

STAFF RECOMMENDED PROFFERS: REZ2023-00046, MARIANNE RAE MINTON

The undersigned, Marianne Rae Minton, owner of parcel designated GPIN 7796-55-5154, (“the Property”), voluntarily agree for themselves, their agent, personal representatives, successors and assigns (collectively “the Property Owners”) that, in the event the Property is rezoned from A-1 to RS, the development and use of the Property shall be subject to the following conditions:

1. Brick or Stone Foundations. Exterior of all foundations for residences must be brick or stone unless the residence is constructed with synthetic stucco, in which case the foundation may be synthetic stucco. No cinder block, cement block, solite block, or asbestos shingle is permitted for the finished exterior of any structures.
2. Tree Preservation in Common Areas. Existing trees within the Common Areas must not be removed with the exception of dead or diseased trees or parts thereof. The rear and side yards of each lot, as required by the Zoning Ordinance, will be selectively cut with no cutting of trees five inches (5”) in caliper or greater. This will not prevent the removal of trees necessary for the construction of drainage or public utility improvements or recreation amenities shown on the conceptual plan. Prior to land disturbance, all tree protection measures must be installed and then inspected by the representative of the Planning Department.
3. Amenities. Recreational amenities must be constructed within the common open space as shown on the conceptual plan. The amenities must be constructed at the expense of the property owner and bonded as subdivision improvements.

Owner

Date

COMMONWEALTH OF VIRGINIA,
COUNTY OF HANOVER, to-wit:

I, _____, do hereby certify that
_____ has acknowledged the
foregoing Proffers before me, this ____ day of _____, 202_.

Notary Public (SEAL)

My Commission Expires: / /