



# Clarke County Planning Commission

**AGENDA – Business Meeting**

**Friday, February 2, 2024 – 9:00AM**

**Berryville/Clarke County Government Center – Main Meeting Room**

For more information on this public meeting, please contact the Clarke County Department of Planning at (540) 955-5132 or visit the Clarke County website at [www.clarkecounty.gov](http://www.clarkecounty.gov).

<b><u>CALL TO ORDER/ADMINISTRATIVE MATTERS</u></b>		
<b>1</b>	<b>Approval of Agenda</b>	<b>pp. 1-3</b>
<b>2</b>	<b>Approval of Minutes</b>	<b>pp. 4-17</b>
2A	January 2, 2024 Work Session/Annual Organizational Meeting	pp. 4-9
2B	January 5, 2024 Business Meeting	pp. 10-17

<b><u>CONTINUED PUBLIC HEARING</u></b>		
<b>3</b>	<b><u>SUP-22-01/SP-22-02, Horus Virginia I LLC (applicant)/Bellringer Farm, LLC (owner).</u></b> Request approval of a special use permit and site development plan to construct a 50MW solar power plant on two lots per Section 5.2C of the Zoning Ordinance. The subject properties are identified by Tax Map #13-A-13 and #13-A-56, are located on the west side of Westwood Road (Rt. 636) with access via proposed entrances on Bellringer Lane and Triple J Road (Rt. 632), consist of approximately 400 acres, are zoned Agricultural-Open Space-Conservation (AOC), and are within the Russell Election District.	<b>pp. 18-119</b>

<b><u>PUBLIC HEARING</u></b>		
<b>4</b>	<b>2024 Transportation Plan</b>	<b>pp. 120-188</b>

<b><u>SCHEDULE PUBLIC HEARING</u></b>		
<b>5</b>	<b><u>SUP-23-03/SP-23-04, Harry Z. Isaacs % Long Branch Farm.</u></b> Request approval of a special use permit and site development plan to operate a minor commercial public assembly use per Section 5.2D (Recreation/Education/Assembly Uses) of the Zoning Ordinance. The proposed use is described in the application to include a maximum of 65 events per year at Long Branch Farm and Estate. The subject property is approximately 390 acres, zoned Agricultural-Open Space-Conservation (AOC), identified as Tax Map #29-A-29, and is located on Long Branch Lane (private road) in the White Post Election District.	<b>pp. 189-198</b>

<b><u>REPORTS/OTHER BUSINESS/ADJOURN</u></b>		
<b>6</b>	<b>Board and Committee Reports</b>	--
	<ul style="list-style-type: none"> <li>• Board of Supervisors (Terri Catlett)</li> <li>• Board of Septic &amp; Well Appeals (George Ohrstrom, II)</li> <li>• Board of Zoning Appeals (John Staelin)</li> <li>• Historic Preservation Commission (Bob Glover)</li> <li>• Conservation Easement Authority (George Ohrstrom, II)</li> <li>• Broadband Implementation Committee (Brandon Stidham)</li> </ul>	
<b>7</b>	<b>Other Business ~None Scheduled</b>	--
<b>8</b>	<b>Projected Upcoming Agenda Items, February -- May</b>	<b>pp. 199-200</b>
<b>9</b>	<b>Adjourn</b>	

<b>UPCOMING MEETINGS:</b>	
<b>Comprehensive Plan Committee</b>	<ul style="list-style-type: none"> <li>• Wednesday, February 14 (10:00AM) – A/B Room</li> <li>• Wednesday, March 6 (2:00PM) – A/B Room</li> <li>• Wednesday, March 27 (3:30PM) – A/B Room</li> </ul>
<b>Policy &amp; Transportation Committee</b>	<ul style="list-style-type: none"> <li>• Friday, February 2 immediately following Commission Business Meeting – A/B Room</li> <li>• <b>To be scheduled – late February</b></li> </ul>
<b>Plans Review Committee</b>	No upcoming meetings
<b>Ordinances Committee</b>	<b>To be scheduled -- April</b>
<b>Commission Work Session</b>	Tuesday, February 27 (3:00PM) -- Main Meeting Room
<b>Commission Business Meeting</b>	Friday, March 1 (9:00AM) -- Main Meeting Room