

**PLANNING COMMISSION
FINAL AGENDA
JANUARY 10, 2023
6:00 P.M.
LANE AUDITORIUM, COUNTY OFFICE BUILDING
401 MCINTIRE ROAD**

Planning Commission Regular Meeting

The opportunities for the public to access and participate in the hybrid meeting are posted on the Albemarle County website on the Planning Commission home page and on the Albemarle County calendar. Participation will include the opportunity to comment on those matters for which comments from the public will be received.

1. Call to order and establish quorum.
2. Other Matters Not Listed on the Agenda from the Public.
3. Election of Officers: Chair and Vice Chair, appointment of Secretary, if needed.
4. [Discussion of Planning Commission Rules of Procedure.](#)
5. [Discussion of committees/boards/bodies to which Commission members serve as liaisons.](#)
6. [Review and adopt meeting schedule for 2023](#)
7. Consent Agenda (on next sheet)
8. Public Hearings.
 - a. [CCP202200001 Botanical Garden of the Piedmont – McIntire Park](#)
MAGISTERIAL DISTRICT: Rio
TAX MAP/PARCEL(S):06100-00-00-193A0 LOCATION: Southwest Corner of the Melbourne Road and John Warner Parkway PROPOSAL: Establish a botanical garden with parking and visitor center in McIntire Park on a portion of land located in Albemarle County. ZONING: R4 Residential
ENTRANCE CORRIDOR (EC): Yes COMPREHENSIVE PLAN: Public Open Space
POTENTIALLY IN MONTICELLO VIEWSHED: No (David Benish)
 - b. [SP202200020 Esmont-Scottsville Transmission Line](#)
MAGISTERIAL DISTRICT(S): Samuel Miller, Scottsville TAX MAP/PARCEL(S): 11100-00-00-074A0, 12800-00-00-01300, 12800-00-00-013A0, 12800-00-00-05600, 12800-00-00-05700, 12800-00-00-05900, 12800-00-00-08800, 12800-00-00-088A0, 12800-00-00-09000, 12800-00-00-09100, 12800-00-00-09400, 12800-00-00-12400, 128A2-00-00-00800, 128A2-00-00-00900, 128A2-00-00-01300, 128A2-00-00-01400, 128A2-00-00-01500, 128A2-00-00-015A0, 128A2-00-00-01800, 128A2-00-00-01900, 128A2-00-00-02100, 128A2-00-00-02200, 128A2-00-00-02300, 128A2-00-00-02400, 128A2-00-00-02500, 128A2-00-00-025B0, 128B0-00-00-01600, 128B0-00-00-01700, 12900-00-00-00600, 12900-00-00-00700, 12900-00-00-007A0, 12900-00-00-007C0, 12900-00-00-007D0, 13000-00-00-007N0, 13000-00-00-007NN, 13000-00-00-007P0, 13000-00-00-007Q0, 13000-00-00-007R0, 13000-00-00-007T0, 13000-00-00-00800, 13000-00-00-011A0, 13000-00-00-01500, 13000-00-00-04000, 13000-00-00-040A0, 13000-00-00-040C0, 13000-00-00-04100, 13000-00-00-041C0, 13000-00-00-041C1 LOCATION: From the northwest side of the intersection of Route 6 (Irish Rd) and Route 715 (Esmont Rd), running eastward on the south side of Route 6 to the Scottsville Substation on Route 726 (James River Rd), a corridor of approximately six miles. PROPOSAL: Replace existing power-line support poles with an average height of approximately 40 feet with new poles with an average height of approximately 60 feet in order to install a new 46-kiloVolt powerline, on an existing transmission line route of approximately 6 miles, along an existing utility easement. PETITION: Energy and communications transmission facilities under Section 26.2(a) and Section 10.2.2(6) of the Zoning Ordinance, crossing 47 parcels of land totaling approximately 2,277 acres. No dwelling units proposed. ENTRANCE CORRIDOR: Yes OVERLAY DISTRICT(S): Steep Slopes Overlay district, Flood Hazard Overlay district COMPREHENSIVE PLAN: Rural Area – preserve and protect agricultural, forestal, open space, and natural, historic and scenic resources; residential (0.5 unit/ acre in development lots). (Scott Clark)
 - c. [SP202200001 Misty Mountain Campground](#)
MAGISTERIAL DISTRICT: Samuel Miller TAX MAP/PARCEL(S): 07100-00-00-00300 LOCATION: 56 Misty Mountain Rd PROPOSAL: Special use permit amendment to permit 158 total campsites (increasing by 53), to permit 19 cabins, and to permit year-round cabin use (30-day occupancy limit) rather than prohibiting cabin use from November 15 to March 15. PETITION: Day camp, boarding camp under Section 10.2.2.20 of the zoning ordinance on a 414.93-acre parcel. No dwelling units proposed. ZONING: RA Rural Area - agricultural, forestal, and fishery uses; residential density (0.5 unit/acre in development lots) OVERLAY DISTRICT(S): Entrance Corridors Overlay District, Flood Hazard Overlay District, Steep Slopes Overlay District
COMPREHENSIVE PLAN: Rural Area – preserve and protect agricultural, forestal, open space, and natural, historic and scenic resources; residential (0.5 unit/ acre in development lots) (Scott Clark)
9. Committee Reports.
10. Old Business/New Business.
11. Items for follow-up.

ADJOURNMENT - 8:00 p.m.

THE NEXT PLANNING COMMISSION MEETING WILL BE SCHEDULED FOR TUESDAY, JANUARY 24, 2023.

CONSENT AGENDA

- a. Approval of Draft Minutes: [November 22, 2022](#), and [November 29, 2022](#)