



**KING WILLIAM COUNTY
PLANNING COMMISSION
REGULAR MEETING FEBRUARY 3, 2026**

A regular meeting of the Planning Commission of King William County, Virginia, was held on the 3rd day of February 2026, beginning at 6:30 p.m. in the King William County Board Room of the Administration Building and livestreamed via Zoom.

Agenda Item 1. Call to Order

Chairman Kellum called the meeting to order at approximately 6:30 p.m.

Agenda Item 2. Electronic Participation Approval

Not needed.

Agenda Item 3. Roll Call

Darrell Kellum	Present
Greg Henrich	Present
Otto Williams	Absent
Ben Edwards	Absent
Mark Townsend	Present

Also in Attendance:

Joyce Wolfe, Planner I, CZA

Ashley Gault, Planning Secretary, CZO

Clarence Monday, County Administrator – via Zoom

Agenda Item 4. Moment of Silence

Chairman Kellum called for a moment of silence.

Agenda Item 5. Pledge of Allegiance

Chairman Kellum led the pledge of allegiance.

Agenda Item 6. Review And Adoption of Meeting Agenda

Chairman Kellum asked if the February 3, 2026, Planning Commission Regular Meeting Agenda had been overlooked for approval.

Commissioner Townsend motioned to adopt February 3, 2026, Planning Commission Regular Meeting Agenda, the Vice Chairman properly seconded.

All were in favor; none opposed.

**Approved Minutes of King William County Planning Commission
Regular Meeting, February 3, 2026**

February 3, 2026, Planning Commission Regular Meeting Agenda was adopted.

Agenda Item 7 Approval of Minutes

7a. January 6, 2026, Planning Commission Regular Meeting Minutes

Chairman Kellum asked if the January 6, 2026, Planning Commission Regular Meeting Minutes had been overlooked for approval.

The Vice Chairman motioned to approve the adoption of January 6, 2026, Planning Commission Regular Meeting Minutes. Commissioner Townsend properly seconded the motion. A roll call vote was ordered, and the members were polled.

All were in favor.

January 6, 2026, Planning Commission Regular Meeting Minutes were adopted.

Agenda Item 8. Public Hearing

8a. Consideration of Amendments to the Subdivision Ordinance

A Public Hearing was advertised appropriately and opened for discussion by Chairman Kellum for the Consideration of Amendments to the Subdivision Ordinance.

8a.i. Article XVIII, Sec. 86-438 – Exempt Subdivisions –

Zoning Administrator, Joyce Wolfe presented a PowerPoint presentation outlining the request and background information related to Section 86-438, Exempt Subdivisions. The Commission and staff discussed the amendments.

Chair Kellum opened the Public Hearing.

Chair Kellum closed the Public Hearing at approximately 6:40pm.

Vice Chairman Henrich motioned to recommend approval of the Exempt Subdivision Ordinance Amendment to the Board of Supervisors. Commissioner Townsend properly seconded. Chairman Kellum called for further discussion. With none, Mr. Kellum ordered a roll call vote. The members were polled.

Mr. Henrich	AYE
Mr. Townsend	AYE
Mr. Kellum	AYE

All were in favor. The motion to recommend approval of the Exempt Subdivision Ordinance Amendments to the Board of Supervisors passed by a majority vote.

8a. ii. Article XVIII, Sec. 86- 455 – Repeal of Farmstead Subdivisions –

Zoning Administrator, Joyce Wolfe presented a PowerPoint presentation outlining the request to repeal and background information related to Section 86-455, Farmstead Subdivisions. The Commission and staff discussed the amendments.

Chair Kellum opened the Public Hearing.

Chair Kellum closed the Public Hearing at approximately 6:45pm.

Vice Chairman Henrich motioned to recommend approving the repeal of the Farmstead Subdivision method to the Board of Supervisors. Commissioner Townsend seconded the motion. Chairman Kellum called for further discussion. With none, Mr. Kellum ordered a roll call vote. The members were polled.

**Approved Minutes of King William County Planning Commission
Regular Meeting, February 3, 2026**

Mr. Kellum
Mr. Henrich
Mr. Townsend

AYE
AYE
AYE

All were in favor. The motion to recommend approving the repeal of the Farmstead Subdivision to the Board of Supervisors passed by a majority vote.

8b. Consideration of Amendments to the Zoning Ordinance

A Public Hearing was advertised appropriately and opened for discussion by Chairman Kellum for the Consideration of Amendments to the Zoning Ordinance.

8b.i. Article VIII, Division 7, Technology Uses

Zoning Administrator, Joyce Wolfe presented a PowerPoint presentation outlining the request and background analysis related to implementing Division 7 – Technology Uses to Article VIII of the Zoning Ordinance. The Commission and staff discussed the amendments, specifically relating to data centers and water usage.

Chair Kellum opened the Public Hearing.

Lisa Mason, 2nd and 5th districts – suggested using a close loop system to regulate data centers water usage and harvest the heat back into the Community.

With no further speakers, Chair Kellum closed the Public Hearing at approximately 7:17pm.

Vice Chairman Henrich motioned to table the implementation of Division 7, Technology Uses to Article VIII for 30 days until the March 3, 2026 Planning Commission Regular Meeting. Commissioner Townsend properly seconded the motion. Chair Kellum called for discussion and ordered a roll call vote. The members were polled.

Mr. Henrich
Mr. Townsend
Mr. Kellum

AYE
AYE
AYE

The motion to table the implementation of Division 7, Technology Uses until March 3, 2026 was approved by majority vote.

8b. ii. Article VIII, Sec. 86-137 – Chesapeake Bay Act Resiliency Amendments

Zoning Administrator, Joyce Wolfe presented a PowerPoint presentation outlining the requirements for adding the Chesapeake Bay Act Resiliency Amendments to the Zoning Ordinance.

Chair Kellum opened the Public Hearing.

Chair Kellum closed the Public Hearing at approximately 7:51pm.

Vice Chairman Henrich motioned to table the vote on the Chesapeake Bay Act Resiliency Amendments for 30 days until the March 3, 2026 Planning Commission Regular Meeting. Commissioner Townsend seconded the motion. Chairman Kellum called for further discussion. With none, Mr. Kellum ordered a roll call vote. The members were polled.

Mr. Henrich
Mr. Townsend
Mr. Kellum

AYE
AYE
AYE

Agenda Item 9. Citizens Comment Period

No comments were received.

Agenda Item 10. Unfinished Business

Chairman Kellum and Mrs. Wolfe shared the Board of Supervisors passed the Sign Ordinance amendments at the January 29, 2026 meeting.

Agenda Item 11. New Business

WaWa grand opening is scheduled for February 19, 2026.

Agenda Item 12. Staff and/or Special Committee Reports

No reports were reviewed.

Agenda Item 13. Commission Member Requests and Comments

Commissioner Townsend thanked the staff and public for attending the meeting.

Vice Chair, Henrich, thanked Mrs. Mason for her input and the staff for their work. Mr. Henrich reiterated the importance of tabling ordinances to conduct further research and allow the absent meeting members a chance to respond. Mr. Henrich also thanked County Administrator, Intermit, Clarence Monday for attending and for his feedback.

Chair Kellum thanked everyone for attending and wished everyone a safe evening traveling home.

Agenda Item 14. Adjourn or Recess

Vice Chair Henrich motioned to adjourn. Commissioner Townsend properly seconded. A roll call vote was ordered and the members were polled.

All were in favor with none opposed.

The meeting adjourned at approximately 8:03pm.

APPROVED
X 

Darrell Kellum
Chairman

AND SIGNED
X 

Ashley Gault
Planning Secretary