

ORDINANCE 20260521

AMENDING HISTORIC DISTRICT OVERLAY ORDINANCE: TOWN CODE CHAPTER 32-ZONING ORDINANCE, ARTICLE VIII-HISTORIC DISTRICT OVERLAY, APPENDIX A-DEFINITIONS, AND ADDITION OF NEW APPENDIX G TO THE HISTORIC DISTRICT GUIDELINES

WHEREAS, the Cape Charles Zoning Ordinance is a compilation of ordinances establishing zoning regulations for the Town of Cape Charles and providing for the administration and enforcement of the regulations; and

WHEREAS, the Planning Commission, with the assistance of the Historic District Civic League, has been working on revisions to Article VIII - Historic District Overlay is outlined in Article VIII; and

WHEREAS, a new Appendix G is also being added to the Historic District Design Guidelines to clarify the approval required for Routine Maintenance Work versus Minor Work versus Major Work; and

WHEREAS, pursuant to Code of Virginia §§ 15.2-2285 and 15.2-2204, after proper notice, a public hearing was held by the Planning Commission on May 5, 2026 and the Planning Commission reviewed and deliberated the proposed zoning ordinance amendments, and approved by unanimous vote, making recommendation for Town Council approval of the revisions; and

WHEREAS, pursuant to Code of Virginia §§ 15.2-2285 and 15.2-2204, after proper notice, a public hearing was held by the Town Council on May 21, 2026 and based upon the Staff Report to Town Council and the Planning Commission’s favorable recommendation to approve as requested by the applicant, the Town of Cape Charles.

NOW, THEREFORE, BE IT ORDAINED that, for purposes of public necessity, convenience, general welfare or good zoning practice, the Cape Charles Zoning Ordinance be revised in compliance with Zoning Text Amendment 2026-02 application to amend Article VIII (Historic District Overlay Ordinance) and associated changes to Appendix A (Definitions) and the addition of Appendix G to the Historic District Design Guidelines, to become effective immediately.

Adopted by the Town Council of the Town of Cape Charles on May 21, 2026.

Adam Charney, Mayor

Attest:

Libby Hume, Town Clerk