Creek Lane, in the Westover Election District.

I am requesting to rezone this portion of the parcel from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District to combine with an adjacent parcel zoned A-1.

Sincerely,

A handwritten signature in cursive script, appearing to read "William R. Knick".

William R. Knick

SPECIAL POWER OF ATTORNEY

Property Description (Tax Map Number, Street Address or Common Description, Borough):

Tax Map # part of 2318-06-4016

I/we William R. Knick, am/are:

_____ the applicant for the above-referenced application

X the owner(s) of the property described above

I/we do hereby make, constitute, and appoint Richard Allen Knick ^{et Ronald Knick}, authorized agent of _____, my/our true and lawful attorney-in-fact, and grant unto my/our attorney-in-fact full power and authority to make any and all applications and execute any related documents required in connection with all zoning and/or permitting matters related to rezoning, on the above described property (the "Property"), and to perform all acts and make all agreements as such person shall deem necessary or appropriate in regard to said zoning and/or permitting matters, including but not limited to the following authority: the authority to negotiate with localities; to sign and submit proffers that would constitute binding conditions on the Property; to agree to conditions and bind the Property with conditions, whether through proffers or other agreements; to sign and submit applications, agreements and/or other documents in connection with rezoning, conditional rezoning, special use permits, conditional use permits, special exceptions, zoning variances, building permits and/or any other permits related to rezoning, on the Property; and to modify or amend any documents in whole or in part relating to such applications, agreements and related documents.

I/we ratify all actions taken to date in connection with the zoning and/or permitting of the Property related to rezoning, on the Property.

William R Knick
Owner: Print Name WILLIAM R KNICK

Commonwealth of Virginia

City/County of _____, to-wit:

Subscribed and sworn to before me this _____ day of _____,

in my City and State aforesaid, by _____

_____ Notary Public.

My Commission Expires: _____

PITTSYLVANIA

COUNTY, VIRGINIA

OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing. The sign shall be erected within ten (10) feet of whatever boundary line of such land abuts a public road and shall be so placed as to be clearly visible from the road with the bottom of the sign not less than two and one-half (2 1/2) feet above the ground. If more than one (1) such road abuts the property, then a sign shall be erected in the same manner as above for each such abutting road. If no public road abuts thereon, then signs shall be erected in the same manner as above on at least two (2) boundaries of the property abutting land not owned by the applicant.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing. Such sign or signs shall be erected in the same manner as prescribed in Section 35-817 above.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section. All signs erected under this Section shall be removed by the applicant within fourteen (14) days following the public hearing for which it was erected.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819. If this sign is removed or destroyed, I understand it is my responsibility to obtain another sign from the Zoning office, post the property and maintain the sign(s), according to the above Sections of the Pittsylvania County Zoning Ordinance.

Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.

Case R-23-033


William R. Knick

Date _____

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2318-06-1291	KNICK, RONALD L	1440 MILL CREEK RD	DANVILLE, VA 24540
2318-16-1982	MOORE, DARRYL LYNN	1740 WALNUT CREEK RD	DANVILLE, VA 24540
2318-17-2132	RHODES, RONNY J	1648 WALNUT CREEK RD.	DANVILLE, VA 24540
2318-17-2524	ROBERTSON, KAREN LEE	175 WALNUT CREEK LANE	DANVILLE, VA 24540
2318-17-3285	ADKINS, CARLEIGH C	1606 WALNUT CREEK RD	DANVILLE, VA 24540
2318-15-4714	HICKS, CHRISTY LAVERNE	1088 WALNUT CREEK RD	DANVILLE, VA 24540
2318-07-8519	ROSS, JOSHUA M	170 AZALEA LANE	DANVILLE, VA 24540
2318-05-9736	GOLDSMITH, ALEJANDRO	4306 N CRICKET CIRCLE	SPRING, TX 77388
2318-06-4016	Applicant		
2308-99-2085	Applicant		
2308-97-8514	YOUNG, DAVID I	1666 MILL CREEK RD	DANVILLE, VA 24540
2308-96-9366	ROCKET ENTERPRISE LLC	5705 ABENAKI DR	CHARLOTTE, NC 28214
2318-06-0372	OAKES, JESSE W	4940 ROCKSPRINGS RD	RINGGOLD, VA 24586
2318-05-2819	ADKINS, JAMES EDWARD		
2318-05-2855	Above		
2318-05-3801	TRENT, JESSIE F		
2318-05-4714	ADKINS, JAMES EDWARD		
2318-05-4780	SMITH, BARRY D	1357 MILL CREEK RD	DANVILLE, VA 24540
2318-05-5608	Above		
2318-05-5674	PLUNKETT, ADARYLL	1009 LAWLESS CREEK ROAD	BLAIRS, VA 24527
2318-05-6670	Below		
2318-17-5309	HALL, DANNY L	1596 WALNUT CREEK RD	DANVILLE, VA 24540
2318-05-1990	Below		
2318-05-2837			
2318-05-2873	TRENT, JESSIE F	1397 MILL CREEK RD	DANVILLE, VA 24540
2318-05-3820	ADKINS, JAMES EDWARD		
2318-05-3748	Above		
2318-05-3767			
2318-05-3796			
2318-05-4733	SMITH, BARRY D	1357 MILL CREEK RD	DANVILLE, VA 24540
2318-05-4761	Above		
2318-05-5637	PLUNKETT, ADARYLL	1009 LAWLESS CREEK ROAD	BLAIRS, VA 24527
2318-05-5656	Above		

2318-05-6603	ADKINS, JAMES EDWARD	1409 MILL CREEK RD	DANVILLE, VA 24540
2318-05-6622	Above		
2318-05-6651	Above		
2318-05-7509	COLLINS, GARNETT L JR	501 PEACH ORCHARD RD	AXTON, VA 24054
2318-05-7528	Above		
2318-05-7557	Above		
2318-16-2709	VOSBERG, DANIEL VANCE	106 HAYES CT	DANVILLE, VA 24541
2318-16-2613	DECKER, STEVEN E	1715 WALNUT CREEK RD	DANVILLE, VA 24540
	R-23-033 William R. Knick		

ArcGIS Web Map



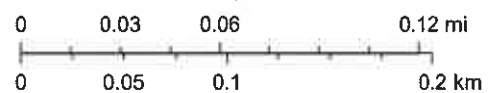
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Virginia Cities and Counties

-  County
-  Tax Parcels (All)
-  Assessed Parcels

Assessed Parcels Labels

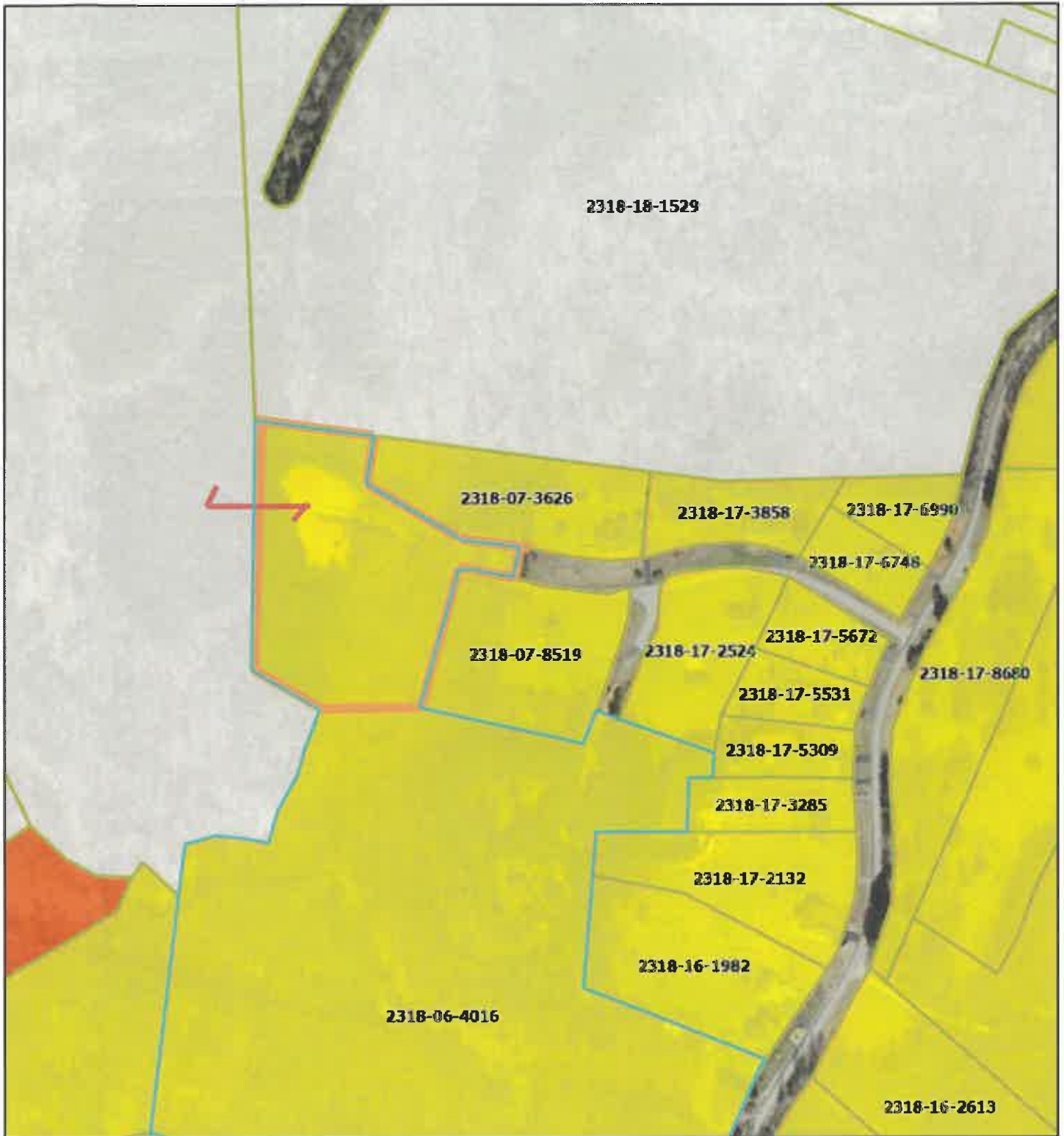
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ArcGIS Web AppBuilder

ArcGIS Web Map



11/16/2023, 2:02:07 PM

1:4,514

Virginia Cities and Counties

County

Tax Parcels (All)

Assessed Parcels

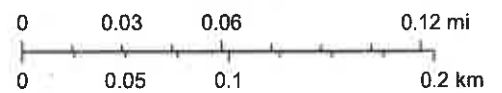
Assessed Parcels Labels

Zoning Districts

Agricultural

Heavy Industrial

Residential Suburban Subdivision



Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, Virginia Geographic Information Network (VGIN)

THIS SUBDIVISION IS APPROVED FOR INDIVIDUAL ONSITE SEWAGE SYSTEMS IN ACCORDANCE WITH PROVISIONS OF THE CODE OF VIRGINIA AND THE SEWAGE HANDLING AND DISPOSAL REGULATIONS (12VAC 5-610-10 ET SEQ., THE "REGULATIONS"), AND LOCAL ORDINANCES. THIS SUBDIVISION WAS SUBMITTED TO THE HEALTH DEPARTMENT FOR REVIEW PURSUANT TO CODE SECTION 32.1-163.5 OF THE CODE OF VIRGINIA, WHICH REQUIRES THE HEALTH DEPARTMENT TO ACCEPT PRIVATE SOIL EVALUATIONS AND DESIGNS FROM AN ONSITE SOIL EVALUATOR (AOSE) OR A PROFESSIONAL ENGINEER WORKING IN CONSULTATION WITH AN AOSE FOR RESIDENTIAL DEVELOPMENT. THE DEPARTMENT IS NOT REQUIRED TO PERFORM A FIELD CHECK OF SUCH EVALUATIONS. THIS SUBDIVISION WAS CERTIFIED AS BEING IN COMPLIANCE WITH THE BOARD OF HEALTH'S REGULATIONS BY ANDERSON-PARKER, INC., A.O.S.E., TELEPHONE # (540) 537-2392. THIS SUBDIVISION APPROVAL IS ISSUED IN RELIANCE UPON THAT CERTIFICATION. PURSUANT TO CODE SECTION 360 OF THE REGULATIONS THIS APPROVAL IS NOT AN ASSURANCE THAT SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMITS WILL BE ISSUED FOR ANY LOT IN THE SUBDIVISION UNLESS THAT LOT IS SPECIFICALLY IDENTIFIED AS HAVING AN APPROVED SITE FOR AN ONSITE SEWAGE DISPOSAL SYSTEM, AND UNLESS ALL CONDITIONS AND CIRCUMSTANCES ARE PRESENT AT THE TIME OF APPLICATION FOR A PERMIT AS ARE PRESENT AT THE TIME OF THIS APPROVAL. THIS SUBDIVISION MAY CONTAIN LOTS THAT DO NOT HAVE APPROVED SITES FOR ONSITE SEWAGE SYSTEMS. THIS SUBDIVISION APPROVAL IS ISSUED IN RELIANCE UPON THE CERTIFICATION THAT APPROVED LOTS ARE SUITABLE FOR "TRADITIONAL SYSTEMS", HOWEVER ACTUAL SYSTEM DESIGNS MAY BE DIFFERENT AT THE TIME CONSTRUCTION PERMITS ARE ISSUED. THE APPROVED ONSITE SEWAGE SYSTEM SITES ARE NOT SHOWN ON THIS PLAT. THOSE SITES ARE SHOWN ON A SEPARATE PLAT ON FILES IN THE PITTSYLVANIA COUNTY ENVIRONMENTAL HEALTH OFFICE.

NOTES:
 1. HORIZONTAL CONTROL: VIRGINIA STATE PLANE COORDINATES (SOUTH ZONE, NAD83, U.S. SURVEY FEET). OBTAINED USING OPUS, NATIONAL GEODETIC SURVEY.
 2. NORTH ARROW IS GRID NORTH. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.

OWNER'S CERTIFICATE:
 THE PLATTING OR DEDICATION OF THE LAND DESCRIBED BY THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

 WILLIAM R. KNICK DATE

COMMONWEALTH OF VIRGINIA
 AT LARGE, TO WIT:

I _____, A NOTARY PUBLIC IN AND FOR THE COMMONWEALTH OF

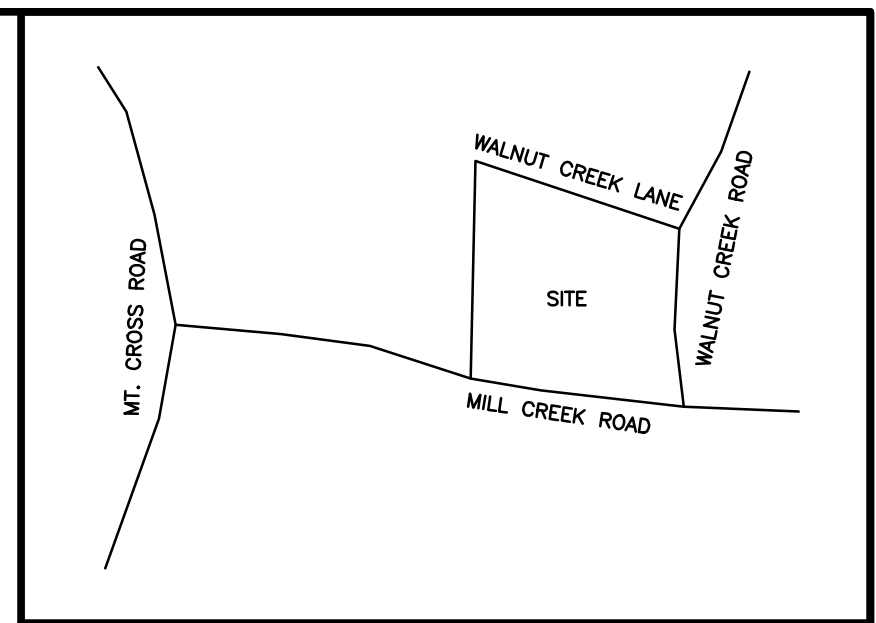
VIRGINIA AT LARGE HEREBY CERTIFY THAT WILLIAM R. KNICK

WHOSE NAME(S) ARE SIGNED TO THIS PLAT DATED: OCTOBER 26, 2023.
 HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE COMMONWEALTH OF AFORESAID.

GIVEN UNDER MY HAND THIS _____ DAY OF _____, 2023.

 NOTARY PUBLIC

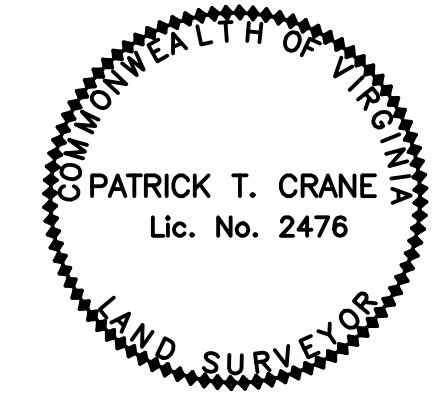
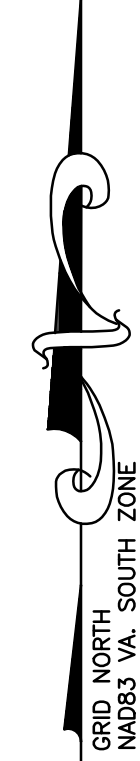
MY COMMISSION EXPIRES: _____



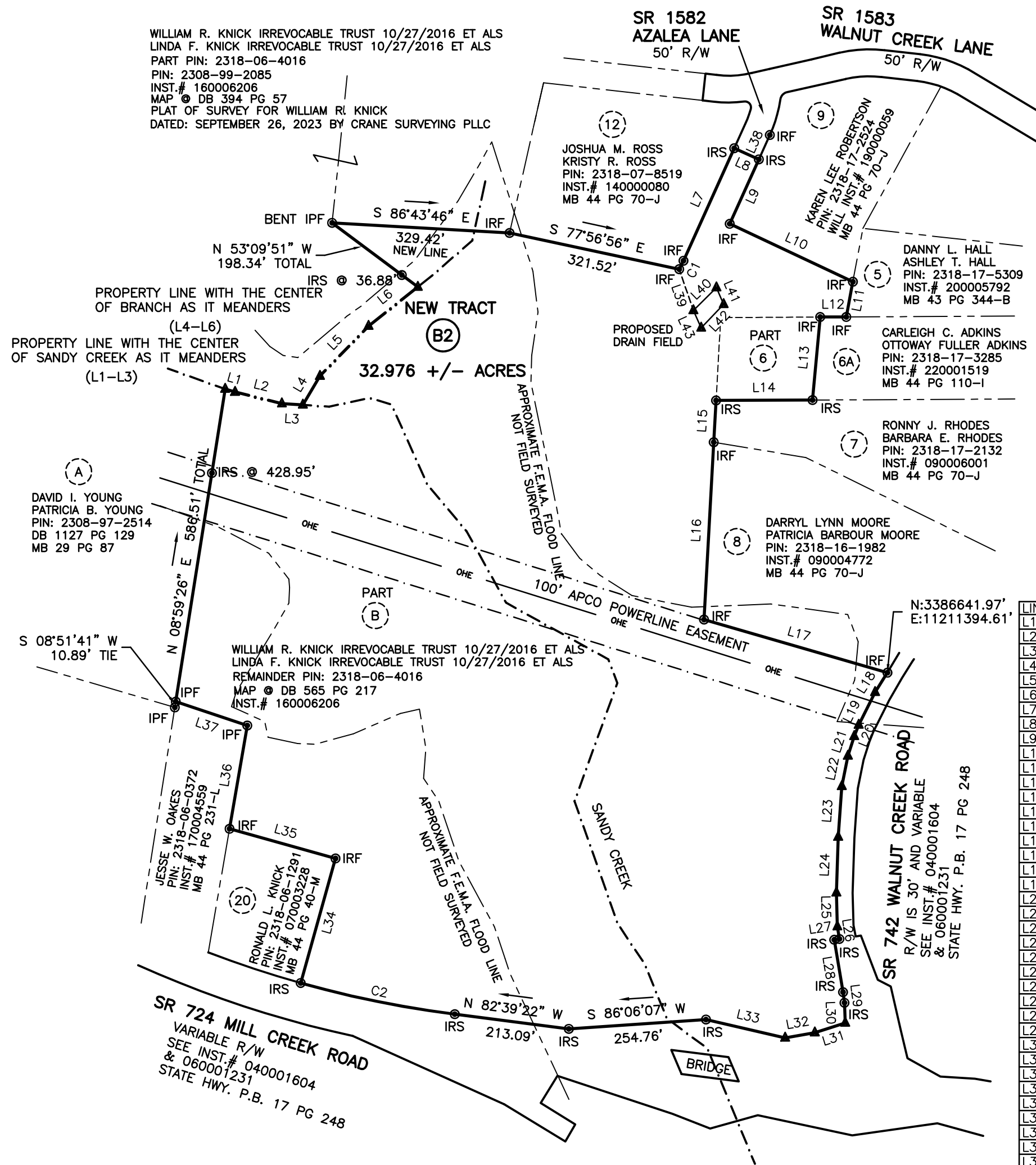
LOCATION MAP N.T.S.

LEGEND

- IPF IRON PIPE FOUND
- IRF IRON ROD FOUND
- IRS IRON ROD SET
- ▲ COMPUTED POINT
- PIN PARCEL ID NUMBER
- R/W RIGHT-OF-WAY
- OHE OVERHEAD UTILITY LINE



THIS BOUNDARY SURVEY IS BASED ON A CURRENT FIELD SURVEY.
 THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT THEREFORE NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
 A PORTION OF THIS PROPERTY IS LOCATED WITHIN A F.E.M.A. DEFINED FLOOD HAZARD ZONE AS OF 9-29-2010.
 SEE THIS PLAT AND COMMUNITY PANEL 51143C0631E.
 THIS PLAT IS SUBJECT TO ANY EASEMENTS, AGREEMENTS OR RIGHTS-OF-WAY OF RECORD PRIOR TO THE DATE OF THIS PLAT, WHICH WERE NOT VISIBLE AT THE TIME OF MY INSPECTION.



LINE	BEARING	DISTANCE
L1	S 73°31'42" E	19.00'
L2	S 76°08'42" E	89.47'
L3	S 86°15'41" E	38.93'
L4	N 30°32'33" E	62.24'
L5	N 44°13'14" E	129.23'
L6	N 51°32'05" E	116.38'
L7	N 24°18'03" E	228.86'
L8	S 65°36'38" E	50.00'
L9	S 24°17'55" W	131.09'
L10	S 64°48'00" E	252.20'
L11	S 10°33'56" W	66.44'
L12	S 89°57'45" W	48.42'
L13	S 05°14'40" W	154.54'
L14	S 89°44'34" W	178.74'
L15	S 03°12'14" W	77.52'
L16	S 03°08'02" W	329.26'
L17	S 73°50'01" E	353.77'
L18	S 32°21'56" W	42.83'
L19	S 26°28'44" W	67.62'
L20	S 21°55'26" W	22.82'
L21	S 17°42'02" W	38.00'
L22	S 11°28'58" W	57.51'
L23	S 03°55'19" W	94.37'
L24	S 01°50'23" W	103.47'
L25	S 01°33'13" E	62.62'
L26	S 09°20'08" E	23.24'
L27	S 81°13'07" W	9.69'
L28	S 09°27'36" E	98.43'
L29	S 07°48'45" E	19.88'
L30	S 02°07'59" E	37.42'
L31	S 72°11'57" W	59.16'
L32	S 79°59'36" W	55.81'
L33	N 76°54'13" W	150.66'
L34	N 15°38'22" E	239.65'
L35	N 74°20'23" W	203.94'
L36	N 09°45'21" E	194.23'
L37	N 71°32'17" W	139.78'
L38	N 24°18'03" E	49.50'
L39	S 18°53'00" E	80.92'
L40	N 45°17'29" E	60.24'
L41	S 23°29'58" E	33.65'
L42	S 43°40'48" W	60.36'
L43	N 24°20'46" W	35.28'

SURVEYOR'S CERTIFICATE
 I CERTIFY THAT THIS PLAT AND SUBDIVISION WAS MADE BY ME AT THE DIRECTION OF THE OWNERS; AND THAT THE SUBDIVISION IS ENTIRELY WITHIN THE BOUNDARIES OF LAND OWNED BY THE SUBDIVIDERS; AND THAT THE MONUMENTS SHOWN ON THIS PLAT HAVE BEEN ACTUALLY PLACES AND THAT THEIR LOCATION AND CHARACTER ARE CORRECTLY SHOWN.

 LAND SURVEYOR

APPROVED BY: _____

VA. DEPT. OF TRANSPORTATION DATE

HEALTH DEPT. OFFICIAL DATE

PITTSYLVANIA CO. SUBDIVISION AGENT DATE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	275.00'	17.47'	17.47'	N 26°25'39" E	3°38'27"
C2	1963.00'	291.65'	291.38'	N 78°33'12" W	8°30'39"

PITTSYLVANIA COUNTY VIRGINIA

SITUATED IN
 TUNSTALL MAGISTERIAL DISTRICT
 BEING REMAINDER PIN : 2318-06-4016
 PLAT OF SURVEY SHOWING
 "WALNUT CREEK ACRES"
 PART TRACT B & PART LOT 6
 CREATING NEW TRACT B1
 PLAT OF SURVEY
 FOR :
WILLIAM R. KNICK
 DATE : OCTOBER 26, 2023
 SCALE : 1"=200'

0 200 400 600

FILE: 23132

CRANE SURVEYING PLLC
 113 TALBOTT DRIVE DANVILLE, VA. 24540
 (434)250-3713 crane@cranesurveying.com 93



BOARD OF SUPERVISORS

EXECUTIVE SUMMARY

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-034; Dwight Jefferson; Rezoning from R-1, Residential Suburban Subdivision District, to B-2, Business District, General. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Dalton)						
Staff Contact(s):	Emily Ragsdale						
Agenda Date:	January 16, 2024	Item Number:	10.a.5.				
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td>R-23-034 Dwight Jefferson App</td> </tr> <tr> <td>2.</td> <td>R-23-034 Dwight Jefferson Map-</td> </tr> </table>			1.	R-23-034 Dwight Jefferson App	2.	R-23-034 Dwight Jefferson Map-
1.	R-23-034 Dwight Jefferson App						
2.	R-23-034 Dwight Jefferson Map-						
Reviewed By:	JVH						

SUMMARY:

In Case R-23-034, Dwight Jefferson ("Petitioner") has petitioned to rezone 1.009 acres from R-1, Residential Suburban Subdivision District, to B-2, Business District, General (to allow the property to be consolidated with an adjacent parcel zoned B-2). The subject property is located on US Route 29 Business/North Main Street and State Road 1324/Northwest Drive, in the Callands-Gretna Election District, and shown on the Tax Maps as GPIN # 2531-20-9775. Once the property is rezoned to B-2, all uses listed under Pittsylvania County Code § 35-365 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with no opposition, that the Petitioner's request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends approval of Case R-23-034 as presented. The subject property is adjacent to properties currently zoned B-2, Business District, General, and the rezoning would be consistent with the County's Comprehensive Plan.

MOTION:

“In Case R-23-034, I make a Motion approving the rezoning of 1.009 acres from R-1, Residential Suburban Subdivision District, to B-2, Business District, General, to allow property lines to be adjusted.”

STAFF SUMMARY

<p><u>CASE</u> R-23-034</p>	<p><u>ZONING REQUEST</u> R-1 to B-2</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> Dwight Jefferson is requesting to rezone property from R-1, Residential Subdivision District to B-2, Business District, General</p> <p>DISTRICT: Callands-Gretna</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023</p>	

SUBJECT

Requested by Dwight Jefferson, to rezone property located on US Route 29 Business/North Main Street and State Road 1324/Northwest Drive, in the Callands-Gretna Election District and shown on the Tax Maps as GPIN # 2531-20-9775. The applicant is requesting to rezone 1.009 acres, from R-1, Residential Suburban Subdivision District, to B-2, Business District, General, to allow for the property to be consolidated with an adjacent parcel zoned B-2.

BACKGROUND/DISCUSSION

Dwight Jefferson is requesting to rezone 1.009 acres from R-1, Residential Suburban Subdivision District to B-2, Business District, General to allow the property to be added to an adjacent property zoned B-2. The property is currently zoned R-1, Residential Suburban Subdivision District. If rezoned, the property will be consolidated with an adjacent parcel currently zoned B-2, Business District, General. All properties must share the same zoning classification to be consolidated, requiring the subject property to be rezoned prior to consolidation.

A plat titled *Dwight E. & Michael E. Jefferson* has been submitted with the application to identify the area where zoning changes are necessary and to present the proposed property line adjustments.

Once the property is rezoned to B-2, all uses listed under Section 35-365 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential and Commercial.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to R-1, Residential Suburban Subdivision District, and B-2, Business District, General, zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-034, submitted by Dwight Jefferson, requesting to rezone 1.009 acres located on US Route 29 Business/North Main Street and State Road 1324/Northwest Drive in the Callands-Gretna Election District and shown on the Tax Maps GPIN # 2531-20-9775. The subject property

is adjacent to property currently zoned B-2, Business District, General, and the rezoning would be consistent with the Comprehensive Plan.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-034 as submitted.
2. Recommend denial of Case R-23-034 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

I, Dwight Jefferson, as owner of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: Dwight Jefferson
Address: P. O. Box 187, Gretna, VA 24557

2. Location of Property: Northwest Drive and North Main Street, Gretna

Telephone: 434-251-6300

3. Tax Map Numbers: 2531-20-9775

4. Election District: Callands-Gretna

Total Amount: \$368.24 Check #
Taken By: ESR 4639

5. Size of Property: 1.009 acres

6. Existing Land Use: Vacant

Existing Zoning: R-1, Residential Suburban Subdivision District

7. Proposed Land Use: To combine with the adjacent B-2 zoned property

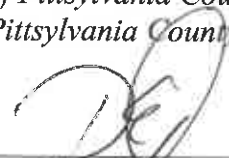
Proposed Zoning: B-2, Business District, General

8. Are conditions being proffered: Yes X No

9. Check completed items:

<u> X </u> Letter of Application	<u> </u> Site Development Plan or Waiver	<u> X </u> Legal Forms
<u> </u> 11"x 17" Concept Plan	<u> X </u> Application Fee	<u> </u> List of Adjoining Properties
<u> X </u> Plat Map	<u> </u> Copy of Deed	<u> </u> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.



Dwight Jefferson

OFFICE USE ONLY

Application Deadline: 10/26/23

Received By: ESR

B.O.S. Meeting Date: 01/16/23

Application No. R-23-034

P.C. Meeting Date: 12/05/23

Date Received: 10/26/23

Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

1.009 acres of land, generally located)
on Northwest Drive and North Main Street)
the Callands-Gretna Election District and recorded)
parcel ID # 2531-20-9775 in the)
Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

WHEREAS, your Petitioner, Dwight Jefferson, respectfully file this Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

- (1) The Petitioner is are the owner of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as R-1, Residential Suburban Subdivision District.
- (3) Your petitioner now desires to have this part of the property rezoned to B-2, Business District, General

WHEREFORE, your Petitioner respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioner respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,



Dwight Jefferson

November 16, 2023

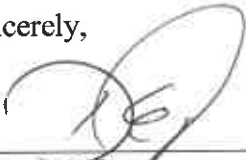
Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

I, Dwight Jefferson, as owner, would like to apply to the Planning Commission/Board of Supervisors to rezone 1.009 acres, GPIN # 2531-20-9775, located on Northwest Drive and North Main Street, Gretna, in the Callands-Gretna Election District.

I am requesting to rezone this parcel from R-1, Residential Suburban Subdivision District to B-2, Business District, General to combine with an adjacent parcel zoned B-2.

Sincerely,

A handwritten signature in black ink, appearing to be "Dwight Jefferson", written over a horizontal line.

Dwight Jefferson



OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing. The sign shall be erected within ten (10) feet of whatever boundary line of such land abuts a public road and shall be so placed as to be clearly visible from the road with the bottom of the sign not less than two and one-half (2 1/2) feet above the ground. If more than one (1) such road abuts the property, then a sign shall be erected in the same manner as above for each such abutting road. If no public road abuts thereon, then signs shall be erected in the same manner as above on at least two (2) boundaries of the property abutting land not owned by the applicant.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing. Such sign or signs shall be erected in the same manner as prescribed in Section 35-817 above.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section. All signs erected under this Section shall be removed by the applicant within fourteen (14) days following the public hearing for which it was erected.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819. If this sign is removed or destroyed, I understand it is my responsibility to obtain another sign from the Zoning office, post the property and maintain the sign(s), according to the above Sections of the Pittsylvania County Zoning Ordinance.

Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.

Case B-23-034 Applicant [Signature] Date

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2531-20-6666	WOODEN, MELVIN A ET ALS	205 NORTHWEST DR	GRETNA, VA 24557
2531-20-8736	FRATTA, MEGAN MARIE	220 NORTHWEST DR	GRETNA, VA 24557
2531-20-9806	ANDREWS, THOMAS WAYNE	236 NORTHWEST DRIVE	GRETNA, VA 24557
2531-20-5221	HARRIS LAND AND TIMBER COMPANY LLC	P O BOX 217	FLOYD, VA 24091
2531-30-1217	ROLLISON, CECIL MOORE	PO BOX 594	GRETNA, VA 24557
2531-30-1347	MCCARTHY, KATHERINE SELENE	3840 PEAKLAND PLACE	LYNCHBURG, VA 24503
2531-20-7463	TOWN OF GRETNA	P O BOX 602	GRETNA, VA 24557

R-23-034 DWIGHT JEFFERSON

ArcGIS Web Map



10/3/2023, 4:10:42 PM

Virginia Cities and Counties

County

Tax Parcels (All)

Assessed Parcels

Assessed Parcels Labels

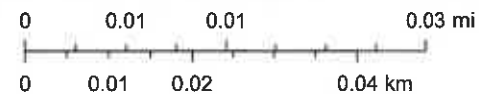
Addresses

Route Numbers

Streets

ALL OTHER

1:1,128

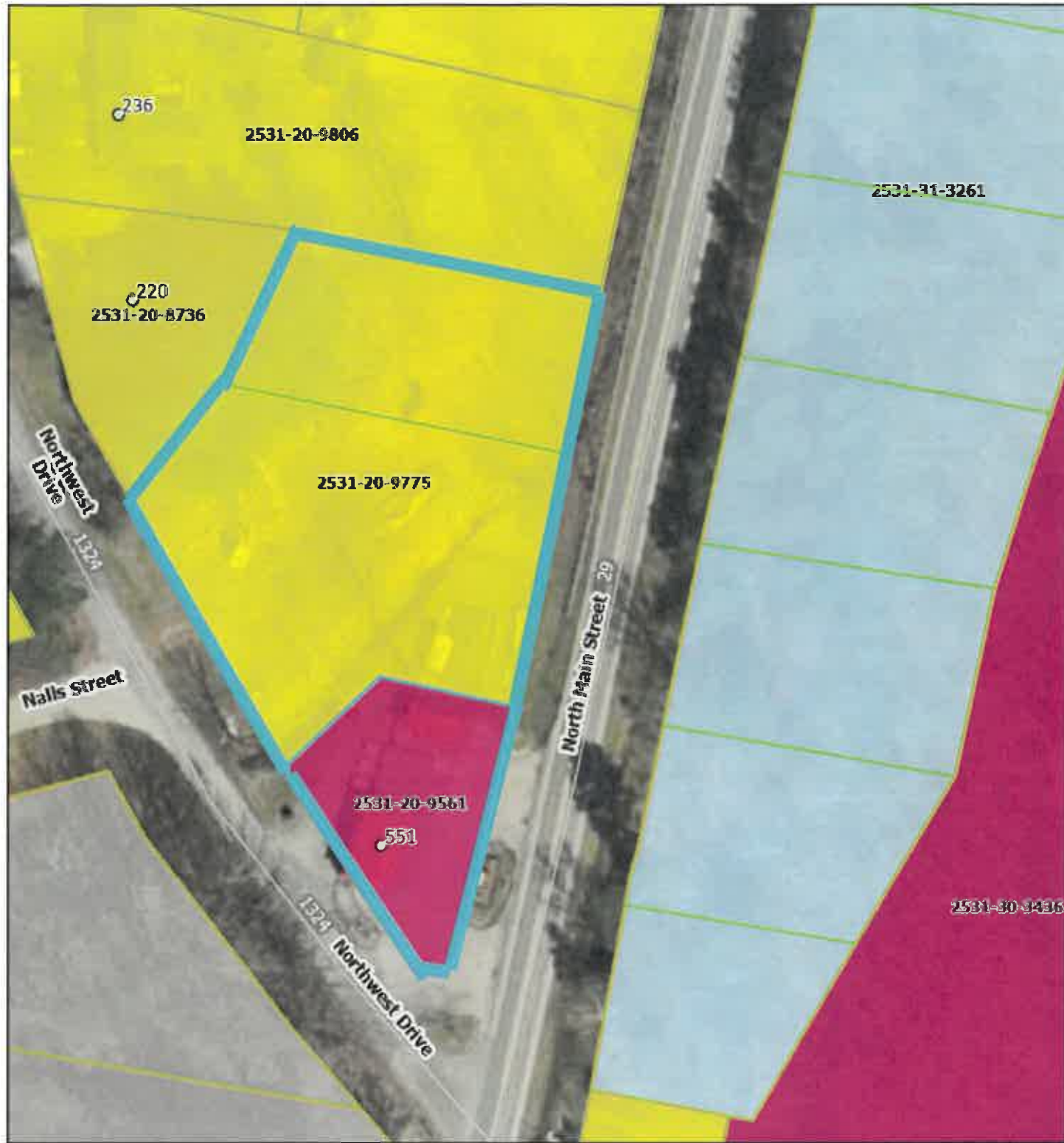


Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, Virginia Geographic Information Network (VGIN)

ArcGIS Web AppBuilder

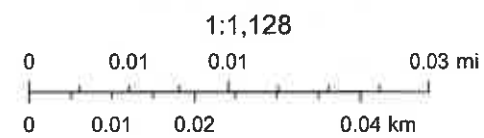
Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA | Virginia

ArcGIS Web Map



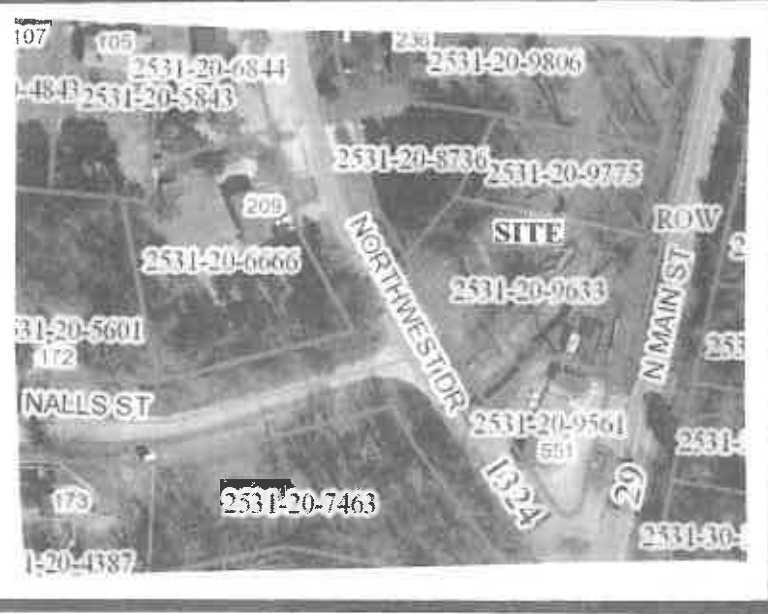
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- | | |
|------------------------------|----------------------------------|
| Virginia Cities and Counties | Streets |
| County | ALL OTHER |
| Tax Parcels (All) | Zoning Districts |
| Assessed Parcels | Business, General |
| Assessed Parcels Labels | Double-Zoned |
| Addresses | Residential Suburban Subdivision |
| Route Numbers | Town Zoning |



Esri Community Maps Contributors, VGIN, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, MET/NASA, USGS, EPA, NPS, US Census Bureau, USDA, Virginia Geographic Information Network (VGIN)

ArcGIS Web AppBuilder



VICINITY MAP
(NOT TO SCALE)



OWNER'S STATEMENT:

THE PLATTING OF THE LAND SHOWN HEREON IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES IF ANY.

DWIGHT E. JEFFERSON DATE

I, _____
A NOTARY PUBLIC IN AND FOR _____
IN THE STATE OF _____
DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED HEREON, HAVE ACKNOWLEDGED THE SAME BEFORE ME THIS _____ DAY OF _____
MY COMMISSION EXPIRES _____

OWNER'S STATEMENT:

THE PLATTING OF THE LAND SHOWN HEREON IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES IF ANY.

MICHAEL E. JEFFERSON DATE

I, _____
A NOTARY PUBLIC IN AND FOR _____
IN THE STATE OF _____
DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED HEREON, HAVE ACKNOWLEDGED THE SAME BEFORE ME THIS _____ DAY OF _____
MY COMMISSION EXPIRES _____

*PARCEL ID 2531-20-9633 AND 2531-20-9775 PROPOSED ZONING WILL BE B-2 BUSINESS DISTRICT, GENERAL TO MATCH THE EXISTING B-2 ZONING FOR PARCEL ID 2531-20-9561.

ALL PARCELS, AS PLATTED, ARE SERVED OR WILL BE SERVED BY TOWN WATER AND PRIVATE SEPTIC.

THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE AE AS SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO 51143C0253E, EFFECTIVE DATE SEPTEMBER 29, 2010. THIS DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED BY ACTUAL FIELD ELEVATIONS.

THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES UPON THE TITLE.

THIS PLAT HAS BEEN PREPARED FROM AN ACTUAL FIELD SURVEY AS PER DATA OF THIS PLAT AND THERE ARE NO VISIBLE ENCROACHMENTS OR EASEMENTS EXCEPT AS SHOWN.

THIS PLAT DOES NOT ADDRESS THE EXISTENCE, DETECTION OR DELINEATION OF ANY ENVIRONMENTALLY SENSITIVE AREAS OR ANY ENVIRONMENTAL PROBLEMS LOCATED WITHIN THE PERIMETER OF THE PROPERTY SHOWN.

LOCATION OF UTILITIES ARE BASED ON A VISUAL INSPECTION OF ABOVE GROUND APPURTENANCES. NO CERTIFICATION IS MADE AS TO THE EXISTENCE OF UNDERGROUND UTILITIES.

*DENOTES LOT LINES TO BE VACATED

ALBERT E. NEIGHBORS JR.
SURVEYOR AND PLANNER

222 GREENDALE DRIVE
RUSTBURG, VIRGINIA 24588
OFFICE (434) 821-5446
Email ~ neighborsurveying@comcast.com



—SERVING VIRGINIA SINCE 1974—

PLAT SHOWING
REZONING & VACATION OF LINES FOR
PARCEL ID 2531-20-9561, 9633 & 9775
PROPERTY OF

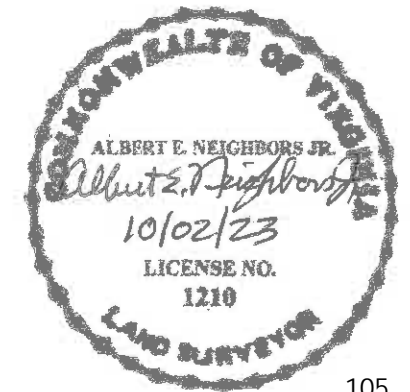
DWIGHT E. & MICHAEL E. JEFFERSON

CALLANDS-GREINA DISTRICT
PITTSYLVANIA COUNTY, VIRGINIA
SURVEYED FOR:

DWIGHT E. & MICHAEL E. JEFFERSON

DATE: SEPTEMBER 28, 2023
F.B. 181

SCALE ~ 1" = 60'
COMM NO 2023014 A



PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS

EXECUTIVE SUMMARY

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-036; Clarence and Robin Emerson; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioners' request be granted. (Supervisor Bowman)						
Staff Contact(s):	Emily Ragsdale						
Agenda Date:	January 16, 2024	Item Number:	10.a.6.				
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td>R-23-036 Clarence Emerson App</td> </tr> <tr> <td>2.</td> <td>R-23-036 Clarence Emerson Map</td> </tr> </table>			1.	R-23-036 Clarence Emerson App	2.	R-23-036 Clarence Emerson Map
1.	R-23-036 Clarence Emerson App						
2.	R-23-036 Clarence Emerson Map						
Reviewed By:	JVH						

SUMMARY:

In Case R-23-036, Clarence and Robin Emerson ("Petitioners") have petitioned to rezone 6.17 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, (to allow a wayside stand to be operated on the property). The subject property is located on State Road 41/Franklin Turnpike, in the Chatham-Blairs Election District, and shown on the Tax Maps as GPIN # 2401-19-5270. Once the property is rezoned to A-1, all uses listed under Pittsylvania County Code § 35-178 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with no opposition, that the Petitioners' request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends approval of Case R-23-036 as presented. The subject property is adjacent to properties currently zoned A-1, Agricultural District, and the rezoning would be consistent with the County's Comprehensive Plan.

MOTION:

"In Case R-23-036, I make a Motion approving the rezoning of 6.17 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow a wayside stand to be operated on the property."

STAFF SUMMARY

<p><u>CASE</u> R-23-036</p>	<p><u>ZONING REQUEST</u> R-1 to A-1</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> Clarence and Robin Emerson are requesting to rezone property from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District.</p> <p>DISTRICT: Chatham-Blairs</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023 and December 20 & 27, 2023</p>	

SUBJECT

Requested by Clarence and Robin Emerson, to rezone property located on State Road 41/Franklin Turnpike, in the Chatham-Blairs Election District and shown on the Tax Maps as GPIN # 2401-19-5270. The applicant is requesting to rezone 6.17 acres, from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow for a wayside stand.

BACKGROUND/DISCUSSION

Clarence and Robin Emerson are requesting to rezone 6.17 acres, from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The property is currently zoned R-1, Residential Suburban Subdivision District. Under the current zoning classification, an agricultural use would only be allowed as an incidental use. Section 35-51 of the Pittsylvania County Zoning Ordinance states that “incidental agricultural is permitted in any district that allows residential uses provided that such agricultural use shall not occupy over five (5) acres.” In order for the property to be used for agricultural uses with the current R-1 zoning classification, the property must be occupied by a dwelling. The applicants are requesting to rezone the property to bring the use of the property into compliance with the current Ordinance requirements. Additionally, R-1, Residential Suburban Subdivision District, does not allow for a wayside stand. The applicants currently operate a wayside stand on an adjacent property but are proposing to construct a structure on the subject property that will allow them to expand. This will only be allowed if the property is rezoned.

Once the property is rezoned to A-1, all uses listed under Section 35-178 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to A-1, Agricultural District, and R-1, Residential Suburban Subdivision District, zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-036, submitted by Clarence and Robin Emerson, requesting to rezone 6.17 acres located on State Road 41/Franklin Turnpike, in the Chatham-Blairs Election District and shown on the Tax Maps as GPIN # 2401-19-5270. The subject property is adjacent to properties currently zoned A-1, Agricultural District and the rezoning would be consistent with the Comprehensive Plan.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-036 as submitted.
2. Recommend denial of Case R-23-036 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

Clarence & Robin Emerson, as owners of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: Clarence & Robin Emerson
Address: 333 Emerson Road, Dry Fork VA 24549

2. Location of Property: Route 41/Franklin Turnpike

Telephone: 434-334-4046

3. Tax Map Numbers: 2401-19-5270

4. Election District: Chatham Blairs

Total Amount: \$325.59

Taken By: CK# 22248

5. Size of Property: 6.17 acres

OK

6. Existing Land Use: Accessory Buildings

Existing Zoning: R-1, Residential Suburban Subdivision District

7. Proposed Land Use: To allow for agricultural uses, produce stand

Proposed Zoning: A-1, Agricultural District

8. Are conditions being proffered: Yes No

9. Check completed items:

<input checked="" type="checkbox"/> Letter of Application	<input type="checkbox"/> Site Development Plan or Waiver	<input checked="" type="checkbox"/> Legal Forms
<input type="checkbox"/> 11"x 17" Concept Plan	<input checked="" type="checkbox"/> Application Fee	<input type="checkbox"/> List of Adjoining Properties
<input checked="" type="checkbox"/> Plat Map	<input type="checkbox"/> Copy of Deed	<input type="checkbox"/> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.



Clarence Emerson

OFFICE USE ONLY
Application Deadline: 10/26/23
Received By: ESR
B.O.S. Meeting Date: 01/16/23

Application No. R-23-036
P.C. Meeting Date: 12/05/23
Date Received: 10/19/23
Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

6.17 acres of land, generally located)
on Route 41/Franklin Turnpike within)
the Chatham-Blairs Election District and)
recorded as parcel ID # 2401-19-5270 in the)
Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

WHEREAS, your Petitioners, Clarence & Robin Emerson, respectfully file this Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

- (1) The Petitioners are the Owners of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as R-1, Residential Suburban Subdivision District.
- (3) Your petitioners now desire to have the property rezoned to A-1, Agricultural District.

WHEREFORE, your Petitioners respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioners respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,


Clarence Emerson

November 17, 2023

Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

Clarence & Robin Emerson as owners, would like to apply to the Planning Commission/Board of Supervisors to rezone 6.17 acres, GPIN # 2401-19-5270, located on Route 41/Franklin Turnpike, in the Chatham-Blairs Election District.

We are requesting to rezone this parcel from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District to allow for agricultural uses.

Sincerely,



Clarence Emerson

PITTSYLVANIA

COUNTY, VIRGINIA

OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing. The sign shall be erected within ten (10) feet of whatever boundary line of such land abuts a public road and shall be so placed as to be clearly visible from the road with the bottom of the sign not less than two and one-half (2 1/2) feet above the ground. If more than one (1) such road abuts the property, then a sign shall be erected in the same manner as above for each such abutting road. If no public road abuts thereon, then signs shall be erected in the same manner as above on at least two (2) boundaries of the property abutting land not owned by the applicant.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing. Such sign or signs shall be erected in the same manner as prescribed in Section 35-817 above.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section. All signs erected under this Section shall be removed by the applicant within fourteen (14) days following the public hearing for which it was erected.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819. If this sign is removed or destroyed, I understand it is my responsibility to obtain another sign from the Zoning office, post the property and maintain the sign(s), according to the above Sections of the Pittsylvania County Zoning Ordinance.

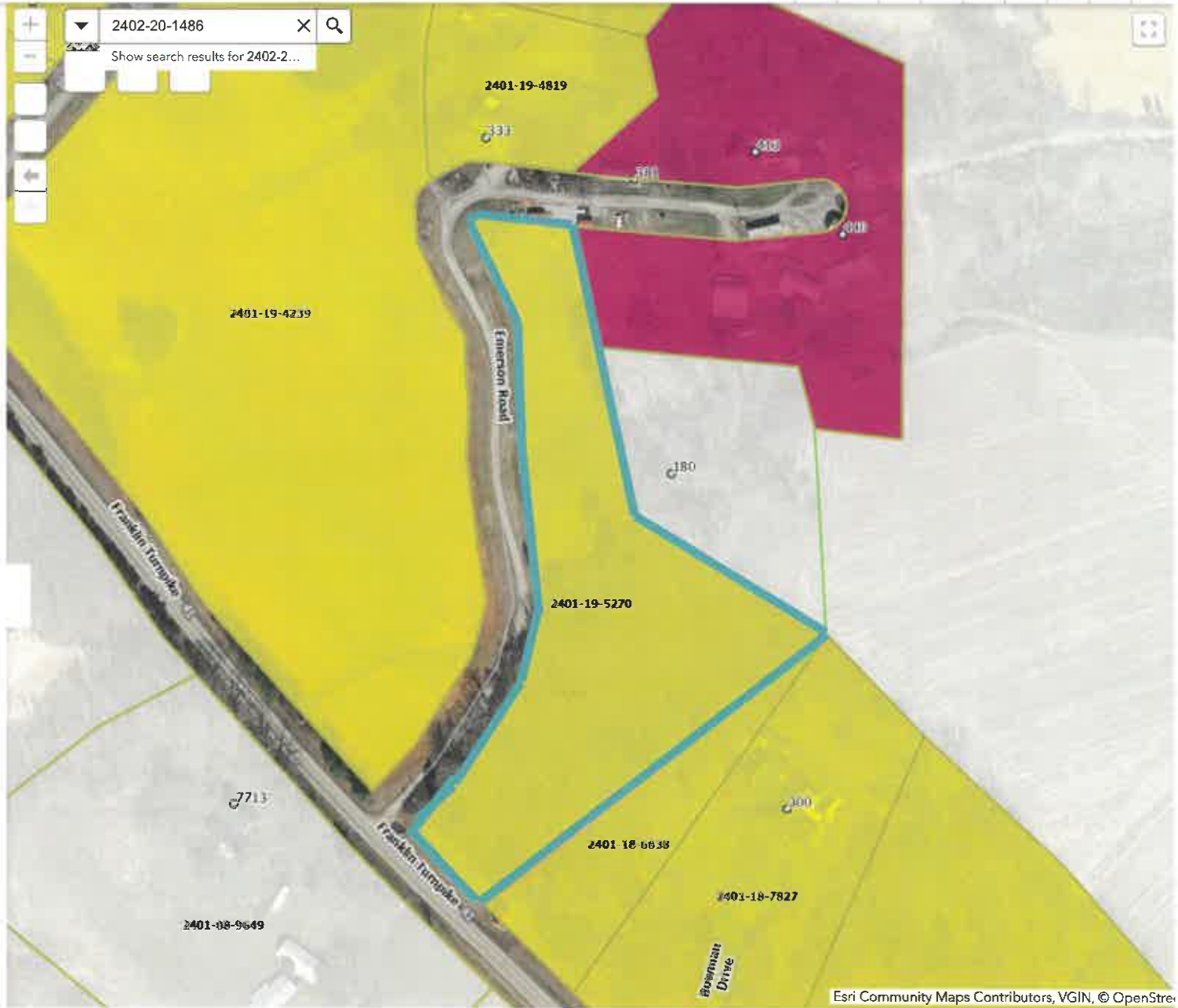
Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.

Case R-23-036 Applicant CLARENCE A. EMERSON Date 11/17/2023

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2401-19-4239	EMERSON, CLARENCE A JR	333 EMERSON RD	DRY FORK, VA 24549
2401-18-6838	BOWMAN, KENNETH L	300 BOWMAN DR	DRY FORK, VA 24549
2401-08-9649	NOWLAN, WARREN ALAN	7713 FRANKLIN TPKE	DRY FORK VA 24549

R-23-036 CLARENCE EMERSON

- Emergency Services
- Parks and Recreation (group layer)
- Population Demographics (group layer)
- Public Utilities (group layer)
- Schools (group layer)
- Tax Map Grids (group layer)
- Transportation (group layer)
- Route Numbers
- Streets
- Railways
- Border Railways
- Danville Airport
- Voter Services (group layer)
- Waste Collection (group layer)
- Zoning (group layer)
- Zoning Districts
- Zoning Districts
 - Agricultural
 - Business, Limited
 - Business, General
 - Conservation
 - Double-Zoned
 - Light Industrial
 - Heavy Industrial
 - Mobile Home Park
 - Residential Suburban Subdivision
 - Residential Combined Subdivision
 - Residential Estates
 - Residential Multi-Family
 - Residential Planned Development
 - Town Zoning
 - Unknown



App State
 Click to restore the map extent and layers visibility where you left off



**BOARD OF SUPERVISORS
EXECUTIVE SUMMARY**

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-037; Jonathan Wachendorfer; Rezoning from R-1, Residential Suburban Subdivision District, to RMF, Residential Multi-Family District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Whittle)										
Staff Contact(s):	Emily Ragsdale										
Agenda Date:	January 16, 2024	Item Number:	10.a.7.								
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td>R-23-037 Timothy Wachendorfer App</td> </tr> <tr> <td>2.</td> <td>R-23-037 TimothyWachendorfer VDOT</td> </tr> <tr> <td>3.</td> <td>R-23-037 TimothyWachendorfer Map</td> </tr> <tr> <td>4.</td> <td>R-23-037 Timothy Wachendorfer Site Plan</td> </tr> </table>			1.	R-23-037 Timothy Wachendorfer App	2.	R-23-037 TimothyWachendorfer VDOT	3.	R-23-037 TimothyWachendorfer Map	4.	R-23-037 Timothy Wachendorfer Site Plan
1.	R-23-037 Timothy Wachendorfer App										
2.	R-23-037 TimothyWachendorfer VDOT										
3.	R-23-037 TimothyWachendorfer Map										
4.	R-23-037 Timothy Wachendorfer Site Plan										
Reviewed By:	JVH										

SUMMARY:

In Case R-23-037, Jonathan Wachendorfer ("Petitioner") has petitioned to rezone two (2) parcels, totaling 1.39 acres from R-1, Residential Suburban Subdivision District, to RMF, Residential Multi-Family District (to allow two (2) duplexes to be constructed on the property). The subject property is located on State Road 740/Iris Lane, in the Westover Election District, and shown on the Tax Maps as GPIN #s 2319-72-1889 and 2319-72-2938. Once the property is rezoned to RMF, all uses listed under Pittsylvania County Code § 35-280 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with no opposition, that the Petitioner's request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends approval of Case R-23-037 as presented. The rezoning would be consistent with the County's Comprehensive Plan.

MOTION:

“In Case R-23-037, I make a Motion approving the rezoning of two (2) parcels, totaling 1.39 acres, from R-1, Residential Suburban Subdivision District, to RMF, Residential Multi-Family District, to allow duplexes to be constructed on the property.”

STAFF SUMMARY

<p><u>CASE</u> R-23-037</p>	<p><u>ZONING REQUEST</u> R-1 to RMF</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> Timothy Wachendorfer Et Als is requesting to rezone property from R-1, Residential Suburban Subdivision District to RMF, Residential Multi-Family District</p> <p>DISTRICT: Westover</p>		<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023</p>

SUBJECT

Requested by Jonathan Wachendorfer, to rezone property located on State Road 740/Iris Lane, in the Westover Election District and shown on the Tax Maps as GPIN #s 2319-72-1889 and 2319-72-2938. The applicant is requesting to rezone two (2) parcels, totaling 1.392 acres, from R-1, Residential Suburban Subdivision District, to RMF, Residential Multi-Family District, to allow duplexes to be constructed on the property.

BACKGROUND/DISCUSSION

Timothy Wachendorfer Et Als is requesting to rezone two (2) parcels, totaling 1.39 acres from R-1, Residential Suburban Subdivision District, to RMF, Residential Multi-Family District, to allow the construction of two (2) duplexes on the subject properties. According to VDOT, the properties cannot meet the sight distance requirements for low volume commercial entrances. As explained in an attached email from VDOT, the applicant can use a private entrance; however, private entrances can only serve two (2) dwellings. This would require the applicant to provide separate entrances for each lot and the number of units per lot would be restricted to two (2).

Once the properties are rezoned to RMF, Residential Multi-Family District, all uses listed under Section 35-280 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to R-1, Residential Suburban Subdivision District & B-1, Business District, Limited zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-037, submitted by Timothy Wachendorfer Et Als, requesting to rezone 1.39 total acres located on Iris Lane in the Westover Election District and shown on the Tax Maps GPIN #s 2319-72-1889 & 2319-72-2938. The rezoning would be consistent with the Comprehensive Plan.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-037 as submitted.

2. Recommend denial of Case R-23-037 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

We, Timothy Wachendorfer, Et Als, as owners of the below described properties, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: Timothy Wachendorfer Et Als
Address: 5705 Snow Hill Drive, Summerfield, NC 27358

2. Location of Property: On Iris Lane

Telephone: 434-203-1122

3. Tax Map Numbers: 2319-72-1889 & 2319-72-2938

4. Election District: Westover

Total Amount: \$368.24 ^{#14918}

Taken By: K. Hayes \$368.24

5. Size of Property: .70 of an acre & .69 of an acre = 1.39 total acres

6. Existing Land Use: Vacant

Existing Zoning: R-1, Residential Suburban Subdivision District

7. Proposed Land Use: Multi-Family units

Proposed Zoning: RMF, Residential Multi-Family District

8. Are conditions being proffered: Yes No

9. Check completed items:

<input checked="" type="checkbox"/> Letter of Application	<input type="checkbox"/> Site Development Plan or Waiver	<input checked="" type="checkbox"/> Legal Forms
<input type="checkbox"/> 11"x 17" Concept Plan	<input checked="" type="checkbox"/> Application Fee	<input type="checkbox"/> List of Adjoining Properties
<input checked="" type="checkbox"/> Plat Map	<input type="checkbox"/> Copy of Deed	<input type="checkbox"/> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.


Timothy Wachendorfer

OFFICE USE ONLY

Application Deadline: 10/26/23

Received By: ESR

B.O.S. Meeting Date: 01/16/23

Application No. R-23-037

P.C. Meeting Date: 12/05/23

Date Received: 10/26/23

Action: _____

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

A total of 1.39 acres, two parcels of land,)
generally located on Iris Road within)
the Westover Election District and recorded)
as parcel ID #s 2319-72-1889 & 2319-72-2938)
in the Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

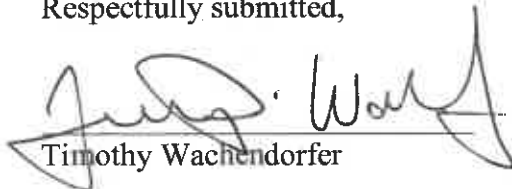
WHEREAS, your Petitioner, Timothy Wachendorfer Et Als, respectfully file this Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

- (1) The Petitioner is are the owner of the above-referenced parcel.
- (2) The properties are presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as R-1, Residential Suburban Subdivision District.
- (3) Your petitioner now desires to have the properties rezoned to RMF, Residential Multi-Family District.

WHEREFORE, your Petitioner respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioner respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,


Timothy Wachendorfer

October 26, 2023

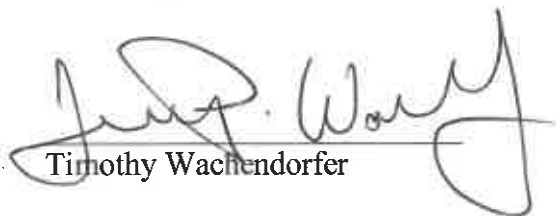
Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

I, Timothy Wachendorfer Et Als, would like to apply to the Planning Commission/Board of Supervisors to rezone a total of 1.39 acres, two parcels of land, GPIN #s 2319-72-1889 & 2319-72-2938, located on Iris Lane, in the Westover Election District.

I am requesting to rezone these parcels from R-1, Residential Suburban Subdivision District to RMF, Residential Multi-Family District to construct multi-family units.

Sincerely,



Timothy Wachendorfer



OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819.

Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.

Case R-23-037 Applicant [Signature] Date 11-21-23

VIRGINIA REAL ESTATE POWER OF ATTORNEY

I, Matthew Wachendorfer, of 5705 Snow Hill Dr in the City of Summerfield, State of North Carolina hereby appoint Jonathan Wachendorfer, of 5705 Snow Hill Dr in the City of Summerfield, State of North Carolina to act on my behalf for the purpose(s) set forth in Article 1 below.

ARTICLE 1. ASSIGNMENT OF AUTHORITY

(Initial and Check the Applicable Types):

MW - SALE of Real Estate: My agent is authorized to act on my behalf for the purpose of selling the lands and premises located at Parcel ID: 2319-72-2938 and with a legal description of Hosea E Wilson Jr Subd Lot 20. My agent is authorized to perform any and all acts related to such sale, including, but not limited to, executing, modifying, and delivering any and all documents necessary to complete the transaction as well as accepting the closing proceeds for deposit into my account which has been previously disclosed to my agent.

MW - PURCHASE of Real Estate: My agent is authorized to act on my behalf for the purpose of purchasing the lands and premises located at Parcel ID: 2319-72-2938 and with a legal description of Hosea E Wilson Jr Subd Lot 20. My agent is authorized to perform any and all acts related to such purchase, including, but not limited to the financing and mortgaging of the property. My agent is authorized to execute, modify and deliver any documents necessary to complete the financing and purchase of the property as well as to withdraw and disburse funds necessary for the closing from my account which I have previously disclosed to my agent.

MW - MANAGEMENT of Real Estate: My agent is authorized to act on my behalf for the purpose of managing the premises located at Parcel ID: 2319-72-2938 and with a legal description of Hosea E Wilson Jr Subd Lot 20. My agent is authorized to perform all acts related to maintaining the property, including, but not limited to: making repairs (with reimbursement), approving sub-contractors for work, negotiating rents, signing lease/sublease agreements, evicting tenants and any other representation as needed for day-to-day management.

Page 1 of 3

MW - REFINANCING of Real Estate: My agent is authorized to act on my behalf for the purpose of refinancing my debts, including, but not limited to any debts secured by a mortgage on the lands and premises located at Parcel ID: 2319-72-2938 and with a legal description of Hosea E Wilson Jr Subd Lot 20. My agent is authorized to perform any and all acts related to such refinancing, including but not limited to, modifying, executing and delivering any and all documents necessary to complete the refinancing as well as to withdraw and disburse funds necessary to complete the refinancing from my account which I have previously disclosed to my agent.

ARTICLE 2. DURABLE POWER OF ATTORNEY

This power of attorney shall not be affected by the Principal's subsequent disability or incapacity unless otherwise stated in Article 3(b).

ARTICLE 3. TERM

(Initial and Check the Applicable Term):

a. _____ - This power of attorney is effective as of the date hereof and shall terminate upon revocation or automatically on _____.

b. MW - This power of attorney is effective as of the date hereof and shall terminate upon my death or revocation.

c. _____ - (Non-Durable Option) This power of attorney is effective as of the date hereof and shall terminate upon my incapacity, or death, or revocation.

ARTICLE 4. RATIFICATION

I, the Principal, grant my Agent full power and authority to perform all acts on my behalf as I could do if personally present, now ratifying and confirming all that my Agent may do pursuant to this power.

ARTICLE 5. GOVERNING LAW

This Note shall be governed by, and construed in accordance with, the laws of the State of Virginia.

ARTICLE 6. REVOCATION

I, the Principal, hereby revoke any existing powers of attorney that may have previously been granted by me relative to the above described property.


In witness whereof, I have executed this instrument on 03/29/2023.

Principal's Signature: 

Print Name: Matthew Wachendorfer

ACCEPTANCE BY AGENT

The undersigned Agent acknowledges and executes this Power of Attorney, and by such execution does hereby affirm that I: (A) accept the appointment as agent; (B) understand the duties under the Power of Attorney and under the law.

Agent's Signature: 

Print Name: Jonathan Wachendorfer

NOTARY ACKNOWLEDGMENT

STATE OF Virginia

COUNTY OF Pittsylvania

On 03/29/2023, before me appeared Matthew Wachendorfer, as the Principal who proved to me through government issued photo identification to be the above-named person, in my presence executed foregoing instrument and acknowledged that she/he executed the same as his/her free act and deed.


Notary Public



My comission expires
01/31/2027.

VIRGINIA REAL ESTATE POWER OF ATTORNEY

I, Hannah Wachendorfer, of 5705 Snow Hill Dr in the City of Summerfield, State of North Carolina hereby appoint Jonathan Wachendorfer, of 5705 Snow Hill Dr in the City of Summerfield, State of North Carolina to act on my behalf for the purpose(s) set forth in Article 1 below.

ARTICLE 1. ASSIGNMENT OF AUTHORITY

(Initial and Check the Applicable Types):

HW - SALE of Real Estate: My agent is authorized to act on my behalf for the purpose of selling the lands and premises located at Parcel ID: 2319-72-1889 and with a legal description of Hosea E Wilson Jr Subd Lot 19. My agent is authorized to perform any and all acts related to such sale, including, but not limited to, executing, modifying, and delivering any and all documents necessary to complete the transaction as well as accepting the closing proceeds for deposit into my account which has been previously disclosed to my agent.

HW - PURCHASE of Real Estate: My agent is authorized to act on my behalf for the purpose of purchasing the lands and premises located at Parcel ID: 2319-72-1889 and with a legal description of Hosea E Wilson Jr Subd Lot 19. My agent is authorized to perform any and all acts related to such purchase, including, but not limited to the financing and mortgaging of the property. My agent is authorized to execute, modify and deliver any documents necessary to complete the financing and purchase of the property as well as to withdraw and disburse funds necessary for the closing from my account which I have previously disclosed to my agent.

HW - MANAGEMENT of Real Estate: My agent is authorized to act on my behalf for the purpose of managing the premises located at Parcel ID: 2319-72-1889 and with a legal description of Hosea E Wilson Jr Subd Lot 19. My agent is authorized to perform all acts related to maintaining the property, including, but not limited to: making repairs (with reimbursement), approving sub-contractors for work, negotiating rents, signing lease/sublease agreements, evicting tenants and any other representation as needed for day-to-day management.

Page 1 of 3

HW - REFINANCING of Real Estate: My agent is authorized to act on my behalf for the purpose of refinancing my debts, including, but not limited to any debts secured by a mortgage on the lands and premises located at Parcel ID: 2319-72-1889 and with a legal description of Hosea E Wilson Jr Subd Lot 19. My agent is authorized to perform any and all acts related to such refinancing, including but not limited to, modifying, executing and delivering any and all documents necessary to complete the refinancing as well as to withdraw and disburse funds necessary to complete the refinancing from my account which I have previously disclosed to my agent.

ARTICLE 2. DURABLE POWER OF ATTORNEY

This power of attorney shall not be affected by the Principal's subsequent disability or incapacity unless otherwise stated in Article 3(b).

ARTICLE 3. TERM

(Initial and Check the Applicable Term):

- a. _____ - This power of attorney is effective as of the date hereof and shall terminate upon revocation or automatically on _____.
- b. HW - This power of attorney is effective as of the date hereof and shall terminate upon my death or revocation.
- c. _____ - (Non-Durable Option) This power of attorney is effective as of the date hereof and shall terminate upon my incapacity, or death, or revocation.

ARTICLE 4. RATIFICATION

I, the Principal, grant my Agent full power and authority to perform all acts on my behalf as I could do if personally present, now ratifying and confirming all that my Agent may do pursuant to this power.

ARTICLE 5. GOVERNING LAW

This Note shall be governed by, and construed in accordance with, the laws of the State of Virginia.

ARTICLE 6. REVOCATION

I, the Principal, hereby revoke any existing powers of attorney that may have previously been granted by me relative to the above described property.

In witness whereof, I have executed this instrument on 03/29/2023.

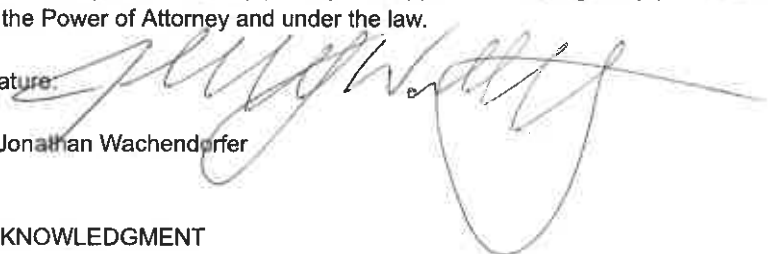
Principal's Signature:

Print Name: Hannah Wachendorfer 

ACCEPTANCE BY AGENT

The undersigned Agent acknowledges and executes this Power of Attorney, and by such execution does hereby affirm that I: (A) accept the appointment as agent; (B) understand the duties under the Power of Attorney and under the law.

Agent's Signature:



Print Name: Jonathan Wachendorfer

NOTARY ACKNOWLEDGMENT

STATE OF Virginia

COUNTY OF Pittsylvania

On 03/29/2023, before me appeared Hannah Wachendorfer, as the Principal who proved to me through government issued photo identification to be the above-named person, in my presence executed foregoing instrument and acknowledged that she/he executed the same as his/her free act and deed.



Notary Public

My commission expires
01/31/2027.



GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2319-62-8977	SAUNDERS DIANNE RUSSELL DECLARATION OF TRUST	701 IRIS LANE	DANVILLE, VA 24540
2319-72-1889	WACHENDORFER, TIMOTHY P ET ALS	5705 SNOWHILL DRIVE	SUMMERFIELD, NC 27358
2319-72-2938	WACHENDORFER, TIMOTHY P ET ALS	5705 SNOW HILL DRIVE	SUMMERFIELD, NC 27358
2319-73-3261	FERRELL, DEBORAH L TRUSTEE	5053 JEFFERSON RD	DANVILLE, VA 24540
2319-73-2077	FERRELL, DEBORAH L TRUSTEE	5053 JEFFERSON RD	DANVILLE, VA 24540
	City of Danville/Ken Larking	PO Box 3300	Danville, VA 24543
	Edward & Jean Womack	822 Tamworth Dr	Danville, VA 24540
	Duane Hundley	117 Addie Way	Lynchburg, VA 24501
	ZDC Danville LLC	1602 Bellevue Blvd #3077	Alexandria, Va 22307
	Anicka Burnette	241 Lris Lane	Danville, VA 24540

R-23-037 Timothy & Hannah Wachendorfer

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2319-62-8977	SAUNDERS DIANNE RUSSELL DECLARATION OF TRUST	701 IRIS LANE	DANVILLE, VA 24540
2319-72-1889	WACHENDORFER, TIMOTHY P ET ALS	5705 SNOWHILL DRIVE	SUMMERFIELD, NC 27358
2319-72-2938	WACHENDORFER, TIMOTHY P ET ALS	5705 SNOW HILL DRIVE	SUMMERFIELD, NC 27358
2319-73-3261	FERRELL, DEBORAH L TRUSTEE	5053 JEFFERSON RD	DANVILLE, VA 24540
2319-73-2077	FERRELL, DEBORAH L TRUSTEE	5053 JEFFERSON RD	DANVILLE, VA 24540
	City of Danville/Ken Larking	PO Box 3300	Danville, VA 24543
	Edward & Jean Womack	822 Tamworth Dr	Danville, VA 24540
	Melvin Hogan	823 Tamworth Dr	Danville, VA 24540
	Duane Hundley	117 Addie Way	Lynchburg, VA 24501
	ZDC Danville LLC	1602 Bellevue Blvd #3077	Alexandria, Va 22307
	Anicka Burnette	241 Lris Lane	Danville, VA 24540

R-23-037 Timothy & Hannah Wachendorfer

Emily Ragsdale, AICP, CZA

From: Craddock, Joseph (VDOT) <Joseph.Craddock@VDOT.Virginia.gov>
Sent: Friday, December 1, 2023 11:16 AM
To: Emily Ragsdale, AICP, CZA
Subject: Fw: Parcel ID nubers 2319-72-2938 and 2319-72-1889 - Iris Lane

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

I found this email from 2022...



Jay Craddock
Assistant Resident Engineer / Halifax Residency
Virginia Department of Transportation
434-433-3142
Joseph.Craddock@VDOT.Virginia.gov

From: Craddock, Joseph (VDOT) <Joseph.Craddock@VDOT.Virginia.gov>
Sent: Wednesday, October 19, 2022 7:58 AM
To: elenawachendorfer@me.com <elenawachendorfer@me.com>
Subject: Fwd: Parcel ID nubers 2319-72-2938 and 2319-72-1889 - Iris Lane

----- Forwarded message -----

From: Craddock, Joseph <joseph.craddock@vdot.virginia.gov>
Date: Tue, Oct 18, 2022 at 4:35 PM
Subject: Parcel ID nubers 2319-72-2938 and 2319-72-1889 - Iris Lane
To: Robin S. Vaughan <Robin.Vaughan@pittgov.org>
Cc: <elanawachendorfer@me.com>

Robin,

I checked the subject parcel numbers to see if they would be appropriate locations for commercial entrances. Due to the vertical alignment of the roadway, neither location has adequate sight distance for a commercial entrance.

A permit could be issued for a private entrance for each parcel. A private entrance can serve up to two individual residences (such as two single family dwellings or a duplex on each parcel).

Please let me know if you have any questions or need any additional information.

Thanks,

Jay

Assistant Resident Engineer - Land Use / Halifax Residency
Virginia Department of Transportation
434-433-3142
Joseph.Craddock@vdot.virginia.gov



--

Jay Craddock
Assistant Resident Engineer - Land Use / Halifax Residency
Virginia Department of Transportation
434-433-3142
Joseph.Craddock@vdot.virginia.gov



ArcGIS Web Map



11/20/2023, 4:00:22 PM

Virginia Cities and Counties

County

City

Tax Parcels (All)

Assessed Parcels Labels

Assessed Parcels

Addresses

Pittsylvania County

Townships

Danville

Streets

ALL OTHER

1:2,257

0 0.01 0.03 0.06 mi

0 0.02 0.04 0.09 km

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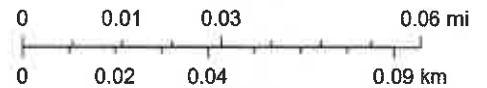
ArcGIS Web Map



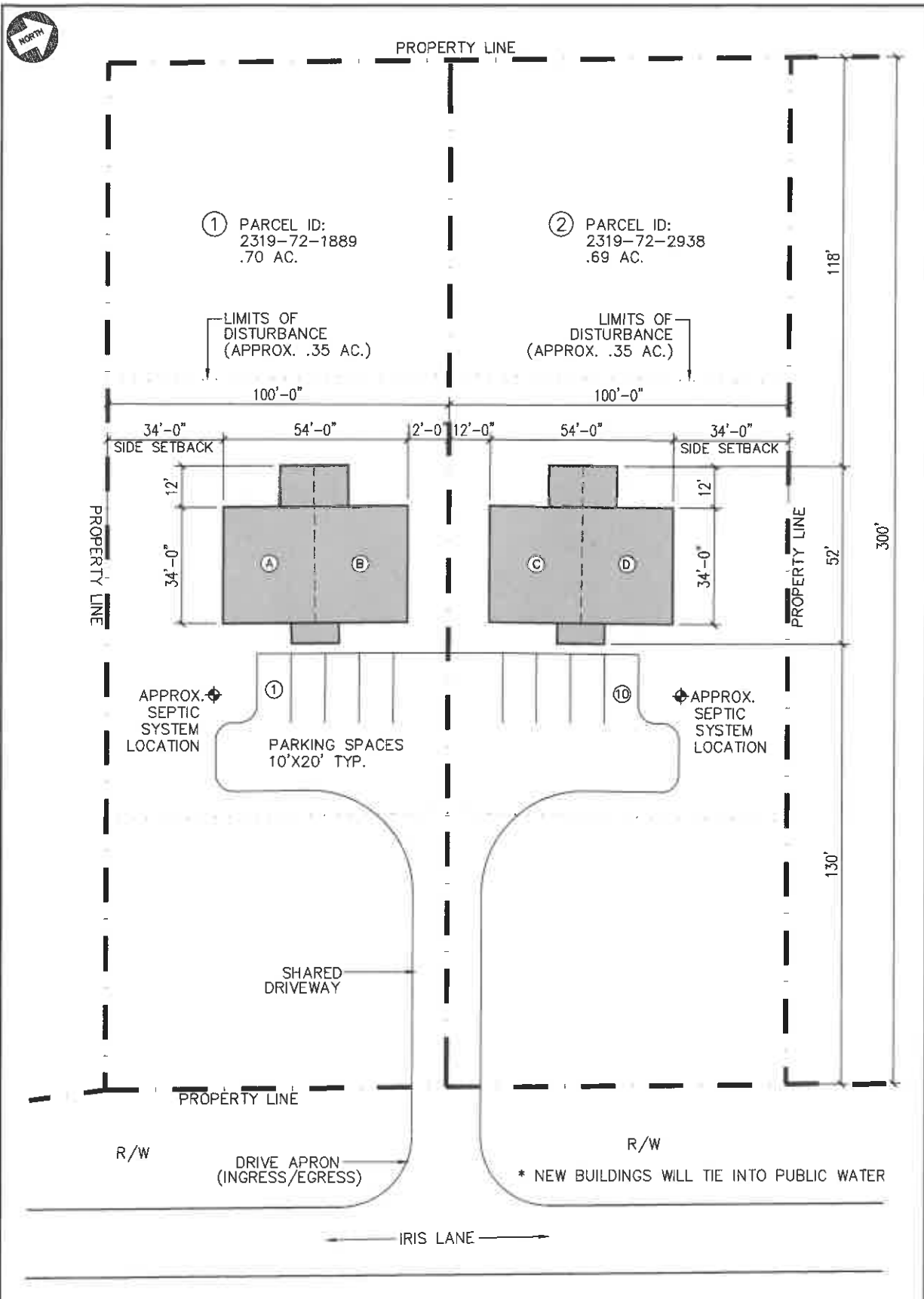
11/20/2023, 4:01:57 PM

1:2,257

- | | |
|-------------------------------------|----------------------------------|
| Virginia Cities and Counties | Townships |
| County | Danville |
| City | Streets |
| Tax Parcels (All) | ALL OTHER |
| Assessed Parcels Labels | Zoning Districts |
| Assessed Parcels | Business, Limited |
| Addresses | Double-Zoned |
| Pittsylvania County | Residential Suburban Subdivision |



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Wendy Bryant-Cook
 DRAFTING BY DESIGN
 PHONE: 434-489-4781
 wendy.draftingbydesign@gmail.com

PROPOSED CONCEPT PLAN FOR:
TIMOTHY & HANNAH WACHENDORFER
LOTS 19 & 20 - IRIS LANE
DANVILLE VA 24540
 CONTACT: JONATHAN WACHENDORFER 434-822-3609

SHEET	SK-2 of 2
DATE	OCT. 11, 2023
FILE	2023-59
SCALE	AS NOTED



SITE LOCATION PLAN (SEE SK-2 FOR ENLARGED CONCEPT PLAN)
NOT TO SCALE

PARCEL INFORMATION

OWNER OF PARCELS: TIMOTHY & HANNAH WACHENDORFER

- ① PARCEL ID: 2319-72-1889 - .70 AC.
BUILDING 1 - UNCLUDES UNITS A & B
- ② PARCEL ID: 2319-72-2938 - .69 AC.
BUILDING 2 - UNCLUDES UNITS C & D

SITE ADDRESS: IRIS LANE
APPROX. .3 MI FROM ORPHANGE RD.
DANVILLE VIRGINIA 24540
TUNSTALL MAGISTERIAL DISTRICT

OWNER ADDRESS: 5705 SNOW HILL DR.
SUMMERFIELD NC 27358

PROPOSED SCOPE OF WORK:

DEVELOPMENT OF APPROX. .7 AC. TOTAL FOR CONSTRUCTION OF (2) BUILDINGS WHICH INCLUDES (4 DWELLINGS TOTAL) IN ADDITION TO 10 PARKING SPACES AND DRIVEWAY FROM IRIS LANE ENTRANCE

ZONING

ZONE CODE-EXISTING:
(R-1) RESIDENTIAL SUBURBAN

ZONE CODE-CHANGE REQUEST:
(RMF) RESIDENTIAL MULTI-FAMILY

TRACT SIZE: 1.4 ACRES COMBINED (18 UNITS MAX. ALLOW.) - DOES NOT EXCEED 50% OF ALLOWABLE UNITS.

ZONING DESIGNATION: RESIDENTIAL MULTI-FAMILY
PITTSYLVANIA COUNTY ZONING CODE DIVISION 6
RESIDENTIAL MULTI-FAMILY DISTRICT SEC. 35-289
STATES "THE MAXIMUM NUMBER OF UNITS PER GROSS ACRE IS (13)."

NOTE: AERIAL IMAGE PROVIDED BY THE
PITTSYLVANIA COUNTY GIS WEBSITE.

Wendy Bryant-Cook
DRAFTING BY DESIGN
PHONE: 434-489-4781
wendy.draftingbydesign@gmail.com

PROPOSED CONCEPT PLAN FOR:
TIMOTHY & HANNAH WACHENDORFER
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DANVILLE VA 24540
CONTACT: JONATHAN WACHENDORFER 434-822-3609

SHEET
SK-1 of 2
DATE
OCT. 11, 2023
FILE
2023-59
SCALE
AS NOTED

PITTSYLVANIA

COUNTY, VIRGINIA

BOARD OF SUPERVISORS

EXECUTIVE SUMMARY

Rezoning Case

Agenda Title:	Public Hearing: Case R-23-038; Morris Smith; Rezoning from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District. The Planning Commission recommended by a 6-0 vote, with no opposition, that the Petitioner's request be granted. (Supervisor Tucker)						
Staff Contact(s):	Emily Ragsdale						
Agenda Date:	January 16, 2024	Item Number:	10.a.8.				
Attachment(s):	<table border="1"> <tr> <td>1.</td> <td>R-23-038 Morris Smith Map-Plat</td> </tr> <tr> <td>2.</td> <td>R-23-038 Morris Smith App</td> </tr> </table>			1.	R-23-038 Morris Smith Map-Plat	2.	R-23-038 Morris Smith App
1.	R-23-038 Morris Smith Map-Plat						
2.	R-23-038 Morris Smith App						
Reviewed By:	JVH						

SUMMARY:

In Case R-23-038, Morris Smith ("Petitioner") has petitioned to rezone 7.595 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, (to allow the property to be subdivided). The subject property is located on State Road 823/Concord Road, in the Banister Election District, and shown on the Tax Maps as a part of GPIN # 2415-37-2958. Once the property is rezoned to A-1, all uses listed under Pittsylvania County Code § 35-178 are permitted. On December 5, 2023, the Planning Commission recommended, by a 6-0 vote, with no opposition, that the Petitioner's request be granted. For the Board's review, the County Staff Summary is attached.

FINANCIAL IMPACT AND FUNDING SOURCE:

None.

RECOMMENDATION:

County Staff recommends approval of Case R-23-038 as presented. The subject property is adjacent to properties currently zoned A-1, Agricultural District, and the rezoning would be consistent with the County's Comprehensive Plan.

MOTION:

"In Case R-23-038, I make a Motion approving the rezoning of 7.595 acres from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow the property to be subdivided."

ArcGIS Web Map



11/17/2023, 10:52:17 AM

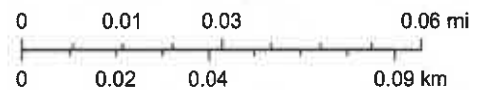
Virginia Cities and Counties

- County
- Tax Parcels (All)
- Assessed Parcels

Assessed Parcels Labels

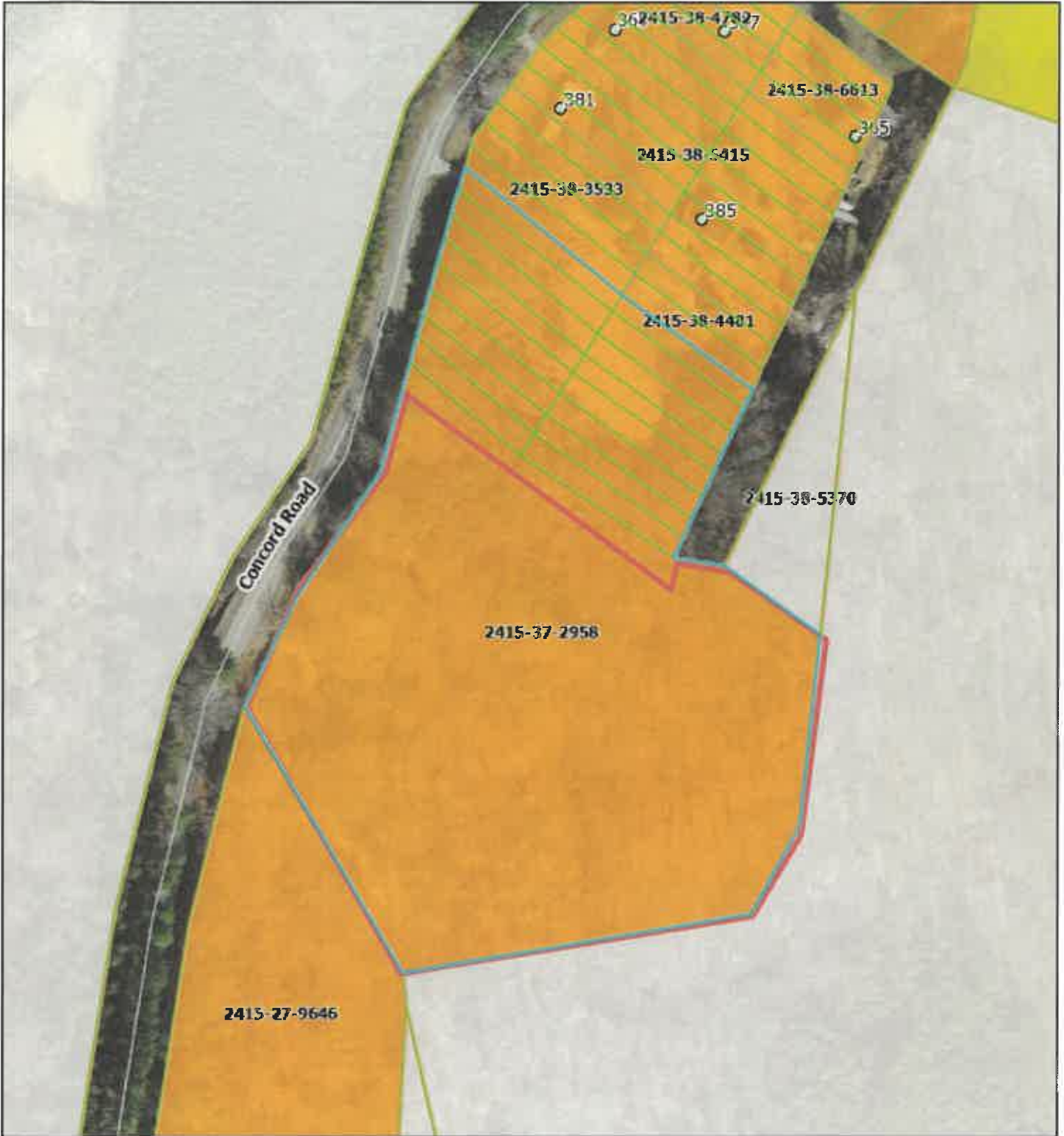
- Addresses
- Streets
- ALL OTHER

1:2,257








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ArcGIS Web Map



11/17/2023, 10:53:11 AM




Virginia Cities and Counties

-  County
-  Tax Parcels (All)
-  Assessed Parcels
-  Assessed Parcels Labels
-  Addresses

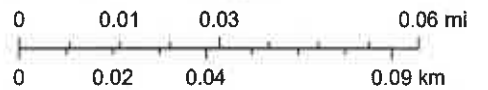
Streets

-  ALL OTHER

Zoning Districts

-  Agricultural
-  Residential Suburban Subdivision
-  Residential Combined Subdivision

1:2,257



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ArcGIS Web AppBuilder

THE DEDICATION OF THE SUBDIVISION APPEARING ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S), PROPRIETORS AND TRUSTEES (IF ANY).

DATE: _____ BY: MORRIS P. SMITH
 DATE: _____ BY: SARAH LEE SMITH

I, _____, A NOTARY PUBLIC FOR THE COUNTY AFORESAID, IN THE STATE OF VIRGINIA DO CERTIFY THAT

WHOSE NAMES ARE SIGNED TO THE WRITING ABOVE, BEARING THE DATE ON THE

_____ DAY OF _____ HAVING ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AFORESAID GIVEN UNDER MY HAND

THIS, _____ DAY OF _____

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

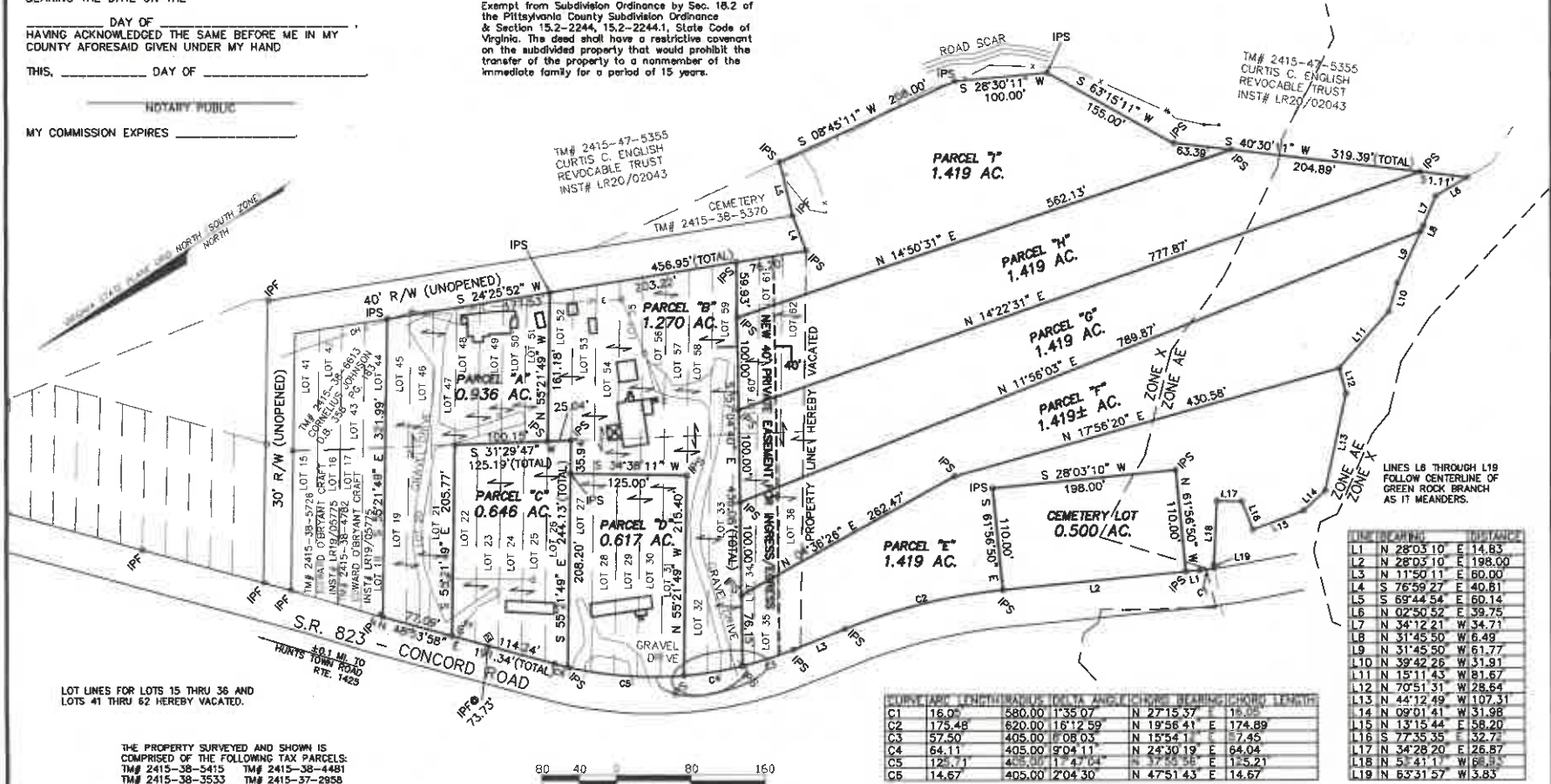
GRANTOR / GRANTEE NOTE:
 THE FOLLOWING PARCELS WILL BE CONVEYED AS SUCH:

PARCEL "E" TO TYRONE SMITH
 PARCEL "F" TO PHELARN SMITH
 PARCEL "G" TO TIMOTHY SMITH
 PARCEL "H" TO NAPOLEON SMITH
 PARCEL "I" TO MICHAEL SMITH

APPROVED: _____
 COUNTY ZONING ADMINISTRATOR DATE

IN ADDITION, A 0.500 ACRE CEMETERY LOT IS TO BE CREATED.

FAMILY EXEMPTION
 Exempt from Subdivision Ordinance by Sec. 18.2 of the Pittsylvania County Subdivision Ordinance & Section 15.2-2244, 15.2-2244.1, State Code of Virginia. The deed shall have a restrictive covenant on the subdivided property that would prohibit the transfer of the property to a nonmember of the immediate family for a period of 15 years.



LOT LINES FOR LOTS 15 THRU 36 AND LOTS 41 THRU 62 HEREBY VACATED.

THE PROPERTY SURVEYED AND SHOWN IS COMPRISED OF THE FOLLOWING TAX PARCELS:
 TM# 2415-38-5415 TM# 2415-38-4481
 TM# 2415-38-3533 TM# 2415-37-2055



LINE	BEARING	DISTANCE
L1	N 28°03'10" E	14.83
L2	N 28°03'10" E	198.00
L3	N 11°50'11" E	60.00
L4	S 76°59'27" E	40.81
L5	S 69°44'54" E	60.14
L6	N 02°50'52" E	39.75
L7	N 34°12'21" W	34.71
L8	N 31°45'50" W	6.49
L9	N 31°45'50" W	61.77
L10	S 39°42'26" W	31.91
L11	N 15°11'43" W	81.67
L12	N 70°51'51" W	28.64
L13	N 44°12'49" W	107.31
L14	N 09°01'41" W	31.98
L15	N 13°15'44" E	58.20
L16	S 77°35'35" E	32.77
L17	N 34°28'20" E	26.87
L18	N 5°41'1" W	6.15
L19	S 37°31'57" W	3.83

CURVE	CHORD	ARC LENGTH	ANGLE	CHORD BEARING	CHORD LENGTH
C1	16.00	580.00	1°35'07"	N 27°15'37"	11.25
C2	175.48	820.00	18°12'59"	N 19°56'41"	174.89
C3	57.50	405.00	0°08'03"	N 15°54'11"	7.45
C4	64.11	405.00	9°04'11"	N 24°30'19"	64.04
C5	121.71	405.00	1°47'04"	N 37°55'35"	125.21
C6	14.67	405.00	2°04'30"	N 47°51'43"	14.67

- NOTES:
- THIS SURVEY HAS BEEN PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND DOES NOT, THEREFORE, NECESSARILY INDICATE ALL ENCUMBRANCES UPON THE PROPERTY.
 - THIS PROPERTY IS IN A FLOOD ZONE. THIS PROPERTY IS IN FLOOD ZONE AE AND ZONE X AS SCALED FROM F.E.M.A. FLOOD INSURANCE RATE MAP# 51143C0385E, WITH AN EFFECTIVE DATE OF SEPTEMBER 29, 2010.
 - THIS PLAT HAS BEEN PREPARED FROM AN ACTUAL FIELD SURVEY DONE PER DATE OF THIS PLAT AND THERE ARE NO VISIBLE EASEMENTS OR ENCROACHMENTS EXCEPT AS SHOWN HEREON.
 - PROPERTY SERVED BY PRIVATE WELL AND PRIVATE SEWERAGE SYSTEMS.

SOURCE OF TITLE:
 TM# 2415-38-5415
 MORRIS P. SMITH
 D.B. 371 PG. 110

SOURCE OF TITLE:
 TM# 2415-38-4481
 MORRIS PHELARN SMITH
 SARAH LEE SMITH
 D.B. 426 PG. 655



SURVEYED FOR:
Nixon Land Surveying, L.L.C.
 1063C Airport Road
 Lynchburg, VA 24502
 Phone: (434) 237-3600
 Fax: (434) 237-0800
 Email: russ@nixonllc.com
 www.nixonllc.com

TYRONE SMITH
 PLAT SHOWING RECONFIGURATION AND FAMILY DIVISION OF
THE PROPERTIES OF MORRIS P. SMITH ON CONCORD ROAD
 CHATHAM DIST., PITTSYLVANIA CO., VIRGINIA
 COMM. NO.: 20121200 REVISED: 01/30/23
 SCALE: 1"=40' DRAWN BY: REN DATE: 10/21/22
 SHEET: 1 OF 1 CHK. BY: REN D.W. NME. SUBD2

STAFF SUMMARY

<p><u>CASE</u> R-23-038</p>	<p><u>ZONING REQUEST</u> RC-1 to A-1</p>	<p><u>CYCLE</u> December 2023/January 2024</p>
<p><u>SUBJECT/PROPOSAL/REQUEST</u> Morris Smith is requesting to rezone a portion of property from RC-1, Residential Combined Subdivision District to A-1, Agricultural District.</p> <p>DISTRICT: Banister</p>	<p>PLANNING COMMISSION: December 5, 2023</p> <p>BOARD OF SUPERVISORS: January 16, 2024</p> <p>ADVERTISED: November 22 & 29, 2023 and December 20 & 27, 2023</p>	

SUBJECT

Requested by Morris Smith, to rezone property located on State Road 823/Concord Road, in the Banister Election District and shown on the Tax Maps as a part of GPIN # 2415-37-2958. The applicant is requesting to rezone 7.595 acres, from R-1, Residential Suburban Subdivision District, to A-1, Agricultural District, to allow the property to be subdivided.

BACKGROUND/DISCUSSION

Morris Smith is requesting to rezone 7.595 acres from RC-1, Residential Combined Subdivision District to A-1, Agricultural District, to allow the property to be subdivided. The property is currently zoned RC-1, Residential Combined Subdivision District. Currently, 7.595 acres of the parent tract cannot be subdivided unless the property is rezoned to A-1, enabling the property to be exempted from the Pittsylvania County Code, Chapter 18. Subdivision Ordinance by the Code of Virginia § 15.2-2244 and § 15.2-2244.1. The Pittsylvania County Subdivision Ordinance requires that all lots created under the Subdivision Ordinance have a minimum of 50’ of road frontage on a state-maintained road. The lack of road frontage on a state-maintained road restricts the lot’s ability to be subdivided. The applicant is proposing to subdivide the property into five (5) lots for immediate family members.

A plat titled *The Properties of Morris P. Smith on Concord Road* has been submitted with the application to identify the area where zoning changes are necessary and to present the proposed property line adjustments.

Once the property is rezoned to A-1, all uses listed under Section 35-178 are a permitted use.

FUTURE LAND USE DESIGNATION

The Comprehensive Plan designates the future land use as Medium to High Density Residential.

ZONING AND CURRENT USE OF SURROUNDING PROPERTIES

Adjacent to A-1, Agricultural District and R-1, Residential Suburban Subdivision District, zoned properties.

SITE DEVELOPMENT PLAN

N/A

RECOMMENDATION

Staff recommends APPROVAL of Case R-23-038, submitted by Morris Smith, requesting to rezone 7.595 acres located on State Road 823/Concord Road, in the Banister Election District and shown on the Tax Maps

as a part of GPIN # 2415-37-2958. The subject property is adjacent to property currently zoned A-1, Agricultural District.

PLANNING COMMISSION OPTIONS:

1. Recommend approval of Case R-23-038 as submitted.
2. Recommend denial of Case R-23-038 as submitted.

ATTACHMENTS:

- A. Application
- B. Maps
- C. Letter of Intent
- D. Executive Summary
- E. Petition
- F. Sign Affidavit
- G. Adjacent Parcel Owners

**PITTSYLVANIA COUNTY
APPLICATION FOR REZONING**

I, Morris Smith., as owner of the below described property, hereby apply to the Pittsylvania County Board of Supervisors to amend the Pittsylvania County Zoning Maps as hereinafter described:

1. Property Owner's Name: Morris Smith
Address: 285 Union Hall School Road, Chatham, VA 24531

2. Location of Property: On Concord Road

Telephone: 434-250-1416

3. Tax Map Numbers: part of 2415-37-2958

4. Election District: Banister

Total Amount: \$325.59

Taken By: H. Hays 151
\$325.59

5. Size of Property: 7.595 acres

6. Existing Land Use: Vacant

Existing Zoning: RC-1, Residential Combined Subdivision District

7. Proposed Land Use: To subdivide the property for family members

Proposed Zoning: A-1, Agricultural District

8. Are conditions being proffered: Yes X No

9. Check completed items:

<u> X </u> Letter of Application	<u> </u> Site Development Plan or Waiver	<u> X </u> Legal Forms
<u> </u> 11"x 17" Concept Plan	<u> X </u> Application Fee	<u> </u> List of Adjoining Properties
<u> X </u> Plat Map	<u> </u> Copy of Deed	<u> </u> Copy of Deed Restrictions Or Covenants

Through application for this permit, the owner authorizes a right-of-entry to the designated personnel of Pittsylvania County for the purpose of site evaluation and monitoring for compliance with the Pittsylvania County Zoning Ordinance.

Pauline McKenzie

Pauline McKenzie, POT for Morris Smith

OFFICE USE ONLY

Application Deadline: 10/26/23

Received By: ESR

B.O.S. Meeting Date: 01/16/23

Application No. R-23-038

P.C. Meeting Date: 12/05/23

Date Received: 10/26/23

Action: _____

November 27, 2023

Mrs. Emily Ragsdale
Director of Community Development
P. O. Drawer D
Chatham, VA 24531

Dear Mrs. Ragsdale:

I, Morris Smith, as owner, would like to apply to the Planning Commission/Board of Supervisors to rezone 7.595 acres, part of GPIN # 2415-37-2958, located on Concord Road, in the Banister Election District.

I am requesting to rezone this portion of the parcel from RC-1, Residential Combined Subdivision District, to A-1, Agricultural District to subdivide for family members.

Sincerely,



Pauline McKenzie, POT for Morris Smith

**VIRGINIA:
BEFORE THE BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY**

7.595 acres of land, generally located)
on Concord Road)
the Banister Election District and recorded)
part of parcel ID # 2415-37-2958 in the)
Pittsylvania County tax records.)

PETITION

TO THE HONORABLE SUPERVISORS OF PITTSYLVANIA COUNTY:

WHEREAS, your Petitioner, Morris Smith, respectfully file this Petition pursuant to Sections 35-806 and 35-807 of the Pittsylvania County Zoning Ordinance and in accordance with the Code of Virginia, 1950, as amended, and would respectfully show the following:

- (1) The Petitioner is are the owner of the above-referenced parcel.
- (2) The property is presently zoned under the provisions of the Pittsylvania County Zoning Ordinance as RC-1, Residential Combined Subdivision District.
- (3) Your petitioner now desires to have this part of the property rezoned to A-1, Agricultural District.

WHEREFORE, your Petitioner respectfully request that the Zoning Ordinance of Pittsylvania County be amended and that the above-referenced parcel of land be rezoned as set out in Number 3.

FURTHER, your Petitioner respectfully request that this petition be referred by the Director of Community Development to the Pittsylvania County Planning Commission for its consideration and recommendation.

Respectfully submitted,



Pauline McKenzie, POT for Morris Smith



OFFICE OF COMMUNITY DEVELOPMENT
P.O. DRAWER D
Chatham, Virginia 24531
(434) 432-1771

SIGN AFFIDAVIT

Sec. 35-817. POSTING OF PROPERTY - PLANNING COMMISSION HEARING-

At least fourteen (14) days preceding the Commission's public hearing on a zoning map amendment, there shall be erected on the property proposed to be rezoned, a sign or signs provided by the Zoning Administrator indicating the date, time, and place of the public hearing. The sign shall be erected within ten (10) feet of whatever boundary line of such land abuts a public road and shall be so placed as to be clearly visible from the road with the bottom of the sign not less than two and one-half (2 1/2) feet above the ground. If more than one (1) such road abuts the property, then a sign shall be erected in the same manner as above for each such abutting road. If no public road abuts thereon, then signs shall be erected in the same manner as above on at least two (2) boundaries of the property abutting land not owned by the applicant.

Sec. 35-818. POSTING OF PROPERTY - BOARD OF SUPERVISORS HEARING-

When a public hearing has been scheduled before the Board of Supervisors for a Zoning Map amendment, there shall be erected, at least fourteen (14) days preceding such hearing, a sign or signs provided by the Zoning Administrator indicating the date, time and place of the public hearing. Such sign or signs shall be erected in the same manner as prescribed in Section 35-817 above.

Sec. 35-819. MAINTENANCE AND REMOVAL OF SIGNS.

Any sign erected in compliance with this section shall be maintained at all times by the applicant up to the time of the hearing. It shall be unlawful for any person, except the applicant or the Zoning Administrator or an authorized agent of either, to remove or tamper with any sign furnished during the period it is required to be maintained under this Section. All signs erected under this Section shall be removed by the applicant within fourteen (14) days following the public hearing for which it was erected.

I have read and understand Sections 35-817, 35-818, and 35-819 of the Pittsylvania County Zoning Ordinance. I understand it is my responsibility to post, maintain and remove this/these sign or signs, according to Section 35-817, Section 35-818, and 35-819. If this sign is removed or destroyed, I understand it is my responsibility to obtain another sign from the Zoning office, post the property and maintain the sign(s), according to the above Sections of the Pittsylvania County Zoning Ordinance.

Should the property not be posted and the sign(s) maintained as required above, I understand the board may defer the case.

Case R-23-038 Applicant Pauline Moten Date 11-28-2023

GENERAL DURABLE POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that I, the undersigned, **Sarah Barbour Hodnett**, do hereby constitute and appoint **Pauline Smith McKenzie**, as my true and lawful attorney-in-fact (herein referred to as my "Agent"), in my name, place and stead and on my behalf to transact any and all of my business and do and perform all things and acts relating to my property, real or personal, tangible or intangible, that I might personally do, including but not limited to the following:

1. Execute upon such terms and conditions as my agent may deem proper all deeds, contracts, checks and other drafts, negotiable instruments, guaranties, leases, releases, disclaimers, waivers, bills of sale and other legal instruments, of every kind and character;
2. Sell, lease, grant options upon, convey, assign, transfer and mortgage all or any part of my real or personal estate, wheresoever located and howsoever held;
3. Demand, sue for, recover, receive and retain every sum of money, securities, other property or assets of any kind due or owing, or that may become due or owing, to me;
4. Borrow and lend money from and to, with or without security to any person (including my agent and persons related to or having an identity of interest with my agent);
5. Change realty to personalty, and vice versa and assume a cash position;
6. Determine the rate of interest or income yield to be realized on any of my real or personal estate;
7. Vote any and all shares of stock owned by me and, in furtherance of such power, execute discretionary proxies with respect to such shares;

8. Employ such agents, attorneys, accountants, investment counsel, trustees, caretakers and any other persons and delegate duties hereunder and pay such compensation as my agent may deem proper;
9. Purchase, invest in and reinvest in real or personal property of every kind and nature;
10. Give to any person acting as agent or trustee under instruments executed by me, or executed by my agent on my behalf, such instructions and authorizations as I may have the right to give;
11. Donate property or to remove property from any trust which I have previously created or may hereafter create, including any trust as to which my agent is a trustee (and all persons, including transfer agents, may fully rely on this authority in effecting transfers directed by my agent);
12. Deposit in and withdraw from any bank or savings account maintained by me any and all sums, and have access to any safe deposit box rented or held by me alone or jointly with others and remove from or add to the contents thereof and have full and absolute control over same;
13. Cancel or continue my credit cards, charge accounts, and memberships in clubs and other associations;
14. Compromise claims and institute, settle, appeal or dismiss litigation or other legal proceedings touching my estate or any part thereof, or touching any matter in which I or my estate may be in anyway concerned;
15. Sell, assign, transfer, or do any other acts concerning any stocks or bonds which I may have or possess, and transfer the same in any manner required by any corporation, company or law;

16. Take possession of and manage and dispose of all property, tangible or intangible in which I may have an interest and make such use or disposition of it as my agent may deem proper;
17. Instruct insurance companies with respect to change of beneficiary of, assignment of, borrowing against, exercising options under and the conversion (whether to a different type or not) of life insurance, annuity, or endowment policies, and receive all payments, dividends, amounts payable on surrender, proceeds (on maturity, death, or otherwise) or other benefits under any such policy which accrue during my lifetime;
18. Exercise, waive or disclaim any right or privilege or any interest in property to which I am now or may hereafter become entitled;
19. Take custody of my wills, deeds, life insurance policies, contracts, securities, and other important documents;
20. Perform any act consistent with my benefit allowed under the provisions of the Uniform Power of Attorney Act contained in Va. Code Ann. §64.2-1600 *et seq.*, incorporated by reference herein;
21. Any person, firm or corporation shall be fully protected in relying upon this power of attorney unless and until he or it shall have received notice of its revocation or notice of the death of the undersigned. All parties dealing with my agent are expressly exonerated from any duty to look to the application of funds or property delivered to my agent;
22. The power hereby conferred shall not be affected or terminated on my disability or

subsequent incompetency. Further, subsequent incompetency on my part shall not restrict the authority of my agent to use so much of the corpus of my estate as, in the exercise of my agent's sole discretion, my agent may deem appropriate for the reasonable maintenance and support of myself;

23. My agent shall incur no liability to me, my estate, my heirs, successors, or assigns for acting or refraining from acting hereunder, except for willful misconduct or gross negligence. My agent shall have no responsibility to make my assets income producing, to increase the value of my estate, to diversify in investments, or to enter transactions authorized by this power of attorney, so long as my agent believes her actions in refraining from doing so are in my best interest or in the best interest of my estate and those interested in my estate; and

24. This power of attorney shall be governed by the law of the Commonwealth of Virginia.

Given under my hand and seal this 23 day of April, 2018.

Sarah Barbour Hodnett (SEAL)
Sarah Barbour Hodnett

COMMONWEALTH OF VIRGINIA

COUNTY OF PITTSYLVANIA, to-wit:



The foregoing instrument was acknowledged before me in my jurisdiction aforesaid this 23 day of April, 2018, by SARAH BARBOUR HODNETT.
My commission expires: May 31, 2021
or Commission # 158578

Mark W. Scarce
Notary Public

INSTRUMENT 180005397
RECORDED IN THE CLERK'S OFFICE OF
PITTSYLVANIA COUNTY CIRCUIT ON
NOVEMBER 19, 2018 AT 11:55 AM
MARK W. SCARCE, CLERK₄
RECORDED BY: JSM

GPIN	ACCOUNT HOLDER	ACCOUNT ADDRESS	ACCOUNT_CSZ
2415-28-1568	BURTON KENNETH N SR TRUST DTD 8/	29 BRYANTS NURSERY RD	SILVER SPRINGS, MD 20905
2415-27-9646	WOOD, CHRISTOPHER	1215 KILBY ST	BURLINGTON, NC 27215
2415-47-5355	CURTIS C ENGLISH REVOCABLE TRUST I	613 CALLANDS ROAD	CHATHAM, VA 24531
2415-38-5370	CEMETERY		
2415-37-2958	SMITH, MORRIS P	285 UNION HALL SCHOOL RD	CHATHAM, VA 24531
2415-38-2326	SMITH, MORRIS P	285 UNION HALL SCHOOL RD	CHATHAM, VA 24531
2415-38-4218	SMITH, MORRIS P	285 UNION HALL SCHOOL RD	CHATHAM, VA 24531
2415-38-4205	SMITH, MORRIS P	285 UNION HALL SCHOOL RD	CHATHAM, VA 24531
2415-38-3293	SMITH, MORRIS P	285 UNION HALL SCHOOL RD	CHATHAM, VA 24531

R-23-038 Morris Smith