



COMMONWEALTH of VIRGINIA

Department of Health

P O BOX 2448 RICHMOND, VA 23218 1-800-828-1120

Growing Area # 21L Corrotoman River, Lower Lancaster County Shoreline Sanitary Survey

Completion Date: 2/13/26

Survey Period: 8/28/2025 - 1/16/2026

Total Number of Properties Surveyed and Near-Shore Samples Collected: 276

Surveyed By: Neill Shultz, Julie Carrier, Mathew Farnham, Jill Fleiger, Liz Luczak

Section A: General

This survey area encompasses the main body of the Corrotoman River from the confluence of the Eastern and Western Branches of the Corrotoman River, south to the confluence of the Corrotoman and Rappahannock Rivers. The western side of the watershed runs from Towles Point to Yankee Point in Lancaster. The western side extends from Blackstump Rd to Indian Town Rd in Weems. The survey includes Taylor, Moran, Myer, Town, Whitehouse Creeks (Millenbeck and Ewells prongs), and all of their tributaries.

Growing Area # 21 splintered on 5/10/21 into Growing Area # 21U, "Corrotoman River, Upper" and Growing Area # 21L, Growing Area # 21L, "Corrotoman River, Lower".

For the most up-to-date Classification map, see [Virginia Shellfish Classification Map](#)

For the Growing Area Boundary Map, see: [Virginia Shellfish Growing Area Boundary Map](#)

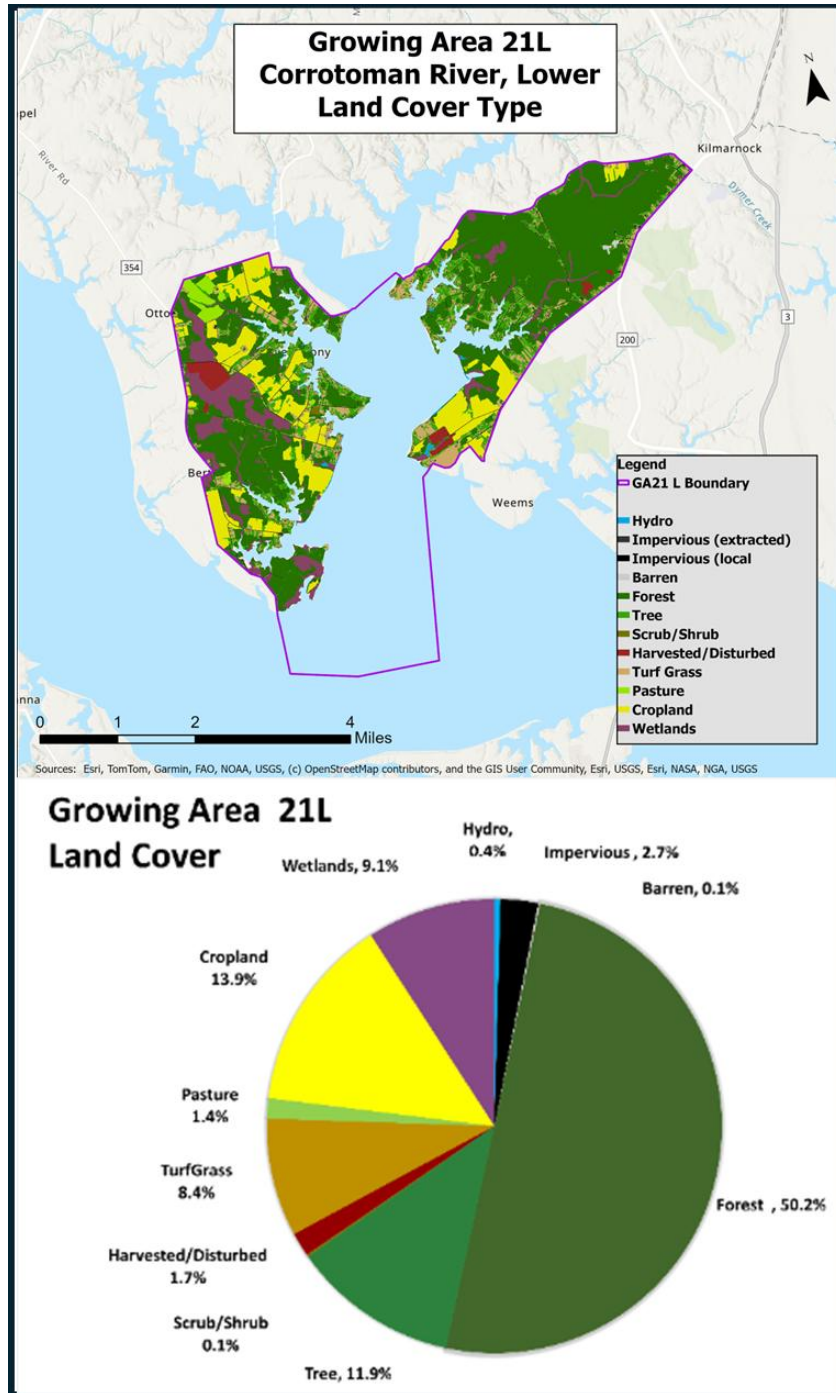
Population and Landcover:

The topography of the area surveyed begins at the shoreline and increases to 100 feet at the outer edge of the survey boundary line. There are several subdivisions located within the boundary line. Some of these are new developments that have been divided into lots that are for sale.

The 2020 census reported that there are an estimated 2,523 residents and 1,847 housing units in Growing Area 21L with a population density of 206 residents per square mile.

Source: <https://www.census.gov/geographies/reference-maps/2020/geo/2020-census-block-maps.html>

Land Cover data are shown in the map below and summarized in the following pie chart.



Source: [Virginia Geographic Information Network Land Cover Dataset](#)

Rainfall Data:

Meteorological data indicated that 15.04" of rain fell during the survey period. A monthly breakdown is as follows:

| Date range | Cumulative Rainfall (inches) | Avg. Monthly rainfall (2015-2025) |
|----------------|------------------------------|-----------------------------------|
| July 2025 | 5.46 | 6.7 |
| August 2025 | 2.2 | 5.7 |
| September 2025 | 3.94 | 4.9 |
| October 2025 | 1.69 | 3.2 |
| November 2025 | 1.75 | 2.5 |

Visual Survey of Growing Area:

As a part of the shoreline survey, navigable portions of the shellfish growing area waters are observed via boat and/or the public roadways adjacent to the shoreline as conditions allow. This visual survey is conducted to look for and record any actual or potential sources of pollution.

Nearshore Water Sampling:

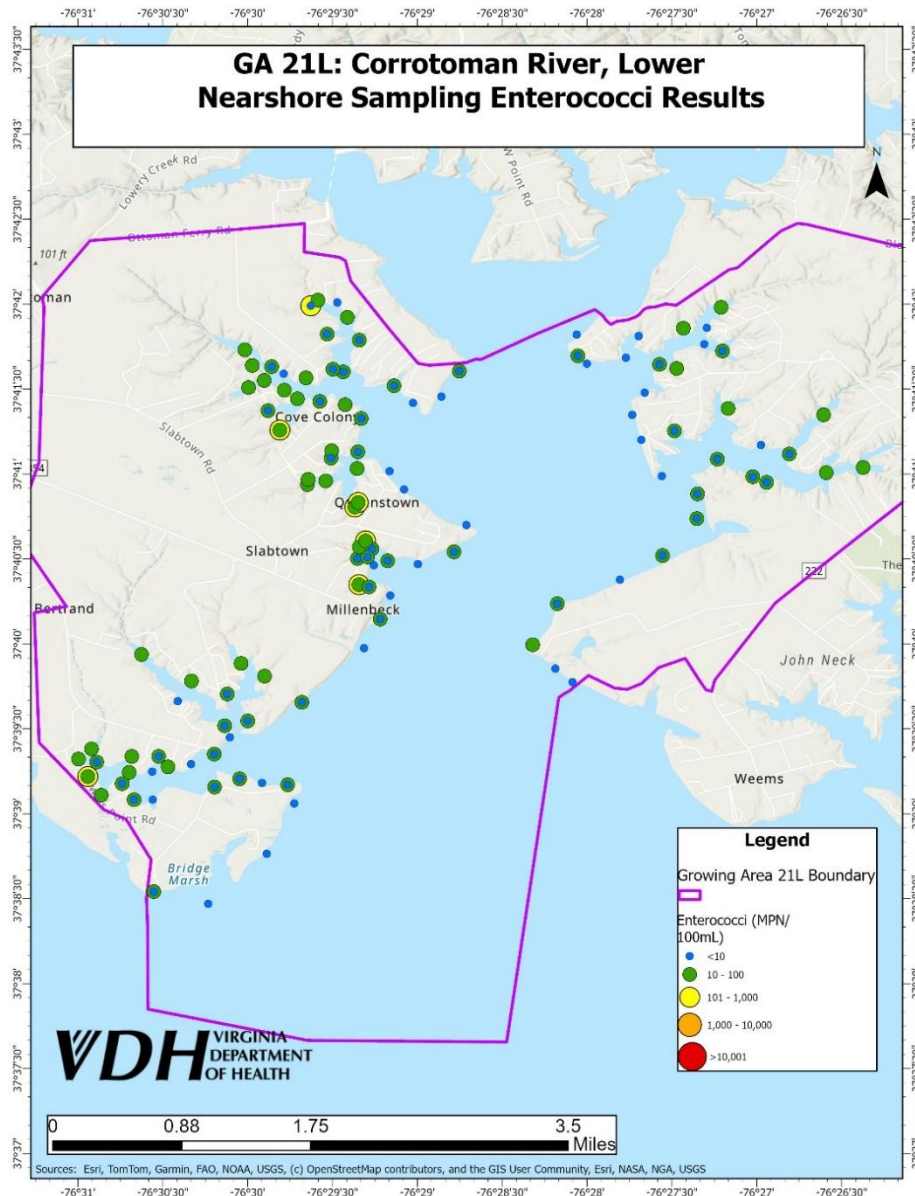
For this survey, nearshore seawater stations were established to assess navigable waters beyond the routine classification stations. These stations were positioned closer to the shoreline and farther upstream than the regular stations, with the goal of evaluating drainage entry points for potential point and nonpoint source pollution. Data from these stations were analyzed to compare fecal indicator bacteria (FIB) concentrations in the waterway and identify possible onshore contamination sources.

The table below shows hydrographic data, sampling times, and the range of enterococcus concentrations measured.

| Growing Area #21L Nearshore Sampling | | | | Rainfall in inches | | |
|---|------------|-------------------|-------------------------------|--|-------------------|-----------------|
| Sample dates | High Tide* | Sampling time | Enterococci range (MPN/100ml) | Day of | Previous 24 hours | Previous 7 days |
| 8/28/25 | 3:54pm | 10:01am – 12:40pm | <10 - 75 | 0 | 0 | 0 |
| 9/8/25 | 12:43pm | 9:30am – 12:34pm | <10 - 259 | 0 | 0.22 | 0.57 |
| 10/8/25 | 1:02pm | 9:15am – 12:45pm | <10 - 75 | 0.25 | 0 | 0 |
| 11/3/25 | 9:12am | 9:29am – 12:01pm | <10 - 74 | 0.41 | 0 | 0.67 |
| 11/10/25 | 3:25pm | 9:46am – 11:21am | <10 - 432 | 0 | 0 | 0.43 |
| *High Tide estimated from: Millenbeck, Corrotoman River VA – NOAA Station ID: 8636458 | | | | Total rainfall for nearshore sampling period: 6.06" | | |

Nearshore Sampling Summary:

For growing area 21L, sampling dates ranged from August 2025 until November 2025 with two full rounds of nearshore water samples collected throughout the growing area. Enterococci results were generally low <100 (MPN/100ml) across the growing area with the highest sample of 432 being found in the unnamed creek adjacent to Wharf Ln. which is classified as restricted for shellfish harvest. Nearshore sampling results did not indicate there were any significant point sources of pollution coming from the shore during the sampling events.



Marinas and Additional Marine Structures:

All marine structures (docks, piers, bulkheads) with a total length of 200' (double sided) or 330' (single side) within Growing Area 21L were measured and evaluated to determine whether they meet the NSSP definition for a "Marina". This evaluation was conducted using field observations from the boat and/or with current and historic satellite imagery to determine whether these structures are used for docking and constructed to provide temporary or permanent docking space for more than ten (10) boats. If these structures meet the NSSP Marina definition they are documented and evaluated as a Marina (Section D). There are 2 Marinas in GA 21L.

If they meet the size criteria but are determined in the field to either not be used for docking or are not constructed to accommodate more than 10 boats, then they are documented as "Additional Marine Structures" on the Shoreline Survey Field Map Application. For the GA 21L survey, there are a total of 25 of these Additional Marine Structures.

Condemnations and Deficiencies:

Information in this report is gathered by and primarily for use by the Division of Shellfish Safety, Virginia Department of Health, to fulfill its responsibilities of shellfish growing area supervision and classification. However, the data are made available to various agencies participating in shellfish program coordinated activities or other interested parties.

Copies of VPDES permits and inspections are available at the Department of Environmental Quality. A directory and interactive map are available via the internet at <https://www.deq.virginia.gov/permits/water/surface-waters-vpdes> and

[VPDES Permit Map](#)

Copies of bacteriological, hydrographical, and shellfish closure data are available at the area field office for review. Copies of the current condemnation notices and maps are available via the internet at www.vdh.virginia.gov/shellfish/.

This report lists only those properties that have sanitary deficiencies or have other environmental significance. "***Direct***" indicates that the significant activity or deficiency has a direct impact on the shellfish growing area waters. Individual field forms with full information on properties listed in this report are on file in the Richmond Office of the Division of Shellfish Safety and are available for reference until superseded by a subsequent survey of the area. Data in the report are also made available to local health departments and other agencies to address items that may be out of compliance with their regulatory programs.

Section B: Sewage Pollution Sources

Sewage Treatment Facilities

-None-

On-Site and Sewer Infrastructure Deficiencies

| Field ID | Survey Date | Type | Lat/Long | Direct Impact to Shellfish waters (Y/N) | Actual/Potential | Septic System Type | Structure Type | Contact (Y/N) | Site Remarks |
|----------|-------------|-----------------------|-------------------|---|------------------|--------------------|----------------|---------------|---|
| O1 | 8/14/25 | Potential Pollution | 37.6776, -76.4874 | N | Potential | N/A | Other | N | RV site with no permitted septic system on file with the county. |
| O2 | 12/15/25 | Kitchen/Laundry Waste | 37.6903, -76.4388 | N | Actual | Conv | Dwelling | Y | Washer/dryer discharges directly outside on top of current drainfield |
| O3 | 1/16/26 | Potential Pollution | 37.6720, -76.4886 | N | Potential | N/A | Other | N | RV with no electric or septic hookup on a waterfront lot. |

Section C: Non-Sewage Waste Sites

Industrial Sites

-None-

Solid Waste Sites

- None-

Section D: Marinas

| Field ID | Survey Date | Type | Lat/Long | Facility Name | Number of Wet Slips | Over 7 boats present (Y/N) | Evidence of Overnight Boaters (Y/N) | Site Remarks | Contact (Y/N) |
|----------|-------------|--------|-------------------|------------------------------|---------------------|----------------------------|-------------------------------------|---|---------------|
| M1 | 8/20/25 | Marina | 37.6939, -76.4893 | Yankee Point Sailboat Marina | 101 | Y | Y | Available on-site are 101 seasonal slips/moorings, fuel, ramp, electricity, water, boat repair, solid waste containers, restroom facilities, dump station and a sewage holding tank pumpout facility. Also available on-site is the "Black Duck" restaurant bathhouses, rental cottages, snack bar, pool and laundry services | Y |
| M2 | 7/29/25 | Marina | 37.6840, -76.4878 | Private Marina | 14 | Y | N | Marina with approximately 14 seasonal slips/moorings, there is space for lots of dry storage and there are currently several boats as well as cars and crab pots. Ramp, electricity and water present. | N |

Section E: Animals

| Field ID | Survey Date | Type | Lat/Long | Direct Impact to Shellfish waters (Y/N) | Actual/Potential | Site Remarks | Contact (Y/N) |
|----------|-------------|-----------|----------------------|---|------------------|--|---------------|
| A1 | 8/20/25 | Livestock | 37.7032, -76.5081 | N | Actual | Owner states that he has about 30 bison. Observed approximately 8 horses, 10 pigs and unknown number of chickens. Manure stays on field, dragged and spread. | Y |
| A2 | 8/20/25 | Domestic | 37.7052, -76.5013 | N | Actual | Hunting club with approximately 20 dogs | N |
| A3 | 8/20/25 | Livestock | 37.6888, -76.5040 | N | Actual | Private property with 2 horses and 1 goat. | N |

Summary

Growing Area 21L
Corrotoman River, Lower
Completion Date: 2/13/26

Section B: Sewage Pollution Sources

1. Sewage Treatment Facilities

- 0 – Direct – None
- 0 – Indirect – None
- 0 – B.1. Total

2. On-Site Sewage Deficiencies – Correction of deficiencies in this section is the responsibility of the local health department.

- 0 – Contributes Pollution, Direct – None
- 0 – Contributes Pollution, Indirect – None
- 0 – CP – (Kitchen or Laundry Wastes), Direct – None
- 1 – CP – (Kitchen or Laundry Wastes), Indirect – O2
- 0 – No Facilities, Direct – None
- 0 – No Facilities, Indirect – None
- 2 – Potential Pollution – O1, O3
- 3 – B.2. Total

Section C: Non-sewage sites

1. Industrial Sites

- 0 – Direct – None
- 0 – Indirect – None
- 0 – C.1. Total

2. Solid Waste Sites

- 0 – Direct – None
- 0 – Indirect – None
- 0 – C.2. Total

SECTION D: Marinas

- 2 – Marinas – M1, M2
- 2 – D. Total

SECTION E: Animals

- 0 – Direct – None
- 3 – Indirect – A1, A2, A3
- 3 – E. Total

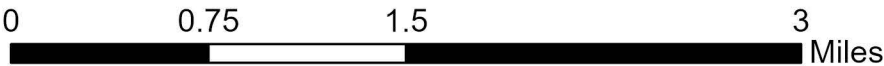
Virginia Department of Health:
Division of Shellfish Safety

Corrotoman River, Lower #21L
Shoreline Sanitary Survey
Lancaster County
February 2026

GA 21L Significant Properties

- ◆ Potential Pollution
- ⚓ Marina
- A Animals, indirect
- ▲ Kitchen or Laundry Waste, indirect
- ▭ Growing Area 21L Boundary

VDH VIRGINIA DEPARTMENT OF HEALTH
www.VDH.Virginia.gov/Shellfish



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