

**King & Queen County
Planning Commission Minutes
September 4, 2018**

The King & Queen County Planning Commission met on Tuesday, September 4, 2018, at 6:00 p.m. in the King & Queen County Courts and Administrations Building in the General District Courtroom for their regular monthly meeting.

Planning Commission Members Present:

Sheila Morton
David Campbell
William Herrin
Barbara Hudgins

James Guess
Hunter Richardson
Milton Watkins
Robert Harvey

Also in Attendance:

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.

**Approval of Minutes
August 6, 2018**

After review of the minutes, a motion was made by Mr. Herrin to accept the minutes as written, seconded by Mrs. Morton.

Voting For: Morton, Richardson, Campbell, Guess & Herrin
Voting Against: None
Abstain: Watkins, Harvey, Hudgins

Citizens Comment Period

Mr. Richardson opened the floor for citizens comment period.

Hearing no comments, citizens comment period was closed.

New Business

- A. **SP18-02- Virginia Peninsula Public Service Authority (VPPSA) C/o King & Queen County Board of Supervisors** *(set public hearing)*

Mrs. Sprouse noted that this was a request for the approval of a level 3 site plan to construct a contractor shop for the maintenance of VPPSA vehicles and equipment inside of a building with outside storage of trucks and containers on property identified as tax map parcel 1623-135R-1056C. Mrs. Sprouse noted that the property is currently owned by the King & Queen County Board of Supervisors and that subject to approval, VPPSA would obtain ownership of the property. She added that the site is located at the corner of Clancie Road and Enterprise Road in the Buena Vista Magisterial District and the property is currently zoned Industrial. She noted that the applicant was present should they have anything to add.

Mr. David Magnant with VPPSA provided a brief description of what VPPSA is and what they do. He explained that they run the convenience centers among other things, such as provide recycling opportunities for fertilizers, used oil and gas, among other things. He also noted that they provide mulch to all localities within the service area for free. He added that should this request be approved, they will not only maintain their own vehicles and equipment, but will help King & Queen with maintenance of their county vehicles, not the school vehicles, if approved.

Mr. Glenn Custis with Draper Aden Associated was present and noted that if they had any questions regarding the site plan, to please feel free to ask him or staff.

Mr. Herrin asked how many people were going to work on site and if they intended to service any other vehicles or equipment on site other than their own and the counties. Mr. Magnant stated that they would have about 6 people staffed on site daily and would have employees in and out throughout the day picking up equipment or such. He also added that they will only service their equipment and the County's, when needed.

Hearing no further comments, a motion was made by Mrs. Hudgins to set the public hearing for SP18-02 for October 1, 2018, seconded by Mr. Guess.

Voting For: Campbell, Herrin, Guess, Morton, Richardson, Hudgins, Harvey, Watkins
Voting Against: None
Abstain: None

Staff's Comments

Mrs. Sprouse noted that the Walnut Solar Farm project has been officially submitted by Open Road Renewables today.

Mrs. Sprouse informed the Commission that Mr. Massey's seat has been filled and Mr. James Burns of the Board of Supervisors will fill the seat until he is able to find someone else willing to serve.

Mr. Bailey thanked the Commission for all of their work and noted that they really do make it easy for the Board when projects are presented to them. He noted that most of the time it feels that they receive books of material regarding proposals that are handed down from the Commission to the Board. He also added that when they do have a meeting, there is little left to discuss most of the time because of the great work that they do.

Commissioner's Comments

Mr. Watkins noted he was glad to be back and thanked Mr. Bailey for attending and for his kind comments regarding the Commission.

Mr. Campbell noted that he has concerns with the VPPSA proposal, as a land owner that lives near the proposed facility. He added that he has concerns of traffic on Clancie and would like to see the traffic diverted on Enterprise Lane. Mr. Campbell also noted that he had concerns of the washing of the bins and trucks and where was that leachate and contaminated water going.

Mrs. Hudgins thanked Mr. Bailey for attending and noted that school started today and to drive safely.

Mrs. Morton thanked Mr. Richardson for leading the Commission well. She added that he has always lead a great meeting and was a great chairman. She thanked Mr. Richardson for serving on the Commission and for being Chairman.

Mr. Richardson thanked Mrs. Morton for her compliment and noted that the next meeting will be held October 1, 2018 at 6 p.m. for a public hearing.

Adjournment

There being no further business, a motion was made by Mr. Herrin to adjourn the meeting. The meeting was adjourned by all present members stating "Aye".

Hunter Richardson, Chairman