

A regular meeting of the Board of Supervisors of Albemarle County, Virginia, was held on September 18, 2024, at 1:00 p.m. in Lane Auditorium, Second Floor, Albemarle County Office Building, 401 McIntire Road, Charlottesville, Virginia, 22902.

PRESENT: Mr. Jim H. Andrews, Mr. Ned Gallaway, Ms. Beatrice (Bea) J.S. LaPisto-Kirtley, Ms. Ann H. Mallek, Ms. Diantha H. McKeel, and Mr. Mike O. D. Pruitt (absent from 5:50 p.m. to 6:07 p.m.).

ABSENT: none.

OFFICERS PRESENT: County Executive, Jeffrey B. Richardson; Interim County Attorney, Andy Herrick; Clerk, Claudette K. Borgersen; and Senior Deputy Clerk, Travis O. Morris.

Agenda Item No. 1. Call to Order. The meeting was called to order at 1:00 p.m., by the Chair, Mr. Jim Andrews.

Mr. Andrews introduced the Albemarle County Police Department Officers present to provide their services at the meeting, Police Officers Paul Quillen and Steve McCall.

Agenda Item No. 2. Pledge of Allegiance.
Agenda Item No. 3. Moment of Silence.

Agenda Item No. 4. Adoption of Final Agenda.

Mr. Andrews said that Item No. 17 was added to the agenda, to authorize the Chair to sign a letter of support for the St. John Family Life and Fitness Center grant application to the Commonwealth History Fund.

Mr. Andrews said he knew of no other changes and asked for a motion.

Ms. LaPisto-Kirtley **moved** to adopt the final agenda as amended. Ms. McKeel **seconded** the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.
NAYS: None.

Agenda Item No. 5. Brief Announcements by Board Members.

Ms. Mallek said that Seas the Day at Walnut Creek was on Sunday, September 22. She said that the weather was expected to be beautiful, making it an ideal opportunity to visit the park, connect with neighbors, veterans, and learn about veteran services.

Ms. Mallek said that on Sunday evening, 150 conferees of the National Lewis and Clark Organization would arrive in Albemarle. She said that they would be visiting for several days, and the conference would be hosted by the Lewis and Clark Exploratory Center.

Ms. Mallek said that on Friday, September 27, there would be a Rivanna River Basin Commission Conference from 9:30 a.m. to 1:00 p.m. at the Jefferson School. She said that the conference would focus on updates on the Rivanna River Corridor Plan. She said that registration could be found at rivannariverbasin.org. She said that following the conference, on Saturday, September 28, there would be a river walk from River Park to an upstream location, ending at Rivanna River Company for an ice cream social. She said that the event would take place from 4:00 to 5:30.

Ms. Mallek said that on Saturday, September 28, at 10 a.m., the 45th anniversary of the Green Olive Tree Thrift Shop in Crozet would be celebrated. She said that the surviving members of the seven founding ladies would be recognized. She said that parking would be available across the street, and the shop had moved to the extra space in the Star Hill Building. She said that their success was attributed to the community's donations for resale. She said that over the past 45 years, they had donated over \$1 million worth of clothing and furnishings, diverting tons of waste from landfills.

Ms. Mallek said that dark skies had been a topic of their Comprehensive Plan discussions for many months, and there was an upcoming dark sky party. She said that it was Saturday, September 28, and the 2024 Central Virginia Star Party would take place from 6:30 to 10 p.m. at Albemarle Cider Works in North Garden. She said that admission was free, and it was open to the community. She said that there would be telescopes for stargazing, hands-on activities, and adult cider tastings. She said that this event was sponsored by the central Virginia astronomy enthusiasts.

Ms. Mallek said that the Crozet Arts and Crafts Festival would be held on Saturday, October 12 and 13, from 10 a.m. to 5 p.m. at Crozet Park.

Ms. Mallek said that the Earlysville Exchange Thrift Shop would celebrate its 10th anniversary on Saturday, October 26. She said that in its decade of operation, the shop had received donations for resale and donated over \$300,000 of value to the community. She said that it supported veterans'

recovery activities, the local food pantry, and its role as a community gathering place.

Ms. Mallek said that the Ruck the Ridge Family Hiking Outdoor Adventure at Blue Ridge School would take place on Saturday, November 9, to benefit the veterans' activities of living free together.

Ms. McKeel said that during the first week of school, 156 speeding tickets were issued, of which 96 were for speeding in school zones. She said that out of these, eight of these offenders were exceeding the speed limit by 20 miles or more. She said that it was critical for people to slow down, considering they had children walking to school, faculty, staff, and employees walking.

Ms. Mallek said that new school zone speed cameras had been implemented at the Lambs Lane campus on Hydraulic Road, and they were currently in operation. She said that warnings were being issued at this time, but starting Monday, October 21, tickets would be issued. She said that she found it interesting to note that similar programs in Virginia had observed a 55 percent decrease in speeding violations within the first three months. She said that she hoped they could exceed this percentage.

Mr. Pruitt said that he expressed his gratitude for the MOU (Memorandum of Understanding) with the Sheriff's Department. He said that he thanked Colonel Reeves and Sheriff Bryant for their commitment and for achieving a final agreement that he believed would benefit all parties involved. He said that this had been a collaborative effort and hoped that the public was made aware of this resolution.

Mr. Pruitt said that he highlighted the upcoming Sabroso Festival at Ting Pavilion, which celebrated Latino culture in their community. He said that he believed that he and Vice Chair McKeel would be in attendance, starting at 1:00 p.m. and continuing till late at night.

Mr. Pruitt said that this Friday marked the beginning of in-person early voting. He said that voters could visit the 5th Street County Office Building in person during normal working hours on weekdays to begin voting. He said that there would be a tent to help them understand their candidate options. He said that he would also provide a brief explanation of each candidate.

Mr. Pruitt said that they would be voting for President, where Vice President Kamala Harris was running against the former President. He said that in the Senate, Senator Kaine was defending his position against a challenger. He said that for Congress, Gloria Witt was facing a Republican primary winner.

Mr. Pruitt said that if voters resided in Scottsville, they had additional choices. He said that they would vote for the Mayor, where Ron Smith was seeking re-election against a Town Council member. He said that they would also vote for three Town Council members, with only Alex Bassett appearing on their ballot. He said that the other two positions would be determined by whoever received the most votes. He said that if they had a large extended family, they could influence the outcome of the Scottsville Town Council election.

Mr. Pruitt said that Chuck Pace, the member of the School Board representing Rio, was running for re-election. He said that he was appointed by the School Board from a competitive field and was a talented individual.

Ms. LaPisto-Kirtley said that she wanted to inform everyone that on September 27 at 7 p.m., the County had a table at the Doubletree Hotel for the Minority Business Alliance. She said that the event would be themed "Harlem nights," which promised to be a lively party.

Ms. LaPisto-Kirtley said that she had attended an event on Tuesday night hosted by the CACVB (Charlottesville-Albemarle Convention and Visitors Bureau). She said that they had an international group of people visiting Charlottesville and Albemarle County. She said that the CACVB had brought in nearly \$1 billion for each of the past two years. She said that the region accounted for nearly 3% of total visitors in Virginia. She said that tourists generated \$47 million in local taxes every year.

Ms. LaPisto-Kirtley said to remember the MBA (Minority Business Alliance) Gala, which would be held on September 27.

Mr. Andrews said that he would like to remind everyone that the Rivanna Solid Waste Authority (RSWA) would continue their special collection days with household hazardous waste this Friday and Saturday. He said that the week of September 28 would include furniture and mattresses, appliances on October 5, and tires on October 12.

Agenda Item No. 6. Proclamations and Recognitions.

There were none.

Agenda Item No. 7. From the Public: Matters on the Agenda but Not Listed for Public Hearing or on Matters Previously Considered by the Board or Matters that are Pending Before the Board.

There were no speakers from the Public.

Agenda Item No. 8. Consent Agenda.

Mr. Andrews said that he had not heard of any items to be pulled from the consent agenda and asked for a motion.

Ms. Mallek **moved** to approve the consent agenda. Ms. McKeel **seconded** the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.

NAYS: None.

Item No. 8.1. Approval of Minutes: November 4, 2022, June 5, and June 12, 2024.

Mr. Andrews had read the minutes of November 4, 2022, and found them to be in order.

Ms. McKeel had read the minutes of June 5, 2024, and found them to be in order.

Mr. Pruitt had read the minutes of June 12, 2024, and found them to be in order.

By the above-recorded vote, the Board approved the minutes of November 4, 2022; June 5, 2024; and June 12, 2024 as read.

Item No. 8.2. Schedule a Public Hearing for One-Time Payment of Monetary Bonus to Covered Benefits-Eligible Employees.

The Executive Summary forwarded to the Board states that Virginia Code §§ 15.2-1508 and 15.2-1605.1 authorize the Board of Supervisors to provide for payment of monetary bonuses at any time during the fiscal year, through the adoption of an ordinance.

The Board of Supervisors did not provide a salary increase in the FY 25 Adopted Budget, but did set-aside funding in a Salary & Benefits Reserve for consideration of a potential one-time payment. To help offset rising healthcare costs and other cost-of-living impacts, a one-time payment is being recommended for covered benefits-eligible staff who are employed prior to January 1, 2025, and prorated amounts for covered part-time staff equal to the full time equivalent for their position.

The proposed ordinance would utilize approximately \$1.0 million of the Salary and Benefits Reserve funding included in the FY 25 budget.

Staff recommends that the Board schedule a public hearing to consider the proposed ordinance (Attachment A).

By the above-recorded vote, the Board authorized the Clerk to schedule a public hearing for one-time payment of monetary bonuses to covered benefits-eligible employees.

Item No. 8.3. Fiscal Year 2024 (FY24) Preliminary Year-End Financial Report, ***was received for information.***

Item No. 8.4. VDOT Monthly Report (September) 2024, ***was received for information.***

Agenda Item No. 9. **Action Item:** Septic to Sewer Program Update.

The Executive Summary forwarded to the Board states that, as part of the FY 23 Adopted Budget, the Board of Supervisors authorized \$1,000,000 to develop a program to replace failing septic systems in the County with sewer hook-ups. A Request for Proposals was issued and a Memoranda of Agreement established with Albemarle Housing Improvement Program (AHIP) on January 10, 2023 for a period of performance through December 1, 2024. The Septic to Sewer program's goals were to support residents who have failing septic systems or systems that are at eminent danger of failing, protect the general public from environmental harm, improve wastewater management, and preserve and improve the environment for fish and wildlife quality. Eligibility was based on the following criteria: households were within the Albemarle County Service Authority (ASCA) district and did not already have a sewer account, households were within reasonable proximity to existing ASCA services, household income was below 80% Area Median Income (AMI), the property was owner-occupied, proximity to an environmental impact such as a playground or endangered waterway, and the existing septic was failing or substandard. On September 6, 2023 the Board re-appropriated these funds into FY24.

AHIP staff sent a notice of potential eligibility to over 250 households within the ASCA service district that did not have sewer accounts to provide information on the Septic to Sewer program and encourage residents to reach out for additional information. Since the return of the signed contract on January 10, 2023, County staff have processed four invoices for work completed totaling \$313,702.13 for septic to sewer conversions for five households. AHIP reports that there are an additional four households in the contract development phase; these conversions are estimated at an addition

\$186,297.87 for a total of \$500,000 of the initial appropriation of \$1,000,000. As interest appeared low in this program, both AHIP and County staff were doubtful that the remaining balance of \$500,000 in these funds would be expended on this service by December 1, 2024.

Staff recommends redistributing the remaining \$500,000 to the projects and services listed below. (This redistribution reflects an interest in supporting the most vulnerable with these one-time funds with a focus on people experiencing extreme housing instability.)

- a) \$150,000 for AHIP to serve three additional households with a septic to sewer conversion,
- b) \$80,000 to continue housing navigation services provided by the Financial Opportunities Center for County residents,
- c) \$170,000 for the Albemarle County Emergency Relief Program providing funds to residents with an eviction or shut-off notice, and
- d) \$100,000 to a homelessness service contingency account to support efforts to develop a low-barrier year-round shelter.

These funds have already been appropriated and will have no immediate impact on the budget.

Staff recommends the Board approve the proposed redistribution of these previously appropriated funds.

Ms. Kaki Dimock, Chief Human Services Officer, said that for the FY23 budget process, the Board of Supervisors authorized \$1 million for a project called Septic to Sewer. She said that the intention of this project was to support the conversion of certain septic systems to hook up to the sewer systems. She said that the County had contracted with Albemarle Housing Improvement Program (AHIP) after working with procurement in a competitive process for this work and had entered into a contract for the period of January 10, 2023, through December 1, 2024.

Ms. Dimock said that this was originally ARPA (American Rescue Plan Act) funding and so had a deadline around its expenditure and some guidelines around what it could be used for. She said that at the time, the program goals were identified as supporting residents who had failing septic systems or systems that were at imminent danger of failing, to protect the general public from environmental harm, improve wastewater management, and preserve and improve the environment for fish and wildlife quality.

Ms. Dimock said that the eligibility criteria for households were households within the ACSA (Albemarle County Service Authority) district who did not already have a sewer account and who were within reasonable proximity to existing sewer systems. She said that they did not define what that was because they were not sure what they were going to find in terms of the need. She said that criteria also included households with income below 80% area median income (AMI), the property was owner-occupied and was within proximity to an environmental impact such as an endangered waterway or a playground, and the existing septic systems were failing or substandard.

Ms. Dimock said that this represented a potential intervention in wastewater management, public health, stream health, and poverty. She said that notices of potential eligibility were sent to over 250 households within the service district. She said that currently, there were five septic-to-sewer conversions that had been completed at a cost of \$313,702.13. She said that initially, they estimated the average cost to be between \$28,000 and \$30,000, but it had been closer to \$45,000 for this work to be completed.

Ms. Dimock said that four additional households were in the contract development phase, adding an estimated \$186,297.87 to the total, bringing it to \$500,000 of the initial appropriated \$1 million. She said that six additional households had expressed interest, of which five met the income eligibility threshold. She said that one was near a waterway or a playground, but none had existing failing systems or were at imminent risk of failure. She said that only three had more than one person actually using the septic system in the household.

Ms. Dimock said that she requested the Board's guidance on the best and highest use for the remaining \$500,000 of the originally appropriated \$1 million. She said that staff proposed using the lens of serving the most vulnerable and using limited dollars to serve those who needed it most. She said that staff suggested allocating \$150,000 to AHIP to serve the three additional households at the highest risk of that pool as yet to be served.

Ms. Dimock said that staff recommended reallocating \$80,000 to continue housing navigation services currently provided by the Financial Opportunity Center for County residents. She said that staff recommending reallocating \$170,000 to the County Emergency Relief Program to provide funds for residents facing eviction or shutoff notice. She said that up to \$100,000 of that allocation could be used for security deposit assistance for residents facing imminent displacement. She said that staff also recommended allocating \$100,000 to a homelessness service contingency account to support efforts to develop a low-barrier, year-round shelter.

Mr. Andy Bowman, Chief of Budget, said that this funding would be carried forward as part of the County's reappropriation process. He said that it was already being considered by the Board. He said that it was essentially a redirection of how that funding was used. He said that the intent was to continue using the funds for the same purpose as they were originally intended, and to get the money out the door in a reasonable timeframe.

Mr. Bowman said that although this funding was not directly from ARPA, and that there was a

subset of ARPA where the County reimbursed itself for revenue loss. He said that this was really just continuing that spirit. He said that the Board had previously approved this, but they wanted to revisit it due to the different programming that was originally approved in the budget two years ago.

Ms. Dimock said that staff was presenting a recommendation for the consideration of an additional \$500,000 that had yet to be spent by AHIP. She said that AHIP had not anticipated being able to spend this amount before the existing contract expired. She said that they had limited response to the solicitation for the septic to sewer program, as they had not received a sufficient number of qualified and interested applicants.

Ms. Dimock said that since then, six additional households had expressed interest, but only three met more than one criterion for eligibility. She said that the recommendation was to allocate \$150,000 from the pool for septic to sewer conversions for these three higher-risk households. She said that the remaining funds should be reprogrammed as described.

Ms. Mallek said that they did not have the December 31 deadline to use this because it had been categorized under revenue replacement. She said that initially, she thought they needed to act quickly, but now it seemed that was not the case. She said that they had the option to keep it in the same category, and as more people came forward, they could do so without any penalty.

Ms. Dimock said that was correct.

Ms. Mallek said that regarding the other disbursements they proposed, she was interested in knowing how much of the total funds would be allocated to administration versus direct assistance to individuals. She said that her concern was that initiatives like starting up new programs might lead to the creation of an agency rather than providing direct help to people.

Ms. Dimock said that the Financial Opportunity Center provided housing navigation services for County residents who were struggling with housing. She said that they could have a housing voucher but may not know how to find a suitable or appropriate place. She said that they might need help with applications, finding money for security deposits, or they could be overwhelmed by the system of care.

Ms. Dimock said that unfortunately, they did not have the capacity to provide housing navigation services. She said that during the pandemic, money was used to support housing navigation services at the Financial Opportunity Center, and this funding has been continued for the last two years. She said that this was not through DSS; it was an outside agency. She said that the Financial Opportunity Center was created by the Piedmont Housing Alliance (PHA) and United Way.

Ms. McKeel asked if the timing was critical.

Ms. Dimock said that it appeared there was a misunderstanding. She said that she mistook this for pure ARPA money and therefore thought it had to be completed by the end of this calendar year. She said that they could revise the contract and use the funds for ongoing costs.

Mr. Bowman said that to clarify, this was not related to the December 31 deadline. He said that the intent of the funding was to expedite the provision of these services to the community. He said that their human services team was considering the best way to utilize this to assist a greater number and quantity of people beyond what they had seen in the first two years of the Septic to Sewer Program.

Mr. Pruitt asked for help better understanding the current status regarding the future of the year-round shelter.

Ms. Dimock said that she believed that three organizations which had historically not collaborated with each other had come together to collaborate on creating a year-round shelter that would have 50 beds. She said that it would be operated as a low-barrier shelter. She said that the target was to open in the winter of 2025. She said that it had moved beyond the conceptual phase into a more practical reality phase.

Mr. Pruitt asked if it implied that there was a reasonable chance of a clearly articulated request being made before they were in a position to finalize the 2026 budget.

Ms. Dimock said that she anticipated a request from the community would appear before the Board relatively shortly.

Mr. Pruitt said that he led this line of questioning because he was given pause by the urgency of immediate service delivery needs, and the strategy of setting aside money as a contingency, which was generally not his approach. He said that he saw that as an urgent need based on the current pace and opportunity. He said that housing navigation seemed to go through a third-party organization, the PHA with United Way's assistance, and that there were elements of the housing navigation that County staff assisted with. He said that he wondered if local legal nonprofits might contribute to this effort. He said that he was concerned about potential duplication of services and wanted to understand the landscape of navigation services to determine if there was any overlap.

Ms. Dimock said that she did not see it as a duplication of service. She said that she saw the existing need significantly exceeding the available services. She said that the market was extremely tight. She said that over 50 percent of their renters were spending more than 30 percent of their income on

housing. She said that this indicated that they had a highly housing-burdened population, including individuals who were extremely and unstably housed, as well as those currently facing eviction.

Ms. Dimock said that prevention of all kinds was necessary to help individuals maintain their current housing. She said that the best housing for someone was where they currently resided. She said that the cost to the system and to the individual for losing housing, even if they received some of their best resources, such as a housing voucher, was still significantly high for them.

Mr. Pruitt said that he wondered if it was common for them to conduct warm handoffs with the Financial Opportunity Center for clients that they may not have the capacity to serve.

Ms. Dimock said that it happened all the time.

Mr. Pruitt asked what the comparative cost would be if a County FTE were to fill the role.

Ms. Dimock said that \$80,000 would not cover the cost of an FTE.

Mr. Bowman said that the typical County salary for such a position would likely be in that range. He said that it would not be surprising if the salary, not knowing the full benefits, could be higher. He said that this could be a point for the Board to consider if it was important. He said that they would need to do more work on the actual administrative cost. He said that in addition to the cost, the benefit of having a partner in terms of the administrative work should also be considered when evaluating the cost of the position.

Ms. LaPisto-Kirtley said that as this became more widely known, there may be additional people with failing septic systems who were unaware of the resources available to them. She said that she would support a wait-and-see approach, although she recognized that it may not be the best approach. She said that Ms. McKeel had been advocating for years that in urban areas, there were many failing septic systems that could be connected to sewer and water. She said that she was somewhat disappointed to see that more people were not taking advantage of this opportunity.

Ms. Dimock said that they were surprised as well. She said that two notices were sent out to people, and some follow-up calls were made to remind them that they were eligible for consideration for this project. She said that they did not receive many takers. She said that many people expressed that they felt they would be incurring an additional cost for water to be on the formal water system and preferred to take the risks with what they already had. She said that she was somewhat surprised by the lack of immediate interest in this project.

Mr. Andrews asked for clarification about the eligibility criteria.

Ms. Dimock said that this eligibility was threshold eligibility. She said that to be considered for the program at all, one had to meet all of the criteria. She said that it was challenging to define for some individuals whether their septic systems were failing or were substandard. She said that she consulted with AHIP, and these were septic systems that had not had regular maintenance but were not currently failing or in immediate danger of failing. She said that with time, they were likely to reach a point of failure, as all would eventually do, but not at an imminent level.

Ms. Dimock said that because they anticipated more interest in the program than available funding, they established a prioritized list of threshold criteria. She said that they planned to consider households with catastrophic failures, those with children under five, based on the lowest AMI, and prioritize existing eligible applications. She said that unfortunately, they did not get to that place.

Mr. Andrews asked if the program would cover the entire cost of conversion, which encompassed both the construction costs as well as the associated connection fees.

Ms. Dimock said that it included the removal of the existing septic system, the construction of new connections to the existing system, and the associated hookup fees.

Mr. Andrews asked if there were other sources of funding that could be used for connection fees or other costs.

Ms. Dimock said that so far, ACSA had not been forthcoming about additional funding or discounted rates for this service. She said that although there were additional dollars that came from the Department of Environmental Quality (DEQ) last year, using federal ARPA money to help with broad neighborhood-based septic to sewer projects, there were no funds allocated for this kind of house-by-house project. She said that she was not aware of any additional funding.

Ms. Mallek asked if property owners were informed that they would be required to connect to County sewer in the future. She said that such requirements could be coming from the state at any point. She said that her concern was about the potential for damage when a system failed. She said that this issue was not limited to streams but also affected the health and well-being of neighbors in the vicinity. She said that she was curious about how they could be certain that a system was not failing. She said that in her 50 years of residing in her house, she had found that assessing the reliability of such systems was more complex than it might initially appear.

Ms. Dimock said that she could not answer the latter question. She said that contractors had

been sent out to examine the systems to ensure that they were eligible in terms of being at the failure point. She said that there was an assessment of eligible households to make that determination. She said that she was confident that AHIP did not identify any future state legislation when they interacted with families.

Ms. Mallek said that she was aware that the monthly cost might be a concern for people. She said that if they missed this opportunity and it failed, they would have no other option. She said that it was a concern that was difficult to address. She said that they should strive to identify these issues more effectively.

Ms. Mallek said that over the years, she had heard numerous comments from various neighborhoods about spectacular failures that necessitated emergency connections at the County's expense. She said that she did not support redistributing the funds at that moment. She said that she assumed the Virginia Department of Health (VDH) had information that could be shared, and more time could be spent to contact all of the people on the list.

Ms. Dimock said that all the people on the list had been contacted twice. She said that the information about the County's septic to sewer program came from AHIP.

Ms. McKeel said that from her conversations with two representatives from the ACSA, she understood that it was challenging to capture the attention of individuals when sending them a letter. She said that they had faced difficulties in engaging with some neighborhoods. She said that these neighborhoods consisted of a mix of renters and property owners, with many of the properties on the list located in the Jack Jouett and Rio Districts in the very old neighborhoods.

Ms. McKeel said that anecdotally, she had heard from real estate agents that homeowners were often unaware of their septic systems until they decided to sell their homes. She said that she believed that the ACSA's mailers had not been effective in reaching homeowners. She said that she suggested that they should consider additional outreach efforts. She said that she did not want to pit affordable housing against water and sewer infrastructure. She said that she believed that they should strive to address all these issues simultaneously.

Ms. McKeel said that they could find opportunities to engage with more people and explore potential solutions. She said that she suggested further outreach to see if they could attract more participants. She said that she found it challenging to compare the urgency of the needs listed with the infrastructure that they were not certain was failing. She said that from what she understood, the 254 cases they were aware of were located in older neighborhoods, but they did not have definitive evidence of their failure.

Ms. Dimock said that there were six households that had reached out after they had started the process to get ready for today, and of those, five were income eligible. She said that one was near a waterway or a playground, but none had existing failing systems or were at imminent risk of failure. She said that only three had more than one person actually using the septic system in the household. She said that they were unaware of the income qualifications of the 254 households. She said that they did not know how many people lived in each household. She said that all they knew was that they were on septic and could potentially be on sewer.

Ms. Mallek said that she would prefer to hold this money for a while longer.

Mr. Pruitt said that he came to the Board last session to describe a crisis that was facing his district. He said that a redevelopment of an affordable housing complex into a luxury housing complex was resulting in the unjust and undeserved eviction of dozens and dozens of families. He said that over 300 people were currently living in that development and were going to be displaced. He said that overwhelmingly, they were having a hard time finding any place to live because they could not afford a security deposit, even when they could afford rent.

Mr. Pruitt said that security deposit assistance and increased funding to the Albemarle County Emergency Relief Program (ACERP) was the number one thing that tenants were saying they needed. He said that he was talking about Cavalier Crossing, but this also applied to all of the low-income housing complexes that they had that were potentially undergoing redevelopment. He said that they knew that Mallside was about to experience this, and several low-income housing tax credit properties were potentially going to fall off and be sold for redevelopment this year and in the coming years.

Mr. Pruitt said that this was overwhelmingly what tenants were saying they needed, and what tenant organizers, legal service providers, and the housing navigator at the Financial Opportunities Center, said they needed to be able to keep people from being homeless, people who were currently housed, people who were currently working in Albemarle County. He said that these people were going to be homeless without security deposit assistance.

Mr. Pruitt said that when this came to his attention, he reached out to Human Services and learned that this pool of money was becoming available and that this was going to potentially solve this problem for dozens of families. He said that dozens of families will not be homeless because of this allocation of funds that they were considering. He said that this was an urgent need, a community need that was directly in front of them, and they had an identified and clearly articulated demand that this was going to truly and directly and meaningfully alter people's lives. He said that it was not a questionable, unquantifiable, or undefined series of points on a map who may or may not want this. He said that these

individuals had come to them seeking assistance.

Mr. Pruitt said that he had expressed this sentiment previously during budget season, and he wished to reiterate it. He said that the County government was not a bank. He said that they fulfilled the needs that were presented to them based on the calendar year they were in. He said that he believed they would all be taken aback and perhaps even audibly laugh if a request came to them that allocated half a million dollars for the possibility of septic replacement in one to two years. He said that would not be considered, and it would not be approved. He said that was what they were currently discussing, to set aside money for one to two budget years ahead of them as they identified additional needs within an allocated pot, which he found perplexing.

Mr. Pruitt said that it was outrageous to suggest that they would not allocate this money to an urgent need that was currently before them, which was displacing people and leading to homelessness, and instead allocate it and set it aside for an undetermined amount of future need. He said that AHIP and Human Services had already approached them and stated that they were not experiencing this need.

Mr. Pruitt said that they were not having people coming to them and expressing this need after multiple rounds of outreach. He said that it would be outrageous to continue to set that money aside for them that was not requested or desired. He said that in doing so, they would not fund an urgent need that was in front of them. He said that he was very enthusiastic about supporting the County's recommendations that were being made.

Mr. Gallaway said that in the recommendation, \$150,000 was allocated to the program, which meant they were actually discussing a total of \$350,000, not a half a million. He said that even those who may not support the staff's recommendation would be against the first item that continued this program. He said that this initiative sounded like one of the ARPA-funded projects that they had not undertaken previously, but that they had to continue because it was a good program.

Mr. Gallaway said that for \$350,000, they would have to consider the outreach to potentially attract more people or modify their criteria. He said that by the time they completed this process, they would have moved on to the next budget cycle. He said that if this program had been extremely successful and they had not encountered the current issue, they would likely be back before the Board requesting the continuation of this program.

Mr. Gallaway said that to him, this appeared to be more of an accounting exercise on how to allocate the funds and determine their availability. He said that the need for a low barrier shelter was critical. He said that this was a conversation that some people were hesitant to have. He said that they were discussing the needs of individuals who were not even advocating for anything, let alone attempting to be reached out to.

Mr. Gallaway said that he was happy to support this because he understood that by the time they reached out and received the necessary responses, they would already be in the next budget cycle. He said that they would likely be able to address both of these needs within the next budget cycle. He said that the matter at hand was about reallocating funds within their budget spreadsheet and when they could access them to ensure everyone felt comfortable with the proposed expenditures.

Mr. Gallaway said that his challenge was to manage these funds without one program competing against another. He said that he believed they should reset and determine the appropriate timing for these initiatives. He said that if they were to repeat this process, he knew they needed to consider the duration it took previously to secure funding for similar projects.

Mr. Gallaway said that he was in favor of releasing funds for the recommended purposes, with the understanding that they may later decide to make the septic to sewer program a permanent fixture and allocate additional funds accordingly. He said that in the interim, this \$350 thousand, in the spirit of what ARPA was designed for, should be utilized effectively and not remain idle. He said that he did not see this as a lost opportunity, but an opportunity that would gain them a lot moving forward. He said that he supported the staff's recommendation.

Ms. LaPisto-Kirtley said that she agreed with the staff's recommendation but would push back on a for the three households, who still had working septic systems. She said that they could consider using some of these funds to assist people with low incomes who were qualified to empty their septic systems. She said that this approach could prevent issues like overflow or leaks. She said that this could be a lower cost than conversions and allow them to assist more households.

Ms. Dimock said that one of AHIP's suggestions was to redirect the funds for emergency situations, such as when a failure point had already been reached and families were seeking support, or for regular maintenance for low-income households with septic systems.

Mr. Andrews said that his understanding was that there were no inspection requirements in the County for septic systems or evidence of maintenance that needed to be shown. He said that they really did not know the status of these systems. He said that he expected that they would encounter some failing septic systems. He said that they did not have evidence of individuals who were willing to express a need for this and who qualified in all respects and were interested in participating.

Mr. Andrews said that he supported the staff's recommendations. He said that they had identified significant housing needs that were relevant to them, and they had an opportunity that was primarily an

accounting matter. He said that it was a question of acknowledging that these matters were important to them and were pressing concerns. He said that they could revisit this issue during the budget season to determine whether they saw more failing septic systems and if there would be sufficient funds available for this program in the next budget. He said that this was something that he would rather take up at that time rather than letting this opportunity go.

Ms. Mallek said that for 15 years, this program had been on the agenda, as this need and this issue had been at the forefront in both rural and urban communities. She said that as they approached the spring, when there was a high demand on the budget for various projects, this program would require funding. She said that every topic was incredibly important, including the security deposit issue and eviction prevention.

Ms. McKeel said that she had a similar experience several years ago with a home that had a failing septic system. She said that the system had raw sewage that had been bubbling up in their front yard for over a year. She asked if they approved this today, if during the upcoming budget cycle, they should consider allocating funds for an emergency fund to address septic issues. She said that she appreciated this list, but that there would be instances when they required that, and they had never had a fund previously that they could allocate towards failing septic systems.

Mr. Jeff Richardson, County Executive, asked if there was consensus from the Board to move forward on that, and said that the Board had indicated that there was.

Mr. Pruitt said that AHIP was currently providing this service as a contracted service provider for a fund that the Board had allocated to them. He said that septic replacement and repair, as well as conversion, were already services within AHIP's scope of work.

Ms. Dimock said that she would find out the exact amount they had already allocated to AHIP and for what purposes, as they had several existing contracts with AHIP. She said that AHIP was the only organization in town that provided housing preservation services, which was a critical aspect of their housing continuum. She said that traditionally, none of these funds had been used for septic to sewer conversions. She said that although there had been a few septic repairs under certain circumstances, the concept of a long-term solution for wastewater management had not been part of what the County had asked them to do.

Ms. Dimock said that one immediate action they could take without discussing additional funds was to include this as part of the set of obligations they asked for on behalf of the County. She said that for instance, if a firefighter identified a failing septic system in a household, they could make an internal referral, and they could instruct AHIP to use a portion of funds to repair the system or to connect it to the sewer system in that jurisdiction. She said that there were other ways they could expand their outreach to existing households. She said that this approach was unique because they had not traditionally used the funds allocated for housing preservation for this purpose.

Mr. Andrews said that if someone had a failed sewage system, he wondered if this was an acceptable situation where they simply acknowledged the failure, or if they insisted that the person fix it. He asked what would happen in this instance.

Ms. Dimock said that she was quite certain that VDH would consider the situation completely intolerable for both public health and environmental health. She said that she was uncertain about the compliance function was there and what would happen if someone failed to carry out the necessary repairs. She said that she did not believe there was a mechanism for compliance, and she thought it was worthwhile for them to pursue this matter with CDD (the Community Development Department).

Mr. Andrews said that they could receive notices of non-compliant systems. He said that if individuals in these situations were identified, they could approach them and inform them that the situation needed to be rectified. He said that they would then inquire about their resources for addressing the issue.

Ms. Mallek said that it was not within the County's enforcement ability, and VDH was not there to handle such issues. She said that it was a significant challenge, and she did not want them to assume that they could simply pass the responsibility to someone else, as they would not be able to address it.

Ms. McKeel said that the dynamic between property owners and renters created another challenge. She said that in her neighborhood, many homeowners who rented out their houses did not reside in this area. She said that they were often located in Florida, North Carolina, or other parts of Virginia. She said that this added to the difficulty of garnering attention and addressing failing systems. She said that they should seek a compromise on supporting this item today and revisiting it during the budget cycle. She said that they should request staff to examine this issue and establish a fund during the budget cycle.

Ms. Dimock said that they had research to do regarding what they ask AHIP to do for us already, and that they could compile all this information and share it with the Board in advance of the FY26 budget process.

Ms. McKeel said that she wanted to ensure that whatever they did with this process, they made sure that AHIP had the ability and the time to handle it. She said that they often discussed their work plan, and adding something new might not be fair to AHIP.

Mr. Pruitt said that he concurred with the idea of examining this during the budget process to determine a long-term solution that addressed emerging problems rather than reserving funds specifically for this purpose. He said that this approach would prevent the repetition of the same issue, where a discretionary fund was set aside but not fully utilized each year. He said that they should collaborate with AHIP to understand the level of resources they would require to incorporate this task into their ongoing core mission. He said that this way, they could avoid the unspent funds scenario.

Ms. McKeel said that she saw this as part of their work on climate change and environmental protection. She said that they had watersheds and that they wanted to protect their Development Area.

Ms. Mallek said that the other tie-in was assisting individuals to stay in their homes. She said that the final straw for VDH was declaring a house uninhabitable. She said that consequently, a person with limited means may have no place to live and no resources to repair it. She said that this situation was what she was truly concerned about avoiding, as they risked losing a NOAH (Naturally Occurring Affordable Housing) right there.

Ms. LaPisto-Kirtley said that she supported the recommendation and going forward with the budget. She said that she also wanted to see something included that addressed those who could not afford it. She said that she wanted to see provisions for emptying septic systems, which she believed was only a fraction of the cost of conversion.

Ms. LaPisto-Kirtley said that the assistance would depend on the homeowner's income and poverty level. She said that they were currently paying for three people who had functioning septic systems even though emptying the septic systems might be all that was needed.

Mr. Richardson said that he believed what he saw was support for the staff recommendation provided by Ms. Dimock in her presentation. He said that this would redirect funds to the programs that Ms. Dimock suggested. He said that on a parallel track, he had seen support from the Board for Ms. Dimock to re-advertise and re-canvass to see if there were additional homes that would qualify.

Mr. Richardson said that by the budget process, an effort by Mr. Bowman's office, himself, Ms. Dimock, and with outside agency funding, they would earmark money that would go back into the septic sewer program to continue that program. He said that they would prioritize that accordingly. He said that they would also consider assistances for homes that needed to empty septic systems. He said that they could explore that with the contractors. He said that they would be prepared in the budget process to talk about what their effort had been with this program.

Mr. Andrews asked if a formal motion was required.

Mr. Herrick said that he would like to seek clarification from Mr. Bowman regarding whether a reappropriation was being pursued at that time.

Mr. Bowman said no. He said that would be brought back to the Board through a different action, but this provided them with the intent to move forward.

Mr. Herrick said that a motion could be as straightforward as what was included in the staff recommendation.

Ms. Mallek **moved** that the Board of Supervisors approve the proposed redistribution of previously appropriated funds as recommended by staff.

Ms. LaPisto-Kirtley **seconded** the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.
NAYS: None.

Agenda Item No. 10. **Work Session:** Legislative Priorities and Legislative Positions and Policy Statements.

The Executive Summary forwarded to the Board states that, each year, the Board considers and approves a set of legislative priorities to pursue in the upcoming General Assembly session. The Board then discusses these priorities with the County's General Assembly delegation and submits the priorities to the Thomas Jefferson Planning District Commission (TJPDC), the Virginia Association of Counties (VACo), and the Virginia Municipal League (VML).

During its work session on June 12, 2024, the Board of Supervisors reviewed its prior year's legislative priorities and discussed its 2025 legislative priorities. On September 18, 2024, the Board will have a second opportunity to consider its priorities.

During its work session, the Board of Supervisors will review proposed legislative priorities (Attachment A) and proposed legislative positions and policy statements (Attachment B). The major revisions to the legislative priorities include proposed state funding for an element of the Biscuit Run Park project and a proposed elimination of the state cap on the recovery of costs incurred in responding to

terrorism hoax incidents, bomb threats, or malicious activations.

Drafts of both documents are attached. Attachment B, the draft of the proposed legislative positions and policy statements is highlighted to reflect proposed revisions, in comparison to the 2024 version of the same document.

David Blount, Deputy Director of TJPDC, will also participate in the presentation to the Board.

Final action on the Board's Legislative Priorities and Legislative Positions and Policy Statements is scheduled for the Board's meeting on October 16, 2024.

There are no specific, identifiable budget impacts.

Staff recommends that the Board review potential legislative priorities and legislative positions and policy statements, identify those that have Board support, and direct staff to finalize the 2025 legislative priorities and positions and policy statements for Board consideration on October 16, 2024.

Mr. Andy Herrick, Interim County Attorney, said that although he was initiating today's session, he was pleased that this was a collaborative effort with Emily Kilroy, Interim Director of Economic Development, and David Blount, their legislative liaison with the Thomas Jefferson Planning District Commission (TJPDC). He said that he wanted to recognize James Douglas, who contributed significantly to their legislative efforts. He said they would begin by discussing the draft legislative priorities for the 2025 General Assembly session. He said that they would also examine legislative positions and policy statements, and then they would look ahead to the 2025 General Assembly session.

Mr. Herrick said that there were two main components of the County's legislative program. He said that the first component was legislative priorities and budget amendment requests. He said that these were their top-level requests to the General Assembly. He said that these were the issues they considered most important and would be particularly advocating for during the session.

Mr. Herrick said that the legislative positions and policy statements were guidelines for individuals like Mr. Blount when he was in Richmond. He said that if an issue arose regarding the County's stance on an issue, the legislative positions and policy statements provided overarching themes. He said that these were not as high priority as their legislative priorities, but they offered guidance to those advocating on the County's behalf.

Mr. Herrick said that they would begin by discussing the draft legislative priorities. He said that there were three in the legislative realm and two in terms of budget requests. He said that they would briefly discuss expanded authority for photo speed devices, a one-cent sales tax option for Schools capital, and reimbursement for responding to community threats. He said that they would also be looking at a couple of budget requests regarding Rivanna Futures and the Biscuit Run Park Project.

Mr. Herrick said that the first legislative priority that he wished to address was the expanded authority for photo speed enforcement. He said that the Virginia Code currently granted special authority for photo speed enforcement in construction zones and school zones. He said that proposals had been made to the General Assembly to allow local ordinances to specify other areas where photo speed enforcement was permitted. He said that although these proposals had not advanced past committee the previous year, the Board was interested in continuing to pursue this issue.

Mr. Herrick said that another legislative priority that the Board was interested in was seeking a one-cent sales tax referendum. He said that currently, there were many localities across the state that had a one-cent sales tax add-on dedicated for School capital projects. He said that the law was structured in such a way that only specific localities named in the statute were able to hold a sales tax referendum. He said that Albemarle was not currently on the list.

Mr. Herrick said that there were two ways to amend the state law. He said that one way would be to grant that authority to any locality that wished to hold a referendum. He said that a lesser but equally effective method would be to simply add Albemarle to the list of existing localities that already had that authority. He said that this proposal had received significant support in the last session of the Assembly. He said that it had passed, but it had been vetoed by the Governor, and the veto override had failed by a narrow margin. He said that this was one of the Board's priorities that had come very close to being enacted within the last session.

Mr. Herrick said that this had been a discussion that the Board had at its last session in August regarding reimbursements for responding to community threats. He said that as discussed at the August meeting, currently, there were limits on the amounts that localities could recover in response to false alarms, hoaxes, and terrorist threats. He said that the recovery was either a flat fee of \$250, which was the current amount, or a line-itemized bill with a cap.

Mr. Herrick said that the Board had deliberated on this issue before deciding not to adopt such an ordinance locally. He said that the recoverable amounts were insufficient to justify the County's efforts. He said that the legislative package had incorrectly identified that the Board had adopted an ordinance, when in fact, the Board had chosen not to. He said that the County currently did not have such an ordinance, in part because the enabling authority was limited.

Ms. Emily Kilroy, Interim Director of Economic Development, said that she recalled the last time they had met in June, when they had discussed two budget amendment requests that the Board could consider as part of its legislative priorities. She said that the first was the Rivanna Futures Project, which they were all familiar with. She said that the previous year, as part of a package in collaboration with the state, they had proposed a budget amendment request for \$58 million to demonstrate a one-to-one partnership between the County of Albemarle and the Commonwealth of Virginia for the next phase of work for the project for site readiness.

Ms. Kilroy said that they believed there were at least that much investment opportunities for site readiness, which would include grading, infrastructure, and road extensions. She said that based on feedback from the local delegation and some of the conceptual engineering work they had presented at the joint meeting with the Economic Development Authority (EDA) earlier that year, they had developed a phased roadmap for how the future development of the Rivanna Futures land could proceed.

Ms. Kilroy said that this year, staff was recommending that the Board consider a budget amendment request for the work associated with phase one. She said that this would involve 650 feet of road and 4,650 feet of water and sewer pipes to provide the minimum level of service out there. She said that this would significantly shorten the development timeline for any potential future user from years to months. She said that would be the first budget amendment request that would be part of the package for this year.

Ms. Kilroy said that the second request was a new idea that they had not pursued before. She said that Biscuit Run Park was a park that the County was leasing the land for from the Commonwealth on a 99-year lease. She said that originally, it was going to be residential development. She said that the state had acquired the land with the intention of transforming it into a state park. She said that there was no state funding allocated for this transformation, which led the County to pursue a lease agreement to locally control the park's development.

Ms. Kilroy said that the Commonwealth had not provided any financial support for the park's development. She said that the idea discussed in June was to propose a discrete project that could potentially receive state funding. She said that this project, not currently funded in the County's capital improvement plan (CIP), was part of the park's master plan. She said that they had discussed identifying a project that would be about \$1 million in order to keep that ask at a reasonable level.

Ms. Kilroy said that park staff had developed a proposal for a trail segment that would provide ADA trail access from Southwood to Biscuit Run Park and the future Monacan Nation Tribute Park. She said that this trail segment would connect two future parks that were not yet open, and it would meet all ADA requirements. She said that it would open a part of Biscuit Run Park to the public that was not currently part of the initial Phase 1A.

Ms. McKeel asked for clarification about the trails.

Ms. Kilroy said that the Biscuit Run Park Master Plan included a trail that was not part of the initial trail that would be open when the park opened later that year. She said that the grand master plan featured a circulator trail that would encircle the entire park. She said that this particular trail would be a segment of that circulator trail, and it would not be connected to the broader trail, as it was not yet built. She said that as they continued to develop the park over time, this trail would eventually connect with the circulator trail. She said that this would be a one mile first segment.

Mr. Pruitt said that he wanted to position the Biscuit Run funding within the broader infrastructure of this project. He said that he was aware of previous discussions about a stream restoration project that needed to precede any development of the Southwood Connector. He said that he wanted to seek clarification on whether this project had been completed or if there would be a timing element to consider when securing General Assembly funding.

Ms. Kilroy said that this project was on a completely different part of the park than the stream restoration project and the initial park access. She said that she understood that this project was not connected in any way. She said that this would be more of a pedestrian access point into the park.

Ms. Ann Wall, Deputy County Executive, said that the stream restoration project was currently underway. She said that the Board received a partnership report the previous evening at the joint meeting, which contained information about the stream restoration project and a partnership with the City of Charlottesville.

Mr. Pruitt said that he understood that there was some path dependence involved in many of these decisions. He said that he would like to briefly comment on the reimbursement bill, as it was something he was particularly invested in. He said that what they were doing was within the realm of what was feasible and consistent with a previous bill introduced by Delegate Reed.

Mr. Herrick said that since the Board's meeting in August regarding this proposal, Ms. Farley and he had had discussions with other localities to explore potential alternatives. He said that they had also been considering alternatives to simply seeking reimbursement. He said that these proposals were not yet ready to move forward. He said that it was possible that when they reached the session, they may have other alternatives that were more effective than this. He said that if it was the Board's direction, they would certainly pursue more effective alternatives. He said that their goal was to enhance the deterrent to better prevent such threats in the future.

Mr. Pruitt said that they all seemed to agree that seeking costs was an immediate part of this issue, but the core underlying piece of this was deterrence. He said that it was challenging not to resonate with the situations they had seen in Springfield, where the city government had come to a standstill, children had been sent home from school due to social media-incited bomb threats, and an actual firebombing of an apartment building had occurred.

Mr. Pruitt said that he was excited to hear that the County Attorney's Office was exploring more creative solutions, recognizing the problem. He said that although these solutions may be messier and not as convenient as their current path, he believed they were still worth considering. He said that there were elements that would be better suited for discussion in the second half of the show, but he was open to elevating one or two of them to their core priorities.

Ms. LaPisto-Kirtley said that she supported what had been suggested so far.

Mr. Andrews said that he appreciated all the suggestions, although he acknowledged that they were making a significant request for Rivanna Futures. He said that they had justified the need for this, but he hoped that they would maintain their vision for phase two. He said that they had big projections and needs that won't be met in the first phase of the project that were very important to them.

Ms. Kilroy said that they were currently working on the project in segments. She said that the conceptual engineering study had provided them with a clear roadmap for a 15-year development timeline. She said that they were now focusing on understanding how to implement phase one and aligning the different projects that would comprise that with grant opportunities. She said that this was the work they were doing to figure out how to utilize state funding as well as other more structured opportunities at the state and federal levels. She said that they would continue to work on identifying additional streams to ensure they were making good progress.

Ms. Kilroy said that in June, they had discussed an item that was not part of their priorities: the enabling authority for funding a transit authority as part of their initiatives for that year. She said that Ms. Wall and Mr. Chambers had presented the previous night at the Joint City-County meeting about the positive movement towards activating the current authority to establish the RTA, which they were calling CARTA. She said that their plan was to engage with their legislators during the legislative forum and throughout the session to highlight the growing momentum. She said that their goal was to be in a position to seek actual funding authority in a future year.

Mr. Herrick said that the legislative positions and policy statements was slightly longer, containing 44 different legislative positions on various bills that might come to the attention of legislators in Richmond. He said that it served as an aid to Mr. Blount and others in advocating on their behalf for issues as they arose.

Mr. Herrick said that among the 44 positions listed, seven were additions from the previous year. He said that five of those positions shared a common element of seeking increased funding or support. He said that the County was advocating for increased funding for economic development and site readiness, Community Services Board (CSB), mental health services, Housing Albemarle, and Public Schools funding. He said that while he was simplifying the County's position in each case, the essence was that the County was seeking additional financial or state support for these areas.

Mr. Herrick said that the two items on this list that differed from funding were positions regarding the local authority concerning land use matters. He said that it was a known struggle in the General Assembly to fight incursions on local land use authorities. He said that there were various bills in the Assembly every year that aimed to limit the land use authority of localities. He said that he suggested a position statement in the County's legislative position and policy statements that the County opposed any sort of incursion on the County's or locality's land use authority.

Mr. Herrick said that there was a statement opposing any efforts to repeal the ban on skill games. He said that they would seek for the ban on skill games to continue. He said that there was a recent development where the Broadband Authority Office had reached out to Ms. Kilroy, expressing a request to add a statement in favor of digital equity to the position statements. He said that he had limited details on this, but it could be addressed, and Ms. Kilroy may answer any questions the Board had about incorporating this statement. He said that they had made other edits to the positions and policy statements, reorganized the document, and made minor updates and adjustments for accuracy.

Ms. Mallek asked for clarification about the position on sunset provisions for development approvals.

Mr. Herrick said that by default, approvals expired after a certain number of years. He said that during the housing crisis of 2008 and during the COVID emergency, special legislation was enacted that altered this default rule. He said that the General Assembly stated that these could continue beyond the usual two-year or five-year limits, whichever applied. He said that since then, it seemed like every year, the Assembly wanted to extend it further. He said that at some point, they needed to establish a hard deadline.

Ms. McKeel said that the digital equity for broadband would be a great addition. She said that they needed a sunset clause. She said that on Hydraulic and Georgetown Road, there was a building that had been mostly empty since it was built within the last two years. She said that it was approved in 2004.

She said that it was built just within the last few years and was in the wrong place, at the wrong time now, considering all factors. She said that they really needed to have sunset clauses.

Ms. McKeel said that economic development, site readiness, and local authority for land use matters were great. She said that she was strongly opposed to gambling and skill games. She said that they already had too much of that. She said that they were now trying to figure out how to help people get out of the gambling habit, which was causing mental health issues. She said that CSBs were absolutely necessary. She said that they should use the JLARC (Joint Legislative Audit and Review Commission) study with recommendations as a reference, especially for Region Ten.

Ms. McKeel said that mental health services, Housing Albemarle, and Public School funding were all important. She said that there was a JLARC study on public school funding, and she believed they should use it as a reference. She said that she appreciated all efforts to ensure documents were easy to read and accurate.

Ms. McKeel said that the transportation committee for VACo (Virginia Association of Counties) was in support of an ordinance that prohibited the parking of boats, RVs, utility trailers, and campers on residential streets. She said that this ordinance had been in place for several years in the County.

Ms. McKeel said that in addition to this, VACo supported additional authority that would allow localities with parking ordinances to enforce such ordinances using law enforcement, uniformed local employees, or uniformed personnel under contract with the locality. She said that this was critical for their community. She said that they had a discussion about this at the County Police Department CAC (Community Advisory Committee) meeting.

Ms. McKeel said that the Chief of Police expressed that his staffing did not allow for effective enforcement of their ordinance. She said that this was the issue he was facing, and this proposed authority would allow it. She said that the CAC unanimously voted in favor of this proposal. She said that she wanted to ensure that they were in agreement if this became part of the VACo transportation bills. She said that she believed this would greatly benefit their Police Department.

Mr. Herrick said that if the Board supported this, he could certainly discuss it with the Chief and others about incorporating it.

Ms. McKeel said that she would like to revisit their packet to ensure that they had listed support for the landlord-tenant bills. She said that this was important so that if these bills came up at the last minute, the people representing them in the General Assembly would know their position on these bills. She said that she was specifically referring to HB 597 and SB 497 from last year.

Mr. Herrick said that if he understood the request correctly, the bills from the previous year would have permitted localities to enforce violations of the Residential Landlord-Tenant Act. He said that usually, this act involved legal actions between landlords and tenants. He said that the bill, which passed but was later vetoed, would have given localities the authority to enforce violations under this act.

Ms. McKeel said that she wanted to ensure that they were supporting bills that did not necessitate Albemarle County to establish another department. She said that they needed to exercise caution in this matter. She said that this particular bill would grant them the authority to perform certain actions that they currently lacked the power to execute without creating an entirely new department of inspection levels for the County.

Mr. Herrick said that any efforts to enforce the Residential Landlord Tenant Act violations, if Albemarle were to adopt this bill and choose to implement it as a County responsibility, would necessitate additional staffing. He said that this approach differed from adopting the Virginia Maintenance Code, as it could be executed on a more limited or selective basis.

Ms. McKeel said that she wanted to emphasize the need for caution to avoid creating a situation where they would be compelled to undertake work that she believed should be the responsibility of landlords and property management companies. She said that they needed to be able to hold these groups accountable for the work.

Mr. Herrick said that he wanted to emphasize the need for caution when promising to the Board about what the County could achieve under that plan. He said that it was important to understand that it would require significant effort and resources.

Ms. McKeel said that she wanted to ensure that they had a parking ordinance in place to support it if it came forward. She said that she was dealing with property management companies and landlords frequently, and she was addressing concerns about providing responsible housing for tenants and responding to complaints.

Mr. Herrick said that if that was the consensus of the Board, they could certainly include those elements when they presented the final proposed project back to the Board in a few weeks.

Mr. Pruitt said that he believed that supporting the bill that allowed for local enforcement would provide them with a more limited, yet effective and powerful tool. He said that this tool could be used with great discretion. He said that he saw it as similar to the blight ordinance, which they had used once for five properties simultaneously. He said that with this new power, they could enforce it, which they had not

had before.

Mr. Pruitt said that this approach led to a better outcome for tenants than an inspection program would. He said that an inspection program's final recourse was revoking the certificate of occupancy, effectively evicting the tenant who was enduring poor conditions. He said that the final result here could be a court order mandating repairs or damages, which would be a much better actual result. He said that he was eager to support this and hoped that it would become part of their toolkit.

Mr. Pruitt said that he wanted to discuss a few items that were on the page. He said that he was pleased to see the inclusion of language about skill games. He said that the Board initially had a neutral stance on this issue, but after a brief consideration, they decided that skill games were harmful to their community. He said that he was curious about how this situation was unfolding on the ground. He asked if they were aware of any proposals to address a specific concern, which was the presence of unscrupulous lobbyists for the gaming industry actively deploying gaming consoles to service stations across Virginia, despite the ban.

Mr. Pruitt said that this had been reported in the Virginia Mercury recently, and he was sure there were other venues. He said that skill games were increasingly appearing at all the independently owned service stations throughout the Scottsville district. He said that he expressed significant concerns about this, particularly because these were minority-owned small businesses. He said that more than 60% of all service stations in the United States were owned by immigrants and people of color.

Mr. Pruitt said that this sector, being a small holder, often lacked the capital to defend itself. He said that the gaming industry had effectively used them as a liability shield. He said that if enforcement actions were taken, they were more likely to target the family that owned the service station rather than the skill game manufacturers. He said that he was curious if they were aware of any proposed or discussed mechanisms that could shift liability in a way that could assist minority small business owners who had been deceived and found themselves in a position of being a human shield for the gaming industry.

Mr. Herrick said that it appeared that the current state law debate focused on the revocation of the ban on skill games. He said that it did not seem to focus on liability.

Mr. Pruitt said that it appeared that there may not have been enough substance for the Board to take any action on it. He said that he would continue to investigate it, and he might have discussions with the Commonwealth Attorney about how he was addressing this issue. He said that he was enthusiastic about the clearly defined request for CSB funding, which aligned with the JLARC Study of 2022. He said that he believed that there was no more impactful dollar that could be spent at the state level in Virginia right now than on CSBs. He said that this issue was urgent and significantly underfunded, and the state was aware of this.

Mr. Pruitt said that he had promised the Board that he would explore a few things to address the potential loss of low-income housing, including market-rate and naturally occurring low-income housing and housing that was falling off subsidy. He said that this was an issue that the Board took seriously, and it was also listed among their housing legislative priorities, which were funding-based. He said that they did not have any landlord-tenant concerns or specific code modifications to consider. He said that there were some things that came up in previous years, and he was hopeful that the Board might support these initiatives as additional items that they could endorse if they came before the General Assembly again.

Mr. Pruitt said that he had previously discussed rent stabilization, which would be linked to the Consumer Price Index and would apply when tenants renewed their leases. He said that this would limit the additional charges on renewal to a fair market value, essentially preventing rent gouging simply because a tenant's rent was due for renewal. He said that Delegate Clark had previously advocated for a pilot of this concept, although it did not reach the signature stage.

Mr. Pruitt said that he would also be interested in supporting a local government right of first refusal, preferably one with a longer window. He said that they often had to scramble and did not have enough time to prepare a compelling offer together with their nonprofit and City partners. He said that a longer right of first refusal window could assist them in this regard.

Mr. Pruitt said that when discussing this with some of their community and nonprofit partners, they indicated that the current draft of the right of first refusal did not provide them with sufficient tools. He said that they only saw a top-line dollar amount and were given the opportunity to match that. He said that they also found a 30-day period to be almost unworkable. He said that if there were modifications and improvements proposed in future sessions, he would be interested in supporting them.

Mr. Pruitt said that these were several points he wanted to address, and they were fairly straightforward and were recurring matters that came up every year. He said that he was aware that these were initiatives supported by many county and locality peers who were Democrat-led. He said that currently, there was nothing in place that applied to redevelopment efforts aimed at preserving affordability. He said that he was interested in exploring a concept similar to rent stabilization, which would still allow developers to recoup their redevelopment costs.

Mr. Pruitt said that this was a complex issue that had not been formally examined before; whether or not redevelopment price controls that were specifically attached before and after redevelopment had been considered. He said that his suggestion was to ensure that if an affordable unit was redeveloped, it

remained affordable rather than becoming a luxury unit. He said that he would support recommending a General Assembly study on the possibility of such a type of price control to create some literature on this and insert the possibility into the public mind.

Mr. Pruitt said that these proposals were light-touch bills. He said that the first three did not have a cost requirement for the General Assembly to consider, and the last one would only involve JLARC staff. He said that he submitted these suggestions for the Board's consideration. He said that the last proposal, due to its novelty, might not fit within the second stack of ideas but could be moved up to the first.

Ms. McKeel asked if that would be a JLARC study.

Mr. Pruitt said that that it would be a JLARC study.

Mr. Gallaway said that the only substantive change in this document was that they were now using Housing Albemarle. He said that it was possible that their audience may not be familiar with Housing Albemarle. He said that perhaps they could mention Housing Albemarle, but they could also include a parenthetical explanation of high-target items that may be relevant.

Mr. Herrick asked if it should refer to affordable housing more generally to make it clearer to the General Assembly.

Mr. Gallaway said that this was the first time he had heard affordable housing gaining significant attention in the context of the presidential election. He said that when they discussed Housing Albemarle, he was uncertain if their local delegation even knew, and if they did, whether they fully understood it. He said that they needed to either provide Housing Albemarle to them or educate them on the matter.

Mr. Gallaway said that last year, during the legislative preparations when they brought up the sunset clause, it was noted that this year they would really need to press on that. He said that individual advocacy would be vital, as Ms. Mallek often emphasized. He said that the discussions from the previous night regarding Albemarle and Charlottesville pushing on the Regional Transit Authority items but to loop in the wait-and-seers to become wait-and-funders.

Mr. Gallaway said that once the VACo legislative packet was adopted, it would be distributed to all relevant parties. He said that there was a significant amount of content in the document, and Ms. McKeel mentioned transportation. He said that in the Workforce Community, Economic, and Workforce Development Committee, they had a maintained public sector role in the on-site sewer program. He said that he recalled a conversation about this.

Mr. Gallaway said that the document stated that VACo supported the Commonwealth giving special focus to addressing the challenge of failing septic systems and allowing localities the authority to develop and implement policies that support the state's program. He said that VACo also supported legislation ensuring that potential buyers of real property were informed about the type, size, and maintenance requirements, as well as associated costs of the wastewater systems on the property before signing the initial sales contract.

Mr. Gallaway said that this was just one example of the many important items that were often hidden in VACo and other localities' efforts. He said that as a strategy, when the VACo piece came out, they should identify who pushed this item to make it a focus point for the committee and then give advanced support to those delegates. He said that this could potentially result in returned favors if they were advocating for their priorities.

Ms. LaPisto-Kirtley said that regarding land use matters, it was stated on page two that they needed to ensure they opposed legislation that undermined local authority over land use matters, including permissibility and standards applicable to data centers. She said that she learned from the VACo conference that data centers were typically by right.

Mr. Herrick said that data centers were addressed in individual local ordinances, and this was designed to ensure that localities retained the ability to address them through local ordinances, rather than having those decisions made at the state level.

Ms. LaPisto-Kirtley said that she wholeheartedly supported it, and she was hoping that they had something either in their Comprehensive Plan or a separate ordinance regarding data centers.

Mr. Herrick said that that was something they could address at the local level, provided it was not constrained by the General Assembly.

Mr. Richardson said that staff would take note of that issue for future discussion.

Ms. LaPisto-Kirtley asked if that also under the land use matters, would that include the homestay issue they had previously discussed that the permit was associated with the owner, not the land.

Mr. Herrick said that the expansion was actually a rare extension of local government authority from the previous year's assembly, which now permits localities to impose conditions on special use permits and special exceptions. He said that this expansion allowed them to explicitly put time limits on those permits.

Ms. LaPisto-Kirtley said that the homestay was granted a special use permit and rezoning, which were attached to the land but not to the owners.

Mr. Herrick said that they could potentially establish a time restriction that aligned with the ownership. He said that this was something that they could consider. He said that although this option had not typically been pursued in Albemarle, it was now an option that was available. He said that it would not require a change in state law to achieve it.

Ms. LaPisto-Kirtley said that she recently learned from the Police Department that on Gordonsville Road, 22/231, they conducted several sting operations. She said that the most recent one, which took place in July or August, resulted in the stopping of 17 oversized trucks in a single day. She said that these trucks were not permitted on that road. She said that she also was thinking of Plank Road, which had similar restrictions.

Ms. LaPisto-Kirtley said that she inquired whether these trucks were issued speeding tickets or points, and she discovered that on this road, as well as another in Ivy, the Police Department was not authorized to stop oversized trucks. She said that they were allowed to issue points, which would effectively deter all trucks from using these roads.

Ms. LaPisto-Kirtley said that she would love to see them propose the removal of these roads, specifically the ones in Ivy and Keswick, to enable enforcement that truly made a difference. She said that she believed that the presence of large, oversized trucks on rural, windy two-lane roads posed a significant risk, as evidenced by numerous near-misses, crashes, and fatalities.

Mr. Herrick asked if Ms. LaPisto-Kirtley was suggesting that it be a priority or a position statement. He said that he would defer to Mr. Blount as to how to work that into other bills they anticipated to be pending before the Assembly.

Ms. LaPisto-Kirtley said that Mr. Blount was the expert, so whatever he thought was the best way to navigate it would be fine so long as the Board approved.

Ms. Mallek asked if the issue was that the locality had no authority to assign points, period. She said that it seemed that only the DMV or similar authorities had the power to do so.

Mr. Herrick said that he was not prepared to answer that question today.

Ms. Mallek said that she believed the issue might be different from the situation at Morgantown Road and 231. She said that there were no trucks allowed at that location due to the presence of a school on Morgantown Road and the more recent ban on trucks.

Ms. LaPisto-Kirtley said that her understanding from the Police Department was that there had been some kind of legislative action regarding the two roads, one in Keswick and the other in Ivy, where if they stopped an oversized truck, which was defined as over 65 feet, they could not be issued points on the ticket. She said that this would definitely deter truck traffic in Keswick, as currently, drivers were given tickets for speeding and other violations, and the owner paid the fine.

Mr. Gallaway said that that was the issue with speed cameras in school zones. He said that the fact that drivers received a reduced fine and no points against their record for speeding violations caught by the speed camera was the problematic aspect.

Ms. LaPisto-Kirtley said that she was taken aback that there were only two areas here that were protecting oversized trucks that should not be there. She said that if this issue could be managed into anything, it would be greatly beneficial. She said that it would solve the problem. She said that when one traveled from Keswick, passed through Orange, and then entered Gordonsville, there was a stretch of the road where the speed limit decreases from 45 to 35 to 25. She said that during this stretch, there was no one speeding.

Mr. Andrews said that he was also in agreement with the list on there and many of the additions, such as digital equity, parking issues, landlord-tenant issues, and looking into some of these other matters, including rent stabilization. He said that he was not fully informed about the truck issue, but it was certainly something to look into. He said that one more item was the Solid Waste Alternatives Advisory Committee's (SWAAC's) discussion on the environmental aspects of recycling.

Mr. Andrews said that in their statement of positions, they only briefly mentioned bottle deposits and disposable plastic bags. He said that he believed there were other views that he would support, such as extended producer responsibilities for items like mattresses and other large items that ended up filling landfills. He said that he hoped that they could support positions that would place the liability on the producers or otherwise help to address these issues.

Mr. Herrick said that he believed the Board had consensus on the proposed additions regarding enforcing the Residential Landlord-Tenant Act and implementing additional parking restrictions. He said that he was also aware of a request for additional provisions concerning the enforcement of oversized trucks. He said that Mr. Pruitt was advocating for a variety of affordable housing alternatives to be prioritized, and he was seeking Board direction on how staff should present that package. He said that he believed it would be beneficial for the staff to have clear guidance on whether this should be an addition

to the legislative position statement, if it should be elevated to a priority, and how that would be articulated.

Mr. Pruitt said that the only suggestion he had was to elevate the JLARC study. He said that he saw their policy positions and recognized things that were going to come or that already had pre-existing momentum. He said that he saw their list of three things as more novel, things that they might be first movers on. He said that this was why he discussed the JLARC study specifically be elevated to that level, as he was not sure it would receive any traction otherwise.

Mr. Pruitt said that the other items he mentioned were rent stabilization in the existing model, and local government right of first refusal, and expanding the existing right of first refusal that tenants and tenant organizations had. He said that these were all bills that were proposed every year and had failed. He asked that these be added to their long list of policy positions for them to support if and when they came.

Mr. Herrick said that it may be beneficial to re-characterize Housing Albemarle as affordable housing to encompass Housing Albemarle as well as other related initiatives. He said that if there was consensus from the Board, they could add the JLARC study to the priorities.

Ms. Kilroy said that she would suggest to the Board that staff should take some time to review the JLARC study to better understand the mechanics of how this would work and to determine the best format to bring that forward could be. She said that they could take that package of items and bring a recommendation back to the Board in October.

Ms. Mallek said that she wanted to voice her support for the producer paying element of recycling, as the productions crossed over so many elements of pollution from the sewage sludge to the PFAS (polyfluoroalkyl substances) in the drinking water. She said that federal and state were really focusing on that now, and the more they could use that term, the better they could get it into people's minds. She said that she was also happy to learn more about and support the study and the notification process related to septic systems. She said that she believed this issue required wholehearted support, and she was glad to see it included in the VACo initiative. She said that she hoped they could find ways to further promote this cause.

Ms. Mallek asked if Mr. Pruitt was a member of the Housing Steering Committee or if it was possible for him to join.

Mr. Pruitt said that he was not a part of VACo's Housing Steering Committee.

Ms. Mallek said that he should consider signing up. She said that a benefit of them getting more authority with the landlord-tenant issue was that tenants felt powerless because they were required to complain. She said that a month ago, a tenant living north of Airport Road on a property was facing issues with the property owner who was refusing to maintain the property. She said that she was dealing with standing water in her kitchen and a ceiling that was collapsing.

Ms. Mallek said that despite her repeated requests over months, the owner said that if she did not like it, she could leave. She said that she had no place to go, so that was a crisis that she did not know how to solve. She said that she had shared this situation with Mr. Richardson to see if the staff could assist her. She said that she believed that granting more authority was incredibly important to finding a solution to help people in those circumstances.

Ms. McKeel said that what they were doing in their country currently was privatizing the profits and socializing the costs. She said that their aim in some of these initiatives was to move away from that. She said that this was related to the landlord issue, the septic issue, and the affordable housing issue. She said that it would be interesting to explore how they approach the JLARC study, and their representatives could help them on how to move forward with that. She said that they always met with their legislators, and they needed to ensure they had that date set on their calendar.

Ms. Kilroy said that they wanted to ensure that this meeting went well and that they were in a good position to proceed with the expected adoption at their second October meeting. She said that they would be reaching out later that week to schedule dates on the calendar for some time in November.

Ms. McKeel asked if staff could reach out to the Schools to see if there were any legislative issues they could work on collaboratively.

Ms. Mallek said that she also heard concerns about the timing of bringing these issues forward, as it was best to do so as soon as possible. She said that all of them should consider the benefits of having smaller meetings. She said that the personal attention of a single meeting with a single representative could be extremely valuable and well worth their time.

Mr. Pruitt expressed his gratitude to the Board and the staff for having a productive meeting and for their patience. He said that he had been making an effort to bring less new business before the Board that had not been previously discussed. He said that many of these matters had been urgent and emergent in his district, and he had been trying to consolidate out what specific requests would be. He said that he appreciated the Board's patience in receiving these requests in this moment rather than in writing earlier.

Mr. Gallaway said that they must remember that staff was not there to just do their bidding on all of this. He said that the Board needed to support what the Board said were their Board legislative priorities. He said that there were many things they, as individual supervisors, could do in their own advocacy to the General Assembly to advance things that were priorities of theirs, even if they did not necessarily meet the Board's prioritization.

Ms. LaPisto-Kirtley said that she agreed with their legislative positions. She said that she wished to clarify a point for the Board's understanding. She said that when she mentioned the septic cleaning, she was a strong advocate for connecting to water and sewer. She said that it was more cost-effective to assist until they could connect everyone to water and sewer. She said that for instance, when Ms. Mallek mentioned the cost of \$500 to empty a septic tank, that \$150,000 could potentially assist 500 homes. She said that this did not imply that they should not connect to sewer and water. She said that it suggested that they should aim to maximize the efficiency of their resources.

Mr. Herrick said that staff would present a proposed final package to the Board at their second October meeting, approximately one month away.

Ms. Kilroy said that Mr. Blount had already been discussing the high-priority items that had been flagged in the Board's last session.

Mr. David Blount, TJPDC, said that regarding the budget, they were just at the beginning of the state's two-year biennial general budget. When they saw the Governor's amendments in December, they would be looking at a budget with enhanced revenue projections. He said that Secretary of Finance had spoken to the money committees in Richmond the previous day, noting that August's revenue was up 2% from what was estimated for July and August, already 8%. He said that these were estimates made months ago, but looking at trends, they might see an increase. He said that this would impact the Governor's proposal and the General Assembly's decisions in January.

Mr. Blount said that the second point was that there was a lot happening at the state level with ongoing JLARC studies that would be reporting out in the next few months. He said that the joint subcommittee had met recently to discuss JLARC recommendations from the previous year for the K-12 funding study, and that data centers, solar, and housing were all areas of focus.

Mr. Blount said that there were several key issues that they were closely monitoring, particularly as they related to local government interest in the upcoming General Assembly session. He said that these matters were expected to significantly influence their discussions as they delved deeper into the fall. He said that to provide additional context, he said that he would elaborate on a few points.

Mr. Blount said that there had been some consideration a few months ago about the behind-the-scenes work involved in establishing a framework for state legislation concerning skill games. He said that this framework might potentially be presented before the General Assembly during the fall session. He said that the General Assembly was currently in a special session, which was convened to address budgetary concerns from the spring. He said that he had not received any recent updates on this matter, and there was ongoing litigation that could impact the outcome.

Mr. Blount said that he would send two lists to all supervisors, which included bills in the landlord-tenant space from the past session. He said that the first list contained bills that had passed, while the second list included bills that had been vetoed. He said that several of the topics they had discussed that day, such as rent stabilization and right of first refusal, had been addressed in legislation during this session.

Mr. Blount said that although some key bills had not achieved the desired outcome, this information would be useful for them. He said that these issues remained a priority, especially among the House Democratic Caucus. He said that Delegate Callsen had been actively involved in these discussions the previous year and was expected to continue participating. He said that it was likely that some of the vetoed bills would be reintroduced in the future. He said that the Virginia Poverty Law Center, a highly influential organization in this area, would also be involved in these discussions.

Mr. Blount said that he had communicated with their staff regarding the upcoming JLARC study report on data centers, which was expected to be released in December. He said that he would provide information to them once the report was available. He said that regarding the trucks issue, further research may be necessary.

Ms. LaPisto-Kirtley said that she would provide more information.

Mr. Blount said that he would appreciate that; knowing what was in place now and where those prohibitions beyond Albemarle County lay and what the standards and criteria were for those. He said that they would continue to build on some of their previous conversations with their legislators individually where they may need to request a draft of legislation for certain matters.

Mr. Blount said that he believed that some of the other bills, such as the 1% sales tax for School construction and the photo speed bill, were likely to be introduced by other legislators. He said that in that case, they did not necessarily need a local delegate to carry those bills. He said that delegates were limited to 15 bills and senators to 20 bills this year due to the short session, so they would be looking very carefully at their agenda and the requests they received from local governments and their other constituencies and what they wanted to introduce.

Ms. Mallek asked if the housing study was available yet.

Mr. Blount said that the Virginia Housing Commission divided their work into various subcommittees or work groups. He said that they were having discussions, so it would probably in November and December before they saw those outcomes. He said that he believed some of the issues that had caused concern among local governments in the past session appeared to be moving in a more positive direction.

Ms. Mallek asked if there was any update on the VCEA (Virginia Clean Economy Act) and Senator Marsden's subcommittee.

Mr. Blount said that he did not have a specific update at this time. He said that he believed there were many ongoing conversations, some of which had been initiated by Senator Marsden and others with stakeholders, regarding the reconstituted commission on electric utility regulation. He said that he would follow up with more updated information.

Ms. Mallek said that there was a new reorganization in the Department of Energy. She said that she had been present at the two previous committee meetings that Senator Marsden held, and there were three of them from the local government, and everyone else was from the industry. She said that they were running the table on this issue.

Ms. Mallek said that the profit from out-of-country capitalists investing in these projects had nothing to do with local people or local owners. She said that these capitalists were using any opportunity that came with a government subsidy or a government tax project to make a million dollars. She said that it would be more challenging for them in the coming year.

Agenda Item No. 11. Closed Meeting.

At 3:29 p.m., Mr. Pruitt **moved** that the Board go into Closed Meeting pursuant to Section 2.2-3711(A) of the Code of Virginia:

- Under subsection (1), to discuss and consider appointment of the County's director of economic development; and
- Under subsection (29), to discuss the renegotiation of a public contract between the County of Albemarle, Virginia and the Charlottesville-Albemarle Society for the Prevention of Cruelty to Animals involving the expenditure of public funds for the provision of shelter services, where discussion in an open session would adversely affect the bargaining position or negotiating strategy of the County and the Board

Ms. Mallek **seconded** the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.
NAYS: None.

Agenda Item No. 12. Certify Closed Meeting.

At 6:00 p.m., Ms. LaPisto-Kirtley **moved** that the Board of Supervisors certify by a recorded vote that, to the best of each supervisor's knowledge, only public business matters lawfully exempted from the open meeting requirements of the Virginia Freedom of Information Act and identified in the motion authorizing the closed meeting, were heard, discussed, or considered in the closed meeting.

Ms. Mallek **seconded** the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, and Ms. McKeel.
NAYS: None.
ABSENT: Mr. Pruitt.

Non-Agenda Item. Resolution Appointing Economic Development Director.

Ms. McKeel **moved** that the Board of Supervisors approve the Resolution Appointing Emily Kilroy as the Director of Economic Development effective immediately.

Ms. LaPisto-Kirtley **seconded** the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, and Ms. McKeel.
NAYS: None.
ABSENT: Mr. Pruitt.

**RESOLUTION APPOINTING EMILY KILROY AS
THE DIRECTOR OF ECONOMIC DEVELOPMENT**

BE IT RESOLVED by the Board of Supervisors of the County of Albemarle, Virginia ("Board") that:

1. Upon the recommendation of the County Executive, Emily Kilroy ("Kilroy") is hereby appointed the Director of Economic Development for the County of Albemarle, Virginia, pursuant to Virginia Code § 15.2-512, effective immediately;
2. Kilroy will serve as Director of Economic Development at the pleasure of the Board and for an indefinite term pursuant to Virginia Code § 15.2-513;
3. Kilroy will serve as the head of the County's Office of Economic Development; and
4. Kilroy will act under the supervision of the County Executive.

Ms. Kilroy thanked the Board. She said that economic development was not on her local government public service bingo card, but it had been such a fun hundred days in the seat, and she was just thrilled that they had the faith to have her take this position more permanently. She said that Albemarle County was on the leading edge of some incredible opportunities that would anchor the regional economy for the next 20 years.

Ms. Kilroy said that biotechnology, intelligence and national security, and clean energy were disparate sectors, but they were bound by the community's impressive drive for innovation and discovery. She said that she was excited to support this ecosystem and work to develop pathways for local learners to be ready and equipped to take these jobs in these fields as they moved forward. She said that she wanted to thank the Board first and foremost for entrusting this important role for the County to her.

Ms. Kilroy said that their leadership and the leadership of those who had sat there before them had created an incredibly special community. She said that she was really grateful to serve there. She said that she also wanted to thank the organization, which invested in its employees' professional development, and gave staff the space to grow into new roles and trusted them with new opportunities. She said that she had been allowed to take countless, although measured, risks over the last decade.

Ms. Kilroy said that she wanted to thank Mr. Jeff Richardson, County Executive, for his unending patience and wisdom as a boss and Mr. Trevor Henry, Deputy County Executive, for seeing potential outside of convention. She said that she had learned a lot over the last hundred days; most of all, how much economic development was buoyed by the expertise across the departments. She said that they had an amazing team of professionals, and they were all working to achieve shared success. She said that there was great opportunity ahead and she thanked the Board for the chance to help guide it.

Ms. McKeel presented the resolution to Ms. Kilroy.

Agenda Item No. 13. From the County Executive: Report on Matters Not Listed on the Agenda.

Mr. Jeff Richardson, County Executive, said that he aimed to provide the Board with a report that aligned with their Strategic Plan and reflected the work of all departments within the County. He said that he offered a brief overview of some ongoing activities across the organization.

Mr. Richardson said that they recently held their annual employee recognition event, which took place in Lane Auditorium. He said that this event recognized employees for their service milestones, ranging from five to 50 years. He said that they celebrated the enduring commitment of their employees to Albemarle County. He said that notably, Mr. Bob Crickenberger, a department head in Parks and Recreation, was recognized for his 50 years of service. He said that it was the first time that he had seen an employee who started in high school and worked his way up through the department. He said that a total of 105 employees were acknowledged for their years of service, including nine who reached the 30-year mark or more. He said that it was a privilege to be present at the event and interact with these dedicated employees.

Mr. Richardson said that additionally, they recognized employees who exemplified their core values: community, innovation, learning, integrity, and stewardship. He said that these employees were nominated by their peers and celebrated for their outstanding contributions. He said that the recognized employees were Brenda Traylor, Shaqual Reynolds, Devon Thompson, Sean Ryan, Jian Lin, Sherri Turner, Amanda Stevens, Brandon McCallum, Amie Casey, Tammy Critzer, Mike Culp, and Shenandra Usher.

Mr. Richardson said that during these presentations, they took a moment to highlight what was special about what a person had done, and they often heard some really good stories. He said that the celebration reinforced the importance of teamwork, dedication, and the success that can be traced back to the talent and commitment of their staff. He said that this tied in with Goal 6, which focused on strengthening their workforce by recruiting and retaining engaged public servants who were committed to serving their wonderful citizens and community members throughout their community.

Mr. Richardson said that in Goal 1, which was their safety and well-being, he wanted to recognize

the tribute paid by their Police Department and Fire Rescue Department during the 9/11 memorials. He said that the Albemarle County Police Department had run the Arlington 9/11 Memorial 5K on September 7, following a course around the pentagon. He said that the proceeds from the race since its inception had raised just shy of \$1 million for 9/11 related charities, were donated to charities that focused on the healing of military personnel and civilians directly affected by the attacks on September 11, 2001.

Mr. Richardson said that members of the Albemarle County Fire Rescue, along with counterparts from Charlottesville Fire Rescue, had participated in a stair climb event on September 14 at the John Paul Jones Arena. He said that participants had climbed the equivalent of 110 stories or 2,200 steps during the memorial race, which represented the height of the World Trade Center. He said that over 60 firefighters, including families, friends, and community members, had taken part in the event. He said they appreciated the University of Virginia's partnership and loaning them the John Paul Jones Arena for this event.

Mr. Richardson said that Board members may have seen recently that Albemarle County staff at both County Office Building locations had done a dedicated effort to collect school supplies to support local families starting school that year. He said that this had been an opportunity for staff across all departments to come together and support students in the Bright Stars program, the Family Support program, the Foster Care program, and all of those programs by providing essential tools for these kids as they started the school year.

Mr. Richardson said that they had collected over 70 backpacks, 135 notebooks, 75 pencil boxes, along with lots of other supplies, including crayons, markers, cleaning wipes, water bottles, and more. He said that people from Social Services had come over several times to empty the bins. He said that the collected materials in the picture included a few staff members from the Bright Stars and Family Support programs, Kellie Knight, Kim Stanton, and Kimberly Leckrone. He said that he thanked the leadership of these folks over in Social Services and their collaboration with everyone in getting kids back to school.

Mr. Richardson said that winners of the Community Climate Action Grant program had been announced. He said that this year, nonprofits and community groups were invited to apply through a competitive process for grants to support projects that advanced the goals of the Albemarle County Climate Action Plan. He said that the program was designated to support creative local projects to reduce greenhouse gas emissions.

Mr. Richardson said that a total of \$100,000 would be allocated to the following programs. He said that Charlottesville Community Bikes would expand its bike recycling, refurbishment, and redistribution programs to provide affordable, sustainable transportation to underserved communities in Albemarle County.

Mr. Richardson said that the Community Climate Collaborative would conduct climate action workshops for leaders of community gathering spaces to focus on reducing greenhouse gas emissions through energy efficiency, solar power, and waste management. He said that the International Rescue Committee would begin a major redesign and expansion of its new roots farm while phasing out fossil fuel-based equipment. He said that the local energy alliance program would provide roof repairs and energy efficiency upgrades to low-income households.

Mr. Richardson said that Wild Rock would install a composting system to reduce greenhouse gas emissions from food waste generated by visitors and develop an educational curriculum on composting, soil health, and nutrient cycling. He said that this initiative aligned with their second goal in their Strategic Plan, which was designing programs and services that focused on climate resiliency. He congratulated all the winners.

Mr. Richardson said that speed cameras were now installed and functioning on Hydraulic Road. He said that warnings were being issued for speeding anytime their Police Department was involved, identifying speeders at 10 miles per hour over the speed limit during school zone hours. He said that they would continue to issue warnings until October 21. He said that beginning on October 21, full enforcement would begin, and warnings would transition to citations, which would be \$100. He said that the goal was to improve driver behavior and reduce speed-related crashes, as 25% of Albemarle County Public Schools (ACPS) students attending schools were at the Lambs Lane campus. He said that regarding the data, in the first nine days of operation, the school zones beating cameras captured 1,400 violations. He said that they wanted to give the public an opportunity to learn new behavior as they moved through these school zones, and then by the end of October, hopefully, they would see a significant decrease in the number of violations.

Mr. Richardson said that he would give a quick recap of the Parks and Recreation summer swim 2024 statistics. He said that a total of 31,500 guests attended their swimming beaches that summer, which was a significant increase in activity compared to the previous year. He said that they were open seven days a week for the first time since 2019, thanks to the hard work of their Human Resources Department and the Parks and Recreation Department.

Mr. Richardson said that ongoing mitigation efforts resulted in no closures due to algae blooms. He said that they were conducting a community survey at engagealbemarle.org to receive feedback on how they could improve next summer's swim experience. He said that the survey would be open until October 7.

Mr. Richardson said that he would now ask Mr. Henry to walk the Board through some of the

work they were doing for election security planning.

Mr. Trevor Henry, Deputy County Executive, said that as part of his role, he worked with public safety. He said that they conducted a tabletop exercise on Tuesday of the previous week, focusing on elections and responding to events that could disrupt voting or worse. He said that around 100 people from the region participated, including UVA Hospital, Albemarle County, Police, Fire, Emergency Management, City, state representatives, and ACPs.

Mr. Henry said that if they had experienced a tabletop exercise, they would know they were designed to stress the system, and this one was successful. He said that they conducted a hot wash, and that some follow-up had come out of it. He said that the timing of this exercise was excellent, and it was effective. He said that he shared with the Board about a month ago that work to support elections had begun in April. He said that the Department of Homeland Security had conducted physical audits of their election sites, including the City, and identified areas for improvement.

Mr. Henry said that local efforts had been led by their Emergency Management Office, with active participation from Fire, Police, County Executive's Office, County Attorney's Office, Facilities and Environmental Services (FES), Schools, and the Registrar. He said that they had held policy meetings every few weeks since June to ensure they were as prepared as possible for the upcoming elections. He said that Mr. Pruitt had mentioned that early voting starts on Friday. He said that they had an incident action plan that was expected to be finalized by the following day.

Mr. Henry said that this plan would guide them through the early voting period. He said that it was designed to be updated for the day of the election and the days following. He said that they had virtual Emergency Operating Center software that created a room for communication. He said that it allowed them to quickly assemble and respond to any issues that may arise. He said that they had been quietly working on this plan and were now ready to execute. He said that they were staffed and prepared to respond in any necessary way. He said that hopefully, they would not need to use this plan, but they were prepared for any situation.

Ms. Mallek said that it may be beneficial to collect data on Hydraulic Road between the times when the cameras were not issuing tickets in order to better understand how much people were speeding throughout the day. She said that could be some very helpful data for when they went back to the legislature.

Ms. McKeel said that she agreed with Ms. Mallek because that road could be extremely dangerous.

Mr. Richardson said that one of their local delegation members had also recently inquired about that data. He said that his office would provide all available data to the Board and to their local delegation.

Ms. McKeel said that it would be helpful as they addressed it in their legislative packet. She said that she had heard from many constituents that they were concerned about election security, so she was thankful that staff was being proactive and staying prepared.

Ms. McKeel said that she really appreciated the community climate grants to get the community and different organizations involved, and that the employee recognition program get better and better each year, and that it showed them the loyalty and quality of the County staff.

Mr. Pruitt said that he echoed his colleagues' sentiments that they should seize every opportunity to extract more data from their existing camera setup. He said that if there was a chance to capture offline data from peer data collection for legislative advocacy, he believed it would be highly beneficial. He said that this was particularly relevant as he was keen on how they could implement this in rural areas, where a big concern was how people drove around the blind curves at night.

Mr. Pruitt said that he was thrilled to see the numbers from the swimming parks, and he recalled being very excited when Mr. Crickenberger announced that they would fully staff all their lifeguards for the first time in many years, and it was wonderful to see that decision had yielded positive results. He said that when discussing with his constituents in the southern and more rural parts of the County, he learned that Parks and Recreation services were among the most cherished and essential services, serving as a vital link to many communities. He said that it was heartening to see that these services were not only meeting expectations but also thriving.

Mr. Pruitt said that he expressed his appreciation for the insights gained from both sides of the election security process. He said that observing the dedication and energy invested in election security had instilled a great deal of confidence in the system. He thanked everyone for their hard work.

Mr. Gallaway said that 1,400 speeding violations in nine days in the school zone was shocking, especially given the cameras were only one in the morning and afternoon. He said that it made him wonder if they needed speed cameras in front of more than just those two schools. He thanked Mr. Richardson for his report.

Ms. LaPisto-Kirtley said that she hoped they could get legislation to enable speed cameras to be installed in other necessary locations in the County. She said that she believed there was a way to collect the data on speeding cars without giving them tickets outside of the designated hours.

Mr. Andrews said that he was very impressed that parks were fully staffed this year and that they had not experienced any algae blooms.

Agenda Item No. 14. From the Public: Matters on the Agenda but Not Listed for Public Hearing or on Matters Previously Considered by the Board or Matters that are Pending Before the Board.

There were no speakers from the Public.

Agenda Item No. 15. **Public Hearing: FY 2024 Pathways to Removing Obstacles to Housing (PRO Housing) Grant.** To review the County's intention to apply for Federal funds from the FY 2024 Pathways to Removing Obstacles to Housing (PRO Housing) Round 2 grant program. Albemarle County proposes to utilize the requested funds to carry out the following activities: Approximately \$5 million to establish an Affordable Rental Housing Revolving Loan Fund; approximately \$1 million to establish a Small Landlord Fund; approximately \$435,000 to support the construction of an affordable multifamily housing community.

The Executive Summary forwarded to the Board states that in April 2019, the Thomas Jefferson Planning District Commission (TJPDC) released the *Comprehensive Regional Housing Study and Needs Analysis*. The report identified an affordable housing gap of 10,070 units through the year 2040.

On July 7, 2021, the Board of Supervisors approved *Housing Albemarle*, the County's new housing policy, which recommends utilizing county-owned property for affordable housing construction (Strategy 1a.)

On August 13, 2024, the U.S. Department of Housing and Urban Development (HUD) issued a Notice of Funding Opportunity for the FY 2024 Pathways to Removing Obstacles to Housing (PRO Housing) Round 2 grant program. The grant funding can be used for a variety of activities that directly support the County's efforts to increase affordable housing opportunities for low- and moderate-income households.

Under the FY 2024 PRO Housing Round 2 grant program, HUD is making available \$100 million in funds to support programs and activities that identify and remove barriers to affordable housing production and preservation. Applicants may request up to \$7 million in grant funding, and grantees may use awards to further develop, evaluate, and implement housing policy or plans, improve housing strategies, and facilitate affordable housing production and preservation.

Staff is proposing the County submit an application requesting \$6.5 million to support the development and implementation of the following programs:

Affordable Rental Housing Revolving Loan Fund (ARHRLF) - \$5,000,000

The revolving loan fund would provide loans of up to \$50,000 per unit to developers to support the construction or preservation of affordable rental housing units. Loans would be provided as zero- interest loans to nonprofit developers, and one (1) percent simple interest loans to for-profit developers. Applications for loan funds would be accepted at least annually, based on available funds. ARHRLF funds may be used for new construction, as well as rehabilitation, site acquisition, infrastructure, acquisition, and pre-development activities. Units supported by the ARHRLF must provide at least twenty (20) percent of the units as housing which is affordable for households with incomes up to 60% of area median income, for a period of at least 30 years. All loan repayments and interest earned would be returned to the ARHRLF to support future affordable housing projects.

Small Landlord Fund (SLF) - \$1,000,000

The SLF would provide financing to landlords who own ten (10) or fewer rental units in Albemarle County to support unit repairs or renovations. Loans of up to \$20,000 per unit, or \$100,000 per project, would be provided as one (1) percent simple interest loans, in exchange for the landlord agreeing to rent the units to Housing Choice Voucher program participants or households with incomes up to sixty (60) percent of area median income, for a period of fifteen (15) years. All loan repayments and interest earned must be returned to the SLF to support future landlords.

Affordable Multifamily Rental Housing Development - \$435,000

The application also includes \$435,000 to support the construction of an affordable multifamily rental housing project. Grant funds would be used to secure a consultant to assess one county-owned property to determine the total number of units that could be constructed on that property, as well as infrastructure needs. Funds will also be used to help offset the cost of connecting the new units to public water and sewer.

Grant administration - \$65,000

The remainder of requested funds (\$65,000) would support the staff required to administer the grant during the six-year grant reporting period.

PRO Housing grants are being awarded through a competitive process using the Community Development Block Grant (CDBG) statutory and regulatory framework, which requires a public hearing to receive community feedback on the proposed activities. Albemarle County Office of Housing is actively seeking public comments on the proposed grant activities through 5 PM Wednesday, September 25,

2024. A copy of the draft grant application (Attachment A) is available on the Office of Housing web page, and comments can be submitted via email to ADU@albemarle.org.

If awarded this grant, the County would receive \$65,000 to administer it. The balance of grant funds would support the revolving loan funds, and consultancy services. If awarded this grant, the Board would be asked to appropriate the funding received.

Staff recommends that the Board adopt the attached Resolution (Attachment B) approving the County's submission of the PRO Housing grant application, and authorizing the County Executive to execute the application package, as well as any supporting or related contracts or documents required to obtain this grant, once such package, contracts, and/or documents have been approved as to form and substance by the County Attorney, and to take any further action required for this application.

Ms. Stacy Pethia, Assistant Director of Housing, said that she was present to discuss a draft application that the Office of Housing was planning to submit. She said that the purpose of the Pathways to Removing Obstacles (PRO) to Housing Grant was to identify and remove barriers to affordable housing production and preservation. She said that eligible applicants for this grant included states, local governments, metropolitan planning organizations, and multi-jurisdictional entities. She said that a wide range of activities were eligible for funding under this grant.

Ms. Pethia said that the Department of Housing and Urban Development (HUD) was seeking housing forward actions to develop, evaluate, implement housing policy plans, address restrictive zoning or land uses, improve existing housing strategies, and facilitate affordable housing production and preservation. She said that staff recommended that the County apply for \$6.5 million in total. She said that these funds would be used to fund three specific activities. She said that the first activity was the creation of an affordable rental housing revolving loan fund.

Ms. Pethia said that funds from this revolving loan program would be awarded through an annual competitive application and review process. She said that to be eligible for funding, projects must conform to the County's Housing Policy objectives. She said that at least 20% of the units must be affordable housing, and that the affordable housing units must be priced at 60% of the area median income (AMI) and remain affordable for a 30-year period. She said that projects must meet at least one of three national objectives: benefiting low- and moderate-income persons, eliminating slums or blight, or addressing an urgent community need.

Ms. Pethia said that loans would be provided interest-free to non-profit developers or with a 2% simple interest rate for private market developers. She said that as the loans were repaid, the funds would be returned to the fund to be used for future projects. She said that this grant program followed the same regulations as the Community Development Block Grant (CDBG) program, with the exception that repaid revolving loan funds would remain within the County, rather than being returned to HUD.

Ms. Pethia said that the next proposed activity in the grant was the creation of a small landlord fund, using \$1 million of the requested grant funding if awarded. She said that loans would be provided to small landlords owning ten or fewer rental units. She said that the loans would be up to \$20,000 per unit or up to \$10,000 per project. She said that the uses for the loan funds would include unit repairs or renovations, weatherization, and energy efficiency upgrades.

Ms. Pethia said that the affordability period for these loans would be 15 years. In exchange for the loans, landlords would agree to rent the units to either housing choice voucher holders or households with incomes up to 60% AMI. She said that as these loans were repaid, the funds would be returned to the loan fund and recycled for future projects. She said that the interest rate for those loans would be 1% simple interest.

Ms. Pethia said that \$435,000 from the \$6.5 million being requested would be put towards supporting an affordable multi-rental housing development on County-owned land. She said that over the last several years, County staff from several departments had discussed a few parcels owned by the County. She said that this funding would address one specific location on Mill Creek Drive between Monticello High School and the nearby shopping center with the Food Lion.

Ms. Pethia said that some of the funds would be used to hire a consultant to assess the site and determine whether something could potentially be built there, how many units could be done, and if a rezoning was necessary. She said that the County would then work to develop a request for proposals (RFP) to developers. She said that the remainder of the funds would then be used to support the project itself, ideally to cover the costs of connection to water and sewer. She said that the project would conform with the Housing Albemarle objectives, meaning that it would be affordable for 30 years and available to households with 60% AMI or less.

Ms. Pethia said that the remaining \$65,000 from the \$6.5 million being requested would be allocated for grant administration fees. She said that a significant portion of this would cover the annual costs of their online application and grant management system, which had recently been renamed from ABRT to the Human Services Funding Program. She said that to accommodate an additional program, it would incur an additional cost each year, so most of the \$65,000 would be used to cover that as well as staff time to track compliance and reporting.

Ms. Mallek asked how much time the recipient of the loan had to pay it back.

Ms. Pethia said that it would be worked out on a case-by-case basis. She said that it would depend on the type of project and how much annual income was expected.

Ms. McKeel asked whether this would be not applicable to someone who owned a single home.

Ms. Pethia said that was correct.

Ms. McKeel said that she had some constituents in her district who could benefit from improvements to their homes. She asked if it would be applicable to someone who owned multiple homes.

Ms. Pethia said that if the homes were rental properties, the owner could utilize the small landlord fund. She said that they would not be able to own more than ten rental properties, whether they were in a single building or if they were all single-family homes.

Ms. McKeel asked if buildings that were empty but could potentially be rentals could qualify.

Ms. Pethia said that it would be acceptable as long as the owner agreed to rent the properties to a housing choice voucher holder or an income-qualified family.

Ms. McKeel asked how they would notify residents and homeowners about this program.

Ms. Pethia said that staff would be creating some marketing materials once they secured the grant. She said that they did not want to create any marketing materials before they knew they had the funds. She said that once they received a grant award, then the staff would create marketing materials.

Ms. McKeel said that she was interested in reaching out to Schools at some point, especially if they secured the grant. She said that she had a conversation with Matt Haas, the Superintendent, where he mentioned reconsidering some County school properties for affordable housing. She said that if they received the grant, she believed they should notify Dr. Haas. She said that she was not trying to commit him, but he indicated to her that he was considering this idea recently. She asked if there was a list of County-owned parcels of land available.

Mr. Richardson said yes.

Ms. McKeel asked if staff could share that list with the Board.

Mr. Pruitt said that he understood they were applying for round two of PRO Housing. He asked if Ms. Pethia could generally characterize the grants awarded in round one and how Albemarle may compare to those.

Ms. Pethia said that she had been unable to locate that list. She said that it was certainly a highly competitive grant, with significant funding from the federal government. She said that everyone was eager to receive it, so it would be tough.

Mr. Pruitt asked if the \$5 million revolving loan fund would be zero-interest or low interest.

Ms. Pethia said that it would be both; zero interest for nonprofit developers and 2% simple interest for private market developers.

Mr. Pruitt said that the 1% simple interest on the small landlord loans was also very appealing when compared to capital loans. He said that he felt that a revolving loan fund would be very valuable to their housing initiatives in general. He said that it had the potential to avoid the issues they were facing with the LIHTC crisis. He said that the concept of a revolving loan fund was particularly appealing because it allowed for a self-sustaining pool of affordable housing.

Mr. Pruitt said that this approach could be both valuable and scalable, especially when actual interest was generated. He said that he was enthusiastic about the possibility of funding this initiative. He said that he was interested in learning about identification of owners, which may be a more intricate question than they needed to delve into at this moment.

Mr. Pruitt said that when discussing this matter with housing advocates at the state level, he had heard that identifying ownership could be challenging, particularly in the context of anti-oligopoly laws. He said that an individual may own a significant number of properties, but legally he did not because multiple companies or organizations may own the properties. He said that this complexity raised questions about how to accurately determine ownership.

Ms. Pethia said that they had not yet reached that question in this process. She said that many of the landlords they collaborated with through the Housing Choice Voucher Program were small landlords who owned one or two properties. She said that it would take some time to figure it out, but they would address it if they secured the funding.

Mr. Pruitt said that as a closing point, landlord registries could significantly simplify the problem for their staff. He said that although it may not be immediately feasible, considering it for a future year and as a legislative priority could be beneficial. He said that these registries would be critical in determining

ownership and managing properties based on ownership.

Mr. Pruitt said that without such a system, it becomes challenging to enforce regulations unless they have a method to track landlords. He said that currently, they lack this capability, and it may be dead in the General Assembly at present. He said that he wanted to bring this to the Board's attention for their consideration and awareness.

Mr. Gallaway said that he was glad to see this initiative come before the Board as a tool to help them provide more affordable housing opportunities. He asked if the idea for the funding for the County-owned land was to get it all the way through the rezoning process or only up to that point.

Ms. Pethia said that it was yet to be determined. She said that their idea right now was that they could use some of those funds to get through the rezoning, or they could have the County undertake that part of the process itself.

Mr. Gallaway said that he saw the benefit of understanding the properties and what was possible. He said that for future conversations, if they had the funds, it would be ideal to complete the rezoning process. He said that this way, a developer could undertake the project immediately. He said that he did not realize that the County owned the property between the mentioned parcels.

Ms. LaPisto-Kirtley confirmed that the County was seeking a \$6.5 million grant, of which \$5 million would be on a revolving basis, and asked if the small landlord funds were for rental properties or homeowners.

Ms. Pethia said that they were for rental properties.

Mr. Andrews said that he was excited about this opportunity. He said that he was not particularly familiar with the grant process for this type of grant, but he had written many grants before and understood that there was a significant emphasis on assessment and reporting. He said that he was curious if this was already considered at the front-end of this, or if they needed to explain how they planned to evaluate things. He also said that the point about the marketing materials was important as well. He said that he wanted this to be as competitive as possible for them to be successful.

Ms. Pethia said that if the County received grant funding, there would be a time period during which they would provide more details to HUD. She said that this was not something they needed to address at that moment.

Mr. Andrews asked if the evaluation process did not consider whether they had started to market it or assess it.

Ms. Pethia said that was correct.

Ms. McKeel said that in her district, there was a moderately sized apartment complex, which consisted of multiple buildings. She said that this complex was absolutely affordable and was striving to remain affordable despite a failing septic system. She asked if this grant could be utilized in a situation like this to fix the septic system.

Ms. Pethia said absolutely. She said that the affordable rental housing revolving loan fund could certainly be used for that purpose.

Ms. McKeel asked what the timeline was for hearing back about the application results.

Ms. Pethia said that the applications were due October 15. She said that they estimated that awards would be announced at the end of this year. She said that however, Habitat for Humanity had submitted an application for another round of PRO Housing Grants in September and those awards were supposed to be announced next month, but Habitat had recently been informed by HUD that they should not expect to hear those announcements until January. She said that the announcement of this award may be pushed back into the next year.

Mr. Andrews opened the public hearing. Seeing no speakers, he closed the public hearing and said the matter rested with the Board. Hearing no comments from the Board, he said that he was looking for a motion.

Mr. Gallaway **moved** that the Board of Supervisors adopt the attached Resolution (Attachment B). Ms. McKeel seconded the motion. Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.
NAYS: None.

RESOLUTION

WHEREAS, the County of Albemarle is committed to ensuring that safe, decent, affordable, and accessible housing is available for all residents, and to improving the livability of all neighborhoods;

WHEREAS, in July 2021, the County of Albemarle adopted *Housing Albemarle*;

WHEREAS, the Albemarle County Board of Supervisors supports incentivizing the construction of new affordable housing units;

WHEREAS, after holding a public hearing on September 18, 2024, the County wishes to apply for up to \$7,000,000, in FY 2024 Pathways to Removing Obstacles to Housing (PRO Housing) grant funds to support the construction of new affordable rental housing units in Albemarle County;

WHEREAS, the projected benefits of the Project are improved living conditions for low- and moderate-income households;

NOW, THEREFORE, BE IT RESOLVED that the Albemarle County Board of Supervisors hereby endorses the County's submission of the FY 2024 PRO Housing Round 2 grant application, and authorizes the County Executive to execute the application and any required certifications and assurances, as well as any supporting or related contracts or documents required to obtain or accept this grant, once such package, contracts, and/or documents have been approved as to form and substance by the County Attorney, and to take any further action required for this application.

Agenda Item No. 16. **Public Hearing: SP202400006 Piedmont Grounds Management Landscape.**

PROJECT: SP202400006 Piedmont Grounds Management Landscape Contractor

MAGISTERIAL DISTRICT: Scottsville

TAX MAP/PARCEL: 09400-00-00-028C0

LOCATION: 4842 Richmond Rd

PROPOSAL: Special use permit for a landscape contractor, including construction of a storage building with an office and parking area to house equipment and materials.

PETITION: Section 18-10.2.2 for a landscape contractor on a 3.13 acre lot

ZONING: RA Rural Areas - agricultural, forestal, and fishery uses; residential density (0.5 unit/acre in development lots)

ENTRANCE CORRIDOR: Yes

OVERLAY DISTRICT: None

COMPREHENSIVE PLAN: Rural Area – preserve and protect agricultural, forestal, open space, and natural, historic and scenic resources; residential (0.5 unit/ acre in development lots) in Rural Area 2 in the Comprehensive Plan.

The Executive Summary forwarded to the Board states that at its meeting on July 9, 2024, the Planning Commission (PC) voted 5:0 to recommend approval of SP202400006 Piedmont Grounds Management Landscape Contractor, for the reasons enumerated in the staff report and with the conditions recommended by staff.

The PC asked a few clarifying questions and had minimal comments. No members of the public spoke.

Attachments A, B, and C are the PC staff report, meeting minutes, and action letter.

Since the PC public hearing, the Concept Plan was revised (Attachment D) to remove one note to avoid redundancy with the proposed conditions. No other changes to the application were made.

Based on these changes, staff has revised the proposed conditions to reflect the revision date of the Concept Plan in condition #1 below.

1. Development of the use must be in general accord with the conceptual plan titled "Piedmont Grounds Management" prepared by Shimp Engineering, P.C., last revised August 22, 2024. To be in general accord with the Conceptual Plan, development must reflect the following major elements essential to the design of the development:
 - a. Location of buildings;
 - b. Location of parking areas; and
 - c. Location of storage areas.Minor modifications to the plan that do not conflict with the elements above may be made to ensure compliance with the Zoning Ordinance.
2. Development of the property must comply with the Industrial setbacks and buffer/screening requirements set forth in County Code § 18-26.5. In consultation with the County Engineer and the Zoning Administrator, the Planning Director may permit slight modifications to the use buffer requirements to permit necessary grading for the proposed entrance, screening, or drainfields within the buffer, provided screening requirements are met.
3. Prior to establishing the landscape contractor use on the property, a mitigation plan in accordance with County Code § 17-406 must be approved and a vegetated buffer established within the Water Protection Ordinance Buffer.

Staff recommends that the Board adopt the attached Resolution (Attachment E) to approve SP202400006 Piedmont Grounds Management Landscape Contractor with the revised conditions.

Mr. Kevin McCollum, Senior Planner II, said that tonight he would be providing staff's

presentation for a special use permit application for a landscape contractor. He said that the subject property was located at 4842 Richmond Road, approximately a half mile from the Fluvanna County border. He said that the property and surrounding area were zoned Rural Areas (RA) and were subject to the Entrance Corridor guidelines. He said that the surrounding area was predominantly Rural Area Residential, consisting of single-family detached houses.

Mr. McCollum said that the provided slide illustrated the existing conditions of the site from Richmond Road. He said that the property spanned just over three acres, with about half an acre already developed with a Class A country store, formerly known as the Boyd Tavern Market, and briefly Lakeside Market.

Mr. McCollum said that to the right of this building was the proposed location for the landscape contractor business. He said that the majority of the land was currently undeveloped, though some areas had been cleared. He said that the conceptual plan for the development was shown on the next slide. He said that the proposal was to establish a landscape contractor business on the site, which would include a storage building with an office, parking area, and landscape materials storage area.

Mr. McCollum said that typical business operations would involve employees arriving in the morning, gathering materials and equipment for off-site work during the day, and returning in the evening to drop off equipment and materials and leave in their personal vehicles.

Mr. McCollum said that the illustrative plan also included Entrance Corridor street trees and a 30-foot screening buffer. He said that staff was recommending this buffer as a condition of approval. He said that the use would be required to be screened, with additional regulations including a 30-foot buffer and a 50-foot setback.

Mr. McCollum said that given the proposal's location in the Entrance Corridor, the development would be subject to review by the Architectural Review Board (ARB), which would assess the proposed landscaping and building design. He said that as this was a new commercial use, the project would also require a site development plan and a Virginia Erosion and Stormwater Management Plan. He said that approvals from the Health Department would be necessary for proposed drain fields or wells, and VDOT approval would be required for the proposed entrance.

Mr. McCollum said that to date, these reviewers and staff had not expressed any concerns or objections. He said that the special use permit was reviewed under the factors for consideration as outlined in the Zoning Ordinance. He said that staff believed that the proposed landscape contractor use would not be detrimental to the adjacent parcels, would not change the character of the nearby area, and would be in harmony with the zoning district and was consistent with the Comprehensive Plan.

Mr. McCollum said that provided on the next slide were the recommended conditions. He said that the first condition was that standard development of the site must be in general accord with the conceptual plan, ensuring that buildings, parking areas, and storage areas were in the same general location as provided. He said that the second condition applied industrial setbacks and buffer requirements, consistent with Arbor Life, which was a landscape contractor previously approved in RA. He said that the last condition addressed previously unapproved clearing in the WPO (Water Protection Ordinance) buffer, ensuring that the applicant replanted this important natural resource.

Mr. McCollum said that in conclusion, staff found the proposal to be consistent with the Comprehensive Plan and did not anticipate detrimental impacts to adjoining properties. He said that staff had no additional concerns that were not addressed by the proposed conditions or existing regulations. He said that staff recommended approval of this special use permit application with the recommended conditions.

Ms. Mallek said that her only concern was that the new entrance may crowd the driveway of the next-door neighbor. She said that engineers would have to work on that, so they did not redirect the traffic onto another property.

Mr. McCollum said that the applicant could address it further, but his understanding was that the entrance was located at the best possible location, considering the grade and sight distance. He said that it was at the top of a hill, so the applicant believed this was the optimal choice. He said that VDOT would need to approve this entrance as part of the site plan. He said that they were open to further discussion on this matter as needed.

Ms. Mallek said that if she was looking at the map correctly, there were still six or seven parcels before the County line to the east.

Mr. McCollum said that was correct.

Mr. Gallaway asked if their equipment would be stored inside the building.

Mr. McCollum said that in the applicant's narrative, they had discussed the use of the building. He said that his understanding was that the majority of the building's contents would be equipment, such as vehicles and lawn mowers. He said that there was also a storage area for materials to be stored outside. He said that he understood that large equipment would be in the building.

Ms. LaPisto-Kirtley asked if the gas pumps and the small market would be removed from the

property.

Mr. McCollum said no. He said that the site would be developed as a landscape contractor, and it would be separate from the existing Class A country store. He said that this site plan would theoretically be just a site plan for the landscape contractor's use, and the Class A country store would remain separate. He said that they were on one parcel, but they would continue to operate separately. He said that they had recently received zoning clearance to operate the Class A country store, although he was unsure if the store was open yet.

Ms. LaPisto-Kirtley said that she looked forward to the store being opened again. She asked if the gas pump would be removed. She said that she was concerned about the possibility of it leaking or contaminating the ground since it was so old.

Mr. McCollum said that the applicant could further elaborate on that. He said that his understanding was that the gas pumps would remain and would not be removed as part of this application.

Mr. Andrews opened the public hearing.

Ms. Kelsey Schlein said that she was a planner with Shimp Engineering. She said that she was representing Jordan Kaufman, the property owner and owner of Piedmont Grounds Management. She said that Mr. Kaufman was present tonight, so he was available for any questions the Board might have specific to the business. She said that they were excited to present this proposal to the Board, especially because of the Zoning Text Amendment (ZTA) back in 2020, which allowed this type of business in the RA. She said that Mr. Kaufman was looking forward to hopefully have a permanent home for his landscape contracting business, where he had ownership control of the property itself.

Ms. Schlein said that the property was located approximately 1,400 feet east of the intersection of 250 and Union Mills Road and had frontage directly on Route 250, in close proximity to I-64 and Exit 129. She said that this location was ideal for Mr. Kaufman and his business, as it allowed him to serve his residential and commercial clients, primarily located in Charlottesville and Albemarle.

Ms. Schlein said that Mr. Kaufman's business had been in operation for 21 years and had approximately seven employees, depending on the season and demand. She said that they served both residential and commercial clients who were primarily located in Charlottesville and Albemarle. She said that Mr. Kaufman was seeking a permanent home in a convenient location, as the property he currently operated from was for sale. She said that they hoped to locate here, providing him with stability and certainty in his location and business operations.

Ms. Schlein said that provided was an image of the property looking east. She said that the site of the former Boyd Tavern market and all of those structures were proposed to remain, including the gas pumps. She said that Mr. Kaufman had been working on a temporary sealing of the underground storage tanks, which had been temporarily sealed. She said that he may one day hope to operate the gas pumps again in the future, provided he could secure all necessary permits and make it happen.

Ms. Schlein said that the next image depicted the area where the proposed building and parking lot would be situated, which was largely clear. She said that looking at the concept plan, regarding the entrance location and the property's grade, the goal was to reach the highest point on the property for better visibility and site distance, as well as to comply with VDOT standards and for ease of access. She said that this was why the entrance was placed in this specific location. She said that they would continue to refine this through the site plan process and final VDOT approvals.

Ms. Schlein said that the mitigation planting that was required as part of the approval conditions involved replanting all vegetation in the stream buffer area. She said that the industrial setbacks applied, with a 50-foot side setback adjacent to RA districts and a 30-foot use buffer to limit grading and land disturbing activities near the property line. She said that this area would be designated as a no-disturbance area to minimize impacts and confine all activities to the central parts of the site.

Ms. Schlein said that behind the building, they had the landscape materials storage. She said that because this was an Entrance Corridor, that would be screened and not visible from Route 250. She said that regarding operational details, there was no retail component to this application. She said that employees arrived in the morning in their personal vehicles, used company vehicles for their job site, and returned in the evening, dropping off equipment before heading out in their personal vehicles again.

Ms. Schlein said that storage within the building was limited to mowers and company equipment. She said that materials on-site would consist of mulch and gravel. She said that the structure would resemble typical farm structures found in Albemarle County's rural areas, serving the business's needs. She said that this proposal aligned with the Comprehensive Plan, and the 2015 Comprehensive Plan's recommendation led to the 2020 ZTA that enabled this business to operate in Albemarle County's RA.

Ms. LaPisto-Kirtley said that she was very glad they were maintaining the market on the property. She said that if they could open it up and use the gas pumps, the neighborhood residents would certainly approve of it and use it frequently.

Mr. Andrews asked if the gas pumps or storage tanks would be used to fuel the vehicles of the

landscape contractor.

Mr. Jordan Kaufman said that they used bulk tanks from Holtzman Oil. He said that it was all contained and stored properly. He said that Holtzman Oil delivered the tanks and filled them on a weekly basis.

Mr. Andrews asked if there was any appeal to using the existing tanks.

Mr. Kaufman said that eventually, yes, but it would be too congested for them to come in there and fill with them, so they would just use separate self-contained tanks.

Mr. Andrews said that he appreciated the replanting of the buffer, which he realized was a prior owner. He asked if the water feature next door was a dammed pond that was previously a stream.

Ms. Schlein said yes, it had been permitted a long time ago.

Mr. Andrews closed the public hearing and the matter rested with the Board.

Mr. Pruitt said that he attended the community meeting for this project and anticipated some opposition due to the location. He said that there was a historic and well-loved community asset involved. He said that he expected to see some pushback, and he saw many people at the community meeting. He said that Mr. Kaufman managed the situation very well and effectively addressed many of the community concerns.

Mr. Pruitt said that the primary feedback he heard was that people were pleased that there would be some economic activity in the area and that there would be something that the community could potentially use. He said that he was surprised and excited by this level of support. He said that it was impressive to see how the community actually supported this project in its way. He said that therefore, he would also be supportive of this application.

Mr. Andrews said that they were looking for a motion.

Mr. Pruitt moved that the Board of Supervisors adopt the Resolution attached to the staff report as Attachment E. Ms. LaPisto-Kirtley seconded the motion.

Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.
NAYS: None.

**RESOLUTION TO APPROVE SP202400006
PIEDMONT GROUNDS MANAGEMENT LANDSCAPE CONTRACTOR**

WHEREAS, upon consideration of the staff reports prepared for SP 202400006 Piedmont Grounds Management Landscape Contractor and all of their attachments, including staff's supporting analysis, the information presented at the public hearings, any comments received, and all of the relevant factors in Albemarle County Code §§ 18-10.2.2 and 18-33.8(A), the Albemarle County Board of Supervisors hereby finds that the proposed special use would:

1. not be a substantial detriment to adjacent parcels;
2. not change the character of the adjacent parcels and the nearby area;
3. be in harmony with the purpose and intent of the Zoning Ordinance, with the uses permitted by right in the Rural Areas (RA) zoning district, and with the applicable provisions of Albemarle County Code § 18-5, and with the public health, safety, and general welfare (including equity); and
4. be consistent with the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED that the Albemarle County Board of Supervisors hereby approves SP 202400006 Piedmont Grounds Management Landscape Contractor, subject to the conditions attached hereto.

* * *

**SP202400006 Piedmont Grounds Management Landscape Contractor Special Use Permit
Conditions**

1. Development of the use must be in general accord with the conceptual plan titled "Piedmont Grounds Management" prepared by Shimp Engineering, P.C., last revised August 22, 2024. To be in general accord with the Conceptual Plan, development must reflect the following major elements essential to the design of the development:
 - a. Location of buildings;
 - b. Location of parking areas; and
 - c. Location of storage areas.

Minor modifications to the plan that do not conflict with the elements above may be made to ensure compliance with the Zoning Ordinance.

2. Development of the property must comply with the Industrial setbacks and buffer/screening requirements set forth in *County Code* § 18-26.5. In consultation with the County Engineer and the Zoning Administrator, the Planning Director may permit slight modifications to the use buffer requirements to permit necessary grading for the proposed entrance, screening, or drainfields within the buffer, provided screening requirements are met.
3. Prior to establishing the landscape contractor use on the property, a mitigation plan in accordance with *County Code* § 17-406 must be approved and a vegetated buffer established within the Water Protection Ordinance Buffer.

SP2024-00006

CONCEPT PLAN + EXHIBITS

PIEDMONT GROUNDS
MANAGEMENT

TMP 94-28C
Project ID: 23-093
Submitted 19 February 2024
Revised 02 July 2024
Revised 22 August 2024

Context Map & SP Details

Sheet 1 of 5

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- Context Map & SP Details

2

- Existing Conditions

3

- Concept Plan

4

- Illustrative Landscape Plan

5

- Site Section

SHIMP ENGINEERING, P.C.



OWNER

Jordan Coffman
1947 Thomas Jefferson Pkwy
Charlottesville, VA 22902

APPLICANT

Piedmont Grounds Management LLC
1947 Thomas Jefferson Pkwy
Charlottesville, VA 22902

TMP

94-28C

ACREAGE

3.13

MAGISTERIAL DISTRICT

Scottsville Magisterial District

WATER PROTECTION

Water protection ordinance buffer is present on the property.

SOURCE OF BOUNDARY & TOPOGRAPHY

Boundary shown per Plat of Record, DB 657 Pg. 594
Four-ft interval contours provided by Albemarle County GIS data.

FLOODZONE

According to the FEMA Flood Insurance Rate Map, effective date February 4, 2005 (Community Panel 51003C0475D), no portion of this property lies within the floodplain.

ZONING

EXISTING: Rural Area
PROPOSED: Special Use Permit for landscape contractors on lots three acres or more in size that do not otherwise qualify as an authorized home occupation under section 5.2A.

USE

EXISTING: Convenience Store
PROPOSED: Landscape Contractor subject to SP approval
Convenience Store to Remain

COMPREHENSIVE PLAN DESIGNATION

Rural Area

WATER AND SANITARY SERVICES

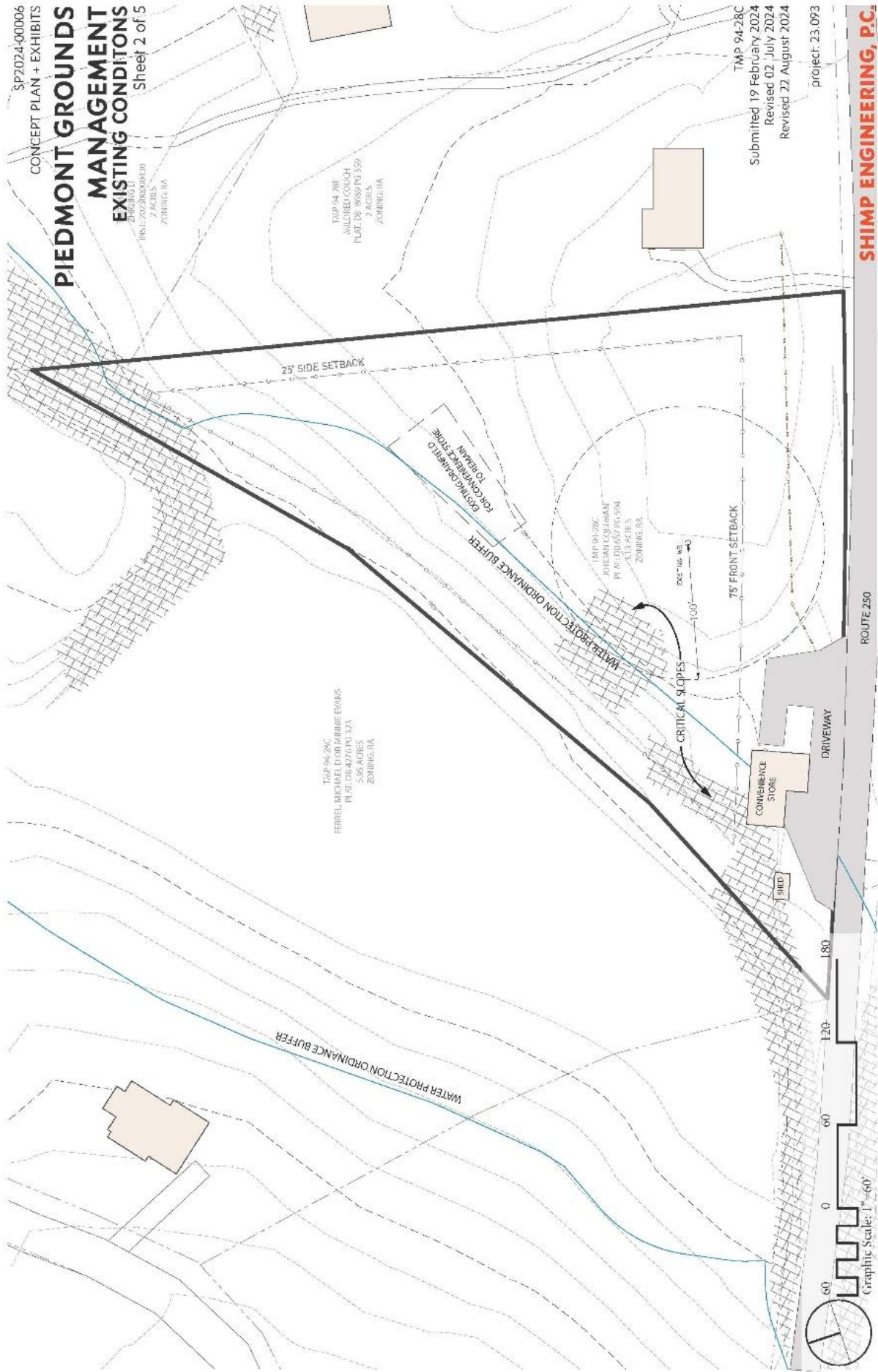
Landscape contractor office to be served by existing well (if permitted by ODIW) and new septic system

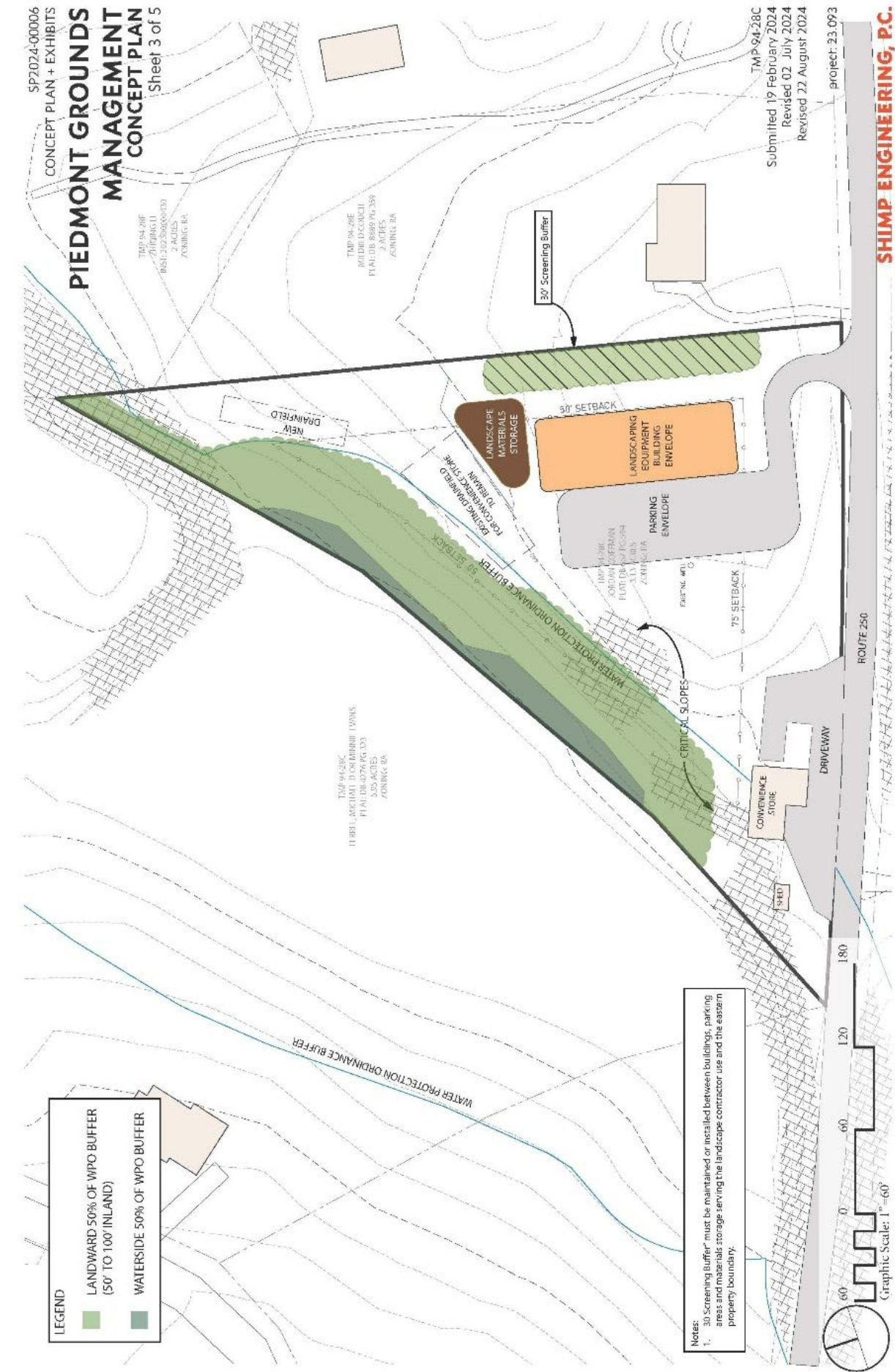
WATER SUPPLY WATERSHED

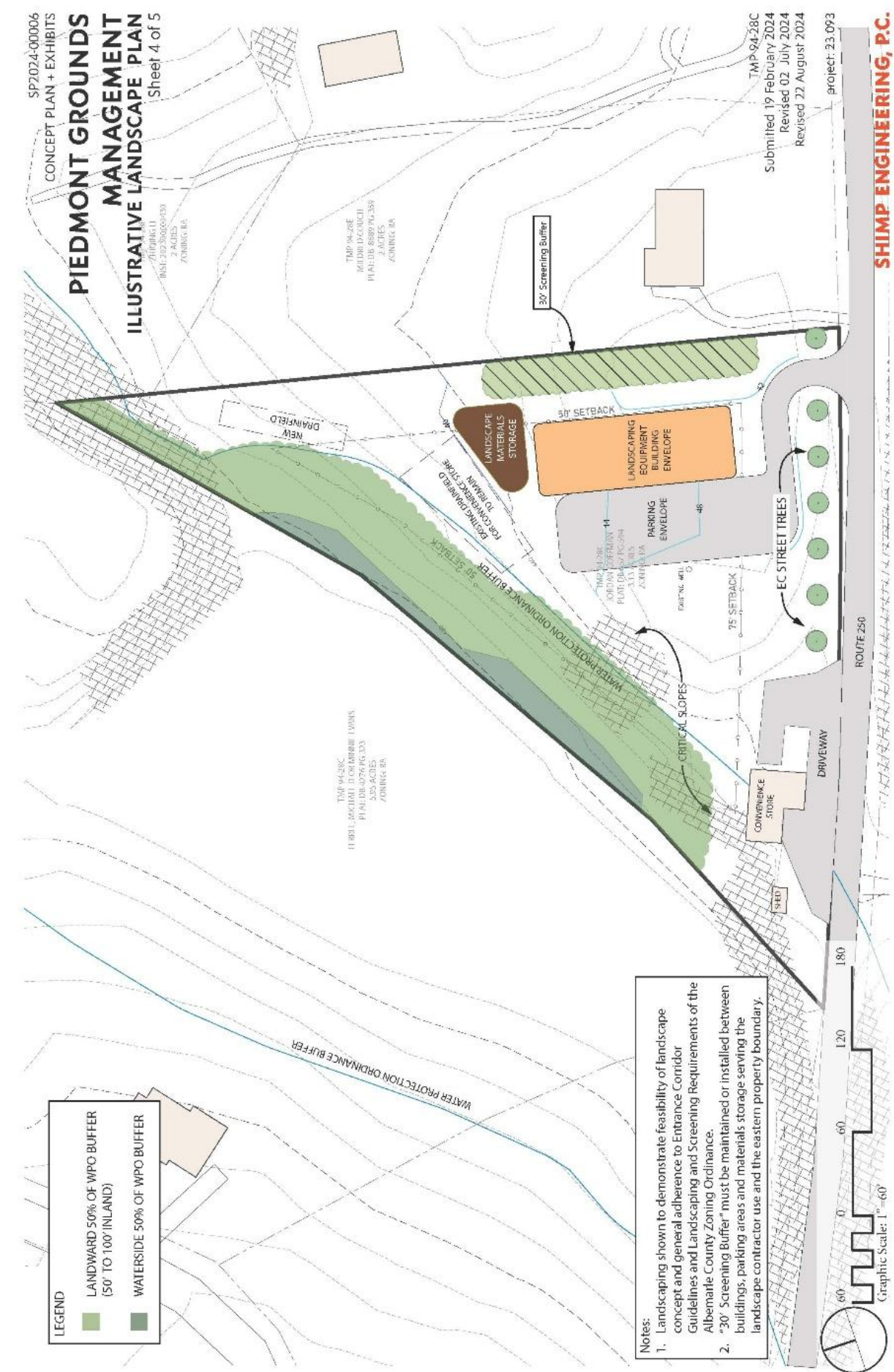
This site is not within a public water supply watershed.

SETBACKS FOR LANDSCAPE CONTRACTOR

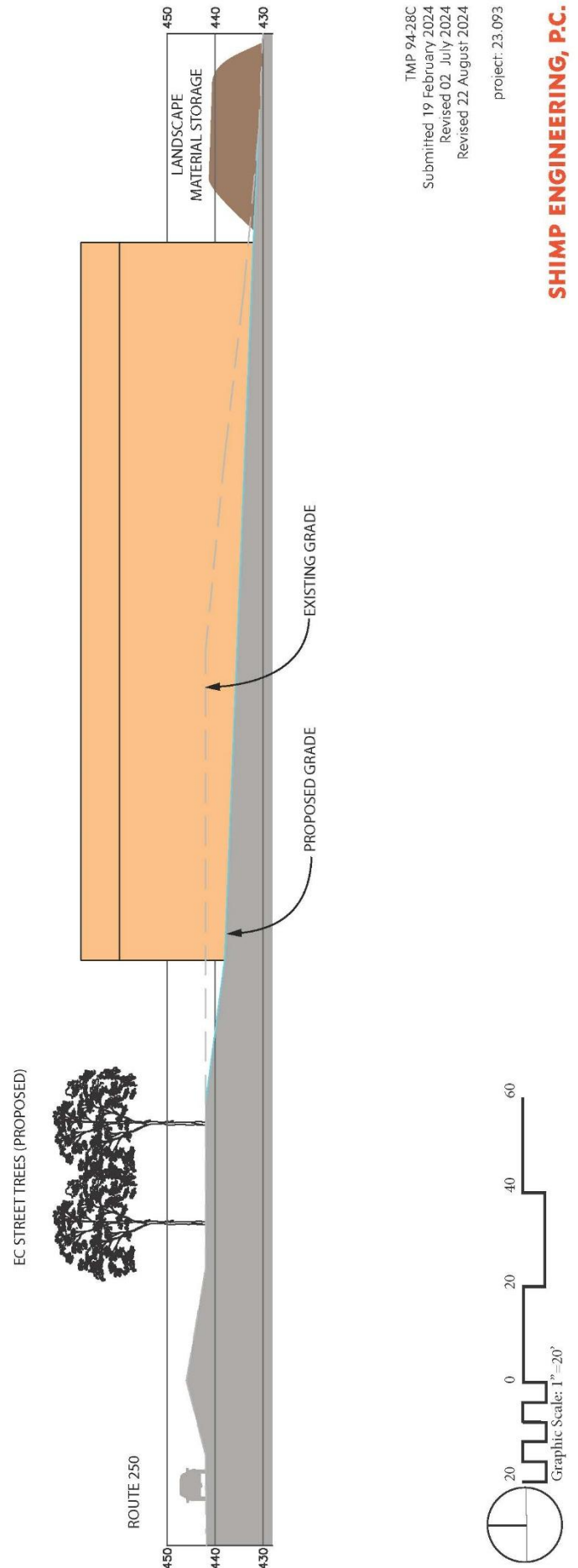
FRONT	75'
SIDE	50'







SP2024-00006
CONCEPT PLAN + EXHIBITS
**PIEDMONT GROUNDS
MANAGEMENT
SITE SECTION**
Sheet 5 of 5



TMP 94-28C
Submitted 19 February 2024
Revised 02 July 2024
Revised 22 August 2024
project: 23.093

SHIMP ENGINEERING, P.C.

Agenda Item No. 17. From the Board: Committee Reports and Matters Not Listed on the Agenda.

Ms. Mallek said that in her map, parcel 46-26 was the school site offered as a proffer in Brookhill, which could potentially be utilized for a housing grant if it became available. She said that Ms. Pethia mentioned that the announcement of the HUD grant for Habitat for Humanity had been postponed. She said that last spring, there was a request to remove the contingency for obtaining the HUD award, and then it was not.

Ms. Mallek said that the discussion then revolved around the need to reconsider this if there was a prolonged postponement from HUD, so that the funds, amounting to \$1.5 million, could be released and get to work. She said that the money had been awarded to Habitat but had not been appropriated. She

said that they should bring this matter back to the agenda so that they could get that reconsidered quickly and avoid further delays. She said that someone should research how to reinstate the item on the agenda for consideration.

Ms. Mallek said that she sent an email to inform them about Fluvanna's request to collaborate with DCR (Department of Conservation and Recreation) for a study to designate the Hardware as a scenic river in the Fluvanna area. She said that they had also inquired if Albemarle would like to participate for the Albemarle part of the river. She thanked the Interim County Attorney, Mr. Herrick, for sharing the previous considerations via email.

Ms. Mallek said that if there were any further questions regarding this matter from Board members, she would ask them to let her know so they could have the information ready for the October meeting to decide their next steps. She said that they would determine whether to send a letter of support to accompany the Fluvanna request, as seen in the attachments, or if the County wished to join in and have both segments completed simultaneously. She said that the clerks could work on listing this on the agenda.

Mr. Pruitt said that on Monday, he had the opportunity to visit Scottsville for the Town Council of Scottsville's regular business meeting and also engaged in preliminary discussions with the Chair and Vice Chair about the possibility of organizing a recurring joint meeting with the Town of Scottsville, potentially every other year. He said that they expressed interest in exploring how the Board could schedule this and what might take place. He said that a particular concern for the Town was how they could collaborate on emergency management and disaster coordination with the County, as they believed that any major crisis occurring on Route 20 would significantly impact their operations.

Mr. Pruitt said that on Thursday, he attended an event hosted by the Global Leadership Council Conference in Richmond, where he had the pleasure of seeing his colleague and friend Mr. Gallaway. He said that he believed Mr. Gallaway could provide more insights regarding the event. He said that the conference highlighted the role that Virginia plays in the global economy and how events happening in distant locations, such as Djibouti, could have an impact on them here in Albemarle County.

Mr. Gallaway said that his takeaway from attending that event was that the work being done at NGIC (National Ground Intelligence Center) and the intelligence community was certainly on the radar plus what Senator Warner, the keynote speaker, highlighted as major concerns around the world. He said that if others were interested in what else was discussed, there were some follow-up materials and information they walked through that they could all share.

Mr. Gallaway said that he wanted to revisit what Ms. Mallek mentioned about the Brookhill site. He said that the schools had chosen the North Point site for the elementary school. He said that there was also a smaller site in Habitat that was initially considered. He said that he could recall a small site being considered initially in that area, where if they chose to put a school, it would have to be on levels because it was not a large expansive site. He said that if the site was still proffered, it would be a prime site for that type of grant to address.

Ms. McKeel said that there was a timeline for utilizing the proffers, so they should revisit that.

Ms. Mallek said that she believed it was very clearly stated that if the property were not going to be used for a school and there were a certain number of years for the schools to decide, which they had already decided, then it could be converted into affordable units, which would be a great outcome.

Mr. Andrews asked Ms. LaPisto-Kirtley for a motion.

Ms. LaPisto-Kirtley **moved** that the Board of Supervisors endorse the St. John Family Life and Fitness Center grant application to the Commonwealth History Fund. Ms. McKeel **seconded** the motion.

Roll was called and the motion carried by the following recorded vote:

AYES: Mr. Andrews, Mr. Gallaway, Ms. LaPisto-Kirtley, Ms. Mallek, Ms. McKeel, and Mr. Pruitt.
NAYS: None.

Mr. Jeff Richardson, County Executive, said that Trevor Henry, Deputy County Executive, Kristy Shifflett, COO, and Jacob Sumner, CFO, and he would be traveling to Pittsburgh for the ICMA (International City/County Management Association) National Conference, which started Saturday morning. He said that Ms. Cheryl Bailey from Virginia Tech would be presenting along with Mr. Sumner and Ms. Shifflett about the work that they did. He said that he would be presenting on Saturday at the National Conference with two professors from UNC Chapel Hill, and they would be presenting on the work that they do on Board orientation and orienting new board members. He said that a city manager from North Carolina would also be providing some information.

Mr. Richardson said that they would have a significant contingent at the conference, collaborating with both Virginia Tech and UNC Chapel Hill. He said that they would be traveling with their City of Charlottesville colleagues, and they would be sharing dinner with them on Sunday night. He said that there would be a lot of educational sessions on Saturday, Sunday, and Monday. He said that Ms. Wall

would be back in Albemarle working in the County Executive's Office while they attended their national conference. He said that they were very excited about the opportunity to participate in that.

Agenda Item No. 18. Adjourn.

At 7:24 p.m., the Board adjourned its meeting to October 2, 2024, 1:00 p.m. in Lane Auditorium, Albemarle County Office Building, 401 McIntire Road, Charlottesville, VA, 22902. Mr. Andrews said information on how to participate in the meeting would be posted on the Albemarle County website Board of Supervisors home page and on the Albemarle County calendar.

Chair

Approved by Board
Date: 08/20/2025
Initials: CKB