

**JAMES CITY COUNTY WETLANDS BOARD**  
**March 14, 2007 - 7:00PM**

**A. ROLL CALL**

John Hughes - Chairman  
Henry Lindsey  
Larry Waltrip  
Davis Gussman

**ABSENT**

William Apperson

**OTHERS PRESENT**

Elizabeth Gallup, VMRC  
County Staff

**B. MINUTES – December 13, 2006**

The December 13, 2006 minutes were approved as presented.

**C. PUBLIC HEARINGS**

1. W-02-07: Busch Properties – Kingsmill Marina

Mr. Pat Menichino presented the case stating Chris Frye of Vanasse Hangen Brustlin, Inc. applied for a Wetlands permit on behalf of the owner, Busch Properties, to install approximately 50 linear feet of riprap revetment to prevent future erosion along the shoreline. The revetment will be constructed using Class II riprap armor stone, and filter fabric. This proposal also includes the excavation of 4000 sqft of existing sand bottom and redistributing it to create a recreational beach and the removal of 30 cubic yards of sand from the existing boat ramp. The property is further identified by James City County Real Estate as PIN # 5040100001. The project site in question is located on the James River. Mr. Frye and Busch Properties were advised to attend the Wetlands Board meeting on March 14, 2007.

This project will also include impacts to upland areas not within the Wetlands Board's (Board) jurisdiction. This project includes a 45-foot low-crested breakwater located 85 feet channelward of mean high water and as proposed, the project will require grading of the upland area to create an acceptable 1.5:1 slope.

The Environmental Division staff (Staff) visited the site on February 6, 2007, along with representatives from VMRC and VIMS to discuss the project scope and potential impacts. Proposed impacts for this project have been determined to be 6818 sqft to the type XVI Sand Flat Community. Total fill impacts for this project have been determined to be 0 sqft.

It is the Staff's recommendation that the Board approve this application, with the following conditions imposed:

1. Prior to any land disturbing activities, a preconstruction meeting will be held on-site.
2. The limits of construction shall be flagged in the field prior to the preconstruction meeting.
3. The excavated riprap toe shown in cross section A-A on plan sheet 4 of 5, shall also be installed within section B-B of the revetment.
4. The Environmental Director reserves the right to require a turbidity curtain for this project if field conditions warrant its use.
5. Filter fabric shall be inspected by the Environmental Division prior to the placement of riprap.
6. The permit shall expire March 14, 2008.
7. If an extension of this permit is needed, a written request shall be submitted to the Environmental Division no later than two weeks prior to the expiration date.

Mr. Hughes asked about cumulative loss of wetlands for the proposed project.

Mr. Menichino stated there was no wetlands loss.

Mr. Hughes opened the public hearing.

Mr. Lindsey asked the applicant why a toe was not shown on Section B-B of the plan.

**A.** Chris Frye, Vanasse Hangen Brustlin, Inc. stated they did not feel it would be necessary because the proposed breakwater and beach would protect the shoreline. However he stated they would comply with the Board's recommendations.

**B.** Mr. Jim Gunn, Coastal Design and Construction, stated that he agreed with this assessment.

Mr. Hughes closed the public hearing as no one wished to speak.

Mr. Gussman made a motion to grant the permit for case W-02-07 with staff recommendations.

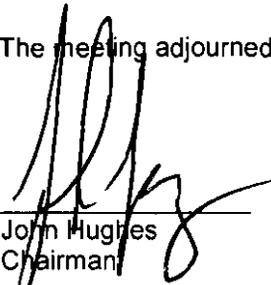
The motion to grant the permit was approved by a 4-0 vote.

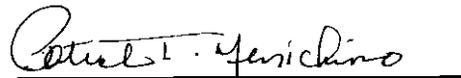
**D. BOARD CONSIDERATIONS - none**

**E. MATTERS OF SPECIAL PRIVILEGE - none**

**F. ADJOURNMENT**

The meeting adjourned at 7:10 PM.

  
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John Hughes  
Chairman

  
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Patrick T. Menichino  
Secretary