

**AGENDA**  
**HENRY COUNTY PLANNING COMMISSION**  
**COUNTY ADMINISTRATION BUILDING, KINGS MOUNTAIN RD.**  
**COLLINSVILLE, VA**  
**DECEMBER 3, 2025; PUBLIC HEARINGS 6:00pm**

5:00 p.m.    1. Call to Order (Planning, Zoning & Inspection Dept.  
Conference Room, Room #205)

2. Invocation

3. Confirmation of Minutes - November 12, 2025

6:00 p.m.    4. Public Hearings - **(Summerlin Meeting Room)**

A. R-25-19-Bittersweet, LLC

B. R-25-20 - Joshua Blancas

5. Other Business - None

6. Informational Items

A. Building Inspection Report

**COUNTY OF HENRY  
REZONING PUBLIC HEARING NOTICE**

Pursuant to Section 15.2-2204 of the Code of Virginia, a series of public hearings has been scheduled for **December 3, 2025 at 6:00 p.m.** in the Summerlin Meeting Room of the County Administration Building, Kings Mountain Rd, Collinsville, Virginia. Following these public hearings, the Planning Commission will make recommendations on the applications to the Board of Supervisors.

The Henry County Board of Supervisors will conduct public hearings on the following applications on **December 16, 2025 at 6:00 p.m.** in the Summerlin Meeting Room of the County Administration Building, Kings Mountain Rd, Collinsville, Virginia.

The purpose of these public hearings is to receive input into the possible rezoning of property. Following are the specifics of the public hearings.

**Case R-25-19 Bittersweet, LLC**

The property is located at 812 Wagon Trail Rd, in the Horsepasture District. The property is shown on Tax Map 59.3/130A. The applicant is requesting the rezoning of approximately 0.6-acres from Suburban Residential District S-R to Office and Professional District B-3. The applicant wishes to have the option of using the property for either a hair salon, consulting office, or both.

**Case R-25-20 Joshua Blancas**

The property is located at 2456 Kings Mountain Rd, in the Reed Creek District. The property is shown on Tax Map 29.6(73)B/36B,36C,36D. The applicant is requesting the rezoning of approximately 1.3-acres from Commercial District B-1 to Limited Industrial District I-2. The applicant wishes to use the property for both limited manufacturing (coffee roasting), and a retail use.

The applications for these requests may be viewed in the Department of Planning, Zoning & Inspection between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday.

Lee H. Clark, AICP  
Director of Planning, Zoning & Inspection