

RESOLUTION

CASE NO. SUP-0017-2012. JAMESTOWN BEACH

- 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 (SUP) process; and
- WHEREAS, Ms. Nancy Ellis of James City County Parks and Recreation has applied for an SUP to master plan the Jamestown Beach park property for community recreation facilities in a PL, Public Land District; and
- WHEREAS, the property is located at 2205 Jamestown Road and can be further identified as James City County Real Estate Tax Map/Parcel No. 4630100005; and
- WHEREAS, the Board of Supervisors endorsed the Shaping Our Shores Master Plan by resolution on June 9, 2009 as a high-level planning document for Jamestown Beach; and
- WHEREAS, the Planning Commission of James City County, following its public hearing on January 9, 2013, recommended approval of this application by a vote of 7-0; and
- WHEREAS, the Board of Supervisors of James City County, Virginia, finds this use to be consistent with the 2009 Comprehensive Plan Land Use Map designation for this site.

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of James City County, Virginia, after a public hearing does hereby approve the issuance of SUP 0017-2012 as described herein with the following conditions:

1. **Master Plan.** This SUP shall permit a public community recreation facility and accessory uses thereto, including, but not limited to, restoration of the Vermillion house, event tents, interpretive areas, beach access and parking, special event areas, maintenance areas, concession stands, cabins, tent camping, a ropes course and performance venue on property located at 2205 Jamestown Road (the "Property"). Uses and layout of the Property shall generally be located as shown on the document entitled "Figure 2-2: Master Plan Jamestown Beach Campground," (the "Master Plan") prepared by Vanasse, Hangen, and Brustlin, Inc. (VHB) and as described in the *Shaping Our Shores* Master Plan ("SOS") report adopted by the Board of Supervisors on June 9, 2009 with only changes thereto that the Planning Director determines to be generally consistent with the Master Plan and the SOS report.
2. **Archaeology.** Additional archaeological studies for any area to be disturbed that is identified as 'potentially eligible' or 'eligible' for inclusion on the National Register of Historic Places and/or 'unknown (further work needed)' in the reports titled "Phase I Cultural Resource Survey of the James City County Campground and Yacht Basin Marina, James City County, Virginia" by Archaeological and Cultural Solutions, Inc. and dated February, 2009 and "Phase II Investigations of Archaeological Sites 44JC0101 and 44JC1212, James City County Campground and Yacht Basin Marina, James City County, Virginia" by Archaeological and Cultural Solutions, Inc. and dated July, 2009 shall be submitted to the Planning Director or his designee for review and

approval prior to the commencement of any land disturbing activity on the property. If an additional Phase II study is necessary for any site, such a study shall be approved by the Planning Director or his designee and a treatment plan for said sites shall be submitted to, and approved by, the Planning Director or his designee for sites that are determined to be eligible for inclusion on the National Register of Historic Places and/or those sites that require a Phase III study. If in the Phase III study, a site is determined eligible for nomination to the National Register of Historic Places and said site is to be preserved in place, the treatment plan shall include nomination of the site to the National Register of Historic Places. If a Phase III study is undertaken for said sites, such studies shall be approved by the Planning Director or his designee prior to land disturbance within the study areas. All Phase I, Phase II, and Phase III studies shall meet the Virginia Department of Historic Resources' *Guidelines for Preparing Archaeological Resource Management Reports* and the Secretary of the Interior's *Standards and Guidelines for Archaeological Documentation*, as applicable, and shall be conducted under the supervision of a qualified archaeologist who meets the qualifications set forth in the Secretary of the Interior's *Professional Qualification Standards*. All approved treatment plans shall be incorporated into the plan of development for the site and the clearing, grading or construction activities thereon.

3. **Tree Clearing.** Tree clearing on the Property shall be limited to the minimum necessary to accommodate the proposed infrastructure improvements; recreational uses shown on the Master Plan; and related driveways, entrance improvements and facilities as determined by the Director of Planning or his designee.
4. **Master Stormwater Management Plan.** The applicant shall complete a Master Stormwater Management Plan for the Property prior to final development plan approval for the next significant development phase of the Property for which a conceptual plan has not been received by the adoption date of this resolution. The master Stormwater management plan shall be in accordance with the SOS report and the County's Sustainable Building Policy as adopted by Board of Supervisors resolution on March 23, 2010.
5. **Vermillion House.** The Vermillion house and associated dependencies identified within the SOS report shall remain on the property and shall not be demolished. No changes shall be permitted to these structures with the exception of alterations, maintenance, and/or modernizations that will not jeopardize their eligibility for future nomination to the National Register of Historic Places.
6. **Water Conservation Guidelines.** The applicant shall be responsible for developing water conservation standards to be submitted to and approved by the James City Service Authority (JCSA) prior to final site plan approval and subsequently for enforcing these standards. Water conservation measures addressed by the guidelines shall include, but not be limited to, limitations on the installation and use of approved landscaping design and materials to promote water conservation and minimize use of public water resources.
7. **Public Utilities.** The applicant shall install connections to public water and sewer infrastructure for bathrooms and other amenities on the Property prior to the development of any uses shown on the Master Plan that would be expected to generate

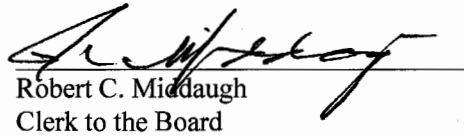
higher park visitation rates including, but not limited to, the campground area, rental cabins, interpretive areas, special event areas, restoration of the Vermillion House, and performance venue.

- 8. **Severance Clause.** 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

ATTEST:


Robert C. Midaugh
Clerk to the Board

	<u>AYE</u>	<u>NAY</u>	<u>ABSTAIN</u>
MCGLENNON	X	—	—
JONES	—	X	—
KENNEDY	—	X	—
ICENHOUR	X	—	—
BRADSHAW	X	—	—

Adopted by the Board of Supervisors of James City County, Virginia, this 12th day of March, 2013.

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