

**King & Queen County  
Planning Commission Minutes  
January 6, 2014**

*(Note: Tape did not record sound)*

The King & Queen County Planning Commission met on Monday, January 6, 2014, at 6:00 p.m. in the King & Queen County Courts and Administrations Building in the Court Room for their regular monthly meeting.

**Planning Commission Members Present:**

John Roane	James "Jimmy" Guess
Milton Watkins	Shelia Morton
David Campbell	Hunter Richardson
James Dabney	Robert Coleman, Jr.

**Also in Attendance:**

Thomas J. Swartzwelder, County Attorney  
Donna E. Sprouse, Assistant Zoning Administrator

**Call to Order**

Chairman, Mr. Richardson called the meeting to order.

**Roll Call/Determination of Quorum**

Mr. Campbell took roll call and determined that a quorum was present.

**Election of Officers for 2014**

Mr. Richardson stated that he would now accept nominations for Secretary Vice-Chairman and Chairman. A nomination was made by Milton Watkins to have David Campbell serve as Secretary. A nomination was made by Mr. Coleman to have Milton Watkins serve as Vice-Chair. A nomination was made by Mrs. Morton to have Hunter Richardson serve as Chair. Hearing no further nominations or comments and having all nominating members agree, Mr. Richardson asked for a roll call vote.

Voting For: Watkins, Roane, Richardson, Guess, Coleman, Campbell, Dabney, Morton  
Voting Against: None  
Abstain: None

**December 2, 2013 – Regular Meeting**

After brief review of the minutes, a motion was made by Mr. Watkins to approve the minutes as written, second by Mr. Guess.

Voting For: Watkins, Dabney, Guess, Campbell, Morton

Voting Against: None

Abstain: Richardson, Coleman, Roane

### **Citizens Comment Period**

Mr. Richardson opened the floor for public comment period, hearing no comments from the public, citizens comment period was closed.

### **New Business**

#### **A. Rezoning, RZ13-03, John Dewey Fogg, Jr. – Public Hearing**

Mr. Richardson opened the public hearing. Mr. Richardson stated that Mr. John Dewey Fogg, Jr. has requested approval of the rezoning of his property, consisting of 45+/- acres, further identified as Tax Map Parcel No. 1632-9L-727 from Limited Business (LB) to Agricultural (A). He explained that the property is currently a vacant parcel that consists of standing timber and farm field. Mr. Richardson noted that along the same time that the County adopted its zoning ordinance and conducted its first comprehensive zoning, a small family owned country store/post office was located on the corner of Newtown Road and Sorghum Road on the said parcel. The store has been closed and demolished after being struck and burned by lightning for more than 15+ years. Mr. Richardson stated that it is his understanding that the owner has no intentions of constructing another retail store (which would not meet the current requirements of the zoning ordinance for the limited business district), however he does plan to continue to farm the property and provide his grandson a piece of this land to construct a home should his rezoning request be approved.

Mr. Richardson asked if Mrs. Sprouse had anything to add or mention regarding the request. Mrs. Sprouse stated for the record that public notice was placed in the Tidewater Review and Rappahannock Times for two consecutive weeks and proper notification was mailed certified return receipt to the property owners, as well as the neighboring property owners. Mrs. Sprouse stated that Mr. Richardson had pretty much summed this application request up in his prior statements. She noted that such request would be consistent with the comprehensive plan and this property is about 6.5 miles from Route 360 and is not located within the economic development corridor. Mrs. Sprouse noted that the applicant/property owner was not in attendance, however would do her best to answer any of the Commission's questions regarding the request for rezoning.

Mr. Richardson asked if anyone in the audience would like to speak, hearing none, Mr. Richardson closed the public hearing. Mr. Richardson asked if the Commission had any questions or would like to further discuss the request. A motion was made by Mr. Dabney to approve the rezoning request identified as RZ13-03 as requested, seconded by Mrs. Morton. Mr. Richardson stated so that everyone is clear, there is a motion and second in place to approve Mr. John Dewey Fogg, Jr.'s rezoning request for parcel 1632-9L-727 from Limited Business to Agricultural. Mr. Richardson asked Mr. Campbell to take a roll call vote.

Voting For: Watkins, Roane, Richardson, Guess, Coleman, Campbell, Dabney, Morton

Voting Against: None

Abstain: None

### **Unfinished Business**

None.

### **Staff's Comments**

Mrs. Sprouse explained that during the December Planning Commission meeting, Michael & Mary Daus spoke during public comment and Vice-Chair, Mr. Herrin noted that the Commission will respond to their inquiry regarding a proposed text amendment to allow for food service trailers in King & Queen County. Mrs. Sprouse noted that she will write the memorandum as asked by the Commission, however wanted to know what exactly does the Commission wish to tell the Daus regarding their request. She asked if the Commission wanted to revisit the request to add food service trailers to the permitted use table or not. After little discussion, the Commission agreed that they were satisfied with the ordinance as it is currently written. Mr. Richardson asked that Mrs. Sprouse make note in the memorandum to the Daus that there is a process in which they may officially request a zoning text amendment, if they so choose.

Mr. Swartzwelder stated that he was displeased with the comments made regarding staff at the December meeting during public comment period by the Daus. He noted that Mrs. Sprouse was professional and correct in her work regarding this issue.

Mrs. Morton stated that she agreed with Mr. Swartzwelder.

### **Commissioner's Comments**

Mr. Morton thanked Mrs. Sprouse for her work.

Mr. Coleman congratulated Mr. Richardson and thanked him for agreeing to serve another term as Chairman.

Mr. Roane stated thanked Mrs. Sprouse for her work.

Mr. Campbell wished everyone a happy new year.

Mr. Watkins thanked Mrs. Sprouse and Mr. Swartzwelder for their work in keeping the Commission on track.

Mr. Guess said ditto to what Mr. Watkins stated.

Mr. Dabney noted that he has worked with Mrs. Sprouse for years on the BZA and stated that she was always professional and courteous in her work. He thanked everyone for welcoming him as a new Commission member.

Mr. Richardson also thanked Mrs. Sprouse and Mr. Swartzwelder for their work and thanked the Commission for their confidence in electing him as Chairman.

### **Adjournment**

There being no further business the meeting was adjourned.

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Hunter Richardson, Chairman