

INFORMATION REQUIRED ON PLATS¹
PURSUANT TO THE
CHESAPEAKE BAY PRESERVATION AREA DESIGNATION
AND MANAGEMENT REGULATIONS
(9 VAC §§10-20-10, et seq. (2002))

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- (1) Delineate on plat Resource Protection Area (“RPA”)², Resource Management Area (“RMA”)³, and buildable area boundaries. (§§ 60, 191(A)(4)-(5)).
- (2) Notes required on plats:
- The 100’-wide RPA buffer must be retained on this parcel undisturbed and vegetated unless proper buffer modification has been granted. (§§ 130(3)-(5)).
 - Subject to acceptable water quality impact assessment and other stipulated criteria, permissible land development in the RPA may include only:
 - water-dependent facilities,
 - redevelopment of existing structures,
 - road or driveway crossing satisfying specific criteria, or
 - a flood control or stormwater management facility meeting certain criteria. (§130(1), (6)).
 - For new construction, a 100% drainfield reserve area at least equal to the primary sewage disposal site is required on this parcel. (§ 120(7)(b)).
 - The septic tank on this parcel must be pumped out at least once every 5 years, or every 5 years submit certified documentation that the tank does not need to be pumped. (§120(7)(a), (2)).

¹ The information contained herein is mandated by the Chesapeake Bay Local Assistance Board in an effort to (i) protect existing high-quality state waters and restore other state waters to permit reasonable public uses and to promote the growth of all aquatic life; (ii) safeguard the clean waters in the Commonwealth from pollution; (iii) prevent any increase in pollution; (iv) reduce existing pollution; and (v) promote water resource conservation in order to provide for the health, safety, and welfare of present and future citizens of the Commonwealth. (§ 50). Failure to comply with this mandate may result in administrative and legal actions by and against King and Queen County. (§§ 240-260).

² RPA consists of lands adjacent to water bodies with perennial flow that (i) have an intrinsic water quality value due to the ecological and biological processes they perform or (ii) are sensitive to impacts that may cause significant degradation to the quality of waters in the Commonwealth. (§ 80(A)).

³ RMA includes land types that may cause significant water-quality degradation or diminished functional value of the RPA if the land is improperly used or developed. (§ 90(A)).