

**RESOLUTION TO APPROVE
SP202100002 ST. JOHN FAMILY LIFE AND FITNESS CENTER**

WHEREAS, upon consideration of the staff report prepared for SP 202100002 St. John Family Life and Fitness Center and the attachments thereto, including staff's supporting analysis, the information presented at the public hearing, any comments received, and all of the factors relevant to the special use permit in Albemarle County Code §§ 18-10.2.2(1) and 18-33.8(A), the Albemarle County Board of Supervisors hereby finds that the proposed special use would:

1. not be a substantial detriment to adjacent parcels;
2. not change the character of the adjacent parcels and the nearby area;
3. be in harmony with the purpose and intent of the Zoning Ordinance, with the uses permitted by right in the Rural Areas district, with the provisions of § 18-5.1.04 and with the public health, safety, and general welfare (including equity); and
4. be consistent with the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED that the Albemarle County Board of Supervisors hereby approves SP 202100002 St. John Family Life and Fitness Center, subject to the conditions attached hereto.

* * *

I, Claudette K. Borgersen, do hereby certify that the foregoing writing is a true, correct copy of a Resolution duly adopted by the Board of Supervisors of Albemarle County, Virginia, by a vote of _____ to _____, as recorded below, at a regular meeting held on _____.

Clerk, Board of County Supervisors

	<u>Aye</u>	<u>Nay</u>
Mr. Gallaway	_____	_____
Ms. LaPisto-Kirtley	_____	_____
Ms. Mallek	_____	_____
Ms. McKeel	_____	_____
Ms. Palmer	_____	_____
Ms. Price	_____	_____

SP202100002 St. John Family Life and Fitness Center Special Use Permit Conditions

1. Development of the use must be in general accord (as determined by the Director of Planning and the Zoning Administrator) with the exhibit identified on Sheet CD-1 of Attachment A-3 as “Site Parking Handicapped Accessible Route.” To be in general accord with the exhibit, development must reflect the following essential major element:

- Location of the building and structures

Minor modifications to the plan which do not conflict with the element above may be made to ensure compliance with the Zoning Ordinance.

2. Days of operation for the community center use are restricted to Monday through Saturday.
3. Changes to the building associated with the community center use must not result in the delisting from the National Register of Historic Places or the Virginia State Register.
4. The existing trees on the south property line adjacent to TMP 66-76 between the building associated with the community center use and St. John Road must be retained. Tree protection measures, subject to the approval of the Director of Planning, must be employed during construction.