

RESOLUTION

CASE NO. SUP-20-03. WILLIAMSBURG COMMUNITY CHAPEL REZONING/

JAMESTOWN HUNDRED PROFFER AND MASTER PLAN AMENDMENT

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, Mr. Craig Covey has applied for a special use permit on behalf of Williamsburg Community Chapel to rezone 0.965 acres out of the 15.12 acre Williamsburg Community Chapel parcel for the infill development of three lots in the adjacent Jamestown Hundred Subdivision; and

WHEREAS, the incorporation of these lots into the Jamestown Hundred Subdivision will raise the density of the Jamestown Hundred Subdivision above one unit per acre, requiring a special use permit; and

WHEREAS, the property is located on land currently zoned R-8, Rural Residential, to be rezoned to R-2, General Residential, Cluster with proffers, and can be further identified as Parcel No. (1-2A) on James City County Real Estate Tax Map No. (46-1); and

WHEREAS, the Planning Commission, following its Public Hearing on February 2, 2004, recommended approval of Case No. SUP-20-03, by a vote of 6 to 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. 20-03 as described herein with the following conditions:

1. In lieu of implementing the Streetscape Guidelines as defined in the Streetscape Guidelines Policy, the developer shall transfer the required right-of-way trees to the recreation lot. A landscaping plan identifying the type and location of the plantings shall be submitted to and approved by the Planning Director prior to the County being obligated to grant final subdivision approval.
2. No more than 107 residential units may be built in the Jamestown Hundred Subdivision and no structure shall be built on the proposed lot designated 4B on the revised Master Plan entitled "1996 Master Plan with 2003 Extension: Jamestown Hundred" prepared by AES Consulting Engineers and dated October 14, 2003, and last revised on December 29, 2003.
3. This special use permit is not severable. Invalidation of any word, phrase, clause, sentence, or paragraph shall invalidate the remainder.



Bruce C. Goodson
Chairman, Board of Supervisors

ATTEST:



Sanford B. Wanner
Clerk to the Board

<u>SUPERVISOR</u>	<u>VOTE</u>
BRADSHAW	AYE
HARRISON	AYE
BROWN	AYE
MCGLENNON	AYE
GOODSON	AYE

Adopted by the Board of Supervisors of James City County, Virginia, this 9th day of March, 2004.

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