

**ADOPTED**

**DEC 2 1985**

**BOARD OF SUPERVISORS  
JAMES CITY COUNTY  
VIRGINIA**

ORDINANCE NO. 31A-93

AN ORDINANCE TO AMEND AND REORDAIN CHAPTER 20, ZONING, OF THE CODE OF THE COUNTY OF JAMES CITY, VIRGINIA, ARTICLE VIII, PLANNED UNIT DEVELOPMENT DISTRICTS, SECTION 20-470(b), PROCEDURES.

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 20-470(b), Procedures.

CHAPTER 20. ZONING

ARTICLE VIII. PLANNED UNIT DEVELOPMENT DISTRICTS

Section 20-470(b). Procedures.

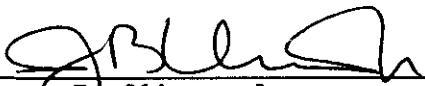
(b) Consideration by the Planning Commission and Board of Supervisors. The procedures for public hearing and consideration by the Planning Commission and Board of Supervisors shall be as set forth in Section 20-15. The Board of Supervisors, if it approves the Master Plan, may impose conditions to such approval.

Upon approval of the Master Plan by the Board of Supervisors, the Planned Unit Development District is deemed established. Thereafter, all amendments to the Master Plan shall be in accord with Section 20-15 of this Chapter. The Master Plan shall guide the general location of all features shown therein, including land uses, densities, roads, public uses and other features. Approved final plans, provided for in Section 20-471, 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.

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Jack D. Edwards, Chairman  
Board of Supervisors

ATTEST:

  
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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.

0421A

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