

AT A SPECIALLY SCHEDULED MEETING OF THE DEVELOPMENT REVIEW COMMITTEE OF THE COUNTY OF JAMES CITY, VIRGINIA, HELD IN THE BUILDING A CONFERENCE ROOM AT 4:00 P.M. ON THE 2ND DAY OF APRIL TWO THOUSAND EIGHT.

ROLL CALL

ABSENT

Mr. Joe Poole
Mr. Rich Krapf

STAFF

Mr. Allen Murphy
Mr. Bill Porter
Ms. Leanne Reidenbach
Ms. Ellen Cook
Mr. Scott Whyte
Mr. Barry Moses
Mr. Bill Cain

CASES

SP-0134-2007, Greenmount Carter Equipment, Lot 3B

Ms. Leanne Reidenbach presented the case, stating that the applicant had submitted a site plan for 37,661 square feet of factory, business and mercantile use, and that staff recommended preliminary approval subject to remaining agency comments.

Mr. Rich Krapf asked why the installation of the bio-retention basin was later in the sequence of construction rather than at the beginning. Mr. James Brawley, representing the applicant, stated that the basin needed to be installed at the end of the process due to how the facility functions, but that these areas would be installed as, and function as, sediment traps for the earlier parts of the process. Mr. Barry Moses stated that the Environmental Division had reviewed this sequence and found it acceptable.

Mr. Joe Poole noted that the property had existing mature trees and some steep slopes and questioned whether these areas would be preserved. Mr. Brawley stated that the plan would not disturb the Resource Protection Area except for a couple very limited areas related to the stormwater outfall. Mr. Poole commented that he was in favor of retention of mature trees where possible, even within areas of intense development, but also understood that this is a M-2 zoned site.

Mr. Krapf followed on that question, wondering about the existing landscaping at the corner of Route 60 and GreenMount Parkway, and whether it could be saved and replanted. Mr. Brawley and Mr. Steve Romeo stated that he had spoken with their Landscape Planner and that it could be done, the difficulty being how it would fit with the sequence of construction on the site since the

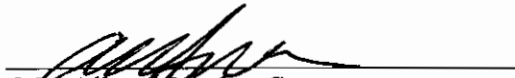
plants might have to sit on the site for a while before they could be replanted, and there could also be potential difficulties with the season that the transplanting would occur in. Mr. Scott Whyte discussed the types of trees which existed at the site and his thoughts on whether they would survive or thrive after replanting. Mr. Krapf said he would like to see the trees saved to the extent possible and was comfortable with the applicant using their discretion in the matter.

Mr. Poole motioned for preliminary approval subject to agency comments and Mr. Krapf seconded.

ADJOURNMENT

Mr. Krapf adjourned the meeting at 4:10PM.


Mr. Rich Krapf, Chairman


Mr. Allen Murphy, Secretary