



**CITY OF COLONIAL HEIGHTS, VIRGINIA  
MEETING OF THE PLANNING COMMISSION  
Council Chambers in City Hall, 201 James Avenue  
Tuesday, September 1, 2020  
7:00 p.m.**

**SUMMARY**

**I. Call to Order**

**II. Roll Call**

Present:

Mr. Cherry

Mr. Hartson

Mr. Kohan

Mrs. Schiff

Mrs. Hamilton

Mr. Wade

Absent:

Mrs. Levenson-Melvin

**III. Determination of Quorum**

**IV. Approval of Agenda**

**V. Approval of Minutes**

**A. July 7, 2020 Meeting**

6-0 Approved

**VI. Hearing of Citizens Generally**

**VII. Public Hearings**

**A. AN ORDINANCE NO. 20-24**

To grant a special use permit to KHJ Colonial, LLC to allow for a 99 square foot electronic message board on the existing freestanding sign at Keystone Tractor Museum & Grill, 880 West Roslyn Road, also known as parcel identification number 6805000001A, which is zoned IN - Industrial District. This is the second special use permit request for signage on this property, the first special use permit is Ordinance No. 12-3, approved on April 10, 2012.

Vote: 6-0

Yes:

Mr. Cherry  
Mr. Hartson  
Mr. Kohan  
Mrs. Schiff  
Mrs. Hamilton  
Mr. Wade

No: None

Abstained: None

Motion: PASS

## **VIII. Plans of Development/Preliminary Subdivision Plans**

### **A. Preliminary Subdivision for Gills Point Section 11**

Property owner Gills Point Development Corp, co-owner Bernard A. Hrouda, proposes subdivision of parcel identification number 65050000041, with a legal description of Lot 41. The subject parcel is 7.114 acres and zoned RL – Residential Low Density. The proposed subdivision will create three new parcels in addition to the parent parcel.

Vote: 6-0

Yes:

Mr. Cherry  
Mr. Hartson  
Mr. Kohan  
Mrs. Schiff  
Mrs. Hamilton  
Mr. Wade

No: None

Abstained: None

Motion: PASS

## **IX. Old Business**

## **X. New Business**

### **A. Appointment of one Planning Commission member to the Board of Architectural Review**

Mrs. Levenson-Melvin was appointed to the Board of Architectural Review.

**B. Reports**

- i. Chairman -**
- ii. Director of Planning and Community Development – Ms. Hall**
- iii. City Engineer or Designee – Mr. Flippen, Acting Director of Public Works**
- iv. Others, as necessary or appropriate**
  - 1. City Manager – Mr. Smith**
  - 2. City Attorney – Mr. Fisher**

**XI. Adjournment**