



HANOVER COUNTY BOARD OF SUPERVISORS AGENDA

Hanover County Administration
Building
Board Room
7516 County Complex Road
Hanover, VA 23069

March 26, 2025

BOARD OF SUPERVISORS
F. Michael Herzberg, IV, Chair
Cold Harbor Magisterial District
Sean M. Davis, Vice-Chair
Henry Magisterial District
Susan P. Dibble
South Anna Magisterial District
Danielle Grieshaber Floyd
Chickahominy Magisterial District
Ryan M. Hudson
Mechanicsville Magisterial District
Faye O. Prichard
Ashland Magisterial District
Jeff S. Stoneman
Beaverdam Magisterial District

- 2:00 p.m. I. Call to Order
- A. Invocation
- B. Pledge of Allegiance
- II. Consideration of Amendments to the Agenda
- III. Comment Period
- A. Chairman and Board Member Comments
- B. County Administrator Comments
- IV. Citizens' Time
- V. Consent Agenda
- VI. FY2026 Budget Work Session
- VII. Recess
- 6:00 p.m. VIII. Engage Hanover Graduation
- IX. Citizens' Time

- X. Public Hearing: Ordinance 25-05, Request to add Giles Farm Subdivision to the Hanover County Recycling Service District for the purpose of funding curbside recycling services Magisterial District: Chickahominy

Mr. Randy Hardman, Director, Department of Public Works

- XI. Planning Public Hearings

Mr. Andrew Pompei, Deputy Director, Planning Department

- A. SE2025-00004, Daniel and Dorenda Etue

1. Request a Special Exception in accordance with Section 26-21.25 of the Hanover County Zoning Ordinance to permit an accessory family housing unit on GPIN 7804-52-9772, consisting of approximately 5.21 acres, zoned A-1, Agricultural District, and located on the east line of Gun Barrel Road (State Route 664) approximately 500 feet south of its intersection with Old Ridge Road (State Route 631). (PUBLIC HEARING)
Magisterial District: South Anna

- B. REZ2024-00023, Robert Lance Rhea

1. Requests to rezone from A-1, Agricultural District, to RS(c), Single-Family Residential District with conditions, on GPIN 7778-32-5475, consisting of approximately 4.17 acres, and located on the south line of Cedar Lane (State Route 623) approximately 500 feet west of its intersection with Elmont Road (State Route 626). The subject property is designated on the General Land Use Plan Map as Suburban Neighborhood Residential (1.5 to 3 units per acre). The proposed zoning amendment would permit the creation of one (1) additional building lot for a family member. (PUBLIC HEARING)
Magisterial District: South Anna

- C. REZ2024-00019, Mount Sinai Properties - Old Richfood Road, L.L.C.

1. Requests to rezone from A-1, Agricultural District and M-2, Light Industrial District, to M-2(c), Light Industrial District with conditions, on GPINs 7795-66-2811 and 7795-67-1115, consisting of approximately 16.6 acres, and located on the west line of Old Richfood Road (State Route 1200) approximately 800 feet south of its intersection with Richfood Road (State Route 1250). The subject property is designated on the General Land Use Plan Map as Industrial. The proposed zoning amendment would allow for heavy equipment sales, service, and

storage. (PUBLIC HEARING) **Magisterial District:
Chickahominy**

D. REZ2024-00022, Brown Grove Baptist Church Ashland

1. Requests to rezone from M-2(c), Light Industrial District with conditions, to M-2(c), Light Industrial District with conditions, on GPIN 7798-35-4883, consisting of approximately 2.0 acres, and located on the south line of Ashcake Road (State Route 657) approximately 0.4 miles east of its intersection with Egypt Road (State Route 741). The subject property is designated on the General Land Use Plan Map as Suburban Neighborhood Residential (1.5 – 3.0 dwelling units per acre). The proposed zoning amendment would allow the construction of a monument that memorializes a historic school building. (PUBLIC HEARING) **Magisterial District: Ashland**

E. SE2025-00003, Brown Grove Baptist Church

1. Requests a Special Exception in accordance with Section 26-175.1 of the Hanover County Zoning Ordinance to permit a promotional activity on GPIN 7798-35-4883, consisting of approximately 2 acres, zoned M-2(c), Light Industrial District with conditions, and located on the south line of Ashcake Road (State Route 657) approximately 0.4 miles east of its intersection with Egypt Road (State Route 741). (PUBLIC HEARING) **Magisterial District: Ashland**

F. CPA2025-00001, Hanover County Board of Supervisors

1. Requests to amend the Comprehensive Plan for Hanover County, Virginia, adopted September 27, 2023, pursuant to Sections 15.2-2204 and 15.2-2223 through 15.2-2232 of the Code of Virginia, 1950, as amended. The proposed amendment will be a change to the adopted Comprehensive Plan as follows:

General Land Use Plan Map: An amendment to change the land use designation from *Suburban Neighborhood Residential* (1.5 – 3.0 dwelling units per acre) to *Suburban High Residential* (3.0 – 7.0 dwelling units per acre) for an area generally located along the southern line of Ashcake Road (State Route 657), extending from Virginia Crane Drive (State Route 821) to approximately 550 feet west of Johnson Town Road (State Route 755). This designation would also extend along Johnson Town Road (State Route 755) approximately 825 feet from its intersection with

Ashcake Road (State Route 657). This affected area is within the Suburban Service Area (SSA) and the Brown Grove Rural Historic District. (PUBLIC HEARING) **Magisterial District: Ashland**

G. REZ2024-00014, Belinda and Charles Flournoy

1. Request to rezone from A-1, Agricultural District, to RM(c), Multi-Family Residential District with conditions, on GPIN 7788-97-6309, consisting of approximately 7.02 acres, and located on the southwest corner of the intersection of Virginia Crane Drive (State Route 821) and Ashcake Road (State Route 657). The subject property is designated on the General Land Use Plan Map as Suburban Neighborhood Residential (1.5 to 3.0 dwelling units per acre). The proposed zoning amendment would permit the creation of forty-one (41) attached and detached homes. (PUBLIC HEARING) **Magisterial District: Ashland**

H. CUP2024-00014, Hometown Realty Services, Inc.

1. Requests an amendment to CUP2019-00007, in accordance with Sections 26-59.6 and 26-59.10 of the Hanover County Zoning Ordinance to add an event venue use to the property's current use as a professional office in an existing residential structure, on GPIN 8706-62-5060, consisting of approximately 12.98 acres, zoned RS(c), Single-Family Residential District with conditions, and located on the east line of Shady Grove Road (State Route 640) at its intersection with Old Oaklawn Drive (State Route 1201). The subject property is designated on the General Land Use Plan Map as Suburban Neighborhood Residential (1.5 – 3 dwelling units per acre). (PUBLIC HEARING) **Magisterial District: Chickahominy**

I. Ordinance 24-13 , Historic Village Zoning District (New District)

1. An ordinance to amend the Hanover County Code, Chapter 26, Zoning Ordinance, by adding Division 3A to Article 3, District Regulations, to establish a new zoning district, the HV, Historic Village District, that could be applied upon request to the three historic villages designated in the 2023 Comprehensive Plan: General Land Use Plan Map (Villages of Beaverdam, Hanover Courthouse, and Montpelier). The proposed zoning district would generally accommodate small-scale commercial uses and residential development (maximum residential densities: 1 unit

per acre) and include additional standards that address the design of new development. (PUBLIC HEARING)

XII. Announcements

XIII. Adjournment to 6:00 p.m. Wednesday, April 2, 2025 for a Budget Public Hearing to be held in the Board Room of the Administration Building, 7516 County Complex Road.

NOTE: Times listed are estimated only for agenda management. The Chair may adjust times during the course of the meeting

CONSENT AGENDA

A. Request for Approval of Minutes

1. Request for Approval of Minutes: Board of Supervisors Meeting - February 26, 2025

B. Request for Approval of Committee Appointment/Reappointment

1. Request for Approval of Committee Appointment/Reappointment: Appointment of Mr. Craig Lucas to the Board of Equalization, as an at-large alternate member, for a term ending February 28, 2027

C. Request for Administrative Approval

1. Request for Administrative Approval: Building Inspector's Permit and Inspection Fee Schedule Amendment
2. Request for Administrative Approval: Extension of Conditional Use Permit CUP2023-00015, Kristy and Shawn Cameron Magisterial District: Mechanicsville
3. Request for Administrative Approval: Authorization to Advertise Public Hearings on Ordinance Amendment (Ordinance 25-02) - Contractor's Equipment Storage Yards

D. Request for Adoption of Resolution

1. Request for Adoption of Resolution: Acceptance of Streets into the Secondary System of Highways - Hickory Hill Section 7 Magisterial District: Beaverdam
2. Request for Adoption of Resolution: Acceptance of Streets into the Secondary System of Highways - Chickahominy Falls Section 7 Magisterial District: South Anna

E. Request for Adoption of Proclamation

1. Request for Adoption of Proclamation: Honoring Firefighter-Medic Jerome Stout on his Retirement

General Agenda Information:

1. **Citizens' Time:** Offered to anyone who wants to address the Board of Supervisors for up to five minutes on any matter within the scope of the Board's authority that is not on the agenda for a public hearing at that meeting. If you have issues or questions for any agenda items, you are encouraged to contact, prior to the Board meeting, applicable County staff and/or your Board representative.
2. **Citizen comment and in-person procedures for Board meetings:** Email addresses have been established for Citizens' Time and public hearing comments. All comments received will be made part of the meeting record. The email links can be found on the Board's upcoming meeting page. The deadline for submitting comments is 5pm on the Tuesday before each Board meeting. Citizens wishing to speak in-person, for either Citizens' Time or at a public hearing, are encouraged to register in advance. The registration links can be found on the Board's upcoming meeting page. The deadline for registering 5pm on the Tuesday before each Board meeting. Speakers will be called based on the order registered through the link provided. Citizens who have not registered but wish to speak will be allowed to do so if time allows, after the registered speakers have been called.
3. **Agenda Times:** Agenda times are illustrated to show estimated time for a particular agenda item. However, as some agenda items may occur quicker than others, the Board Chairman has the discretion to advance future agenda items sooner or delay others in order to best accommodate agenda item to expected audience. Please arrive earlier to ensure your presence when an agenda item of interest to you is discussed. Public hearings are advertised for a start time and cannot start prior to such advertised time and generally occur in the order as listed on the agenda; which may be later in the meeting than the advertised start time.

More Information is available at:

<https://www.hanovercounty.gov/DocumentCenter/View/1472>