

October 25, 2022

VIA U. S. MAIL
Interested and Adjacent Neighbors

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

Re: ARLS Properties LLC
Royal Farms at Hull Street and Warbro Roads
Case Number 22SN0012

Dear Ladies and Gentlemen:

My firm is working with ARLS Properties LLC in reference to the proposed development at 3901 Warbro Road in the Clover Hill District as shown on the attached vicinity map (the "Property"). This is a request to permit an additional right-in/right-out entrance on Warbro Road, as shown on the attached concept plan, for the planned new-to-market Royal Farms fueling station and convenience store. This case is scheduled for the November 15, 2022 Planning Commission meeting.

For additional information about the zoning request, and for the opportunity to leave comments that will simultaneously be forwarded to our office and the Chesterfield County Planning Department, please visit www.rvazoning.com, go to "Find your Case", click on "Royal Farms – Warbro Rd" and you will see a "Comments" section near the middle of the page.

If you have any questions or concerns, please feel free to contact me at (804) 956-4696 or klacy@rothjackson.com.

Sincerely,



Kim M. Lacy

Enclosures

{01471700;v1}

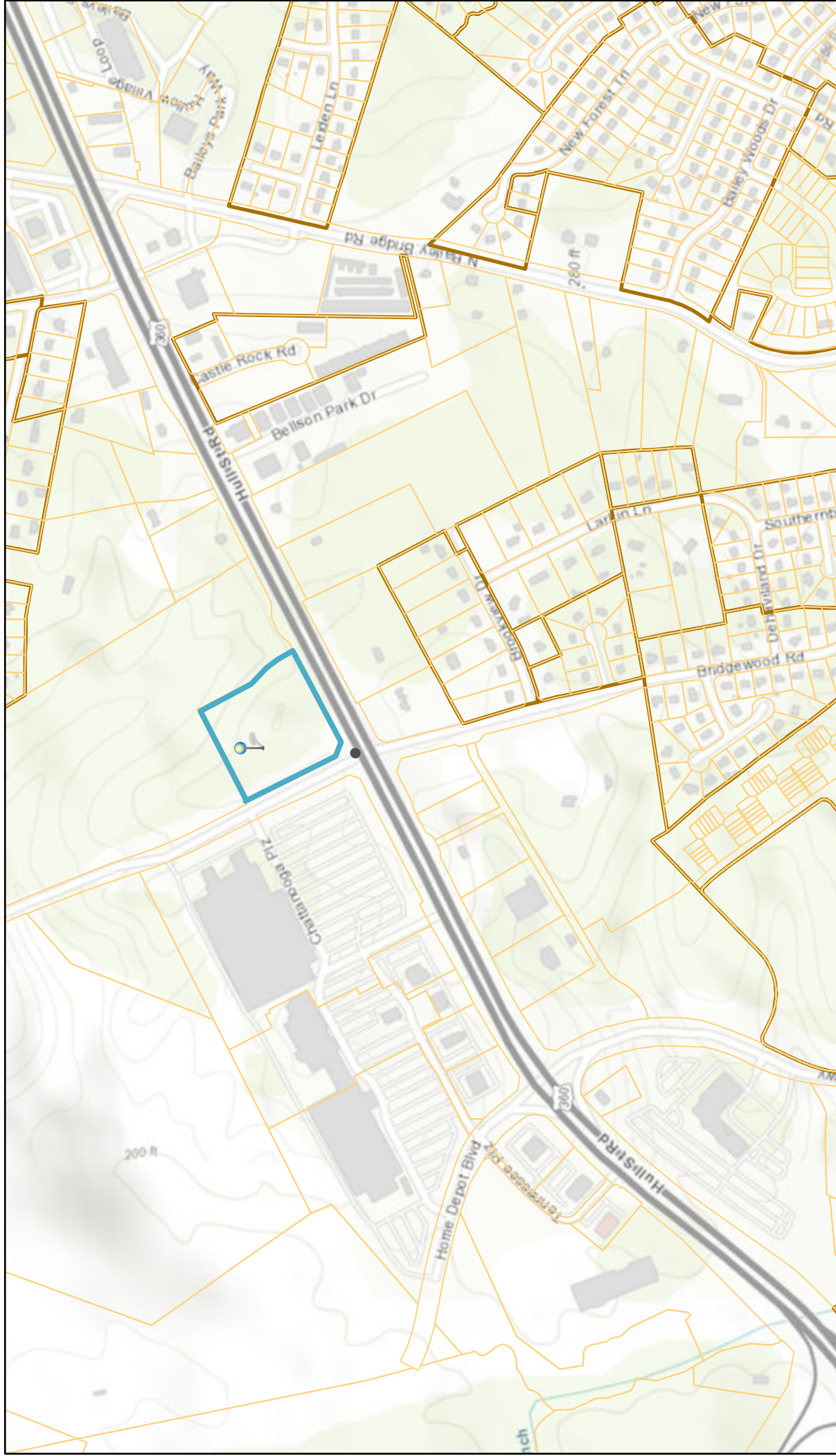
RICHMOND

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

3901 Warbro Road



10/20/2022, 12:12:19 PM

-  Override 1
-  Override 1
-  Subdivisions
-  Parcels
-  Municipal Boundary

1:9,028

0 0.05 0.1 0.2 mi

0 0.07 0.15 0.3 km

County of Henrico, VITA, Esri, HERE, Garmin, GeoTechnologies, Inc., Intermap, USGS, METI/NASA, EPA, USDA