

MARKED AGENDA

*Chesapeake Bay Preservation Area Board*

PUBLIC HEARING – August 17, 2022

City Council Chambers – 6:00 PM

- A. **Call to Order** Chairman Weckworth
- B. **Roll Call** James, Koelsch and Wilson excused
- C. **Approval of Minutes:** July 20, 2022, Board Meeting  
Approved (Toida abstained)

D. **CBPA Application:**

1. [PLN-CBPA-2022-016](#)

**PROJECT/LOCATION:** 4244 Valencia Road

**APPLICANT/OWNER:** Amy and Travis Younger

**PROPOSAL:** In accordance with Section 26-528, of the Chesapeake City Code, the applicant seeks an [EXCEPTION](#) to construct a shed within the 50-foot landward portion of the 100-foot Resource Protection Area (RPA) buffer. The total proposed additional impervious area will be 400 square feet (SF) (400 SF in RPA).

**SUBDIVISION/LOT #:** West Chadswyck Terrace Section 3 / Lot 96

**WATERSHED:** Western Branch of the Elizabeth River

[TAX MAP PARCEL:](#) 0151004000960

CBPA Board **APPROVED** the exception request with the following stipulations: (6 - 0, Toida/Underhill; James, Koelsch and Wilson excused)

- 1. **The footprint of the shed shall be no larger than 250 square-feet (SF).**
- 2. **Additional vegetation shall be planted in the Resource Protection Area (RPA) in the sum of 500 square-feet (SF) to mitigate the additional impervious area. The plantings shall be placed between the shed and the waterway. Plant materials shall be chosen from the Virginia Department of Conservation and Recreation's Riparian Buffers Modification & Mitigation Guidance Manual.**
- 3. **The location of the shed shall be moved 20 feet to the east, or closer to the Resource Management Area (RMA) while still meeting the required minimum side yard setback.**

2. [PLN-CBPA-2022-017](#)  
**PROJECT/LOCATION:** Michael Drive  
**APPLICANT:** GGRH Holdings, LLC  
**OWNER:** Michael Drive, LLC  
**AGENCY:** Kimley-Horn  
**PROPOSAL:** In accordance with Section 26-528 of the Chesapeake City Code, the applicant seeks an [EXCEPTION](#) to fill a former septic pond within the 50-foot landward portion of the 100-foot Resource Protection Area (RPA) buffer in preparation of developing the referenced parcels. The total proposed area of fill will be 66,500 square feet (SF) (4000 SF in RPA).  
**SUBDIVISION/LOT #:** Michael Drive Industrial Park / Parcels 1 and 2  
**WATERSHED:** Southern Branch of the Elizabeth River  
[TAX MAP PARCELS:](#) 0254005000352 and 0254005000353

CBPA Board **APPROVED** the exception with the following stipulations:  
(6 – 0, Underhill/Toida; James, Koelsch and Wilson excused)

1. **Twenty (20) large canopy trees (LCT) shall be planted in the Resource Protection Area (RPA). Trees shall be 6-8' in height at time of planting and installed per the Chesapeake Landscape Specifications Manual. Plant materials shall be chosen from the Virginia Department of Conservation and Recreation's Riparian Buffers Modification & Mitigation Guidance Manual.**
2. **In preparation for fill, the water in the septic pond shall not be removed by discharging into the City's waterways.**

**D. Other Business:**

- **September meeting canceled**

**E. Adjournment: 6:48 PM**

The application and related documents are available for public review in the Planning Department on the second floor in the City Hall building at the Chesapeake Municipal Center between 8am and 5pm. For information on CBPA applications, please contact Ethan Hoar, CBPA Planner, at 757-382-6645. 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.