



**REGULAR AGENDA
BOARD OF SUPERVISORS
TUESDAY, MAY 19, 2026
BOARD CHAMBERS, 1300 COURTHOUSE ROAD, STAFFORD, VA 22554**

5:00 P.M. - CALL TO ORDER - ROLL CALL OF MEMBERS - INVOCATION - PLEDGE OF ALLEGIANCE

PRESENTATIONS

A PRESENTATION OF A PROCLAMATION RECOGNIZING MAY 17-23, 2026, AS EMERGENCY MEDICAL SERVICES WEEK IN STAFFORD COUNTY

ADDITIONS – DELETIONS AND APPROVAL OF THE REGULAR AGENDA

WORK SESSION ITEMS

CLOSED MEETING

REPORTS BY BOARD MEMBERS

PRESENTATIONS BY THE PUBLIC – 6:30 PM (3 MINUTES EACH)

PUBLIC HEARINGS

1. PARKS AND RECREATION; CONSIDER AUTHORIZING EXECUTION OF A LEASE WITH THE PATAWOMECK INDIAN TRIBE OF VIRGINIA, INC. FOR 6.5 ACRES OF COUNTY-OWNED PROPERTY NEAR AQUIA LANDING PARK ON TAX MAP PARCEL NO. 41-6.
PROPOSED RESOLUTION R26-117
BACKGROUND SUMMARY: APPROVE LEASE. **Aquia**
2. CAPITAL PROJECTS TRANSPORTATION; CONSIDER AN ORDINANCE TO AMEND AND REORDAIN STAFFORD COUNTY CODE SEC. 15-56, "DESIGNATION OF RESTRICTED PARKING AREAS," TO INCLUDE CERTAIN STREETS WITHIN LIBERTY KNOLLS SUBDIVISION
PROPOSED ORDINANCE O26-18
BACKGROUND SUMMARY: ADOPTS RESTRICTED PARKING ORDINANCE. **Garrisonville**



3. PLANNING AND ZONING; CONSIDER A REQUEST FOR A CONDITIONAL USE PERMIT TO ALLOW A PUBLIC FACILITY UTILITY, SPECIFICALLY AN ELECTRICAL SUBSTATION, IN THE M-1, LIGHT INDUSTRIAL ZONING DISTRICT, ON A PORTION OF TAX MAP PARCEL NO. 37-30 (PROJECT KNOWN AS VANTAGE VA41 SUBSTATION)
PROPOSED RESOLUTION R26-156 (APPROVAL)
PROPOSED RESOLUTION R26-157(DENIAL)
BACKGROUND SUMMARY: APPROVES CUP. **Hartwood**

4. PLANNING AND ZONING; CONSIDER A PROPOSED ZONING RECLASSIFICATION WITH PROFFERS, FROM THE B-2, URBAN COMMERCIAL ZONING DISTRICT TO THE B-1, CONVENIENCE COMMERCIAL ZONING DISTRICT ON TAX MAP PARCEL NOS. 29-60C, 29-60D, 29-60E, 29-60F, 29-60G (PORTION), AND 29-ROW (PROJECT KNOWN AS BUC-EE'S OF STAFFORD)
PROPOSED ORDINANCE O26-17 (APPROVAL)
PROPOSED RESOLUTION R26-130 (DENIAL)
BACKGROUND SUMMARY: APPROVES REZONING. **Garrisonville**

5. PLANNING AND ZONING; CONSIDER A REQUEST FOR A CONDITIONAL USE PERMIT TO PERMIT VEHICLE FUEL SALES, HIGH-INTENSITY COMMERCIAL RETAIL, AND A COMPREHENSIVE SIGN PLAN IN THE B-1, CONVENIENCE COMMERCIAL ZONING DISTRICT ON TAX MAP PARCEL NOS. 29-60C, 29-60D, 29-60E, 29-60F, 29-60G (PORTION), AND 29-ROW (PROJECT KNOWN AS BUC-EE'S OF STAFFORD)
PROPOSED RESOLUTION R26-131 (APPROVAL)
PROPOSED RESOLUTION R26-132 (DENIAL)
BACKGROUND SUMMARY: APPROVES CUP. **Garrisonville**

6. PLANNING AND ZONING; CONSIDER A PROPOSED REQUEST TO VACATE A PORTION OF A PLAT, SPECIFICALLY UNDEVELOPED RIGHT-OF-WAY BETWEEN AUSTIN RIDGE DRIVE AND COURTHOUSE ROAD (PROJECT KNOWN AS BUC-EE'S OF STAFFORD PLAT VACATION)
PROPOSED ORDINANCE O26-23 (APPROVAL)
PROPOSED RESOLUTION R26-173 (DENIAL)
BACKGROUND SUMMARY: APPROVES PLAT VACATION. **Garrisonville**

7. PLANNING AND ZONING; CONSIDER A PROPOSED ZONING RECLASSIFICATION FROM THE A-1, AGRICULTURAL ZONING DISTRICT TO THE B-2, URBAN COMMERCIAL ZONING DISTRICT ON TAX MAP PARCEL NOS. 29-75, 29-75A, 29-76, 29-76B, AND 29-78 (PROJECT KNOWN AS MARKET AT AUSTIN RIDGE)
PROPOSED ORDINANCE O26-07 (APPROVAL)
PROPOSED RESOLUTION R26-77 (DENIAL)
BACKGROUND SUMMARY: APPROVES ZONING RECLASSIFICATION. **Hartwood**



8. PLANNING AND ZONING; CONSIDER A REQUEST FOR A CONDITIONAL USE PERMIT (CUP) TO ALLOW MULTIPLE DRIVE-THROUGH, VEHICLE FUEL SALES, MINI-STORAGE WAREHOUSE, AND STORAGE WAREHOUSE USES IN THE B-2, URBAN COMMERCIAL ZONING DISTRICT ON TAX MAP PARCEL NOS. 29-75, 29-75A, 29-76, 29-76B, AND 29-78 (PROJECT KNOWN AS MARKET AT AUSTIN RIDGE)
PROPOSED RESOLUTION R26-78 (APPROVAL)
PROPOSED RESOLUTION R26-79 (DENIAL)
BACKGROUND SUMMARY: APPROVES CUP.

Hartwood

ADJOURNMENT
