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February 20, 2020

Mr. Ronald Wilson
Development Review Coordinator
Franklin County Planning & Community Development
1255 Franklin Street, Suite 103
Rocky Mount, VA 24151

Re: Smith Mountain Lake Marine Volunteer Fire & Rescue
Tax No. 0150007301
Comm: 2019-222

Dear Ronnie:

On behalf of our client, we are submitting a request to amend SPEC 12-161-15496 for the above referenced project.

Please find enclosed one (1) original and twenty-eight (28) copies of the Special Use Permit Package, which include the following items:

- Completed Special Use Permit Application
- Special Use Permit Narrative
- Copy of Approved SPEC 12-161-15496 and Concept Plan
- Permit fees are waived for Fire & Rescue Companies serving Franklin County.

Should you have any questions or concerns, or require additional information, please do not hesitate to call or email.

Sincerely,

LUMSDEN ASSOCIATES, P.C.

A handwritten signature in black ink, appearing to read 'Paul Henegar', with a long horizontal flourish extending to the right.

Paul Henegar
Engineering Project Manager

Enclosures

Copy to: Mr. Neil Harrington (via email)

**FRANKLIN COUNTY
SPECIAL USE PERMIT APPLICATION**

(Type or Print)

I/We, Smith Mountain Lake Volunteer Fire and Rescue Department Inc., as Owner(s), Contract Purchasers, or Owner's Authorized Agent of the property described below, hereby apply to the Franklin County Board of Supervisors for a special use permit on the property as described below:

Petitioner's Name: Smith Mountain Lake Volunteer Fire and Rescue Department

Petitioner's Address: PO Box 899 Hardy, VA 24101

Petitioner's Phone Number: 703-568-7956 Att: Neil Harrington, President

Petitioner's E-mail: nharrington@smlfireboats.com

Property Owner's Name: Smith Mountain Lake Volunteer Fire and Rescue Department

Property Owner's Address: PO Box 899 Hardy, VA 24101

Property Owner's Phone Number: 703-568-7956 Att: Neil Harrington, President

Property Owner's E-mail: nharrington@smlfireboats.com

Directions to Property from Rocky Mount: Take Rte 122 N for 28 miles to right on Merriman Way Rd, Follow Merriman Way Rd. to left on Oldfield Rd to right on Oak Grove Dr. (approx. 3 miles)

Tax Map and Parcel Number: TM# 015.00-073.01 / Parcel ID# 0150007301

Magisterial District: Gills Creek

Property Information:

A. Size 6.1 acres of _____ Property:

B. Existing Zoning: R-1

C. Existing Vacant Land Land Use:

D. Is property located within any of the following overlay zoning districts:

 Corridor District Westlake Overlay District X Smith Mountain Lake Surface District

E. Is any land submerged under water or part of a lake? Yes (No) If yes, explain.

Proposed Special Use Permit Information:

A. Proposed Emergency Services Facility Land Use:

B. Size of Proposed Use: 4 acres

C. Other Details of Proposed Use: See Special Use Permit Narrative.

Checklist for completed items:

- Application Form
- Letter of Application
- Concept Plan
- Application Fee (Not required for Fire & Rescue Company)

****I certify that this application for a special use permit and the information submitted herein is correct and accurate.**

Petitioner's Name (Print): Neil R Harrington

Signature of Petitioner: 

Date: 2/26/2020

Mailing Address: PO Box 899
Hardy, VA 24101

Telephone: 703 568 7956

Email Address: nharrington@SMLFireboats.com

Owner's consent, if petitioner is not property owner:

Owner's Name (Print): _____

Signature of Owner: _____

Date: _____

Date Received by Planning Staff _____

Clerk's Initials: _____

CHECK #: _____

RECPT. #: _____

AMOUNT: _____

TAX MAP: 015.00-073.01, PARCEL No:0150007301

SPECIAL USE PERMIT NARRATIVE

CURRENT USE OF THE PROPERTY

The property is currently a vacant 6.134 acre tract of land located at the end of Oak Grove Drive.

INTENT OF SPECIAL USE PERMIT REQUEST

The intent of this Special Use Permit request is to amend existing Special Use Permit SPEC 12-161-15496 (attached) that was approved on June 1, 2017 by the Franklin County Board of Supervisors.

The Concept Plan referenced in the approved SUP Permit shows a 4,000 sf optional future building. The approved proffered size for this building in SPEC 12-161-15496 is 2,500 sf. The owner would like to increase the size of the building from 2,500 sf to up to 5,000 sf. The larger building will better fit their needs and budget. All other Proffered Conditions are to remain as approved in SPEC 12-161-15496.

The owner requests the following changes be made to Proffered Condition No. 1 so it reads:

1. ***Substantial conformity.** The special use permit authorizes use of the property for an "Emergency Services Facility". The property shall be developed in substantial conformity with the conceptual plan, entitled "Smith Mountain Lake Volunteer Fire and Rescue, proposed Master Plan" dated November 8, 2016 and "Schematic Layout" dated April 11, 2017, prepared by Craighead & Associates, Architects. However, the size of the station structure and the optional future building depicted on the conceptual plan shall not exceed 5,000 sf and 5,000 sf, respectively, in total area.*

EFFECT OF THE CHANGES ON THE SURROUNDING AREA

Effects on the surrounding areas should be minimal. The property is bound by an existing gravel road & U.S. Coast Guard Auxiliary to the north, Smith Mountain Lake to the east and south and AEP's public boat ramp facility to the west. To minimize effects on the surrounding areas, proffered condition 2 requires an existing wooded buffer along the lake boundary be maintained and that 2 acres of the 6.134 acre tract remain undeveloped. Additionally, existing proffered conditions 4 and 5 will prohibit RV or tent camping and the use of the property for land based fire suppression services without the approval of the Franklin County Director of Public Safety.

STATE OF VIRGINIA:

BEFORE THE BOARD OF SUPERVISORS OF FRANKLIN COUNTY

A Special Use Permit Petition of Ray Craighead,)
Petitioner, and Smith Mountain Lake Marine)
Volunteer Fire & Rescue, Owners, to allow for an)
emergency services facility, on a 6.134 acre parcel,)
currently zoned R-1, Residential Suburban District.)
Tax Parcel # 0150007301)
(CASE # SPEC 12-16-15496))

WHEREAS, Ray Craighead did file a petition requesting a Special Use Permit for an emergency services facility, on a 4 acre portion of a 6.134 acre parcel, location in the Gills Creek District, and

WHEREAS, the 6.134 acre property is zoned R-1, Residential Suburban and emergency services facilities are a permitted use by special use permit in R-1 districts, and

WHEREAS, after due legal notice as required by Section 15.2-2204/2205 of the Code of Virginia in 1950, as amended, the Planning Commission and Board of Supervisors, did hold public hearings on January 10, 2017 and May 16, 2017, respectively, at which time, all parties in interest were given an opportunity to be heard, and

WHEREAS, after full consideration, the Franklin County Planning Commission recommended **APPROVAL** of the Special Use Permit with the following five (5) conditions:

1. **Substantial conformity.** The Special Use Permit authorizes use of the property for an “Emergency Services Facility”. The property shall be developed in substantial conformity with the conceptual plan, entitled “Smith Mountain Lake Volunteer Fire and Rescue, Proposed Master Plan” dated November 8, 2016 and “Schematic Layout” dated April 11, 2017, prepared by Craighead & Associates, Architects. However, the size of the station structure and the storage building depicted on the conceptual plan shall not exceed 5,000 SF and 2,500 SF, respectively, in total area.
2. **Buffering.** The use of “Emergency Services Facility” shall require the maintenance of an existing wooded buffer along the lake boundary as shown on master plan referenced in condition #1. In addition, two acres of the property to remain undeveloped and maintained with existing vegetation.
3. **Compliance with State Regulations:**

- a. The existing entrance on Oak Grove Drive (Rte 1230) shall be improved to meet VDOT standards and requirements prior to any use authorized by this special use permit in accordance with VDOT's letter of December 22, 2016.
 - b. No gasoline or oil products shall be stored on the subject property without the approval of VA Department of Environmental Quality, Fire Marshal and/or Franklin Building Official.
 - c. Each phase of development shall have an approved development plan detailing all land disturbing activities and storm water management.
4. No RV or tent camping shall be allowed on the subject property.
 5. The property shall contain no land based fire suppression services provided by Smith Mountain Lake Volunteer Fire/Rescue Department, Inc. unless approved by the Franklin County Director of Public Safety.

WHEREAS, after full consideration, the Franklin County Board of Supervisors determined that the requested Special Use Permit be **GRANTED** with the five (5) conditions recommended by the Planning Commission as contained in this Final Order.

THEREFORE, BE IT ORDERED, that a copy of this order be transmitted to the Clerk of the Planning Commission, the Franklin County Commissioner of Revenue and the Franklin County Zoning Administrator and that the Clerk be directed to reflect this action to **APPROVE** the Special Use Permit in the records of Franklin County.

On the motion by Bob Camicia and seconded by Leland Mitchell to approve the requested Special Use Permit, said motion was **APPROVED** by the following recorded vote:

AYES: Mitchell, Thompson, Wagner, Cundiff, Camicia, Tatum & Brubaker
NAYES: NONE
ABSENT: NONE
ABSTAIN: NONE



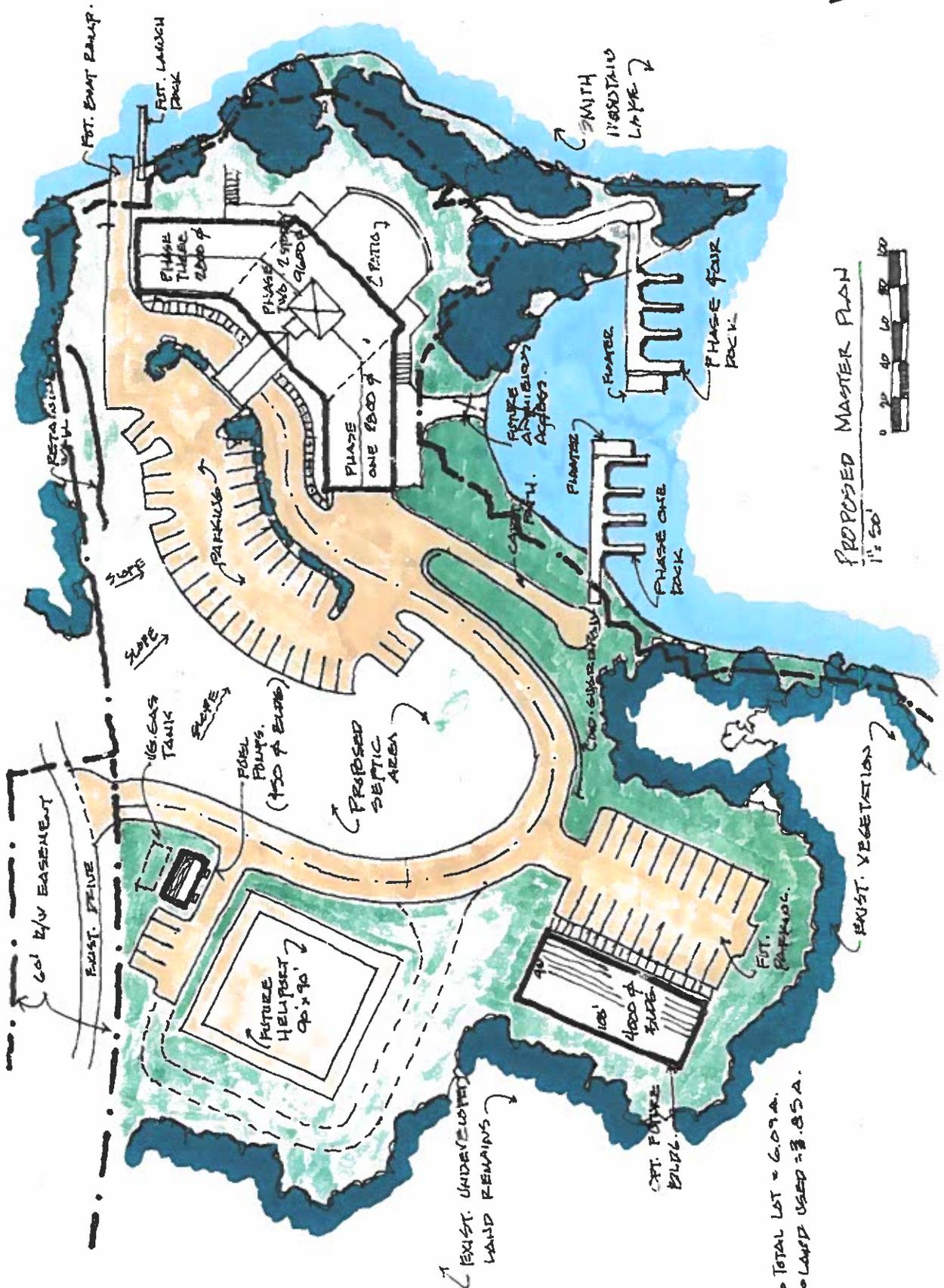
Sharon K. Tudor, MMC, Clerk
Franklin County Board of Supervisors

6.1.2017
Date



SMITH MOUNTAIN LAKE VOLUNTEER FIRE AND RESCUE

CRITCHFIELD & ASSOCIATES ARCHITECTS © 11-8-2016



- TOTAL LOT = 6.07 A.
- LAND USED = 3.85 A.

EXIST. UNDEVELOPED LAND REMAINS

PROPOSED MASTER PLAN
1 1/2" = 50'

