

8/13/08 Planning Commission Comment on Emergency Order to remove CCRC from Ag & Forestall District  
Mr. Chairman; members of the Commission, my name is Robert Richardson and I reside at 2786 Lake Powell Road.

So just what is the EMERGENCY? What is the rush other than the developer Realtec and their proxy on this Commission - Mr. Henderson want to close this deal under the R4 Zoning expansion of the Fords Colony master plan.

I have no objection to the CCRC on this property as designed with clustering and advanced environmental protection methods, this is a good use for the property and a service that will be needed by Williamsburg residents.

Still there are several important issues that need to be resolved, and this is your very last chance to have the integrity and courage to require that these issues are addressed. They are:

1. **Zoning.** This project should never have been allowed to be an extension of the Fords Colony R4 master plan. It should stand on its own merit and be approved under R5 zoning. This has been acknowledged by both the PC and BOS, but ignored by the majority. This R4 zoning approval sets a precedence and essentially opens the floodgates for unrestricted expansion of R4 communities such as Fords Colony, Kingsmill, and Governors Land etc.
2. **Traffic.** Traffic on News Road and Centerville Road will exceed their safe carrying capacity. News Road is substandard, and there is little chance it will be or even should be upgraded to handle the increased traffic from this project as well as other by-right development out Centerville Road.
3. **Employee housing.** Already there is a deficiency in our area of skilled workers needed for such a CCRC community. This project will only increase the need for further development and housing for this new workforce. Otherwise, people will be commuting, which in this day and time is unsustainable.
4. **Affordability.** Will typical residents of Williamsburg benefit from this project or only the wealthy? This remains unanswered. If this project does not benefit the typical citizens of JCC, why attract more?

This is also the very final time that Mr. Henderson will have the opportunity to show that he has even a shred of integrity. As I have detailed before and on my website [jcegov.org](http://jcegov.org), Mr. Henderson and the developers that have taken over the James City County Republican Committee, have been pushing for this R4 approval long before Mr. Henderson was ever appointed to this Commission by the Republican Supervisors whose campaigns he helped finance, while hiding this information from the voters.

Mr. Henderson is clearly representing his interest with his votes on this Commission and not the interest of the citizens of James City County that he should represent. Although Mr. Henderson will tell you he has not broken the law, that is all he has to fall back on. From my perspective, Mr. Henderson clearly does have deep ethical conflicts of interest and never should have been appointed to this Commission.

Should a person with integrity been appointed to this Commission before the CCRC votes, the outcome would likely have been different and not shrouded in a billowing cloud of controversy. Just why do we have a Planning Commissioner whose stands to benefit from more Commercial Development and Commercial Real Estate sales. Don't we have enough going vacant and run down already! How many Targets and Walmarts do we need?

Don't believe me? Then check out the facts that I have assembled on my website **JCEGOV.ORG**

Therefore, tonight I request that Mr. Henderson recuse himself from this vote, and that the remaining Commissioners have the integrity and courage to say enough is enough and send this project back to be resubmitted under R5 zoning. Vote NO to request to remove from AFD.