



# Albemarle County

## Legislation Details

**File #:** 24-126      **Version:** 1      **Name:**

**Type:** Zoning Map Amendment      **Status:** Public Hearing

**File created:** 12/19/2023      **In control:** Board of Supervisors

**On agenda:** 2/7/2024      **Final action:**

**Title:** ZMA2022-00004 1906 Avon Street Extended. PROJECT: ZMA202200004 1906 Avon Street Extended  
MAGISTERIAL DISTRICT: Scottsville TAX MAP/PARCEL(S): 09000000003300; 090000000033B0;  
090000000033C0 LOCATION: 1906 and 1920 Avon Street Ext., Charlottesville, VA 22902  
PROPOSAL: Rezone three parcels to allow a maximum of 21 residential units. PETITION: Request  
to rezone a total of approximately 3.643 acres from the R-1 Residential Zoning District, which allows  
residential uses at densities up to one unit/acre, to R-10 Residential, which allows residential uses at  
densities up to 10 units/acre. A maximum of 21 multi-family, single-family attached, and single-family  
detached dwelling units is proposed, at a gross and net density of 6 units/acre. ZONING: R-1  
Residential – 1 unit/acre OVERLAY DISTRICT(S): EC – Entrance Corridor and Steep Slopes –  
Managed PROFFERS: Yes COMPREHENSIVE PLAN: Neighborhood Density Residential –  
residential (3-6 units/acre); supporting uses such as places of worship, schools, public and  
institutional uses, and small-scale neighborhood-serving retail and commercial; in Neighborhood 4 in  
the Southern and Western Urban Neighborhoods Master Plan area. POTENTIALLY IN THE  
MONTICELLO VIEWSHED: No.

### Sponsors:

### Indexes:

### Code sections:

**Attachments:** 1. Transmittal Summary, 2. Att.A - PC Staff Report 11-28-2023, 3. Att.A1 - Location Map, 4. Att.A2 -  
Zoning Map, 5. Att.A3 - PC Final Minutes 02-14-2023, 6. Att.A4 - Project Narrative, 7. Att.A5 - Draft  
Proffer Statement, 8. Att.A6 - Concept Plan, 9. Att.A7 - Staff Analysis of Consistency with  
Neighborhood Model Principles, 10. Att.A8 - Community Correspondence, 11. Att.B - PC Action Letter,  
12. Att.C - PC Minutes from 11-28-2023, 13. Att.D - Revised Concept Plan, 14. Att.E - Revised Proffer  
Statement, 15. Att.F - Additional Community Comments, 16. Att.G - Ordinance

Date	Ver.	Action By	Action	Result
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