

**RESOLUTION TO APPROVE SPECIAL EXCEPTIONS
FOR SDP 201900051 BEAVER CREEK MEDICAL CENTER**

BE IT RESOLVED that, upon consideration of the Memorandum prepared in conjunction with the application and the attachments thereto, including staff's supporting analysis, and all of the factors relevant to the special exceptions in Albemarle County Code §§ 18-4.20, 18-21.7(c), 18-32.7.9, and 18-33.49, the Albemarle County Board of Supervisors hereby approves the special exceptions (1) to disturb a required 20-foot buffer area abutting a residential zoning district, and (2) to reduce the rear minimum setback for off-street parking from 20 feet to 5 feet, for SDP 201900051 Beaver Creek Medical 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	_____	_____

SDP 201900051 Beaver Creek Medical Center Special Exception Conditions

1. The buffer disturbance within 20 feet, as measured from the rear property line, is allowed only for screening, landscaping, and parking. No dumpster or dumpster pad may be located closer than 20 feet from the rear property line.
2. All screening, parking lot landscaping, and landscaping islands shall meet Architectural Review Board requirements.
3. Surface parking shall be no closer than 5 feet from the rear property line, as shown on the exhibit titled "Beaver Creek – Medical Office Building – Special Exception: Site Layout with Special Exception Request" and dated December 19, 2019.