

A G E N D A

Regular Meeting of the Augusta County Planning Commission

Tuesday, December 12, 2023 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 November 14, 2023
4. PUBLIC HEARING
 - A. A request to rezone from Single-Family Residential to General Agriculture approximately 12.56 acres (TMP 024 19F) owned by Eric and Jodie Whitson and located at 703 Scenic Highway in Churchville in the Pastures Magisterial District. The property is located in a Rural Conservation Area of the Comprehensive Plan planned for General Agriculture. The purpose of the rezoning is to rezone back to General Agriculture in order to subdivide using the “existing dwelling division lot” provision under Section 25-77.4 Lot frontage in general. Exceptions. Item C. of the Augusta County Code and to build a dwelling on the residual lot.
 - B. A request to rezone from Rural Residential to General Agriculture approximately 0.20 acres (TMP 068 38D and 068 38U) located at 45 Cedar Ridge Road in Waynesboro in the Wayne Magisterial District. The property is located in a Rural Conservation Area of the Comprehensive Plan planned for General Agriculture. The purpose of the rezoning is to rezone back to General Agriculture in order to match the zoning to the property lines of a recent boundary line adjustment.
 - C. A request for a determination of compliance with the Augusta County Comprehensive Plan, pursuant to §15.2-2232 of the Code of Virginia, to permit a private sewer line to be connected from TMP 020 24, owned by The Farm at Chapel Hill, LLC and located at 194 Chapel Hill Lane in Weyers Cave in the Middle River District, to the Weyers Cave Treatment Plant owned by Augusta Water.
 - D. A request to withdraw 6.331 acres owned by Charles and Donna Patterson from the Middle River Agricultural and Forestal District. The district currently consists of approximately 5,500 acres situated in the Middle River District of Augusta County, Virginia, lying east of Interstate 81; both east and west sides of Route 778 (Knightly Mill Road), Route 774 (Broad Run Road), Route 774 (Cline River Road), and Route 865 (Rockfish Road); both north and south sides of Route 608 (Battlefield Road), Route 775 (Buttermilk Road), and Route 775 (Craig Shop Road); on the north side of Route 777 (Knightly Lane); both north and south sides of Route 728 (Patterson Mill Road); on the southwest side of Route 774 (Piedmont Road) on either side of Route 616 (Dam Town Road).
5. MATTERS TO BE PRESENTED BY THE PUBLIC
6. NEW BUSINESS
7. OLD BUSINESS

8. MATTERS TO BE PRESENTED BY THE COMMISSION

9. STAFF REPORTS

A. Comprehensive Plan and Economic Development Strategy – Update

B. Information for Commission – Code of Virginia, Section 15.2-2310 (Board of Zoning Appeals Items)

10. ADJOURNMENT