

PLANNING COMMISSION
September 13, 2011

The regular meeting of the King George County Planning Commission was called to order at 7:00 p.m. by Vice-Chairman Gary Kendrick in the Board Room of the Revercomb Building, located at 10459 Courthouse Drive, King George, Virginia 22485.

STAFF PRESENT: Jack Green, Director of Community Development
Heather Straughan

MEMBERS PRESENT: Josh Colwell, Chairman
Gary Kendrick, Vice-Chairman
Christopher Cox
William G. Eschmann, II
Karla Frank*
Doily Fulcher
Jessica Herrink**
Tara Patteson
William A Robie, Jr.
Anthony Scaramozzi

MEMBERS ABSENT:

*Karla Frank arrived at 7:07 p.m.

**Jessica Herrink arrived at 7:17 p.m.

Quorum:

Chairman Colwell called the meeting to order at 7:00 p.m. and noted that there was a quorum present. The Pledge of Allegiance was led by Chairman Colwell, followed by an invocation led by Mr. Eschmann.

Approval of Minutes:

Chairman Colwell called for a review by the Commission members of the minutes of their meeting held on August 9, 2011. The following change was requested:

- P.1, Quorum, 2nd sentence: add the word “by” between “led” and “Mr. Scaramozzi.”

There ~~were~~being no objections to the proposed amendment, Chairman Colwell called for a motion. Mr. Scaramozzi made a motion to approve the minutes ~~with the~~as amended, seconded by Mr. Eschmann. The motion carried by a vote of 7-0-1, each member voting as follows: Chairman Colwell Aye, Vice-Chairman Kendrick Aye, Mr. Cox Aye, Mr. Eschmann Aye, Mr. Fulcher Aye, Ms. Patteson Abstain, Mr. Robie Aye, Mr. Scaramozzi Aye, the King

George County Planning Commission approved the minutes of their meeting held August 9, 2011.

Public Hearings: None.

Plan Review: None.

Old Business:

King George County Comprehensive Plan Review-Land Use Policies (Emergency Services/Sheriff Office/UDAs)

Mr. Green stated Sheriff Dempsey would be attending the October Planning Commission Meeting.

Chief David Moody of the King George County Fire, Rescue and Emergency Services Department provided an overview of the department including staffing, locations, activities, calls and services provided.

Vice-Chairman Kendrick asked what goals and/or plans the department has for the future. Chief Moody advised the department hopes to increase their staff by at least three (3) full time personnel, which would allow them to staff one additional ambulance by October 3rd (of this year). He stated a long term goal would be to lower the County's ISO (Insurance Service Office) rating, which directly affects what county citizens pay for real estate property insurance. He also stated that some of the county has a rating of 6, while some of the county has a rating of 9. He explained the scale is from 1 to 10, where 10 is worst. He stated there are some factors that the department cannot change; however, they will focus on the factors they can change. He stated training and certifications as two examples.

Chief Moody reviewed the Public Safety section of the Comp Plan relating to Fire, Rescue and Emergency Services. He advised the Planning Commission that he had some changes and some additions he would like incorporated into the Comp Plan. He stated he will coordinate the changes with Mr. Green. Deputy Chief Lovell stated he would like for the county to support adding residential sprinkler requirements to the county code in the future.

Mr. Green then reviewed the information provided regarding UDAs. He advised an UDA would require 866 residential acres to support growth. He stated the Courthouse area does not meet this requirement. Mr. Scaramozzi stated the Dahlgren area was close to meeting the residential requirement and he asked if areas could be rezoned to meet the requirement. Mr. Green affirmed. He also asked if the area beyond the Hopyard neighborhood could be included as part of the Hopyard area. Mr. Green affirmed.

Public Comment

Chairman Colwell opened and closed the floor for public comment.

New Business

Mobile Vendor

Mr. Green presented the staff report. He stated the Planning Commission needs to make a recommendation to the Board of Supervisors regarding the Zoning Ordinance Text Amendment 11-08-T03.

Mr. Scaramozzi asked what definition of “frequency” would be used to enforce this ordinance. Mr. Green stated, unless otherwise defined within the ordinance, the definition in the dictionary will be used.

Mr. Fulcher expressed his concern regarding an adverse affect the proposed amendment would have on groups such as girl scouts selling cookies or cheerleaders selling donuts. He stated he would not want to see those activities disallowed with this ordinance. Mr. Green advised the Planning Commission could add exceptions to the ordinance amendment if they chose to. Vice-Chairman Kendrick stated he thinks the Planning Commission should proceed with the current amendment to move the process forward and he stated the Planning Commission could always make further amendments at a later date.

Mr. Robie made a motion to forward the proposed Zoning Ordinance Text Amendment 11-08-T03 to the Board of Supervisors to review with a recommendation to move the amendment forward and send it back to the Planning Commission for review and Public Hearing. The motion was seconded by Mr. Cox. The motion carried by a vote of 9-1-0, each member voting as follows: Chairman Colwell Aye, Vice-Chairman Kendrick Aye, Mr. Cox Aye, Mr. Eschmann Aye, Ms. Frank Aye, Mr. Fulcher Nay, Ms. Herrink Aye, Ms. Patteson Aye, Mr. Robie Aye, Mr. Scaramozzi Aye, and the King George County Planning Commission forwarded the amendment to the Board of Supervisors.

Case Number 11-08-S01-Subdivision Ordinance Text Amendment, Definition of Commercial and/or Industrial Subdivision

Jack Green presented the staff report. He stated the proposed amendment was reviewed at the last Planning Commission meeting and will be forwarded to the King George County Board of Supervisors for review at their next meeting. He advised if approved the amendment will be scheduled for a public hearing. The Commissioners agreed to send the proposed amendment to the Board.

Due to a potential conflict of interest relating to a business interest, Ms. Herrink recused herself from discussion on this matter.

Director’s Report

Mr. Green reviewed the Director’s Report and the actions taken by the Board of Supervisors. He advised the Planning Commission of the joint meeting with the Board of Supervisors scheduled for October 5, 2011 at 5 p.m.

Other Business

Chairman Colwell advised Dominion held their community meetings regarding the power lines and the public input process is complete. He stated the next step for Dominion is to submit their permit to the SCC.

Adjournment

Chairman Colwell called for a motion to adjourn.

Having completed the meeting agenda, Ms. Patteson made a motion to adjourn until October 5, 2011 at 5 p.m., seconded by Mr. Eschmann, the motion carried unanimously by a vote of 10-0-0, each member voting as follows: Chairman Colwell Aye, Vice-Chairman Kendrick Aye, Mr. Cox Aye, Mr. Eschmann Aye, Ms. Frank Aye, Mr. Fulcher Aye, Ms. Herrink Aye, Ms. Patteson Aye, Mr. Robie Aye, Mr. Scaramozzi Aye, the motion carried with a unanimous vote; the King George County Planning Commission adjourned their meeting at 8:37 p.m.—Ayes: Colwell, Eschmann, Frank, Fulcher, Herrink, Kendrick, Patteson, Robie, Scaramozzi; Nays: none; Absent: Cox. The motion carried by a vote of 9-0-0. The

CHAIRMAN

DATE