

# A G E N D A

## Regular Meeting of the Augusta County Planning Commission

Tuesday, November 9, 2021 7:00 P.M.

1. CALL TO ORDER
2. DETERMINATION OF A QUORUM
3. APPROVAL OF THE MINUTES
  - A. Approval of the Regular and Called Meeting on October 12, 2021
4. PUBLIC HEARINGS
  - A. A request to amend the Augusta County Comprehensive Plan Future Land Use Map from Low Density Residential to Urban Open Space for approximately 57 acres of an approximately 150.22 acre property owned by Robert Whitescarver or Jeanne Hoffman (TMP 034 17) located at the western corner of the intersection of Buffalo Gap Highway (Rt. 42) and Whiskey Creek Road in Churchville in the Pastures district. The proposed general use of the property is open space through placement of a conservation easement on the entirety of the property. The area of the property being included in the amendment is located in the Community Development Area of the Comprehensive Plan and planned for future Low Density Residential development, which may include detached residential units at a density of between one-half and one dwelling unit per acre. The remainder of the property is located in the Rural Conservation Area of the Comprehensive Plan.
  - B. A request to rezone from General Agriculture to General Business approximately 0.65 acres of an approximately 1.5 acre property owned by PAXNFAITH Investments, LLC (TMP 76 63) located in the southwest quadrant of the intersection of Stuarts Draft Highway (U.S. Rt. 340) and Ladd Road (Rt. 631) in Waynesboro in the South River district. The proposed general use of the property is business. The general use of the property as stated in the Comprehensive Plan is Neighborhood Mixed Use, which may include a variety of residential uses at a density of four to eight dwelling units per acre and convenience retail and office uses on up to 20% of the total land area.
5. MATTERS TO BE PRESENTED BY THE PUBLIC
6. NEW BUSINESS
  - A. Election of 2022 Planning Commission Officers
  - B. Resolution for Mrs. Kitra Shiflett
7. OLD BUSINESS
8. MATTERS TO BE PRESENTED BY THE COMMISSION
9. STAFF REPORTS
  - A. Information for Commission – Code of Virginia, Section 15.2-2310 (Board of Zoning Appeals Items)
10. ADJOURNMENT