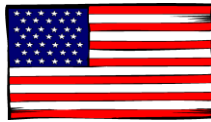


TAZEWELL COUNTY PLANNING COMMISSION

Regular Meeting

April 10th, 2025 - 6:30 P.M. (THURSDAY)

A G E N D A



- | | | |
|-----------|-----|--|
| 6:30 p.m. | 1. | Call to Order |
| 6:32 p.m. | 2. | Invocation and Pledge of Allegiance |
| 6:35 p.m. | 3. | Welcome Visitors |
| 6:37 p.m. | 4. | Approval of the Agenda Format - Additions/Deletions |
| 6:40 p.m. | 5. | Approval of the March 13th, 2025 Meeting Minutes |
| 6:45 p.m. | 6. | Items for Discussion: |
| | | <ul style="list-style-type: none">● Andy & Lydia Byler Property Division● Buskell Proposed Borrow Site E&S Plan |
| 7:00 p.m. | 7. | Subcommittee Report |
| 7:15 p.m. | 8. | CITIZEN COMMENTS (TWO (2) MINUTES PER SPEAKER) |
| 7:18 p.m. | 9. | Member Concerns |
| 7:30 p.m. | 10. | Adjourn – Thursday, May 8th, 2025 – 6:30 p.m. |

ALPHA LAND SURVEYORS
P.O. Box 789
North Tazewell, Virginia 24630

March 21, 2025

I am sending this letter to notify you that Mr. Andy Byler, who owns a 59 acre parcel adjacent to yours in Burkes Garden, wishes to divide his property into 3 parcels of 20 ac., 29 ac., and 10 ac.. Because there is no public sewer or water available, The Tazewell County Planning Commission requires we get a variance to their ordinance regarding this before they will approve this division. The ordinance requires we notify all adjacent property owners , by certified mail , of Mr. Bylers intent to subdivide his property.

If you have any objections or concerns regarding this division, you may attend the next planning commission meeting scheduled for April 10, 2025 at the Tazewell County Administrative Building at 6:30 PM.

Sincerely,

James D. Ribble, Jr. LS

7020 1290 0000 7880 4730

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03/21/2025 MAR 21 2025 TAZEWELL VA 24651

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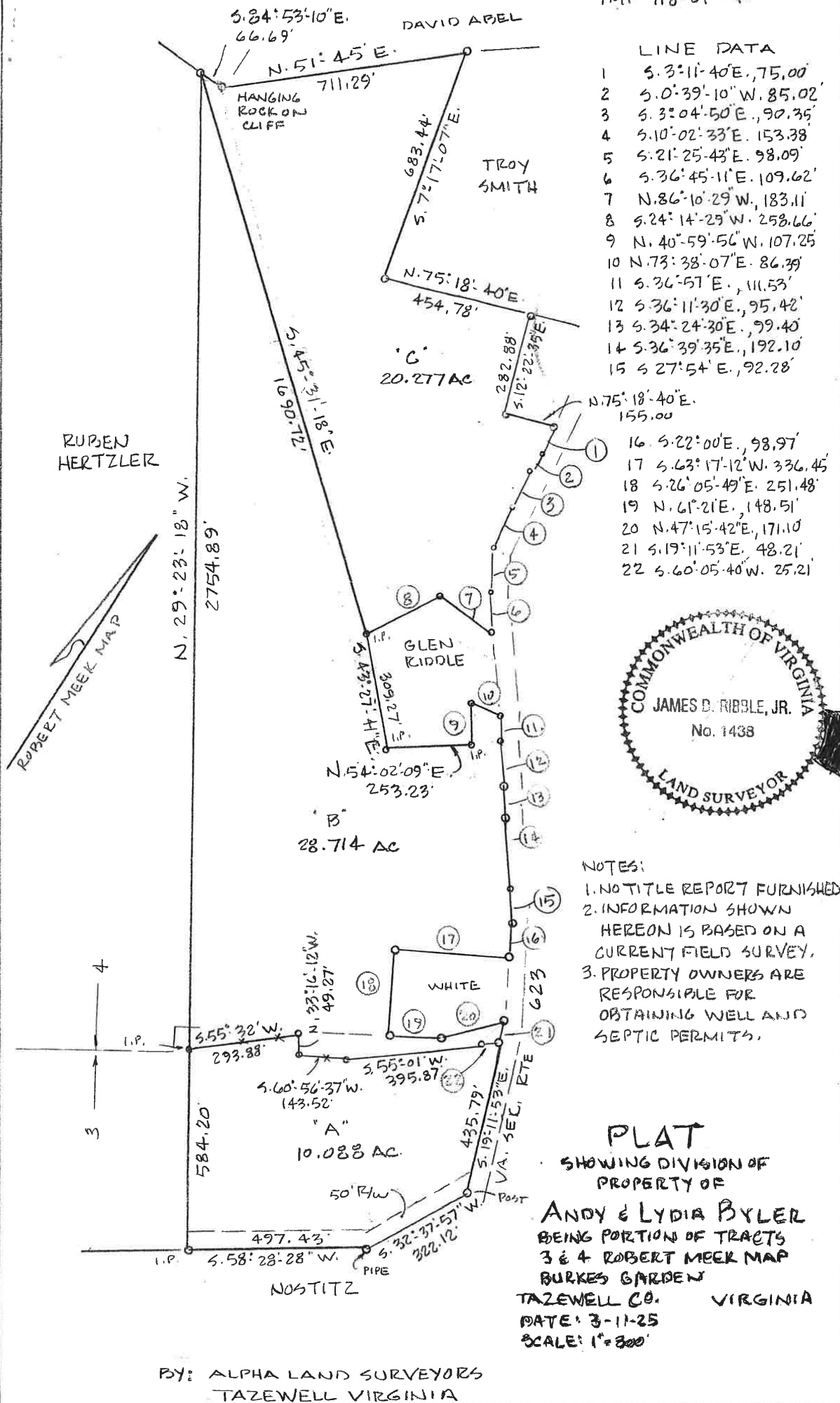
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03/21/2025 MAR 21 2025 TAZEWELL VA 24651



EROSION & SEDIMENT CONTROL
NARRATIVE REPORT
Proposed Borrow Site
Clinic Drive , Claypool Hill

Project Description:

This project will consist of removing and stockpiling top soil, excavating soil for the purpose of filling other sites. Once the limits of this site excavation is reached, the site will be seeded and mulched. Proposed disturbed area is 0.97 acres.

Existing Conditions:

This site is partly in grass and partly wooded. Slopes range from 2% to 30%. Material has been removed from a portion of the site and is to have temporary seeding applied immediately. There are no signs of erosion on site at this time.

Adjacent Areas:

Property is joined on the West by Herndon-Keen, on the South by Clinic Drive, and on the North and East by the developer.

Offsite Areas:

All material excavated on this site will be trucked to other projects. All material can only be transported to sites that are exempt or have approved E&S plans.

Soils:

Web Soil survey is attached.

Critical Areas:

The critical area of concern is Clinic Drive. Care will be taken to ensure no tracking of mud or debris occurs on Clinic Drive, and that no additional storm water is directed to the drive.

Storm Water Considerations:

A diversion ditch and stone check dams will be installed at the top of the cut slope to prevent scouring of the slope. There is no increase in runoff from this site. Calculations are attached.

Erosion Control Measures:

A stone construction entrance will be provided, silt fence will be placed as shown on the attached plan. Erosion control devices are to be installed prior to beginning excavation operations.

Temporary Seeding:

All disturbed areas that will remain dormant for more than 14 days are to be seeded with temporary seeding mixture as specified on the attached plans and in accordance with the Virginia Erosion & Sediment control Handbook, std. & spec. 3.31

Permanent Seeding:

Once excavation is completed, all areas of disturbance will be seeded within 7 days with permanent seeding mixture as specified on the attached plans and in accordance with the Virginia Erosion & Sediment control Handbook, std. & spec. 3.32

Maintenance:

All erosion control devices will be checked following each significant rainfall and repaired or maintained as required to ensure proper operation. A registered RLD will be onsite to direct installation of the E&S devices as well as maintenance of the devices. The RLD will keep a log of maintenance performed on all devices. Additional stone will be applied to the construction entrance as needed to prevent tracking. Areas of the silt fence will be cleaned once one half the height of the fence is reached. Material will be added to the top soil stockpile. All temporary and permanent seeding will be checked for proper growth and re-seeded as necessary. All devices will be maintained until such time as the County Engineer deems the site to be stable.

EROSION CONTROL PLAN
H. Paul Buskell
PRE & Post Drainage Calculations

Pre-Development:

D.A. = 0.97 acres
Tc = 130' poor grass @ 21% = 6 min.
60' avg. grass @ 2.5% = 9.5 min
Tc = 15.5 min.
C = 0.40
I (10yr) = 4.4
Q = 0.97 x 0.40 x 4.4 = 1.7 cfs

Post- Development:

D.A. = 0.97 acres
Tc = 44' avg. grass @ 2:1 = 1 min
145' avg. grass @ 2% = 14 min.
Tc = 15 min.
C = 0.40
I (10yr) = 4.4
Q = 0.97 x 0.40 x 4.4 = 1.7 cfs

Summary: There has been no increase in storm runoff due to the nature of the proposed grading and final surface stabilization.

