

**RESOLUTION TO APPROVE SPECIAL EXCEPTION
FOR SE 2021-00024 BONUMOSE, INC.**

WHEREAS, upon consideration of the Memorandum prepared in conjunction with the SE 2021-00024 Bonumose, Inc. application and the attachments thereto, including staff's supporting analysis, any comments received, and all of the factors relevant to the special exception in Albemarle County Code §§ 18-23.2.1(16) and 18-33.5, the Albemarle County Board of Supervisors hereby finds that the proposed special exception:

1. would not be a substantial detriment to adjacent parcels;
2. would not change the character of the adjacent parcels and the nearby area;
3. would be in harmony with the purpose and intent of the Zoning Ordinance, with the uses permitted by right in the Commercial Office (CO) district, and with the public health, safety, and general welfare (including equity); and
4. would be consistent with the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED that the Albemarle County Board of Supervisors hereby approves the special exception to allow the gross floor area of the Laboratories/Research and Development/Experimental Testing use to exceed 4,000 square feet, subject to the condition attached hereto.

I, Claudette K. Borgersen, do hereby certify that the foregoing writing is a true, correct copy of a Resolution 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. Gallaway	_____	_____
Ms. LaPisto-Kirtley	_____	_____
Ms. Mallek	_____	_____
Ms. McKeel	_____	_____
Ms. Palmer	_____	_____
Ms. Price	_____	_____

SE 202100024 Bonumose, Inc. Condition

1. The gross floor area of the Laboratories/Research and Development/Experimental Testing use is limited to 50,000 square feet.