

Textual Statement

Reedy Creek Land Company, LLC  
Case Number 23SN0024  
September 8, 2023

Re: Request for Conditional Use Planned Development for additional uses permitted by right, including outside storage, as more particularly set forth herein, on property located in Chesterfield County, Virginia ("County") known as 700 Southlake Boulevard, County Tax Identification Number 744707765700000 (the "Property").

1. General Requirements. Development on the Property will be in general conformance with the Existing Conditions Plan attached hereto as Exhibit A.
  
2. Conditional Use Planned Development. Development of the Property will comply with the General Industrial (I-2) District and the Emerging Growth Design District requirements of the County Zoning Ordinance, except as follows:
  - a. The interior side yard building setback will be no less than 21 feet;
  - b. The front yard, interior side yard and rear yard parking setback will be no less than as currently exists, as shown on the Existing Conditions Plan attached hereto as Exhibit A;
  - c. No perimeter landscaping will be required other than as currently exists as shown on the Existing Conditions Plan attached hereto as Exhibit A; and
  - d. The architecture of the existing building will be permitted as it currently exists. Any new building shall comply with the requirements of the County Zoning Ordinance.