

The Town of New Market



TO: The Town of New Market Planning Commission
FROM: Pat Faux, Zoning Administrator and Shawn Burnett Town Engineer
DATE: July 8, 2024

RE: Staff Report on Permit # 1878B - Preliminary Forest Conservation Plan for England Woods.

The Town of New Market staff have reviewed the referenced material submitted to the Town on July 8, 2024 by the permit applicant for approval of the Preliminary Forest Conservation Plan for England Woods dated FEB. 2024, and printed 7/8/2024. Per Article VIII Section 4.1 of the Town Land Development Ordinance:

"Any person, including the Town and its units, who has applied for subdivision but not received final plat approval prior to July 1, 1991 or who has applied for planned unit development approval but not received final plat approval as required under the Town Subdivision Regulations prior to December 31, 1991, or who applies after the effective date of this FCO for subdivision, stormwater management approval, a grading permit, or a sediment control permit for an area of land of more than 40,000 square feet or greater shall, for the lot or tract on which the development is located:

4.1.1 Submit to the Town Zoning Administrator (ZA), no less than 20 days prior to a regularly scheduled meeting of the Town's Planning and Zoning Commission (PZC):

- a. A Forest Stand Delineation; and
- b. A Forest Conservation Plan.

4.1.2 Not perform any construction activity in the drip line of a tree that is to be retained; unless identified on the Forest Conservation Plan and approved by the Town PZC.

4. 1.3 Use methods approved by the Town PZC, as provided in the Technical Manual, to protect retained forests and trees during construction."

The Preliminary Forest Conservation Plan for the subject project was reviewed and Staff has determined that it meets the requirements of Article VIII Section 6.2 of the LDO and concurs with the Commission's approval of Permit #1878B.

A draft motion follows for the Commission's consideration:

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DRAFT MOTION

The Town of New Market Planning and Zoning Commission approve the Preliminary Forest Conservation Plan for England Woods printed 7-8-2024 for Permit #1878B upon confirmation that all fees due to the Town relating to the processing of this application have been paid and processed.