

## **NOTICE OF PUBLIC HEARING**

The Harrisonburg City Council will hold public hearings on Tuesday, April 9, 2024, at 7:00 p.m., to consider the following:

### ***Special Use Permit – 206 & 210 Charles Street (To Allow Convenience Stores in M-1)***

Public hearing to consider a request from Christian Genaro Rios Ochoa and Yazmin Sanchez Lopez for a special use permit per Section 10-3-97 (2) of the Zoning Ordinance to allow convenience stores in the M-1, General Industrial District. The +/- 24,525-square foot property is addressed as 206 and 210 Charles Street and is identified as tax map parcels 41-B-0, 1, and 2.

### ***Special Use Permit – 1088 & 1094 College Avenue (To Allow Short-Term Rental in R-2)***

Public hearing to consider a request from Joshua K. Defnall, Sarah T. Defnall, Jimmy E. Defnall, and Lynne W. Defnall for a special use permit per Section 10-3-40 (8) of the Zoning Ordinance to allow short-term rentals in the R-2, Residential District. The +/- 13,316-square foot property is addressed as 1088 and 1094 College Avenue and is identified as tax map parcel 48-D-2.

### ***Special Use Permit – 220 Reservoir Street (To Allow Personal Service Establishments in R-3)***

Public hearing to consider a request from Wampler Martin Properties for a special use permit per Section 10-3-48.4 (5) of the Zoning Ordinance to allow personal service establishments, including, but not limited to barber shops, day spas, beauty parlors, and tanning salons in the R-3, Medium Density Residential District. The +/- 22,377-square foot property is addressed as 220 Reservoir Street and is identified as tax map parcel 27-S-74.

### ***Rezoning – 325 & 335 North Liberty Street (B-1C Proffer Amendment)***

Public hearing to consider a request from Bismark LLC to amend proffers on a +/- 11,979-square foot parcel zoned B-1C, Central Business District Conditional. The parcel is addressed as 325 and 335 North Liberty Street and is identified as tax map parcel 35-L-2.

### ***Zoning Ordinance Amendment – Section 10-3-96 To Allow Mercantile Establishments That Supply Parts and Equipment for Over the Road Tractors, Their Trailers, and Heavy Equipment***

Public hearing to consider a request from S&K Contracting to add a new subsection to Section 10-3-96 of the M-1, General Industrial District to allow mercantile establishments that supply parts and equipment for over the road tractors, their trailers, and heavy equipment.

### ***City of Harrisonburg Capital Improvement Program FY 2024-2025 through 2028-2029***

Public hearing to consider the proposed Capital Improvement Program, for fiscal years 2024-2025 through fiscal years 2028-2029. The Capital Improvement Program is a multi-year projection and scheduling of capital projects of \$50,000 or greater. This plan is prepared annually in an effort to facilitate planning and setting priorities among capital improvements needs over a subsequent five-year period. Copies of the capital improvement program are available for review on the city's website (<https://www.harrisonburgva.gov/capital-improvement-program>), in the Department of Community Development, and the City Manager's Office.

Applications and other information are available for review by contacting the Department of Community Development, 409 South Main Street, Monday through Friday, 8:00 a.m. to 5:00 p.m. Please call (540) 432-7700 to obtain a copy by email or by appointment. More information is available at [www.harrisonburgva.gov/public-hearings](http://www.harrisonburgva.gov/public-hearings). Interested parties will be able to attend the meeting and to watch the meeting on Public Education Government Channel 3 or on the City's website at [www.harrisonburgva.legistar.com/Calendar.aspx](http://www.harrisonburgva.legistar.com/Calendar.aspx).

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**Publication dates:**

Wednesday, March 27, 2024

Wednesday, April 3, 2024