

RESOLUTION

CASE NO. SUP-34-06. RAWLS BYRD ELEMENTARY SCHOOL

PARKING LOT EXPANSION

WHEREAS, the Board of Supervisors of James City County has adopted by ordinances specific land uses that shall be subjected to a Special Use Permit (SUP) process; and

WHEREAS, Mr. Bruce Abbott of AES Consulting Engineers has applied for an SUP to expand the parking lot at Rawls Byrd Elementary School by 43 parking spaces and relocate the paved play area; and

WHEREAS, the property is currently zoned R-2, General Residential, and is designated State, Federal, and County Lands on the 2003 Comprehensive Plan Land Use Map; and


WHEREAS, the property is located at 112 Laurel Lane on property more specifically identified as Parcel No. (6-171A) on James City County Real Estate Tax Map No. (48-1); and

WHEREAS, on March 7, 2007, the Planning Commission recommended approval of the application by a vote of 7-0.

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of James City County, Virginia, does hereby approve the issuance of SUP-34-06 as described herein with the following conditions:

1. This SUP shall be valid for the expansion of the south side parking lot and proposed paved play area (the "Project") as shown on the conceptual plan titled "Conceptual Plan Rawls Byrd Elementary Bus Loop and Additional Parking for WJCC Public Schools" dated December 21, 2006, and prepared by AES Consulting Engineers (the "Master Plan"). Development of the Project shall be generally in accordance with the Master Plan as determined by the Development Review Committee of the James City County Planning Commission (the "DRC"). Minor changes may be permitted by the DRC as long as they do not change the basic concept or character of the Project.
2. Any new exterior site or building lighting shall be comprised of recessed fixtures with no bulb, lens, or globe extending below the fixture housing. The housing shall be opaque and shall completely enclose the light source in such a manner that all light is directed downward, and that the light source is not visible from the side of the fixture. Pole-mounted fixtures shall not be mounted in excess of 15 feet in height above the finished grade beneath them. Light trespass, defined as light intensity measured at 0.1 footcandle or higher extending beyond any property line, shall be prohibited.

3. If construction has not commenced on the substantiated Project within 36 months from the issuance of this SUP, this SUP shall become void. Construction shall be defined as obtaining permits for building construction and footings and/or foundation that have passed required inspections.
4. Existing perimeter vegetation along the south property line shall not be removed (except where necessary for construction of the Project) unless prior written approval has been obtained from the Planning Director.
5. Plans for fencing shall be provided for the proposed play area. The fence shall be compatible with the architectural features of the site and be approved by the Planning Director prior to final site plan approval.
6. This SUP is not severable. Invalidation of any word, phrase, clause, sentence, or paragraph shall invalidate the remainder.




John J. McGlennon

Chairman, Board of Supervisors

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

ATTEST:



Sanford B. Wanner
Clerk to the Board

Adopted by the Board of Supervisors of James City County, Virginia, this 10th day of April, 2007.

SUP-34-06_2.res