

STATE OF VIRGINIA
CITY OF HARRISONBURG, to wit:

I, Pamela Ulmer, city clerk, certify that the Harrisonburg City Council will be addressed on Tuesday, December 8, 2020, at 7:00 p.m., or as soon as the agenda permits, to consider the following:

Special Use Permit – 728 Foley Road (Section 10-3-48.4 (6) to Allow Multiple Family Dwellings Up to 12 Units Per Building)

Public hearing to consider a request from Waseem, Nadeem, and Sohail Alfridi for a special use permit per Section 10-3-48.4 (6) of the Zoning Ordinance to allow multiple family dwellings of up to 12 units per building under the conditions set forth under 10-3-48.6 (e) within the R-3, Medium Density Residential District. The 22,380 +/- square foot property is located at 728 Foley Road and is identified as tax map parcel 84-B-17.

Rezoning – 3506 South Main Street and 32 Reedy Circle (B-2 to M-1 and M-1C)

Public hearing to consider a request from Morgan Properties Investments LLC to rezone +/- 1.67 acres consisting of two parcels zoned B-2, General Business District to M-1, General Industrial District and M-1C, General Industrial District Conditional. The Zoning Ordinance states the B-2, General Business District is intended to provide sufficient space in appropriate locations for a wide variety of retail shopping, commercial, automotive, miscellaneous recreational, and service activities. The M-1, General Industrial District is intended primarily for manufacturing, processing, storage, and distribution activities, which are not properly associated with, nor compatible with, residential and institutional development. The Comprehensive Plan designates this site as Industrial. These areas are composed of land and structures used for light and general manufacturing, wholesaling, warehousing, high-technology, research and development, and related activities. They include the major existing and future employment areas of the City. The first parcel is +/- 0.51 acres and is addressed as 3506 South Main Street and identified as tax map parcel 108-D-4. The second parcel is +/- 1.16 acres and is addressed as 32 Reedy Circle and identified as tax map parcel 108-D-7A.

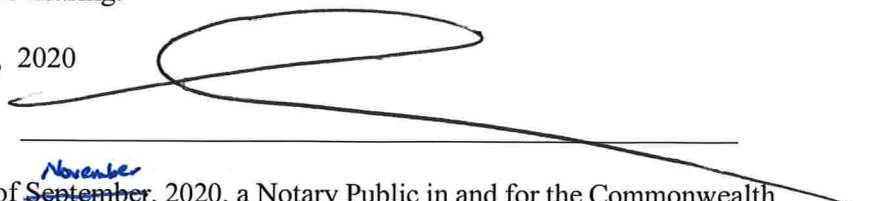
Alley Closing -- 435, 445, 457, and 473 South Main Street and 270, 276, 282, and 288 South Liberty Street

Public hearing to consider a request from Trenton, Inc. and Bernard, LC to close +/- 7,245 sq. ft. of public alley located between 435, 445, 457, and 473 South Main Street and 270, 276, 282, and 288 South Liberty Street, which are identified as tax map parcels 25-J-4, 5, 6, 7, 16, 17, 18, 19, and 20, respectively. The portion of public alley runs perpendicular to Warren Street.

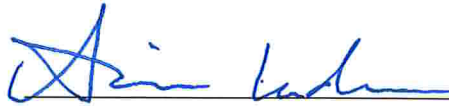
Please note that in accordance with an Emergency Continuity of Governance Ordinance adopted by City Council on April 6, 2020, members of the public are not permitted in Council Chambers due to the COVID-19 pandemic, but are encouraged to participate and express their views electronically by emailing comments to <https://www.harrisonburgva.gov/agenda-comments>, or by calling in during the public hearing at the telephone number to be listed on the agenda. The agenda will be posted at <https://harrisonburg-va.legistar.com/Calendar.aspx>. Interested parties may watch the Council meeting, including the public hearing, on Public Education Government Channel 3 or on the City's website, <https://harrisonburg-va.legistar.com/Calendar.aspx>.

Any person requiring auxiliary aids, including signers, in connection with this public hearing shall notify the City Manager at least five (5) days prior to the time of the hearing.

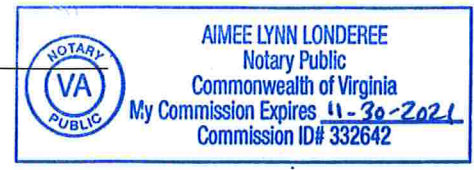
Given under my hand this 16 day of November, 2020



Subscribed and sworn to before me this 16 day of ~~September~~ ^{November}, 2020, a Notary Public in and for the Commonwealth of Virginia.



My commission expires 11/30/2021



84-B-17 R-3
WASEEM AFRIDI
954 SOUTH HIGH STREET
HARRISONBURG, VA
22801

84-B-16 R-3
DEVON LANE LLC
3354 LAWYER ROAD
MCGAHEYSVILLE, VA 22840

84-A-4 R-3
RIDGEVILLE LLC
3354 LAWYER ROAD
MCGAHEYSVILLE, VA 22840

84-A-5 R-3
LOCK ARTHUR M SARAH S
729 FOLEY ROAD
HARRISONBURG, VA 22801

84-A-6 R-3
FOLEY ROAD LLC
3354 LAWYER ROAD
MCGAHEYSVILLE, VA 22840

84-B-18 R-3
CONNIE F GROGG
734 FOLEY ROAD
HARRISONBURG, VA 22801

84-B-27 R-3
JEWELL LLC
2695 OSCEOLA SPRINGS ROAD
HARRISONBURG, VA 22801

84-B-26B R-3
CASTLE RANDY D
731 RIDGEVILLE LANE
HARRISONBURG, VA 22801

84-B-26C R-3
MILSTEAD DAVID W JUDY B
4131 LUMBER MILL ROAD
DAYTON, VA 22821

COUNTY OF ROCKINGHAM VA
ATTN: STEPHEN KING
PO BOX 1252
HARRISONBURG, VA 22803

SUP 728 FOLEY ROAD



Faint, mirrored text from the front of the label, including address information like 'WASEEM AFRIDI' and '954 SOUTH HIGH STREET'.

TM 105-B-1, 108-D-4 & 7A B-2
MORGAN PROPERTIES INVST LLC
2125 CONSTITUTION BLVD
WEST VALLEY CITY, UT 84014

TM 108-D-2 B-2
REEDY ROBERT M
841 LEE AVENUE
HARRISONBURG, VA 22802

TM 108-B-7C B-2
JOHNSON JANET M
38 REEDY CIRCLE
HARRISONBURG, VA 22801

TM 108-D-1 B-2
WASTE MGT OF VA INC
PO BOX 1450
CHICAGO, IL 60690-1450

TM 108-B-1 & 6 B-2
BLUESTONE OF HBURG LLC
PO BOX 300
LYNDHURST, VA 22952

COUNTY OF ROCKINGHAM VA
ATTN: STEPHEN KING
PO BOX 1252
HARRISONBURG, VA 22803

TM 105-B-2 B-2
ROLLINS LEASING CORP
2675 MORGANTOWN RD
READING, PA 19607

REZONING B-2 TO M-1C
3440 S MAIN ST
32 REEDY CIRCLE



Bernard LC
C/O PropertyTax – 9th Floor
PO Box 130548
Houston, TX 77219

Trenton Inc
1411 Woodhurst Blvd
McLean, VA 22104

City of Harrisonburg
409 South Main Street
Harrisonburg, VA 22801

Alley Closing