
Botetourt County Planning Commission Agenda

5 West Main Street, Meeting Room 102, Fincastle, Virginia

September 14, 2015

6:00 PM

H. Nicely, Jr., Chairman ~ W. R. Thurman, Vice-Chairman ~ S. L. Kidd ~ S. C. Foster ~ J. W. Griffin

Dr. Mac Scothorn, Ex-Officio Member

*Anyone interested in addressing the Planning Commission should complete a "Request to Speak" form and give it to the secretary before the meeting begins. Forms are located with the agendas and at the secretary's table. When your name is called, please go to the podium. Please **state your name and address** before making your comments. All comments must be directed to the Planning Commission members. Comments made to or from the audience during testimony or commission deliberation are not permitted. Recognized speakers and the audience must be courteous at all times. A time limit of five minutes per speaker (unless otherwise provided for by a majority of the Planning Commission members present) will be observed. **All cell phones must be set on the mute or silence mode.***

1. Administrative Business

- A. Review and approval of the July 13, 2015 Planning Commission minutes.
- B. Due to the upcoming Columbus Day holiday, the Planning Commission will meet Wednesday, October 14, 2015.
- C. The Planning Commission will meet in the Kroger parking lot for the field review on Thursday, October 8, 2015 at 3:15 PM.

2. Public Hearings

- A. Valley Magisterial District: Ardith R. Overbay requests a Change of Proffers in a Residential Use District (R-3), related to the phasing of construction for the Cottages of Steeplechase development located off Read Mountain Road (Route 654) Roanoke, VA, referenced in the Office of the Clerk of the Circuit Court as Plat Book 59, Pages 4 through 6. The property is located 0.08 miles southwest of the Arrington Lane (Route 849)/Read Mountain Road (Route 654) intersection, identified on the Real Property Identification Maps of Botetourt County as Section 107, Parcel 234C.
- B. Buchanan Magisterial District: RYT LLC requests to rezone 0.44 acres of a 2.0 acre parcel from an Industrial Use District (M-2), to a Business Use District (B-3), with possible proffered conditions; and requests a Special Exception Permit with possible conditions for truck (heavy) repair and light auto/truck repair in a Business (B-3) Use District in order to partially demolish an existing building and construct a new building for truck and auto repair at 14760 Lee Highway (U. S. Route 11) Buchanan, VA, located at the northeast corner of the Lee Highway/Hardbarger Road (Route 636) intersection, identified on the Real Property Identification Maps of Botetourt County as Section 76, Parcels 117 and 117A.

It is the intention of Botetourt County to comply with the Americans with Disabilities Act (ADA) in all respects. If, as an attendee or participant at this meeting, you need special assistance beyond what is normally provided, Botetourt County will attempt to accommodate you in a reasonable manner. Please contact Laura Goad (540.473.8320 or lgoad@botetourtva.gov) at least 72 hours prior to the meeting to inform us of your particular needs and advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

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- C. Valley Magisterial District: RYT LLC requests a text amendment to Chapter 25, Zoning, Division 14. Industrial District M-1, Section 25-322. Permitted Uses. of the Botetourt County Code to add "Towing" as a permitted use in the Industrial Use District (M-1), and add the following language to Section 25-327. Use Limitations.: "All repair or storage of equipment or materials and damaged or inoperative vehicles shall be inside a completely enclosed building or screened from view when stored outside a building, by means of an opaque fence, or masonry wall, or dense evergreen landscaped planting or any combination thereof approved by the zoning administrator. Stored materials shall not be stacked or otherwise placed in a manner that exceeds the height of the screening materials." This request is related to a property at 181 Norfolk & Western Avenue, Cloverdale, VA, approximately 0.20 miles southwest of its intersection with Read Mountain Road (Route 654), identified on the Real Property Identification Maps of Botetourt County as Section 107A(7), Block 2, Parcels 1, 4, 58 and 62.

3. Other Business

- A. Introduction of Amanda McGee, Planner.

4. Adjourn

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