

Development Activity Report

May 2019

	Project / Applicant Name	Location	Description	Comments
Recent Board Actions	Application No. ZM-180-19, Brian M. Floyd	2427 Pocahontas Trail	Request to amend the York County Zoning Map by reclassifying a 0.5-acre parcel located at 2427 Pocahontas Trail (Route 60) and further identified as Assessor's Parcel No. 15-22 from RR (Rural Residential) to GB (General Business). The GB district is intended to provide opportunities for a broad range of commercial activities; the applicant has not indicated a specific use for the property.	APPROVED April 16, 2019
Future Applications	Application No. UP-903-18, Tara Stevens	404 Faulkner Road	Request for a Special Use Permit to authorize a beauty shop as a home occupation on a 3.1-acre parcel located at 404 Faulkner Road (Route 1231). The property is zoned R20 (Medium Density Single-Family Residential) and designated Medium Density Residential in the Comprehensive Plan. <i>The Planning Commission recommended approval 7:0.</i>	Scheduled for May 21 Board of Supervisors meeting
	Application No. UP-926-19, StarrWhite Enterprises, LLC (Michelle White)	209 Goosley Road	Request for a Special Use Permit to authorize the establishment of a tourist home in an existing single-family detached house on a 0.57-acre parcel of land.	Scheduled for May 8 Planning Commission meeting
	Application No. UP-924-19, Adams Property Group LLC	455A Merrimac Trail	Request for a Special Use Permit to authorize the establishment of a mini-storage warehouse facility with 91,650 square feet of floor area in a former grocery store building.	Tentatively scheduled for June 12 Planning Commission meeting

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Future Applications	Application No. UP-925-19, SXCW Properties II, LLC	1920 George Washington Memorial Highway	Request for a Special Use Permit to authorize the establishment of a car wash facility and automobile fuel dispensing establishment on a 3.3-acre site located on the east side of Route 17 approximately 830 feet north of its intersection with Mid Atlantic Place.	Tentatively scheduled for June 12 Planning Commission meeting
	Application No. UP-927-19, Cookie Text LLC	101 Freemans Trace	Request for a Special Use Permit to authorize non-resident employees in connection with a cookie-baking home occupation	Tentatively scheduled for June 12 Planning Commission meeting
	Application No. UP-928-19, Victoria Morton	295 Barlow Road	Request for a Special Use Permit to authorize day care for up to 12 children as a home occupation	Tentatively scheduled for June 12 Planning Commission meeting
	Application No. UP-929-19, Heather Phillips	105 Sherwood Drive	Request for a Special Use Permit to authorize a tourist home (short-term rental) in a single-family detached home in Queens Lake	Tentatively scheduled for June 12 Planning Commission meeting
	Application No. UP-930-19, Polyzos Family Investments LLC	113 Palace Lane	Request for a Special Use Permit to authorize a meeting room/rental hall/bingo hall in the Palace Plaza Shops shopping center	Tentatively scheduled for June 12 Planning Commission meeting

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Future Applications	Application No. UP-931-19, Two Tiger Investments LLC	5676 Mooretown Road	Request for a Special Use Permit to authorize an auto impound yard in the Ewell Industrial Park	Tentatively scheduled for June 12 Planning Commission meeting
	Nelson's Grant Development, LLC	Route 17/Fort Eustis Blvd. intersection	Request to rezone from GB-General Business to PDMU-Planned Development-Mixed Use an undeveloped 1-acre portion of the Patriots Square Shopping Center parcel to be incorporated into the existing Nelson's Grant PDMU and developed with 19 townhouse units. The applicant is also requesting modifications to the original Master Plan and development approval that would increase the maximum number of dwelling units from 112 to 137 and eliminate the ground floor commercial space in one of the yet to be constructed buildings.	On hold per the request of the applicant
Site Plans Approved	Scruggs Ventures Timber Harvest (Forestry Management Plan)	200 Fenton Mill Rd.	Timber will be harvested on the property. There is no proposal to change the use or zoning of the property.	Approved on April 11, 2019

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Site Plans Approved	Wawa Convenience Store/Fueling Station	2610 George Washington Memorial Hwy	The proposed project consists of the construction of a new Wawa to be located along Route 17. Proposed improvements include a new 6049 square foot Wawa building, fuel canopy, drive aisles, parking areas, curbing, water and sewer connections, a storm drainage network and a right turn lane. Site work includes relocation of existing water and sewer mains, demolition of portions of the existing utilities along with other site features, clearing and grading, utility installations, paving, and landscaping.	Approved on April 12, 2019
Site Plans Submitted	The Phoenix at Yorktown	120 Byrd Ln.	The project is located at 120 Byrd Lane. The project proposes to construct an assisted living and memory care facility with associated roadway, parking, utilities, and storm system.	Submitted on April 1, 2019
	The Phoenix at Yorktown, Road Improvements	Victory Blvd. & US Route 17	Road improvements to Victory Boulevard, which includes proposed turn lanes at the intersection of Victory Boulevard and Route 17 and turn lanes into the proposed entrance to 120 Byrd Lane.	Submitted on April 1, 2019
	Caliber Collision	317 Bypass Rd.	Construction of 18,635 sf auto-body repair center for body repair and painting.	Submitted on April 4, 2019
	American Tower, T-Mobile Antennas and Generator Additions	2032-Z Old Williamsburg Rd.	T-Mobile proposes to install a 2'-2'x10' concrete pad which will hold a 25kW diesel emergency backup generator. T-Mobile will also install (9) new panel antenna's and (6) new RRU's on an existing tower.	Submitted on April 5, 2019

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Site Plans Submitted	Powell Plantation Clubhouse	409 Waller Mill Rd.	This project will consist of a clubhouse building with an in ground swimming pool and associated drive aisles, parking spaces, sidewalk, storm drainage system and water & sewer service.	Submitted on April 12, 2019
	American Tower, T-Mobile Antennas and Generator Additions	98 Tower Ln.	T-Mobile proposes to install a 4'x8' concrete pad which will hold a 25kW diesel emergency backup generator. T-Mobile will also install (9) new panel antenna's and (6) new RRU's on an existing tower.	Submitted on April 23, 2019
	Tractor Supply	7427, 7437, 7505, 7517, 7521, 7529 GWMH	The proposed Tractor Supply retail development will consist of one building, a fenced in outdoor sales area and associated impervious area. The development will result in a net increase in impervious area of 1.64 ac (2.06 ac proposed impervious area total)	Submitted on April 24, 2019
	Chick-fil-A	6732 Mooretown Rd.	The proposed scope includes a 330+ building addition, a multi-lane drive thru, two (2) drive-thru canopies and associated site improvements.	Submitted on April 25, 2019
	Forest Management Plan for Timber Stand B04	Country Ln.	This operation is a clear cut on approximately 22 acres of Waterworks property. Waterworks plans on silviculture operations on one timber stand; timber stand B04 is a single age hardwood/pine stand that will be clear cut.	Submitted on April 25, 2019

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Site Plans Submitted	Forest Management Plan for Timber Stands D01 and D14	Crawford Rd.	This operation is a thinning on approximately 130 acres of Waterworks property.	Submitted on April 25, 2019
	Caliber Collision	317 Bypass Rd.	Construction of 18,635 sf auto-body repair center for body repair and painting.	Submitted on April 29, 2019
	Valvoline Instant Oil Change Facility	2716 George Washington Memorial Hwy	A proposed 3-bay Valvoline Instant Oil Change facility with a dumpster enclosure, associated pavement, as well as all other necessary improvements. The proposed Valvoline site is adjacent to a proposed Wawa development which will have cross access between the tow. Valvoline is providing an entrance (on their own site) to George Washington Memorial Hwy.	Submitted on April 29, 2019
Subdivision Plans Approved	Property Line Vacation Plat of New Parcel A-1, Mainstay at Commonwealth Green, Section One		Property Line Vacation Plat	Recorded on April 1, 2019

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Subdivision Plans Approved	Busch Industrial Park, Phase II, Resubdivision of Lot 3A-1	130 Stafford Ct.	Resubdivision of Lot 3A-1	Recorded on April 10, 2019
	Michael D. Barber & Susan L. Barber, Subdivision of the Property of	1704 Calthrop Neck Rd.	Subdivision of property into two lots	Recorded on April 10, 2019
	Property Line Vacation Plat, Part of Lots 32, 33, & 34, Block E Map of Surrender Field	103 Cornwallis Rd.	Property Line Vacation Plat	Recorded on April 10, 2019
	Plat of Subdivision, Arbordale Phase IIA	601 Bulifants Blvd.	The project consists of the platting of 14 single family lots (a part of a larger development).	Recorded on April 11, 2019
	Subdivision of the Property of Mary Lee Dawson	710 Dare Rd.	2 lot subdivision	Approved on April 12, 2019

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Subdivision Plans Approved	Mainstay at Commonwealth Green, Section One Phase Seven	Commonwealth Green	Condominium Plat	Recorded on April 23, 2019
	Family Subdivision of the Property of Robert W. George and Diana H. George	1705 Calthrop Neck Rd.	4 lot Family Subdivision	Approved on April 26, 2019
Subdivision Plans Submitted	Property Line Vacation Plat, Part of Lots 32, 33, & 34, Block E Map of Surrender Field	103 Cornwallis Rd.	Property Line Vacation Plat	Submitted on April 1, 2019
	Subdivision of the Property of Mary Lee Dawson	710 Dare Rd.	2 lot subdivision	Slipsheets Submitted on April 2, 2019
	Family Subdivision of the Property of Robert W. George & Diana H. George	1705 Calthrop Neck Rd.	4 lot Family Subdivision of the property of Robert W. & Diana H. George	Slipsheets Submitted on April 3, 2019

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Subdivision Plans Submitted	Condominium Plat, Building #3, Nelson's Grant, Phase Six-A		Condominium Plat	Submitted on April 3, 2019
	Goodwin Island Properties, LLC, BLA Between the Properties of	111 & 113 Sandbox Ln.	Boundary Line Adjustment between two existing parcels.	Submitted on April 3, 2019
	Steele & Company, LLC R/W, Easement & PLV Plat, and R/W Dedication		Easement Dedication and PLV Plat	Submitted on April 5, 2019
	Property Line Vacation Plat, Lot 85 and Lot 86, Skimino Hills, Section Three	110 Alabama Ln.	Property Line Vacation Plat	Submitted on April 9, 2019
	Mainstay at Commonwealth Green, Section Two	500 Keener Way	Final Plat	Submitted on April 9, 2019

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Subdivision Plans Submitted	Wayne M. Schell & Mary R. Schell and Donald T. Hall & Kitty K. Hall, Boundary Line Adjustment Between Properties Owned By	106 Jonadab Rd. & 103 Tully Cove	Boundary Line Adjustment	Submitted on April 11, 2019
	Bunting Point, Phase 2, Subdivision Plat of	Bunting Point Rd.	Final Plat	Submitted on April 12, 2019
	Whittaker's Mill Single Family Townhomes, Section 1, Phase 4	310-Z Clement's Mill Trace	Final Plat	Submitted on April 19, 2019
	Whittaker's Mill Single Family Detached Homes, Section 2, Phase 2B	600 Clement's Mill Trace	Final Plat	Submitted on April 24, 2019

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Land Disturbance Permits	Autobell Car Wash	2029 George Washington Memorial Hwy	Land disturbance of 1.29 acre for construction of car wash	Issued April 30, 2019
HYDC Actions	Gary and Gail King	115 Chischiak Watch	Redesign of first and second story decks, a new railing, and new gutters and downspouts	Continued at the request of the applicant