

Virginia: At a Work Session Meeting of the Accomack County Planning Commission held on the 24th day of April 2007, in the cafeteria of Metompkin Elementary School, Parksley, Virginia:

PLANNING COMMISSION

Members Present:

Mr. E. Phillip Hickman, Chairman
Mr. Bryan Turner
Mr. Herbert Thom
Mr. Jim Frese
Mr. Leander Roberts
Mr. Robert L. Nock
Ms. Stella Rohde

Members Absent:

Mr. William A. Sprague, Vice-Chairman

Others Present:

Mr. Steven B. Miner, County Administrator
Mr. Milton Herd, Planning Consultant
Mr. James M. McGowan, Director of Planning
Mr. Thomas Brockenbrough, GIS Coordinator

1. CALL TO ORDER

Chairman Hickman called the meeting of April 24, 2007, to order at 7:00 P.M. A quorum was present. Mr. Hickman welcomed those in attendance.

Mr. Turner requested the Commission to consider having a minute of silence in recognition of the Virginia Tech tragedy. The Commission agreed and had a minute of silence.

Mr. McGowan stated that the tape recorder was not working properly and the meeting could not be recorded.

2. REVISED DRAFT FUTURE LAND USE MAP

Mr. McGowan and Mr. Brockenbrough presented the revised Future Land Use Maps based on the comments from the March 27, 2007, Commission Work

Session. As requested by the Commission, Mr. Brockenbrough prepared clear overlay maps to show underlying environmental and other constraints. Mr. Brockenbrough also projected the live GIS data on a screen and made additional revisions based on the Commission's comments and discussion.

All Commission comments were checked against the GIS data, including soils and wetlands, and revised if appropriate. As requested by the Commission, all of the areas with existing residential zoning were reviewed and mapped as residential land use areas if they were out of flood zones and had suitable soils for development.

The Commission requested additional Industrial Area near the Wallops Research Park and along Route 175, and a reduction in Industrial Area at the NASA Ferry Dock. The Commission also requested a reduction in the Residential Areas at Horntown and Temperanceville. Chairman Hickman stated that Zone 1 of the NASA airport and rocket launch safety zones is the most critical for managing development. Chairman Hickman thanked Mr. Brockenbrough for his work on revising the maps.

3. DRAFT COMPREHENSIVE PLAN

Mr. Herd distributed copies of the Draft Comprehensive Plan Update, Chapters 3, 5, and 6. Mr. Herd explained that the revised Chapter 3 is based on Accomack County's revised 2000 population of 34,500, rather than the incorrect official 2000 Census number of 38,500. In Chapter 5, the policies have been updated to reflect public input from the Comprehensive Plan workshops and public meetings. Chapter 5 also includes additional information on transportation, affordable housing, and policy actions. Chapter 6 includes updated Land Use Areas and zoning review criteria. Staff requested the Commission to review the draft chapters and discuss suggested revisions at the May 8, 2007, Commission meeting.

Mr. Turner requested an update on ground water data, including the recharge area and if it is being contaminated. Mr. Hickman requested a statement on stormwater management planning and the need for a county

stormwater management ordinance. Mr. Hickman requested staff to send copies of the Draft Virginia Model Stormwater Management Ordinance to the Commissioners.

4. PLANNED UNIT DEVELOPMENT ORDINANCE

As requested by the Commission, Mr. Herd presented and discussed the Planned Unit Development Ordinance from Montgomery County, Virginia.

5. VACANT PARCELS BY ELECTION DISTRICT

As requested by the Commission, Mr. Brockenbrough presented a report on the number of small vacant parcels in each Accomack County Election District. Based on Accomack County GIS data, there are a total of 31,866 parcels in Accomack County greater than 1,000 square feet in area and less than or equal to 2 acres. There are 14,280 unimproved parcels, with 3,435 of these in incorporated towns. Of the 10,845 unimproved parcels in Accomack County that are outside of incorporated towns, 2,014 are in tidal or non-tidal wetlands, leaving an estimated total of 8,831 small unimproved parcels.

6. 5-ACRE AFFORDABLE SUBDIVISION CONCEPT

Due to mix-up in scheduling Mr. Gene Wayne Taylor was not present to discuss the 5-acre affordable subdivision concept that he presented at the March 14, 2007, Commission meeting. The Commission requested staff to invite Mr. Taylor to the May 8, 2007, Commission meeting to further discuss his concept.

7. OTHER MATTERS

Chairman Hickman reported that the Board of Supervisors has appointed Mr. C. Robert Hickman to the Planning Commission, contingent upon his resignation from the Board of Zoning Appeals.

8. MINUTES

On a motion by Mr. Turner, Seconded by Mr. Thom, those present voted unanimously to approve the Minutes of the March 27, 2007, Planning Commission Meeting.

9. ADJOURNMENT

At 9:20 PM, on a motion by Ms. Rohde, Seconded by Mr. Nock, those present voted unanimously to adjourn the meeting.

E. Phillip Hickman, Chairman

James M. McGowan, Director of Planning