



COUNTY OF AUGUSTA
COMMONWEALTH OF VIRGINIA
DEPARTMENT OF COMMUNITY DEVELOPMENT
P.O. BOX 590
COUNTY GOVERNMENT CENTER
VERONA, VA 24482-0590



22-272

April 13, 2022

American Surveying & Mapping, Inc.
3191 Maguire Blvd., Suite 200
Orlando, FL 32803

emul
4/13/22

Attention: Brandon Welch

Reference: 6 Lodge Lane, Tax Map No. 46-55A

In response to your email request dated April 1, 2022, please be advised of the following:

1. The Property is located within the corporate limits of the County of Augusta, Virginia.
2. The Property is currently zoned General Business. The existing convenience store/fueling station and fast food restaurant is a permitted use in the General Business zoned district without the need for a Special Use Permit or Variance.
3. The property was subject to site plan approval. The existing structures comply with all setbacks, side yard, rear yard, lot area, and parking regulations approved on the existing site plan submitted for this site. Copies of the site plan are available from Community Development Department for a cost of five dollars per sheet
4. To the best of my knowledge, the property is currently in compliance with all applicable requirements of the Zoning Ordinance of the County. There are no known Zoning, or Building Code violations.

Sincerely,

Sandra K. Bunch
Zoning Administrator



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22-321

April 29, 2022

American Surveying & Mapping, Inc.
3191 Maguire Blvd., Suite 200
Orlando, FL 32803

Attention: Brandon Welch

Reference: 11 Banbury Court, Tax Map 75H (5) 8

In response to your email request dated April 18, 2022, please be advised of the following:

1. The Property is located within the corporate limits of the County of Augusta, Virginia.
2. The Property is currently zoned General Business. The existing fast food restaurant is a permitted use in the General Business zoned district without the need for a Special Use Permit or Variance.
3. The property was subject to site plan approval. The existing structures comply with all setbacks, side yard, rear yard, lot area, and parking regulations approved on the existing site plan submitted for this site. Copies of the site plan are available from Community Development Department for a cost of five dollars per sheet
4. To the best of my knowledge, the property is currently in compliance with all applicable requirements of the Zoning Ordinance of the County. There are no known Zoning, or Building Code violations.

Sincerely,


Sandra K. Bunch
Zoning Administrator



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22-320

April 29, 2022

American National, LLC

Attention: Michelle Evanish

RE: 286 Expo Road, Fishersville, VA 22939
Tax Map #66D (2) 15

Dear Ms. Evanish:

In response to your request for information regarding the above referenced property, please be advised of the following:

1. The Augusta County Community Development Department is responsible for the enforcement of all applicable Zoning ordinances, regulations, and codes regarding development in this jurisdiction.
2. The property is currently zoned General Industrial. The existing warehouse and manufacturing facility on the property is a permitted use in this zoning district. There are no known special exceptions, conditions, or variances.
3. General Industrial surrounds the entire parcel.
4. The property was subject to site plan approval. The existing structures comply with all setbacks, side yard, rear yard, lot area, and parking regulations approved on the existing site plan submitted for this site. Copies of the site plan are available from Community Development Department for a cost of five dollars per sheet.
5. In the event of a casualty the property may be rebuilt to its present form.
6. All required permits and approvals necessary for the construction, use, operation and Certificates of Occupancy were issued when the building was completed. Copy of Certificate of Occupancy as requested is included.

Staunton (540) 245-5700

TOLL FREE NUMBERS

Waynesboro (540) 942-5113

From Deerfield (540) 939-4111 From Bridgewater, Grottoes

Harrisonburg, Mt. Solon & Weyers Cave (540) 828-6205

FAX (540) 245-5066

7. The Community Development Department is unaware of any known violations or claimed violations of any Zoning, or Building Code violations, and or complaints on this property.

We understand that any mortgage lender for the Project may rely on this certificate. Should you have any further questions regarding the foregoing, please contact me at (540) 245-5700, Monday-Friday, 8:00 A.M. to 5:00 P.M.

Sincerely,



Sandra K. Bunch
Zoning Administrator