

AT A REGULAR MEETING OF THE DEVELOPMENT REVIEW COMMITTEE OF THE COUNTY OF JAMES CITY, VIRGINIA, HELD IN BUILDING A AT 4:00 P.M. ON THE 28<sup>th</sup> DAY OF SEPTEMBER TWO THOUSAND ELEVEN.

ROLL CALL

Mr. Rich Krapf  
Mr. Joe Poole  
Mr. Tim O'Connor  
Mr. Chris Basic

STAFF

Ms. Leanne Reidenbach  
Ms. Ellen Cook  
Mr. Chris Johnson

MINUTES

Following a motion by Mr. Rich Krapf the DRC approved the minutes from the July 6, 2011 meeting by a vote of 1-0 (3 abstaining).

**SP-0082-2011 Weatherly at White Hall Parking Site Plan Amendment.**

Mr. Joe Poole noted that this was a consent item requesting master plan consistency for the addition of five parking spaces at the end of Kenton Court and asked if anyone on the DRC wished to pull the item for questions or discussion. The members agreed that they had no questions.

On a motion by Mr. Chris Basic, the DRC voted 4-0 to find the parking addition consistent with the approved White Hall master plan.

**SP-0085-2011 Courthouse Commons Parcels 4 and 5.**

Ms. Ellen Cook presented the case, stating that it was before the DRC for a setback waiver and master plan consistency review for the entrance and drive-thru configuration. She noted that instead of the items discussed in the staff report, the applicant wished to present and discuss two new alternative site layouts and ask for DRC consideration of them.

Mr. Jason Grimes of AES presented the existing master plan and the features of the new alternative layouts. Mr. Chris Henderson then elaborated on the tenant needs and locations. Mr. Grimes noted that the site layout and architecture will be reviewed by the New Town Design Review Board (DRB).

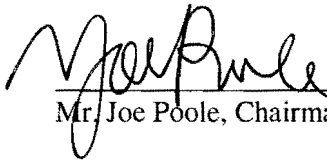
The DRC members, staff, and the applicant discussed the proposals, including whether the setback reduction request would still be applicable, the planned pocket park, the status of New Quarter Drive maintenance and improvements, the existing traffic flow situation at the site and the potential benefits of the connection to New Quarter, and evergreen landscaping possibilities.

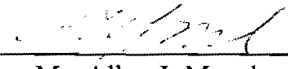
Mr. Bob Spencer of J4C asked for sufficient time for the public to view the proposal. Mr. Chris Johnson noted that the plans were on file with the Planning Division and available for review upon request.

On a motion by Mr. Chris Basic, the DRC voted 4-0 to find both alternative site layouts consistent with the approved Courthouse Commons master plan, with consideration of using evergreen landscaping if the New Quarter Drive connection alternative moves forward.

ADJOURNMENT

The meeting was adjourned at 4:45 p.m.

  
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Mr. Joe Poole, Chairman

  
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Mr. Allen J. Murphy, Jr. Secretary