



**COUNTY OF ALBEMARLE**  
**Department of Community Development**  
401 McIntire Road, North Wing  
Charlottesville, Virginia 22902-4596

Phone (434) 296-5832

Fax (434) 972-4126

**To:** Albemarle County Board of Supervisors  
**From:** Lea Brumfield, Senior Planner II  
**Date:** April 7, 2021  
**Re:** SE202100006 Homestay Special Exception Georgetown Way  
**TMP:** 060A0-09-00-02000  
**Magisterial District:** Jack Jouett  
**School Districts:** Greer E.S., Jouett M.S., Albemarle H.S.  
**Zoning District:** RA Rural Areas

**Summary of Special Exception:**

Pursuant to County Code § 18-5.1.48(i)(1)(ii), the applicant is requesting a special exception to reduce the 125-foot setbacks required by County Code 18-5.1.48(j)(1)(v) to 87 feet +/- from the front property line on Georgetown Way, to 100 feet +/- from the southeastern property line, and to 118 feet +/- from the northwestern property line for an existing homestay use at 1819 Milton Road.

Please see Attachment A for full details of staff's analysis and recommendations.

**Staff Recommendation:**

Staff recommends that the Board adopt the attached Resolution (Attachment F) to approve the special exception with the conditions contained therein.

**Attachments:**

- A. Staff Analysis
- B. Applicant's Proposed Homestay
- C. County Code § 18-5.1.48 Homestay Zoning Regulations
- D. Location Map
- E. Parking and House Location Exhibit
- F. Resolution