

Notice of Public Hearing of the Amherst County Planning Commission

The Amherst County Planning Commission will conduct a public hearing during its regular meeting on Thursday, September 19, 2019 at 7:00 P.M., or as soon thereafter as may be heard, in the Amherst County Administration Building, 153 Washington Street, Amherst, Virginia, 24521, to consider the following request(s):

REZONING REQUEST NO. 2019-321

Request by William A. Tyree to rezone a parcel from the R-2 General Residential District to the V-1 Village Center District. The purpose of the rezoning is to allow a small restaurant on the parcel. The request also includes an amendment to the Future Land Use Map that is associated with the Amherst County Comprehensive Plan to add a village land use designation in the vicinity of the request. The property is located at 547 Old Wright Shop Road and is further identified as tax map number 161C1-A-58.

REZONING REQUEST NO. 2019-360

Request by Amherst County to rezone a parcel from the A-1 Agricultural Residential District to the P-1 Public Lands District. The purpose of the rezoning is to allow a solid waste convenience center. The rezoning is referenced by a site plan. The request also includes an amendment to the Future Land Use Map that is associated with the Amherst County Comprehensive Plan to add public land use designation in the vicinity of the request. The property is located at 2334 Boxwood Farm Road and is further identified as tax map number 68-A-62A.

REZONING REQUEST NO. 2019-365

Request by Russell Nixon to rezone 13.19 acres of a parcel from the R-2 General Residential District to the B-2 General Commercial District. The purpose of the rezoning is to allow storage units and an office building. The rezoning is referenced by a site plan. The request also includes an amendment to the Future Land Use Map that is associated with the Amherst County Comprehensive Plan to add commercial land use designation in the vicinity of the request. The property is located on tax map numbers 156-A-135 and 156E-A-21.

The proposed packet is available for review Monday through Friday from 8:30 A.M. to 5:00 P.M. in the Office of the County Administrator at the above address.

Accommodations for disabled persons may be made with the Office of the County Administrator by calling 434-946-9400 and at least five (5) days prior to the hearing date.

Jeremy S. Bryant
Director of Community Development

2019-321



APPLICATION FOR REZONING/ CONDITIONAL ZONING Amherst County, Virginia

The undersigned applicant wishes to petition Amherst County for an amendment, supplement, or change in the district boundaries or zoning classification on the Official Zoning Map. Please refer to Section 1004 of the zoning ordinance regarding changes to the Official Zoning Map. Please call the Department of Planning and Zoning at 434-946-9303 if you have any questions regarding the County zoning map or zoning ordinance.

Applicant / Property Owner Information

William A. Tyree
Applicant Name

186 Bryant Rd. Madison Heights VA 24572
Applicant Address City/Town State Zip Code

434-209-4365
Applicant phone number Applicant fax number Applicant E-Mail

You are the () property owner; () agent for the property owner.

If you are the agent for the property owner, do you have consent of the owner attached? Please circle one: Yes/No

→ Shirley Twiss Dale
Property Owner Name

2108 Craig St Lynchburg Va 24501
Property Owner Mailing Address City/Town State Zip Code

660-2027
Property owner telephone number Property owner fax number Property owner E-Mail

Location of Property

161C1-A-58
Location of Property

SAME AS ABOVE 547 Old Wright Shop Rd MAD HTS VA 24572
Street Address Tax parcel ID number

General Description of Property

RESTAURANT

Current Use(s) of Property

not in use
use to be a restaurant 2+ years ago.

Proposed Use(s) of Property

Serve fast food, sandwiches ^{mostly carryout} ^{WT}
Four tables
8 bar stools Total of 24 seats

Total Acreage: _____

Check all categories that apply for the parcels requesting to be rezoned:

Public water ☒ Private wells _____
Public sewer ☒ On-site septic systems _____ Mass drainfield(s) _____

Comprehensive Plan Land Use Designation: _____

Current Zoning:
(please circle one)

P-1 A-1 R-1 R-2 R-3 V-1 B-2 M-1 FH Other _____

Proposed Zoning:
(please circle one)

P-1 A-1 R-1 R-2 R-3 V-1 B-2 M-1 FH Other _____

VDOT Review: Will the proposed development require Chapter 527 review? YES NO

Petitioner Comments (Continue on separate sheets if necessary.)

State the purpose of rezoning request and its relationship to the comprehensive plan and adjacent properties.

to open a food service to sell food. ^{WT}
Currently the property is zoned R2
Want to rezone to V1 to then get a special
exception for a restaurant.

Anticipate the effect of the proposed changes on public services and facilities.

none

Describe how the proposed change will further the purposes of the Zoning Ordinance and general welfare of the community.

contributing to county ^{WT}
business by tax revenue
& public utilities

Has the Planning Commission and/or Board of Supervisors heard a request for rezoning of this property within twelve (12) months of the date of this application? Yes/No

Proffers and Conditions

List any conditions or proffers currently associated with this property.

None known

Proffers may be amended in writing prior to the Planning Commission public hearing.

If this is an application for a **conditional zoning**, the following conditions are voluntarily proffered:
*See proffer form.

Application fee and other requirements

A \$300.00 application fee must be paid to the County of Amherst upon submission of this application for the cost of advertising and for expenses of notifying the adjacent property owners and incidental to reviewing, publishing, and processing the application.

A survey plat of the property by a certified land surveyor must accompany this application. The scale must be 1"=100'.

Signatures

The undersigned Applicant hereby affirms that all information contained herein is accurate to the best of his/her knowledge and confirms that he/she has read the Application and its Instructions and has paid all fees currently due and is aware of costs which may be assessed to Applicant related to this Application process. The undersigned Applicant (and Landowner, if applicable) also authorizes entry onto the subject property by the Zoning Administrator, Planning Director and/or Board of Zoning Appeals and/or Board of Supervisors during the normal discharge of their duties regarding the above Applicant.

William A. Jones 2/24/19
Property Owner Signature Date

Property Owner Signature Date

Agent Signature Date

Agent Signature Date



Proffers for Conditional Zoning

County of Amherst, Virginia
153 Washington Street, Amherst, VA. 24521

Mailing Address: Planning Department, P.O. Box 390, Amherst, VA. 24521

Phone: (434)-946-9303

Facsimile (434) 946-9370

___ Original ___ Amended

Rezoning Case Number _____

Pursuant to Section 1005.02 of the County Code, the owner or duly authorized agent hereby voluntarily proffers the following conditions which shall be applicable to the property, if rezoned:

William Tyree
Signature of Owner or Applicant / Print Name

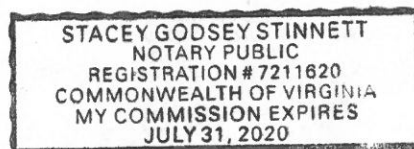
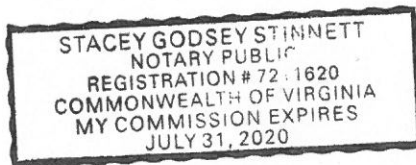
7-23-19
Date

I, Stacey Stinnett A NOTARY PUBLIC IN AND FOR Amherst COUNTY, IN THE STATE OF Virginia DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED HEREON, HAVE ACKNOWLEDGED THE SAME BEFORE ME THIS 23 DAY OF July, 2019. MY COMMISSION EXPIRES: July 31, 2020

Stacey Stinnett
NOTARY PUBLIC

Please handwrite voluntary proffers below this line:

None



*****DO NOT WRITE BELOW THIS LINE - OFFICE USE ONLY*****

For use by the County of Amherst Department of Planning and Zoning

Case No. 2019-321

Actions Taken:

Steve Stinson
County Official Receiving Application

7/23/19
Date

Public Hearing fee received by

Date

Application returned for correction/additional information

Date

Amended application received by

Date

Public Hearing advertised in

Date(s)

Adjacent property owner(s) notified by mail

Date

Action by Planning Commission

Date

Action by Board of Supervisors

Date

ZONING PUBLIC NOTIFICATION

Case: 2019-321

Board/Commission: Planning Commission
Board of SupervisorsPublic Hearing Dates: September 19, 2019 - Planning Commission
October 17, 2019- Board of SupervisorsApplicant: William Tyree
186 Bryant Rd
Madison Heights VA 24572
Tax Map Number: 161C1-A-58
Property Owner
Shirley Twisdale
2108 Craig St
Lynchburg VA 24501

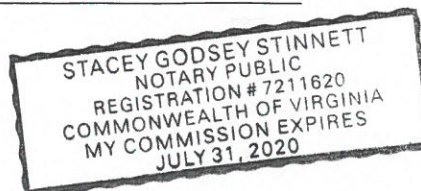
Adjoining Property Owners:		
Tax Map # 161CA-4-A-57,58	Tax Map # 161C1-A-76	Tax Map # 161C1-A-75
Shirley Twisdale	Mary Mays	All State Rentals LLC
2108 Craig st	544 Old Wright Shop Rd	234 Bryant Rd
Lynchburg VA 24501	Madison Heights VA 24572	Madison Heights VA 24572
Tax Map # 161C1-A-59	Tax Map # 161C1-3-1	
113 N Hillcrest Dr LLC	Kerry & Loretta Burford	
233 N Coolwell Rd	549 Old Wright Shop Rd	
Amherst VA 24521	Madison Heights VA 24572	

COMMONWEALTH OF VIRGINIA)
COUNTY OF AMHERST) to wit:

This day in the County of Amherst, Jeremy Bryant, Director of Community Development, on behalf of Amherst County, Virginia, personally appeared before me, Stacey Stinnett, a Notary Public in and for the County aforesaid, in the Commonwealth of Virginia, and made oath that he is the agent for Amherst County, Virginia: and that he duly caused a public hearing before the Planning Commission on September 19, 2019 and the Board of Supervisors on October 17, 2019 to be advertised in a newspaper with general circulation in Amherst County, Virginia, the New Era Progress. The affiant has declared to me under penalty of perjury that the foregoing is true and correct and further the affiant declareth not.

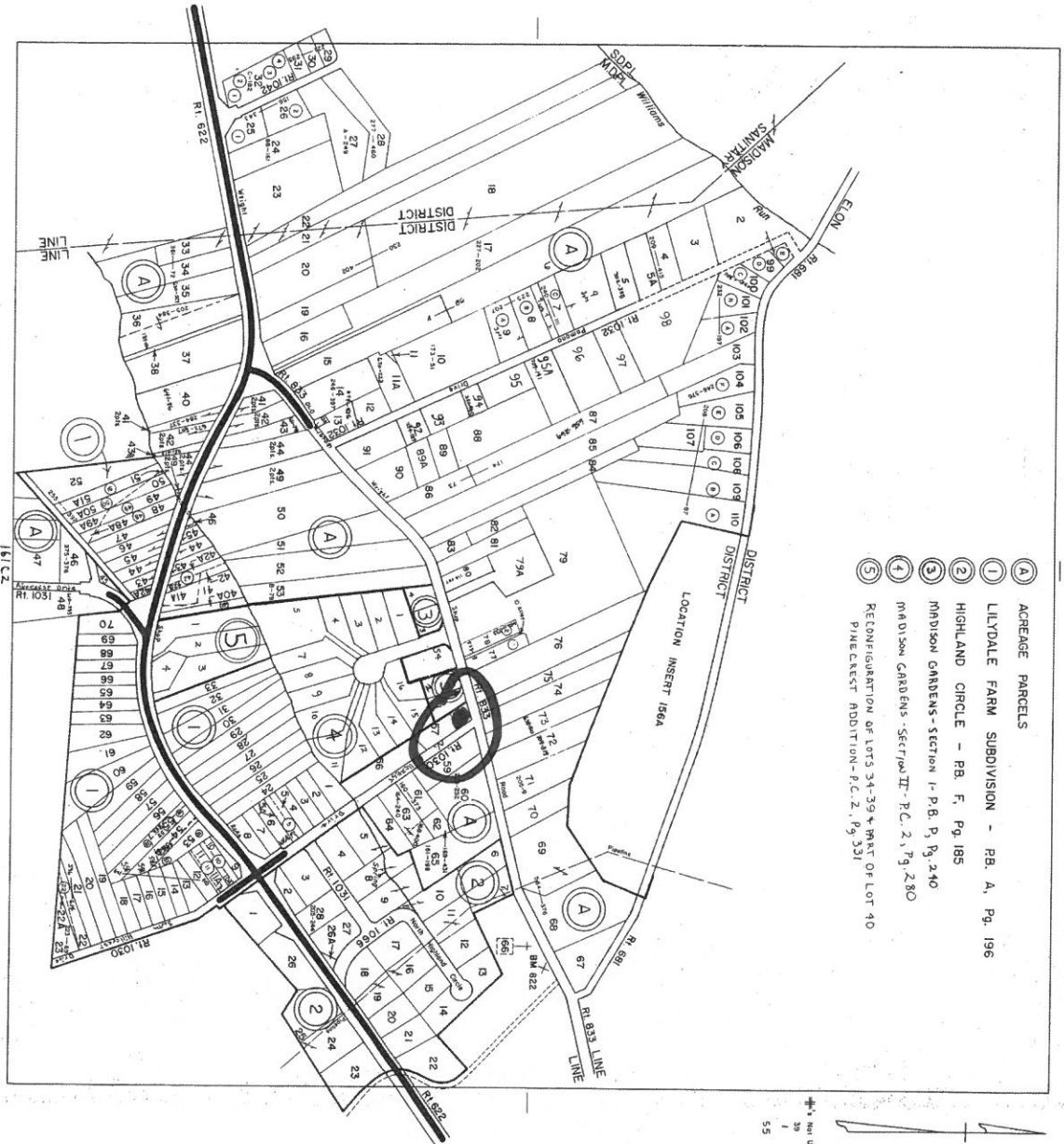

Jeremy Bryant
Director of Community Development
August 30, 2019

This affidavit is subscribed and worn before me this 30 day of August, 2019
by Stacey Stinnett, Planning & Zoning Administrative Assistant for Amherst County, Virginia, on
behalf of Amherst County, Virginia, who is personally known to me. In testimony whereof I have
set my hand on the day, month, and year aforesaid.

My Commission Expires: July 31, 2020.Notary Public: Stacey S StinnettRegistration Number: 7211620

AMHERST COUNTY

- ① ACREAGE PARCELS
- ② LILYDALE FARM SUBDIVISION - PB. A, Pg. 196
- ③ HIGHLAND CIRCLE - PB. F, Pg. 185
- ④ MADISON GARDENS - SECTION 1 - P.B. P, Pg. 240
- ⑤ MADISON GARDENS - SECTION II - P.C. 2, Pg. 280
- ⑥ RECONFIGURATION OF LOTS 34-39 & PART OF LOT 40
- ⑦ PINECREST ADDITION - P.C. 2, Pg. 331



REVISED: 12/3/88



MADISON
SANITARY DISTRICT

INSERT 166C