

July 22, 2025
County of Greene, Virginia

THE GREENE COUNTY BOARD OF SUPERVISORS MET ON TUESDAY, JULY 22, 2025, BEGINNING AT 5:30 P.M. IN PERSON IN THE COUNTY ADMINISTRATION BUILDING MEETING ROOM

Present were: Marie Durrer, Vice Chair
Davis Lamb, Member
Tim Goolsby, Member
Steve Catalano, Chair

Absent was: Francis McGuigan, Member

Staff present: Cathy Schafrik, County Administrator
Kim Morris, Deputy Clerk
Terry Beigie, Grant Writer
Kelley Kemp, County Attorney
Jim Frydl, Director of Planning and Zoning
Melissa Meador, Director of Emergency Services

RE: WORKSHOP WITH THE PLANNING COMMISSION REGARDING AGRITOURISM

Mr. Catalano opened the workshop and announced that Mr. McGuigan would be joining via Zoom. Mr. Frydl explained that the Planning Commission has held five work sessions regarding the agritourism ordinance and that they have a draft ordinance for the Board's review. The purpose of this workshop is to get Board feedback to be sure the Planning Commission is on the right path.

The Planning Commission presented a draft ordinance that proposed defining events as activities with fifty or more participants, limiting annual events to thirty by right, and requiring special use permits for outdoor amplification and events exceeding 150 people. Board members engaged in a detailed discussion that revealed complex considerations about business flexibility, community character, and regulatory approach. Mr. Mastervich advocated for removing building size restrictions, arguing that larger structures could generate more property tax revenue, while Mr. Catalano emphasized maintaining the original intent of agritourism as supplemental agricultural income. Mr. Goolsby and other board members focused on creating clear definitions and scalable regulations that would support agricultural businesses without compromising the county's rural aesthetic. The discussion culminated in several key outcomes: the board agreed to explore a matrix for scaling building sizes based on parcel size, requested clearer definitions of events, and committed to another workshop with the Planning Commission. They also considered tying regulations to state licensing tiers and maintained a core principle of preserving rural character while supporting agricultural enterprises. Rather than making a final decision, the board

directed the Planning Commission to refine the ordinance based on the workshop's comprehensive dialogue, setting the stage for further review and collaborative policymaking.

RE: CLOSED MEETING

Ms. Kemp read the proposed resolution for Closed Meeting.

WHEREAS, the Board of Supervisors of Greene County desires to discuss in Closed Meeting the following matter(s):

- Consultation with legal counsel pertaining to actual or probable litigation, where such consultation with or briefings in open meetings would adversely affect the negotiating or litigating posture of the public body regarding the Taylor v. Greene County case and the Ruckersville Volunteer Fire Company.
- Consultation with legal counsel employed or retained by a public body regarding specific legal matters requiring the provision of legal advice by such counsel regarding volunteer fire departments.

WHEREAS, pursuant to: §2.2-3711 (A)(7) and (A)(8) of the Code of Virginia, such discussions may occur in Closed Meeting;

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of Greene County does hereby authorize discussion of the aforestated matters in Closed Meeting.

Upon motion by Davis Lamb, second by Marie Durrer and unanimous roll call vote, the Board entered into Closed Meeting.

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: OPEN MEETING

Upon motion by Davis Lamb, second by Marie Durrer and unanimous roll call vote, the Board returned to open meeting.

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

By unanimous roll call vote, members certified that only public business matters lawfully exempted from the open meeting requirement and only such matters as identified by the motion to enter into closed meeting were discussed.

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: STATEMENT REGARDING RUCKERSVILLE VOLUNTEER FIRE

Mr. Catalano read the following statement regarding Ruckersville Volunteer Fire:

On Friday, July 18, 2025, Ruckersville Volunteer Fire Company was reinstated as an emergency response agency. The Board of Supervisors is prepared to work collaboratively with the department to implement the necessary remediation measures, oversight protocols and compliance standards required for full operational restoration. There have been documented concerns about the ability of Ruckersville Fire Department to respond safely to emergency calls, especially in the two weeks preceding the May 13, 2025, letter temporarily suspending operations. These factors resulted in the Board of Supervisors implementing such severe measures against the department. The Board of Supervisors took reasonable steps to protect the health, safety and welfare of the citizens of Greene County. Over the past two months, the county and the court system conducted extensive review of all concerns outlined in the May 13, 2025, letter to the department. All supporting documentation regarding the decision to temporarily suspend Ruckersville Volunteer Fire Company and documentation regarding this review can be found at greenecountyva.gov/167/emergency-services. This was not a decision taken lightly by the Board of Supervisors. It is our responsibility to first and foremost protect the public. That includes ensuring that all emergency operations perform at a standard. Additionally, it is the board's responsibility to mitigate liabilities to the county and then directly to its taxpayers. The Board of Supervisors' number one priority through this period of time was providing coverage to the Ruckersville area. The membership of Stanardsville Volunteer Fire Department and Dyke Volunteer Fire Department provided outstanding coverage county wide during this time period. They personified the spirit of our community by covering all calls and in some cases with dedicated duty crews to reduce response times. Additionally, staff monitored emergency response through this time period to ensure proficient and expedited service. Please take the time to thank these departments and celebrate their performance which benefited our community. Moving forward, the county will partner with all three departments to implement strategies to provide consistent operating procedures, which will improve emergency operations. Additionally, the board will enter into formal agreements to protect all parties as we move forward together to provide consistent, safe and reliable fire response.

Mr. Catalano also announced that Mr. McGuigan will possibly be joining virtually.

RE: PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

The Chair opened the meeting with the Pledge of Allegiance followed by a moment of silence.

RE: ADOPTION OF AGENDA

Upon motion by Marie Durrer, second by Tim Goolsby and unanimous roll call vote, the agenda was adopted as presented.

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: RECOGNITION OF THE GREENE COUNTY LIONS CLUB ON THEIR 75TH ANNIVERSARY

Mr. Catalano read a resolution of recognition for the Greene County Lions Club on their 75th anniversary.

Upon motion by Davis Lamb, second by Marie Durrer and unanimous roll call vote, the Board adopted the resolution as presented. (Attachment "A")

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: MATTERS FROM THE PUBLIC

Ms. Kathy Darnell addressed several points during the public comment period. She expressed support for the ordinance changes that would disallow manufactured homes as accessory structures. She urged the board to direct planning and zoning to investigate property maintenance ordinances, believing there should be a balance between property owners' rights and maintaining properties in a manner that does not attract vermin. Ms. Darnell also commented on the earlier agritourism workshop, noting that the discussion had alleviated some of her concerns about limiting regular business operations. Additionally, she criticized Supervisor McGuigan for what she perceived as his lack of engagement with constituents, specifically mentioning that he hides behind a pseudonym on social media, blocks constituents, and refuses to engage in public conversation unless people completely agree with him.

Mr. Roger Breeding, a Buck Drive resident, presented a detailed account of escalating traffic and safety concerns in his neighborhood. The recent apartment developments have significantly increased traffic volume, with vehicles frequently exceeding speed limits and often reaching dangerous speeds between 50-70 miles per hour. Mr. Breeding highlighted a particularly problematic pattern of drivers cutting through Buck Drive to bypass congestion on Highway 29, which has been exacerbated by the nearby Harley dealership's large events. The safety issues extend beyond speeding, as Breeding described dangerous parking situations during dealership events, with cars lining both sides of the road and creating hazardous conditions for pedestrians who lack proper sidewalks. He expressed particular concern about wildlife, noting the presence of deer crossing the road and the increased risk posed by high-speed traffic. Mr. Breeding's primary request was for the county to collaborate with VDOT to implement traffic calming measures, specifically speed bumps, to mitigate these growing safety risks.

Ms. Stephanie Dowell raised a specific environmental and waste management concern. She highlighted the difficulty of disposing of hazardous waste, particularly oil-based paints, which cannot be dropped off at the local landfill. Ms. Dowell expressed concern that the lack of proper disposal options might lead residents to improperly dispose of these materials, potentially contaminating local waters and streams. She suggested the county consider hosting a few hazardous waste disposal days each year to provide a safe and environmentally responsible method for residents to get rid of such materials.

RE: PUBLIC HEARING TO CONSIDER AMENDING ARTICLE 22 DEFINITIONS OF THE ZONING ORDINANCE REGARDING RESTRICTING THE USE OF REPURPOSED MANUFACTURED HOMES AS ACCESSORY STRUCTURES

Mr. Frydl explained the proposed amendment to restrict the use of repurposed manufactured homes as accessory structures. He noted that while building codes allow converting mobile homes into sheds, zoning regulations can protect community welfare. The Planning Commission's recommendation was to restrict these conversions in residential and business districts but allow them in industrial districts and on agricultural parcels of five acres or larger. Mr. Frydl emphasized that the change is relatively simple, involving just a few sentences added to the definition of accessory structures. The goal is to prevent manufactured homes from being used as sheds in areas with smaller lots or close residential proximity, which could negatively impact neighborhood appearance and character. The recommendation came after careful consideration, with the Planning Commission voting four to one in favor of the amendment. He stressed that the change does not affect the overall allowance of accessory uses in districts but specifically limits the type of structure that can be used for those purposes.

The public hearing was opened and closed with no speakers.

The Board agreed that this change needed to be made.

Upon motion by Marie Durrer, second by Davis Lamb and unanimous roll call vote, the Board approved the amendments as presented. (See attachment "B")

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: PUBLIC HEARING TO CONSIDER AMENDING ARTICLE 22 DEFINITIONS OF THE ZONING ORDINANCE REGARDING SOLAR ENERGY GENERATION FACILITIES

Mr. Frydl delivered a presentation on the proposed amendments to solar energy generation facility regulations, detailing a carefully crafted approach developed through collaborative work sessions with the Board of Supervisors and the Planning Commission. The proposed changes fundamentally restructure how solar installations are regulated in Greene County, establishing a clear framework that distinguishes between personal, commercial, and large-scale solar projects. Mr. Frydl emphasized that solar generation facilities would no longer be allowed by right, instead requiring a special use permit, with the threshold for such permits reduced from one acre to half an acre. The proposed ordinance provides nuanced definitions that protect both individual property rights and community interests. Personal solar installations for homes and businesses would remain permitted by right, while large-scale solar farms would undergo rigorous review. Mr. Frydl highlighted that the special use permit process gives the board extensive authority to address potential impacts, with the proposed regulations serving as a minimum standard that can be further refined through individual project reviews. Central to Mr. Frydl's presentation was the balance between facilitating renewable energy development and preserving community character. He stressed that the regulations are designed to be reasonable, aligned with state recommendations, and flexible enough to adapt to future technological and economic changes. By establishing clear performance standards and maintaining local control, the proposed ordinance aims to provide a comprehensive approach to managing solar energy development in Greene County.

The public hearing was opened.

Mr. James Higgins delivered a thoughtful and forward-looking critique of the proposed solar farm facility definitions, focusing on the potential long-term consequences of solar energy development in Greene County. Drawing attention to the extended projected lifespan of solar facilities—potentially 30 years or more—Higgins raised critical concerns about the sustainability and accountability of such projects beyond their initial implementation. His primary argument centered on the potential disconnect between initial developers and those responsible for eventual decommissioning, highlighting the risk that surety bonds and operational guarantees might become obsolete or financially unviable over decades. Higgins urged the board to look beyond immediate economic benefits and consider the comprehensive, long-term implications of solar farm placement, emphasizing the need to prioritize residents' interests over those of solar farm operators. Specifically, Higgins recommended that critical provisions such as setback distances, firefighting resource involvement, and operational guarantees be integrated directly into the ordinance definitions, rather than being negotiated during special use permit processes.

The Board's discussion on solar energy generation facilities demonstrated an understanding of solar technology and local regulatory needs, expressing unanimous support for personal and small-scale solar installations while maintaining strong reservations about large-scale solar farms that could dramatically alter the county's landscape. Mr. Lamb and Mr. Goolsby provided technical insights, discussing the potential power generation capabilities of different acreages and emphasizing the importance of distinguishing between personal use and commercial solar projects. Mr. Catalano raised critical questions about potential state interventions and long-term regulatory implications, while Mr. Frydl provided reassuring context about maintaining local control through carefully crafted ordinances. The conversation centered on creating a robust regulatory framework that would protect community interests while facilitating responsible solar development. Board members were particularly concerned with establishing comprehensive performance standards, ensuring proper decommissioning processes, and maintaining flexibility through special use permit requirements. They viewed the proposed amendment as a strategic approach to solar development that would allow individual property owners and small businesses to pursue solar energy while preventing large-scale industrial solar installations from transforming the county's rural character.

Upon motion by Marie Durrer, second by Tim Goolsby and unanimous roll call vote, the Board approved the amendments as presented. (See Attachment "C")

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: CONSENT AGENDA

Upon motion by Tim Goolsby, second by Marie Durrer and unanimous roll call vote, the Board approved the consent agenda.

- a. Minutes of previous meeting
- b. Resolution to accept and appropriate \$683,958.00 of additional state funding for the schools (Attachment "D")
- c. Refund request from the Commissioner of Revenue in the amount of \$3,109.15 for a qualified disabled veteran (Attachment "E")

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.

RE: BOARD LIAISON REPORTS

There were no liaison reports.

RE: COUNTY ADMINISTRATOR'S UPDATE

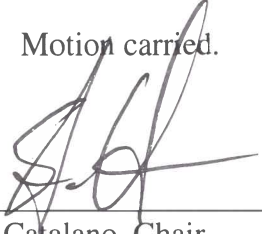
Ms. Schafrik shared several community events and important announcements. She promoted the upcoming August 16th Park event celebrating the Lions Club, offering free hot dogs, chips, and water, followed by a screening of the film "Mufasa". She noted the recent success of Sunsets on Main, despite some drizzling weather, which featured food trucks, live music, and beverages. Ms. Schafrik highlighted several upcoming community services and opportunities, including the DMV to Go event on August 4th where residents can handle most licensing needs except driver's test, and registration opening for the Tour de Greene bicycle event on October 11th. A significant administrative update involved a letter from Representative Eugene Vindman to FEMA requesting assistance for residents on Rocky Road in Greene County. The letter seeks help with road restoration and permitting requirements, with FEMA expected to respond by July 31st. Additionally, Schafrik mentioned the cancellation of the Sentara mobile mammography van this Thursday due to insufficient sign-ups but noted they would return in the fall.

RE: ADJOURN

Upon motion by Tim Goolsby, second by Davis Lamb and unanimous roll call vote, the Board meeting was adjourned.

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	Absent
	Steve Catalano	-	Yes

Motion carried.



Steve Catalano, Chair
Greene County Board of Supervisors



Cathy Schafrik, Clerk
Greene County Board of Supervisors

Proclamation in Honor of the Greene County Lions Club's 75th Anniversary of Service

WHEREAS, the Greene County Lions Club has been a steadfast and compassionate pillar of the Greene County community since its charter on December 19, 1950; and

WHEREAS, the Club is part of Lions Clubs International, the world's largest service organization, founded in 1917 with a mission to serve, empower volunteers, and meet humanitarian needs worldwide; and

WHEREAS, for 75 years, the Greene County Lions Club has demonstrated an unwavering commitment to improving lives and strengthening the fabric of our community through countless acts of service and generosity; and

WHEREAS, the Club provides critical yearly vision screenings for more than 900 students at Greene County Schools, ensuring early detection of vision issues that can impact learning and development; and

WHEREAS, the Club has enhanced accessibility and inclusion by providing an ADA-compliant swing at Greene County Park, enabling children of all abilities to enjoy recreational activities; and

WHEREAS, through its scholarship program, the Greene County Lions Club has awarded over \$50,000 to graduating high school seniors, supporting the pursuit of higher education and future success; and

WHEREAS, the Club promotes literacy and early childhood education by sponsoring reading programs such as the Dolly Parton Imagination Library and providing reading assistance at Nathaniel Greene Primary School; and

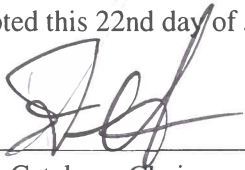
WHEREAS, the club, through its sponsorship of the Miss Greene Pageant for the past 72 years, has enabled countless young women to develop self-confidence, cultivate leadership skills, and pursue educational opportunities through scholarships and awards; and

WHEREAS, the Club hosts vital community blood drives, distributes food baskets to families in need during the holiday season, and collects eyeglasses to be refurbished and distributed to individuals in need in developing nations; and

WHEREAS, the Greene County Lions Club exemplifies the Lions' motto, "We Serve," through their selfless acts and enduring dedication to service;

NOW, THEREFORE, be it proclaimed that the Greene County Board of Supervisors hereby recognizes and celebrates the 75th Anniversary of the Greene County Lions Club, and extends sincere appreciation for their decades of service, leadership, and positive impact on the lives of Greene County residents.

Adopted this 22nd day of July 2025.



Steve Catalano, Chair
Greene County Board of Supervisors



Cathy Schafrik
Greene County Administrator

O-2025-002

AN ORDINANCE (O-2025-001) TO AMEND ARTICLE 22, "DEFINITIONS," OF THE GREENE COUNTY ZONING ORDINANCE, THESE AMENDMENTS PERTAIN TO RESTRICTING THE USE OF **REPURPOSED MANUFACTURED HOMES AS ACCESSORY STRUCTURES** IN ALL ZONING DISTRICTS, EXCEPT FOR **ARTICLE 4, AGRICULTURAL (A-1)—WITH A 5-ACRE MINIMUM REQUIREMENT—AND ARTICLES 11 AND 12, INDUSTRIAL (UNRESTRICTED)**. *(OR#25-001)*

WHEREAS, Sections 15.2-1427 and 15.2-1433 of the Code of Virginia, 1950, as may be amended from time to time, enable a local governing body to adopt, amend and codify ordinances or portions thereof; and

WHEREAS, Sections 15.2-2280, 15.2-2285, and 15.2-2286 of the Code of Virginia, 1950, as amended, enables a local governing body to adopt and amend zoning ordinances; and

WHEREAS, it is desired to amend the Greene County Zoning Ordinance, Article 22 restricting the use of **repurposed manufactured homes as accessory structures** in all zoning districts, except for **Article 4, Agricultural (A-1)—with a 5-acre minimum requirement—and Articles 11 and 12, Industrial (unrestricted)**; and

WHEREAS, this amendment of the Greene County Zoning Ordinance is required to serve the public necessity, convenience, general welfare, and good zoning practice pursuant to Section 15.2-2286(A)(7) of the Code of Virginia, as amended; and

WHEREAS, on June 18, 2025 the Greene County Planning Commission held public hearings on this matter, and all of those who spoke on this topic were heard; and

WHEREAS, on June 18, 2025, the Greene County Planning Commission voted (4-1) to recommend to the Board of Supervisors approval of the request to amend the Greene County Zoning Ordinance; and

WHEREAS, the Greene County Board of Supervisors caused to be published a notice of public hearing on this matter in The Piedmont Journal Recorder on July 8, 2025 and July 15, 2025; and

WHEREAS, the full text of this amendment was available for public inspection in the Greene County Administration Building, Room 226, 40 Celt Road, Stanardsville, Virginia 22973.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF GREENE that the adoption of the modifications of Article 22, "Definitions," of the Greene County Zoning Ordinance restricting the use of **repurposed manufactured homes as accessory structures** in all zoning districts, except for **Article 4, Agricultural (A-1)—with a 5-acre minimum requirement—and Articles 11 and 12, Industrial (unrestricted) (OR#25-001)** are approved as presented:

O-2025-002

ADOPTED BY THE GREENE COUNTY BOARD OF SUPERVISORS ON JULY 22, 2025.

Motion: Marie Durrer
Second: Davis Lamb

Votes:

Catalano: Yes

Durrer: Yes

Lamb: Yes

Goolsby: Yes

McGuigan: Absent



Steve Catalano, Chair
Greene County Board of Supervisors

ATTEST:



Cathy Schafrik, Clerk
Greene County Board of Supervisors

O-2024-008

AN ORDINANCE (O-2024-008) TO AMEND ARTICLE 22: DEFINITIONS BY UPDATING THE DEFINITION OF SOLAR ENERGY GENERATION FACILITIES AND ADDING REQUIRED PERFORMANCE STANDARDS. SOLAR ENERGY GENERATION FACILITIES ARE ONLY ALLOWED BY SPECIAL USE PERMIT. NEW DEFINITIONS HAVE BEEN CREATED FOR ROOFTOP SOLAR FACILITIES AND GROUND-MOUNTED SOLAR FACILITIES. ROOFTOP SOLAR FACILITIES AND GROUND-MOUNTED SOLAR FACILITIES ARE PROPOSED AS BY-RIGHT USES IN THE FOLLOWING ZONING DISTRICTS: ARTICLE C-1 CONSERVATION, ARTICLE A-1 AGRICULTURAL, ARTICLE 5 RESIDENTIAL, ARTICLE 6A SR RESIDENTIAL, ARTICLE 7 PUD, ARTICLE 8 B-1 BUSINESS, ARTICLE 10A TFRD, ARTICLE 11 M-1 INDUSTRIAL, AND ARTICLE 12 M-2 INDUSTRIAL. (OR24-002)

WHEREAS, Sections 15.2-1427 and 15.2-1433 of the Code of Virginia, 1950, as may be amended from time to time, enable a local governing body to adopt, amend and codify ordinances or portions thereof; and

WHEREAS, Sections 15.2-2280, 15.2-2285, and 15.2-2286 of the Code of Virginia, 1950, as amended, enables a local governing body to adopt and amend zoning ordinances; and

WHEREAS, it is desired to amend the Greene County Zoning Ordinance, Article 22: *Definitions* by updating the definition of Solar Energy Generation Facilities and adding required performance standards. Solar Energy Generation Facilities are only allowed by Special Use Permit. New definitions have been created for Rooftop Solar Facilities and Ground-Mounted Solar Facilities. Rooftop Solar Facilities and Ground-Mounted Solar Facilities are proposed as by-right uses in the following zoning districts: Article C-1 Conservation, Article A-1 Agricultural, Article 5 Residential, Article 6A SR Residential, Article 7 PUD, Article 8 B-1 Business, Article 10A TFRD, Article 11 M-1 Industrial, **and** Article 12 M-2 Industrial; and

WHEREAS, this amendment of the Greene County Zoning Ordinance is required to serve the public necessity, convenience, general welfare, and good zoning practice pursuant to Section 15.2-2286(A)(7) of the Code of Virginia, as amended; and

WHEREAS, on June 18, 2025 the Greene County Planning Commission held public hearings on this matter, and all of those who spoke on this topic were heard; and

WHEREAS, on January 15, 2025, the Greene County Planning Commission voted (5-0) to recommend to the Board of Supervisors approval of the request to amend Article 22: *Definitions* by updating the definition of Solar Energy Generation Facilities and adding required performance standards. Solar Energy Generation Facilities are only allowed by Special Use Permit. New definitions have been created for Rooftop Solar Facilities and Ground-Mounted Solar Facilities. Rooftop Solar Facilities and Ground-Mounted Solar Facilities are proposed as by-right uses in the following zoning districts: Article C-1 Conservation, Article A-1 Agricultural, Article 5 Residential, Article 6A SR Residential, Article 7 PUD, Article 8 B-1 Business, Article 10A TFRD, Article 11 M-1 Industrial, **and** Article 12 M-2 Industrial; and

WHEREAS, the Greene County Board of Supervisors caused to be published a notice of public hearing on this matter in the Piedmont Journal Recorder on July 8, 2025 and July 15, 2025; and

WHEREAS, the full text of this amendment was available for public inspection in the Greene County Administration Building, Room 226, 40 Celt Road, Stanardsville, Virginia 22973.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF THE COUNTY OF GREENE that the adoption of the modifications of Article 22: *Definitions* by updating the definition of Solar Energy Generation Facilities and adding required performance standards. Solar Energy Generation Facilities are only allowed by Special Use Permit. New definitions have been created for Rooftop Solar Facilities and Ground-Mounted Solar Facilities. Rooftop Solar Facilities and Ground-Mounted Solar Facilities are proposed as by-right uses in the following zoning districts: Article C-1 Conservation, Article A-1 Agricultural, Article 5 Residential, Article 6A SR Residential, Article 7 PUD, Article 8 B-1 Business, Article 10A TFRD, Article 11 M-1 Industrial, **and** Article 12 M-2 Industrial:

ADOPTED BY THE GREENE COUNTY BOARD OF SUPERVISORS ON JULY 22, 2025.

Motion: Marie Durrer
Second: Tim Goolsby

Votes:

Votes:

Catalano: Yes

Durrer: Yes

Lamb: Yes

Goolsby: Yes

McGuigan: Absent



Steve Catalano, Chair
Greene County Board of Supervisors

ATTEST: 

Cathy Schafrik, Clerk
Greene County Board of Supervisors

RESOLUTION TO ACCEPT AND APPROPRIATE SIX HUNDRED AND EIGHTY-THREE THOUSAND, NINE HUNDRED AND FIFTY-EIGHT DOLLARS (\$683,958) FOR ADDITIONAL FUNDS RECEIVED FROM THE COMMONWEALTH

WHEREAS, Greene County Public Schools will receive additional State Funds for Basic Aid, Special Education, At-Risk Programs, Compensation Supplement, and School Breakfast Program; and

WHEREAS, the funds in the amount of six hundred and eighty-three thousand, nine hundred and fifty-eight dollars (\$683,958) need to be appropriated to the appropriate line item in the 2025-2026 budget for Greene County Public Schools.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Greene, Virginia that six hundred and eighty-three thousand, nine hundred and fifty-eight dollars (\$683,958) be appropriated to the 2025-2026 budget of Greene County Public Schools.

BE IT FURTHER RESOLVED THAT the County Administrator of the County of Greene, Virginia is authorized to make the appropriate accounting adjustments in the budget to do all the things necessary to give this resolution effect.

Adopted this 22nd day of July 2025.

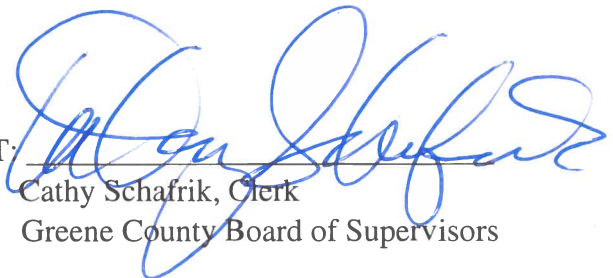
Motion: Tim Goolsby
Second: marie Durrer

Recorded Vote:

Steve Catalano	<u>Yes</u>
Marie C. Durrer	<u>Yes</u>
Tim Goolsby	<u>Yes</u>
Davis Lamb	<u>Yes</u>
Francis McGuigan	<u>Absent</u>



Steve Catalano, Chair
Greene County Board of Supervisors

ATTEST: 

Cathy Schafrik, Clerk
Greene County Board of Supervisors

Greene County Commissioner's Office

P. O. Box 438
Stanardsville, VA 22973-0438

Phone 434-985-5211
Fax 434-985-5283

Date: July 3, 2025

TO: Greene County Board of Supervisors

FROM: Kimberly Tate, Commissioner of the Revenue

RE: Refund Request of \$3,109.15 for qualified disabled veteran

Taxpayer submitted qualifying paperwork as a disabled veteran which initiated a partial abatement for 2024 and a full abatement for 2025 for real estate taxes as well as personal property taxes. This resulted in an overpayment of \$3,109.15 for which a refund is due.