



MIDDLEBURG PLANNING COMMISSION
PC Work Session & Regular Meeting Agenda
Monday, April 24, 2023
10 W. Marshall Street
6:30 PM



Work Session - 6:30 pm

1. Call work session to order / Roll Call
2. Discussion Items
 - 2.a. ZMA 23-01 and SU 23-01 - rezoning (rear lot) and Special Use Permit for an Inn at 204 E Washington St
***see accompanying materials under items 7.b. and 7.c. on the regular meeting agenda

Regular Meeting - 7:00 pm (or as soon thereafter as the work session concludes)

3. Call meeting to order
4. Disclosure of meetings with applicants
5. Public Comment (non-public hearing related)
6. Approval of Minutes
 - 6.a. Minutes - March 27, 2023 Work Session and Regular Meeting
[03-27-23 - Work Session & Regular Meeting Minutes.pdf](#)
7. Public Hearings
 - 7.a. Zoning Text Amendment 23-01 - AN ORDINANCE TO AMEND ARTICLE XI, PART I OF THE MIDDLEBURG ZONING ORDINANCE PERTAINING TO AN INN AS A SPECIAL EXCEPTION USE IN THE C-1 RESTRICTED COMMERCIAL DISTRICT
[Memo - ZTA 23-01 - Inn as a Special Exception Use in C-1.pdf](#)
[ZTA 23-01 Draft 1.pdf](#)
 - 7.b. Zoning Map Amendment 23-01 – AN ORDINANCE TO CONDITIONALLY REZONE APPROXIMATELY 0.26 ACRES OF LAND AT PIN 538-29-0376 FROM R-3 RESIDENTIAL DISTRICT TO C-1 RESTRICTED COMMERCIAL DISTRICT
[Memo - ZMA 23-01 - rear parcel - 204 E Washington St.pdf](#)
[ZMA 23-01 proffer statement.pdf](#)

[rezoning exhibit.pdf](#)
[Zoning and LUP maps.pdf](#)

- 7.c. Special Use 23-01 - Request of The Middleburg Inn & Restaurant LLC for a Special Use Permit for an Inn at 204 E. Washington St. zoned C-1 Restricted Commercial District
 - [Memo - SU 23-01 - 204 E Washington St.pdf](#)
 - [Narrative - The Middleburg Inn.pdf](#)
 - [aerial and front elev photos.pdf](#)
 - [204 E. Washington Concept Package 04-07-23.pdf](#)

8. Council Representative Report

9. Discussion Items

10. Quorum - May 22

11. Adjournment