

ORDINANCE NUMBER: _____

AN ORDINANCE TO AMEND THE OFFICIAL COMPREHENSIVE PLAN FUTURE LAND USE MAP OF ISLE OF WIGHT COUNTY TO CHANGE THE RECOMMENDED FUTURE LAND USE DESIGNATIONS FROM SE, SUBURBAN ESTATE AND SR, SUBURBAN RESIDENTIAL, TO MU, MIXED USE, OF 80.29 ACRES OF LAND IDENTIFIED AS TAX MAP PARCELS 34-01-003A1, 34-01-077, AND 34-01-077D.

WHEREAS, East West Partners of Virginia, Inc., applicant, and Eagle Harbor LLC and EH2 LLC, owners, have requested a change in comprehensive plan future land use designations from SE, Suburban Estate and SR, Suburban Residential, to MU, Mixed Use, and,

WHEREAS, the proposed comprehensive plan land use amendment has been advertised and reviewed by the Planning Commission in compliance with the requirements of state law; and,

WHEREAS, the Planning Commission has made a recommendation as stated in the resolution in Exhibit "A"; and,

WHEREAS, a public hearing before the Isle of Wight County Board of Supervisors was duly advertised as required by law and held on the 21st day of November 2019, at which public hearing the public was presented with the opportunity to comment on the proposed rezoning.

NOW, THEREFORE, BE IT ORDAINED by the Isle of Wight County Board of Supervisors of Isle of Wight County, Virginia, that:

Section 1. Exhibits.

Exhibit "A", "Planning Commission Recommendation", Exhibit "B", "Pitt Lippe – Comprehensive Plan Amendment Comprehensive Plan Land Use", which are attached hereto, are hereby incorporated as part of this ordinance.

Section 2. Findings.

A. The Board finds that the proposed comprehensive plan amendment application number LUP-02-19 is reasonable and warranted due to a change in circumstances affecting the property, and has considered the following factors and finds that the proposed comprehensive plan amendment does not conflict with:

1. the existing use and character of property within the County;
2. the Comprehensive Plan;
3. the suitability of the property for various uses;
4. the trends of growth or change;
5. the current or future requirements of the community as to land for various purposes as determined by the population and economic studies and other studies;

6. the transportation requirements of the community;
7. the requirements for airports, housing, schools, parks, playgrounds, recreation areas and other public services;
8. the conservation of natural resources;
9. the preservation of flood plains;
10. the preservation of agricultural and forestal land;
11. the conservation of properties and their values; and
12. the encouragement of the most appropriate use of land throughout the County.

Section 3. Amendment.

- A. The property as shown on the attached Exhibit "B" is hereby amended and the official future land use plan be, and is hereby, amended from SE, Suburban Estate and SR, Suburban Residential, to MU, Mixed Use land use designation.
- B. The foregoing amendment to the official land use map shall remain in effect until a subsequent amendment changes the land use designation of the property.

This ordinance shall be effective upon passage and shall not be published or codified.

DATE: _____

READ AND PASSED: _____
Chairman

TESTE: _____
Clerk

Approved as to Form:

Robert W. Jones, Jr., County Attorney