



COUNTY OF ALBEMARLE
Department of Community Development
401 McIntire Road, North Wing
Charlottesville, Virginia 22902-4596

Phone (434) 296-5832

Fax (434) 972-4126

To: Albemarle County Board of Supervisors
From: Cameron Langille, Senior Planner II
Date: October 7, 2020
Re: **SE202000008 Belvedere Block 4 – Request for Special Exception to Modify Timing for Completion of Recreational Amenities**

TMP: 062A3-00-00-00100 and 06100-00-00-15400
Magisterial District: Rio
School Districts: Agnor Hurt E.S.; Burley M.S.; Albemarle H.S.
Zoning: NMD Neighborhood Model District

Summary of Request for Special Exception:

The applicant requests a special exception to modify County Code § 18-4.16.3.3, which is the trigger for completion of recreational amenities within Block 4 of Belvedere. The ordinance requires:

4.16.3.3 Recreational facilities shall be completed when fifty (50) percent of the units have received certificates of occupancy.

The applicant has requested an extension of the deadlines for completion of these amenities (Attachment A). The proposed deadline for completion of the SOCA fieldhouse is June 30, 2021. The proposed deadline for completion of the community center is December 31, 2022. Staff analysis of the request is provided as Attachment B.

Staff Recommendation:

Staff recommends that the Board adopt the attached Resolution (Attachment C) to approve the special exception, subject to the condition attached thereto.

Attachments:

- A. Application Materials (Special Exception Request)
- B. Staff Analysis
- C. Resolution