

ADOPTED

ORDINANCE NO. 31A-92

DEC 2 1985

BOARD OF SUPERVISORS
JAMES CITY COUNTY
VIRGINIA

AN ORDINANCE TO AMEND AND REORDAIN CHAPTER 20, ZONING, OF THE CODE OF THE COUNTY OF JAMES CITY, VIRGINIA, ARTICLE IV, DISTRICTS, DIVISION 7, RESIDENTIAL PLANNED COMMUNITY DISTRICT, R-4, SECTION 20-215(b), APPROVAL OF MASTER PLAN; RELATIONSHIP TO FINAL PLANS.

BE IT ORDAINED by the Board of Supervisors of the County of James City, Virginia, that Chapter 20, Zoning, is hereby amended and reordained by amending Section 20-215(b), Approval of Master Plan; Relationship to Final Plans.

CHAPTER 20. ZONING

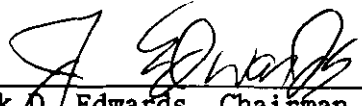
ARTICLE IV. DISTRICTS

DIVISION 7, RESIDENTIAL PLANNED COMMUNITY DISTRICT, R-4

Section 20-215(b). Approval of Master Plan; Relationship to Final Plans.

- (b) The residential planned community shall be established upon approval of the Master Plan by the Board of Supervisors. Thereafter, all amendments to the Master Plan shall be in accordance with Section 20-15 of this Chapter. Approved final plans, provided for in Section 20-216, shall supersede the Master Plan and schematic plans. The Zoning Administrator shall not issue a temporary Certificate of Occupancy or Certificate of Occupancy until the applicant has guaranteed the completion of public improvements, including but not limited to public roads, public water and public sewer facilities, shown on the final plan by providing either a letter of credit, certified check, cash escrow, cash payment, or other surety, approved by the County Attorney.

Ordinance to Amend and Reordain
Chapter 20. Zoning
Article IV. Districts
Division 7, Residential Planned Community District, R-4
Page 2



Jack D. Edwards, Chairman
Board of Supervisors

ATTEST:



James B. Oliver, Jr.
Clerk to the Board

Adopted by the Board of Supervisors of James City County, Virginia,
this 2nd day of December, 1985.

0419A

<u>SUPERVISOR</u>	<u>VOTE</u>
BROWN	AYE
DEPUE	AYE
EDWARDS	AYE
MAHONE	AYE
TAYLOR	AYE