

**LEGAL NOTICE  
NOTICE OF PUBLIC HEARINGS OF THE  
BOTETOURT COUNTY BOARD OF SUPERVISORS**

Pursuant to the provisions of Section 15.2-2204 of the Code of Virginia of 1950, as amended, the Botetourt County Board of Supervisors hereby gives notice of public hearings to be held on June 27, 2023, at 6:00 p.m., or as soon thereafter as the agenda permits, in the Botetourt County Administration Center located at 57 South Center Drive, Daleville, Virginia, to consider the requests listed below. Information may be reviewed at the Community Development Office at 57 South Center Drive, Daleville, from 8:30 a.m. to 4:30 p.m., Monday through Friday, excluding holidays.

Valley District: Shamus Equity Corporation LLC requests a change of proffered conditions associated with an Industrial (M-2) rezoning approved on July 28, 2015 in accordance with *Section 25-47. – Conditional Zoning* of the Botetourt County Code, located on Lee Hwy (US Route 11), approximately 0.10-mile northeast of its intersection with 2nd Ave (SR 1003), identified on the Real Property Identification Maps of Botetourt County as Section 107, Parcels 126, 128, 129 & 130.

Valley District: Robert W. Jr. & Diane G. Poehner request a change of proffered conditions associated with a Business (B-1) and Industrial (M-2) rezoning approved on March 17, 1998 in accordance with *Section 25-47. – Conditional Zoning* of the Botetourt County Code, located at 4510 Read Mountain Rd, identified on the Real Property Identification Maps of Botetourt County as Section 107(4), Parcel 22.

Blue Ridge District: JM Industrial Properties, LLC requests a Special Exception Permit, with possible conditions, for a hospital in the Industrial (M-1) Use District in accordance with *Section 25-323(9).- Uses by special exception* and *Section 25-583. – Special exceptions* of the Botetourt County Code, located at the end of Avery Row (SR 1400), identified on the Real Property Identification Maps of Botetourt County as Section 112(3), Parcel C.

Amsterdam District: The Botetourt County Board of Supervisors have authorized consideration of a property owner-initiated petition for an amendment to the 2010 Comprehensive Plan's Future Land Use Map #9 in accordance with *Section 25-581.3 Comprehensive plan amendment-Owner initiated* and *Section 25-581.4 Comprehensive plan amendment and review*, to amend the future land use designation from Mixed Use Highway Commercial to Industrial / Flex for a 49.9-acre parcel, located on Lee Hwy (US Route 11), approximately 0.10 miles southwest of its intersection with Old RT 604 (SR 811), identified on the Real Property Identification Maps of Botetourt County as Section 101, Parcel 145.

Amsterdam District: SR Investments Inc. requests to rezone a 49.9-acre parcel from the Business (B-2) Use District to the Industrial (M-1) Use District, with possible proffered conditions, in accordance with *Section 25-323.- Permitted Uses* and *Sec. 25-581. - Zoning map amendment— Owner-initiated.*, as well as a Special Exception Permit pertaining to building height in accordance with *Section 25-326(d) Building Requirements* and *Section 25-583. – Special exceptions* of the Botetourt County Code, located on Lee Hwy (US Route 11), approximately 0.10 miles southwest of its intersection with Old RT 604 (SR 811), identified on the Real Property Identification Maps of Botetourt County as Section 101, Parcel 145.

Blue Ridge District: The Botetourt County Board of Supervisors have authorized consideration of a property owner-initiated petition for amendments to the 2010 Comprehensive Plan's Sewer & Water Infrastructure Map #37 and the Future Land Use Map #9 in accordance with *Chapter 25, Zoning, Division 6. Special Development Approvals, Section 25-581.3 Comprehensive plan amendment-Owner initiated* and *Section 25-581.4 Comprehensive plan amendment and review*, to create a sewer and water service area within the right of way of Blue Ridge Blvd between Coyner Springs Road and the Blue Ridge Pkwy which would connect three existing service areas together and to amend the future land use designation of several properties in the vicinity of the intersection of Blue Ridge Blvd (US Route 460 & 221) and Laymantown Rd (SR659) from medium density residential to commercial.

Blue Ridge District: Higginbotham Farms LLC, and Four H Investment LLC (Sheetz, Inc., contractual purchaser) request rezoning of two contiguous parcels totaling 3.434 acres from the Agricultural (A-1) and Industrial (M-1) Use Districts to the Business (B-2) Use District with possible proffered conditions in accordance with *Section 25-242.- Permitted uses*, with a Special Exception Permit for a convenience store, with possible conditions in accordance with *Section. 25-243(10). – Convenience store* and *Section 25-583. – Special exceptions* of the Botetourt County Code, located at the corner of Laymantown Rd (SR 659) and Blue Ridge Blvd (US Route 460 & 221), identified on the Real Property Identification Maps of Botetourt County as Section 108C(1), Parcels 1&2 and 3.

Persons wishing to make comments may attend the hearing, mail their comments to the Botetourt County Administrator's Office, 57 South Center Drive, Daleville, VA 24083, email their comments to [lbess@botetourtva.gov](mailto:lbess@botetourtva.gov), or submit comments through the Citizen Comment Form on our website at [www.botetourtva.gov](http://www.botetourtva.gov). Comments by postal mail must be received by June 22, 2023. Website comments must be received by 9:00 a.m. on June 27, 2023.

Gary Larrowe  
Botetourt County Administrator