

Development Activity Report

July 2021

	Project/Applicant Name	Location	Description	Comments
Recent Board Actions	Application No. UP-965-21, Omer Art Inc.	7305 George Washington Memorial Hwy	Request for a Special Use Permit to authorize an addition to an existing convenience store on a 0.95-acre parcel of land	Approved June 15, 2021
	Application No. ZM-191-21, Triple Feature Associates	8001 George Washington Memorial Hwy	Request to remove proffered conditions pertaining to the 2.1-acre commercial parcel adjacent to the Yorktown Arch development approved in 2012	Approved June 15, 2021
	Application No. YVA-45-21, van Montfrans	228 Church Street	Request for a setback variance to create a portico at the side entrance of a single-family detached dwelling on 0.13 acres.	Approved June 15, 2021
Future Applications	Application No. UP-966-21, Verizon Wireless	124 West Queens Drive	Request for a Special Use Permit to authorize a 195' monopole cell phone tower with a 4' lightning rod on a 7.1-acre parcel (Queens Lake Middle School)	Recommended for approval by the Planning Commission on May 12, 2021. Scheduled for the July 20, 2021, Board of Supervisors meeting.
	Application No. UP-967-21, Magruder-Tabb Animal Hospital	3525 Hampton Highway	Request for a Special Use Permit to authorize a veterinarian clinic on a 3.2-acre parcel	Recommended for approval by the Planning Commission on June 9, 2021. Scheduled for the July 20, 2021, Board of Supervisors meeting.

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Future Applications	Application No. UP-968-21, Dirty Quads Motorsports & Graphics LLC	5005 Victory Boulevard	Request for a Special Use Permit to authorize motorcycle sales in the Village Square at Kiln Creek Shopping Center	Scheduled for the July 14, 2021, Planning Commission meeting and the July 20, 2021, Board of Supervisors meeting.
	Application No. UP-969-21, Michael Hancock	107 Hemlock Court	Request for a Special Use Permit to authorize a tourist home in an existing single-family detached home.	Tentatively scheduled for the August 11, 2021, Planning Commission meeting
Site Plans Approved	Magruder Elementary School, T-Mobile Generator Addition	112-Z Hubbard Lane	Installation of a 25kW Diesel generator on a new 10x4 concrete pad and an electronic transfer switch.	Approved on June 3, 2021
	Wolf Trap Road Industrial Park-Phase I, Amendment #1	2001 Wolf Trap Road	Storage yard, shop and office	Approved on June 8, 2021
	Crown Castle Tabb Tower, T-Mobile Generator Addition	2831 George Washington Memorial Highway	Installation of a 48kW Diesel generator on an existing platform.	Approved on June 14, 2021
	Dairy Queen, Grafton Shopping Center	5704 George Washington Memorial Highway	Development plan for a commercial fast-food restaurant with a drive thru.	Approved on June 28, 2021

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Site Plans Submitted	York County Sherriff's Office	159 Goodwin Neck Road	A proposed multi-story sheriff's office with a detached patrol garage with associated infrastructure including parking, water and sewer utilities, storm drainage, and a wet pond BMP. Turn lane improvements on adjacent Goodwin Neck Road are also included.	Submitted on June 4, 2021
	Dale Moore Tower, T-Mobile Generator Addition	229-Z Redoubt Road	Adding a 4'x10' concrete pad within existing fenced compound for the installation of a 48kW Diesel generator.	Submitted on June 8, 2021
	Dodd RV Sanitary Sewer Extension	7023 George Washington Memorial Highway	Sanitary Sewer Extension	Submitted on June 8, 2021
	Dairy Queen, Grafton Shopping Center	5704 George Washington Memorial Highway	Development plan for a commercial fast-food restaurant with a drive thru.	Submitted on June 9, 2021
	Water Country USA Project Gemini	176 Water Country Parkway	Replace the existing Rampage attraction. The existing sidewalks, pool walls, and tower will be demolished and replaced with a new attraction. The site is located at the northern limit of the developed portion of Water Country USA, off of Route 199.	Submitted on June 11, 2021
	R.E. Michel Company Warehouse	2005 Mooretown Road	Provide additional warehouse area to existing building.	Submitted on June 23, 2021

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Site Plans Submitted	Seaford ES Renovation & Additions	1105 Seaford Road	The project consists of gym and classroom building additions as well as site improvements to the existing Seaford Elementary School.	Submitted on June 25, 2021
	George Washington Inn Apartments	500 Merrimac Trail	This project proposed a site and infrastructure renovation of the existing George Washington Inn which is to be converted into a 125-unit apartment building; The site infrastructure revisions primarily include the demolition of an existing abandoned outparcel building, the demolition of the conference center, the conversion of the existing indoor pool to an outdoor facility, and addition of site amenities.	Submitted on June 25, 2021
	Marquis Hills Parcels 12B & 12C Soil Transfer, Grading Improvements and Erosion and Sediment Control Plan	1018 & 1200 Marquis Parkway	Soil transfer, grading improvements and erosion and sediment control plan (6.62 acres disturbance)	Submitted on June 30, 2021
	Pierce's Pitt Bar-B-Que Generator/Charging Station Additions	447 E Rochambeau Drive	This project consists of the addition of a generator pad, electric panel pad, and electric charging stations to Pierce's Pitt Bar-B-Que.	Submitted on June 30, 2021
Subdivision Plans Approved	Marquis Hills, Phase 3 (Formerly Phases 3 & 4),	302 Normandy Crescent	Marquis Hills Phase 3 (formerly phases 3 & 4) - adding 71 single family lots completing Auray Drive and adding one additional street.	Approved on June 16, 2021
Subdivision Plans Submitted	Marquis Hills, Phase 3 (formerly Phases 3 & 4)	302 Normandy Crescent	Marquis Hills Phase 3 (formerly phases 3 & 4) - adding 71 single family lots completing Auray Drive and adding one additional street.	Submitted on June 3, 2021

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Subdivision Plans Submitted	Subdivision of the Property of William C. Hogge, III and Donna S. Hogge	332 Hodges Cove Road	2 Lot Subdivision	Submitted on June 3, 2021
	M.R.P. Enterprises, LLC	7307 George Washington Memorial Highway	Final Plat	Submitted on June 8, 2021
	Boundary Line Adjustment Between the Properties of Linda D. Moore, W. O. Moore, & Debbie Ann Moore, Being Lots 3 & 4, Family Subd. of the Prop. of Lottie R. Dryden	103 & 113 Dryden Lane	Boundary Line Adjustment Plat for Lots 3 & 4 being part of the Family Subdivision of the Property of Lottie R. Dryden.	Submitted on June 10, 2021
	Victory at Tabb	1103 Hampton Highway	This Development Plan proposes 40 open space development (cluster) lots and required open spaces/recreation areas. Stormwater for the development will be managed by a proposed wet pond. Additionally, a single by-right lot is also proposed for an existing on-site residence that is to remain post-development.	Submitted on June 14, 2021
	Boundary Line Adjustment Between the Properties of Roy L. Ryman & Carolyn T. Ryman Trust	450 & 452 Queens Creek Road	2 lot Boundary Line Adjustment	Submitted on June 16, 2021

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Subdivision Plans Submitted	Powell Plantation, Phase I	409 Waller Mill Road	This project will be phase I of a three (3) phase development. This phase will consist of 129 single family detached units, associated public water and sewer, public roads, storm drainage system and stormwater management facilities and LID features. This project will also include walking trails and recreation areas.	Submitted on June 16, 2021
	Hidden Harbor	201 Hidden Harbor	Family Subdivision	Submitted on June 17, 2021
	Boundary Line Adjustment the Properties of Miles C. Burcher and Gary L. Brocksmith, Jr. and Michael K. & Amber L. Lempke, Co-Trustees	400 & 600 Patricks Creek Road	Boundary Line Adjustment between the properties of Miles C. Burcher, II and Gary L. Brocksmith, Jr. and Michael K. & Amber L. Lempke, Co-Trustees	Submitted on June 22, 2021
	Smith Farms, Phase 2	517 Yorktown Road	This development is a multi-phase subdivision on a 113.9-acre parcel located in York County on Yorktown Road. This second phase of the project will consist of 39 single family detached units, associated public water and sewer, public roads, storm drainage system, stormwater management facilities and LID features.	Submitted on June 25, 2021
Land Disturbance Permits	Vehicle Maintenance Fuel Point	201 Operations Drive	Land disturbance of 0.65 acres	Issued on June 3, 2021
	Tidal Wave Auto Spa	6640 Mooretown Road	Land disturbance of 1.16 acres	Issued on June 11, 2021

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Land Disturbance Permits	Yorktown Library Addition/Renovation	8500 George Washington Memorial Highway	Land disturbance of 1.87 acres	Issued on June 15, 2021
	Four Seasons Apartment Clubhouse	122 Pinewood Crescent	Land disturbance of 0.41 acres	Issued on June 18, 2021
HYDC Actions	HYDC-201-21, Fjord Construction	508 Water Street	Replace front windows, replace pole sign with monument sign at Ballard Street and Water Street, install wall sign	Scheduled for the July 21, 2021