

ORDINANCE NO. 18-A(3)
ZMA 2017-08 CHARLOTTESVILLE-ALBEMARLE SPCA RENOVATION AND EXPANSION

**AN ORDINANCE TO REZONE 2.53 ACRES
FROM R6-RESIDENTIAL TO C1-COMMERCIAL
FOR TAX MAP PARCEL NUMBER 04500-00-00-08800**

WHEREAS, the application to rezone 2.53 acres from R6-Residential to C1-Commercial for Tax Map Parcel Number 04500-00-00-08800 is identified as ZMA 2017-00008 Charlottesville-Albemarle SPCA (“ZMA 2017-08”); and

WHEREAS, staff recommended approval of ZMA 2017-08 with proffers; and

WHEREAS, the Planning Commission held a duly noticed public hearing on ZMA 2017-08 on April 24, 2018 and recommended approval with proffers, including the potential of more restrictive uses than recommended by staff; and

WHEREAS, on June 13, 2018, the Albemarle County Board of Supervisors held a duly noticed public hearing on ZMA 2017-08.

BE IT ORDAINED by the Board of Supervisors of the County of Albemarle, Virginia, that upon consideration of the staff report prepared for ZMA 2017-08 and its attachments, including the proffers dated May 29, 2018, which include the use restrictions as recommended by staff, and the rezoning application plan entitled “Charlottesville Albemarle SPCA Rezoning/Special Use Permit Application”, prepared by Timmons Group and dated December 18, 2017 and last revised on April 5, 2018 (the “concept plan”), the information presented at the public hearing, the material and relevant factors in Virginia Code § 15.2-2284, the intent of the C1-Commercial district stated in County Code § 18-22.1, and for the purposes of public necessity, convenience, general welfare and good zoning practices, the Board hereby approves ZMA 2017-08 with the proffers dated May 29, 2018 and the concept plan dated December 18, 2017 and last revised on April 5, 2018.

* * *

I, Claudette K. Borgersen, do hereby certify that the foregoing writing is a true, correct copy of an Ordinance duly adopted by the Board of Supervisors of Albemarle County, Virginia, by a vote of _____ to _____, as recorded below, at a regular meeting held on _____.

Clerk, Board of County Supervisors

	<u>Aye</u>	<u>Nay</u>
Mr. Dill	_____	_____
Mr. Gallaway	_____	_____
Ms. Mallek	_____	_____
Ms. McKeel	_____	_____
Ms. Palmer	_____	_____
Mr. Randolph	_____	_____