



County of Albemarle  
Community Development Department - Planning

Kevin McCollum  
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Chris Warring  
Shimp Engineering, P.C.  
912 E High Street  
Charlottesville, VA 22902  
[chrisw@shimp-engineering.com](mailto:chrisw@shimp-engineering.com)

**Re: SP202400006 Piedmont Grounds Management – Landscape Contractor**

Dear Mr. Warring,

The Albemarle County Planning Commission at its meeting, July 9, 2024, recommended approval of the above noted Special Use Permit by a vote of 5:0 with the conditions below.

1. Development of the use must be in general accord with the conceptual plan titled "Piedmont Grounds Management" drawn by Shimp Engineering, P.C., last revised July 2, 2024. To be in general accord with the Conceptual Plan, development must reflect the following major elements essential to the design of the development:
  - a. Location of buildings;
  - b. Location of parking areas;
  - c. Location of storage areas;Minor modifications to the plan that do not conflict with the elements above may be made to ensure compliance with the Zoning Ordinance.
2. Development of the property must comply with the Industrial setbacks and buffer/screening requirements set forth in *County Code* § 18-26.5. In consultation with the County Engineer and the Zoning Administrator, the Planning Director may permit slight modifications to the use buffer requirements to permit necessary grading for the proposed entrance, screening, or drainfields within the buffer provided screening requirements are met.
3. Prior to establishing the landscape contractor use on the property, a mitigation plan in accordance with County Code §17-600 must be approved and a vegetated buffer established within the Water Protection Ordinance Buffer.

Should you have any questions regarding the above-noted action, please contact me.

Sincerely,  
Kevin McCollum  
Senior Planner II  
Planning Division

CC: Jordan Coffman  
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