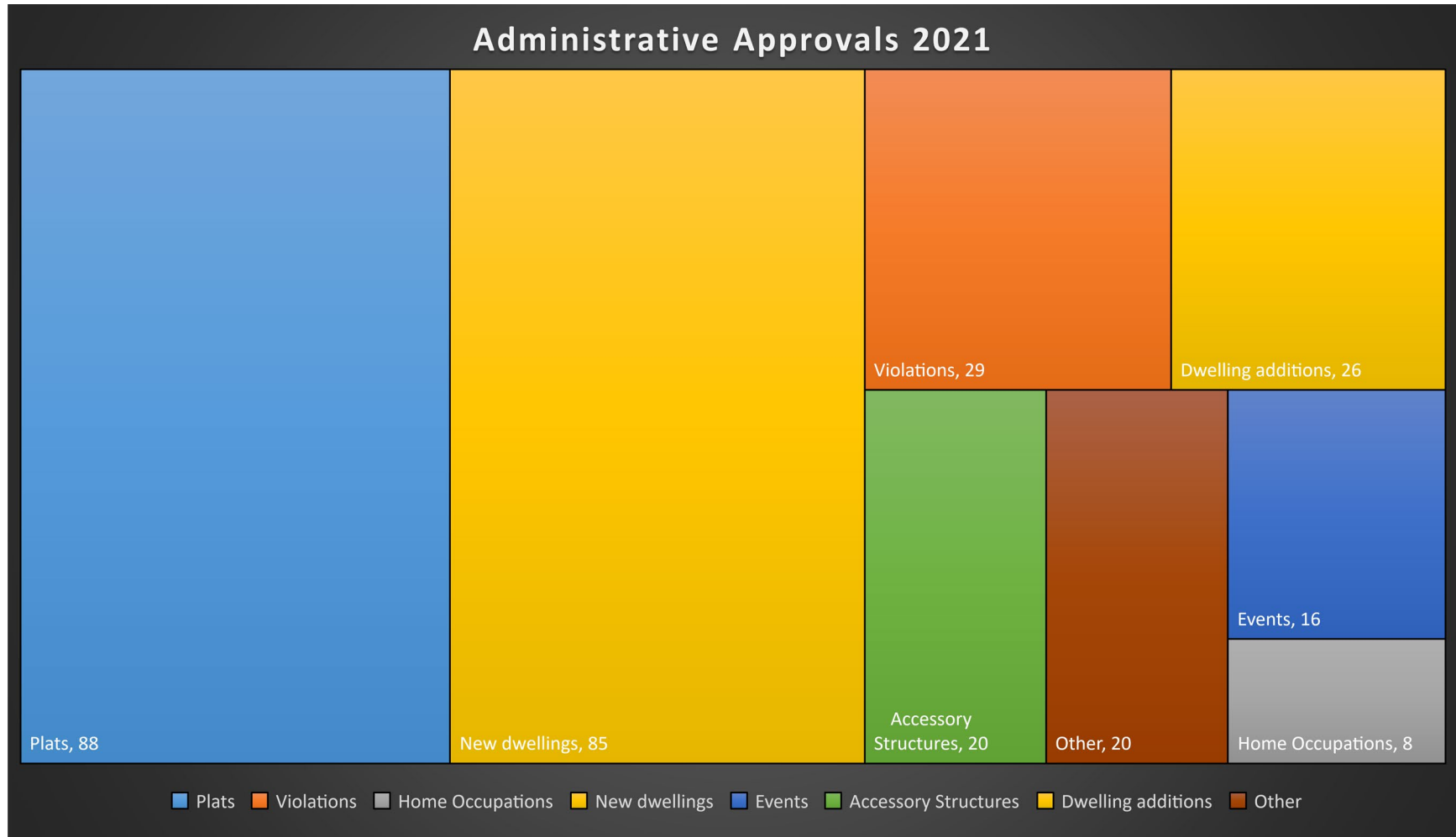
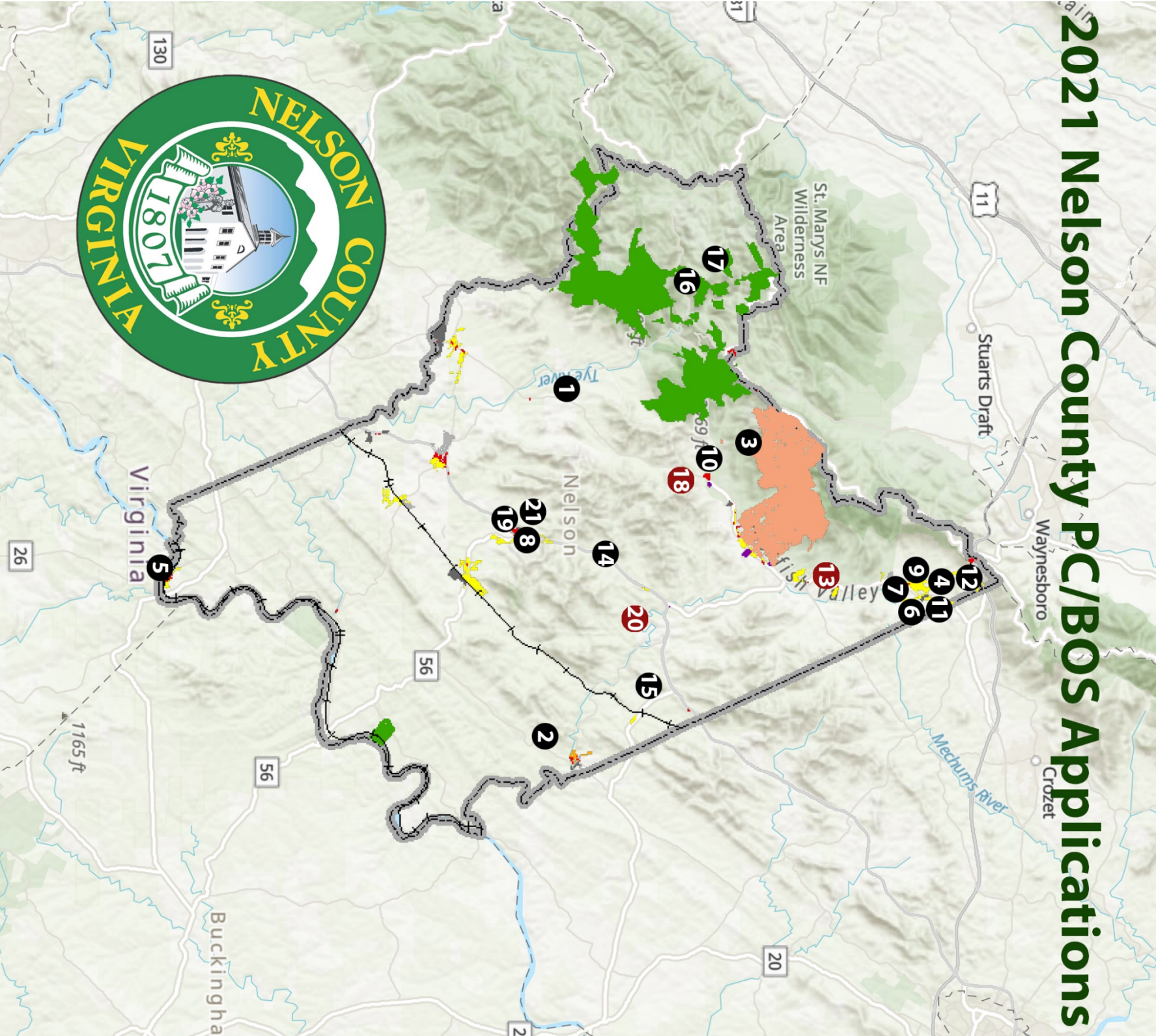




In 2021 the Planning and Zoning department processed the following administrative permits:



2021 Nelson County PC/BOS Applications



Planning Commission 2021 activities

1. Class C Tower 149 – NB+C – Jonesboro Rd – Unanimously recommended for approval – BOS approved (3-1) with modifications
2. Class C Tower 267 – Verizon – Rockfish Crossing – Unanimously recommended for approval – BOS approved unanimously with modifications
3. Rezoning 225 – RPC to A-1 – Heather Anesta - Unanimously recommended for approval – BOS approved unanimously
4. Rezoning 296 – R-1 to A-1 – Laura Coleman - Unanimously recommended for approval – BOS approved unanimously
5. Rezoning 297 – Establishing B-1 – Gladstone Depot - Unanimously recommended for approval – BOS approved unanimously
6. Rezoning 319 – R-1 to A-1 – Betty Garey - Unanimously recommended for approval (w/ 1 abstain) – BOS approved unanimously
7. Rezoning 358 – B-1 conditional to R-1 – Scott Koehler - Unanimously recommended for approval – BOS approved unanimously
Special Use Permit 371 – Vacation Houses – Scott Koehler – Unanimously recommended for approval – BOS approved unanimously
8. Rezoning 399 – R-2 to B-1 – Joe Lee McClellan - Unanimously recommended for approval – BOS approved unanimously
9. Rezoning 437 – R-1/A-1 to SE-1 – Justin Shimp - Recommended for approval (5-1)– BOS approved unanimously
10. Rezoning 454 – A-1 to B-1 – Justin Crandall - Unanimously recommended for approval – BOS approved unanimously
11. Rezoning 477 – R-1 to A-1 – Carla Chavez-Mayorga - Unanimously recommended for approval – BOS approved unanimously
Special Use Permit 478 – Office – Carla Chavez-Mayorga - Unanimously recommended for approval – BOS approved unanimously
12. Rezoning 479 – R-1 to A-1 – George Hodson - Unanimously recommended for approval – BOS approved unanimously
Special Use Permit 480 – Restaurant – George Hodson - Unanimously recommended for approval – BOS approved unanimously
13. Special Use Permit 229 – Banquet Hall – Corbin Snow – Deferred (4-1) by PC – Withdrawn by applicant
Special Use Permit 253 – Banquet Hall – Corbin Snow – Recommended for approval (5-1) with conditions – Deferred by BOS – Withdrawn by applicant
14. Special Use Permit 324 – Public Garage – Fred Fulkerson – Unanimously recommended for approval – BOS approved unanimously with condition
15. Special Use Permit 326 – Banquet Hall – Randy Sklar – PC tie vote (3-3) – BOS approved unanimously
16. Special Use Permit 329 – Campground – Richard Norman – Unanimously recommended for approval – BOS approved unanimously
17. Special Use Permit 344 – Campground – Sam Eggleston – Unanimously recommended for approval – BOS approved unanimously
18. Special Use Permit 397 – Campground – Margaret Mais – Unanimously recommended for denial – BOS denied unanimously
19. Special Use Permit 398 – Brewery – Crystal Harris – Unanimously recommended for approval – BOS approved unanimously
20. Major Site Plan 400 – Rockfish Ranch – Applicant deferred
21. Major Site Plan 460 – Lovington Self-Storage – PC unanimously approved

Planning and Zoning Staff

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In 2021 staff processed a total of 292 zoning approvals, site plans, violations, tower amendments, and plats. This includes all permits shown in the 2021 Administrative Approvals graphic.

In 2021, Nelson County hired a consultant for the Comprehensive Plan update and subsequent Zoning and Subdivisions Ordinance recommendations. Estimated total cost is approximately \$160,000, and is projected to continue through 2023.

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Chair of Planning Commission
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