

Town of Luray

Planning Commission Agenda

April 13, 2011

1. Call to Order

2. Pledge of Allegiance

3. Review of Minutes from the March 16, 2011 regular meeting & April 5, 2011 work session

4. New Business:

Review and Consider Measures to Increase Luray's Tree Canopy

5. Old Business:

Rezoning Request:

RZ11-1: The applicant, Page Memorial Hospital, is requesting to rezone an approximately 13.4-acre parcel from R3 (High-Density Residential) to B1-C (General Business with Conditions). The subject parcel is located on Memorial Drive and is the location of Page Health Care Associates, Page Memorial Hospital, Page Memorial Specialty Clinic and the currently under construction Medical Office Building. In the R3 zoning district a "general hospital and special care hospital" are listed as "uses permitted by special permit". Therefore all significant additions and/or changes to the subject site demand a special use permit which requires a public hearing. Whereas in the B1 zoning district a "hospital" is listed as "uses permitted by right". If rezoned to B1, additions and/or changes to the subject site would not require a public hearing. Independent of zoning, changes and/or additions to the site would be required to adhere to Site Plan and Town engineering review requirements before any proposed change could be effectuated. The property's postal address is 200 Memorial Drive, and is further identified on Page County's Tax Maps as 42A10 (A) 101.

6. Adjournment