April 22, 2025

County of Greene, Virginia

THE GREENE COUNTY BOARD OF SUPERVISORS MET ON TUESDAY, APRIL 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 Francis McGuigan, Member Steve Catalano, Chair
Staff present:	Cathy Schafrik, County Administrator Kim Morris, Deputy Clerk Kelley Kemp, County Attorney Jim Frydl, Director of Planning and Zoning

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 Planning Commission.

- Discussion or consideration of the acquisition of real property for a public purpose, or of the disposition of publicly held real property, where discussion in an open meeting would adversely affect the bargaining position or negotiating strategy of the public body.

WHEREAS, pursuant to: §2.2-3711 (A)(1) and (A)(3) 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 Marie Durrer, second by Davis Lamb 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 Marie Durrer, 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: APPOINTMENT OF PETER WAJDA TO THE PLANNING COMMISSION

Upon motion by Marie Durrer, second by Tim Goolsby and affirmative roll call vote, the Board appointed Mr. Peter Wajda to the Planning Commission to fill an unexpired term which will expire on December 31, 2025.

Recorded vote:	Marie Durrer	-	Yes
	Davis Lamb	-	No
	Tim Goolsby	-	Yes
	Francis McGuigan	-	No

	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 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	-	Yes
	Steve Catalano	-	Yes

Motion carried.

RE: MATTERS FROM THE PUBLIC

Mr. James Henshaw offered a critical review of the county's past infrastructure and spending decisions. He questioned the county's involvement in sewage infrastructure, suggesting such projects should only be undertaken for significant developments. Mr. Henshaw expressed concerns about millions of dollars spent on water systems and COVID-related expenditures, arguing that the county has made poor choices in project selection and implementation. He specifically critiqued the water infrastructure decisions, implying that the current site selections for water facilities were inappropriate. Mr. Henshaw called for more thoughtful and serious deliberation in the county's decision-making processes, emphasizing the need for greater scrutiny and strategic planning in future projects.

Mr. Richard Ayad delivered a critique of the February 25 rezoning that transformed agricultural land into a Technology Flex Research and Development District (TFRD). He argued that the rezoning failed to demonstrate any commitment to maintaining residents' quality of life, specifically highlighting that Davis Lamb, a former Planning Commission member, had abstained from voting when his land ownership was mentioned. Mr. Ayad expressed deep concern that residents were inadequately informed about this significant land use change. His critique encompassed multiple potential negative impacts, including environmental and community concerns. He raised specific issues about water resource impacts, potential runoff problems, light pollution, increased traffic disruptions, wildlife displacement, and the potential depreciation of property values. Mr. Ayad was particularly worried about the transformation of the county's rural, pastoral landscape, suggesting that the rezoning would primarily benefit a select few at the expense of the broader community. Mr. Ayad urged the Board to consider less obtrusive and destructive development approaches. He offered to provide additional detailed information via email and emphasized the importance of preserving Greene County's rural character and quality of life.

Ms. Jennifer Lewis-Fowler addressed the Board with important information about upcoming elections. She announced that in eight weeks, a dual primary would be held at the newly renovated annex, with distinct ballot compositions for Democratic and Republican parties. The Democratic ballot would feature contests for Lieutenant Governor and Attorney General, while the Republican ballot would only include the Lieutenant Governor race. Additionally, Ms. Lewis-Fowler highlighted a critical upcoming deadline for potential candidates. On June 17, individuals interested in running for positions in the November election for Midway, Standardsville for the Board of Supervisors and the School Board must file their candidacy. She noted that four positions are currently open and encouraged interested community members to contact her directly for information packets to begin the candidacy process.

Mr. Bill Zutt ceded his time to Mr. Ken Copeland who delivered a pointed critique of what he perceived as discriminatory practices in Greene County's administrative processes. He first challenged the county's approach to property reassessment, arguing that while residential properties underwent a comprehensive reassessment for 2025, business properties were exempted. Citing specific Virginia legal codes, Copeland contended that this approach unfairly prejudiced residential property owners and violated principles of equitable taxation. Beyond the reassessment issue, Copeland also criticized the Planning Commission's procedural practices, particularly during discussions about zoning ordinance revisions for farm wineries and agricultural operations. He alleged that business owners were given preferential treatment, being allowed to speak without time constraints and invited to provide input before public comment periods, while other speakers, including residents, were strictly limited to three-minute presentations.

Mr. McGuigan asked if there was an answer to the reassessment issue of whether commercial property was reassessed or not. Ms. Schafrik said commercial properties did have a change in their assessment using the same methodology as was used for residential properties.

RE: PUBLIC HEARING ON THE PROPOSED GREENE COUNTY BUDGET FOR FY 2025-2026, INCLUDING THE CAPITAL IMPROVEMENT PLAN, COMMUNITY DEVELOPMENT FEE SCHEDULES AND THE RESOLUTION TO SET THE PERCENTAGE OF TAX RELIEF FOR 2025 AS AUTHORIZED BY THE PERSONAL PROPERTY TAX RELIEF ACT OF 1998 AS AMENDED BY THE 2005 APPROPRIATION ACT

Ms. Schafrik delivered a comprehensive presentation on the proposed fiscal year 2025-2026 budget, marking a significant milestone with the creation of the county's first-ever detailed budget book. She outlined a budget that represents a modest 2.07% increase, strategically designed to balance community needs with fiscal responsibility. The budget includes a 3% compensation increase for county employees and maintains flat funding for schools. Ms. Schafrik emphasized the budget's thoughtful approach to revenue and expenditures, highlighting the use of one-time revenue sources for one-time expenses and a commitment to maintaining appropriate service levels for the community. She noted the tax rate reduction, with the equalization rate set at 69 cents and personal property tax dropping from $4.50 to $4, demonstrating the Board's commitment to providing financial relief to residents. The budget's underlying philosophy, which Ms. Schafrik described as "neighbors helping neighbors," focuses on funding essential services while adding critical government positions. Her presentation provided a detailed breakdown of revenue sources and expenditure categories, showcasing a transparent and strategic approach to county financial management. By creating a comprehensive budget book with narratives, organizational charts, and performance measures, Ms. Schafrik aimed to provide residents with a clear, accessible understanding of the county's financial planning and priorities.

The public hearing was opened and closed with no speakers.

Mr. Goolsby expressed general satisfaction with the proposed budget. He acknowledged that while everyone typically wants more funding, the budget represents a compromise where departments made sacrifices to work within available resources. Mr. Goolsby indicated he did not see a need for significant changes to the proposed budget and seemed content with the overall approach of balancing limited financial resources across various County needs.

Ms. Durrer echoed Mr. Goolsby's sentiments about the budget. She emphasized that the Board worked within limited financial resources and had to make difficult choices about allocating funds. Ms. Durrer noted that while not every department received everything they wanted, the Board tried to work collaboratively with departments to understand the constraints. She appreciated the department's understanding that there was only a limited amount of funding available to distribute.

Mr. Lamb suggested that the County would likely see more revenue in the future when new housing developments come online. Mr. Lamb implied that these upcoming developments could provide additional financial resources for the County, potentially easing current budget constraints in future fiscal years.

Mr. McGuigan delivered a pointed critique of the county's budget, challenging the advertised 2% increase as fundamentally misleading. He argued that through various accounting maneuvers such as moving Water and Sewer debt to a different fund, zeroing out the Transient Occupancy Tax fund, and not fully accounting for tipping fee changes, the actual general fund increase was closer to 9%. His analysis suggested a pattern of financial obfuscation that masked the true extent of budget growth. Mr. McGuigan's most pointed criticism focused on public safety expenditures, particularly EMS services. He highlighted that Greene County pays twice the per capita rate for EMS compared to other Virginia counties, with costs escalating 89% in just two years. He questioned the efficiency of the current 24-hour shift model, arguing it is both financially unsustainable and potentially unsafe, noting that 82% of the time between 11 PM and 7 AM, EMS vehicles remain idle at the station. Mr. McGuigan expressed broader apprehension about the county's financial trajectory. He warned about upcoming massive capital projects, including a water system he estimated could cost up to $101 million, and argued that the current rate of budget increases is unsustainable.

Mr. Catalano offered a balanced perspective on the budget, acknowledging that while he was not entirely satisfied with every aspect, he believed the Board had demonstrated a commitment to providing value to taxpayers. He emphasized the Board's unified approach to reducing the tax burden and ensuring responsible financial management. Mr. Catalano argued that the Board was striving to balance maintaining adequate reserves with avoiding over taxation of citizens. Mr. Catalano expressed reservations about automatically allocating funds to the Capital Improvement Plan (CIP) and Purchase of Development Rights (PDR) program. He advocated for maintaining the Board's discretion in fund allocation, suggesting that flexibility was crucial for responsible financial management. He recommended including language in the budget that would require board approval for any spending not explicitly outlined in the budget. Mr. Catalano also defended the County's investments in public safety, particularly the EMS department. While acknowledging the financial concerns raised by others, he highlighted the department's growth from a challenging starting point and emphasized the importance of having robust emergency services. He stressed that the value of such services should not be measured solely in financial terms, but in the safety and protection provided to the community.

Upon motion by Marie Durrer, second by Tim Goolsby and unanimous roll call vote, the Board approved the resolution to set the percentage of tax relief for 2025 as presented. (Attachment "A")

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

Motion carried.

RE: PUBLIC HEARING AND ADOPTION OF GREENE COUNTY TAX RATES FOR 2025

Mr. Catalano opened and closed the public hearing with no speakers.

Upon motion by Tim Goolsby, second by Davis Lamb and unanimous roll call vote, the Board adopted the resolution to set the tax rates for 2025 as presented. (Attachment "B")

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

Motion carried.

RE: MOVE SAFELY BLUE RIDGE REGIONAL COMPREHENSIVE SAFETY ACTION PLAN

Mr. Gorjan Gjorgjievski, TJPDC, presented a comprehensive overview of the Move Safely Blue Ridge Regional Safety Action Plan, focusing on Greene County's specific transportation safety challenges. Drawing from crash data between 2018 and 2022, he revealed a stark reality that 126 people were killed or seriously injured on county roadways, with 83% of crashes concentrated on just 12% of the county's roads. The plan, developed through extensive public engagement and collaboration with local jurisdictions, aims to address this critical issue by identifying 13 key emphasis areas that contribute to traffic fatalities and serious injuries. The comprehensive plan goes beyond mere statistical analysis, proposing a multi-faceted approach to improving road safety. Mr. Gjorgjievski outlined specific spot improvements for various intersections, including recommendations for traffic flow modifications, signage enhancements, and infrastructure adjustments. The plan also includes systemic improvements like edge line treatments, center line rumble strips, and curve delineation, as well as policy and program recommendations such as high-saturation patrols and educational campaigns. Mr. Gjorgjievski emphasized that the plan's adoption would make Greene County eligible for implementation funding through programs like Safe Streets for All and Smart Scale. He stressed that this is not just a document to be filed away, but a living strategy that will be annually updated to reflect evolving transportation safety trends. The ultimate goal, as articulated by Gjorgjievski, is to create a safer and more efficient transportation network that protects both residents and travelers passing through Greene County.

Mr. Lamb expressed concern about the proposed changes at the intersection of Carpenters Mill Road and Route 29, particularly regarding traffic flow and potential rear-end collisions. He worried about the complexity of turning movements and the potential for traffic backups, especially with future development near Route 33. Mr. Goolsby briefly commented on the challenges of the Route 609 area noting the need for drivers to be cautious of the yellow line and road conditions.

Mr. Catalano raised concerns about flashing yellow lights, questioning their safety statewide. He asked if there were statistical correlations between flashing yellow lights and increased fatalities or more severe crashes in the region. Ms. McRae responded that while they couldn't speak to statewide trends, they had specifically observed challenges with the flashing yellow arrow at the Swift Run Road intersection. The primary issue was poor sight distance when coming up the hill in the opposing direction. For the Swift Run Road location, they recommended converting the flashing yellow arrow to a protected green arrow, installing a protected phase and adding a dynamic signal ahead sign to offset left turns to improve sight distance.

Mr. McGuigan asked if the plan included enforcement, in particular for texting, as that is one of the biggest causes of accidents other than dui. Mr. Gjorgjievski said that texting is a subcategory of the impaired driving emphasis area and there are policies and procedures with implemented solutions for high saturation traffic control.

RE: CONSENT AGENDA

Upon motion by Davis Lamb, 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 $5,159.69 for the OJP Bulletproof Vest Grant for the Sheriff's Office (Attachment "C")
c. Refund request from the Commissioner of Revenue in the amount of $3,493.92 for a qualified disabled veteran (Attachment "D")
d. Resolution affirming commitment to fund the locality share of projects and provide signature authority for the Route 670 project (Attachment "E")
e. Approval of the $6,000 contribution to participate in the Strategic Planning portion of the Regional Housing Study (Attachment "F")

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

Motion carried.

RE: AMEND THE RESOLUTION ADOPTED ON APRIL 8, 2025 TO CLARIFY THAT IT ONLY APPLIES TO THE INTENT TO PROCEED WITH THE PERMANENT REREFINANCING OF THE BOND ANTICPATION NOTE

Ms. Schafrik explained that the resolution amendment was intended to clarify the language of the previously adopted resolution. Specifically, the amendment would authorize staff to explore funding for refinancing the bond anticipation note (BAN). She noted that the changes to the language are consistent with the Board's previous discussions and that financial advisors would return in approximately a month with further details for the Board's consideration. The amendment was primarily a technical adjustment to ensure precise and accurate authorization for the refinancing exploration.

Mr. Catalano said that he had removed the word permanent from the original version of the resolution.

Upon motion by Marie Durrer, second by Davis Lamb and affirmative roll call vote, the Board approved the resolution as amended. (Attachment "G")

Recorded vote:			
	Marie Durrer	-	Yes
	Davis Lamb	-	Yes
	Tim Goolsby	-	Yes
	Francis McGuigan	-	No
	Steve Catalano	-	Yes

Motion carried.

RE: DISCUSSION OF EXPLORATORY WELLS

Mr. McGuigan advocated proactively funding three to four exploratory wells to address the ongoing drought. He highlighted that two wells drilled in 2007 have the potential to yield 215,000 gallons per day, which represents about 30% of current water utilization. Mr. McGuigan argued that by drilling additional wells, the County could potentially expand water capacity to support 2,000 homes, which would cover estimated growth through 2040. He emphasized the urgency of the situation, noting the County is in its third year of drought and could potentially face a fourth. Mr. McGuigan suggested that exploring additional well sites would provide a "safety valve" and prevent a potential water crisis. He believed the cost of drilling wells (approximately $21,000 each) was minimal compared to the $101 million water project and would provide critical water resource flexibility for the County. Mr. McGuigan recommended exploring well sites, particularly near the water tower above Terrace Greene, which he was told was a prime location for additional water resources.

Mr. Hutka provided an overview of the County's well exploration efforts, focusing on two primary wells that are currently under consideration. Well Number One, nearly ready to be brought online, is awaiting chemical tests and requires an estimated $200,000 for metal treatment. Well Number Two, located behind the old water tower off Route 33, presents a more complex scenario, with an estimated $1 million needed for connection, including power lines, water line installation, and a comprehensive treatment station. Mr. Hutka tempered expectations about the wells' potential water yield, suggesting the output might be less than optimistic projections. He estimated the wells would provide less than 10% of expected water capacity, cautioning against overestimating their potential. Despite this, he emphasized the wells' importance in providing system redundancy, noting they would continue to be valuable even after the reservoir's completion.

Mr. Catalano advocated for a methodical, organized approach to exploring new well sites. He recalled previous discussions about bringing two existing wells online and exploring additional sites on the county's reservoir property. He emphasized the importance of due diligence before "poking holes in the ground" and wanted to ensure a careful, strategic process. Mr. Catalano suggested the immediate priority should be bringing the two existing wells online, particularly the one near the potential future treatment plant. He supported exploring additional sites but wanted to proceed systematically, first understanding the impoundment footprint and then expanding exploration. He agreed that additional wells were necessary but stressed the need for a careful, step-by-step approach. He was supportive of eventually expanding water resources but wanted to maintain the Board's control over the process, ensuring each step was thoroughly evaluated before implementation. Mr. Catalano viewed the well exploration as a multi-front effort that should be approached with patience and careful planning.

RE: BOARD LIAISON REPORTS

Mr. Goolsby attended the Thomas Jefferson Planning District Commission last week.

RE: COUNTY ADMINISTRATOR'S UPDATE

Ms. Schafrik shared exciting developments aimed at enhancing community engagement and local activities. She announced an upcoming park dedication on Saturday, where new equipment obtained through a grant will be celebrated, marking a significant moment for the county's recreational infrastructure. Ms. Schafrik also highlighted changes to the County's communication and event strategies. The newsletter will be released earlier than usual, packed with information about upcoming seasonal activities. Of particular excitement is a new Friday event being developed in the pavilion area, potentially featuring food trucks. This initiative, spearheaded by the Greene Commons group with support from the Economic Development

Authority and county staff, represents a concerted effort to create more opportunities for community interaction.

RE: OTHER ITEMS FROM THE BOARD

There were none.

RE: ADJOURN

Upon motion by Davis Lamb, 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

RESOLUTION TO ESTABLISH THE PERCENTAGE OF TAX RELIEF FOR 2025

WHEREAS, the Personal Property Tax Relief Act of 1998, VA Code Section 58.1-3523 et. seq. ("PPTRA"), has been substantially modified by the enactment of Chapter 1 of the Acts of Assembly, 2004 Special Session I (Senate Bill 5005), and the provisions of Item 503 of Chapter 951 of the 2005 Acts of Assembly (the 2005 revisions to the 2004-06 Appropriations Act, hereinafter cited as the "2005 Appropriations Act"); and

WHEREAS, these legislative enactments require the County to take affirmative steps to implement these changes, and to provide for the computation and allocation of relief provided pursuant to the PPTRA as revised; and

WHEREAS, these legislative enactments provide for the appropriation to the County, of a fixed sum to be used exclusively for the provision of tax relief to owners of qualifying personal use vehicles that are subject to the personal property tax on such vehicles.

NOW THEREFORE BE IT RESOLVED by the Greene County Board of Supervisors that:

qualifying vehicles obtaining situs within the County during tax year 2025, shall receive personal property tax relief in the following manner:

- Personal use vehicles valued at $1,000 or less will be eligible for 100% tax relief;
- Personal use vehicles valued at $1,001 to $20,000 will be eligible for 36.2% tax relief;
- Personal use vehicles valued at $20,001 or more shall only receive 36.2% tax relief on the first $20,000 of value; and
- All other vehicles which do not meet the definition of "qualifying" (business use vehicles, farm use vehicles, motor homes, etc.) will not be eligible for any form of tax relief under this program.

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

Motion: Marie Durrer
Second: Tim Goolsby

Votes:
McGuigan: Yes
Durrer: Yes
Lamb: Yes
Catalano: Yes
Goolsby: Yes

Steve Catalano, Chair
Greene County Board of Supervisors

ATTEST:

Cathy Schafrik, Clerk
Greene County Board of Supervisors

April 22, 2025
Attachment B

RESOLUTION TO ESTABLISH CALENDAR YEAR 2025 TAX RATES

WHEREAS, on March 11, 2025, the Board of Supervisors of the County of Greene, Virginia authorized advertising the Calendar Year 2025 tax rates; and

WHEREAS, from March 13, 2025, through March 26, 2025, a notice of public hearing was published on the Piedmont Journal Recorder (formerly the Greene Journal) online site; and

WHEREAS, notice was advertised of proposed tax levies pursuant to the Code of Virginia, Section 58.1-3007, and a public hearing was held on April 22, 2025, in the County Administration building; and

WHEREAS, at the public hearing, all those who wished to speak for or against the tax rates were heard.

NOW, THEREFORE, IT IS HEREBY RESOLVED by the Board of Supervisors of the County of Greene, Virginia establishes the tax levies as follows for the tax year beginning January 1, 2025:

Levies on $100 Assessed Valuation:

Real Estate	$0.69
Public Service Corp.	$0.69
Personal Property	$4.00
Except Farm Machinery & Livestock	$0.00
Industrial Machinery & Tools	$2.50

Adopted this 22nd day of April 2025.

Motion: Tim Goolsby
Second: Davis Lamb

Recorded Vote:

Davis Lamb	Yes
Marie C. Durrer	Yes
Steve Catalano	Yes
Tim Goolsby	Yes
Francis McGuigan	Yes

Steve Catalano, Chair
Greene County Board of Supervisors

ATTEST: Cathy Schafrik, Clerk
Greene County Board of Supervisors

RESOLUTION TO ACCEPT AND APPROPRIATE FIVE THOUSAND ONE HUNDRED FIFTY-NINE DOLLARS AND SIXTY-NINE CENTS FOR OJP BULLETPROOF VEST GRANT

WHEREAS, the Sheriff's Office of the County of Greene had received funding for the 2022 and 2023 Bulletproof Vest Grant (in FY23 and FY24, respectively); and

WHEREAS, the remaining amounts of the grants are $2,110.40 for the 2022 Grant and $3,049.29 for the 2023 Grant, for a total of $5,159.69 remaining. Five thousand one hundred and fifty-nine dollars and sixty-nine cents ($5,159.69) need to be appropriated to the appropriate line item in the 2024-2025 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 thousand one hundred fifty-nine dollars and sixty-nine cents ($5,159.69) be appropriated to the 2024-2025 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 22nd day of April 2025.

Motion: Davis Lamb
Second: Marie Durrer

Recorded Vote:

Steve Catalano	Yes
Marie C. Durrer	Yes
Tim Goolsby	Yes
Davis Lamb	Yes
Francis McGuigan	Yes

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: April 10, 2025

TO: Greene County Board of Supervisors

FROM: Kimberly Tate, Commissioner of the Revenue

RE: Refund Request of $3,493.92 for qualified disabled veteran

Taxpayer submitted qualifying paperwork as a disabled veteran which initiated a full abatement for 2024 for real estate taxes. This resulted in an overpayment of $3,493.92 for which a refund is due.

RESOLUTION
AFFIRMING COMMITMENT TO FUND THE LOCALITY SHARE OF PROJECTS UNDER AGREEMENT WITH THE VIRGINIA DEPARTMENT OF TRANSPORATION AND PROVIDE SIGNATURE AUTHORITY

WHEREAS, the Board of Supervisors of Greene County, Virginia is a recipient of Virginia Department of Transportation funds under various grant programs for transportation-related projects; and

WHEREAS, the Virginia Department of Transportation requires each locality, by resolution, to provide assurance of its commitment to funding its local share; and

THEREFORE, IT IS HEREBY RESOLVED, by the Board of Supervisors of Greene County, Virginia hereby commits to fund its local share of preliminary engineering, right-of-way, and construction (as applicable) of the project(s) under agreement with the Virginia Department of Transportation in accordance with the project financial document(s); and

BE IT FURTHER RESOLVED THAT the Chair of the Board of Supervisors and/or his designees is authorized to execute all agreements and/or addendums for any approved projects with the Virginia Department of Transportation.

Adopted his 22nd day of April 2025.

Motion: Davis Lamb
Second: Marie Durrer

Votes:

Catalano: Yes
Lamb: Yes
Goolsby: Yes
McGuigan: Yes
Durrer: Yes

______________________________ ATTEST: ______________________________
Steve Catalano, Chair
Greene County Board of Supervisors

Cathy Schafrik, Clerk
Greene County Board of Supervisors

Thomas Jefferson Planning District Commission

Regional Vision ▪ Collaborative Leadership ▪ Professional Service

MEMO

To: Cathy Schafrik, Greene County Administrator
Greene County Board of Supervisors
From: Laurie Jean Talun, Regional Program Manager, TJPDC
Christine Jacobs, Executive Director, TJPDC
Date: April 16, 2025
Regarding: Update to the Regional Housing Study Budget

The Thomas Jefferson Planning District Commission (TJPDC) staff presented to the Board on October 8, 2024, requesting a 'not to exceed' contribution of $10,000.00 to support the development of a Regional Housing Study. The Study will analyze housing needs, challenges, and opportunities in each locality and across the region. The research team will gather and analyze data regarding housing availability, affordability, population trends, income levels, and other relevant information that will guide decision making in the future. The goal is to help counties plan effectively, develop targeted strategies, and collaborate on solutions that meet both local and regional housing needs.

At the time of the presentation to the board, the exact contribution amount was dependent on the success of securing several grants and commitments from the TJPDC's member jurisdictions. Since then, the TJPDC has successfully secured three grants to proceed with funding the proposed Regional Housing Study, which is set to begin this month.

Virginia Housing has awarded the TJPDC $135,000 from their Community Impact Grant funding to hire a consultant, administrate, and translate materials. Additionally, the TJPDC has secured funding through the Virginia Department of Housing and Community Development (DHCD) (with Albemarle as the lead applicant and recipient of a $77,841 Planning Grant) to hire a second consultant to work with contributing jurisdictions to develop locality-specific strategies to address any housing concerns raised through the initial Needs Assessment and Market Analysis. Finally, Dominion Energy awarded TJPDC with $10,000 to support the study. In addition to grant funding, to date, Albemarle County has committed $30,000, the City of Charlottesville has committed $20,000, and Nelson County has committed up to $10,000.

The TJPDC is requesting a $6,000 contribution from Greene County to participate in the Strategic Planning portion of the Study, through which Greene staff, with direct support and guidance from Housing Forward Virginia staff and TJPDC staff, will develop housing strategies specifically tailored to the County's needs and goals.

Outcomes of the Study will include:

- Tailored Housing Strategies (for all localities who participate financially)
- Training for Planning Staff and Citizens
- Focus Group data collection and analysis

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Telephone (434) 979-7310 ▪ **Fax** (434) 979 1597 ▪ **Virginia Relay Users:** 711 (TDD) ▪ **email:** info@tjpdc.org ▪ **web:** www.tjpdc.org

- Updated quantitative data and analysis (most recent Regional Housing Study was in 2019)
- Toolkit of Resources
- Complete Regional Housing Study Report
- A Consumer Report

Supporting the Regional Housing Study offers Greene County a valuable opportunity to gain deeper insight into its unique housing needs while building local capacity. The study will ensure that local voices are heard and will equip our partners with the data needed to pursue grant opportunities to bring external funding into our region.

Attachments:
Regional Housing Study Timeline
Regional Housing Study Scope of Work

RESOLUTION OF THE BOARD OF SUPERVISORS OF GREENE COUNTY, VIRGINIA DECLARING ITS INTENT TO PROCEED WITH THE PROPOSED FINANCING RELATED TO WATER FACILITIES FOR GREENE COUNTY, VIRGINIA

WHEREAS, the Board of Supervisors (**the "Board of Supervisors"**) of Greene County, Virginia (**the "County"**) desires to refinance the Economic Development Authority of Greene County, Virginia's $14,120,000 Lease Revenue Bond, Series 2020 issued to finance and refinance related costs and scheduled to mature on July 15, 2025 (**the "BAN"**); and

WHEREAS, it appears to the Board of Supervisors that the most feasible method of refinancing the BAN and paying related costs of issuance is through the issuance and sale of utility revenue bonds of the County (**the "Financing"**); and

WHEREAS, it is necessary and proper that the Board of Supervisors authorize Davenport & Company LLC, as municipal advisor, and Sands Anderson PC, as county attorney and bond counsel, to proceed with the preparation of documents and other related items in connection with the Financing.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF GREENE COUNTY, VIRGINIA AS FOLLOWS:

1. The County hereby declares its official intent to enter into the Financing in the amount sufficient to refund and refinance the BAN, plus related costs of issuance. The exact principal amount of the Financing will be approved prior to closing by the Board of Supervisors upon the adoption of one or more resolutions authorizing the final terms of the Financing.
2. Davenport & Company LLC and Sands Anderson PC are hereby requested to proceed with preparation of documents and all other related items and services in connection with the Financing.

3. The Chairman, County Administrator, Finance Director, and other proper officers, members, agents, and employees of the County are hereby authorized to take any and all further actions and to execute and deliver any and all other documents which may be necessary in accordance with the intents and purposes of this resolution; provided, however, the execution and delivery of the final transaction documents (including the final financial terms of the Financing and any bonds issued by the County) shall be approved by the Board of Supervisors prior to the execution and delivery thereof.

4. This resolution shall take effect immediately upon its adoption. All resolutions or parts thereof in conflict with this resolution are hereby repealed.

PASSED AND ADOPTED this 22nd day of April 2025.

The Resolution set forth above was adopted by a majority of the Board of Supervisors in an open meeting, during a regular meeting of the Board of Supervisors of Greene County, Virginia on April 22, 2025, in which a quorum was present at all times, by the following votes:

AYES:

Steve Catalano - Yes
Marie Durrer - Yes
Tim Goolsby - Yes
Davis Lamb -Yes

NAYS:

Francis McGuigan - No

ABSENT:

ABSTENTIONS:

Steve Catalano
Chair, Board of Supervisors

Cathy Schafrik
Clerk, Board of Supervisors