

Community Developments

January 2011

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Greetings!

Happy New Year from the Department of Community Development!

We look forward to continuing to work with you in the new year. Stay updated on meetings and projects in the Department of Community Development using our [webpage](#), [e.newsletter](#) or [follow us on facebook!](#)



Planning Study Updates

The **Glenvar Community Plan** is moving ahead in 2011 with the commencement of the Glenvar Focus Group. A third community meeting is tentatively scheduled for March 2011. Stay updated on the plan's progress on the [Glenvar Community Plan webpage](#).



The **Peters Creek/Hollins Community Plan** is also anticipated to be adopted as part of the Roanoke County Comprehensive Plan in 2011. Stay updated on plan's progress on the [Peters Creek/Hollins Community Plan webpage](#).

In February 2010, the County of Roanoke and the Town of Vinton adopted a future development plan for the major corridors throughout the **Vinton area**. Stay updated on the plan's implementation through the [plan's website](#).

Upcoming Meetings

Planning Commission

January 4 @ 4PM*
January 18 @ 6PM

Board of Supervisors

January 11 @ 3PM*

Greenways Commission

January 26 @ 4PM

*Work Session
Time, Public
Hearing @ 7PM



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Census 2010 and Apportionment

The Census 2010 state data are out and immediately raise one really large question:

How can California add 3.4 million people and not get any new seats in the House of Representatives, but Texas adds 4.3 million people and has four new seats?



The answer is the "Method of Equal Proportions" adopted by Congress in 1941 to take the politics out of the math of reapportionment. If you are interested, the method is detailed [here](#).

The other news for planners is how Census 2010 stacked up against population projections. Take a quick look at the Census Bureau's state by state projections for 2010 compared with the Census 2010 counts just released. Overall, for the nation, the projection and actual count were almost identical. However, sixteen states and the District of Columbia [exceeded projections](#) and eleven states [came in below projections](#) by at least two percent.

Localized 2010 Census data will begin to be released in February 2011. [View](#) a schedule of data releases.

Have a complaint?



[Use our online complaint form.](#) Available through the Planning and Zoning website, the online form allows citizens to directly input their concerns, with enforcement staff investigating within three business days of its receipt.

Planning Commission Update

The [Roanoke County Planning Commission](#) reviewed three land use cases at its [December 6, 2010](#) meeting:

- The petition of Timberbrook Properties IX, LLC, and Fincastle Equipment Company, LC, to rezone 9.096 acres from AR, Agricultural Residential, District to C-2C/CVOD, General Commercial/Clearbrook Village Overlay, District with conditions in order to construct a general commercial, retail sales and restaurant project, located on the northeastern side of Clearbrook Lane and across from the intersection of Clearbrook Lane and Clearbrook Village Lane, Cave Spring Magisterial District. *The Planning Commission approved the rezoning request (vote 5-0) from AR to C-2C/CVOD with eleven proffered conditions. No citizens spoke on this request.*
- The petition of Kingery Bros. Associates to obtain a Special Use Permit in a AV, Agricultural/ Village Center, District for the purpose of operating a construction yard on 3.81 acres, located near the 6000 block of Franklin Road, Cave Spring Magisterial District. *The Planning Commission approved the special use permit request (vote 5-0) for a construction yard with six conditions. No citizens spoke on this request.*
- The petition of Fellowship Community Church to obtain a Special Use Permit in a C-2, General Commercial, District to operate a religious assembly on 4.088 acres, located at 7210 Williamson Road, Hollins Magisterial

District. *The Planning Commission approved the special use permit request (vote 5-0) for religious assembly with one condition. One person spoke in favor of the request.*

At their [December 14, 2010 meeting](#), the Board of Supervisors approved the petitions of Timberbrook Properties IX, LLC and Fellowship Community Church and denied the petition of Kingery Bros. Associates.

The Planning Commission will review two land uses cases and [Private Road Standards](#) at its [January 4, 2010](#) meeting:

- The petition of Jatin Patel to obtain a Special Use Permit in a C-2, General Commercial, District for the purpose of operating a convenience store and fast food restaurant on 0.844 acre, located in the 8000 block of Plantation Road, Hollins Magisterial District.
- The petition of Fountain Head Land Company, LLC, to amend the Planned Residential Development Master Plan to decrease the maximum number of cottages, to decrease the maximum number of bedrooms in the clubhouse, to increase the maximum number of residential lots to 110, and to reduce the maximum lot size and road frontage for residential lots south of Pitzer Road, and to amend a proffered condition dealing with an at-grade golf cart crossing on Pitzer Road for Fountain Head Golf Resort (Ballyhack) which measures approximately 375 acres, Vinton Magisterial District.

[2011 Planning Commission Public Hearing and Work Session Dates](#)

Until Next Month,



Amanda Micklow
Planner II

Email Marketing by





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Upcoming Meetings

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February 15 @ 6PM
March 1 @ 4PM*

[Board of Supervisors](#)
February 8 @ 3PM*
February 22 @ 3PM*

[Greenways](#)
February 23 @ 4PM

*Work Session Time;
Public Hearing @ 7PM

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Community Developments

Greetings!

Groundhog



Get ready for an early Spring this year and stay updated with the events in your neighborhood with *Community Developments!*

Route 221 Blasting to Delay Traffic

Blasting to remove rock will be scheduled during the next three to five weeks as part of the ongoing road construction project in Roanoke County to widen about a mile of Route 221 between its intersections with Crystal Creek Drive and Cotton Hill Road.



The first blasting is scheduled for **Thursday, February 3** and may continue into Friday, February 4. **Flaggers will stop traffic at four different times during daytime hours for approximately 20 to 30 minutes when charges are being detonated.**

[More information on the project and anticipated delays.](#)

Glenvar Library Community Meetings

Representatives from [Holzheimer Bolek + Meehan | Architects](#) ("HB+M") of Chagrin Falls, Ohio, will be in Roanoke County for a series of community meetings in February, March, and April to hear ideas from citizens about the planned Glenvar Library.



At the first meeting on February 16, HB+M's project architect for the Glenvar Library, James Shook, will introduce participants to the firm's design philosophy and other projects in their portfolio, then give those who attend parameters to consider when coming up with their own design concepts to be voiced at the March meeting.

"We're looking for citizens to present 'big ideas' at the March meeting, the ideas that define the uniqueness of a library," says Shook, "We'll incorporate the ideas that will contribute most to the library's overall design and functionality." The final concept will be introduced at April's meeting.

[Holzheimer Bolek + Meehan | Architects](#), a nationally acclaimed firm that specializes in the planning and design of libraries, was selected through a competitive bid process. HB+M is also providing architectural and design services for the South County Library, which is under construction with an anticipated opening in late fall 2011.

The **February 16 community meeting** will start at **7:00PM** and will be held in the **Forum Hall at Glenvar Middle School**, 4555 Malus Drive, Salem. The meeting is scheduled to conclude at 8:30. March and April meeting dates will be set soon.

For more information, contact Library Director [Diana Rosapepe](#) 772-7507 or by [e-mail](#).

Clearbrook Walmart Opens



The new Walmart Supercenter opened its doors in the Clearbrook area of Roanoke County on January 26, 2011. The Clearbrook area of Roanoke County features an [overlay district](#) that requires additional landscaping and design features be integrated in the site.

Planning Commission Update

The Roanoke County Planning Commission began the new year with a work session and public hearings on [January 4, 2011](#). At their afternoon work session, the Commissioners elected Mr. Gary Jarrell, the Hollins Magisterial District representative, chairman and Mr. David Radford, the Windsor Hills Magisterial District representative, vice-chairman of the Planning Commission.



During the evening session on [January 4, 2011](#), the Planning Commission held three public hearings:

- The petition of Jatin Patel to obtain a Special Use Permit in a C-2, General Commercial, District for the purpose of operating a convenience store and fast food restaurant on 0.844 acre, located in the 8000 block of Plantation Road, Hollins Magisterial District. *The Planning Commission recommended approval of the Special Use Permit request with ten conditions (vote 4-0, Jarrell abstained). The request will be heard by the Board of Supervisors on February 8, 2011 at 7:00PM in the Roanoke County Administration Center.*

- The petition of Fountain Head Land Company, LLC, to amend the Planned Residential Development Master Plan to decrease the maximum number of cottages, to decrease the maximum number of bedrooms in the clubhouse, to increase the maximum number of residential lots to 110, and to reduce the maximum lot size and road frontage for residential lots south of Pitzer Road, and to amend a proffered condition dealing with an at-grade golf cart crossing on Pitzer Road for Fountain Head Golf Resort (Ballyhack) which measures approximately 375 acres, Vinton Magisterial District. *The Planning Commission recommended approval of the request with four proffered conditions (vote 5-0). The request will be heard by the Board of Supervisors on February 8, 2011 at 7:00PM in the Roanoke County Administration Center.*
- Proposed amendments to the Roanoke County Design Handbook. The proposed amendments would incorporate development standards for private roads, sidewalks, shared use paths, trails and bicycle accommodations. *The Planning Commission received public comment.*

At its [January 18, 2011 work session](#), the Planning Commission recommended approval of the proposed amendments to the Design Handbook including private roads, sidewalks, shared use paths, trails and bicycle accommodations (vote 5-0). Staff also updated the Commissioners on the progress of the [Glenvar Community Plan](#).

The Planning Commission has two items on the agenda for the meeting on March 1, 2011 at 7:00PM in the Roanoke County Administration Center:

- The petition of Ray Craighead to obtain a Special Use Permit in a C-2, General Commercial, District for the purpose of operating a drive-in or fast food restaurant on 0.62 acre, located at 4309 Starkey Road, Cave Spring Magisterial District.
- Proposed amendments to the Roanoke County Zoning Ordinance. The proposed amendments to Articles II (Definitions), III (District Regulations), and IV (Use and Design Standards) would incorporate regulations into the county's zoning ordinance dealing with large wind energy systems and utility wind energy systems.

Until Next Month,



Amanda Micklow
Planner II

March 2011

Community Developments

an e.newsletter

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Upcoming Meetings

[Planning Commission](#)
March 15 @ 6PM
April 5 @ 4PM*

[Board of Supervisors](#)
March 8 @ 3PM*

[Greenways Commission](#)
March 23 @ 4PM

[Route 11/460 Widening
Project Meeting](#)
March 16 4-6PM

[Glenvar Library Community
Meeting](#)
March 10 @ 7PM

* Work Session Time; Public
Hearing at 7PM

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Dear (Contact First Name),

Don't allow springing forward to leave you behind, stay updated on departmental projects and upcoming meetings with this issue of *Community Developments*!

Route 11/460 Widening Project

Project Information Meeting

The Virginia Department of Transportation will hold an open-house informational meeting on **March 16, 2011** at the **Glenvar Library** (3917 Daugherty Road) from **4 to 6PM**.



Project staff will be available to provide information about the project, construction schedule, answer questions and exchange contact information.

[More information on the Route 11/460 widening project.](#)

Glenvar Library Community Meeting

March 10, 2011 @ 7PM



The second community meeting regarding the new Glenvar Library will be held at **7PM** on **Thursday, March 10** in the **Forum Hall at Glenvar Middle School** (4555 Malus Drive).

[Holzheimer Bolek + Meehan](#)

(HB+M) Principal Peter Bolek and James Shook, HB+M architect and project coordinator, will lead a discussion of elements that could be included in the new library.

If you are unable to attend the meeting and would like to submit your comments about what you'd like to see in the new Glenvar Branch Library, please use the [online form](#).

New Building Codes Effective

New 2009 Building Codes become effective March 1, 2011.



[Visit the Virginia Building and Code Officials Organization website for more information regarding these changes.](#)

Planning Commission Update

The Roanoke County Planning Commission held one public hearing at its [February 1, 2011 meeting](#) on the proposed amendments to Articles II (Definitions), III (District Regulations), and IV (Use and Design Standards) to incorporate small wind energy system regulations into the county's zoning ordinance. *Eight citizens spoke regarding the proposed amendment. The Planning Commission recommended approval of the ordinance with revisions (motion 4-0).*

At its [February 15, 2011 work session](#), the Planning Commission discussed the general text amendments to the zoning ordinance. The proposed amendments include temporary family structures, private road standards, design standards for private stables, parking facilities, accessory apartments and solar energy systems. The Public Hearing for the amendments is planned for April 5, 2011. Staff also discussed Urban Development Areas (UDAs) in Roanoke County and the required components.

The Planning Commission held two public hearings at its [March 1, 2011 meeting](#):

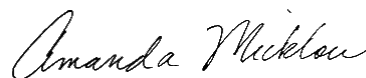
- The petition of Ray Craighead to obtain a Special Use Permit in a C-2, General Commercial, District for the purpose of operating a drive-in or fast food restaurant on 0.62 acre, located at 4309 Starkey Road, Cave Spring Magisterial District. *The Planning Commission recommended approval of the petition (motion 4-0).*
- Proposed amendments to the Roanoke County Zoning Ordinance. The proposed amendments to Articles II (Definitions), III (District Regulations), and IV (Use and Design Standards) would incorporate regulations into the county's zoning ordinance dealing with large wind energy systems and utility wind energy systems. *Approximately 60 citizens spoke regarding the proposed ordinance. The Planning Commission tabled discussion until its March 15, 2011 work session (motion 4-0).*

The Planning Commission currently has 3 public hearings on the agenda for **April 5, 2011**:

- The petition of Kenneth and Linda Lapiejko to obtain a Special Use Permit in a R-1, Low Density Residential, District to operate a private stable on 44.5 acres, located at 3525 Harborwood Road, Catawba Magisterial District.

- The petition of Douglas R. and Mary E. McCallum to obtain a Special Use Permit in an AG-1, Agricultural/Rural Low Density, District to operate a small wind energy system on 2.414 acres, located at 4824 Wade Road, Windsor Hills Magisterial District.
- Proposed amendments to the Roanoke County Zoning Ordinance. The proposed amendments to Article I (General Provisions), Article II (Definitions and Use Types), Article III (District Regulations), Article IV (Use and Design Standards), and Article V (Development Standards) would revise and incorporate regulations dealing with, but not limited to: parking and parking structures; solar energy systems; private roads; fuel centers; religious assembly; home occupations; accessory apartments; private stables; multiple dog permits; temporary family health care structures; conditional zoning; enforcement procedures; nonconforming uses; and the board of zoning appeals including reducing the appeal period for certain use violations.

Until Next Month,



Amanda Micklow
Planner II





Community Developments

April 2011

Greetings!

Spring is a busy time in the Department of Community Development. Make sure you don't miss a beat by reading *Community Developments*!

Peters Creek/Hollins Community Plan Meetings

Please join us for a series of community meetings regarding the Peters Creek/Hollins area of Roanoke County.

Transportation

Thursday, April 14, 2011 from 6:30-8:30PM

Northside Middle School Auditorium

? Open forum format with materials available for public viewing and comment relevant to transportation related issues. Staff will be available to answer questions and take feedback.

Economic Development

Thursday, May 5, 2011 from 6:30-8:30PM

Green Ridge Recreation Center - Multipurpose Room B

Discussion of development opportunities and limitations followed with a visual preference survey to evaluate aesthetics associated with development.

Neighborhoods

Thursday, May 26, 2011 from 6:30-8:30PM

Burlington Elementary School Cafeteria

Open forum format with a brief presentation to discuss residential neighborhood issues. Staff will be available to answer questions and take feedback.

Please contact [Chris Patriarca](#) at (540) 772-2068 ext. 267 with any questions or comments.

Glenvar Plan Community Meeting

May 2, 2011 at 6:30PM

Glenvar Middle School Auditorium

A Community Meeting for the [Glenvar Community Plan](#) will be held on Monday, May 2, 2011 at 6:30PM at the Glenvar Middle School Auditorium. The meeting will begin with a brief presentation by staff on the results of the visioning exercise, visual preference survey and the Glenvar Focus Group. Following the presentation, the three alternative future land use map scenarios that were developed by the Glenvar Focus Group will be available to review for citizen input.

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Peters Creek/Hollins Community Plan Meetings

Glenvar Plan Community Meeting

Design Handbook Amended

Planning Commission Update

Design Concept for New Library To Be Revealed

Upcoming Meetings

Planning Commission

April 5 @ 4PM*

April 19 @ 6PM

Board of Supervisors

April 12 @ 3PM

April 26 @ 3PM

Greenways

April 27 @ 4PM

Peters Creek/Hollins Community Plan Meeting

April 14 from 6:30 - 8:30PM

Glenvar Plan Community Meeting

May 2 @ 6:30PM

*Work Session Time, Public Hearing @ 7PM

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Glenvar Focus Group members as well as Roanoke County staff will be available during this open house portion of the meeting for comments and questions.

Following the Community Meeting, the presentation and future land use map scenarios will be available online. There will also be an opportunity to submit comments online.

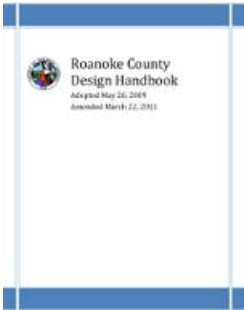


Please contact [Amanda Micklow](#) at (540) 772-2068 ext. 228 with any questions.

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Design Handbook Amended

Amendments to [Roanoke County's Design Handbook](#) were adopted by the Board of Supervisors on March 22, 2011. Amendments include private road standards, standards for sidewalks, shared use paths private trails and bicycle accommodations.



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Planning Commission Update

The Roanoke County Planning Commission held two public hearings at its [March 1, 2011 meeting](#):

- The petition of Ray Craighead to obtain a Special Use Permit in a C-2, General Commercial, District for the purpose of operating a drive-in or fast food restaurant on 0.62 acre, located at 4309 Starkey Road, Cave Spring Magisterial District. *The Planning Commission recommended approval with one condition (vote 4-0).*
- Proposed amendments to the Roanoke County Zoning Ordinance. The proposed amendments to Articles II (Definitions), III (District Regulations), and IV (Use and Design Standards) would incorporate regulations into the county's zoning ordinance dealing with large wind energy systems and utility wind energy systems. *Fifty-two citizens spoke regarding the petition. The Planning Commission postponed any action until the next Planning Commission meeting (vote 4-0).*

A work session was held on [March 15, 2011](#) at the Roanoke County Administration Center. At the meeting, the commissioners discussed proposed amendments the Roanoke County Zoning Ordinance, were updated on the status of the Peters Creek/Hollins Community Plan and Urban Development Areas.

The Planning Commission will hold three public hearings at its next meeting on [April 5, 2011](#) in the Roanoke County Administration Center:

- The petition of Kenneth J. and Linda J. Lapiejko to obtain a Special Use Permit in a R-1, Low Density Residential, District to operate a private stable on 44.5 acres, located at 3525 Harborwood Road, Catawba Magisterial District.

The petition of Douglas R. and Mary E. McCallum to obtain a Special Use Permit in an AG-1, Agricultural/Rural Low Density, District to operate a small wind energy system on 2.414 acres, located at 4824 Wade Road, Windsor Hills Magisterial District.

- Proposed amendments to the Roanoke County Zoning Ordinance. The proposed amendments to Article I (General Provisions), Article II (Definitions and Use Types), Article III (District Regulations), Article IV (Use and Design Standards), and Article V (Development Standards) would revise and incorporate regulations dealing with, but not limited to: parking and parking structures; solar energy systems; private roads; fuel centers; religious assembly; home occupations; accessory apartments; private stables; multiple dog permits; temporary family health care structures; conditional zoning; enforcement procedures; nonconforming uses; and the board of zoning appeals including reducing the appeal period for certain use violations.

Design Concept for New Library To Be Revealed

[Glenvar Branch Library Community Meeting](#)

Wednesday, April 20, 2011 @ 7:00PM

Glenvar Middle School Forum Hall

Citizens will have the opportunity to study architectural plans for the new library after James Shook, project architect with [Holzheimer Bolek + Meehan | Architects](#), reviews the final design concept and addresses citizen questions.



Library construction is expected to begin this fall and conclude in December 2012.

Until Next Month,

Amanda Micklow
Planner II



Community Developments

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May 2 @ 6:30PM

[Roanoke Regional Housing Symposium](#)
May 4

[Peters Creek/Hollins Community Meeting](#)
May 5 @ 6:30PM

[Lachowicz Rezoning Community Meeting](#)
May 9 @ 7PM

[Board of Supervisors Meeting](#)
May 10 @ 3PM

[Blue Ridge Parkway Broadcast Tower Community Meeting](#)
May 17 @ 6PM

[Planning Commission Work Session](#)
May 17 @ 6:00PM

[Board of Supervisors Meeting](#)
May 24 @ 3PM

[Peters Creek/Hollins Community Meeting](#)
May 26 @ 6:30 PM

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May 2011

Greetings!

May is a busy month in the Department of Community Development, stay updated on departmental projects and upcoming meetings with this issue of *Community Developments*!

GLENVAR COMMUNITY MEETING

The [third community meeting](#) for the [Glenvar Community Plan](#) will be held on **Monday, May 2, 2011** at **6:30PM** at the **Glenvar Middle School Forum** (4555 Malus Drive).

The community meeting will begin with a brief presentation on the results of the visioning exercises and visual preference survey conducted in the summer of 2010, the Glenvar Focus Group and the alternative future land use scenarios developed by the Focus Group.



Following the presentation, the future land use scenarios will be displayed in an open-house format for public question and comment. There will also be an opportunity to view the future land use scenarios and submit comments online following the meeting.

PETERS CREEK/HOLLINS COMMUNITY MEETING

Please join us for a series of [community meetings](#) regarding the [Peters Creek/Hollins](#) area of Roanoke County.

Economic Development Focus
Thursday, May 5, 2011 from 6:30-8:30PM
Green Ridge Recreation Center - Multipurpose Room B

The meeting will begin with a discussion of development opportunities and limitations followed with a visual preference survey to evaluate aesthetics associated with development.

Neighborhood Focus
Thursday, May 26, 2011 from 6:30-8:30PM
Burlington Elementary School Cafeteria

The meeting will be open-forum format with a brief presentation to discuss residential neighborhood issues. Staff will be available to answer questions and take feedback.

PLANNING COMMISSION UPDATE

The Roanoke County Planning Commission held three public hearings on [April 5, 2011](#) at the Roanoke County Administration Center:

- The petition of Kenneth J. and Linda J. Lapiejko to obtain a Special Use Permit in a R-1, Low Density Residential, District to operate a private stable on 44.5 acres, located at 3525 Harborwood Road, Catawba Magisterial District. *The Commission voted (5-0) to recommend approval of the request with 2 conditions. No citizens spoke on this request. The Board of Supervisors approved the special use permit request with two conditions (4-0) at their April 26, 2011 meeting.*
- The petition of Douglas R. and Mary E. McCallum to obtain a Special Use Permit in an AG-1, Agricultural/Rural Low Density, District to operate a small wind energy system on 2.414 acres, located at 4824 Wade Road, Windsor Hills Magisterial District. *The Commission voted (5-0) to recommend approval of the request with 3 conditions (the Commission added a condition to vacate a property line between the two parcels owned by the McCallums so that they would meet the 110% setback from all property lines). There were 4 citizens who spoke on this request. At their April 26, 2011 meeting, the Board of Supervisors approved the special use permit request with two conditions, the condition requiring the combination of lots was removed (3-1). About ten citizens spoke on this request.*
- Proposed amendments to the Roanoke County Zoning Ordinance. The proposed amendments to Article I (General Provisions), Article II (Definitions and Use Types), Article III (District Regulations), Article IV (Use and Design Standards), and Article V (Development Standards) would revise and incorporate regulations dealing with, but not limited to: parking and parking structures; solar energy systems; private roads; fuel centers; religious assembly; home occupations; accessory apartments; private stables; multiple dog permits; temporary family health care structures; conditional zoning; enforcement procedures; nonconforming uses; and the board of zoning appeals including reducing the appeal period for certain use violations. *The Planning Commission voted (5-0) to recommend approval of the amendments with one revision to the private stable language and one addition allowing a broadcasting tower as a special use in the Explore Park district. No citizens spoke on this request. The Board of Supervisors public hearing on this ordinance will be May 24, 2011.*

On April 11, 2011 the Planning Commission held a special meeting to tour a utility scale wind energy system in West Virginia.

At their [April 19, 2011 work session](#), the Planning Commission discussed urban development areas and continued its discussion of amendments that would incorporate regulations into the county's zoning ordinance dealing with large and

utility wind energy systems.

The Planning Commission's [May 3, 2011 public hearing](#) has been canceled. At its May 17, 2011 work session, the Planning Commission will receive an update on the Glenvar Community Plan, urban development areas and large and utility wind energy systems.

The Planning Commission will hold four public hearings at its June 7, 2011 meeting:

- The petition of Sandra Finck to obtain a Special Use Permit in a R-1, Low Density Residential, District to acquire a multiple dog permit for four (4) dogs on 2.24 acres, located at 2929 Elderwood Road, Catawba Magisterial District.
- The petition of National Park Service/Blue Ridge Parkway, to obtain a Special Use Permit in a AG-3S, Agricultural/Rural Preserve, District with a special use permit to construct a broadcast tower on 27.612 acres, located on Poor Mountain, Windsor Hills District.
- The petition regarding the Vinton Business Center. The purpose of these Development Guidelines and Protective Covenants are to ensure the orderly development of the Center, to protect the environment, and to provide that the use of the Center will not adversely affect the health and safety of residents and workers in the vicinity of the Center, or the use, or development of property within and adjacent to the Center.
- The petition of Carol and Jason Lachowicz to rezone 5.46 acres from AG-3, Agricultural/Rural Preserve, District, C-2C, General Commercial, District with conditions, and C-1C, Office with conditions, District to AV, Agricultural/Village Center, District and AG-3, Agricultural/Rural Preserve, District in order to operate a retail shop or general office use, located at 8346 Bent Mountain Road, 8364 Bent Mountain Road, and 8399 Strawberry Lane, Windsor Hills Magisterial District.

MAY IS BUILDING SAFETY MONTH

The goal of [Building Safety Month](#) is to raise public awareness of critical safety issues such as the structural soundness of buildings, reliability of fire prevention and suppression systems, plumbing and mechanical systems, and energy efficiency and Sustainability.

Four themes will be highlighted throughout May 2011:

- Week One - Energy and Green Building
- Week Two - Disaster Safety and Mitigation
- Week Three - Fire Safety and Awareness
- Week Four - Backyard Safety



CATAWBA FARMERS' MARKET OPENS MAY 5

The [Catawba Farmers' Market](#) opens **May 5, 2011**. Held at

the **Catawba Community Center**, off 311 at 4965 Catawba Creek Road, the Farmers' Market is **open Thursdays from 3:30-6:30PM**.



Until next month,

Amanda Micklow

Amanda Micklow
Planner II



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June 7 @ 4PM*

[Board of Supervisors Meeting](#)
June 14 @ 3PM

[Planning Commission Work Session](#)
June 21 @ 6PM

[Greenway Commission](#)
June 22 @ 4PM

[Board of Supervisors Meeting](#)
June 28 @ 3PM*

*Work Session Time,
Public Hearing @ 7PM

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June 2011

Greetings!

Looking for some light summer reading? Roanoke County's [Zoning Ordinance Updates](#) are now available online. Thinking of putting in a pool this summer? Make sure you read the [swimming pool installation guide](#).

Zoning Ordinance Updates

On May 24, 2011, the Board of Supervisors adopted [several amendments](#) to the Roanoke County Zoning Ordinance. The [amendments](#) include parking and parking structures, solar energy systems, private roads, fuel centers, religious assembly, home occupations, accessory apartments, private stables, multiple dog permits, temporary family health care structures, conditional zoning, enforcement procedures, nonconforming uses, broadcasting towers and reducing the appeal period for certain use violations for the Board of Zoning Appeals.



Regional Pre-Disaster Mitigation Plan Public Meetings

The Roanoke Valley-Alleghany Regional Commission is conducting the 5-year update of the [Regional Pre-Disaster Mitigation Plan](#). The plan will outline actions designed to address and reduce the impact of a full range of natural hazards such as floods, hurricanes, winter storms, wildfires and tornados.

A presentation explaining the Regional Pre-Disaster Mitigation Plan will be given, followed by an opportunity for the public to provide input about natural hazards that have impacted the area. Information gathered at the [meetings](#) will be used in developing strategies to mitigate natural hazards in the region.

The public is invited to attend one or more of the [following workshops](#):

- **June 20, 2011 at 6 PM**, Fincastle Public Library
- **June 22, 2011 at 6 PM**, Clifton Forge Public Library,
- **June 23, 2011 at 6 PM**, Roanoke Valley-Alleghany Regional Commission

Planning Commission Update

At the Planning Commission Work Session on [May 17, 2011](#), The Planning Commission:

- Approved the minutes for three meetings (April 5, 11

and 19, 2011).

- Approved the consent agenda for the meeting on June 7, 2011. There are 4 public hearings on the agenda.
- Received an update on the [Glenvar Community Plan](#).
- Discussed a proposed amendment to the Comprehensive Plan that would incorporate Urban Development Areas. The Commission finalized this amendment and will hold a public hearing on June 7, 2011.
- Voted 5-0 to forward the proposed amendments to the Zoning Ordinance dealing with large and utility wind energy systems as discussed at the meeting to the Board of Supervisors.

The [Planning Commission](#) has 5 public hearings scheduled for its meeting on [June 7, 2011](#):

- The petition of Sandra Finck to obtain a Special Use Permit in a R-1, Low Density Residential, District to acquire a multiple dog permit for four (4) dogs on 2.24 acres, located at 2929 Elderwood Road, Catawba Magisterial District.
- The petition of National Park Service/Blue Ridge Parkway, to obtain a Special Use Permit in a AG-3S, Agricultural/Rural Preserve, District with a special use permit to construct a broadcast tower on 27.612 acres, located on Poor Mountain, Windsor Hills District.
- The petition regarding the Vinton Business Center. The purpose of these Development Guidelines and Protective Covenants are to ensure the orderly development of the Center, to protect the environment, and to provide that the use of the Center will not adversely affect the health and safety of residents and workers in the vicinity of the Center, or the use, or development of property within and adjacent to the Center.
- The petition of Carol and Jason Lachowicz to rezone 5.46 acres from AG-3, Agricultural/Rural Preserve, District, C-2C, General Commercial, District with conditions, and C-1C, Office with conditions, District to AV, Agricultural/Village Center, District and AG-3, Agricultural/Rural Preserve, District in order to operate a retail shop or general office use, located at 8346 Bent Mountain Road, 8364 Bent Mountain Road, and 8399 Strawberry Lane, Windsor Hills Magisterial District.
- A proposed amendment to the Roanoke County Comprehensive Plan. The proposed amendment would incorporate Urban Development Areas into the Roanoke County Comprehensive Plan.

Until Next Month,

Amanda Micklow

Amanda Micklow
Planner II



Catawba Farmers Market

Thursdays from 3:30 to 6:30 PM
Catawba Community Center
(Catawba Creek Road)



Try it FREE today.

Community Developments

July 2011

Upcoming Meetings

Planning Commission Work Session

July 19 @ 6PM

Board of Supervisors

July 12 @ 3PM

July 26 @ 3PM*

Public Hearing for Crowell Gap Road Through Truck Restriction

July 12 @ 6PM

Greenway Commission

July 27 @ 4PM

*Work Session Time

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Greetings!

Take a few minutes from your summer fun and stay updated with this month's Community Developments!


New Assistant Building Commissioner

The Department of Community Development would like to welcome Mr. Andy Morris as the new Assistant Building Commissioner. Prior to his employment with Roanoke County, Mr. Morris worked as the Town of Clifton Forge's Director of Community Development. He has also worked for Alleghany County, the City of Virginia Beach and the City of Chesapeake.

Planning Commission Update

At the [Planning Commission's June 7th meeting](#), the Planning Commission:

- Approved (4-0) the special use permit petition of Sandra Fink for a multiple dog permit off of Elderwood Road, Catawba District. No citizens spoke on this petition. *The Board of Supervisors approved this petition (4-0) at its June 28, 2011 meeting.*
- Approved (4-0) the special use permit petition of the National Park Service / Blue Ridge Parkway for a broadcasting tower off Honeysuckle Road, Windsor Hills District. No citizens spoke on this petition. *The Board of Supervisors approved this petition (4-0) at its June 28, 2011 meeting.*
- Approved (4-0) the rezoning petition of Roanoke County, the Town of Vinton, and Cardinal IG Company to amend the covenants, conditions, and Master Plan for the Vinton Business Center, Vinton District. No citizens spoke on this petition. *The Board of Supervisors approved this petition (4-0) at its June 28, 2011 meeting.*
- Approved (4-0) the rezoning petition of Carol and Jason Lachowicz from AG-3, C-2C, and C-1C to AV

	<p>and AG-3 (housekeeping rezoning dealing with nonconforming uses on the property) off of Bent Mountain Road and Strawberry Land, Windsor Hills District. Two citizens spoke on this petition. <i>The Board of Supervisors approved this petition (4-0) at its June 28, 2011 meeting.</i></p> <ul style="list-style-type: none">• Approved (4-0) a proposed amendment to the County's Comprehensive Plan. The proposed amendment incorporates Urban Development Areas into the Plan. No citizens spoke on this petition. <i>The Board of Supervisors tabled this item for one year at its June 28, 2011 meeting.</i> <p>The Planning Commission Work Session scheduled for June 21, 2011 was canceled.</p> <p>The Planning Commission held one public hearing at its July 5, 2011 meeting:</p> <ul style="list-style-type: none">• The petition of Angelo R. Gianni, Jr. to obtain a Special Use Permit in a R-1, Low Density Residential, District for a multiple dog permit for five (5) dogs on 1.02 acres, located at 6539 Fairway View Trail, Windsor Hills Magisterial District. The Planning Commission recommended approval (3-2) with two conditions. <p>Until next month,</p> <p></p> <p>Amanda Micklow Planner II</p>
--	--



Community Developments

an e.newsletter

August 2011

In This Issue

- Back Creek Road Closure
- Route 11/460 Widening
- Route 221 Widening
- Interstate 81 Blasting
- Planning Commission Update

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Greetings!

As summer vacations begin to wind down, transportation projects are still in full swing in Roanoke County. Major projects include widening on Route 11/460 and Route 221 and drainage improvements on Back Creek Road. Check out the [road news and notices page](#) weekly to view projects that affect traffic in Roanoke County.

Until next month,



Amanda Micklow, AICP
Planner II

Back Creek Road Closure

Beginning Wednesday, August 10, a section of Back Creek Road will be closed to through traffic due a pipe replacement and drainage improvements. The section of Back Creek Road starts just west of its intersection with Route 220 and extends to approximately 0.6 mile east of Indian Grave Road. Weather permitting, the road is expected to reopen to traffic by Friday, August 19. Signs will be in place advising motorists to seek alternate routes around the closure. [View a map of the detour.](#)

Route 11/460 Widening

Work to widen a section of Route 11/460 to four lanes is underway in the Glenvar area of Roanoke County. While work is being performed, there may be periodic lane closures at various locations throughout the project and the speed limit in the area is reduced to 35 mph.

Work to replace the bridge over Little Bear Rock Branch is causing shifts in traffic patterns on Route 11/460 near its intersection with Fort Lewis Church Road. A barrier wall will be installed on the bridge and both travel lanes are narrowed.

A new traffic pattern is also in place at the entrance to Richfield Retirement Community. Drivers should be alert to stopped vehicles turning in this area. Temporary signals are being installed at the Daugherty Road intersection to be activated in the next few weeks. Motorists should expect changing traffic patterns, use caution and expect delays in the work zone. This project will continue until fall of 2013.



Route 221 Widening

Work to widen a section of Route 221 in the Back Creek area is also in progress. More blasting is scheduled over the next month and may require lane closures. The contractor tentatively plans to detonate charges on Tuesday, August 2 near Route 221's intersection with Ran Lyn Road and Thursday, August 4 near the Coleman Road intersection. Blasting is scheduled around mid-day.

Every effort will be made to minimize traffic disruptions and perform any blasting outside peak traffic times. However, traffic in the vicinity of each blast will have to be stopped for several minutes on Route 221, along adjacent roadways and at private entrances. Signs and message boards will be in place to alert drivers to these traffic delays. Also, additional heavy truck traffic may occur during the overnight hours Sunday through Thursday nights beginning at 7 p.m. for hauling of excess material to disposal sites. Flaggers will control traffic at times. The speed limit has been reduced to 35 mph and motorists should expect delays.



Interstate 81 Blasting

Starting Tuesday, August 2, blasting will be scheduled daily, Monday through Thursday, between 11 a.m. and noon. Blasting days may be expanded to include Friday depending on traffic volumes.

Southbound I-81 traffic will be detoured off I-81 at exit 132 (Dixie Caverns) onto Route 11/460 and back onto I-81 at exit 118 (Christiansburg). The detour will be implemented daily sometime between 10:30 a.m. and 1 p.m. and will be removed immediately once slopes have been scaled and the road is deemed safe for the traveling public. State Police will assist with this detour. A right lane closure will be in place on southbound Route 11/460 during the detour. [View the VDOT Traffic Alert for more information.](#)

Planning Commission Update

The Planning Commission held one public hearing at its [July 5, 2011 meeting](#):

- The petition of Angelo R. Gianni, Jr. to obtain a Special Use Permit in a R-1, Low Density Residential, District for a multiple dog permit for five (5) dogs on 1.02 acres, located at 6539 Fairway View Trail, Windsor Hills Magisterial District. *The Planning Commission recommended approval (3-2) with two conditions. The Board of Supervisors approved the request as recommended by the Planning Commission.*

At its [July 19, 2011 work session](#), the Planning Commission received an update on the Peters Creek Community Plan and discussed the potential amendments to the zoning ordinance.

The Planning Commission has 2 public hearings scheduled for its [August 2, 2011 meeting](#):

- The petition of the Roanoke County Economic Development Authority to remove the proffered conditions on approximately 59.13 acres zoned I-1C, Low Intensity Industrial, District with conditions, located at 4022 Integrity Drive and 4050 Integrity Drive, Vinton Magisterial District.
- The petition of the Roanoke Council of Garden Clubs, Inc. to amend the proffered conditions on approximately 2.6 acres zoned C-1C, Commercial, District with conditions, and to obtain a special use permit for religious assembly, located at 3640 Colonial Avenue, Cave Spring Magisterial District.

Best of Luck to Ms. Nicole Pendleton

Ms. Nicole Pendleton has accepted a position as a Community Development Analyst with Freedom First Credit Union. While working in the Department of Community Development, Nicole was project manager for the Statistical Abstract, a valuable team member for several community plans and most recently organized the 2011 Roanoke Regional Housing Symposium. The Department wishes Nicole the best in all future endeavors.

Upcoming Meetings

Planning Commission

Public Hearing - August 2, 2011 @ 7:00 PM

Work Session - August 16, 2011 @ 6:00 PM

Board of Supervisors

Public Hearing - August 23, 2011 @ 6:00 PM

Greenways Commission

August 24 @ 4:00 PM



[Celebrate Catawba](#)

A celebration of the land and lives of the Catawba Valley

Saturday, August 13, 2011

10 am - 3 pm

Catawba Community Center & Catawba Sustainability Center

Local organizations leading and displaying their activities

Mini Farmers' & Artisans' Market, Local Music, Demonstrations & Tours



Try it FREE today.

Community Developments

September 2011

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Community Meetings

I-81 Blasting
Changes

Planning Commission
Update

9/11 Remembrance
Ceremony

Upcoming Meetings

[Planning Commission](#)

Sept. 6 @ 4PM*
September 20 @ 6PM

[Board of Supervisors](#)

Sept. 13 @ 3PM
Sept. 27 @ 3PM*

[Community Meetings](#)

Sept. 8 @ 6:30PM
Sept. 22 @ 6:30PM

[Greenways](#)

Sept. 28 @ 4PM

[Glenvar Library Groundbreaking](#)

Sept. 29 @ 10:30AM

*Work Session Time;
Public Hearing @ 7PM

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Greetings!

Thank you for reading this month's issue of *Community Developments*. To stay updated between issues, view the [Community Development webpage](#) or [Planning Services Facebook](#) page. [Road news and notices](#) are updated weekly, make sure to check out the traffic that may affect your commute.

Community Meetings

The Department of Community Development will hold two community meetings for land use applications in September 2011.

The first meeting will be held on **September 8, 2011 at 6:30 PM** at the **Bent Mountain Fire Station**. The request is for a rezoning from AR, Agricultural/Residential District to AV, Agricultural Village District and to obtain a Special Use Permit for the purpose of a Gas Station/Convenience Store on a 13.7-acre parcel located at 9651 Bent Mountain Road. [View the informational letter.](#)

The second meeting will be held **September 22, 2011 at 6:30 PM** at **Mount Pleasant Elementary**. The request is for a Special Use Permit for an approximately 199' broadcasting tower in an AG-3, Agricultural/Rural Preserve, District on 17.12 acres, located at 3557 Jae Valley Road, Vinton Magisterial District.

Interstate 81 Truck Climbing Lane Blasting Schedule to Change After Labor Day

After Labor Day, blasting on the road construction project on southbound Interstate 81 in Montgomery County between mile markers 120 and 125 will increase from four days a week, Monday through Thursday, to five days a week to include Fridays. The first Friday blasting day is scheduled for September 9, 2011.

For more information on traffic management during blasting operations, visit the [Roanoke County Road News and Notices webpage](#).



Planning Commission Update

The Planning Commission held two public hearings at its [August 2, 2011](#) meeting:

- The petition of the Roanoke County Economic Development Authority to remove the proffered conditions on approximately 59.13 acres zoned I-1C, Low Intensity Industrial, District with conditions, located at 4022 Integrity Drive and 4050 Integrity Drive, Vinton Magisterial District. *The Planning Commission recommended approval (4-0) of this request. No citizens spoke on this request. The Board also approved the requested at its August 23, 2011 meeting.*
- The petition of the Roanoke Council of Garden Clubs, Inc. to amend the proffered conditions on approximately 2.6 acres zoned C-1C, Commercial, District with conditions, and to obtain a special use permit for religious assembly, located at 3640 Colonial Avenue, Cave Spring Magisterial District. *The Planning Commission recommended approval (4-0) of this request. No citizens spoke on this request. The Board approved this request at its August 23, 2011 meeting.*

At its [August 16, 2011](#) work session, the Planning Commission discussed potential zoning ordinance amendments. Potential amendments include electronic signage, updates to the Emergency Communications Overlay District (ECO) and residential poultry.

The Planning Commission will hold one public hearing at its [September 6, 2011](#) meeting:

- The petition of Scott and Debbie George to rezone approximately 5.02 acres from R-1, Low Density Residential, District to AR, Agricultural/Residential, District, located at 4211 Harborwood Road, Catawba Magisterial District.

9/11 Remembrance Ceremony

The Public Safety Departments of the Roanoke Valley invite you to attend a 9/11 Remembrance Ceremony on Sunday, September 11, 2011 from 4 to 6 p.m. in Market Square, Downtown Roanoke.

4-5 p.m. Public Safety Departments from the Roanoke Valley and beyond showcase safety equipment and 9/11 memorial displays on downtown streets near Market Square.



5-6 p.m. Formal Remembrance Ceremony featuring keynote speaker U. S. Congressman Bob Goodlatte, a Roanoke Valley joint color guard presentation of colors, tolling of the bell for those lost on Sept. 11, 2001, patriotic musical performances, and more.

Free parking is available in city garages including Market Garage, 25 Church Avenue Tower Garage and 10 S. Jefferson Street.

Glenvar Library Groundbreaking

The groundbreaking for the Glenvar Library will be held on **Thursday, September 29, 2011 at 10:30AM at 3917 Daugherty Road**. The new library will be 15,000 square feet and include features such as a computer lab, children and teen areas and an after-hours meeting room. View the [Glenvar Branch Library webpage](#) for more information on the site and floor plans.



Until next month,

Amanda Micklow, AICP





Community Developments

an e.newsletter

October 2011

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Community Planning Month

Plantation Road
Streetscape
Improvement Project

Revenue Sharing Program

Planning Commission
Update

Upcoming Meetings

Planning Commission

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Oct. 18 @ 6:00 PM

Nov. 1 @ 4:00 PM*

Nov. 14 @ 7:00 PM

Board of Supervisors

Oct. 11 @ 3:00 PM

Oct. 25 @ 3:00 PM*

Nov. 15 @ 3:00 PM*

Greenway Commission

Oct. 26 @ 4:00 PM

* Work Session Time:
Public Hearings @ 7:00 PM

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Greetings!

With the weather becoming cooler, leaves changing colors and the fall sports season in full swing, take a few minutes and stay updated with this month's issue of *Community Developments*.

National Community Planning Month



**NEW IDEAS
FOR AMERICA'S FUTURE**

The achievements of planning are celebrated in October with National Community Planning Month. Each year the American Planning Association (APA), its members, chapters, divisions and professional institute sponsor National Community Planning Month to increase the visibility of the important role of planning and planners in communities across the U.S

This year's theme is New Ideas for America's Future which reflects on how planners help envision the future and address the needs of communities. Community planning provides an opportunity for all residents to be meaningfully involved in making choices that determine the future of their community. The Roanoke County Department of Community Development is currently working on two such plans, the [Glenvar Community Plan](#) and the [Peters Creek/Hollins Community Plan](#).

Plantation Road Streetscape Improvement Project

Staff in the Roanoke County Department of Community Development have been working on plans to improve Plantation Road from Interstate 81 to Williamson Road, a distance of nine-tenths of one mile.

Proposed streetscape and multimodal improvements include sidewalks, striped bicycle lanes and two shared use trails extending along Walrond and Enon Drives to Walrond Park and along Friendship Lane to the proposed Hollins University segment of the Tinker Creek Greenway. Additional improvements include pedestrian refuge islands with crosswalks, pedestrian signals at the existing Gander Way/Friendship Lane and Williamson Road signalized intersections, street trees, pedestrian-scaled lighting, a Hollins community identification sign, improved landscaping at Interstate 81 and at Williamson Road, landscaped medians, drainage improvements, retaining walls where needed and possible right-of-way acquisition.

Staff will take the proposed project to the Roanoke County Board of Supervisors for approval and support in October 2011 before applying for funding through the [Transportation Enhancement Program](#). This program provides funding for improvements to non-motorized transportation that enhance the public's traveling experience, revitalize communities and

improve quality of life. The application deadline is November 1, 2011.

For more information on the proposed project, please view the [2011 presentation on the Plantation Road Transportation Enhancement Program Application](#) online or contact Megan Cronise, Principal Planner, for more information by [email](#) or by phone at (540)772-2068 ext. 282.



Plantation Road Corridor

Revenue Sharing Program

The Virginia Department of Transportation's (VDOT) [Revenue Sharing Program](#) provides additional funding for a locality to construct, reconstruct or improve primary and secondary roads in the State's highway system. With this program, locality funds are matched by state funds with limits on the amount of state funds authorized per locality.

Applications for Revenue Sharing funds must be made by resolution of the governing body of the locality requesting the funds; in the case of Roanoke County, the Board of Supervisors must request funding. Project funding is allocated by resolution of the Commonwealth Transportation Board and construction may be accomplished by VDOT or by the locality under an agreement with VDOT.

In June 2011, the Commonwealth Transportation Board approved over \$103 million toward the FY 2012 Revenue Sharing Program, representing the largest allocation to the program to date. Roanoke County received \$250,000 in state match funding for five Revenue Sharing projects in FY 2012. Project locations include Thirlane Road, Plantation Road, Wildwood Road, Fort Lewis Church Road and Mill Creek Road. County monetary contributions total \$250,000.

The application for FY 2013 Revenue Sharing funds is due November 1, 2011. Roanoke County staff will be discussing Revenue Sharing with the Board of Supervisors at both October meetings. For more information on Revenue Sharing in Roanoke County, please contact David Holladay, Planning Administrator, by [email](#) or by phone at (540) 772-2068 ext. 227.

Planning Commission Update

The Roanoke County Planning Commission held one public hearing at its [September 6, 2011](#) meeting:

- The petition of Scott and Debbie George to rezone approximately 5.02 acres from R-1, Low Density Residential, District to AR, Agricultural/Residential, District, located at 4211 Harborwood Road, Catawba Magisterial District. *The Planning Commission*

recommended approval (4-0) of the rezoning request. No citizens spoke on this petition. The Board of Supervisors approved the rezoning request at its September 27, 2011 meeting.

On [September 20, 2011](#), the Planning Commission held a joint work session with the Glenvar Focus Group to discuss the community involvement process and future land use recommendations. The Glenvar Community Plan document will go to public hearing on November 14, 2011 at 7:00 PM in the Glenvar Middle School Forum. A draft of the Glenvar Community Plan will be available online and in hard copy form at least two weeks prior to the public hearing.

The Planning Commission will hold two public hearings at its [October 4, 2011](#) meeting:

- The petition of Glenn L. Reed, to rezone 13.7 acres from AR, Agricultural/Residential, District to AV, Agricultural/Village Center, District for private/secondary educational facilities and general office use and to obtain a special use permit in order to operate a convenience store, located in the 9600 block of Bent Mountain Road, Windsor Hills Magisterial District.
- The petition of Skyway Towers, to obtain a Special Use Permit for an approximately 199' broadcasting tower in an AG-3, Agricultural/Rural Preserve, District on 17.12 acres, located at 3557 Jae Valley Road, Vinton Magisterial District.

The Planning Commission has one item on the consent agenda for November 1, 2011:

- The petition of Peter Lundy to obtain a Special Use Permit in a C-2, General Commercial, District for the operation of a used automobile dealership on 0.665 acre, located at 3119 Brambleton Avenue, Windsor Hills Magisterial District.

Until next month,



Amanda Micklow, AICP





Greetings!

With the weather turning cold, leaves falling off the trees and the holiday season quickly approaching, take a few minutes and stay updated with *Community Developments*.

Enhancement Grant Applications

At its October 25, 2011 meeting, the Roanoke County Board of Supervisors approved resolutions for Roanoke County to apply for two Enhancement Grant applications - the [Plantation Road Streetscape Project](#) and Phase I of the Eastern Section of the Roanoke River Greenway.

Plantation Road Streetscape Project

The [Plantation Road Streetscape Improvement Project](#) encompasses the length of Plantation Road from Interstate 81 to Williamson Road, a distance of nine-tenths of one mile. Proposed streetscape and multimodal improvements include sidewalks, striped bicycle lanes and two shared use trails. For more information on the Plantation Road Project, please contact [Megan Cronise](#), Principal Planner, in the Department of Community Development.

Roanoke River Greenway

Phase I of the Eastern Section of the Roanoke River Greenway will focus on a 2.7-mile section of the greenway in Roanoke County extending from Roanoke City to the Blue Ridge Parkway. The Enhancement Grant application requests funding to cover



Roanoke River

preliminary design, environmental permitting, and right-of-way acquisition of Phase I of the eastern section of the Roanoke River Greenway. For additional information on this project, please contact [Lindsay Blankenship](#), Greenway Planner, in the Department of Parks, Recreation and Tourism.

Regional Water Supply Plan

The Board of Supervisors approved a resolution approving the [Roanoke Valley Allegheny Regional Commission Regional Water Supply Plan](#). The Plan was developed to comply with a State Water Control Board regulation which mandates that "all counties, cities and towns in the Commonwealth of Virginia shall submit a local water supply plan or shall participate in a regional planning unit in

Upcoming Meetings

[Planning Commission](#)

Nov. 14 @ 7 PM

Dec. 5 @ 4 PM*

[Board of Supervisors](#)

Nov. 15 @ 3 PM*

Dec. 13 @ 3 PM*

* *Work Session Time,
Public Hearing at 7 PM*

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[Department of Community Development](#)

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the submittal of a regional water supply plan to the board in accordance with this chapter."

Thirteen local governments participated in the phased, multi-year planning process that began in FY 2007. The major sections in the Plan include information on water sources, water use and natural resources in the region; water demand management information including population and demand projections, water conservation practices and drought response and contingency planning; a statement of need and alternatives analysis; and information on public participation.

Please visit the [Regional Commission's website](#) for additional information pertaining to the Regional Water Supply Plan.

Revenue Sharing

At its October 25, 2011 meeting, the Roanoke County Board of Supervisors adopted a resolution requesting approval and adoption of the Revenue Sharing projects and funds for the FY 2012-2013.

The Virginia Department of Transportation's (VDOT) [Revenue Sharing Program](#) provides additional funding for a locality to construct, reconstruct or improve primary and secondary roads in the State's highway system. With this program, locality funds are matched by state funds with limits on the amount of state funds authorized per locality.

The Revenue Sharing projects approved by the Board of Supervisors include improvements to Wildwood Road and drainage projects on Kenwick Trail, Belle Meade Drive and Merriman Road.

Planning Commission Update

At the Planning Commission's [October 4, 2011](#) meeting, the Commission held two public hearings:

- The petition of Glenn L. Reed, to rezone 13.7 acres from AR, Agricultural/Residential, District to AV, Agricultural/Village Center, District for private/secondary educational facilities and general office use and to obtain a special use permit in order to operate a convenience store, located in the 9600 block of Bent Mountain Road, Windsor Hills Magisterial District. *Three citizens spoke on the issue - opposed to the request. The Commission continued the public hearing so it can review additional information from the petitioner.*
- The petition of Skyway Towers, to obtain a Special Use Permit for an approximately 199' broadcasting tower in an AG-3, Agricultural/Rural Preserve, District on 17.12 acres, located at 3557 Jae Valley Road, Vinton Magisterial District. *One citizen spoke and asked a few questions for clarification. The Planning Commission recommended approval with conditions. The Board of Supervisors approved the petition at its October 25, 2011 meeting.*

Under citizens comments at the October 4, 2011 meeting, a citizen

provided information to the Commission regarding allowing chickens in residential areas and voiced her support for such a change.

At its [October 18, 2011](#) work session, the Planning Commission was updated on the [Glenvar Community Plan](#) document and viewed a detailed presentation on the Plantation Road Streetscape Project.

The Planning Commission held one public hearing at its [November 1, 2011](#) meeting:

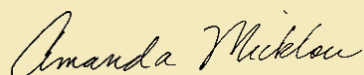
- The petition of Peter Lundy to obtain a Special Use Permit in a C-2, General Commercial, District for the operation of a used automobile dealership on 0.665 acre, located at 3119 Brambleton Avenue, Windsor Hills Magisterial District. No citizens spoke on the petition. *The Planning Commission recommended approval with three conditions. A public hearing before the Board of Supervisors is scheduled for November 15, 2011.*

The Planning Commission next meeting will be a public hearing for the Glenvar Community Plan document on November 14, 2011 in the Glenvar Middle School Forum.

The Planning Commission has one public hearing scheduled for its December 5, 2011 meeting:

- The petition of Glenn L. Reed, to rezone 13.7 acres from AR, Agricultural/Residential, District to AV, Agricultural/Village Center, District for private/secondary educational facilities and general office use and to obtain a special use permit in order to operate a convenience store, located in the 9600 block of Bent Mountain Road, Windsor Hills Magisterial District.
(Continued by the petitioner from November 1, 2011)

Until Next Month,



Amanda Micklow, AICP
Planner II



Community Developments

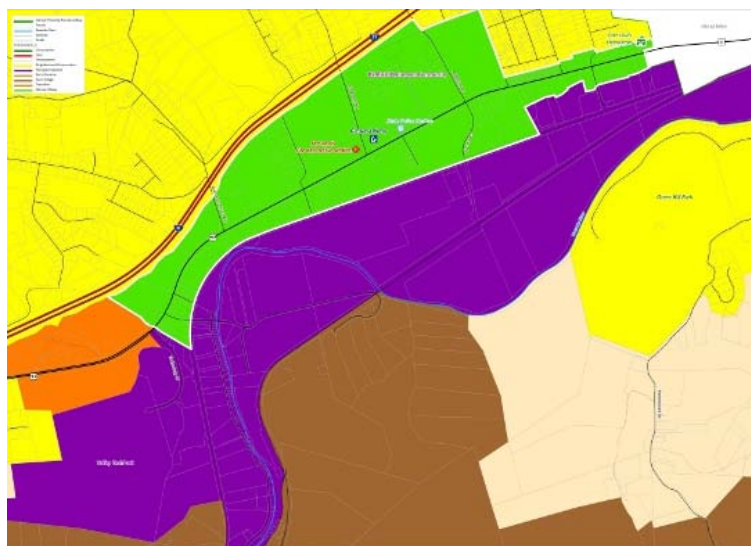
Greetings!

Happy Holidays from the Roanoke County Department of Community Development!

Glenvar Community Plan Public Hearings

At a special meeting on Monday, November 14, 2011, the Roanoke County Planning Commission recommended adoption of the [Glenvar Community Plan](#) into the County's [Comprehensive Plan](#).

A main component of the Glenvar Community Plan is the establishment of the Glenvar Village Future Land Use Designation (indicated by green in the map below). This Future Land Use Designation includes properties along West Main Street from the City of Salem line to Technology Drive and is intended to serve as a focal point for the Glenvar Community. For additional Plan recommendations, please view the [draft document online](#).



West Main Street Future Land Use Map

The Glenvar Community Plan is tentatively scheduled to go to Public Hearing before the Board of Supervisors on January 24, 2012.

Planning Commission Update

The Planning Commission held one public hearing at its [November 1, 2011](#) meeting:

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Glenvar Community Plan
Public Hearings

Planning Commission
Update

Upcoming Meetings

[Planning Commission](#)

Dec. 5 @ 4 PM*

Dec. 19 @ 6 PM

[Board of Supervisors](#)

Dec. 13 @ 3 pM*

*Work Session Time, Public
Hearing at 7 PM



- The petition of Peter Lundy to obtain a Special Use Permit in a C-2, General Commercial, District for the operation of a used automobile dealership on 0.665 acre, located at 3119 Brambleton Avenue, Windsor Hills Magisterial District. *The Planning Commission recommended approval. The Board of Supervisors approved the request with three conditions at its November 15, 2011 meeting.*

On [November 14, 2011](#), the Planning Commission recommended adoption of the Glenvar Community Plan into the County's Comprehensive Plan.

The Planning Commission has one public hearing scheduled for its [December 5, 2011](#) meeting:

- The petition of Glenn L. Reed, to rezone 13.7 acres from AR, Agricultural/Residential, District to AV, Agricultural/Village Center, District for private/secondary educational facilities and general office use and to obtain a special use permit in order to operate a convenience store, located in the 9600 block of Bent Mountain Road, Windsor Hills Magisterial District. *(Continued by the petitioner from November 1, 2011)*

Happy Holidays,



Amanda Micklow, AICP
Planner II



South County Library

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