



County of Albemarle
Community Development Department - Planning

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August 19, 2026

Victoria Fort
Rivanna Water & Sewer
695 Moores Creek Lane
Charlottesville, VA 22902
vfort@rivanna.org

Re: SP-2026-00005 Beaver Creek Pump Station Fill in the Floodplain

Dear Ms. Fort,

At its meeting on August 11, 2026, the Albemarle County Planning Commission recommended approval of SP-2026-00005 Beaver Creek Pump Station Fill in the Floodplain by a vote of 6:0 (Commissioners Clayborne absent), for the reasons stated in the staff report and with the conditions listed below:

1. The fill in the floodplain must be in general accord with the concept plan titled "Beaver Creek Raw Water Pump Station, Intake, and Transmission Main" prepared by Hazen and Sawyer dated March 2026, except as may be modified in order to meet the requirements of the County's Water Protection Ordinance, as determined by the County Engineer. To be in general accord with the Concept Plan, development and use must reflect the following major elements as shown on the Plan:

- a. Location of the existing building envelopes; and
- b. Location of retaining walls

Minor modifications to the Plan that do not conflict with the elements above may be made to ensure compliance with the Zoning Ordinance.

2. The Landscape Plan must be in general accord with the site plan titled "Beaver Creek Raw Water Pump Station Intake and Transmission Main" prepared by Hazen and Sawyer dated March 2026." To be in general accord with the Concept Plan, development and use must reflect the following major elements as shown on the Plan:

- a. Location of the planting materials; and
- b. Quantity of the planting materials.

Minor modifications to the Plan that do not conflict with the elements above may be made to ensure compliance with the Zoning Ordinance.

Should you have any questions regarding the action, please contact me.

Sincerely,
Jered Tate
Senior Planner I
Planning Division

CC: Anthony Vecchio
Hazen and Sawyer
AVecchio@hazenandsawyer.com