



# NOTICE OF PUBLIC HEARING BOARD OF ZONING APPEALS CITY OF FREDERICKSBURG, VIRGINIA

Notice is hereby given that the Board of Zoning Appeals, Fredericksburg, Virginia, will hold a public hearing on Monday, December 18, 2017, beginning at 4:00 p.m. in City Hall Council Chambers, 715 Princess Anne Street, at which time the public is invited to attend and present their views on the following applications:

**VAR2017-02** – Olde Towne Carriages (Contract Purchaser) requests a variance to the side yard setback requirements at 631 Lafayette Boulevard (GPIN 7789-02-6442) in the Commercial Highway Zoning District (CH). § 72-32.4.B of the City's Unified Development Ordinance states that nonresidential (and mixed use) development in the in the CH Zoning District shall be setback 15 feet from the side property line; the requested variance would permit a 5 foot side setback. 631 Lafayette Boulevard is a 38.20 foot wide lot. The requested variance would accommodate a mixed use building with a commercial use on the ground floor and two apartments on the upper story. The property is within the Lafayette Boulevard Corridor Overlay District. The property is currently vacant.

Information pertinent to the above applications is available for examination by the public in Room 209 of City Hall during regular business hours (Monday through Friday, 8:15 a.m. to 4:30 p.m.). Persons requiring accommodations to facilitate participation are encouraged to contact the Planning Office at 540-372-1179 at least five days prior to the meeting.

**B.R. Paolucci, Chair**  
**Board of Zoning Appeals**