

April 13, 2021

County of Greene, Virginia

THE GREENE COUNTY BOARD OF SUPERVISORS MET ON TUESDAY, APRIL 13, 2021, BEGINNING AT 5:30 P.M. BY ZOOM VIDEO COMMUNICATION IN ACCORDANCE WITH THE ORDINANCE ADOPTED ON MARCH 24, 2020 TO PERMIT PUBLIC BODIES OF GREENE COUNTY TO ASSEMBLE ELECTRONICALLY, TO MODIFY PUBLIC MEETING AND PUBLIC PRACTICES AND PROCEDURES, TO EFFECTUATE TEMPORARY CHANGES IN CERTAIN DEADLINES, AND TO ADDRESS CONTINUITY OF OPERATIONS ASSOCIATED WITH THE COVID-19 PANDEMIC DISASTER

Present were: Bill Martin, Chair
Marie Durrer, Vice Chair
Steve Bowman, Member
Dale Herring, Member
Davis Lamb, Member

Staff present: Mark B. Taylor, County Administrator
Kelley Kemp, Assistant County Attorney
Kim Morris, Deputy Clerk
Jim Frydl, Director of Planning and Zoning
Tracy Morris, Director of Finance
Melissa Meador, Director of Emergency Services
Alan Yost, Director of Economic Development and Tourism

RE: CLOSED MEETING

Ms. Kemp read the proposed resolution for closed meeting.

Upon motion by Davis Lamb, second by Marie Durrer and unanimous roll call vote, the Board approved the following:

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 EDA.
- Consultation with legal counsel pertaining to actual or probable litigation, where such consultation in open meeting would adversely affect the negotiating or litigating posture of the public body concerning RSA.

WHEREAS, pursuant to: §2.2-3711(A)(1) and (A)(7) 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.

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

Motion carried.

RE: OPEN MEETING

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

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	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:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

RE: APPOINTMENT TO ECONOMIC DEVELOPMENT AUTHORITY

Upon motion by Bill Martin, second by Davis Lamb and unanimous roll call vote, the Board reappointed James Tsikerdanos to the Greene County Economic Development Authority for a full term.

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	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. Mr. Martin said the Board of Supervisors is operating under Greene County's Continuity of Government Ordinance which allows for meetings to be held digitally.

RE: ADOPTION OF AGENDA

Upon motion by Steve Bowman, second by Marie Durrer and unanimous roll call vote, the Board approved the agenda as presented.

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

Motion carried.

RE: UPDATE ON COVID-19

Ms. Meador said there are 638,910 COVID cases in Virginia and 10,506 COVID related deaths. The Blue Ridge Health District reports 15,939 cases and 213 fatalities. Greene County has 1,191 COVID cases, 62 hospitalizations, and 15 COVID related deaths. Ms. Meador reviewed monthly data for Greene County COVID cases. Greene County has 7,053 individuals who have received their first vaccine dose and 4,344 who are fully vaccinated. Blue Ridge Health District continues to hold weekly clinics. The Greene Care Clinic will hold their third clinic tomorrow and Greene Pharmacy has started providing vaccinations this week. Appointments can be scheduled by visiting vaccinefinder.org. The Federal government has paused all Johnson & Johnson vaccinations while it investigates a side effect and Virginia will cease all Johnson & Johnson vaccines until the investigation is complete. A COVID testing clinic will be held on April 10 at Emmanuel Christian Center. Ms. Meador said everyone should continue using safety precautions.

RE: CARES ACT UPDATE

Mr. Taylor said there are no guidelines yet for the next round of CARES Act funds. He gave a progress update on the EMS Station site and said utility conflicts have been resolved. Mr. Taylor thanked Senator Emmett Hanger for contacting Comcast about their overhead cabling. The building pad is being prepared. Staff continues to search for guidance for the 2021 generation of federal money projected to be coming to the County and the Board will be updated when that information is available.

RE: MATTERS FROM THE PUBLIC

None

RE: CONSENT AGENDA

Upon motion by Steve Bowman, second by Marie Durrer and unanimous roll call vote, the Board approved the following items:

- a. Minutes of March 2, March 11, March 23 and April 5, 2021 meetings
- b. Resolution to accept and appropriate \$4,042.42 for insurance recovery for the Sheriff's Department (See Attachment "A")
- c. Resolution to accept and appropriate \$592.51 for the Animal Shelter for sterilization for dogs (See Attachment "B")
- d. Resolution to accept and appropriate \$4,629 for donations to the Sheriff's Department (See Attachment "C")

- e. Resolution to accept and appropriate \$3,844 for donations to the Animal Shelter (See Attachment "D")
- f. Resolution to declare April, 2021 Fair Housing Month (See Attachment "E")

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

Motion carried.

RE: PUBLIC HEARING – WILLIAM T. GOODMAN III AND ANGELA SACRA –
REZONE FROM B-3 TO R-2 A 7.07 ACRE PARCEL (RZ#21-001)

Mr. Frydl reviewed the request from William T. Goodman III and Angela Sacra to rezone from B-3 (Business Highway & High Intensity) to R-2 (Residential) a 7.07-acre parcel located on Seminole Trail South. (RZ#21-001) The applicant is requesting to downzone the parcel to residential zoning to accommodate townhouses. The Future Land Use Map designates this parcel as "mixed use village" and it is located in the proposed growth area. The Comprehensive Plan promotes business and residential development in a manner that focuses growth in the designated growth area.

Mr. Frydl reviewed a comparison of zoning designations, number of units allowed per acre, total units, and number of school children projected for the proposed development. The proposal is to have 7.8 units per acre with a total of 55 units resulting in a projected addition of 16 school children.

Public water and sewer are available along Route 29 and RSA commented that there is sufficient capacity for the proposed development. EDU availability and infrastructure capacity are reviewed by County staff when the site plan is submitted

VDOT determined that the proposed development would not create a substantial impact. The entrances and required turn lanes will be determined at the time of site plan submittal.

The Superintendent of Greene County Public Schools referenced the facilities study conducted for all public schools in Greene which indicates that Ruckersville Elementary School is currently operating at or beyond capacity. The study also indicates the need to plan for an additional elementary school.

There is a nationwide demand for low density attached housing types that provide affordable options for smaller, low maintenance, energy efficient alternatives to traditional suburban developments.

The Planning Commission recommended approval of the proposed rezone as submitted by the applicant.

Ms. Kelsey Schlein, Planner with Shimp Engineering, spoke briefly on the application for rezone. The property was recently acquired by the applicants and has some topographic challenges that aren't ideal for businesses as it makes it difficult to establish large commercial pads. The entrance will be right in and right out only.

The public hearing was opened for comments. Mr. Frydl read an email from Stephen C. Slaughter, adjoining property owner (Frederick Block, Brick and Stone) expressing concern about potential negative impacts to his property and a possible connector road. (See Attachment "F") Mr. Josh Phalin questioned the crossover at Holly Hills and the construction of a turn lane at that location.

Ms. Schlein said a full analysis has not been done and she did not believe a turn lane would be required in connection with approval of the entrance to this property. Road improvements will be evaluated at the site plan stage.

Mr. Frydl said there is an interconnectivity requirement which will be determined during the site plan review process.

Mr. Lamb noted U-turns are prohibited at the crossover at Holly Hills and he felt the project would require deceleration and acceleration lanes due to heavy traffic and speed. He said there is a 40-foot drop at the back of the property and was concerned about runoff from the parcel.

Upon motion by Steve Bowman, second by Dale Herring and unanimous roll call vote, the Board, in accordance with the Greene County Zoning Ordinance, public necessity, convenience, general welfare, and good zoning practice, approved RZ#21-001, rezoning 7.07 acres located on parcel TMP 66H-(A)-F from a zoning designation of B-3, Business, to R-2, Residential. (See Attachment "G" for ordinance resolution)

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

Motion carried.

RE: PUBLIC HEARING – WILLIAM T. GOODMAN III AND ANGELA SACRA –
SPECIAL USE PERMIT FOR A 55-TOWNHOME DEVELOPMENT ON A 7.07 ACRE
PARCEL LOCATED ON SEMINOLE TRAIL SOUTH (SUP#21-001)

Mr. Frydl reviewed the request from William Goodman and Angela Sacra for a Special Use Permit for a 55-townhome development on a 7.07-acre parcel zoned R-2 (Residential) identified as TMP# 66H-(A)-F located on Seminole Trail South. (SUP#21-001) This property is in the high growth area and is designated as "mixed use village". Information for this request is the same as presented for the rezone of the property.

The Planning Commission recommended approval of the request with the following conditions:

- a. The development shall not exceed 55 townhomes and shall be in general accord with the submitted concept plan dated February 17, 2021.
- b. To protect the water quality and quantity of the adjacent stream and downstream water bodies, a 25-foot vegetative riparian buffer shall be established and maintained along the stream within the open space as indicated on the concept plan dated February 17, 2021. However, the buffer may be adjusted as needed to accommodate a required VDOT entrance.

- c. To ensure public safety and welfare, the 55 townhomes shall hook to public water and sewer infrastructure owned by RSA or Greene County.

Ms. Schlein said the applicants are agreeable to all conditions proposed.

The public hearing was opened for comments. Mr. Frydl said he read the only email received during the public hearing for the rezone. The public hearing was closed with no comments.

Upon motion by Steve Bowman, second by Davis Lamb and unanimous roll call vote, the Board, in accordance with the Greene County Zoning Ordinance, public necessity, convenience, general welfare, and good zoning practice, approved AUP#21-001 for a Special Use Permit for 55 townhomes on 7.07 acres located on parcel TMP 66H-(A)-F, zoned R-2 (residential) with the following conditions: (See Attachment "H" for ordinance resolution)

- a. The development shall not exceed 55 townhomes and shall be in general accord with the submitted concept plan dated February 17, 2021.
- b. To protect the water quality and quantity of the adjacent stream and downstream water bodies, a 25-foot vegetative riparian buffer shall be established and maintained along the stream within the open space as indicated on the concept plan dated February 17, 2021. However, the buffer may be adjusted as needed to accommodate a required VDOT entrance.
- c. To ensure public safety and welfare, the 55 townhomes shall hook to public water and sewer infrastructure owned by RSA or Greene County.

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

Motion carried.

RE: HISTORIC MARKER ON ROUTE 33 AT GREENE/ROCKINGHAM COUNTY LINE

Mr. Yost said the sign needs to be replaced and moved as it is not visible to those traveling east entering the County. There is not a safe place to pull over to read the marker, it is in a state of disrepair, and has inadequate information. The location of and wording on the sign would change. This is a great opportunity to provide information about the historic heritage of Greene County.

The Virginia Department of Historic Resources has approved the change in location and verbiage. Tourism marketing funds will be used to pay for the new sign. This was presented as an information to the Board of Supervisors and does not require action.

RE: SECONDARY SIX YEAR PLAN PROJECT REVIEW

Mr. Frydl reviewed projects on the current Six Year Plan. The Bull Yearling project has been completed and the Turkey Ridge project should be completed this spring. The Beazley Road project (unpaved portion) is on the schedule to be completed this spring also. Bingham Mountain

Road, Simmons Gap, Ice House Road, and South River Road are the remainder of the existing projects. The Board has the opportunity to reprioritize those projects.

A list of possible new projects from VDOT include:

- Welsh Run Road – 210 AADT - 2.29 miles
- Entry Run Road – 190 AADT - .70 mile
- Mt. Olivet Road – 130 AADT - .70 mile
- South River Road – 140 AADT - .30 mile

(Note: AADT = annual average daily trip)

Mr. Frydl recommended that the Board choose three projects for VDOT to research to determine if criteria is met.

Mr. Martin said he would like Welsh Run Road to be a priority. Entry Run Road is sometimes under water and would also be a priority. Mrs. Durrer agreed with both. Mr. Lamb agreed with Welsh Run Road and said he is not familiar with Entry Run. Mr. Herring agreed with those two options and suggested South River Road as a third option. Mr. Bowman did not disagree with any of those. He said Mt. Olivet Road residents have been looking for upgrades for a long time and he did not think it would be that expensive. It was the consensus of the Board to list the four roads in order of AADT.

A public hearing to consider the Six Year Plan is scheduled for May 25, 2021.

RE: QUARTERLY FINANCIAL REPORT

Mrs. Morris reviewed the second quarterly financial report for period ending December 31, 2020. There is a balance of \$213,537.38 in the contingency line item. Supplemental appropriations were approved in the amount of \$4,838,528.73. The cash balance per the Treasurer's Report as of December 31, 2020 was \$15,528,837.16. Mrs. Morris also reviewed revenue for real property tax, personal property tax, local sales and use tax, hotel and motel room tax, restaurant food tax, and permits and other licenses.

General Fund expenditures have been spent at 45.85% of budget which is slightly below the 50% target as of December 31, 2020.

RE: BOARD LIAISON REPORTS

Mr. Herring said the Thomas Jefferson Planning District Commission met and one item of interest was the proposed cigarette tax which could generate as much as \$180,000 in revenue per year for Greene County.

Mr. Bowman said the School Board will meet on April 14 and the Planning Commission will meet on April 21.

Mr. Martin said the Farmer's Market is open every Saturday. The Stanardsville Independence Day Committee has announced a July 4th celebration to be held on the Carroll Morris property on Route 33. The RSA Board regularly scheduled meeting for Thursday has been cancelled. The Board of Supervisors of Orange County and Madison County are also meeting tonight and Greene's withdrawal from RSA is being discussed.

Mr. Lamb said he was not able to attend the recent meeting of the Ruckersville Advisory Committee. He referred to an email from Mr. Martin and said he will contact Greg Wichelns, Culpeper Soil and Water Conservation District.

Mrs. Durrer said the Central Virginia Regional Jail met last Thursday. The Federal inmate count is going up each month and fees for February were a little over \$90,000.

RE: COUNTY ADMINISTRATOR'S REPORT

Mr. Taylor received messages but did not have information to share about actions by the Board of Supervisors for Orange County and Madison County at their meetings tonight. Key staff met at the Performing Arts Center at the high school to discuss moving the Board of Supervisors meeting there in May. Mr. Justin Bullock, the new Director of Parks and Recreation, will be starting on Monday, April 19. Mr. Taylor thanked Mr. Bowman for his suggestion and participation in a cleanup at the Community Park on Thursday, April 22 at 4 pm. Volunteers are always welcome. Mr. Taylor said he met with Chief Dusty Clay, Stanardsville Volunteer Fire Department, to talk about housing the Rescue Squad while the EMS Station is being constructed. All three fire departments in the County could benefit from additional community support as fund raising has been hurt by COVID. Spring soccer started on April 10th and it was great to see kids outside enjoying the game. Thanks to Sean Sweeney, acting Interim Director of Parks and Rec, who accomplished the move to the new office space, got the soccer program up and running, scheduled art classes, and more. Mr. Sweeney did a fantastic job which is much appreciated. Mr. Taylor said the construction of the EMS Station has had issues with weather and moving overhead utility lines. It is hoped that the construction will be completed by the June 30th deadline.

RE: OTHER MATTERS FROM THE BOARD

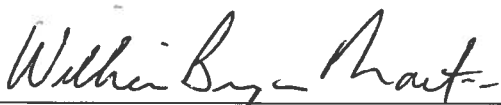
Mr. Lamb was asked when the County Office Building will be open and he responded that Board meetings will be in person at the high school but he did not know about offices. Mr. Taylor said conversations continue as the guidelines are refined by the Governor and health authorities. The fundamental problem for the operation of this building goes straight to social distancing issues. Hallways are narrow and cannot accommodate the six-foot distancing guideline. Customers are served by staff in the lobby. This is different but seems to work very well while protecting customers and staff.

RE: ADJOURN

Upon motion by Davis Lamb, second by Steve Bowman and unanimous roll call vote, the Board meeting was adjourned. The next meeting of the Board will be on April 27, 2021.

Recorded vote:	Bill Martin	-	Yes
	Marie Durrer	-	Yes
	Steve Bowman	-	Yes
	Dale Herring	-	Yes
	Davis Lamb	-	Yes

Motion carried.



William Bryan Martin, Chair
Greene County Board of Supervisors



Mark B. Taylor, Clerk
Greene County Board of Supervisors

RESOLUTION TO ACCEPT AND APPROPRIATE FOUR THOUSAND FORTY-TWO DOLLARS AND FORTY-TWO CENTS FOR AN INSURANCE RECOVERY

WHEREAS, the County of Greene has received funding for an insurance recovery; and

WHEREAS, the funds in the amount of four thousand forty-two dollars and forty-two cents (\$4,042.42) need to be appropriated to the appropriate line item in the 2020-2021 budget of the County of Greene, Virginia.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Greene, Virginia that four thousand forty-two dollars and forty-two cents (\$4,042.42) be appropriated to the 2020-2021 budget of the County of Greene.

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 things necessary to give this resolution effect.

Adopted this 13th day of April, 2021.

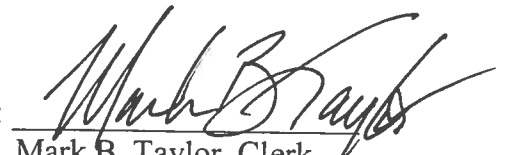
Motion: Steve Bowman
Second: Marie Durrer

Recorded Vote:

Steve Bowman	<u>Yes</u>
Marie C. Durrer	<u>Yes</u>
Dale R. Herring	<u>Yes</u>
Davis Lamb	<u>Yes</u>
Bill Martin	<u>Yes</u>


William Bryan Martin, Chair
Greene County Board of Supervisors

ATTEST:


Mark B. Taylor, Clerk
Greene County Board of Supervisors

RESOLUTION TO ACCEPT AND APPROPRIATE FIVE HUNDRED NINETY-TWO DOLLARS AND FIFTY-ONE CENTS FOR THE STERILIZATION PROGRAM FOR DOGS

WHEREAS, the Animal Shelter for the County of Greene has received funding from the Department of Motor Vehicles for a sterilization program for dogs; and

WHEREAS, the funds in the amount of five hundred ninety-two dollars and fifty-one cents (\$592.51) need to be appropriated to the appropriate line item in the 2020-2021 budget of the County of Greene, Virginia.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Greene, Virginia that five hundred ninety-two dollars and fifty-one cents (\$592.51) be appropriated to the 2020-2021 budget of the County of Greene.

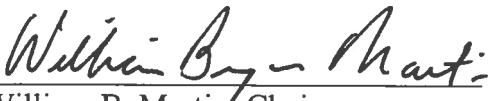
BE IT FURTHER RESOLVED that the County Administrator of the County of Greene, Virginia is authorized to make the appropriate accounting adjustments in the budget to do all things necessary to give this resolution effect.

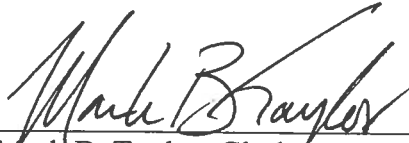
Adopted this 13th day of April, 2021.

Motion: Steve Bowman
Second: Marie Durrer

Recorded Vote:

Steve Bowman	<u>Yes</u>
Marie C. Durrer	<u>Yes</u>
Dale R. Herring	<u>Yes</u>
Davis Lamb	<u>Yes</u>
Bill Martin	<u>Yes</u>


William B. Martin, Chair
Greene County Board of Supervisors

ATTEST: 
Mark B. Taylor, Clerk
Greene County Board of Supervisors

**RESOLUTION TO ACCEPT AND APPROPRIATE FOUR THOUSAND SIX
HUNDRED TWENTY-NINE DOLLARS FOR SHERIFF EXPENSES**

WHEREAS, the Sheriff's Department for the County of Greene has received funding from donations for expenses; and

WHEREAS, the funds in the amount of four thousand six hundred twenty-nine dollars (\$4,629.00) need to be appropriated to the appropriate line item in the 2020-2021 budget of the County of Greene, Virginia.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Greene, Virginia that four thousand six hundred twenty-nine dollars (\$4,629.00) be appropriated to the 2020-2021 budget of the County of Greene.

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 things necessary to give this resolution effect.

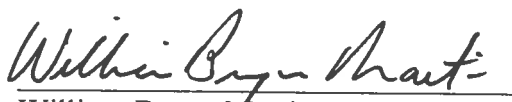
Adopted this 13th day of April, 2021.

Motion: Steve Bowman

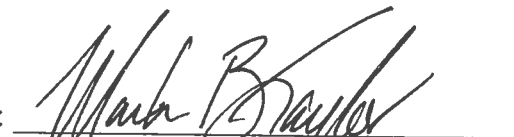
Second: Marie Durrer

Recorded Vote:

Steve Bowman	<u>Yes</u>
Marie C. Durrer	<u>Yes</u>
Dale R. Herring	<u>Yes</u>
Davis Lamb	<u>Yes</u>
Bill Martin	<u>Yes</u>


William Bryan Martin, Chair
Greene County Board of Supervisors

ATTEST:


Mark B. Taylor, Clerk
Greene County Board of Supervisors

**RESOLUTION TO ACCEPT AND APPROPRIATE THREE THOUSAND EIGHT
HUNDRED FORTY-FOUR DOLLARS FOR THE STERILIZATION
PROGRAM FOR DOGS**

WHEREAS, the Animal Shelter for the County of Greene has received funding from private donations for the sterilization program for dogs; and

WHEREAS, the funds in the amount of three thousand eight hundred forty-four dollars (\$3,844.00) need to be appropriated to the appropriate line item in the 2020-2021 budget of the County of Greene, Virginia.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Greene, Virginia that three thousand eight hundred forty-four dollars (\$3,844.00) be appropriated to the 2020-2021 budget of the County of Greene.

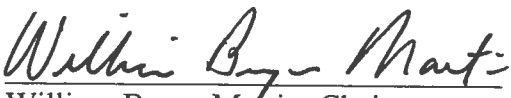
BE IT FURTHER RESOLVED that the County Administrator of the County of Greene, Virginia is authorized to make the appropriate accounting adjustments in the budget to do all things necessary to give this resolution effect.

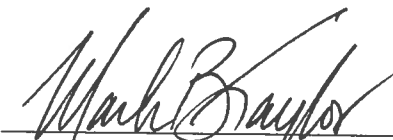
Adopted this 13th day of April, 2021.

Motion: Steve Bowman
Second: Marie Durrer

Recorded Vote:

Steve Bowman	<u>Yes</u>
Marie C. Durrer	<u>Yes</u>
Dale R. Herring	<u>Yes</u>
Davis Lamb	<u>Yes</u>
Bill Martin	<u>Yes</u>


William Bryan Martin, Chair
Greene County Board of Supervisors

ATTEST: 
Mark B. Taylor, Clerk
Greene County Board of Supervisors



FAIR HOUSING MONTH PROCLAMATION

WHEREAS, the Fair Housing Act, enacted on April 11, 1968, enshrined into federal law the goal of eliminating racial segregation and ending housing discrimination in the United States; and

WHEREAS The Fair Housing Act prohibits discrimination in housing based on race, color, religion, sex, familial status, national origin, and disability, and commits recipients of federal funding to affirmatively further fair housing in their communities; and

WHEREAS, the County of Greene is committed to the mission and intent of Congress to provide fair and equal housing opportunities for all; and

WHEREAS, our social fabric, the economy, health, and environment are strengthened in diverse, inclusive communities; and

WHEREAS, more than fifty years after the passage of the Fair Housing Act, discrimination persists, and many communities remain segregated; and

WHEREAS, acts of housing discrimination and barriers to equal housing opportunity are repugnant to a common sense of decency and fairness.

NOW THEREFORE BE IT RESOLVED that the Greene County Board of Supervisors does here declare the month of April, 2021 as Fair Housing Month in Greene County, as an inclusive community committed to fair housing, and to promoting appropriate activities by private and public entities to provide and advocate for equal housing opportunities for all residents and prospective residents of Greene County.

April 13, 2021
Date



William Bryan Martin, Chairman
Greene County Board of Supervisors

Public Comment - RZ#21-001 and SUP#21-001

Stephen C. Slaughter <steveslaughter@frederickblock.com>

Tue 4/13/2021 1:57 PM

To: Comment <Comments@gcva.us>

Please accept these comments respectfully submitted for the Public Hearing concerning RZ#21-001 and SUP#21-001.

My name is Steve Slaughter and I am the northern adjoining property owner located at 6479 Seminole Trail where Frederick Block, Brick and Stone is located.

While I am not necessarily opposed to this rezoning, I do have a couple of concerns/comments for the record and consideration.

1. We purchased our property in 2016 knowing that the adjoining parcel to the south was similarly zoned B-3. Our understanding was that there were plans for a mixed used development on that property with the underlying B-3 zoning. Changing this property's zoning to R-2 will potentially have some negative impacts on our property regarding buffering and future compatibility. We understand the importance of mixed use development but R-2 against B-3 does have challenges.
2. The concept plan for the proposed rezoning shows a road stub ending at our property line. As we further develop our property, we would be concerned if there is an expectation to connect to this road. There is a severe, steep slope on our property. Additionally the traffic between R-2 and B-3 is not compatible as residential biking, cars traveling and mixing with our heavy trucks thru interparcel connectivity could be dangerous and not in the best interests of public health, safety and welfare.
3. If this property is successfully rezoned, we would hope that sewer connectivity would be extended to our property line so that further development north along Seminole Trail could connect to public sewer.

Sincerely,

Steve Slaughter

Manager – Slaughter Properties

President – Frederick Block, Brick & Stone



Stephen C. Slaughter

President/CEO, Frederick Block, Brick & Stone

o: (540) 667-1261 / frederickblock.com

PO Box 696, Winchester, VA 22604 (mailing)

1040 Martinsburg Pike, Winchester, VA 22603 (physical)



AN ORDINANCE TO REZONE A 7.07 ACRE PARCEL ON TMP# 66H-(A)-F, OWNED BY WILLIAM T. GOODMAN III AND ANGELA SACRA FROM B-3 (BUSINESS HIGHWAY & HIGH INTENSITY) TO R-2 (RESIDENTIAL).

WHEREAS, William T. Goodman III and Angela Sacra, submitted a request (RZ#21-001) to the Greene County Board of Supervisors to rezone a 7.07-acre parcel from B-3 (Business Highway & High Intensity) to R-2 (Residential).

WHEREAS, §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, §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, the Planning Commission advertised and held a public hearing on the proposed rezoning on, March 17, 2021, and all of those who spoke on this topic were heard; and

WHEREAS, the Planning Commission voted 5-0 to recommend approval of the request to rezone the subject property; and

WHEREAS, public necessity, convenience, general welfare, and/or good zoning practice support approval of this rezoning; and

WHEREAS, the Greene County Board of Supervisors caused to be published a notice of public hearing on this matter in the Greene County Record on April 1, 2021, and April 8, 2021 and

WHEREAS, the full text of this request was available for public inspection in the Greene County Administrator's Office, County Administration Building, 40 Celt Road, Stanardsville, Virginia 22973; and

WHEREAS, on April 13, 2021, the Greene County Board of Supervisors held a public hearing on this matter and all of those who spoke on this topic were heard.

NOW, THEREFORE, BE IT ORDAINED, that the Greene County Board of Supervisors hereby approves Ordinance O-2021-002 to rezone a 7.07-acre parcel on TMP# 66H-(A)-F, owned William T. Goodman III and Angela Sacra from B-3 (Business Highway & High Intensity) to R-2 (Residential).

O-2021-002

ADOPTED BY THE GREENE COUNTY BOARD OF SUPERVISORS ON APRIL 13, 2021.

Motion: Steve Bowman

Second: Dale Herring

Votes:

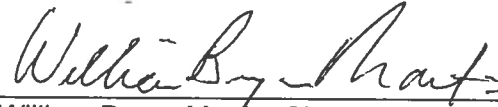
Martin: Yes

Lamb: Yes

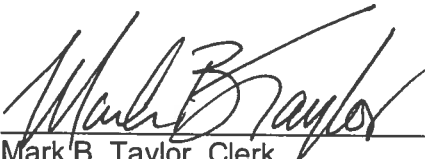
Bowman: Yes

Durrer: Yes

Herring: Yes



William Bryan Martin, Chair
Greene County Board of Supervisors

ATTEST: 

Mark B. Taylor, Clerk
Greene County Board of Supervisors

AN ORDINANCE (O-2021-003) GRANTING A SPECIAL USE PERMIT (SUP#21-001) TO WILLIAM T. GOODMAN III AND ANGELA SACRA REQUEST FOR A 55-TOWNHOME DEVELOPMENT ON A 7.07-ACRE PARCEL. THE PARCEL IS IDENTIFIED AS TMP# 66H-(A)-F AND IS LOCATED ON SEMINOLE TRAIL SOUTH, JUST BEFORE THE HOLLY HILL SUBDIVISION. THE GREENE COUNTY FUTURE LAND USE MAP DESIGNATES THIS PARCEL AS "MIXED USE VILLAGE ".

WHEREAS, §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, §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, on March 17, 2021 the Greene County Planning Commission held a public hearing on this matter and all of those who spoke on this topic were heard; and

WHEREAS, on March 17, 2021 the Greene County Planning Commission voted 5-0 to recommend to the Board of Supervisors approval of the request to grant the Special Use Permit (SUP); and

WHEREAS, the Greene County Board of Supervisors caused to be published a notice of public hearing on this matter in the Greene County Record on April 1, 2021, and April 8, 2021; and

WHEREAS, the full application was available for public inspection in the Greene County Administration Building, Room 226, 40 Celt Road, Stanardsville, Virginia 22973; and

WHEREAS, on April 13, 2021, the Greene County Board of Supervisors held a public hearing on this matter and all of those who spoke on this topic were heard.

NOW, THEREFORE, BE IT ORDAINED by the Greene County Board of Supervisors, in accordance with Article 16-2 of the Greene County Zoning Ordinance, public necessity, convenience, general welfare, and good zoning practice, that the SUP request is hereby approved subject to the following conditions:

1. Failure to comply with the conditions of this SUP may result in the issuance of a Notice of Violation (NOV) by the Zoning Administrator. The Zoning Administrator may present this SUP to the Board of Supervisors for revocation if the NOV is not resolved as directed.
2. All activities associated with this SUP shall be in compliance with all local, state, and federal laws.
3. The development shall not exceed 55 townhomes and shall be in general accord with the submitted concept plan dated February 17, 2021.
4. To protect the water quality and quantity of the adjacent stream and downstream water bodies, a 25-foot vegetative riparian buffer shall be established and maintained along the stream within the open space as indicated on the concept plan dated February 17, 2021. However, the buffer may be adjusted as needed to accommodate a required VDOT entrance.

O-2021-003

4. To protect the water quality and quantity of the adjacent stream and downstream water bodies, a 25-foot vegetative riparian buffer shall be established and maintained along the stream within the open space as indicated on the concept plan dated February 17, 2021. However, the buffer may be adjusted as needed to accommodate a required VDOT entrance.
5. To ensure public safety and welfare, the 55 townhouses shall hook to public water and sewer infrastructure owned by RSA or Greene County.

ADOPTED BY THE GREENE COUNTY BOARD OF SUPERVISORS ON APRIL 13, 2021.

Motion: Steve Bowman
Second: Davis Lamb

Votes:

Martin: Yes

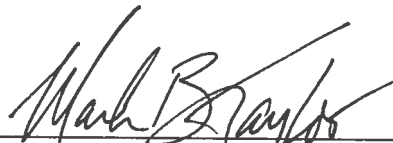
Lamb: Yes

Bowman: Yes

Durrer: Yes

Herring: Yes


William Bryan Martin, Chair
Greene County Board of Supervisors

ATTEST: 
Mark B. Taylor, Clerk
Greene County Board of Supervisors