



County of Rockbridge

County Administrator

150 South Main Street

Lexington, Virginia 24450

ECONOMIC DEVELOPMENT
(540) 464-9662

BUILDING DEPARTMENT
(540) 463-9361

DATA PROCESSING
(540) 464-1241

FISCAL SERVICES
(540) 463-4361

GEOGRAPHIC INFORMATION
SYSTEMS
(540) 464-9656

PLANNING & ZONING
(540) 464-9662

RECYCLING COORDINATOR
(540) 463-2437

SPENCER H. SUTER
County Administrator
Office: (540) 463-4361
Fax (540) 463-4346

ROCKBRIDGE COUNTY BOARD OF ZONING APPEALS NOTICE OF PUBLIC HEARING

Notice is hereby given per Section 15.2.2204 of the Code of Virginia and Section 807 of the *County of Rockbridge Land Development Regulations* that a Public Hearing will be held by the Rockbridge County Board of Zoning Appeals (BZA) on Wednesday, August 21, 2019 at or after 7:00 p.m. at the Board of Supervisors meeting room in the County Administrative Offices, 150 South Main Street, Lexington, Virginia 24450. To consider the applications:

- 1) Thomas and Nancy Guralchuk, 64 Pinnacle Lane, Lexington Virginia 24450 applying for a variance from Section 701 and Table 1 of the *County of Rockbridge Land Development Regulations* to encroach in to the front setback in the Agricultural and General Use District (A-2). Current setbacks for dwellings in the A-2 Zoning District are sixty-five feet (65') front, fifty foot (50') sides, and fifty foot (50') rear. The proposed front setback encroachment is six (6') feet in order to construct a porch structure to the west of the dwelling. The property in the Longview Meadows Subdivision (Lot 23) and is located on the east side of Longview Meadows Drive (Route 1060) approximately .40 miles south of the intersection of Longview Meadows Drive (Route 1060) and Riders Ridge Trail (Route 1061). The property is in the South River Magisterial District and further identified as Tax Map # 76-18-23.
- 2) William D and Elizabeth W. Braddy, 2748 Walnut Ave, Buena Vista Virginia 24416 applying for a variance from Section 701 and Table 1 of the *County of Rockbridge Land Development Regulations* to encroach in to the front setback in the Agricultural and General Use District (A-2). Current setbacks for dwellings in the A-2 Zoning District are sixty-five feet (65') front, fifty foot (50') sides, and fifty foot (50') rear. The proposed front setback encroachment is fifteen (15') feet in order to construct the proposed dwelling. The property in the Longview Meadows Subdivision (Lot 25) and is located on the west side of Longview Meadows Drive (Route 1060) approximately .39 miles south of the intersection of Longview Meadows Drive (Route 1060) and Riders Ridge Trail (Route 1061). The property is in the South River Magisterial District and further identified as Tax Map # 76-18-25.

A site visit may be made by the Board at or around 4:00 p.m. the day of the meeting. Additional information concerning this application may be obtained from the Rockbridge County Office of Community Development, 150 South Main Street, Lexington, Virginia.

By: Chris Slaydon
Assistant Director of Community Development

2 consecutive weeks
August 7, 2019