

**PUBLIC HEARING NOTICE**  
**FAUQUIER COUNTY PLANNING COMMISSION**  
**OCTOBER 15, 2020**

The Fauquier County Planning Commission will hold a work session beginning at 9:30 a.m. on **Thursday, October 15, 2020** in the Warren Green Building, First Floor Meeting Room, 10 Hotel Street, Warrenton, Virginia.

The Fauquier County Planning Commission will hold a public hearing on the following items at 6:30 p.m. on **Thursday, October 15, 2020** in the Warren Green Building, First Floor Meeting Room, 10 Hotel Street, Warrenton, Virginia:

1. **REZONING – REZN-19-012268 – NORTH FORTY ASPEN PLUS, LP (OWNER/APPLICANT) – ASPEN VILLAGE** – An application to rezone approximately 9.98 acres from Planned Residential Development (PRD) to Garden Apartment (GA) with proffers. The property is located at 6206 Aspen Way, Lee District. (PIN 6899-35-8059-000) (Adam Shellenberger, Staff)
  
2. **REZONING AMENDMENT/SPECIAL EXCEPTION – REZN-20-012775 AND SPEX-20-012776 – MATHAI REAL ESTATE HOLDINGS, LLC/BEN MATHAI, CRANE'S CORNER, LLC/JOHN T. HAZEL, III, BEALETON RETAIL INVESTORS, LLC/SURRESH CHAPPIDI, LIBERTY STATION CONDO UNIT OWNERS ASSOCIATION/BEN MATHAI AND SURRESH CHAPPIDI, AEON II, LLC/SOTIRIOS NICHOLAKOS (OWNERS/APPLICANTS) – LIBERTY STATION** – An application to amend a previously approved Rezoning application (REZN04-LE-001) by changing 3.333 acres of property from the C-1 zoning district to the C-2 district with new proffers applicable to 0.936 acres of the total, and an application for a Category 13 Special Exception to allow a drive-through facility in conjunction with an eating establishment. The property is located adjacent to the intersection of Marsh Road and Patrick Henry Boulevard, Lee District. (PIN 6899-34-0516-001, 6899-34-1766-000, and portions of 6899-24-7659-001 and 6899-24-9826-001) (Josh Frederick, Staff)
  
3. **SPECIAL EXCEPTION – SPEX-20-012874 – LUCILLE BERNARD ENTERPRISES, LLC (OWNER/APPLICANT) – THE CANTER INN AT WALNUT SPRINGS** – An application for a Category 3 Special Exception to allow a Tourist Home in the Springs Valley Agricultural and Forestal District. The property is located at 8541 and 8467 Springs Road, Marshall District. (PIN 6973-57-4192-000 and 6973-57-6774-000) (Lauren Runyan, Staff)

4. **SPECIAL EXCEPTION – SPEX-20-013054 – RISK AND STRATEGIC MGMT, LLC (OWNER/APPLICANT) – RISK AND STRATEGIC MANAGEMENT** – An application for a Category 5 Special Exception to allow for an Outdoor Technical School which offers training in life safety, leadership and team building. The property is located at 7186 Opal Road, Marshall District. (PIN 6981-10-8205-000) (Josh Frederick, Staff)
  
5. **SPECIAL EXCEPTION – SPEX-20-013338 – ASSADULLAH AKBERZIE (OWNER/APPLICANT) – CALVERTON STORAGE & PARKING** – An application for a Category 14 Special Exception to operate an auto repair garage in the Industrial General (I-2) Zoning District. The property is located at 4202 Old Calverton Road, Cedar Run District. (PIN 7911-72-8868-000) (Kara Krantz, Staff)

*The application materials can be found on the Land Development Online Portal at: [https://commdevpay.fauquiercounty.gov/Energov\\_Prod/SelfService#/home](https://commdevpay.fauquiercounty.gov/Energov_Prod/SelfService#/home). Approximately one week prior to the public hearing, staff reports for all items will be available online at: <http://agenda.fauquiercounty.gov/>. To arrange a time to review files in person, please contact the Department of Community Development's Planning Office at (540) 422-8210, between the hours of 8:00 a.m. and 4:30 p.m.*

*Due to the threat to public health and safety of the residents of Fauquier County from exposure to COVID-19, and pursuant to the County's emergency continuity of government ordinance adopted April 9, 2020, citizens are encouraged to participate virtually in this process. The meeting may be viewed on Fauquier County Government Channel-23 and livestreamed at:*

*[http://fauquier-va.granicus.com/ViewPublisher.php?view\\_id=1](http://fauquier-va.granicus.com/ViewPublisher.php?view_id=1).*

*Citizens desiring to participate in the meeting remotely are required to register in advance. Instructions are available on the County website at:*

*[www.fauquiercounty.gov/PCVirtualMeeting](http://www.fauquiercounty.gov/PCVirtualMeeting).*

*Comments will be limited to three minutes. Participants will be required to wear a face covering and maintain strict social distancing measures that may involve waiting in line outside of the building.*

*Fauquier County does not discriminate on the basis of handicapped status in admission or access to its programs and activities. Accommodations will be made for handicapped persons upon prior request. Citizens requiring reasonable accommodation for disabilities should contact Meredith Meixner, Planning Associate, at (540) 422-8210.*