



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



21-1496

December 3, 2021

Flora Pettit PC  
530 East Main Street  
P.O. Box 2057  
Charlottesville, VA 22902  
Attn: J. Page Williams

RE: 983 Goose Creek Road, Fishersville, VA, Tax Map No. 67-97

Dear Ms. Williams:

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 Business which permits medical or dental offices or clinics without obtaining a Special Use Permit. A complete list of permitted uses for General Business Districts and sections pertaining to buffer yards, setbacks, and parking can be found at [www.co.augusta.va.us](http://www.co.augusta.va.us).
3. A Site plan meeting the requirements of **Section 25-673** of the Augusta County Zoning Ordinance is required prior to any development or use of the 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,

  
Sandy Bunch  
Zoning Administrator

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