

PRESENTED October 8, 2013

RESOLUTION NO. _____

ADOPTED October 8, 2013

A RESOLUTION: INITIATING AMENDMENTS TO THE LEESBURG ZONING ORDINANCE AND THE SUBDIVISION AND LAND DEVELOPMENT REGULATIONS TO SIMPLIFY THE PROCESS FOR CONSOLIDATING MULTIPLE LOTS INTO A SINGLE LOT

WHEREAS, there exist in Leesburg cases where residential or commercial structures are built across property lines, thereby creating legally nonconforming structures and lots; and

WHEREAS, the Leesburg Subdivision and Land Development Regulations require a plat of consolidation to vacate lot lines to reduce multiple lots into a single parcel; and

WHEREAS, Removal of nonconforming zoning situations will enhance the redevelopment potential of commercial lots and permit expansion of residential units in accordance with current requirements; and

WHEREAS, the 1950 Code of Virginia, as amended, permits localities to allow consolidation of lots by deed alone in certain situations; and

WHEREAS, the public necessity, convenience, general welfare and good zoning practice require the proposed amendments.

THEREFORE, RESOLVED, by the Council of the Town of Leesburg in Virginia as follows:

SECTION I. Amendments to the Subdivision and Land Development Regulations and the Zoning Ordinance as necessary are hereby initiated and referred to the Planning Commission to consider the allowance of consolidation of lots by deed alone.

SECTION II. The Planning Commission shall hold a public hearing to consider these amendments to the Subdivision and Land Development Regulations and the Zoning Ordinance, and report its recommendation to the Town Council pursuant to Chapter 22, Title 15.2-2204 of the 1950

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Code of Virginia, as amended.

PASSED this 8th day of October, 2013.

Kristen C. Umstattd, Mayor
Town of Leesburg

ATTEST:

Clerk of Council