



Dinwiddie County Planning and Zoning Office

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MEMORANDUM

TO: Board of Supervisors
W. Kevin Massengill, County Administrator

FROM: Mark Bassett, Planning Director

DATE: February 9, 2022

SUBJECT: Rezoning Request, P-22-2

Please find the attached Planning Commission meeting summary report for rezoning request P-22-2. The applicant, James G. Flowers, and his agent, Jamie S. Encinosa, with Rhetson Companies, Inc., are requesting to rezone property containing approximately 2.10 +/- acres from Agricultural, General, A-2 to Business, General, B-2 with proffers. Under the Zoning Ordinance, the B-2 zoning district allows retail stores as a permitted use. The property is located near the water tower across from the Wal-Mart Distribution Center on the northern side of Cox Rd., North Dinwiddie, Virginia and is further defined as part of Tax Map Parcel No. 20-3. As indicated in the Dinwiddie County Comprehensive Land Use Plan, the subject property is located within the Urban Area, which allows for industrial uses for this general area.

After hearing the request for the rezoning, the Planning Commission voted 6-1 to recommend approval of the rezoning request to the Board of Supervisors.