

**NORFOLK CITY PLANNING COMMISSION PUBLIC HEARING AGENDA**  
**February 28, 2019**

The Norfolk City Planning Commission will hold a public hearing on February 28, 2019 at 2:30 p.m., 810 Union Street, Norfolk, Virginia 23510 in the City Council Chambers, 11th Floor, City Hall Building to consider the following applications:

**I. Public Hearing items:**

**CONTINUED AGENDA**

**TO BE WITHDRAWN**

1. **ANNETTE STONE**, for a Conditional Use Permit to operate a Nightclub at 846 E. Little Creek Road.

The purpose of this request is to allow for a nightclub to operate with on-premises alcohol sales and live entertainment with a disc jockey and dance floor until 2:00 a.m.

*Staff contact: Chris Whitney at (757) 823-1253, [chris.whitney@norfolk.gov](mailto:chris.whitney@norfolk.gov)*

**REGULAR AGENDA**

1. **RICHARD KATZ**, for a change of zoning from I-L (Industrial – Light) to Conditional C-C (Community Commercial) at 811-815 44<sup>th</sup> Street.

The purpose of this request is to allow surface parking for Cogan’s Pizza.

*Staff contact: Susan Pollock at (757) 664-4765, [susan.pollock@norfolk.gov](mailto:susan.pollock@norfolk.gov)*

2. **JAMES FLANIGAN**, for the following applications at 1045,1063,1065, and SS 38<sup>th</sup> Street (GPIN: 1428579156):

- a. [Street closure of a certain piece or parcel of land situate, lying and being in the City of Norfolk, Virginia, said parcel contains 3,679 Sq. Ft. or 0.084 Ac., more or less being a portion of Shumadine Road between 37<sup>th</sup> Street and 38<sup>th</sup> Street.](#)

*Staff contact: Paula Shea at (757) 664-4772, [paula.shea@norfolk.gov](mailto:paula.shea@norfolk.gov)*

- b. Change of zoning from I-L (Industrial – Light) to MF-AC (Multi-Family – Apartment Complex).
- c. Conditional Use Permit to allow more than 24 dwelling units.

The purpose of this request is to allow the development of a multi-family apartment community with 150 dwelling units.

*Staff contact: Susan Pollock at (757) 664-4765, [susan.pollock@norfolk.gov](mailto:susan.pollock@norfolk.gov)*

1. **EDC VENTURES, LLC**, for a change of zoning from C-N (Neighborhood – Commercial) to MF-NS (Multi-family – Neighborhood – Scale) at 8506 Chesapeake Boulevard and 1020 Fishermans Road.

The purpose of this request is to allow a mixed-use development.

Staff contact: Susan Pollock at (757) 664-4765, [susan.pollock@norfolk.gov](mailto:susan.pollock@norfolk.gov)

3. **TIDEWATER COMMUNICATIONS, LLC**, for a Conditional Use Permit to construct a Communication tower, commercial at 600 East Indian River Road.

The purpose of this request is to allow the replacement of a 545-foot tall AM/FM Radio Tower.

Staff contact: Hank Morrison at (757) 664-7470, [hank.morrison@norfolk.gov](mailto:hank.morrison@norfolk.gov)

4. **COLONIAL HEIGHTS CHURCH OF CHRIST**, for the following Conditional Use Permits at 831 Mayfield Avenue and 833 Marvin Avenue:
  - a. Religious Institution.
  - b. Day Care Center, Child.

The purpose of this request is to allow a religious institution to operate a daycare center.

Staff contact: Hank Morrison at (757) 664-7470, [hank.morrison@norfolk.gov](mailto:hank.morrison@norfolk.gov)

5. **REAVER BEACH BREWING COMPANY**, for the following Conditional Use Permits at 3800 and 3808 Colley Avenue and 737 Michigan Avenue:
  - a. Production of Craft Beverages.
  - b. Live Entertainment.

The purpose of this request is to allow for a new microbrewery to operate with limited entertainment options.

Staff contact: Chris Whitney at (757) 823-1253, [chris.whitney@norfolk.gov](mailto:chris.whitney@norfolk.gov)

6. **THE BOLD MARINER BREWING COMPANY**, for the following Conditional Use Permits at 1901 E. Ocean View Avenue and 9638 Capeview Avenue:
  - a. Production of Craft Beverages.
  - b. Live Entertainment.

The purpose of this request is to allow for a new microbrewery to operate with limited entertainment options.

Staff contact: Chris Whitney at (757) 823-1253, [chris.whitney@norfolk.gov](mailto:chris.whitney@norfolk.gov)

## II. New Business:

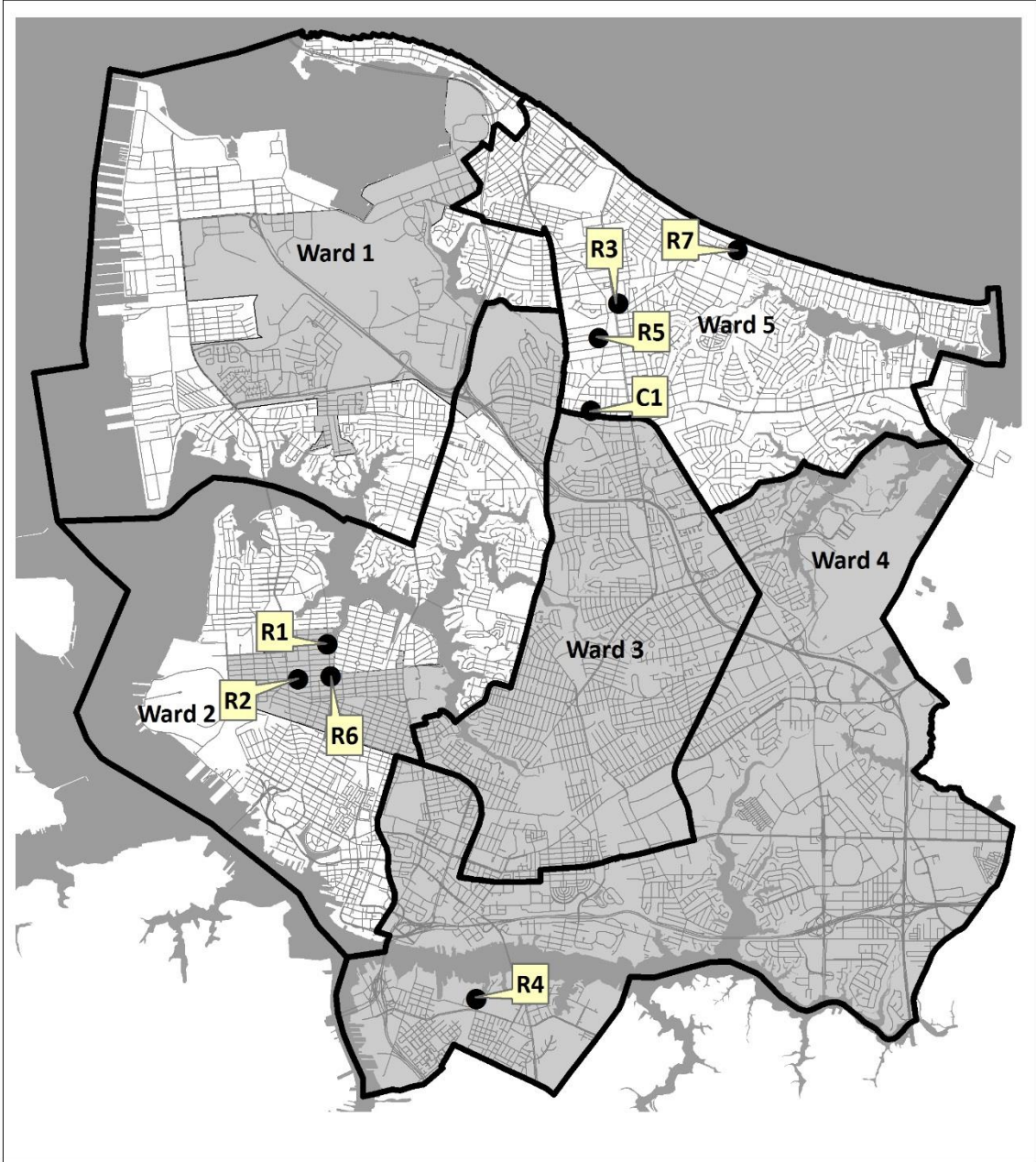
1. [Development Certificate – Aldi](#) – Modification of a previously approved 21<sup>st</sup> Street PCO (Pedestrian Commercial Overlay) Development Certificate to allow renovations to the façade at 730 W 21<sup>st</sup> Street.

*Staff contact: Hank Morrison at (757) 664-7470, [hank.morrison@norfolk.gov](mailto:hank.morrison@norfolk.gov)*

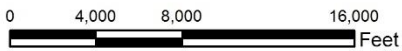
2. **Initiate a Zoning Text Amendment to parts of the demolition process in the Historic & Cultural Conservation portion of the Zoning Ordinance 2.4.10**

Maps, plats, and other information concerning the above proposals may be seen at the office of the Department of City Planning, Room 508, City Hall Building, Norfolk, Virginia 23510 or you may telephone (757) 664-4752. All interested parties are invited to be present at the time and place noted above. Additional information may be obtained online at: <https://www.norfolk.gov/index.aspx?NID=862>

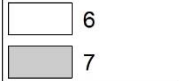
George M. Homewood, FAICP, CFM  
Executive Secretary



Planning Commission Items  
FEBRUARY



**Superwards**



This map is for graphic purposes only.

Map compiled, designed and produced by  
the Department of City Planning.