

### **PUBLIC HEARING NOTICE**

(1) Notice is hereby given that a public hearing will be held by the Town of Amherst Planning Commission at 7:00 PM on September 6, 2023, in the Council Chambers of the Town Hall at 174 South Main Street, Amherst, VA, on consideration of an amendment to the Town's Zoning and Subdivision Ordinances, Chapter 24, that would, if approved, allow the creation of flag lots in those instances where severe topographic constraints or unusual existing lot lines make this type of lot arrangement the only feasible way to develop the tract and which meet certain criteria.

All interested persons may express their views by emailing [sara.mcguiffin@amherstva.gov](mailto:sara.mcguiffin@amherstva.gov) prior to the meeting. Anyone having questions regarding the above may contact the Town Hall Office at 434-946-7885.

Supporting documentation is available below and is available for inspection in the Town Hall during normal working hours.

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### **PUBLIC HEARING NOTICE**

(2) Notice is hereby given that public hearings will be held by the Town of Amherst Planning Commission at 7:00 PM on September 6, 2023, in the Council Chambers of the Town Hall at 174 South Main Street, Amherst, VA, on the following matters:

- 1) Proposed amendment to the adopted Town of Amherst Comprehensive Plan, Section 13, Land Use Profile, to include a provision to address parks in specific suitable areas; and,
- 2) Proposed amendment of the Town's Future Land Use Map to include a proposed public use designation on a portion of the property generally known as the "Ambler property," and designated as tax map numbers 95-A-90, 90A, 91, and 110-A0103. This property is generally located across South Main Street from the high school.

All interested persons may express their views by emailing [sara.mcguiffin@amherstva.gov](mailto:sara.mcguiffin@amherstva.gov) prior to the meeting. Anyone having questions regarding the above may contact the Town Hall Office at 434-946-7885.

Supporting documentation is available at [amherstva.gov](http://amherstva.gov) and for inspection in the Town Hall during normal working hours.

**Flag lots-** The creation of flag lots will only be considered in those instances where severe topographic constraints or unusual existing lot lines make this type of lot arrangement the only feasible way to develop the tract.

Flag lots must meet the following criteria:

- (a) Each flag lot must have a minimum of 25 feet of frontage on the street.
- (b) The required minimum lot area shall meet the zoning ordinance requirement of the district in which it is located and shall not include the area of the long narrow "flagpole" portion.
- (c) The development of one flag lot behind another flag lot shall be prohibited.
- (d) A home on a flag lot must meet all setbacks within the "flag" portion of the lot, not including the "pole" portion of the lot.