

REVISED AGENDA
Planning Commission
County of Prince George, Virginia
Business Meeting: July 27, 2023
County Administration Bldg. Boardroom, Third Floor
6602 Courts Drive, Prince George, Virginia

Business Meeting
6:30 p.m.

CALL TO ORDER – Madam Chair Elder

Roll Call - Clerk

INVOCATION

PLEDGE OF ALLEGIANCE TO THE U.S. FLAG

ADOPTION OF AGENDA [1] – Madam Chair Elder

PUBLIC COMMENTS – Madam Chair Elder

COMMISSIONERS' COMMENTS – Madam Chair Elder

ORDER OF BUSINESS – Madam Chair Elder

- A-1. Welcome new Planning Director Robert Baldwin
- A-2. Adoption of Work Session Meeting Minutes – June 20, 2023 [2]
- A-3. Adoption of Business Meeting Minutes – June 22, 2023 [3]

PUBLIC HEARINGS – Madam Chair Elder

- P-1. **REZONING RZ-23-02:** Request to conditionally rezone 14.8 acres from Residential Agricultural (R-A) Zoning District to General Business (B-1) Zoning District. The applicant seeks to develop the property for a mini storage facility, as well as office, retail and potentially restaurant uses. The subject property is identified as Tax Map 350(0A)00-044-A and located on the West side of Prince George Drive at the intersection with West Quaker Rd. The Comprehensive Plan indicates the property is planned for “Commercial” land uses. – [4] **Tim Graves**
- P-2. **SPECIAL EXCEPTION SE-23-03:** Request to permit warehousing with indoor storage within a General Business (B-1) Zoning District, pursuant to Prince George County Zoning Ordinance Section 90-393(15). The purpose of the request is to allow the development of a mini storage (self-storage) facility with outdoor boat/RV storage. The subject property, approximately 14.8 acres in size, is identified as Tax Map 350(0A)00-044-A and is located on the West side of Prince George Drive at the intersection with

West Quaker Rd. The Comprehensive Plan indicates the property is planned for “Commercial” land uses. – [5] **Tim Graves**

P-3. REZONING RZ-23-05: Request to rezone approximately 2.5 acres from Residential Agricultural (R-A) Zoning District to General Business (B-1) Zoning District. The purpose of the rezoning is to allow the display and sale of portable buildings. The subject property is located at 8801 County Drive and is a portion of Tax Map 460(0A)00-013-B. The Comprehensive Plan indicates the property is planned for Agricultural uses. – [6] **Andre Greene**

P-4. SPECIAL EXCEPTION SE-23-06: Request to permit a special care hospital within a General Business (B-1) Zoning District, pursuant to Prince George County Zoning Ordinance Section 90-393(8). The proposed facility would treat patients on a voluntary basis for substance abuse and/or mental health illnesses. The subject property is approximately 21 acres in size, located at 5305 Plaza Drive, and is identified as Tax Map 120(0A)00-001-A. The Comprehensive Plan indicates the property is planned for “Public/Semi-Public” land uses. – [7] **Tim Graves**

P-5. REZONING RZ-23-08: Request to conditionally rezone approximately 74.15 acres from General Industrial (M-2) Zoning District to Heavy Industrial (M-3) Zoning District. The applicant seeks to manufacture batteries and battery related parts/components. The subject property is located at 8800 Wells Station Road and is identified as Tax Map 340(0A)00-134-B. The Comprehensive Plan indicates that the property is planned for “Industrial” land uses. – [8] **Andre Greene**

COMMUNICATIONS – [9] Tim Graves

C-1. Actions of the Board of Zoning Appeals

C-2. Actions of the Board of Supervisors

A. BOS Recap(s)

C-3. Upcoming Cases for August 2023

ADJOURNMENT – Madam Chair Elder