

MARKED AGENDA

Chesapeake Bay Preservation Area Board

PUBLIC HEARING – January 20, 2021

City Council Chambers – 6:00 PM

- A. Call to Order 6:00 PM
- B. Roll Call Connito, James, Nowak and Toida excused
- C. Approval of Minutes: December 16, 2020 Board Meeting
Approved
- D. CBPA Applications:

1. [PLN-CBPA-2020-050](#)

PROJECT/LOCATION: 1104 Inland Road

APPLICANT: Steven Froncillo

PROPOSAL: In accordance with Section 26-528, of the Chesapeake City Code, the applicant seeks an **EXCEPTION** to construct a single family home and driveway within the 50-foot landward and 50-foot seaward portions of the 100-foot RPA buffer. The total proposed additional impervious area will be 4,007 SF (4,007 SF in RPA).

SUBDIVISION/LOT #: Property of J.J. Halstead / Lots 1 and 2

WATERSHED: Southern Branch of the Elizabeth River

TAX MAP SECTION/PARCEL: 0461001000010

The CBPA Board **APPROVED** (4 – 0; Curling/Klesch, Connito, James, Nowak and Toida excused) the exception for a period of two years with the following stipulations:

- 1. **In addition to the proposed 500 square-foot mulched planting bed, provide an additional two (2) foot wide mulched planting bed along the existing bulkhead to include low lying plant materials.**
- 2. **The driveway shall be constructed with the required apron and with two (2) runners that provide access to the two (2) required parking spaces. No additional impervious parking area will be permitted.**

2. [PLN-CBPA-2020-055](#)

PROJECT/LOCATION: 703 Watch Island Reach

APPLICANT: W. Scott Berry

PROPOSAL: In accordance with Section 26-528, of the Chesapeake City Code, the applicant seeks an **EXCEPTION** to construct a pool within the 50-foot seaward portion of the 100-foot RPA buffer. The total proposed additional impervious area will be 1,207 SF (1,207 SF in RPA).

SUBDIVISION/LOT #: River Walk / Lot 13

WATERSHED: Southern Branch of the Elizabeth River

TAX MAP SECTION/PARCEL: 0369008000130

The CBPA Board **DENIED** (4 – 0; Greene/Curling, Connito, James, Nowak and Toida excused) the exception request due to the following findings:

1. **Granting of the exception WOULD confer upon the applicant special privileges that are denied by this article to other property owners who are subject to its provisions and who are similarly situated.**
2. **The proposed development would be a substantial detriment to water quality.**

E. Other Business:

- **Discussion about having CBPA Board meetings conducted virtually due to COVID-19.**
- **Discussion on continuing education for CBPA Board members.**

F. Adjournment: 7:04 PM

These applications and related documents are available for public review in the Planning Department on the second floor in the City Hall building at the Chesapeake Civic Center between 8am and 5pm. For information on CBPA applications, please contact Ethan Hoar, CBPA Planner, at 382-6645. All interested parties will be afforded the opportunity to be heard or to present written statements at the public hearing. Those members of the public interested in attending the public hearing should be advised that, for reasons the Chesapeake CBPA Board deems appropriate, certain items on the agenda may be heard out of order and that it should not be assumed that the order listed above will be exactly followed during the public hearing. Also, due to advertising deadlines, items that have been continued from a previous Chesapeake CBPA Board meeting may not appear on this agenda.