

1. CALL TO ORDER
2. APPROVAL OF MINUTES
3. UNFINISHED BUSINESS

- 3.I. SPEX-02-2022, Sullivan, Frederick & Callie, Owner/Applicant

**APPLICANT HAS REQUESTED DEFERRAL**

**SPEX-02-2022, Sullivan, Frederick & Callie, Owner/Applicant:** Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article IV (Rural Preservation), Section 5.23 of the Caroline County Zoning Ordinance tax map #50-A-51 (part of) consisting of 5 acres (out of 16.9 acres), more or less. This property is located at 3213 Ladysmith Road, Ruther Glen, Virginia, Western Caroline Voting District The 2030 Comprehensive Plan designates this area as Rural Preservation. Proposed Use: The purpose of this special exception is to modify previously approved special exception permit (SPEX-04-2019) for a special events facility to amend conditions including but not limited to 1) increasing the maximum number of events permitted from 30 to 150, 2) allowing overnight parking of motor vehicles and 3) modifying the condition that requires the Applicant to reside full time on the property.

- 3.II. SPEX-04-2022, Mid-Atlantic Materials, Inc. C/O Bardon, Inc. Owner/Applicant

**SPEX-04-2022, Mid-Atlantic Materials, Inc. c/o Bardon, Inc. Owner/Applicant:**

Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article IV (Rural Preservation), Section 5.3 of the Caroline County Zoning Ordinance tax map #4-A-1 consisting of 349 acres, more or less. This property is located at 18173 Tidewater Trail, Port Royal, Virginia, Port Royal Voting District. The 2030 Comprehensive Plan designates this area as Agricultural Preservation and within the Resource Sensitive Overlay District.

**Proposed Use:** The purpose of this special exception is to modify previously approved special exception permit for sand and gravel extraction to amend condition #7 to remove the 100' buffer requirement on the eastern property boundary with the adjacent property (Snead (TM 4-1-4)). Removal of the buffer will allow the Applicant to continue its mining operations on TM 4-A-1 and provide the adjacent property (Snead TM 4-1-4, (SPEX 02-2015)) access to the existing commercial entrance on TM 4-A-1 for ingress/egress.

Documents:

[PC PACKET SPEX-04-2022 NOV 17 2022.PDF](#)

4. PUBLIC HEARINGS

- 4.I. SPEX-06-2022 – New Earth Virginia, LLC, Owner/ Duquette, Jordan, Applicant

**SPEX-06-2022 – New Earth Virginia, LLC, Owner/ Duquette, Jordan, Applicant**

Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article IV (Rural Preservation), Section 5.28 of the Caroline County Zoning Ordinance on a portion of tax map nos. 55-A-79 and 70-A-13 consisting of 60 acres out of 172.5 acres, more or less. This property is located

at 14186 Devils Three Jump Road, Milford, Virginia, Mattaponi Voting District.  
Proposed Use: Therapeutic Health Facility. The 2030 Comprehensive Plan designates this area as Rural Preservation.

Documents:

[PC PACKET SPEX-06-2022 NOV 17 2022.PDF](#)

4.II. SPEX-07-2022 – Kirtley, James, Jr. & Kelly, Owner/Applicant

**SPEX-07-2022 – Kirtley, James, Jr. & Kelly, Owner/Applicant:** Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article IV (Rural Preservation), Section 5.23 of the Caroline County Zoning Ordinance on a portion of tax map #74-A-70 consisting of 5 acres out of 70 acres, more or less. This property is located at 25208 Jerusalem Road, Milford, Virginia, Bowling Green Voting District. Proposed Use: Special Events Facility. The 2030 Comprehensive Plan designates this area as Agricultural Preservation.

Documents:

[PC PACKET SPEX-07-2022 NOV 17 2022.PDF](#)

5. ANY AND ALL MATTERS

6. ADJOURNMENT