



**July 15th, 2020 – 6:30 p.m.**

## **Agenda: Planning Commission Workshop**

1. Call to Order
2. Determine Presence of Quorum & Review/Approval of Agenda
3. Review of Minutes June 17<sup>th</sup>, 2020 Workshop
4. Preview: August's Joint Planning Commission & BoS Public Hearings:

**A) Case No. OA-08-20-15:** Amending the Zoning Ordinance's Floodplain Management Regulations (Article 11), specifically changes to articles I through VII. Madison County is a participant in the National Flood Insurance Program (NFIP) administered by the Virginia Department of Conservation and Recreation (DCR) with oversight from the Federal Emergency Management Agency (FEMA). Through the NFIP, federally backed flood insurance is available to homeowners, renters and businesses owners as protection against flood loss. A requirement for the County to participate in the program is adoption of appropriate ordinances and regulations related to floodplain management. In addition, FEMA has recently completed a remapping of the floodplain limits in the County. The Flood Insurance Study (FIS) and Flood Insurance Rate Map (FIRM) have been completed, and if/when the proposed ordinance amendments are adopted the FIS and FIRM will become effective upon adoption. Paper copies of the proposed amendments to the zoning ordinance, the FIS and the FIRMs are available for review. These documents may also be viewed digitally.

**B) Case No. SU-07-20-14:** A special use permit request by Crystallis LLC (Barbara Miller) for an event/venue use located on seven (7) parcels totaling 749.3 acres. The subject properties are zoned A1 (agriculture) and in this district event/venue uses are allowable by special use permit. The applicant has submitted a conceptual site plan showing at build-out numerous lodging areas, a welcome center & restaurant, a spa, a pavilion, an event center and several other associated buildings/structures; a project narrative estimates site build-out will contain roughly 60,000 sq. ft. of permanent and temporary structures. In addition, developed areas will include parking, roadways, hiking trails and equestrian trails and facilities. If approved, prior to the development of any area(s) or structures the applicant would be required to submit a site plan to be reviewed by County staff, receive a recommendation by the Planning Commission and approval by the Board of Supervisors. The subject parcels are identified on Madison County Tax Map's as 64-71, 64-73, 64-73A, 68-1, 68-2A, 68-2 and 69-1. An existing single-family dwelling on the on parcel 73A has a postal address of 2427 S. Blue Ridge Turnpike, Rochelle, VA.

- 5) Update of Planning Commission By-laws
- 6) Additional Items from Planning Commission or Public
- 7) Adjournment