

City of Oak Hill
Planning Commission
Agenda
March 5, 2024, at 6:00 P.M.

1. Call to Order

2. Introductions

3. Pledge of Allegiance

4. Approval of Minutes

February 6, 2024

5. Case 24-02 – 922 & 924 Battery Lane, Zone C (Resubdivision Plat)

Requesting resubdivision plat approval pertaining to lots 922 and 924 Battery Ln.; and proposing creation of a 4414 Soper Ave. address.

6. Cases 24-07, 24-08, 24-09, 24-10 – 5021, 5025, 5029 Villa Crest Dr. & 1107 Ridgeview Dr. – Zone C

General Description: Proposed installation of pressurized sewer line through created easements in wooded areas of 5021, 5025, 5029 Villa Crest Drive, and 1107 Ridgeview Dr. The purpose of this work is to replace the failing septic system at 5029 Villa Crest Dr., install new line from 5029 and across 5025 Villa Crest Dr. to 5021, replace failing septic system at 5021 Villa Crest Dr., then install line to tie into the sewer main in front of 1107 Ridgeview. No trees are proposed to be removed, however some damage to root systems is anticipated due to trenching within the dripline. Specific requests respective to each case are as follows:

- **Case 24-07 – 5021 Villa Crest Drive, Zone C (Steep Slope & RLNAIZ)**

Request to replace failing septic system and install sewer line in created easement in steep slope and within driplines of trees. No tree removal.

- **Case 24-08 – 5025 Villa Crest Drive, Zone C (RLNAIZ)**

Request to install sewer line in created easement within driplines of trees. No tree removal.

- **Case 24-09 – 5029 Villa Crest Drive, Zone C (RLNAIZ)**

Request to replace failing septic system and install sewer line in created easement within driplines of trees. No tree removal.

- **Case 24-10 – 1107 Ridgeview Drive, Zone C (Steep Slope)**

Request to allow sewer line installation in created easement in steep slope and within driplines of trees. No tree removal.

7. Case 24-11 – 1159 Gateway Ln. - Zone C (Nonconforming)

- Requesting removal of a pool house that is nonconforming in regard to the 75' stream buffer and reincorporating the disturbed area to remain with construction of a firepit.
- Reduce existing lot coverage (22,241 sf) that is nonconforming in regard to Max. Lot Coverage allowed (18,000 sf), to a proposed lot coverage amount (21,741 sf) that, while less than existing, will still be nonconforming.

8. Case 23-41 – 1108 Overton Lea Road, Zone F (Nonconforming)

Proposed addition to an existing, nonconforming structure that will not increase the existing structure's nonconformities. The existing structure is nonconforming regarding maximum lot coverage and side setback line. Application for this request was made prior to adoption of the latest code revision to 14-146 Nonconforming Structures.

9. Adjournment