



**CITY OF VIRGINIA BEACH  
BAYFRONT ADVISORY COMMISSION  
MEETING AGENDA**

Thursday, October 16, 2025  
3:30 P.M.  
Ocean Park Fire and Rescue Squad Building  
3769 E. Stratford Road

The mission of the Bayfront Advisory Commission is to review and make recommendations to the City Council regarding public and private projects and issues associated with the Bayfront area.

**CALL TO ORDER**  
3:30 P.M.

**ROLL CALL**

**APPROVAL OF MINUTES**  
Review and approval of minutes from 9/18/25 meeting

**CHAIR'S REPORT AND INTRODUCTIONS**

**STAFF REPORTS**  
1) Public Works  
2) Planning – Comprehensive Plan Update, Coastal Context Area

**COMMITTEE REPORTS**

- Design and Project Outlook Committee
- Communications and Outreach Committee
- Infrastructure Committee
- Student Committee
- Lynnhaven Boat Ramp Committee

**OLD BUSINESS**

## NEW BUSINESS

## PRESENTATIONS/PROJECT BRIEFINGS

- 1) Prosper Home & Investments, LLC – Subdivision Variance (Section 4.4(b) of the Subdivision Regulations) Application, 2453 Beaufort Avenue
- 2) Single-Use Plastic Bag Fee Presentation – Karen Forget and Dylan Mason, Lynnhaven River Now

## PUBLIC COMMENTS

## ADJOURN



**CITY OF VIRGINIA BEACH  
BAYFRONT ADVISORY COMMISSION  
DRAFT MEETING MINUTES**

Thursday, September 18, 2025  
3:30 P.M.  
Ocean Park Fire and Rescue Squad Building  
3769 E. Stratford Road

**MEMBERS PRESENT:**

Andrea Lindemann (Chair), Morgan Ayers (Vice Chair), Windy Crutchfield, Cole Trower, Planning Commissioner Holly Cuellar, Sandy Cohen, Aubrey Perry, Bailey Quarg, Ed Amorosso, Planning Commissioner John Coston, Bill Prince, Neel Singh, Joe Bovee

**MEMBERS ABSENT:**

Phil Davenport, JB Maas, Bill Hearst, Chase McConnell, Reese Longwater

**CITY STAFF PRESENT:**

Alexis Bailey – Planning, Victoria Eisenberg – City Attorney, Katie Shannon – Public Works

**CALL TO ORDER:**

Chair Lindemann called the meeting to order at 3:34 P.M.

**ROLL CALL:**

Alexis Bailey did roll call.

**MOTION TO APPROVE THE MINUTES FROM 8/21/25 MEETINGS:**

Motion by Ed Amorosso, seconded by Morgan Ayers. The meeting minutes were approved unanimously.

**CHAIR’S REPORT and INTRODUCTIONS:**

- Chair Lindemann discussed the impact of committees on the ability of the Bayfront Advisory Commission and other Boards and Commissions.
- Chair Lindemann restated the Bayfront Advisory Commissions public comment policy.

**STAFF REPORTS**

- Public Works: Mrs. Shannon discussed the weather event on Wednesday and its impact to Public Works projects. Additionally, she discussed the impacts of the flooding on

Wednesday to the Pleasure House Point project. Mrs. Shannon discussed the Public Works project spreadsheet, and any projects inquired about by the commission.

- Mr. Amorosso asked about when the pavement along Shore Drive after the Lesnar Bridge would be smoothed.
  - Mr. Trower stated that the milling and paving along Shore Drive was needed and stated concerns regarding the lights on the Lesnar Bridge.
- Planning: The Comprehensive Plan Overview of the Coastal Context Area was deferred to the October Bayfront Advisory Commission.

## COMMITTEE REPORTS

- COMMUNICATIONS AND OUTREACH COMMITTEE – Mrs. Ayers discussed the work on the Bayfront Business Coalition and a pilot program being developed to encourage business involvement in the coalition. Additionally, she proposed that businesses along Shore Drive use their marquee signs to show positive messages regarding the Shore Drive Phase III project.
- DESIGN & PROJECT OUTLOOK COMMITTEE – Mr. Bovee discussed the review of the Coastal Section of the Comprehensive Plan and questions and concerns that resulted from the review.
  - Mrs. Crutchfield asked about the inclusion of lakes in the coastal resiliency section.
  - Mrs. Ayers stated concerns with the age of the Shore Drive Corridor Plan and lack of updates to the plan.
  - Councilmember Schulman discussed funding and plans for an updated Shore Drive Corridor Plan. Additionally, he discussed concerns with the differentiation between the Bayfront and Oceanfront in the draft Comprehensive Plan.
  - Mr. Prince discussed concern that the only Core/Local Center identified is Great Neck Road and Shore Drive.
  - Mr. Amorosso discussed concerns with calls for upward growth in centers.
  - Mr. Trower discussed concerns with the lack of focus on upkeep and landscaping of roadways.
  - Mrs. Eisenberg stated that the updated Shore Drive Corridor Plans would be reviewed and voted into the 2040 Comprehensive Plan by reference.
  - Councilmember Schulman stated that as the Shore Drive Phase III and IV projects happen there will be landscaping design guidelines that will have to be followed.
  - Commissioner Cuellar stated that there is a public meeting for the Comprehensive Plan that night at Building 19.

- INFRASTRUCTURE COMMITTEE – Mr. Cohen discussed the content of the minutes from the September 4<sup>th</sup> meeting including the extension of the time of years the flags along Shore Drive are flown. Additionally, he discussed questions relating to bicycle signage along Shore Drive that were asked during the Shore Drive Phase III presentation at the August meeting.
- STUDENT COMMITTEE – The student committee has not met.
- LYNNHAVEN BOAT RAMP COMMITTEE – Mrs. Crutchfield stated that the Lynnhaven Boat Ramp Committee will be meeting on September 30<sup>th</sup>.
  - Councilmember Schulman stated that the armed security guard at the Lynnhaven Boat Ramp through the remainder of the year and that a request for the continuation of the use of the armed security guard was expected.
  - Mr. Cohen asked what bare boat charters were?

## OLD BUSINESS

- Councilmember Cummings asked about the inclusion of the City Council liaisons attendance.

## NEW BUSINESS

- Liaison Reports
  - Councilmember Schulman discussed a community planting day being hosted by Lynnhaven River Now.
  - Councilmember Schulman discussed the Lake Brandford-Chubb Lake Stormwater Pump Station project and that a review is underway by the Department of Public Works regarding access.
  - Councilmember Schulman discussed a resolution to create a joint task force between the Bayfront Advisory Commission, Resort Advisory Commission, and Beaches and Waterways Commission to review the locations for beach access signs.
- Sidewalk Audit Eastern Shore Drive
  - Chair Lindemann discussed a sidewalk audit of the sidewalks along Shore Drive east of the intersection of Shore Drive and First Court Road.
  - Mrs. Shannon stated that the scheduling of the audit was in process and any improvements could be discussed in the FY 2027 budget if desired.

## PRESENTATIONS/DISCUSSIONS

- 1) Prosper Home & Investments, LLC
  - a. The applicant has asked for a deferral to the October Bayfront Advisory Commission meeting.

## PUBLIC COMMENTS

- A member of the public stated that the area around Lake Joyce was not being cleaned and maintained.
- A member of the public discussed the possibility of transplanting existing live oak trees and inquired about the replacement of live oak trees removed along Shore Drive. Additionally, a question was asked about the installation of temporary tide gate at the at the conduit at the new gate at Pleasure House Point.
- A member of the public discussed the installation of a 4-way stop sign at the intersection of Lookout Road and Fentress Road.
- A member of the public stated concerns with the removal of mentions of the word health in the draft Comprehensive Plan, discussion on the possibility of selling naming rights to beach access signs, and concerns regarding Dominion power poles.
- A member of the public discussed concerns with the issues with the lights on the Lesnar Bridge.
- A member of the public discussed the application for Prosper Homes & Investments, LLC, the need for sidewalks along Pleasure House Road, and the need for dredging along Lake Bradford along Pleasure House Road.
- A member of the public discussed concern with drainage concerns at the intersection along Beaufort Avenue and Lee Ave.
- A member of the public asked about the possibility of posting the link for the sign up for the Bayfront Advisory Commission newsletter and for the Shore Drive Phase III newsletter. Additionally, concerns were raised about meeting the VDOT standards for sidewalk closures for Shore Drive Phase III. They also discussed a presentation being given by the Army Corps of Engineering regarding a wetland's mitigation library at the Great Neck Library.
- A member of the public asked room set up for commission meetings.

## ADJOURNMENT

There being no further business, the meeting was adjourned at 5:00 P.M.

Andrea Lindemann, Chair

Alexis Bailey, Planner I