



Agenda

Planning Commission

6:00 PM

August 10th, 2022

Work Session

- I. Call to Order
- II. Discussion
 - A. **Comprehensive Plan Review** – Chapter 2 Demographics: We will discuss recent trends in the demographic data which includes the 2020 Census, VA Employment Commission, Weldon Cooper Population Estimates, Bureau of Economic Analysis and Dept. of Labor statistics and data. We will review Chapters 6 and 5 in the future work sessions. If the Planning Commission of Front Royal can coordinate a work session with us for this date the Demographics section will be postponed until next month.
- III. Adjournment

7:00 PM

August 10th, 2022

Regular Meeting

- I. Call to Order
- II. Adoption of the Agenda:

Note: Since we won't have the Senior Assistant County Attorney at this meeting, Old Business for the discussion and decision on the text amendments for Data Center and Light Industrial Zoning District has been removed and will be on next month's Planning Commission agenda.
- III. **Adoption of the Regular Meeting Minutes** – April 13th, 2022 and July 13th, 2022 meeting minutes.
- IV. **Public Presentations** – Public Presentations are limited to issues that are not included on the meeting agenda. It is intended as an opportunity for the public to give input on relevant planning issues and not intended as a question-and-answer period.
- V. **Public Hearings:**
 - A. **CUP2022-07-01 – Michelle Moriarty** – A request for a conditional use permit for a short-term tourist rental. The property is located at 96 Cappy Rd. and identified on tax map 23C, section 2, block 2, lot 29. The property is zoned Residential One (R-1) and located in the Happy Creek Magisterial District.
 - B. **CUP2022-07-02 – Michael Merrill** – A request for a conditional use permit for a short-term tourist rental. The property is located at 319 Rocky Mount Rd. and identified on tax map 24A, section 28B, lot 344. The property is zoned Residential One (R-1) and located in the Shenandoah Magisterial District.
 - C. **CUP2022-07-03 – Kendra Hansen, Kathryn Stuart, Simon Sarver & Michael Cherubin**– A request for a conditional use permit for a short-term tourist rental. The property is located at 97 River Overlook Rd. and identified on tax map 15H, section 1, lot 23A. The property is zoned Residential One (R-1) and located in the Shenandoah Magisterial District.
 - D. **CUP2022-07-04 –CAZA Legacy LLC** – A request for a conditional use permit for a short-term tourist rental. The property is located at 241 Wildcat Dr. and identified on tax map 22A,

section 2, block 2, lot 33. The property is Residential One (R-1) and located in the Shenandoah Magisterial District.

- E. **CUP2022-07-05 – Matthew Williams & Jay Gilbert** – A request for a conditional use permit for a short-term tourist rental. The property is located at 244 Delicious Rd. and identified on tax map 22B, block S, lot 42. The property is zoned Residential One (R-1) and located in the Happy Creek Magisterial District.
- F. **CUP2022-07-06 – Matthew Williams & Jay Gilbert** – A request for a conditional use permit for a short-term tourist rental. The property is located 115 Lonesome Flats Rd. and identified on tax map 19, lot 43. The property is zoned Agricultural (A) and located in the Fork Magisterial District.
- G. **CUP2022-07-07 – Thomas L. Pigeon** – A request for a conditional use permit for a short-term tourist rental. The property is located at 540 Lakeside Dr. and identified on tax map 27H, section 1, block 1, lot 25. The property is zoned Residential One (R-1) and located in the Fork Magisterial District.

VI. Consent Agenda (Authorization to Advertise):

- A. **CUP2022-08-01 – Gillian Greenfield & Richard Butcher** – A request for a conditional use permit for a short-term tourist rental. The property is located at 1164 Riverview Shores Dr. and identified on tax map 13C, section 4, block 4, lot 615 & 617. The property is zoned Residential One (R-1) and located in the Shenandoah Magisterial District.
- B. **CUP2022-08-02 – Elizabeth A. Saman** – A request for a conditional use permit for a short-term tourist rental. The property is located at 431 Cindys Way. and identified on tax map 15F, section 1, block 7, lot 19. The property is zoned Residential One (R-1) and located in the Shenandoah Magisterial District.
- C. **CUP2022-08-03 – Stacy L. Lockhart** A request for a conditional use permit for Private Use Camping (non-commercial). The property is located at Harris Drive and identified on tax map 21C, section 3, lot 2. The property is zoned Residential One (R-1) and located in the Shenandoah Magisterial District.
- D. **CUP2022-08-04 –Jaden & Tori Walter** – A request for a conditional use permit for a short-term tourist rental. The property is located at 80 River Oak Dr. and identified on tax map 35B, section 1, lot K. The property is Agricultural (A) and located in the South River Magisterial District.
- E. **CUP2022-08-05 – Vesta Property Management-** A request for a conditional use permit for a short-term tourist rental. The property is located at 194 Venus Branch Rd. and identified on tax map 15E, section 4, block 4, lot 144. The property is zoned Agricultural (A) and located in the Shenandoah Magisterial District.
- F. **CUP2022-08-06 – Vesta Property Management** – A request for a conditional use permit for a short-term tourist rental. The property is located 86 McCoys Ford Rd. and identified on tax 36C, section 1, block 3, lots 29 & 30. The property is zoned Agricultural (A) and located in the Fork Magisterial District.
- G. **CUP2022-08-07 – Jeffrey Steven Taylor** – A request for a conditional use permit for Private Use Camping (non-commercial). The property is a vacant lot located on Howellsville Rd. and identified on tax map 15H, section 5, lots 10 & 11. The property is zoned Residential One (R-1) and located in the Shenandoah Magisterial District.

VII. Commission Matters

- A. Planning Director - Comprehensive Plan Update, County Commercial & Industrial Development Projects update.
- B. Commission Members
- C. Senior Assistant County Attorney, Caitlin Jordan
- D. Planning Department Staff – Chase Lenz, Zoning Administrator – Zoning & Building Permits, and Short-Term Tourist Rental CUP process review.

VIII. Motion for Adjournment