

**TOWN OF WEST POINT
PLANNING COMMISSION MINUTES
APRIL 5, 2017**

I. Call to Order at 5:00pm

The West Point Planning Commission held its regularly scheduled meeting on Wednesday, April 5, 2017, at 5:00p.m. Chairman James Pruett called the meeting to order.

Members Present: James Pruett, Chairman
James N. Brockwell, Vice-Chairman
Stuart Daniels
James Vadas
Mary Montague Sikes
James H. Hudson, III

Members Absent: None

Also Present: Holly McGowan, Director of Community Development
Andrea G. Erard, Town Attorney
Shari Carnell, Recording Aide

II. Review of Agenda

There were no changes.

III. Citizens Address the Commission

A. Citizens address the Commission

Chairman James Pruett opened the floor for any citizen to address the Commission on any subject. There being none, the citizens address portion of the meeting was closed.

IV. Public Hearing

- A. Public Hearing On Chesapeake Bay Preservation Act State Requirements Ordinance #01-2017.
B. Chairman James Pruett opened the town hearing. There were no objections, and the public hearing was closed.

Ms. McGowan presented the Planning Commission with adopted language for the members that were not present at last month's meeting.

Recommended Condition

As required by 9VAC 25-830-190 A 4 of the regulations, DEQ staff recommends that the Town amend its local ordinances to require a notation on plats regarding the septic

tank pump-out requirement and the requirement for a 100% reserve drain field site, and a notation that specifies permitted development in the Resource Protection Area, including the 100-foot buffer, is limited to water dependent facilities or redevelopment. Furthermore, as required by 9VAC 25-830-190 A 5, DEQ staff recommends that the Town also require the delineation of the buildable areas of each lot on site plans, and provide assurance that the required plan and plat provisions will be implemented consistently in the future.

A copy of the drafted language has been sent to DEQ, and the town attorney for review. The Planning Commission will review the proposed language and make a recommendation to Town Council.

Ms. McGowan asked the planning commission to recommend approval to Town Council. Motion to recommend to Town Council the adoption of the Chesapeake Bay Preservation Act, 01-2017 Ordinance was made by Stuart Daniels. James Brockwell seconded the motion. All in favor voted "Aye". No one opposed. Motion carried.

V. New Business

A. Authorization To Advertise Special Use Permit For West Rock. SUP2017-01

Ms. McGowan presented the Planning Commission with a copy of the Special Use Permit for West Rock.

Motion to authorize Ms. McGowan to advertise for the Special Use Permit for West Rock was made by James Vadas. Seconded by Stuart Daniels. All in favor voted "Aye". No one opposed. Motion carried.

B. Authorization To Advertise Chesapeake Bay Preservation Encroachment 2017CBPA-01

Ms. McGowan provided the Planning Commission with a copy of the Chesapeake Bay Preservation Encroachment 2017CBPA-01 for West Rock.

Motion to authorize Ms. McGowan to advertise for the Chesapeake Bay Preservation Encroachment was made by James Vadas. Seconded by Stuart Daniels. All in favor voted "Aye". No one opposed. Motion carried.

VI. Committee Reports

Commissioner James H. Hudson, III reported on the 03/28/17 Town Council meeting.

VII. Adoption of Minutes

James Vadas made a motion to approve the adoption of the last meeting minutes, as written. Mary Sikes seconded the motion. All in favor voted "Aye". No one opposed. Motion carried.

VIII. Set Next Meeting

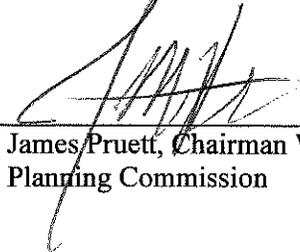
May 3, 2017

IX. Motion to Adjourn

James Pruett declared the Planning Commission Meeting adjourned.

Approved

7 1 5 1 2017



James Pruett, Chairman West Point
Planning Commission

Commissioner's Terms

| | | | |
|----------------------------|---------------|------------|----------------------------|
| James Pruett (C) | (804)832-1185 | 09/30/2017 | jpruett@baydesigngroup.com |
| James N. Brockwell (VP) | (804)843-2485 | 09/30/2017 | james@brockwellseptic.com |
| Stuart Daniel | (804)843-3082 | 09/30/2017 | sddaniel4@msn.com |
| James H. Hudson | (804)843-3262 | 12/31/2018 | jhudson@west-point.va.us |
| Mary Montague Sikes | (804)843-3284 | 09/30/2020 | monti7olen@verizon.net |
| James E. Vadas | (804)843-4082 | 09/30/2020 | jimvadas@yahoo.com |