



**TOWN OF OCCOQUAN**  
**Town Hall - 314 Mill Street, Occoquan, VA 22125**  
**MEETING DATE: 2021-04-06**

**MEETING TIME: 6:30 PM**

**Present:** Chairperson Eliot Perkins, Commissioners Darryl Hawkins, Ann Kisling, Ryan Somma

**Town Staff:** Kirstyn Jovanovich, Town Manager; Sara Fila, Zoning Administrator; Bruce Reese, Town Engineer;

**1. Call to Order**

The Planning Commission Public Hearing was called to order by Eliot Perkins on 2020-04-06, at 6:30 p.m.

**Secretary for Meeting**

Ryan Somma took minutes for the meeting.

**2. Request to make Recommendation to Town Council on 203 Union Street/208 Poplar Alley Site Plan (SP-2021-02)**

Josh Anderson provided an overview of the project which involves a 6x6 retainer wall to backfill and install astro turf where currently gravel parking lot and would be adding a sidewalk. Will be used as a common area with a country store, sandwiches, and seating.

Sara Fila said the project was not anything too major. Retail use. Zone B1, located at 208 Poplar lane. Disturbing less than 2500 square feet so no erosion or runoff regulations. Would provide a sidewalk between two sites within the Town's property. Recommend getting a licensing agreement for the encroaching on Town property. Recommending approval contingent on licensing agreement.

Eliot Perkins opened discussion. Darryl Hawkins asked if it was the same Astroturf used at Barjays. Josh Anderson said it is the same and comes from a football field. Darryl Hawkins asked if it is always open to public? Josh Anderson said it will be maintained between two properties and will be noticeably closed when not open.

Eliot Perkins asked about the retaining wall. Josh Anderson said it will be 22 inch high and will put shrubs to screen in.

Eliot Perkins asked about the sidewalk material. Sara Fila said concrete sidewalk is recommended.

Ann Kisling moved to recommend approval of the Site Plan SP-2021-02 dated March 31, 2021. Ryan Somma seconded. Kirstyn Jovanovich held a roll call, the motion carried unanimously.

## **10. Adjournment**

The meeting was adjourned at 6:40 p.m.

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Eliot Perkins: Perkins  
Chair, Planning Commission

*Submitted by Ryan Somma, Planning Commission Secretary*