



May 20th, 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 (No Minutes to Review from April)
4. Preview: June's Joint Planning Commission & BoS Public Hearings:
 - A) **Case No. S-06-20-10**: A subdivision request by Madison Home Inc. (Pete & Norma Nelson) to subdivide an existing 15 acre parcel creating two (2) new lots/parcels with a residue parcel. The subject parcel is zone A1 (Agriculture) and the three (3) parcels (including residue) would contain 4.1 acres, 4.2 acres and 6.5 acres. In the A1 zoning district the minimum lot size is three (3) acres. The subject parcel is located on Ridgeview Road (Rt. 607) and is identified on Madison County's Tax Map as 24-37.
 - B) **Case No. S-6-20-11**: A subdivision request by Diane Atkins, executor for the Madeline Tatum Carter Estate, to subdivide an existing 155.8 acre parcel creating three (3) new lots/parcels with a residual parcel. The subject parcel is zoned A1 (Agriculture) and the four (4) parcels (including residue) would contain 13 acres, 14.6 acres, 5.8 acres and 122.2 acres. The subject parcel is located on Elly Road (Rt. 607) and is identified on Madison County's Tax Map as 50-35.

5. Review & Update of Zoning Ordinance's Article 14 (Minimum Off-Street Parking)
6. Update of Planning Commission By-laws
7. Additional Items from Planning Commission or Public
8. Adjournment

Published in the Madison Eagle on Thursday, May 21st & Thursday, May 28th, 2020

PUBLIC NOTICE

Notice is hereby given that Madison County's Planning Commission and Board of Supervisors will hold a joint public hearing in the Madison County Administrative Center Auditorium on **Wednesday, June 3rd, 2020**. The Planning Commission's meeting will begin at **5:30 p.m.** The Planning Commission's recommendation(s) will be forwarded to the Board of Supervisors; the Board of Supervisors' meeting will begin at **7:00 p.m.** after the Planning Commission's meeting has adjourned.

Case No. S-06-20-10: A subdivision request by Madison Home Inc. (Pete & Norma Nelson) to subdivide an existing 15 acre parcel creating two (2) new lots/parcels with a residue parcel. The subject parcel is zone A1 (Agriculture) and the three (3) parcels (including residue) would contain 4.1 acres, 4.2 acres and 6.5 acres. In the A1 zoning district the minimum lot size is three (3) acres. The subject parcel is located on Ridgeview Road (Rt. 607) and is identified on Madison County's Tax Map as 24-37.

Case No. S-6-20-11: A subdivision request by Diane Atkins, executor for the Madeline Tatum Carter Estate, to subdivide an existing 155.8 acre parcel creating three (3) new lots/parcels with a residual parcel. The subject parcel is zoned A1 (Agriculture) and the four (4) parcels (including residue) would contain 13 acres, 14.6 acres, 5.8 acres and 122.2 acres. The subject parcel is located on Elly Road (Rt. 607) and is identified on Madison County's Tax Map as 50-35.

The public is invited to attend the hearing and comment. However, due to Covid-19 comments may be submit by email or in writing beforehand. The meeting will be livestreamed online via multiple platforms. The public may go to the following website for information regarding livestream access and to view documents related to the cases: www.madisonco.virginia.gov/meetings Copies of the County's ordinances and documents related to the cases are available for review in Madison County's Building & Zoning Office, 414 North Main Street, Madison, VA 22727; documents can be inspected Monday through Friday from 8:30 a.m. to 4:30 p.m. These documents can also be sent electronically by request. Comments or questions can be sent by email to lwebb@madisonco.virginia.gov, or by calling 540-948-7513.

Ligon Webb, County Planner

FOR OFFICE USE ONLY:

Zone: **A1**
Fee Amount: **\$1,650.00**
Receipt #:

Tax Map No: **24-37**
Date Paid: **5/14/2020**
Check #: **8737**

By who? **Pete Nelson**
502 West Stephens Street
Culpeper, VA 22701



MADISON COUNTY
APPLICATION FOR A SUBDIVISION REQUEST

Date: **5/14/2020**

Property Owner:

Name: Madison Home Inc (Pete & Norma Nelson)
Address: 502 West Stephens Street, Culpeper, VA
Phone No.: 540-219-1063
E-Mail: anasophiamom@earthlink.net

Address of Subdivision Request:

Route No.: 607
Road Name: Ridgeview Road

Applicant: Owner Agent Surveyor

Name: Madison Home Inc (Pete & Norma Nelson)
Address: same as above
Phone No.: _____
E-Mail: _____

Type of subdivision request:

Family Division Subdivision (meeting the requirements of the
Madison County Subdivision Ordinance and
Madison County Zoning Ordinance)

TAX MAP: **24-37** ZONING: **A1**

PROPOSED NO. OF LOTS: **2 lots w/ residual** EXISTING ACREAGE: **15 acres**

Is a right-of-way being created? Yes No How many lots being served by the right-of-way? **None (entire parcel contains state road frontage)**

I hereby certify that I have the authority to make the foregoing application for a subdivision request and that the information given is correct and will conform to all applicable state and county regulations.

Peter C Nelson
Signature of Owner / Agent / Surveyor

Peter C Nelson
Print Name

May 14 2020
Date

540 219 1063
Daytime phone number of Signatory

Surveyor or Engineer:

Name: Edward JC Burke, LS
Address: 508 Mountain Prospect Lane, Culpeper, VA
Phone No.: 540-718-0027
E-Mail: ejcbsurvey@gmail.com

APPROVAL DATE: _____



April 22, 2020

To: Adam Moore, Willis Bedsaul, VDOT – Charlottesville Residency

From: Mr. Ligon Webb, County Planner

**RE: Request for Subdivision Review Comments – Pete & Norma Nelson
(Madison Home, Inc.) Subdivision**

Attached you will find copies of a subdivision plat prepared by a licensed surveyor. The subject property is owned by Pete and Norma Nelson and is located on Ridgeview Road (Rt. 607) in Madison County. The property is roughly 15 acres and is identified on Madison County's Tax Maps as 24-37. The proposed subdivision would subdivide the subject property in order to create a two "new" parcel with a residue; and part of the County's review process is to request that VDOT provide comments regarding the subdivision application.

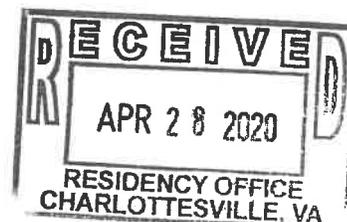
As shown on the survey, the subdivision would create three (3) parcels (including the residual) of 4.1 acres, 4.2 acres and 6.5 acres; the parcels are accessed via three (3) existing entrances located on Rt. 607.

If acceptable please return with signatures in the space provided on the survey plats. You may mail back to the following address: Madison Building & Zoning, PO Box 1206, Madison, VA 22727.

Please feel free to contact me if you have any comments or concerns. Thank you again for your attention to this matter.

Regards,

A handwritten signature in blue ink, appearing to be "L. Webb".





Madison County Health Department
PO BOX 67
Madison, Virginia 22727
(540) 948-5481 Voice
(540) 948-3841 Fax

April 08, 2020

Madison County Subdivision Officer

Re: Review of Proposed Subdivision Plat for Individual Onsite Sewage Systems
Subdivision, Tax Map/GPIN: 24-37

Dear Madison County Subdivision Officer:

On February 18, 2020 the County of Madison requested that the Virginia Department of Health, via the Madison County Health Department, review the proposed subdivision plat identified above.

This letter is to inform you that the above referenced subdivision plat is **approved** for individual onsite systems in accordance with the provisions of the *Code of Virginia*, the *Sewage Handling and Disposal Regulations* (12 VAC 5-610-10 et seq.), and the *Alternative Onsite Sewage System Regulations* (12 VAC 5-613 et seq.,).

This request for subdivision review was submitted pursuant to the provisions of Section 32.1-163.5 of the *Code of Virginia*, which authorizes the health Department to accept private soil evaluations and designs from an Onsite Soil Evaluator (OSE) or a Professional Engineer working in consultation with an OSE for residential development. This subdivision was certified as being in compliance with the Board of Health's regulations by Curtis Moore, Private OSE. This subdivision approval is issued in reliance upon that certification.

Pursuant to Section 360 of the *Regulations* this approval is not an assurance that Sewage Disposal System Construction Permits will be issued for any lot in the subdivision identified above *unless* that lot is specifically identified on the above referenced plat as having an approved site for an onsite sewage disposal system, and unless all conditions and circumstances are present at the time of application for a permit as are present at the time of this approval. This subdivision may contain lots that do not have approved sites for onsite sewage systems.

This subdivision approval is issued in reliance upon the certification that approved lots are suitable for "traditional systems," however actual system design may be different at the time construction permits are issued.

This subdivision approval has been issued in accordance with applicable regulations based on the information and materials provided at the time of application. There may be other local, state, or federal laws or regulations that apply to the proposed construction of this onsite sewage system. The owner is responsible at all times for complying with all applicable local, state, and federal laws and regulations. If you have any questions, please contact me at (540) 948-5481.

Sincerely,


Dwayne Dixon, Environmental Health Supervisor

cc: Curtis Moore, Private OSE



COMMONWEALTH of VIRGINIA

DEPARTMENT OF TRANSPORTATION

Stephen C. Brich, P.E.
Commissioner

1401 East Broad Street
Richmond, Virginia 23219

(804) 786-2701
Fax: (804) 786-2940

May 05, 2020

Madison County Zoning
Attn: Ligon Webb
P.O. Box 1206
Madison, Virginia 22727-1206

Re: (T.M. #24-37) – Pete & Norma Nelson- Madison Home, Inc., Subdivision Plat
Rte. (Route 607 Ridgeview Road), Madison County, VA

Dear Mr. Webb:

The Department of Transportation, Charlottesville Residency Transportation and Land Use Section has reviewed the plat for the above-referenced parcel dated October 21, 2019, revised December 30, 2019, as prepared by Edward J.C. Burke, L.S., and find it to be generally acceptable.

If you have further questions, please contact Willis Bedsaul at (434) 422-9866.

Sincerely,

Adam J. Moore, P.E.
Area Land Use Engineer
VDOT - Charlottesville Residency

Chairman
R. Clay Jackson

Vice-Chairman
Amber Foster

BOARD MEMBER
Carty Yowell
Kevin McGhee
Charlotte Hoffman

Madison County Board of Supervisors



County Administrator
Jack Hobbs

County Attorney
Sean D. Gregg

414 N. Main Street
P. O. Box 705
Madison, Virginia 22727
(540) 948-7500 (ph)
(540) 948-3843 (fax)

May 13, 2020

Dear Neighbor,

You are hereby informed that Madison Home Incorporated (Pete & Norma Nelson) has submitted an application to subdivide a property. The submitted application has been reviewed by County staff and a public hearing is scheduled for an upcoming joint meeting of the Planning Commission and Board of Supervisors. **This public hearing will take place on Wednesday, June 3rd, 2020 at the Madison County Administrative Center Auditorium located at 414 North Main Street, Madison, Virginia.** Notice of this hearing will be advertised in the Madison Eagle on May 21st and 28th (advertisement attached); the text of this advertisement states the following:

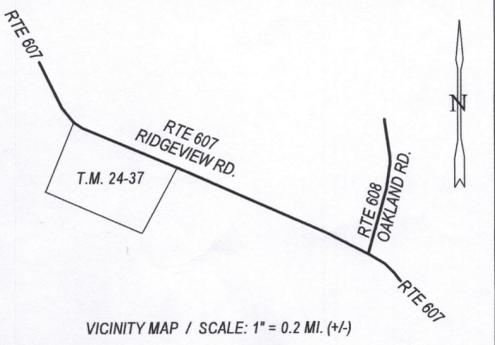
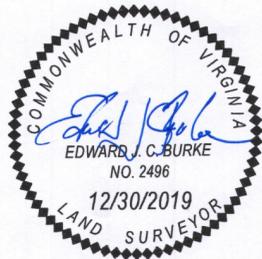
Case No. S-06-20-10: A subdivision request by Madison Home Inc. (Pete & Norma Nelson) to subdivide an existing 15 acre parcel creating two (2) new lots/parcels with a residue parcel. The subject parcel is zone A1 (Agriculture) and the three (3) parcels (including residue) would contain 4.1 acres, 4.2 acres and 6.5 acres. In the A1 zoning district the minimum lot size is three (3) acres. The subject parcel is located on Ridgeview Road (Rt. 607) and is identified on Madison County's Tax Map as 24-37.

In addition, the Planning Commission will be holding a work session on Wednesday, May 20th, 2020 (6:30 p.m.) where this application will be discussed. Though this meeting is not a public hearing, you are invited to attend. This meeting will also be held at the Madison County Administrative Center.

If you have any question, concerns or comments you are encouraged to attend the joint public hearing or work session. Also, please feel free to contact me at the number (or email) below for assistance.

Sincerely,
Mr. Ligon Webb
County Planner
(540) 948-7513
lwebb@madisonco.virginia.gov

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF MADISON COUNTY, VA.



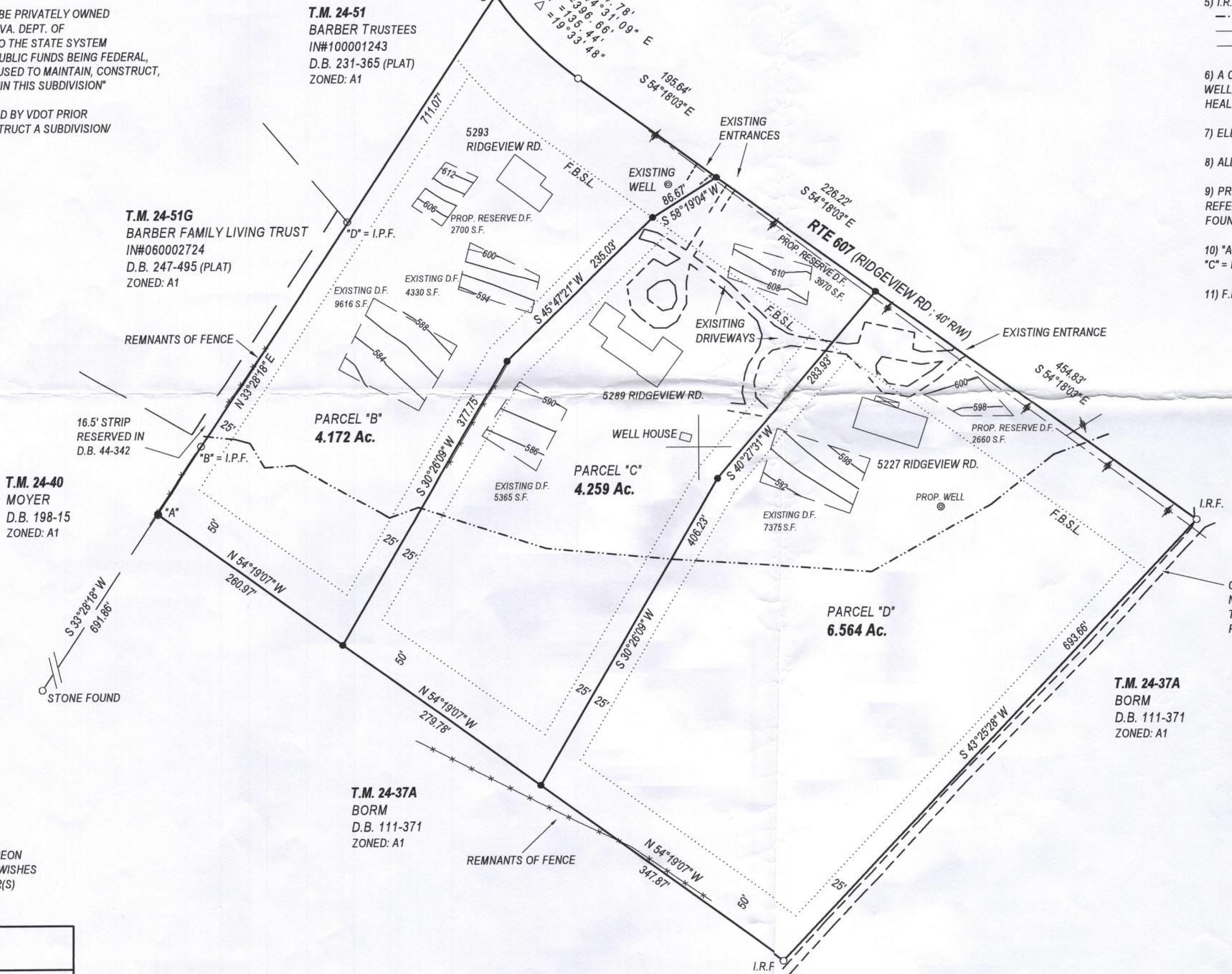
VDOT NOTES:

"STREETS IN THIS SUBDIVISION SHALL BE PRIVATELY OWNED AND SHALL NOT BE ACCEPTED BY THE VA. DEPT. OF TRANSPORTATION FOR INCLUSION INTO THE STATE SYSTEM OF SECONDARY ROADS. NO FUTURE PUBLIC FUNDS BEING FEDERAL, STATE, COUNTY, OR LOCAL SHALL BE USED TO MAINTAIN, CONSTRUCT, OR RECONSTRUCT THE STREETS WITHIN THIS SUBDIVISION"

"A LAND USE PERMIT MUST BE GRANTED BY VDOT PRIOR TO ANY WORK COMMENCING TO CONSTRUCT A SUBDIVISION COMMERCIAL OR PRIVATE ENTRANCE"

NOTES:

- 1) NO TITLE REPORT FURNISHED.
- 2) EASEMENTS, ENCROACHMENTS, AND IMPROVEMENTS NOT SHOWN MAY EXIST.
- 3) UNDERGROUND UTILITIES NOT LOCATED.
- 4) PROPERTY APPEARS TO LIE IN AREA OF MINIMAL FLOOD HAZARD, "ZONE X". MAP #51113C175C, EFFECTIVE DATE: 1/5/2007
- 5) I.R.F. = IRON ROD FOUND / ● = IRON ROD SET / I.P.F. = IRON PIPE FOUND
 --- = CREEK
 ---+--- = OVERHEAD UTILITY
 --- = FENCE
- 6) A COPY OF THIS PLAT SHOWING APPROVED DRAINFIELD, WELL, AND HOUSE SITE IS ON FILE WITH THE MADISON COUNTY HEALTH DEPARTMENT.
- 7) ELEVATIONS SHOWN HEREON ARE ASSUMED
- 8) ALL NEW PARCELS CREATED HEREON ARE SERVED BY EXISTING UTILITIES
- 9) PROPERTY SUBJECT TO CEMETERY RESERVATION: D.B. 68-1 (INCORRECTLY REFERENCED IN D.B. 137-1 AS D.B. 61-1; SEE D.B. 99-144). NO CEMETERY WAS FOUND DURING FIELD SURVEY.
- 10) "A" = I.R.S. AT CORNER, "B" = I.P.F. / "A" TO "B" = N 33°23'50" E 91.44'. "B" = 0.12' OFF LINE
 "C" = I.R.S. AT CORNER, "D" = I.P.F. / "C" TO "D" = S 33°39'37" W 310.42'. "D" = 1.02' OFF LINE
- 11) F.B.S.L. = FRONT BUILDING SETBACK LINE: PARCEL "B" = 293.5', PARCEL "C" = 252.9', PARCEL "D" = 450.6'



T.M. 24-40
MOYER
D.B. 198-15
ZONED: A1

T.M. 24-51G
BARBER FAMILY LIVING TRUST
IN#060002724
D.B. 247-495 (PLAT)
ZONED: A1

T.M. 24-51
BARBER TRUSTEES
IN#100001243
D.B. 231-365 (PLAT)
ZONED: A1

PARCEL "B"
4.172 Ac.

PARCEL "C"
4.259 Ac.

PARCEL "D"
6.564 Ac.

T.M. 24-37A
BORM
D.B. 111-371
ZONED: A1

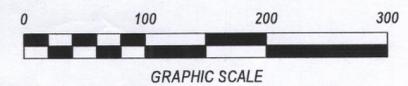
T.M. 24-37A
BORM
D.B. 111-371
ZONED: A1

PLAT OF DIVISION SURVEY:
MADISON HOME INCORPORATED PROPERTY
T.M. 24-37; D.B. 137-1 (REF: PLAT, D.B. 111-374)
5294, 5289, 5227 RIDGEVIEW RD.
ZONED: A1
FORMER ROBERTSON MAGISTERIAL DISTRICT
MADISON COUNTY, VIRGINIA
FIELD SURVEYED: 6/1/2018 - 6/19/2018, 10/3/2019 - 10/21/2019, 12/22/2019
PLAT: 10/21/2019, REVISED PLAT: 12/30/2019

THE SUBDIVISION SHOWN HEREON IS IN ACCORDANCE WITH THE WISHES OF THE UNDERSIGNED OWNER(S)

APPROVALS	
OWNER	
OWNER	
COUNTY AGENT	
HEALTH DEPT.	<i>[Signature]</i> 4-8-20
VDOT	<i>[Signature]</i> 5/1/20

EDWARD J C BURKE SURVEYING, LLC
508 MOUNTAIN PROSPECT LANE
CULPEPER, VA. 22701 (540) 718-0027
(c) copyright 2019



MAGNETIC NORTH 2018

**MADISON COUNTY
SUBDIVISION & BOUNDARY LINE
REQUEST APPLICATION**

Date: 03/24/2020

Permit #: 2020-0228

Property Owner:

Name: Madeline Tatum Carter Estate

Address: 70 Lorraine Ave., Mt Vernon, NY 10553

Phone No.: _____

E-Mail: _____

Address of Subdivision Request Route #/Road Name: Elly Rd. (Rt. 607)

Applicant:

Owner Agent Surveyor

Name: Diane Atkins

Address: 70 Lorraine Ave., Mt. Vernon, NY 10553

Phone No.: 914.497.4165

E-Mail: _____

Type of Request:

Family Division Subdivision Boundary Line Adjustment

(Division requests must meet the requirements of the Madison County Subdivision and Zoning Ordinances)

Tax Map: 50-35 Zoning: A-1 Proposed No. of Lots: 3 Existing Acreage: 155.8 New Lot Acreage: See Below

Is a right-of-way being created Yes No How many lots being served by the right-of-way?

Note: **Subdivision of property of 3 additional lots 155.8 acres. Created parcels would be 13.0 ac. (Lot 1), 14.6 ac. (Lot 2) and 5.8 ac. (Lot 3) with the residual 122.2 ac.**

I hereby certify that I have the authority to make the foregoing application for a subdivision request and that the information given is correct and will conform to all applicable state and county regulations.

Signed Copy on file

Signature of Owner or Agent

Date

Print Name

Daytime phone number of Signatory

Surveyor/Engineer:

Name: William P. Campbell

Address: PO Box 745, Madison VA 22727

Phone No.: (540) 948-3909

Email: _____

APPROVED BY ZONING OFFICE

Ligon Webb, County Planner

Date: _____

Office Use Only:

Fee Amount: \$1,800.00

Date Paid: 03/24/2020



*Cert. Mailed to VDOT
on 2/21/2020*

February 21, 2020

To: Adam Moore, Willis Bedsaul, VDOT – Charlottesville Residency

From: Mr. Ligon Webb, County Planner

RE: Request for Subdivision Review Comments – Madeline Tatum Carter Estate

Attached you will find copies of a subdivision plat prepared by a licensed surveyor. The subject property is owned by the Madeline Tatum Carter Estate and is located on Elly Road (Rt. 607) in Madison County. The property is roughly 155.8 acres and is identified on Madison County's Tax Maps as 50-35. The applicant has applied to subdivide the subject property in order to create three (3) new parcels (not including residual); and part of the County's review process is to request that VDOT provide comments regarding the subdivision application.

As shown on the survey, the newly created parcels would be 13.0 acres (lot 1), 14.6 acres (lot 2) and 5.8 acres (lot 3). The residual would be 122.2 acres.

If acceptable please return with signatures in the space provided on the survey plats. You may mail to the zoning office's address provided above.

Please feel free to contact me if you have any comments or concerns. Thank you again for your attention to this matter.

Regards,

A handwritten signature in black ink, appearing to be "LW" or similar initials.

February 20, 2020

Madison County Subdivision Officer

Re: Review of Proposed Subdivision Plat for Individual Onsite Sewage Systems
Subdivision, Tax Map/GPIN: 50-35, lot 1, 2, 3 and residue

Dear Madison County Subdivision Officer:

On 1/9/20 the County of Madison requested that the Virginia Department of Health, via the Madison County Health Department, review the proposed subdivision plat identified above.

This letter is to inform you that the above referenced subdivision plat is **approved** for individual onsite systems in accordance with the provisions of the *Code of Virginia*, the *Sewage Handling and Disposal Regulations* (12 VAC 5-610-10 et seq.), and the *Alternative Onsite Sewage System Regulations* (12 VAC 5-613 et seq.,).

This request for subdivision review was submitted pursuant to the provisions of Section 32.1-163.5 of the *Code of Virginia*, which authorizes the health Department to accept private soil evaluations and designs from an Onsite Soil Evaluator (OSE) or a Professional Engineer working in consultation with an OSE for residential development. This subdivision was certified as being in compliance with the Board of Health's regulations by . This subdivision approval is issued in reliance upon that certification.

Pursuant to Section 360 of the *Regulations* this approval is not an assurance that Sewage Disposal System Construction Permits will be issued for any lot in the subdivision identified above *unless* that lot is specifically identified on the above referenced plat as having an approved site for an onsite sewage disposal system, and unless all conditions and circumstances are present at the time of application for a permit as are present at the time of this approval. This subdivision may contain lots that do not have approved sites for onsite sewage systems.

This subdivision approval is issued in reliance upon the certification that approved lots are suitable for "traditional systems," however actual system design may be different at the time construction permits are issued.

This subdivision approval has been issued in accordance with applicable regulations based on the information and materials provided at the time of application. There may be other local, state, or federal laws or regulations that apply to the proposed construction of this onsite sewage system. The owner is responsible at all times for complying with all applicable local, state, and federal laws and regulations. If you have any questions, please contact me at (540) 948-5481.

Sincerely,



Susan Fortenberry, Environmental Health Specialist Senior

cc: Nicole Waddy, AOSE



COMMONWEALTH of VIRGINIA

DEPARTMENT OF TRANSPORTATION

1601 Orange Road
Culpeper, Virginia 22701

Stephen C Brich, P.E.
Commissioner

March 05, 2020

Madison County Zoning
Attn: Ligon Webb
P.O. Box 1206
Madison, Virginia 22727-1206

Re: (T.M. 50-35) – Madeline Tatum Carter- Estate Division Plat
Rte. (Route 607 Elly Road), Madison County, VA

Dear Mr. Webb:

The Department of Transportation, Charlottesville Residency Transportation and Land Use Section has reviewed the plat for the above-referenced parcel dated December 19, 2019 as prepared by William P. Gimbel, L.S., and find it to be generally acceptable.

If you have further questions, please contact Willis Bedsaul at (434) 422-9866.

Sincerely,

A handwritten signature in blue ink that reads "Adam J. Moore".

Adam J. Moore, P.E.
Area Land Use Engineer
VDOT - Charlottesville Residency

Chairman
R. Clay Jackson

Vice-Chairman
Amber Foster

BOARD MEMBER
Carty Yowell
Kevin McGhee
Charlotte Hoffman

Madison County Board of Supervisors



County Administrator
Jack Hobbs

County Attorney
Sean D. Gregg

414 N. Main Street
P. O. Box 705
Madison, Virginia 22727
(540) 948-7500 (ph)
(540) 948-3843 (fax)

May 13, 2020

Dear Neighbor,

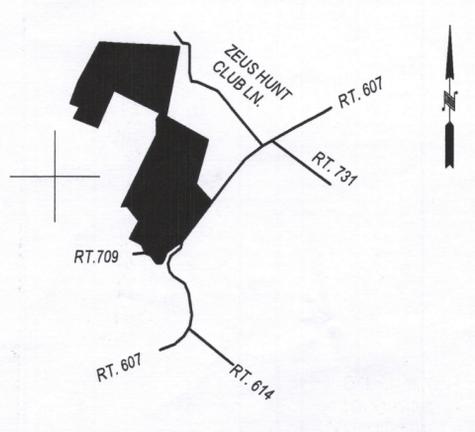
You are hereby informed that Madeline Tatum Carter Estate (Diane Atkins, Executor) has submitted an application to subdivide a property. The submitted application has been reviewed by County staff and a public hearing is scheduled for an upcoming joint meeting of the Planning Commission and Board of Supervisors. **This public hearing will take place on Wednesday, June 3rd, 2020 at the Madison County Administrative Center Auditorium located at 414 North Main Street, Madison, Virginia.** Notice of this hearing will be advertised in the Madison Eagle on May 21st and 28th (advertisement attached); the text of this advertisement states the following:

Case No. S-6-20-11: A subdivision request by Diane Atkins, executor for the Madeline Tatum Carter Estate, to subdivide an existing 155.8 acre parcel creating three (3) new lots/parcels with a residual parcel. The subject parcel is zoned A1 (Agriculture) and the four (4) parcels (including residue) would contain 13 acres, 14.6 acres, 5.8 acres and 122.2 acres. The subject parcel is located on Elly Road (Rt. 607) and is identified on Madison County's Tax Map as 50-35.

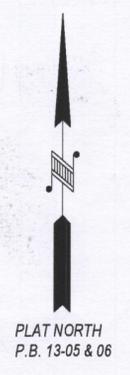
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If you have any question, concerns or comments you are encouraged to attend the joint public hearing or work session. Also, please feel free to contact me at the number (or email) below for assistance.

Sincerely,
Mr. Ligon Webb
County Planner
(540) 948-7513
lwebb@madisonco.virginia.gov



VICINITY MAP / 1" = 0.5MI. (+/-)



COURSES ALONG CENTER OF CREEK FROM "A" TO "B"

N 57°04'34" W	19.73'
N 49°12'49" E	20.89'
N 16°02'51" E	20.71'
N 54°05'18" E	15.03'
N 36°43'42" E	16.08'
N 64°43'05" W	14.79'
S 66°35'59" W	8.47'
N 46°41'03" W	11.95'
N 01°53'46" W	14.22'
N 41°48'38" W	23.15'
N 22°03'03" E	22.67'
S 78°00'19" E	21.65'
N 35°35'23" E	25.02'
N 00°59'17" E	23.13'
N 35°49'15" E	18.73'
N 08°21'57" W	22.01'
N 13°09'08" E	35.12'
N 76°02'59" E	16.08'
N 02°09'15" E	21.64'
N 31°46'00" E	3.50'
N 47°53'06" E	20.50'
N 15°32'19" W	14.63'
N 24°46'24" E	15.24'
N 09°49'37" E	39.16'
N 60°14'09" E	12.69'
N 31°07'24" E	16.42'
N 02°20'09" W	13.54'
N 47°16'37" E	26.29'

VDOT NOTES:

"STREETS IN THIS SUBDIVISION SHALL BE PRIVATELY OWNED AND SHALL NOT BE ACCEPTED BY THE VA. DEPT. OF TRANSPORTATION FOR INCLUSION INTO THE STATE SYSTEM OF SECONDARY ROADS. NO FUTURE PUBLIC FUNDS BEING FEDERAL, STATE, COUNTY, OR LOCAL SHALL BE USED TO MAINTAIN, CONSTRUCT, OR RECONSTRUCT THE STREETS WITHIN THIS SUBDIVISION"

"A LAND USE PERMIT MUST BE GRANTED BY VDOT PRIOR TO ANY WORK COMMENCING TO CONSTRUCT A SUBDIVISION/ COMMERCIAL OR PRIVATE ENTRANCE"

CURVE DATA RTE 607 : #1 - 5 CURVE DATA RTE 709: #6-11

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
1	4251.791'	165.34'	165.32'	S 50°13'35" W	2°13'41"
2	10700.296'	298.33'	298.32'	S 48°18'50" W	1°35'51"
3	10700.296'	83.48'	83.48'	S 47°17'30" W	0°26'49"
4	756.418'	35.35'	35.35'	S 45°43'45" W	2°40'40"
5	756.418'	131.59'	131.43'	S 39°24'23" W	9°58'04"
6	220.627'	52.98'	52.85'	S 61°47'18" W	13°45'33"
7	699.495'	135.63'	135.41'	S 63°06'48" W	11°06'33"
8	417.785'	160.22'	159.24'	S 46°34'20" W	21°58'22"
9	87.283'	79.85'	77.09'	S 61°47'33" W	52°24'48"
10	63.365'	66.05'	63.10'	N 62°08'26" W	59°43'15"
11	130.905'	111.60'	108.26'	N 56°42'15" W	48°50'53"

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF MADISON COUNTY, VA.

THE SUBDIVISION SHOWN HEREON IS IN ACCORDANCE WITH THE WISHES OF THE UNDERSIGNED OWNER(S)

APPROVALS

OWNER _____

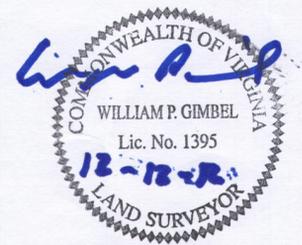
OWNER _____

COUNTY AGENT
James Patterson 2-20-20
 HEALTH DEPT.

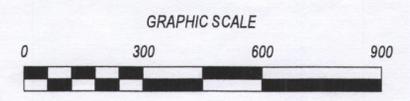
Delana Johnson 3/5/20
 VDOT

- NOTES:**
- 1) NO TITLE REPORT FURNISHED
 - 2) EASEMENTS, IMPROVEMENTS AND ENCROACHMENTS NOT SHOWN MAY EXIST
 - 3) ● DESIGNATES ROD SET, = SETBACK, - - - - - = ROAD, I.R.F. = IRON ROD FOUND
 - 4) PROPERTY ZONED A1
 - 5) PROPERTY LIES OUTSIDE THE 500 YEAR FLOOD ZONE HAZARD (ZONE X)

PLAT OF DIVISION SURVEY:
MADLINE TATUM CARTER estate
 T.M. 50-35 ; WF#19000065, IN#060001472, P.B. 13-5&6
 MADISON COUNTY, VIRGINIA
 DECEMBER 12, 2019



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 WILLIAM P. GIMBEL, L.S.
 P.O. BOX 745
 MADISON, VIRGINIA 22727-0745
 (540) 948-3909



14-9 **Minimum Off-Street Parking**

There shall be provided at the time of erection of any main building or at the time any main building is enlarged, minimum off-street parking space with adequate provisions for entrance and exit by standard sized automobile. Two hundred (200) square feet (10 feet by 20 feet) of lot or floor area shall be deemed parking space for one vehicle, excluding the necessary space for turning movements and aisles. Aisles for two-way drives (90 degree parking) shall be at least twenty-two (22) feet wide and for angle parking, one way, at least sixteen (16) feet in width. All parking spaces and access driveways shall be covered with an all-weather surface, and shall be graded and drained to dispose of surface water. However, no surface water from any parking area shall be permitted to drain onto adjoining property unless permitted by an overall drainage plan approved by all parties affected.

14-9-1 A driveway or parking space shall be at least three (3) feet from a property line and no parking space for a multiple-family dwelling shall be less than ten (10) feet from a residential structure. No parking space shall allow overhang of vehicles to walkways or roadways.

14-9-2 The parking spaces required for one, two and three family dwellings shall be located on the same lot as the dwelling; the parking spaces required for all other land uses shall be located on the same lot as the principal use or on a lot which is within three hundred (300) feet of the principal use, such distance to be measured along lines of public access to the property.

14-9-3 Collective provision of off-street parking facilities for two or more structures or uses is permissible, provided that the total number of parking spaces is at least equal to the sum of the minimum number of required spaces computed separately for each use. Collective parking is subject to all other stated parking requirements.

14-9-4 Minimum off-street parking spaces accessory to the use hereinafter designated shall be provided as follows, except that the required space may be reduced as approved by the Planning Commission, when the capacity and use of a particular building is changed in such a manner that the new use or capacity would require less space than before the change.

- 14-9-5 In all residential districts there shall be provided in a private garage or on the lot, space for the parking of two (2) automobiles for each family dwelling unit in a new building, or each family dwelling unit added in the case of the enlargement of an existing building, except a multiple-family dwelling used as housing for older persons shall have space for the parking of one (1) automobile for each bedroom located therein.
- 14-9-6 Hotels and motels shall provide on the lot, parking space for one (1) automobile for each guest room or dwelling unit, plus such spaces as are required for restaurants, assembly rooms and affiliated facilities in the hotel or motel.
- 14-9-7 Tourists house, boarding house or rooming house shall provide on the lot one (1) space for each guest accommodation.
- 14-9-8 For Churches, school auditoriums, theaters, general auditoriums, stadiums and other similar places of assembly, there shall be provided at least one (1) off-street parking space for every four (4) fixed seats, based on the maximum seating capacity in the main place of assembly for the building. For assembly halls without fixed seats, there shall be provided one (1) parking space for each one hundred (100) feet of gross floor area. For elementary and intermediate schools, one (1) parking space for each faculty and staff member and other fulltime employees, plus four (4) spaces for visitors in addition to the requirements of the auditorium. For secondary schools, one (1) parking space per faculty and staff member and other fulltime employees, plus one (1) parking space per ten (10) students, based on the maximum number of students attending classes at any one time, in addition to the requirements of the auditorium. Parking space already provided to meet off-street parking requirements for stores, office buildings and industrial establishments situated within three hundred (300) feet of the place of public assembly as measured along lines of public access, and which are not normally in use on Sundays or between the hours of 6:00 P. M. and midnight on other days, may be used to meet not more than seventy-five (75%) percent of the off-street parking requirements of a church or other similar place of public assembly.
- 14-9-9 For hospitals, there shall be provided at least one (1) parking space for each two (2) beds based on the maximum capacity in terms of beds, including those of infants and children.
- 14-9-10 For funeral homes, one (1) space per four (4) seats in the main chapel or parlor, plus one (1) parking space per two (2) employees.

- 14-9-11 For retail stores selling direct to the public, one (1) parking space for each one hundred fifty (150) square feet of retail floor space in the building.
- 14-9-12 For office buildings, offices or professionals, and personal service establishments, there shall be provided one (1) parking space for each two hundred (200) square feet of floor space.
- 14-9-13 For medical and dental clinics, four (4) parking spaces per examination or treatment room, plus one (1) parking space for each doctor and employee.
- 14-9-14 For industrial establishments or wholesale establishments, there shall be provided one (1) parking space for each two (2) employees computed on the basis of the maximum number of individuals employed within an eight hour shift, plus space to accommodate all trucks and other vehicles used in connection therewith.
- 14-9-15 Any commercial building not listed above and hereafter erected, converted, or structurally altered, shall provide one (1) parking space for each one hundred fifty (150) square feet of business floor space in the building.
- 14-9-16 Every parcel of land hereafter used as a public parking area shall be surfaced with gravel, stone, asphalt, or concrete. It shall have appropriate protective barriers where needed as determined by the administrator. Any lights used to illuminate said parking areas shall be so arranged as to reflect the light away from adjoining premises in a residential district.

BY-LAWS
MADISON COUNTY PLANNING COMMISSION

Adopted: March 18, 1968
Amended: January 1, 1977
February 21, 2007
March 17, 2010
January 18, 2012
April 17, 2013
April 20, 2016
January 17, 2018
January 2, 2019
February 19, 2020

ARTICLE 1 – OBJECTIVES

- 1-1. This Commission, established by the Madison County Board of Supervisors on the twelfth day of April, 1966, has adopted the subsequent Articles in order to facilitate its powers and duties in accordance with the provisions of Title 15.2, Chapter 22, Article 2, Code of Virginia.
- 1-2 The official title of this Commission shall be the “Madison County Planning Commission.”

ARTICLE 2 – MEMBERS

- 2-1 The Madison County Planning Commission shall consist of 9 members appointed by the Board of Supervisors, all of whom shall be residents of Madison County.
- 2-2 The members shall be appointed for staggered terms of four (4) years, not to exceed three (3) successive terms. Their successors shall be appointed for terms of four (4) years. Any vacancy in membership shall be filled by appointment by the Board of Supervisors, and such appointment in the case of an appointed member shall be for an unexpired term. A member may be removed by the Board of Supervisors for cause. The Board may provide for the payment of expenses and a reasonable compensation for members of the Commission who are not county employees.

- 2-3 A member may be removed from office by the Board of Supervisors without limitation in the event that the member is absent from any three (3) consecutive meetings of the Commission or is absent from any four (4) meetings of the Commission within any twelve (12) month period.
- 2-4 All requests for funding by the Planning Commission or its members must be presented to the Planning Commission for approval. The Commission may approve such requests if budgetary funds are available.

ARTICLE 3 – OFFICERS AND THEIR SELECTION

- 3-1 The officers of this Commission shall be a chairman and a vice-chairman elected annually from the membership of the Commission, whose duties are outlined in Article 4. At any meeting where both the chairman and vice-chairman are not present, the members shall select from their number a chairman pro tem to preside over such meeting and certify the minutes of such meeting. The Commission shall also select a secretary who need not be a member of the Commission.
- 3-2 A nominating committee for officers shall be appointed by the chairman at the regular meeting in December, and shall report its nominations to the Commission at the workshop meeting in January. Further nominations may be made from the floor at this time. Election of officers shall follow immediately thereafter.
- 3-3 A candidate receiving a majority vote of the members present shall be declared elected and shall take office immediately and serve for one (1) year or until his successor shall take office.
- 3-4 Vacancies in office shall be filled immediately by regular election procedures.

ARTICLE 4 – DUTIES OF OFFICERS

- 4-1 The chairman shall be a member of the Commission and shall:
 - 4-1-1 Preside at all meetings.
 - 4-1-2 Appoint committees.
 - 4-1-3 Rule on all procedural questions subject to a reversal by a two-thirds (2/3) majority vote of the members present.
 - 4-1-4 Be informed immediately of any official communications and report same and correspondence he has received and sent at

the next regular meeting. Aforesaid communications and correspondence shall be made a part of the Commission's permanent files.

- 4-1-5 Sign all official papers involving the authority of the Commission.
- 4-1-6 Certify all minutes.
- 4-1-7 Carry out other duties as assigned by the Commission.

4-2 The vice-chairman shall be a member of the Commission and shall:

- 4-2-1 Act in the absence or inability of the chairman to act.
- 4-2-2 Have the powers to function in the same capacity as the chairman in cases of the chairman's inability to act.

4-3 The secretary shall be a resident of Madison County and shall:

- 4-3-1 Keep a written and tape recorded record of all business transacted by the Commission at its meetings.
- 4-3-2 *Notify all members of all meetings. A copy of the published agenda for all regular meetings shall be sent to all members.
- 4-3-3 Keep a file of all official records and reports of the Commission, certifying same.
- 4-3-4 Attend to the correspondence of the Commission, as it designates, necessary for the execution of its duties and functions, utilizing telephone and telegraph when necessary.
- 4-3-5 Maintain a set of minutes and related public records as hereinafter prescribed.
- 4-3-6 *Serve notice of all special meetings and public hearings.
- 4-3-7 *Prepare and be responsible for the publishing of advertisements relating to public hearings.
- 4-3-8 Maintain the roll, and make quarterly reports to the Board of Supervisors of each member's attendance and compensation due.

* Notes duties of the secretary which are carried out by the Zoning Office.

ARTICLE 5 – COMMITTEES

5-1 Special Committees may be appointed by the chairman.

- 5-1-1 Reports by Committees of the Commission shall be submitted in written form when necessary.

- 5-1-2 A minimum of three Commission members must serve on every committee. Committees may have advisory members that are not members of the Planning Commission.
- 5-1-3 The Chair of all committees must be a member of the Planning Commission.
- 5-1-4 Only Planning Commission members have the authority to vote on issues for recommendations to the full Planning Commission.

ARTICLE 6 – MEETINGS

- 6-1 Meetings of the Commission shall be held on the first and third Wednesdays of each month. When a workshop or regularly scheduled meeting falls on a legal holiday, the meeting shall be held on the following business day. A workshop or regular meeting may be cancelled by the Chairman, or the Vice-Chairman if the Chairman is unable to act, upon a finding that weather or other conditions are hazardous for the members or the public to attend the meeting. Meetings canceled due to weather or other hazardous conditions may be held on the next business day on which County offices are open.
 - 6-1-1 All workshop meetings shall be held on the third Wednesday of each month and shall commence at 6:30 P.M. and continue until adjourned by vote of the Planning Commission.
 - 6-1-2 All regular meetings shall be held on the first Wednesday of each month and shall commence at 7:00 P.M. and continue until adjourned by vote of the Planning Commission.
- 6-2 Special meetings shall be called at the request of the chairman or at the written request of two (2) members of the Commission, such request being made to the secretary. Notice of all special meetings shall be in accordance with the requirements of the Virginia Freedom of Information Act.
- 6-3 All meetings, hearings, records and accounts shall be open to the public, except as permitted by the Virginia Freedom of Information Act.
- 6-4 A majority of the membership of the Commission shall constitute a quorum, and the number of votes necessary to transact business shall be a majority of the quorum present and voting. Voting may be by roll call, in which case a record shall be kept as a part of the minutes.

- 6-5 Each person speaking before the hearing shall be asked to state name and address, and a record shall be kept.

ARTICLE 7 – ORDER OF BUSINESS

- 7-1 The order of business for both regular and workshop meeting shall be:
- 7-1-1 Call to order by chairman.
 - 7-1-2 Pledge of Allegiance followed by moment of silence. (This item will not be followed at workshop meetings.)
 - 7-1-3 Roll call.
 - 7-1-4 Determination of a quorum.
 - 7-1-5 Adopt the agenda. Items not appearing on the published agenda must have the unanimous approval of all members present.
 - 7-1-6 Reading of the minutes.
 - 7-1-7 Report of the chairman.
 - 7-1-8 Report of the secretary.
 - 7-1-9 Report of special committees.
 - 7-1-10 Unfinished business.
 - 7-1-11 Adjournment.
- 7-2 Motions shall be restated by the chairman or secretary before a vote is taken. The names of persons making and seconding motions shall be recorded as well as the vote.
- 7-3 Parliamentary procedure in Commission meetings shall be governed by Robert’s Rules of Order, current edition.
- 7-4 The Commission shall maintain a set of minutes and tape recordings of all meetings and these shall become a public record.
- 7-4-1 The secretary shall prepare a set of minutes for all regular, workshop, and special meetings; as well as committee meetings when requested.
 - 7-4-2 All minutes must be signed by the secretary and certified by the Chairman, which shall become the official record.

ARTICLE 8 – HEARINGS

- 8-1 In addition to those required by law, the Commission may, at its discretion, hold public hearings when it decided that such hearings will be in the public interest.
- 8-2 Notice of such hearings shall be published in accordance with Title 15.2, 1950 Code of Virginia, as amended.
- 8-3 The cases before the Commission or the purpose of the hearing shall be summarized by the chairman or other designated member of the Commission, and parties in interest shall have the privilege of the floor.
- 8-4 Each person speaking before the hearing shall be asked to state name and address, and a record shall be kept.

ARTICLE 9 – AMENDMENTS

- 9-1 These rules may be changed by a recorded two-thirds (2/3) vote of the entire membership if notice of such change is mailed at least five (5) days before the meeting. However, should notice of proposed rule changes be mailed to each member at least fifteen (15) days before said meeting, the rules may be changed by two-thirds (2/3) vote of those present, providing a quorum is in attendance.
- 9-2 The Commission may temporarily suspend any of these rules by a unanimous vote of the members present, provided a quorum is in attendance.