



# NORTHUMBERLAND COUNTY LAND USE APPLICATION

Answer all questions. Refer to Appendix A for the checklist to make sure that you have all required information. Please type or print all information in blue or black ink.

**1. Owner/Applicant Information:**

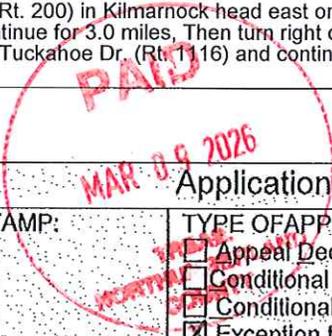
Owners Name: NNK Associates c/o Mark Hagan		Address: 9616 Gaslight Place, Henrico, VA 23229
Telephone (H): 804-467-8600	Telephone (W):	Email: mwhagan@verizon.net

Applicants Name: Bay Design Group c/o Jason Swift		Address: P.O. Box 51, Urbana, VA 23175
Telephone (H):	Telephone (W): 804-693-2993	Email: jswift@baydesigngroup.com

Plan Preparer/Authorized Agent: Bay Design Group c/o Jason Swift		Address: P.O. Box 51, Urbana, VA 23175
Telephone (H):	Telephone (W): 804-693-2993	Email: jswift@baydesigngroup.com

**2. Property Information:**

Tax Parcel #: 53A (1) Parcel 13A		Parcel Physical Address (If applicable):	
Current Zoning: <input type="checkbox"/> C-1 <input type="checkbox"/> A-1 <input type="checkbox"/> R-1 <input type="checkbox"/> R-2 <input type="checkbox"/> R-3 <input checked="" type="checkbox"/> R-4 <input type="checkbox"/> B-1 <input type="checkbox"/> M-1	Acreage: 2.92± AC.	Magisterial District: Wicomico District	Date Property Purchased: November 15, 2024
Are there any structures on the property? <input type="checkbox"/> Yes (If yes, please describe) <input checked="" type="checkbox"/> No:			Deed Book Page # : Inst. #202402450
Board of Supervisor Representative: A.C. Fisher, Jr.		What is the road name or route number on which your property is located? "Tuckahoe Drive" State Route 672	
Directions to Property: From intersection of N Main St. (Rt. 3) and E Church St. (Rt. 200) in Kilmarnock head east on E Church St. (Rt. 200) for 0.6 miles, Then turn right onto Bluff Point Rd. and continue for 3.0 miles, Then turn right onto Pocohontas Rd. (Rt. 1115) and continue for 0.4 miles, Then turn left onto Tuckahoe Dr. (Rt. 1116) and continue for 0.2 miles, You have arrived at the project site on the right.			



<b>Office Use Only:</b>		Application #: <u>26 - BA - 001</u>	
DATE RECEIVED: <u>2/19/24</u> <u>ojs</u>	BOARD ACTION: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/ conditions <input type="checkbox"/> Denied <input type="checkbox"/> Withdrawn Meeting Date <u>4-9-26</u>	PAID STAMP:	TYPE OF APPLICATION / FEE: <input type="checkbox"/> Appeal Decision of Zoning Administrator <input type="checkbox"/> Conditional Use- \$150 <input type="checkbox"/> Conditional Use Boathouse- \$150 <input checked="" type="checkbox"/> Exception to the Bay Act- \$300 <input type="checkbox"/> Subdivision Variance- \$300 <input type="checkbox"/> Zoning Variance- \$300

3. Description of Request:

Type of Request (check one): <input type="checkbox"/> Conditional Use <input checked="" type="checkbox"/> Exception to the Bay Act <input type="checkbox"/> Subdivision Variance <input type="checkbox"/> Zoning Variance
What is the current use? (Use another sheet of paper if more space is needed): Current lot is undeveloped.
Describe the proposed use/project (Use another sheet of paper if more space is needed): Project will consist of the construction of a proposed dwelling, porch, deck, steps, sidewalk, garage and driveway.
Have you discussed this request with any State and/or Federal agencies that may require a permit? (Health Department, Virginia Department of Transportation, etc.) <input type="checkbox"/> Yes (If yes, please explain) <input checked="" type="checkbox"/> No
Have you previously applied to or obtained a permit from Northumberland County for any portion of this request or relating to this request? <input type="checkbox"/> Yes (If yes, please explain) <input checked="" type="checkbox"/> No
Has any portion of this request for which you are seeking a permit been completed or commenced? <input type="checkbox"/> Yes (If yes, please explain) <input checked="" type="checkbox"/> No

4. Adjacent Property Owners: Please print clearly all adjoining property owners, mailing addresses, and tax map numbers so that county staff can notify them by mail of the date and time of the public hearing that your application will be heard. Properties that are across roadways, waterways, or in another county shall be notified as well. If more space is needed, copy this page and attach it to the application. Making your neighbors aware of your plans may answer many questions they may have prior to the public hearing.

Tax Map #	Name	Address	Have you notified your neighbor?
53A (1) Parcel 5A	Joseph A. Dugan, Jr. & Kathleen L. Dugan	7005 Old Gate Rd., Rockville, MD, 20852	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
53A (1) Parcel 5E	Ernie W. Webb, Jr. & Donna A. Webb	158 Tuckahoe Dr., Kilmarnock, VA, 22482	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
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			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No
			<input type="checkbox"/> Yes <input type="checkbox"/> No

5. Signature Page:

This application is submitted true and correct. Applicant agrees that when the permit herein applied for is issued, that all work will be completed as stated and as required by all Northumberland County Ordinances, Virginia State laws, and any other applicable regulations. Failure to comply with any part or terms of this application shall be sufficient cause to revoke any permit issued. This application allows duly authorized representatives of the County to enter upon the premises of the project site at reasonable times for the purpose of inspection.

Signature of Owner(s) Mark Hagan Date 2.20.2026

Printed Name(s) Mark Hagan

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Signature of Applicant(s) \_\_\_\_\_ Date \_\_\_\_\_

Printed Name(s) \_\_\_\_\_

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Signature of Agent J. Swift Date 2/20/26

Printed Name Jason Swift

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APPENDIX C  
Exceptions to the Chesapeake Bay  
Preservation Area Ordinance

*Please submit this appendix with your application.*

1, Please provide the following setbacks for all proposed structures:

Primary Structure:	
Road/Right-of-way <u>1100.6 Feet</u>	Rear Yard <u>60.6 Feet</u>
Left Side Line <u>131.6 Feet</u>	Right Side Line <u>10.5 Feet</u>
Height of Structure <u>TBD</u>	
Secondary Structure:	
Road/Right-of-way <u>1067.1 Feet</u>	Rear Yard <u>73.1 Feet</u>
Left Side Line <u>123.8 Feet</u>	Right Side Line <u>40.7 Feet</u>
Height of Structure <u>TBD</u>	

2. Please answer the following questions:

Will there be any fencing or landscaping? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (If yes, describe and show on the site plan.)  Landscape Plantings for a Riparian Buffer Landscape Plan as shown on sheet C2
How many square feet of land disturbance will this project create?  29205 S.F.
Have all attempts been made to meet the current Chesapeake Bay Preservation Area Ordinance requirements? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (Please explain.)
Office Use Only: Part of application #: <u>26-BA-001</u> Date Received: <u>2-19-26</u>

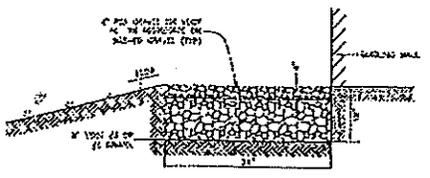


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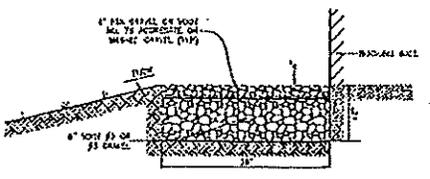
PROJECT MANAGER: JMP  
 DESIGNED: JPS/SOR  
 CAD: JPS/SOR  
 CHECKED: JMP  
 FILED: 25036BAP  
 DATE: FEBRUARY 16, 2025  
 REVISED:  
 REVISED:



PROJECT: HAGAN RESIDENCE  
 WYOMING DISTRICT, NORTHUMBERLAND COUNTY, VIRGINIA  
 SHEET: BAY ACT DEVELOPMENT PLAN  
 SHEET NO: C2 OF 2  
 JOB NO. 25036-02



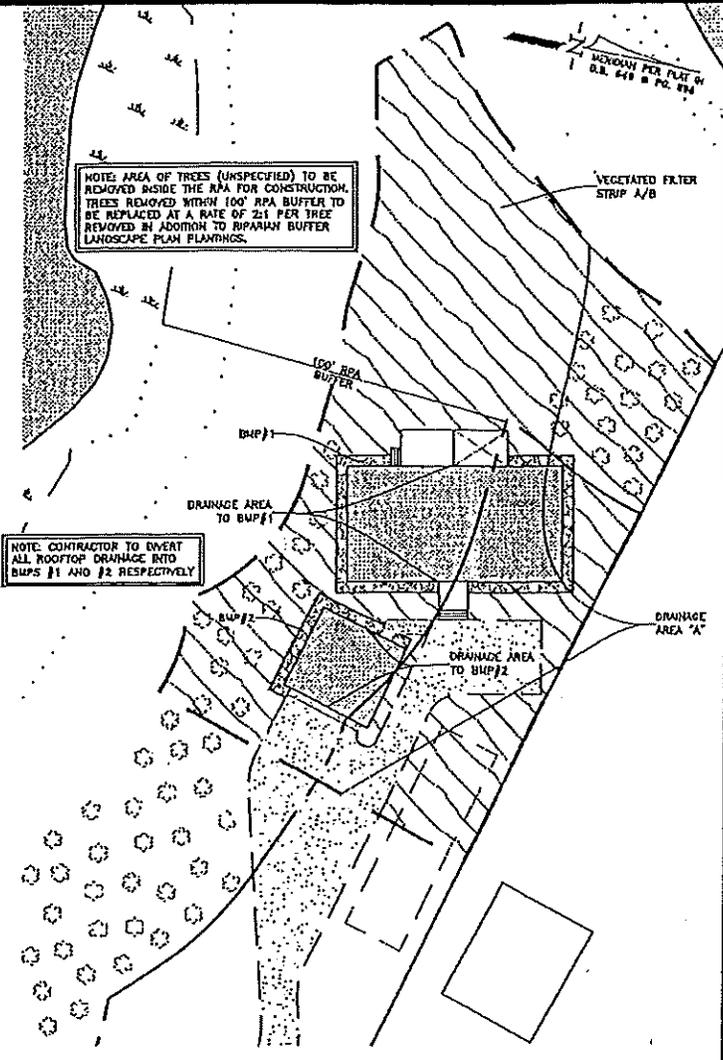
BMP #1: 143' L.F. (TOTAL) DWELLING INFILTRATION TRENCH DETAIL  
 SCALE: NONE



BMP #2: 48' L.F. (TOTAL) GARAGE INFILTRATION TRENCH DETAIL  
 SCALE: NONE

SECTION R: MAINTENANCE

- A. PERIODIC INSPECTIONS (NOT NO LESS THAN ANNUAL) ARE THE RESPONSIBILITY OF THE PROPERTY OWNER(S) AND SHALL BE CONDUCTED FOR THE BMP NOTED BELOW.
  - B. INSPECTION REPORTS SHALL BE MAINTAINED ON-SITE AND PROVIDED TO WOODRUFF COUNTY DEPARTMENT OF ENVIRONMENTAL PROGRAMS AS APPROPRIATE.
  - C. INSPECTION RECORDS SHALL BE RETAINED FOR A PERIOD OF 3 YEARS FROM INSPECTION DATE.
- WATER TRENCH BMP (BAY STORMWATER MANAGEMENT HANDBOOK (B-SM-04 V.1), JULY 1, 2021)
- A. CONDUCT ANNUAL MAINTENANCE INSPECTION, PREFERABLY DURING MARCH TO MAY.
  - B. PERFORM PERIODIC MAINTENANCE FOR FOLLOWING ELEMENTS:
    1. MAINTAIN VEGETATED FILTER STRIPS AS NECESSARY AND REMOVE THE CLUMPAGE.
    2. DRAINAGE TO THE CONTRIBUTING DRAINAGE AREA, INLETS, AND FACILITY SURFACE ARE CLEAR OF DEBRIS.
    3. REMOVE THE CONTRIBUTING DRAINAGE AREA IS STABILIZED TO MAINTAIN SOIL TYPIC COVER.
    4. REMOVE SEDIMENT FROM PRE-TREATMENT FILTER STRIPS AND CHANNELS, AS WELL AS FROM OVERFLOW STRUCTURES.
    5. REPAIR UNDESIRABLE AND ERODED AREAS AT INLETS AND OUTFLOW POINTS.
    6. CHECK OBSERVATION WELLS 3 DAYS AFTER A STORM EVENT IN EXCESS OF 1/2 INCH IN DEPTH. STOPPING WATER OBSERVED IN THE WELL AFTER 3 DAYS IS AN INDICATION OF CLOGGING.
    7. REMOVE TREES THAT START TO GROW IN THE INFILTRATION FACILITY.
    8. CLEAN OUT ACCUMULATED SEDIMENTS FROM CLOGGED SEDIMENTS OF INFILTRATION DEVICES.



RPA RIPARIAN MITIGATION PLAN  
 SCALE: 1"=20'

RIPARIAN BUFFER LANDSCAPE PLAN:

- (1) A 2,738 SF RIPARIAN BUFFER MITIGATION AREA IS REQUIRED. (2,738 SF/400 SF = 6.84 = 7 PLANTING UNITS)
- (2) RETAIN EXISTING TREES WITHIN RIPARIAN BUFFER MITIGATION AREA AND INSTALL ADDITIONAL LANDSCAPE PLANTINGS AS FOLLOWS:
  - 1 CANOPY TREES (1-1/2" - 2" CALIPER) (SUBSTITUTE 21 SMALL SHRUBS)
  - 2 UNIDISTORY TREES (3/4" - 1 1/2" CALIPER) (SUBSTITUTE 21 SMALL SHRUBS)
  - 43 (TOTAL) SMALL SHRUBS/GROUND COVER PLANTS (15" TO 18" BAR HARBOR JUMPER (JUNIPERUS HORIZONTALIS 'BAR HARBOR'))
- (3) LOCATION AND SPECIES OF INDIVIDUAL TREES AND SHRUBS TO BE INSTALLED AS SHOWN ON THIS PLAN, UNLESS OTHERWISE APPROVED BY NORTHUMBERLAND COUNTY.

AND FILTER MUST BE INTRODUCED FIRST FOR 363 POUNDS FROM 2 1/2" BORE DIAMETER HOLES OR 1 1/2" HOLES FOR 1" HOLES WITH A MINIMUM LENGTH OF 5 FEET. STILL POST PROJECTIONS FOR FASTENING WIRE TO TREE.

REINFORCEMENT FOR 3/4" FENCES USING STANDING STRIPS IN SHALL BE A MINIMUM OF 30" HIGHER IN HEIGHT, 1" THICKNESS AND SHALL HAVE A MINIMUM WIDTH SPACING OF 8" HIGHER.

AN SPACED A MINIMUM OF 10 FEET APART AT THE BARRIER TO PREVENT SEDIMENT AND TO EXPOSE (MAY BE 12 INCHES) A STRENGTH FABRIC TO USE WITHIN THE BARRIER STRIP 1/2" SHALL BE EXPOSED 3 FEET.

A STRENGTH FABRIC AND GROUND POST SPACING THE WIRE WITH SUPPORT EDGE MAY BE DIMINISHED IN SUCH A FILTER FABRIC IS STAPLED OR PILED DIRECTLY TO THE POST.

MUST BE REMOVED WHEN SEDIMENTS REACH APPROXIMATELY THE HEIGHT OF THE BARRIER.

IN FENCES REMAINING IN PLACE AFTER THE 363 POUNDS OR 180 LBS IS NO LONGER REQUIRED SHALL BE DIMINISHED TO GROUND WITHIN 30 DAYS, PROVIDED NO SEDIMENT.

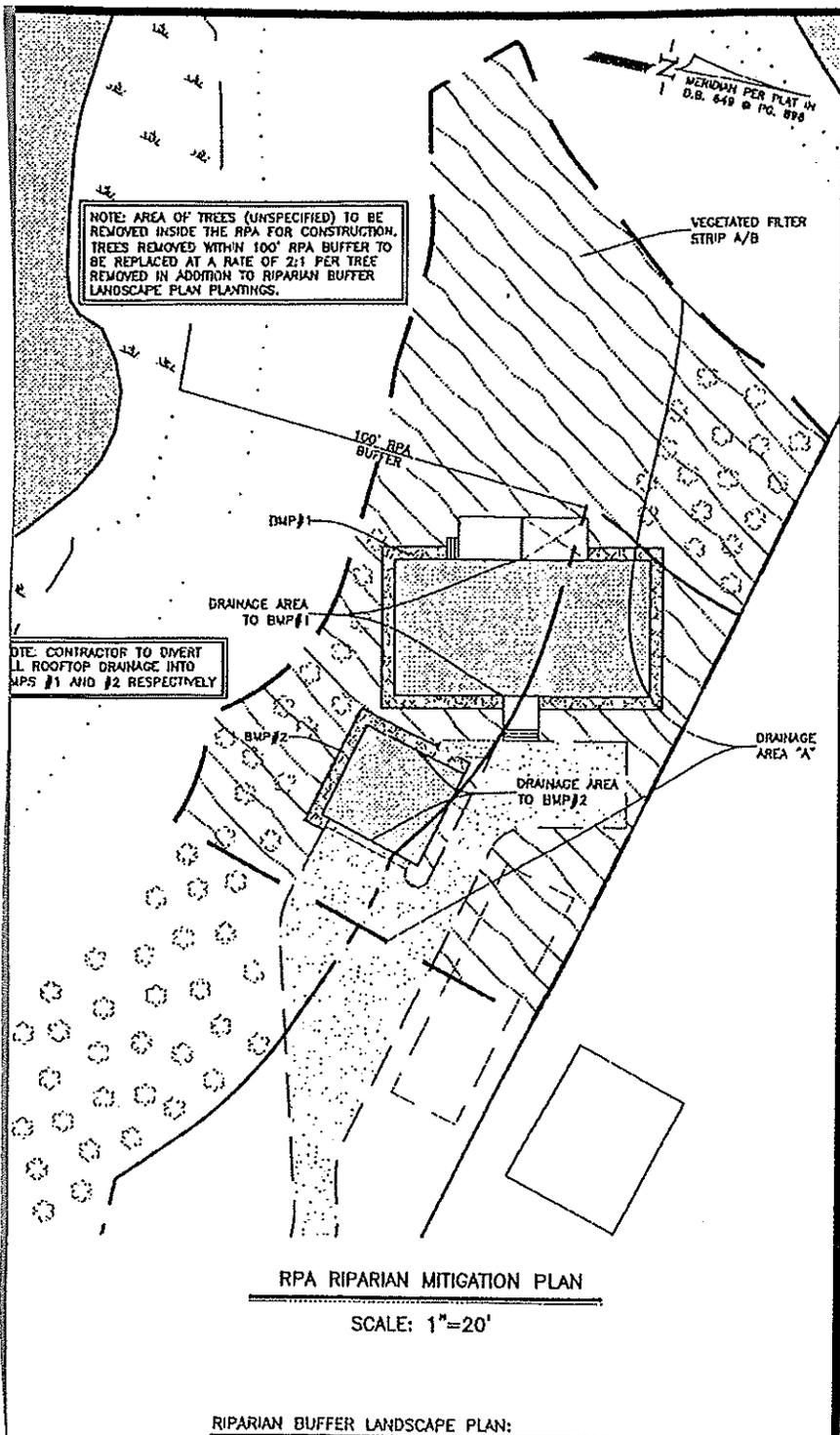
DRUMMERS SHOULD 363 POUNDS BE CONSTRUCTED IN LINE SHALL BE REMOVED UPON COMPLETION OF THE PROJECT.



SCALE: NONE

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**RPA RIPARIAN MITIGATION PLAN**

SCALE: 1"=20'

RIPARIAN BUFFER LANDSCAPE PLAN:

PROJECT:  
**HAGAN RESIDENCE**



