

ORDINANCE #O-2022-26

AN ORDINANCE AMENDING THE POWHATAN COUNTY CODE OF ORDINANCES TO AMEND CHAPTER 83 (ZONING ORDINANCE) ARTICLE III (RURAL DISTRICTS) AND ARTICLE XI (DEFINITIONS) TO CREATE A NEW DEFINITION AND USE STANDARDS FOR WOOD AND STUMP RECYCLING AND TO ADD THE USE TO AGRICULTURAL-10 AND COMMERCE CENTER AS A CONDITIONAL USE AND LIGHT INDUSTRIAL (I-1) AND HEAVY INDUSTRIAL (I-2) AS A BY RIGHT USE.

WHEREAS, Sections 15.2-1427 and 15.2-1433 of the Code of Virginia, 1950, as may be amended from time to time, enable a local governing body to adopt, amend, and codify ordinances or portions thereof; and

WHEREAS, Sections 15.2-2280, 15.2-2285, and 15.2-2286 of the Code of Virginia, 1950, as amended, enables a local governing body to adopt and amend zoning ordinances; and

WHEREAS, this amendment of the Powhatan County Zoning Ordinance (Case #22-06-AZ) is required to serve the public necessity, convenience, general welfare, and good zoning practice pursuant to Section 15.2-2286(A)(7) of the Code of Virginia, as amended; and

WHEREAS, this ordinance amendment was initiated by the Board of Supervisors at its meeting on April 25, 2022, in accordance with Section 83-123(b)(2)(c) of the Powhatan County Zoning Ordinance; and

WHEREAS, the Planning Commission wishes to amend the list of conditional uses within the Agricultural 10 (A-10) and Commerce Center (CC) zoning districts to accommodate more accurately reflect the character of the zoning district; and

WHEREAS, the proper advertisement and public hearing was conducted as required by law; and

WHEREAS, the full text of this amendment was available for public inspection in the Department of Community Development, Powhatan County Administration Building, 3834 Old Buckingham Road, Powhatan, Virginia 23139.

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF POWHATAN that several sections of the Zoning Ordinance of the County of Powhatan are amended and reenacted as follows:

CODE OF THE COUNTY OF POWHATAN, VIRGINIA CHAPTER 83. ZONING ORDINANCE

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ARTICLE III. –RURAL DISTRICTS

Sec. 83-160. – Agricultural 10 (A-10).

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Sec. 83-162. – Conditional Uses.

(58) Wood and Stump Recycling Business

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Article IV – Village Growth Districts

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Sec. 83-240. – Commerce Center

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Sec. 83-242.-Conditional Uses

22. Wood and Stump Recycling Business

Sec. 83-250. - Light Industrial (I-1) District.

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Sec. 83-251. - Permitted uses.

(66) Wood and Stump Recycling Business

Sec. 83-260. - Heavy Industrial (I-2) District.

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Sec. 83-261. - Permitted uses.

(56) Wood and Stump Recycling Business

ARTICLE XI. - DEFINITIONS

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Sec. 83-521. Definitions

~~Wood and stump recycling. See Land clearing debris disposal facility.~~

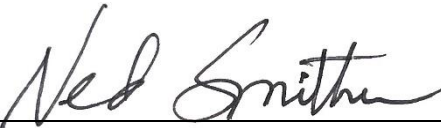
Wood & Stump Recycling Business - Wood and Stump Recycling Business- The hauling of wood and stumps, including root matter, to the property to be processed by a grinder, chipper, or other method as may be approved for the reclamation of wood and soil. All reclamation and accessory activities shall be conducted on a parcel of three acres or more within an enclosed building or within an area surrounded by a solid wall, fence, or visual barrier to adequately screen reclamation and accessory activities from adjacent properties.

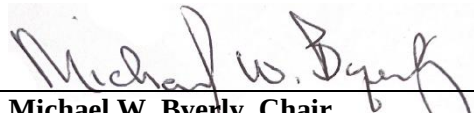
In all other respects said Zoning Ordinance of the County of Powhatan shall remain unchanged and be in full force and effect.

This amendment shall take effect immediately upon passage.

ADOPTED BY THE POWHATAN COUNTY BOARD OF SUPERVISORS ON JUNE 27, 2022.

ATTEST:


Ned Smither, Clerk
Powhatan County Board of Supervisors


Michael W. Byerly, Chair
Powhatan County Board of Supervisors

Recorded Vote:

<i>David T. Williams</i>	AYE
<i>Steve W. McClung</i>	AYE
<i>Michael W. Byerly</i>	AYE
<i>Bill L. Cox</i>	AYE
<i>Karin M. Carmack</i>	AYE