

MINUTES
JAMES CITY COUNTY CHESAPEAKE BAY BOARD
REGULAR MEETING
County Government Center, Building F
101 Mounts Bay Road, Williamsburg, VA 23185
August 8, 2018
5:00 PM

A. CALL TO ORDER

The Chesapeake Bay Board meeting for August 8, 2018, was called to order.

The responsibility of this Board is to carry out locally the Commonwealth policy to protect against and minimize pollution and deposition of sediment in wetlands, streams and lakes in James City County, which are tributaries of the Chesapeake Bay.

B. ROLL CALL

Board Members Present:
William Apperson, Vice Chair
Larry Waltrip
John Hughes

Board Members Absent:
David Gussman, Chair
Charles Roadley
Louis Bott

County Staff Present:
Michael Woolson, Secretary to the Board, Senior Watershed Planner,
Stormwater and Resource Protection
Frances Geissler, Director, Stormwater and Resource Protection
Liz Parman, Assistant County Attorney
Trevor Long, Watershed Planner, Stormwater and Resource Protection
Janice Petty, Assistant, Stormwater and Resource Protection

C. MINUTES

1. Minutes from June 13, 2018, regular meeting

The minutes from the June 13, 2018, regular meeting were approved as written.

Mr. Hughes made the motion to accept the minutes.

D. PUBLIC HEARINGS

Prior to starting the public hearings, Staff formally reminded the Board, all applicants and the public that three affirmative votes are required for approvals.

1. CBPA 18-0108 : 2917 Leatherleaf Drive

Mr. Edwin Keusey has applied for a Chesapeake Bay Exception for encroachments into the Resource Protection Area (RPA) buffer for the construction of a new attached deck on the

property located at 2917 Leatherleaf Drive in the Stonehouse subdivision and the Ware Creek watershed. The property is further identified as James City County Tax Map Parcel No. 0510200010. Staff has reviewed the Sensitive Area Activity application and exception request and has determined impacts associated with the proposal to be minor for the proposed development. Staff recommends approval of the application with conditions.

The Board deliberated on the pros and cons of this application.

Mr. Hughes asked if there still would be stairs.

Mr. Long deferred to the applicant.

Mr. Waltrip questioned if there were any trees to be removed.

Mr. Long replied no trees would be removed.

Mr. Apperson opened the Public Hearing.

A. Mr. Edwin Keusey, applicant, addressed the Board and responded to questions.

Mr. Waltrip inquired if the deck elevation would be the same or would it be a step down deck.

A. Mr. Keusey responded, two steps down and new deck would be at that level.

Mr. Hughes asked if the steps down would be in the same footprint.

A. Mr. Keusey replied that the new deck would be at the third step height, with new stairs in the opposite direction.

Mr. Apperson closed the Public Hearing, as no one else wished to speak.

Mr. Hughes made a motion to grant the application for Chesapeake Bay Board Case No. CBPA-18-0108 at 2917 Leatherleaf Drive.

The motion was approved: 3-0
Ayes: Waltrip, Hughes, Apperson
Nays: None
Absent: Gussman, Roadley, Bott

2. CBPA-18-0121 : 103 Bermuda Circle

Mr. Dustin Turlington, Crossroad Custom Builders, on behalf of Ms. Janet Thrall, has applied for a Chesapeake Bay Exception for encroachments into the RPA buffer for construction of a detached garage on the property located at 103 Bermuda Circle in the First Colony subdivision and the James River watershed. The property is further identified as James City County Tax Map Parcel No. 4540200172. Staff has reviewed the Sensitive Area Activity application and exception request and has determined impacts associated with the proposal to be minor for the proposed development. Staff recommends approval of the application with conditions.

The Board deliberated on the pros and cons of this application.

Mr. Apperson opened the Public Hearing.

A. Mr. Shawn Lemon, Crossroad Custom Builders, addressed the Board and responded to questions.

Mr. Apperson asked if they were putting in the rain garden also with guidance from the County staff.

A. Mr. Lemon replied that they were putting in the rain garden.

Mr. Apperson closed the Public Hearing, as no one else wished to speak.

Mr. Hughes made a motion for Chesapeake Bay Board Case No. CBPA-18-0121 at 103 Bermuda Circle.

The motion was approved: 3-0
Ayes: Waltrip, Hughes, Apperson
Nays: None
Absent: Gussman, Roadley, Bott

3. CBPA 18-0122 : 2148 Benomi Drive

Tabitha and Robert Partlow have applied for a Chesapeake Bay Exception for encroachments into the RPA buffer for the construction of a shed on the property located at 2148 Benomi Drive within the Peleg's Point subdivision and the Mill Creek watershed. The property is further identified as James City County Tax Map Parcel No. 4741300084. Staff has reviewed the application and exception request and has determined impacts associated with the proposal to be minor for the proposed development. Staff recommends approval of the application with conditions.

The Board deliberated on the pros and cons of this application.

Mr. Apperson opened the Public Hearing.

Mr. Apperson closed the Public Hearing, as no one wished to speak.

Mr. Hughes stated that he would like the structure corners to be staked out in the field for future presentations.

Mr. Hughes made a motion to grant the application for Chesapeake Bay Board Case No. CBPA-18-0122 at 2148 Benomi Drive.

The motion was approved: 3-0
Ayes: Waltrip, Hughes, Apperson
Nays: None
Absent: Gussman, Roadley, Bott

4. CBPA 18-0128 : 4131 Centerville Road

Mr. Michael Woolson presented the updated exception request submitted by Joe Franklin of Greensprings Mobile Home Park, LLC for encroachments into the RPA buffer for the construction of a new principle structure. The project is located on the property known as 4131 Centerville Road in the Gordon Creek Watershed. The property is further identified as James City County Tax Map Parcel No. 3640100001. Staff has also determined that the impacts with this proposal to be major for the proposed development. Staff recommends approval with conditions.

The Board deliberated on the pros and cons of this application.

Mr. Apperson continued the Public Hearing.

A. John Franklin, Franklin Management, addressed the Board and responded to questions.

Mr. Apperson closed the Public Hearing, as no one else wished to speak.

Mr. Hughes made a motion to grant the application for Chesapeake Bay Board Case No. CBPA-18-0128 at 4131 Centerville Road.

The motion was approved: 3-0
Ayes: Waltrip, Hughes, Apperson
Nays: None
Absent: Gussman, Roadley, Bott

E. BOARD CONSIDERATIONS


None

F. MATTERS OF SPECIAL PRIVILEGE


None

G. ADJOURNMENT

The meeting was adjourned at 5:58 p.m.



William Apperson
Vice-Chair, Chesapeake Bay Board



Michael Woolson
Secretary to the Board