

ORDINANCE NO. 166A-1

NOV 2 1992

CONTINUATION OF PATES NECK
AGRICULTURAL AND FORESTAL DISTRICT

BOARD OF SUPERVISORS
JAMES CITY COUNTY
VIRGINIA

(AFD-4-86)

WHEREAS, James City County has completed a review of the Pates Neck Agricultural and Forestal District; and

WHEREAS, in accordance with Section 15.1-1511(F) of the Code of Virginia, property owners have been notified, public meetings have been held, public hearings have been advertised, and public hearings have been held on the continuation of the Pates Neck Agricultural and Forestal District; and

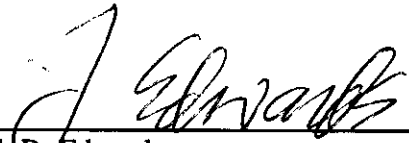
WHEREAS, the Agricultural and Forestal Districts Advisory Committee at its meeting on September 22, 1992, recommended approval of the application; and

WHEREAS, the Planning Commission following its public meeting on October 13, 1992, recommended approval of the application.

NOW THEREFORE BE IT ORDAINED:

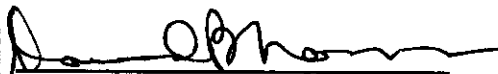
1. That the Pates Neck Agricultural and Forestal District is hereby continued for a period of eight years beginning the 17th day of November, 1992, in accordance with the provisions of the Virginia Agricultural and Forestal District Act, Virginia Code Section 15.1-1506 et. seq.
2. That the district shall include the following parcels:

(20-4)(1-1) Pates Neck Timber Company 624.297 ac.
3. That pursuant to Virginia Code, Section 15.1-1512, as amended, the Board of Supervisors requires that no parcel in the Pates Neck Agricultural and Forestal District be developed to a more intensive use without prior approval of the Board of Supervisors. Specifically, the following restrictions shall apply:
 - a. The subdivision of land is to be limited to parcels of 25 acres or more, except where the Board of Supervisors authorizes smaller lots to be created for residential use by members of the owner's immediate family; provided however, that the property owner shall be permitted to construct a new dwelling for his own use on the property.
 - b. No land within the Agricultural and Forestal District may be rezoned and no application for such rezoning shall be filed earlier than 6 months prior to the expiration of the district.
 - c. No Special Use Permit shall be issued except for agricultural, forestal or other activities and uses consistent with State Code Section 15.1-1506 et. seq., which are not in conflict with the policies of this district.



Jack D. Edwards
Chairman, Board of Supervisors

ATTEST:



David B. Norman
Clerk to the Board

<u>SUPERVISOR</u>	<u>VOTE</u>
DEPUE	AYE
TAYLOR	AYE
SISK	AYE
KNUDSON	AYE
EDWARDS	AYE

Adopted by the Board of Supervisors of James City County, Virginia, this 2nd day of November, 1992.

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