



Chesterfield County Planning Commission Work Program

As of January 4, 2021

Project Name & Number	Status/Comments	Project Manager / CPC Liaison	Work Session	Public Hearing
Rockwood Redevelopment Strategy (18PJ0105)	DALE/CLOVER HILL Anticipated Completion: Early 2021	Noxon/Allen	01/19/2021 CPC	
	Strategy kick-off with BOS/CPC on 2/28/20. Anticipate CPC work session late Summer/early Fall 2020. This work will also include a possible rezoning effort for the northeast quadrant running in tandem. Staff conducting public review of recommendations.	Freye/Hylton		
Route 1/10 Area Development Plan (20PJ0101)	BERMUDA Anticipated Completion: Fall 2020	Haasch		
	Consultants hired and developing draft recommendations and design. Anticipate CPC work session in late Fall 2020.	Sloan		
Public Facilities Plan Update (20PJ0102)	COUNTYWIDE Anticipated Completion: Spring 2021	Haasch		
	Will provide amendments to chapter focused on outdated schools section. Anticipate CPC work session Fall 2020.	Sloan		
Zoning Ordinance Update (20PJ0107)	COUNTYWIDE Anticipated Completion: Spring 2023	Chieppa	07/21/2020 CPC	
	Finalizing consultant contract. BOS has authorized contract, work and formal contract approval expected to commence January 2021. Conducting listening sessions.	Freye/Sloan		
Code Amendment Relative to the Route 1 Residential Overlay (20PJ0119)	BERMUDA Anticipated Completion: Summer 2020	Cash	07/21/2020 CPC 08/18/2020 CPC	09/15/2020 CPC 11/18/2020 BOS 12/16/2020 BOS
	Minor revisions to overlay to address parking and applicable areas. To be discussed at 7/21/20 CPC work session. At 7/21/20 work session, CPC directed staff to revisit balconies and transit allowances and report back. At 08/18/20 work session, CPC accepted staff's recommendations and set public hearing. On 9/15/20, CPC recommended approval to BOS. On 10/28/20, BOS set public hearing for 11/18/20. On 11/18/20, the BOS deferred action on this item to their December meeting. On 12/16/20, BOS approved item as submitted.	Sloan		
Code Amendment Relative to Midlothian Special Design District (20PJ0121)	MIDLOTHIAN Anticipated Completion: Fall 2020	Wieworka	11/17/2020 CPC	
	Standards being developed in alignment with the Special Area Plan. Will be presented to Midlo Implementation Committee prior to CPC work session. On 11/17/20, staff presented an overview of the proposed design standards. Another work session will be held to continue discussion.	Petroski		



Chesterfield County Planning Commission Work Program

As of January 4, 2021

Project Name & Number	Status/Comments	Project Manager / CPC Liaison	Work Session	Public Hearing
Roseland Area Rezoning (20PJ0122)	MIDLOTHIAN Anticipated Completion: Mid 2021 Review of case 07SN0223 and surrounding areas for possible zoning action.	Noxon Freye/ Petroski		
Code Amendment Relative to Industrial Zoning Districts (20PJ0123)	COUNTYWIDE Anticipated Completion: Fall 2020 Staff will revise current I-1, I-2 and I-3 zoning districts regarding uses and standards and bring a recommendation to the CPC. On 11/17/20, staff presented information and received commissioner feedback. Further revisions and discussion to continue.	Cash Sloan	11/17/2020 CPC 01/19/2021 CPC	
Code Amendment Relative to Written Determinations Affecting Residential Wells (21PJ0102)	COUNTYWIDE Anticipated Completion: Fall 2020 State required amendment to provide notification of potential impacts on wells for adjacent properties for written zoning determinations. On 08/18/20, CPC set item for public hearing. On 9/15/20, CPC recommended approval of this item to BOS. Administration pulled this item off of the 10/28/20 BOS work session agenda.	Cash	08/18/2020 CPC	09/15/2020 CPC
Code Amendment Relative to Administrative Zoning Modification (21PJ0103)	COUNTYWIDE Anticipated Completion: Fall 2020 Amendment to expand ability to grant administrative exceptions to ordinance standards. Staff presented information at 12/15/20 CPC work session. CPC directed staff to proceed with recommendations for items to BZA as special exceptions.	Cash	12/15/2020 CPC	
Comprehensive Plan Modernization (21PJ0104)	COUNTYWIDE Anticipated Completion: Early 2021 On 08/18/20, staff presented project to CPC and received approval to proceed. Project will update Eastern Midlothian, Route 360, Jahnke-Chippenham and Northern Courthouse plans. Staff meeting with CPC/BOS. Staff reviewing initial recommendations.	Haasch		



Chesterfield County Planning Commission Work Program

As of January 4, 2021

Project Name & Number	Status/Comments	Project Manager / CPC Liaison	Work Session	Public Hearing
Affordable Housing Strategy (21PJ0105)	COUNTYWIDE Anticipated Completion: Mid 2021 Identify programs, policies and ordinances that address the county's need for affordable housing. Work group comprised of field professionals has been identified and is meeting to review and discuss topic.	Haasch, Cohen Hylton, Sloan		
Code Amendment Relative to Board of Zoning Appeals (21PJ0106)	COUNTYWIDE Anticipated Completion: Fall 2020 Amendment to remove requirement that secretary to BZA be an employee of the Planning Department. On 9/15/20, CPC set this item for public hearing. On 10/20/20, CPC recommended approval of this item to the BOS. On 12/16/20 BOS adopted item as submitted.	Cash	09/15/2020-CPC	10/20/2020-CPC 12/16/2020-BOS
Genito/Rt 288 Special Focus Area (21PJ0108)	CLOVER HILL Anticipated Completion: Spring 2021 Amendment to address land use, infrastructure and design centered on Genito Road near Rt 288.	Wieworka Freye/Petroski		



Chesterfield County Planning Commission Work Program

As of January 4, 2021

Projects Not Yet Begun

Project Name	Staff Lead/Commission Lead	To Begin
Small Lot Zoning	Cash / Owens	Winter 2021
Accessory Dwelling Units	Cash / Petroski	Spring 2021
Short Term Rentals	Cash / Owens	Spring 2021
RTH Zoning District Update	Cash / Hylton	Winter 2021
RMF Zoning District Update	Cash / Hylton	Winter 2021
Recovery Housing	Cash / Sloan	Summer 2021
Mixed Use Zoning District	Cash / Freye, Petroski	Winter 2021
Rt 10/Chippenham SFA	Noxon/Hylton	Winter 2021
Rt 60/Chippenham SFA	Wieworka/Petroski	Summer 2021
Rt 360/Chippenham SFA	Noxon/Petroski	Summer 2021
Countywide Corridor Strategy	Haasch/TBD	Summer 2021
Boulders SFA	Wieworka/Petroski	Spring 2022
Meadowbrook SFA	Noxon/Hylton	Spring 2022
Western Rt 60 Development Strategy	Haasch/Petroski	Spring 2022
Western 360 Development Strategy	Wieworka, Noxon/Owens	Fall 2022
Comprehensive Plan – Land Use Chapter Update	Haasch / Owens	Winter 2023
Chester Plan Update	Chieppa/Sloan	Summer 2023
Countywide Center Strategy	Haasch/TBD	Summer 2023
Powhite/Rt 60 SFA	Wieworka/Petroski	Fall 2023
Rt 360/Hicks SFA	Noxon/Freye	Fall 2023
Comp Plan Rewrite	Haasch/TBD	Spring 2024