

**RESOLUTION TO RECOMMEND DENIAL OF SUP 26-03: PLAYVERSE LLC PURSUANT TO
SECTION 11-3.9 OF THE ZONING ORDINANCE OF THE TOWN OF WARRENTON
(GPINS 6974-85-8166- 000 & 6974-95-2114-000)**

WHEREAS, Warrenton, VA (Hereinafter "the Town") is a municipal corporation located within the County of Fauquier; and

WHEREAS, the Applicant, Mr. Joe Owoeye-Gold of PlayVerse LLC, is requesting a Special Use Permit to allow for an active recreation facility for children in an existing tenant space on the subject property, a shopping center which is split between two parcels on Frost Avenue, 613 Frost Avenue (6974-85-8166- 000) & 569 Frost Avenue (6974-95-2114-000) and hereinafter referred to as the "Property"; and

WHEREAS, the Applicant and the Applicant's representatives concluded a Pre-Application meeting with Staff on January 14, 2026; and

WHEREAS, the Planning Commission held one public work session on SUP 26-03 on July 21, 2026; and

WHEREAS, pursuant to §11-3 of the Zoning Ordinance upon petition of the Applicant for approval of a special use permit, the Planning Commission upon advertisement and notice properly given pursuant to §15.2-2204 of the Virginia Code held a Public Hearing on August 18, 2026; and

WHEREAS, the Warrenton Planning Commission adopted a resolution on August 18, 2026, recommending approval of the Application to the Town Council in a unanimous vote with a quorum present; and

WHEREAS, pursuant to Virginia Code § 15.2-2286. A.3, the Planning Commission has considered the proposed special use permit and now forwards its recommendation to the Town Council; and

WHEREAS, pursuant to §11-3 of the Zoning Ordinance upon petition of the Applicants for approval of a special use permit, the Town Council upon advertisement and notice properly given pursuant to §15.2-2204 of the Virginia Code held a Public Hearing on Tuesday, September 8, 2026; and

WHEREAS, the Town Council considered for approval of the special use permit based on the Planning Commission recommendation, subject to the Concept Development Plan, and Virginia State Code Section 15.2-2285;

NOW, THEREFORE, BE IT RESOLVED that the Warrenton Town Council on this 8th day of September, 2026, that SUP 2026-03 is hereby denied for the following reasons:

1) _____

2) _____

Votes:

Ayes:

Nays:

Absent from Vote:

Absent from Meeting:

ATTEST: _____

Stephen Clough, Town Clerk