

November 8, 2024

VIA U.S. MAIL

Interested and Adjacent Neighbors

Kim Lacy

Richmond Office  
(804) 956-4696 (direct)  
klacy@rothjackson.com

RE: Case 24SN1185  
Weir Road Mini-Storage

Dear Ladies and Gentlemen:

My firm is working with 12801 Briggs Property Owner, LLC (the "Applicant") in reference to its request for rezoning, conditional use, and conditional use planned development to permit a mini-storage facility on an assemblage of property located between Weir Road and Briggs Road (13001 Briggs Road, 12701 Lindenwood Way, and 12700 Willowview Grove, collectively, the "Property"), as shown on the attached vicinity map. The Property is currently zoned Community Business (C-3) District. The Applicant is requesting a rezoning of the Property to Regional Business (C-4) District with conditional use for a mini-storage/mini-warehouse facility, and conditional use planned development for modifications to development standards on the Property.

Please be advised that this letter shall serve as Applicant's official notice to the community of Case 24SN1185, and there will not be a community meeting. For additional information about Applicant's request for rezoning, conditional use, and conditional use planned development, as well as the opportunity to ask questions and provide comments, please visit our RVA Zoning website at <https://www.rvazoning.com>. From the RVA Zoning homepage, go to "Find your Case," and click on "Weir Road Mini-Storage." The comment form is located on the "Weir Road Mini-Storage" page of the RVA Zoning website, and all citizen comments provided on this page will be sent to and reviewed by the Chesterfield County Planning Department, the Applicant, and my office. All questions and comments must be received by 8:00PM on Thursday, December 5, 2024.

If you have any questions or concerns, please feel free to reach out to me directly at [klacy@rothjackson.com](mailto:klacy@rothjackson.com) or (804) 956-4696.

Sincerely,



Kimberly M. Lacy

Enclosure

{01654929;v2}

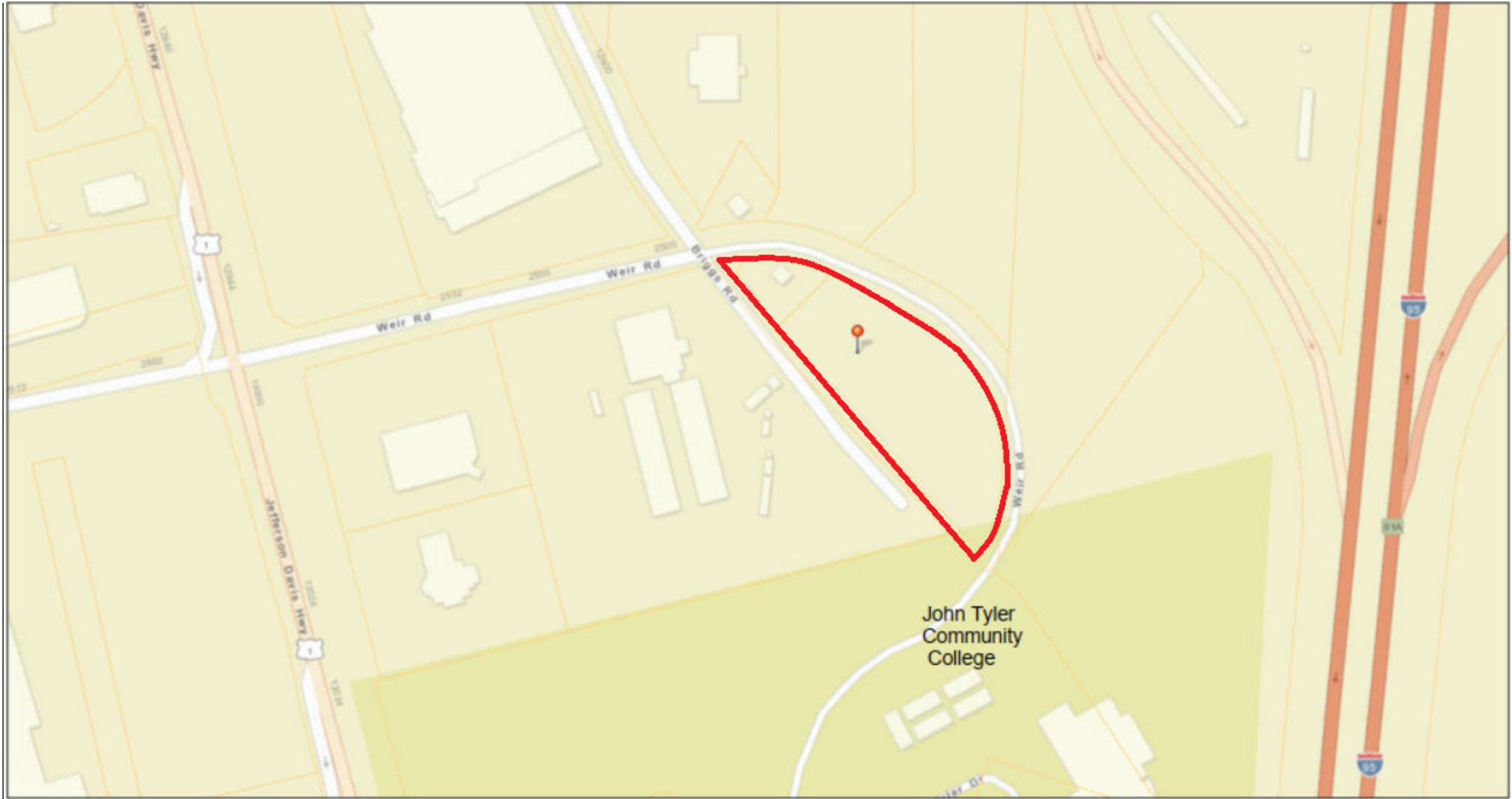
**RICHMOND**

1519 Summit Avenue, Suite 102, Richmond, VA 23230  
P: 804-441-8440 F: 804-441-8438

**TYSONS CORNER**

8200 Greensboro Drive, Suite 820, McLean, VA 22102  
P: 703-485-3535 F: 703-485-3525

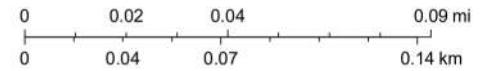
# 24SN1185 - Weir Road Mini-Storage



10/29/2024, 10:33:14 AM

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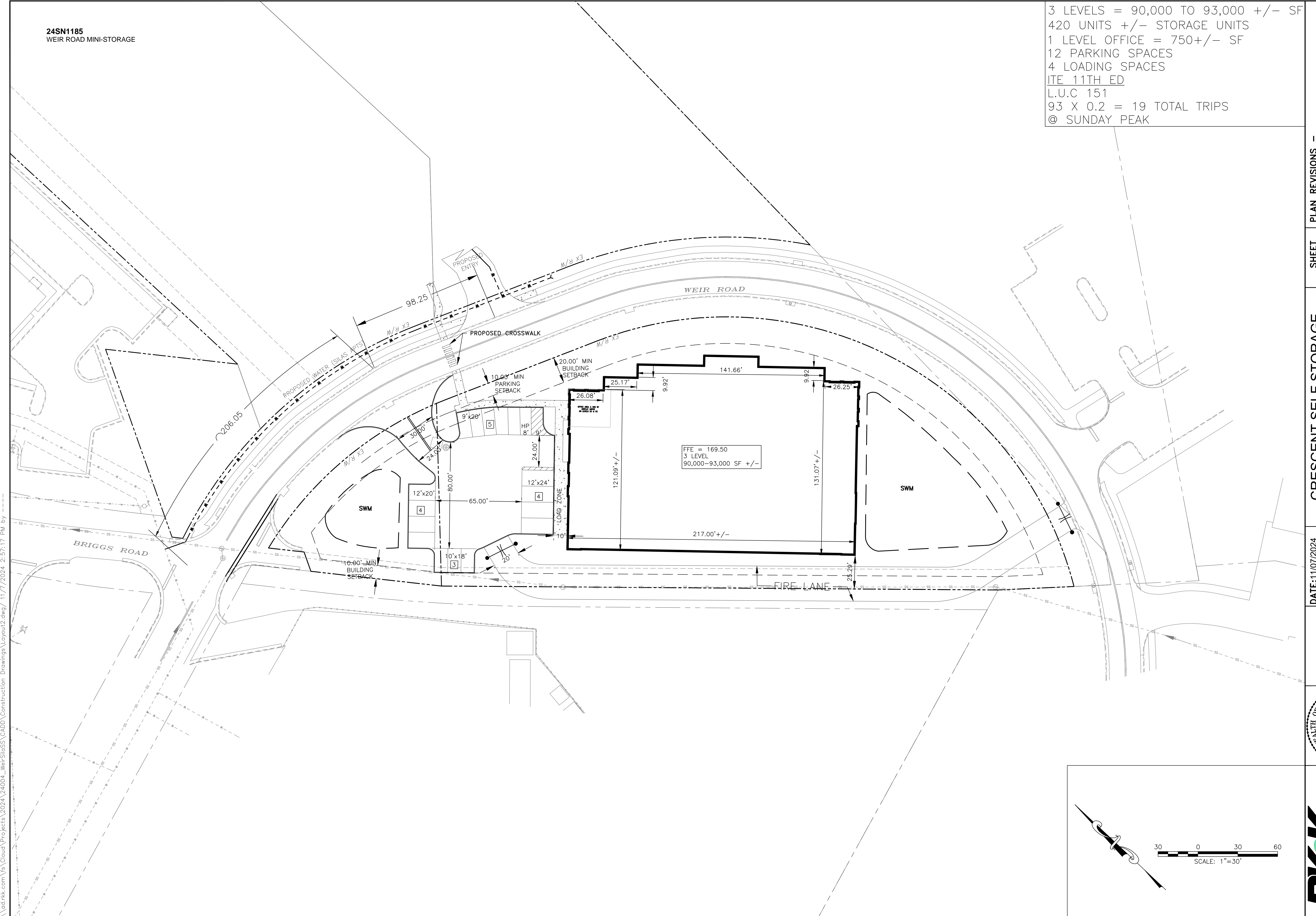
1:2,257



VITA, Esri, HERE, Garmin, INCREMENT P, NGA, USGS

24SN1185  
WEIR ROAD MINI-STORAGE

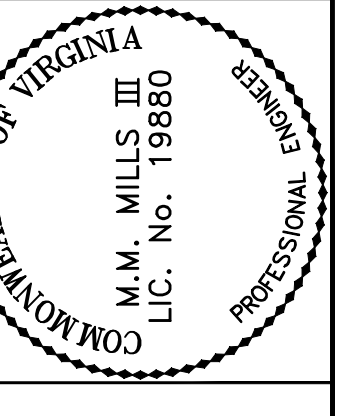
3 LEVELS = 90,000 TO 93,000 +/- SF  
 420 UNITS +/- STORAGE UNITS  
 1 LEVEL OFFICE = 750 +/- SF  
 12 PARKING SPACES  
 4 LOADING SPACES  
 ITE 11TH ED  
 L.U.C 151  
 93 X 0.2 = 19 TOTAL TRIPS  
 @ SUNDAY PEAK



PLAN REVISIONS	
SHEET	C3.00
SCALE	1" = 30'

CRESCENT SELF STORAGE  
 CONCEPT PLAN  
 CHESTERFIELD, VIRGINIA  
 COMMUNITY MEETING PLAN

DATE: 11/07/2024  
 ENGINEER: MMM  
 CHECKED: ---  
 CAD: JDL  
 JOB#: 24004



SCALE: 1" = 30'

**RK&K**  
 P: 804.782.1903  
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 Engineers | Construction Managers | Planners | Scientists  
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