

December 10, 2024

County of Greene, Virginia

THE GREENE COUNTY BOARD OF SUPERVISORS MET ON TUESDAY, DECEMBER 10, 2024, BEGINNING AT 5:30 P.M. IN PERSON IN THE COUNTY ADMINISTRATION BUILDING MEETING ROOM

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

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

RE: LEGISLATIVE PRIORITIES FOR VACO COUNTY GOVERNMENT DAY ON THURSDAY, JANUARY 23, 2025

Mr. David Blount with the Thomas Jefferson Planning District Commission was present to assist the Board in their discussion of legislative priorities for the VACO County Government Day on Thursday, January 23, 2025. He discussed the regional legislative priorities, focusing on three main areas:

1. Funding for education and other state-funded local programs
2. Land use management, particularly related to siting solar energy facilities
3. The potential for state proposals to restrict local government authority over land use decisions for energy projects

There was extensive discussion around energy generation and land use issues. The group discussed concerns about state proposals that could limit local government control over siting solar facilities and the need to preserve local authority in this area. The board also discussed the challenges around funding for the Children's Services Act and the ongoing need for the state to provide adequate funding to meet the requirements of this program. Overall, the key legislative priorities that emerged were related to maintaining local control over land use decisions, securing state funding for education and other local programs, and addressing the funding shortfalls for the Children's Services Act.

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):

- Discussion, consideration, or interviews of prospective candidates for employment, assignment, appointment, promotion, performance, demotion, salaries, disciplining, or resignation of specific public officers, appointees, or employees of any public body concerning the Animal Shelter and County Administration.
- Discussion concerning a prospective business or industry or the expansion of an existing business or industry where no previous announcement has been made of the businesses or industry's interest in locating or expanding its facilities in the community.

WHEREAS, pursuant to: §2.2-3711 (A)(1) and (A)(5) 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 aforesated matters in Closed Meeting.

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

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

Motion carried.

RE: OPEN MEETING

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

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

Motion carried.

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 Steve Catalano, 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	-	Yes
	Steve Catalano	-	Yes

Motion carried.

RE: MATTERS FROM THE PUBLIC

Mr. Mike Traber introduced a new community organization called "Impact Greene" that aims to partner with local government, community groups, and residents to support responsible growth in Greene County. Impact Greene was officially launched on November 29th and has established a Facebook page to facilitate open discourse on their goals and objectives. The organization's initial focus will be on supporting and achieving the following goals from the Greene County Comprehensive Plan such as establishing a safe and reliable water supply and proceeding with the construction of the White Run Pumped Storage Reservoir. Mr. Traber is seeking to establish Impact Greene as a 501(c)(3) organization and is looking for board members who are not connected to the government, but are interested in supporting infrastructure, recreation, education, and public safety initiatives in the county. Traber encouraged the Board and public to get involved with Impact Greene, stating the organization's motto of "Don't ask what your County can do for you, ask what you can do for your County."

Ms. Sarah Sharpe and Ms. Kelley Carr were present so that the Board could meet Ms. Carr, the new 4-H agent. They provided an overview of her activities since joining the extension office in June 2022. Since starting, Carr has held four workshops for youth of various ages, including a well-received "life skills" workshop that covered topics like budgeting, vehicle maintenance, and other practical skills. Carr has also had the opportunity to partner with the high school agriculture department and work with post-graduate students on cooking programming. There are currently six active 4-H clubs meeting monthly in the county, focused on educational activities. Carr expressed excitement about continuing to grow the 4-H program, strengthen community partnerships, and provide engaging opportunities for the youth of Greene County.

Mr. Steve Barber addressed the Board regarding the need to borrow money for the Water and Sewer department. Barber believes the lack of foresight by the Planning Commission, Planning and Zoning Department, and Board of Supervisors led to the need to borrow money for new infrastructure. He feels the implications of new housing developments on the water and sewer system should have been obvious. Barber stated the funds needed for new infrastructure should have been borne by the developers, not the County. He believes the expectation was that new development would increase the tax base and cover the infrastructure costs, but this has not been the case. As a result, the County now faces having to substantially increase water and sewer rates and divert funds from the general fund to pay for the new infrastructure. Barber is concerned that only one-third of the county is on the public water and sewer system, meaning those on private wells and septic will be subsidizing the public system. He believes the EDU (Equivalent Dwelling Unit) fees charged for new hookups should be raised from \$20,000 to \$30,000 to better reflect the actual costs. Barber argues the developers and builders are not from Greene County, and they come in, make money, and leave the county to pay for the necessary infrastructure.

Mr. Fred Turck addressed the Board regarding a safety issue he experienced when leaving a meeting at the county administration building. Turck stated that a few weeks ago, when leaving a meeting at night, he took a significant fall while pulling a cart down the handicap ramp at the administration building. Turck went to the county administrator's office to report the issue, but the staff he spoke with did not pass along the information to the appropriate parties. Turck explained that the lighting and railing on the handicap ramp are not properly designed. He said there is a drop-off of 8-10 inches at the end of the ramp that is not clearly visible, especially at night. Turck suggested that a simple fix of adding a metal handrail along that side of the ramp, as well as improving the lighting, would make the ramp much safer for individuals with disabilities and anyone using it. Turck stated that this would only cost a few hundred dollars to address, and he wanted to bring it to the board's attention to ensure the safety of those using the administration building.

The board members thanked Turck for bringing this issue to their attention and acknowledged the need to review the safety of the handicap ramp and make any necessary improvements.

RE: PUBLIC HEARING TO CONSIDER GRANTING A NON-EXCLUSIVE EASEMENT
OF RIGHT OF WAY OVER COUNTY OWNED PROPERTY ON KNIGHT'S DRIVE TO TAX
MAP PARCEL # 38-A-59

Ms. Kemp, the County attorney, provided background on the proposed right-of-way easement. Knight's Drive currently goes up beside the Sheriff's Office and continues to serve a handful of houses behind the sheriff's office. The county owns the land up to a certain point and has been maintaining the road for the sheriff's office and tower. Due to a change in property ownership, the new owner needs additional language in the easement for financing purposes. Kemp explained that this is essentially just formalizing and documenting what already exists as a prescriptive easement. There is no change to the status quo. The easement would be a non-exclusive easement granted to the property owner, as the road also serves other parcels in the area. Kemp noted that the county does not want to commit to maintaining the road all the way to the end, as it is only a short distance past where the asphalt ends.

Upon motion by Steve Catalano, seconded by Davis Lamb and unanimous roll call vote, the Board approved the non-exclusive easement of right of way over county owned property on Knight's Drive to tax map parcel # 38-A-59 as presented. (See Attachment "A")

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

Motion carried.

RE: PUBLIC HEARING TO CONSIDER AMENDING VARIOUS SECTIONS OF THE
ZONING ORDINANCE REGARDING PERFORMANCE BONDS AND TO ADD
LANGUAGE TO CLARIFY THE DIFFERENCES BETWEEN SUBDIVISION PLATS AND
SUBDIVISION SITE IMPROVEMENT PLANS

Mr. Frydl presented the proposed amendments to the zoning ordinance. The main goals of the amendments are to provide clarity and correct ambiguity in the ordinance, particularly around the differences between subdivision plats and subdivision site improvement plans. The current ordinance used the terms "plat" and "plan" interchangeably, leading to confusion over when performance bonds were required for public improvements. The amendments clearly define a plat as a 2D layout of property boundaries, while a plan is the construction document that requires performance bonds for public improvements. Another key change is to the definition of "immediate family" in the subdivision ordinance, which determines who can receive land through a family subdivision. The current definition includes parents, siblings, children, and stepchildren. The state code also allows for including aunts, uncles, nieces, and nephews.

The Board discussed the pros and cons of expanding the definition, with concerns about enforceability, but ultimately decided to include the state code's expanded definition. Overall, the amendments aim to provide clearer, more consistent language in the ordinance and align it with state code requirements around subdivision regulations and performance guarantees.

The Board approved the amendments, including the expanded definition of immediate family, with a focus on monitoring the impact of that change going forward.

The public hearing was opened with one speaker, Mr. James Henshaw, who stated that he was surprised to see the news about the issues with the Quinque road, as he believed it was not part of the state highway system. He recalled that when he was on the Board previously, there was a requirement that once a development reached a certain number of houses, the developer had to construct the road. Henshaw expressed his view that the Board should require performance bonds for any development where the county orders a bond, and that the release of those bonds should be done in an open public meeting. Specifically, Henshaw suggested that the performance bond obligation and release should be an agenda item, with the public present, and that only the Board Chair or Vice Chair (if the Chair is unavailable) should be authorized to sign off on the bond release after a board vote. Henshaw believes this would provide more transparency and oversight around the performance bond process, rather than allowing staff to handle it internally.

Upon motion by Steve Catalano, second by Francis McGuigan and unanimous roll call vote, the Board agreed to amend various sections of text of the Zoning Ordinance in Article 19-5 and 19-8 and the entire Greene County Subdivision Ordinance regarding performance guarantees for subdivision plats and subdivision site improvement plans for purposes of correction, modification and elaboration of the district and general regulations to include also amending section 2-2-17 to match the state code restriction, which includes nieces, nephews, aunts and uncles as part of family divisions. (See Attachment "B")

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

Motion carried.

RE: JAUNT UPDATE

Mr. Mike Murphy, Jaunt CEO, was present to provide the Board with an update on Jaunt's service in Greene County. Jaunt has been operating transit services in Greene County for just under 5 years since the county's previous transit system was brought under Jaunt's management. Jaunt currently provides Monday-Friday service, with routes connecting Greene County to the urban areas of Charlottesville and Albemarle County, as well as circulator service within Greene County. The service transports around 18,000 passengers per year in Greene County, leveraging a 4-to-1 ratio of federal/state to local funding. Jaunt is able to return excess funds to the participating localities each year, and Greene County is expected to receive around \$58,000 in the upcoming year. A recent rural transit needs assessment found that Greene County has characteristics that make it well-suited for public transit, including some population density and a higher proportion of elderly and disabled residents. The Board asked about exploring a "micro transit" model, extending the 29 Connect route further into Greene County, and providing later evening service on the county circulator, as well as a Saturday service. Murphy expressed openness to exploring

these recommendations, noting they could be implemented within 12-15 months with the current resources.

The Board thanked Mr. Murphy for his update.

RE: CONSENT AGENDA

Upon motion by Steve Catalano, second by Davis Lamb, and unanimous roll call vote, the Board approved the consent agenda as presented.

- a. Minutes of previous meetings
- b. Ratify Local Emergency Declaration for Greene Mountain Lake dam emergency

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

Motion carried.

RE: RESOLUTION TO DIRECT STAFF TO INVESTIGATE A PARTNERSHIP WITH ORANGE COUNTY FOR THE RESERVOIR

Ms. Schafrik presented a resolution for the Board to consider, which would direct staff to investigate the feasibility of collaborating with Orange County on the reservoir project. Greene County has an identified need to create a reservoir, not only for current water demands, but also to plan responsibly for future needs, especially given the recent droughts. Schafrik stated the county has been discussing the need to take a more comprehensive approach to the reservoir project. The proposed partnership with Orange County would leverage the fact that Greene County's reservoir does not need its full capacity on day one, while Orange County has an immediate need for water during peak periods. The concept is for Orange County to provide some financial contribution to Greene County in exchange for access to water from the Greene County reservoir for a period of time, before Greene County reacquires the full capacity. Schafrik noted this type of partnership would strengthen Greene County's financial position as it moves forward with the reservoir project.

Upon motion by Steve Catalano, second by Davis Lamb and unanimous roll call vote, the Board adopted the resolution as amended to include: four. The final decision to move the project forward will fall to the Greene County Board of Supervisors. (See Attachment "C")

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

Motion carried.

RE: PLANNING AND ZONING PRIORITIES

Mr. Frydl was present to ask the Board to prioritize some of the outstanding ordinance revisions that they had asked for. Mr. Frydl noted that the Board had just approved one of the long-term ordinance revisions, leaving five remaining active priorities. Of the five remaining, two have not yet been started by staff and these are revisions related to data centers and solar panels, which may involve special use permit requirements and performance standards. The top priority identified by the Planning Commission is revisions related to agritourism, including farm wineries, farm breweries, etc. The Planning Commission has had lively discussions on this and is scheduled for a second work session. Frydl expects the Planning Commission to have a strong concept on the agritourism revisions after the next work session, at which point they may request a joint work session with the Board. Another priority is updating the zoning for "flex technology" uses, which is a simpler process. Frydl plans to bring this to the Planning Commission for a work session next week. Regarding mandatory water/sewer connections, Frydl noted the ordinance is largely complete, but the Board needs to decide how quickly to move that forward through public hearings. Frydl sought feedback from the Board on priorities, timelines, and the desire for joint work sessions as the Planning Commission continues its work on these various ordinance revisions.

The Board was agreeable to Frydl proceeding with the simultaneous work session on the flex technology zoning update at the planning commission's next meeting. The Board indicated they would like Frydl to provide an update on how that work session goes, so the Board can then decide if they want to schedule a joint work session with the planning commission on that topic. The Board seemed supportive of the Planning Commission continuing their work on the agritourism ordinance revisions, including the scheduled second work session. The Board expressed interest in potentially scheduling a joint work session with the Planning Commission on this topic, likely in January, once the Planning Commission has a strong concept developed. For the mandatory water/sewer connections ordinance, the Board indicated they had some flexibility, with options to either move it forward quickly through public hearings or to delay the public hearing schedule.

RE: DISCUSSION REGARDING GENERAL FUND EXCESS

Mr. McGuigan presented a proposal to the Board regarding how to utilize the excess funds in the County's general fund balance. McGuigan explained that based on a previous presentation from Davenport, the County has an unassigned general fund balance that is about \$2.9 million above the most conservative recommended level of 25% of expenditures. He noted that this excess fund balance is currently earning only 1.25% interest, which he believes is too low. McGuigan's proposal included three main components:

1. Invest the excess funds more wisely to earn a higher yield, potentially tripling the current interest earnings.
2. Use some of the excess to establish a "morale and welfare" fund to provide financial rewards/reimbursement for the county's volunteer firefighters, based on their level of service.
3. Provide a \$200 tax rebate/credit to each Greene County resident family, which would total around \$1.6 million.

McGuigan also suggested using some of the excess to pay off existing county debts that have interest rates higher than the current fund earnings.

The Board discussed the challenges around providing direct financial compensation to volunteer firefighters without jeopardizing their tax-exempt status and agreed to further consider Mr. McGuigan's suggestions as part of the upcoming budget process.

RE: BOARD LIAISON REPORTS

Ms. Durrer said that she attended the Central Virginia Regional Jail Board meeting.

Mr. Goolsby said that he attended the Tourism Council meeting and the Thomas Jefferson Planning District Commission meeting.

RE: MONTHLY REPORTS

Ms. Durrer thanked the departments for their reports.

RE: COUNTY ADMINISTRATOR UPDATE

Ms. Schafrik thanked everyone who came out for the recent parade and tree lighting event in the county, noting it was well-attended despite the chilly weather. Schafrik highlighted the importance of emergency communications, particularly during recent emergencies in the county. She encouraged residents to sign up for the Civic Plus emergency notification system, which allows people to choose how they want to receive alerts (email, text, phone call). Schafrik also reminded the Board that the county's official Facebook page is "Greene County Virginia" to avoid confusion with other Green Counties. Schafrik reported that the Town of Stanardsville shared exciting news about the donation of the historic William Mills house to the Town. The Town plans to move their town hall operations into this building over the next 2 years.

RE: OTHER ITEMS FROM THE BOARD

Mr. McGuigan took the opportunity, as the year is coming to a close, to thank the County staff, the Board of Supervisors, and the community for their efforts throughout the year. He highlighted some of the notable accomplishments such as the measures that were taken to increase citizen involvement and transparency in government, the lowering of real estate and personal property taxes for the first time in many years, increasing the tourism tax and establishing a recreational fund, making progress on the long-standing goal of building a reservoir to ensure the county's water supply, providing a 3% pay raise for all county staff, stabilizing the finances of the waste processing center and restoring the courthouse to its former glory.

McGuigan acknowledged there is still more work to be done, such as further involving citizens, progressing on water/sewer projects, creating a business-friendly environment, and protecting the county's agricultural and rural areas. However, he expressed that despite occasional disagreements, the Board has been trying to do what is best for the county and its residents. In closing, McGuigan wished everyone in the county a safe, festive holiday season and a happy new year.

The other Board members echoed McGuigan's sentiments, recognizing it has been a productive year for the County.

RE: ADJOURN

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

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

Motion carried.



Steve Catalano, Chair
Greene County Board of Supervisors



Cathy Schafrik, Clerk
Greene County Board of Supervisors

Easement of Right of Way

TMP: 38-A-64

TMP: 38-A-59

An Easement of Right of Way ("Easement") made on this date of December 10, 2024, by and between

COUNTY OF GREENE, GRANTOR and

ROBIN KNIGHT LINDSEY, DEBRA ANNE JOHNSON, LEE KNIGHT, a/k/a MARVIN LEE KNIGHT, JR., SANDRA DEE YATES and TERESA DAVIS (the heirs of MARVIN LEE KNIGHT),
GRANTEES,

RECITALS

WHEREAS, Knights Drive (the "Roadway") is a private road and easement or right-of-way situated in the Ruckersville Magisterial District of the County of Greene, Virginia (the "County"), Commonwealth of Virginia, and

WHEREAS, the County is the owner of TMP 38-A-64, and Robin Knight Lindsey, Debra Anne Johnson, Lee Knight, a/k/a Marvin Lee Knight, Jr., Sandra Dee Yates and Teresa Davis (the heirs of Marvin Lee Knight) are the owners of TMP 38-A-59 (the "Knight Property"); and

WHEREAS, the aforesaid owners are users of the Roadway which is shown and described on a certain plat recorded in the Greene County Circuit Court as Plat Card 5642, dated July 15, 2021, and titled "SUBDIVISION OF 2.788 ACRES (REF. D.B. 1000, PG. 303) (REF. PLAT CARD 238), PIN 38-A-64, RUCKERSVILLE DISTRICT – GREENE COUNTY, VA"; and

WHEREAS, there is shown and described on the aforesaid plat a 30' Public Right Of Way; and

WHEREAS, the parties desire to enter into an Easement of Right-of-Way which shall be binding on said parties and each subsequent owner(s) of the parcel(s), and shall serve as a covenant binding upon each current parcel using the Roadway, and any future division(s) of said parcel(s).

NOW THEREFORE, IT IS HEREBY AGREED AS FOLLOWS:

The Grantor does hereby grant and convey unto the Grantees, the owners of Tax Map Parcel 38-A-59, a non-exclusive right-of-way for ingress and egress to U.S. Route 33, Spotswood Trail, as is shown and described on the said Plat Card 5642.

It is understood that the County and its agents shall not be liable or responsible in any manner to the Grantees for any debt, claim, demand, damages, action or causes of action of any kind or character arising out of or by reason of the Grantees use.

This Easement shall be perpetual, and shall encumber and run with the land as long as the road remains private, and shall be binding upon the parties hereto, their respective heirs, executors, administrators, and assigns. At any point, should the Roadway be improved and included in the state secondary system of highways, this Easement shall become null and void.

Upon recordation in the land records of the Greene County Circuit Court, this Easement replaces all previous Easements regarding the described Roadway as may exist pertaining to TMP 38-A-59.

Approved as to form:

County Attorney

Executed on behalf of the County of Greene:

Marie C. Durrer
Agent of the Board of Supervisors
Marie C. Durrer (Print)

COMMONWEALTH OF VIRGINIA

COUNTY OF Greene, to-wit:

I, the undersigned Notary Public in and for the Commonwealth and County aforesaid, do hereby certify that Marie C. Durrer, whose name is signed to the foregoing Easement, appeared before me personally and acknowledged the same in my jurisdiction aforesaid, as Agent for the Board of Supervisors of the County of Greene.

Given under my hand and seal this 10th day of December, 2024.

Kimberly L. Morris
Notary Public

My Commission Expires: 05/31/2028



This Easement shall be perpetual, and shall encumber and run with the land as long as the road remains private, and shall be binding upon the parties hereto, their respective heirs, executors, administrators, and assigns. At any point, should the Roadway be improved and included in the state secondary system of highways, this Easement shall become null and void.

Upon recordation in the land records of the Greene County Circuit Court, this Easement replaces all previous Easements regarding the described Roadway as may exist pertaining to TMP 38-A-59.

Approved as to form:

Kelley C. [Signature]
County Attorney

Executed on behalf of the County of Greene:

[Signature]
Agent of the Board of Supervisors

Marie C. Durrer (Print)

COMMONWEALTH OF VIRGINIA

COUNTY OF Greene, to-wit:

I, the undersigned Notary Public in and for the Commonwealth and County aforesaid, do hereby certify that Marie C. Durrer, whose name is signed to the foregoing Easement, appeared before me personally and acknowledged the same in my jurisdiction aforesaid, as Agent for the Board of Supervisors of the County of Greene.

Given under my hand and seal this 10th day of December, 2024.

Kimberly L. Morris
Notary Public

My Commission Expires: 05/31/2028



AN ORDINANCE (O-2023-012) TO AMEND VARIOUS SECTIONS OF TEXT OF THE ZONING ORDINANCE, IN ARTICLE 19-5 AND 19-8, AND THE ENTIRE GREENE COUNTY SUBDIVISION ORDINANCE REGARDING PERFORMANCE GUARANTEES FOR SUBDIVISION PLATS AND SUBDIVISION SITE IMPROVEMENT PLANS, FOR PURPOSES OF CORRECTION, MODIFICATION, AND ELABORATION OF THE DISTRICT AND GENERAL REGULATIONS. OR#23-004

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 Articles 19-5 and 19-8 of the Greene County Zoning Ordinance and the entire Greene County Subdivision Ordinance; 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 November 20, 2024 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 November 20, 2024, the Greene County Planning Commission voted (5-0) to recommend to the Board of Supervisors approval of the request to amend Articles 19-5 and 19-8 of the Greene County Zoning Ordinance and the entire Greene County Subdivision Ordinance; and

WHEREAS, the Greene County Board of Supervisors caused to be published a notice of public hearing on this matter in the Greene Journal on November 27th and December 4th; 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 Articles 19-5 and 19-8 of the Greene County Zoning Ordinance and the entire Greene County Subdivision Ordinance are approved as presented:

ADOPTED BY THE GREENE COUNTY BOARD OF SUPERVISORS ON DECEMBER 10, 2024.

Motion: Steve Catalano
Second: Francis McGuigan

Votes:

Votes:

Durrer: Yes

Lamb: Yes

Goolsby: Yes

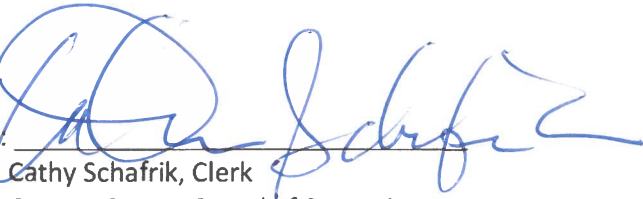
McGuigan: Yes

Catalano: Yes



Marie Durrer, Chair
Greene County Board of Supervisors

ATTEST:



Cathy Schafrik, Clerk
Greene County Board of Supervisors

Resolution

A Resolution Directing Staff to Investigate the Feasibility of Collaborating with Orange County to Construct a Reservoir

WHEREAS, the Board of Supervisors recognizes the importance of securing a reliable water supply for current water needs and for the future growth and sustainability of our community; and

WHEREAS, the construction of a reservoir has been identified as a potential solution to address current and long-term water needs; and

WHEREAS, collaboration with Orange County could provide mutual benefits, including shared resources, cost savings, and enhanced regional water management;

NOW, THEREFORE, BE IT RESOLVED by the Greene County Board of Supervisors as follows:

1. **Directive to Staff:** The Board hereby directs the County Administrator and relevant staff to initiate discussions with Orange County officials to explore the feasibility of participating in a reservoir project.
2. **Feasibility Study:** Staff is instructed to conduct a comprehensive feasibility study, which shall include, but not be limited to, the following:
 - Analysis of environmental impacts and necessary mitigation measures.
 - Estimation of costs and potential funding sources.
 - Evaluation of legal and regulatory requirements.
 - Consideration of the benefits and challenges of a collaborative approach.
3. **Reporting:** Staff shall report back to the Board with findings and recommendations within three months after the date of this resolution.
4. **The final decision to move the project forward will fall to the Greene County Board of Supervisors.**

ADOPTED this 10th of December 2024.

Motion: Steve Catalano
Second: Davis Lamb

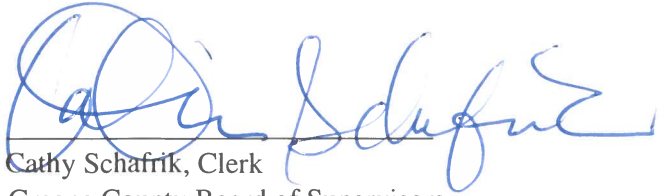
Recorded Vote:

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



Marie Durrer, Chair
Greene County Board of Supervisors

ATTEST:



Cathy Schafrik, Clerk
Greene County Board of Supervisors

**RESOLUTION FOR THE DECLARATION
OF A
LOCAL EMERGENCY
GREENE MOUNTAIN LAKE DAM EMERGENCY**

WHEREAS, the Board of Supervisors of the County of Greene, Virginia does hereby find that:

1. Due to the occurrence of the Greene Mountain Lake Level 2 Dam Emergency Alert issued by the Virginia Department of Conservation and Recreation, the County of Greene is facing a condition of potential dam failure;
2. That because of this condition, the proclamation of the existence of an emergency is necessary to permit the full powers of government to deal effectively with this condition of peril as of 1600 hours on the 5th day of December, 2024.

NOW, THEREFORE, IT IS HEREBY PROCLAIMED by the Board of Supervisors of the County of Greene, Virginia, that a local emergency now exists throughout the County of Greene; and

IT IS FURTHER PROCLAIMED AND ORDERED that during the existence of said emergency, the powers, functions and duties of the Director of Emergency Management and the Emergency Management organization and functions of the County of Greene shall be those prescribed by state law and the ordinances, resolutions, and approved plans of the County of Greene to mitigate the effects of said emergency.

To carry out the effect of this resolution, a sum of money, not to exceed \$10,000, is hereby appropriated from the county's unappropriated fund balance to cover the reasonable operational cost of Emergency Management pending further report to this Board and such additional appropriations as shall be deemed necessary to cover the expected scope of this emergency.

Affirmed and adopted this 10th day of December, 2024 due to the potential emergency conditions if the Greene Mountain Lake Dam fails.



Marie C. Durrer, Chair
Greene County Board of Supervisors

Attest:



Cathy Schafrik, County Administrator