



NORTHUMBERLAND COUNTY LAND USE APPLICATION

Answer all questions. Refer to Appendix A for the checklist to make sure that you have all required information. Please type or print all information in blue or black ink.

1. Owner/Applicant Information:

Owners Name: Neill Office, LLC		Address: 2814 Harry Hogan Road, Callao, VA 22435
Telephone (H): 571-233-1663	Telephone (W):	Email:

Applicants Name: Rivah Celebration Center, LLC		Address: 226 Village Green Dr., Callao, VA 22435
Telephone (H): 804-402-3353 703-725-2997	Telephone (W):	Email: barton@hickoryground.com lestye@northernneckchristian.org

Plan Preparer/Authorized Agent: Lestye McDade-Morrison		Address: .506 Fountain Gate Rd Heathsville, VA 22113
Telephone (H): 703-725-2997	Telephone (W):	Email: lestye@northernneckchristian.org

2. Property Information:

Tax Parcel #: 8-1-145A		Parcel Physical Address (If applicable): 226 Village Green, Callao, VA 22511	
Current Zoning: <input type="checkbox"/> C-1 <input checked="" type="checkbox"/> A-1 <input type="checkbox"/> R-1 <input type="checkbox"/> R-2 <input type="checkbox"/> R-3 <input type="checkbox"/> R-4 <input type="checkbox"/> B-1 <input type="checkbox"/> M-1	Acreage: 8.1	Magisterial District:	Date Property Purchased: November 2, 2022
Are there any structures on the property? <input checked="" type="checkbox"/> Yes (If yes, please describe) <input checked="" type="checkbox"/> No:		Deed Book Page # : Instrument 20-2001324	
Board of Supervisor Representative: Jimmy Brann		What is the road name or route number on which your property is located? 226 Village Green, Callao, VA 22511	
Directions to Property: left at the light in Callao toward Warsaw left on Village Green			

Office Use Only:

DATE RECEIVED: 11-10-22	BOARD ACTION: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/ conditions <input type="checkbox"/> Denied <input type="checkbox"/> Withdrawn Meeting Date 12-8-22	<div style="border: 2px solid red; border-radius: 50%; padding: 10px; color: red; font-weight: bold;"> PAID NOV 17 2022 ELLEN B. KIRBY, TREAS. NORTHUMBERLAND COUNTY </div>	Application #: 22-CU-009
		TYPE OF APPLICATION / FEE: <input type="checkbox"/> Appeal Decision of Zoning Administrator <input checked="" type="checkbox"/> Conditional Use- \$150 <input type="checkbox"/> Exception to the Bay Act- \$300 <input type="checkbox"/> Subdivision Variance- \$300 <input type="checkbox"/> Zoning Variance- \$300	

3. Description of Request:

Type of Request (check one): <input checked="" type="checkbox"/> Conditional Use <input type="checkbox"/> Exception to the Bay Act <input type="checkbox"/> Subdivision Variance <input type="checkbox"/> Zoning Variance
What is the current use? (Use another sheet of paper if more space is needed): <i>Private event center</i>
Describe the proposed use/project (Use another sheet of paper if more space is needed): <i>Private Christian School - Prek 3 to 3rd grade, adding 1 grade per year. School schedule 8:00 - 3:00, Monday - Friday for 180 days usually mid-August to mid-May.</i>
Have you discussed this request with any State and/or Federal agencies that may require a permit? (Health Department, Virginia Department of Transportation, etc.) <input type="checkbox"/> Yes (If yes, please explain) <input checked="" type="checkbox"/> No
Have you previously applied to or obtained a permit from Northumberland County for any portion of this request or relating to this request? <input type="checkbox"/> Yes (If yes, please explain) <input checked="" type="checkbox"/> No
Has any portion of this request for which you are seeking a permit been completed or commenced? <input type="checkbox"/> Yes (If yes, please explain) <input checked="" type="checkbox"/> No

ADJOINING PROPERTY OWNERS

Melissa L. King
Melissa L. Bradley
P. O. Box 207
Callao, VA 22435

S & O Handling Corporation
P. O. Box 560
Lottsburg, VA 22511

David A. Butler &
Lakeshia N. Butler
129 Liles Court
Tappahannock, VA 22560

Riverside Tappahannock Hospital, Inc.
618 Hospital Road
Tappahannock, VA 22560

GJB Callao VA, LLC
750 Oakleigh Drive
Bloomfield Hills, MI 48302

Marion E. Lawrence or
Douglas A. Daiss
3183 Harryhogan Road
Callao, VA 22435

Eastern Virginia Farms, LLC ETALS
P. O. Box 27
Callao, VA 22435

Joyce Shaffer or
Carlton Fisher or Jimmy Williams
c/o Carlton Fisher
218 Pointe Circle
Rock Hill, SC 29732

Matthew Creasey
3801 Terjo Lane
Chester, VA 23831

Steven W. or Lana M. McKinzie
3153 Hatch Lane
The Villages, FL 32162

Wilbur E. Kent, Jr.
c/o Karen Newsome
277 Beagle Run Lane
Callao, VA 22435

Antonino or Jennifer Randazzo
P. O. Box 121
Callao, VA 22435

R E B Properties, LLC
2248 Hampton Hall Road
Callao, VA 22435

J. Caskey Olverson &
Mary Ann Palmer Robins
1453 Melrose Road
Lottsburg, VA 22511

Nancy Prescott
194 Cedar Lane
Callao, VA 22435

David L. Deitz
P. O. Box 760
Dayton, VA 22821

Gerald V. Garretson, SR or
Diane M. K. Garretson
P. O. Box 634
Callao, VA 22435

Ryan C. Carter
134 Village Green Drive
Callao, VA 22435

ADJOINING PROPERTY OWNERS

Megan Lee Jackson or
Andrew Aaron Donovan
P. O. Box 232
Lively, VA 22507

Falcon, LLC
P. O. Box 426
Kilmarnock, VA 22482

Lucille Porter &
Shirley P. Newton
P. O. Box 333
Callao, VA 22435

Kenneth W. Prescott or
Ladonna S. Harrison
84 Village Green Drive
Callao, VA 2245

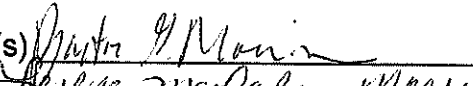
Whitnye Meghan Jones
108 Village Dreen Drive
Callao, VA 22435

5. Signature Page:


This application is submitted true and correct. Applicant agrees that when the permit herein applied for is issued, that all work will be completed as stated and as required by all Northumberland County Ordinances, Virginia State laws, and any other applicable regulations. Failure to comply with any part or terms of this application shall be sufficient cause to revoke any permit issued. This application allows duly authorized representatives of the County to enter upon the premises of the project site at reasonable times for the purpose of inspection.

Signature of Owner(s)  Date 11/7/22

Printed Name(s) Daniel Corden

Signature of Applicant(s)  Date 11/7/22

Printed Name(s) Barton G. Morrison
Leslye McDade-Morrison

Signature of Agent  Date 11/7/22

Printed Name Leslye McDade-Morrison

APPENDIX B
Conditional Use Additional Information

Please submit this appendix with your application.

1, Please provide the following setbacks for all proposed structures:

Primary Structure:	
Road/Right-of-way _____	Rear Yard _____
Left Side Line _____	Right Side Line _____
Height of Structure _____	
Secondary Structure:	
Road/Right-of-way _____	Rear Yard _____
Left Side Line _____	Right Side Line _____
Height of Structure _____	

2. Additional Information

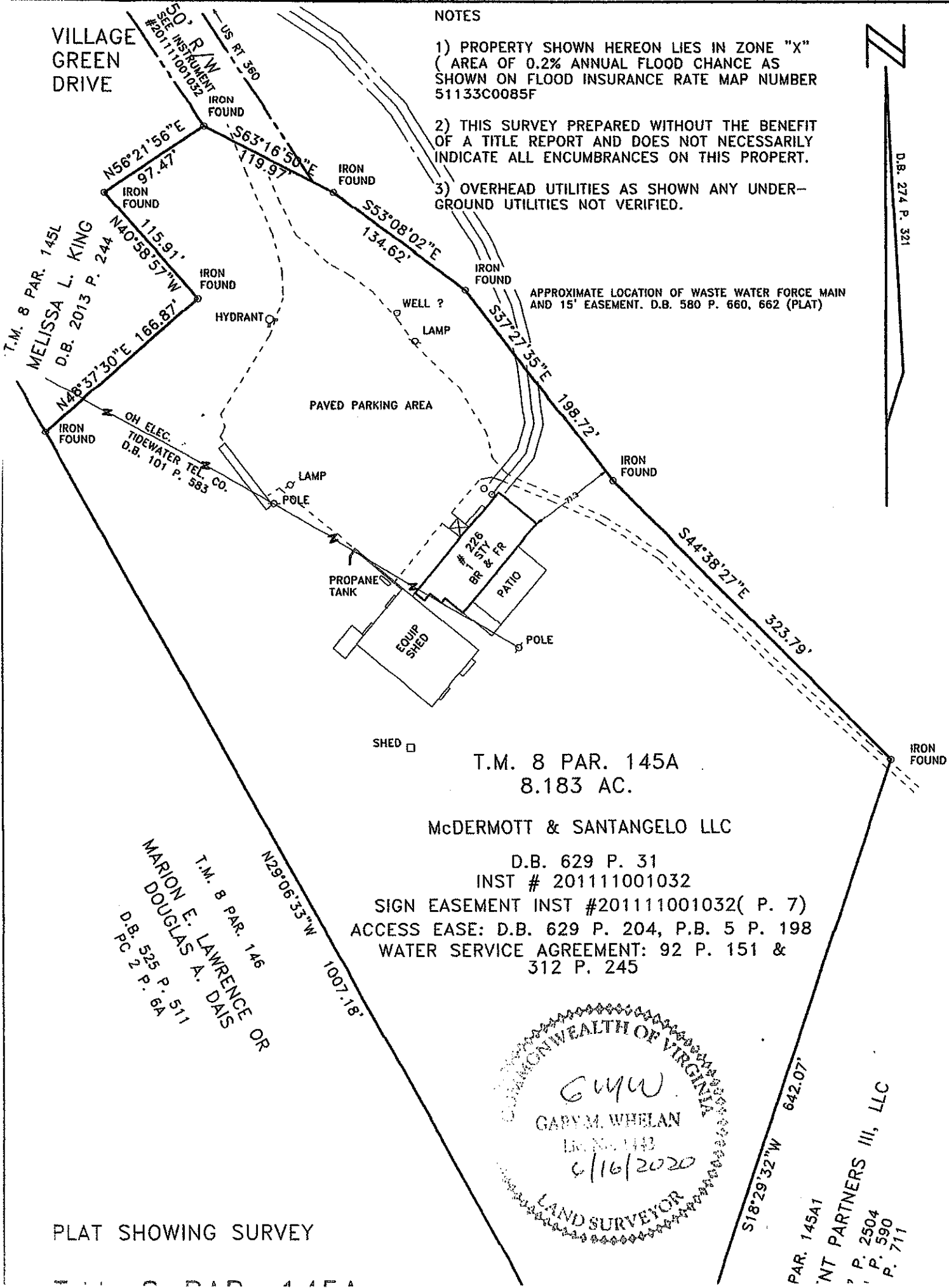
Will there be parking on the property? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If yes, please indicate the number of spaces being provided. <u>125</u>
Will there be any fencing or landscaping? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, please explain.
Will there be any lighting? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If yes, please indicate the type and number of lights being used. <u>Use existing lights on parking area.</u>
Will there be any signs associated with the request? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If yes, please indicate the size and number of signs. <u>Use existing sign, place school name above this sign.</u>
All permits will need to be obtained from the Office of Building & Zoning for signage.

Office Use Only:
Part of application #: <u>22-CU-009</u>
Date Received: <u>11-10-22</u>

NOTES

- 1) PROPERTY SHOWN HEREON LIES IN ZONE "X" (AREA OF 0.2% ANNUAL FLOOD CHANCE AS SHOWN ON FLOOD INSURANCE RATE MAP NUMBER 51133C0085F
- 2) THIS SURVEY PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES ON THIS PROPERTY.
- 3) OVERHEAD UTILITIES AS SHOWN ANY UNDERGROUND UTILITIES NOT VERIFIED.

APPROXIMATE LOCATION OF WASTE WATER FORCE MAIN AND 15' EASEMENT. D.B. 580 P. 660, 662 (PLAT)



T.M. 8 PAR. 145A
8.183 AC.

McDERMOTT & SANTANGELO LLC

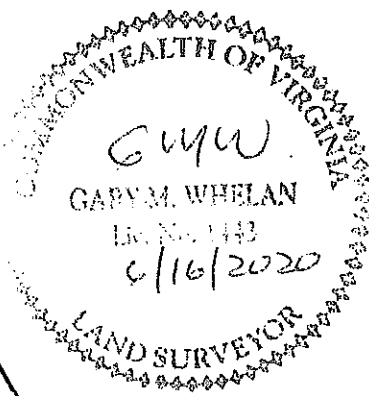
D.B. 629 P. 31

INST # 201111001032

SIGN EASEMENT INST #201111001032(P. 7)

ACCESS EASE: D.B. 629 P. 204, P.B. 5 P. 198

WATER SERVICE AGREEMENT: 92 P. 151 & 312 P. 245



PLAT SHOWING SURVEY

D.B. 274 P. 321

T.M. 8 PAR. 145L
MELISSA L. KING
D.B. 2013 P. 244

T.M. 8 PAR. 146
MARION E. LAWRENCE OR
DOUGLAS A. DAIS
D.B. 525 P. 511
PC 2 P. 6A

PAR. 145A1
NT PARTNERS III, LLC
P. 2504
P. 590
P. 711

