

RESOLUTION

CASE NO. SUP-25-99. WILLIAMSBURG HEATING AND AIR CONDITIONING

WHEREAS, the Board of Supervisors of James City County has adopted by ordinance specific land uses that shall be subjected to a special use permit process; and

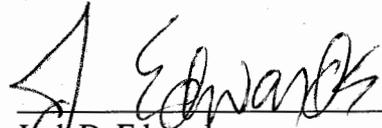
WHEREAS, a contractor's office and storage of heavy equipment are specially permitted uses of the A-1, General Agricultural, zoning district; and

WHEREAS, the Planning Commission of James City County, following its public hearing on November 1, 1999, recommended approval of Case No. SUP-25-99 by a vote of 4 to 3 to permit the construction of a 1,500 square foot office and storage facility for heating and air conditioning equipment and supplies on Parcel No. (1-7C) on James City County Real Estate Tax Map No. (11-1).

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of James City County, Virginia, does hereby approve the issuance of Special Use Permit No. SUP-25-99 to be limited to a contractor's office, storage of materials and equipment, and repairs, all to be contained or conducted within the building with the following conditions:

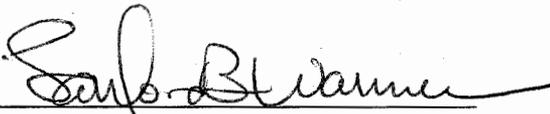
1. The applicant shall, within 180 days of approval of this special use permit, submit a site plan depicting the structure, entrance, driveway and parking area or the special use permit shall become void.
2. The location, design, and size of the parking area shall be approved by the Director of Planning prior to final site plan approval and shall contain no more than eight parking spaces.
3. Any freestanding sign shall be ground mounted, monument style, limited to a maximum of 16 square feet and shall be approved by the Director of Planning. The sign shall not be internally illuminated, but may be externally illuminated upon the approval of the Director of Planning.
4. All lighting shall be directed so as not to produce glare on any adjacent property or public right-of-way. All lighting shall be luminaries mounted horizontally and shall have recessed fixtures with no bulb, lens or globe extending below the casing. The casing shall be opaque and shall completely surround the entire light fixture and light source in a manner that all light will be directed downward and the light source is not visible from the side. Modifications may be approved by the Planning Director if it is determined that the modifications do not have any negative impact on the property or surrounding properties.
5. An undisturbed 150-foot wooded buffer shall be maintained from the edge of the road right-of-way except for a single driveway and utilities.

- 6. Any structures on the property shall be limited to a total of 2,000 square feet. Such structures shall have a gable roof and be constructed of brick or vinyl, wood or aluminum siding with a clapboard design. The design and materials for the structure shall be approved by the Director of Planning.
- 7. Buffers along the eastern and western sides of the property shall be a minimum of 30 feet in width and shall contain enhanced landscaping as approved by the Director of Planning.
- 8. If a Certificate of Occupancy for this project has not been obtained within 24 months from the date of issuance of this permit, this permit shall be void.
- 9. This special use permit is not severable. Invalidation of any word, phrase, clause, sentence, or paragraph shall invalidate the remainder.



 Jack D. Edwards
 Chairman, Board of Supervisors

ATTEST:



 Sanford B. Wanner
 Clerk to the Board

<u>SUPERVISOR</u>	<u>VOTE</u>
NERVITT	AYE
SISK	AYE
MCGLENNON	NAY
BRADSHAW	AYE
EDWARDS	NAY

Adopted by the Board of Supervisors of James City County, Virginia, this 21st day of December, 1999.

sup-25-99.res