

Board of Supervisors Proposed FY 27 Budget

Public Hearings

April 15, 2026

March

- ~~4~~ — Public Hearing on
~~Recommended Budget~~
- ~~9~~ — Work Session
- ~~11~~ — Work Session
- ~~16~~ — Work Session
- ~~18~~ — Work Session: Board
~~Proposes Budget and Sets
Maximum Tax Rate for
Advertisement~~
- ~~19~~ — Town Hall: The Center
- ~~23~~ — Town Hall: WAHS
- ~~25~~ — Town Hall: COB 5th Street
- ~~26~~ — Town Hall: Yancey
~~Community Center~~
- ~~30~~ — Town Hall: Lakeside MS

April

- ~~1~~ — Work Session
- ~~2~~ — Town Hall: Albemarle HS
- 15** — Public Hearing on CY 26
Tax Rates and Board's
Proposed Budget
- 22** — Board Approves and
Appropriates FY 27
Budget and Sets Tax Rates

FY 27 Budget Calendar

Agenda

1. Staff presentation

2. Board holds 4 Public Hearings

- Public Hearing to Amend County Code Chapter 1, Article 5 (Fee Schedule)
 - *Action recommended to be deferred until 4/22*
- Calendar Year 2026 Real Property Tax Rates
- Calendar Year 2026 Personal Property Tax Rates
- Board of Supervisors FY 2027 Proposed Budget

3. Board discussion on prior topics from April 1 budget work session

4. Board direction on FY 27 Budget

Public Hearing to Amend County Code Chapter 1, Article 5 (Fee Schedule)

Proposed change of 15%, implemented on January 1, 2027

- Based on cumulative cost of living increases since last fee adjustment in FY 22
- \$266k increase in revenue for 6 months in FY 2027

Berkley Group study in 2023 recommends:

- Periodic fee adjustments – Adjust to keep pace with increases in staff costs
- Benchmark – Perform comparative analysis of fees & structures with regional localities
- Keep it simple - Simplification of overall fee schedule
- Round fees – Make fees easier to understand and easier to calculate

Prior fee schedule changes:

- FY 22 – Last increase to fee schedule
- FY 24 – Benchmarking fee categories against peer communities & revenue neutral reorganization of fees for simplification

Real Estate Tax Revenue

Assessment

- County of Albemarle appraises real estate every year based on 100% Fair Market Value as required by the Code of Virginia

Real Estate Tax Relief for the Elderly & Disabled (Non-Departmental Chapter)

- Applicant is at least 65 years old or totally and permanently disabled, medically determined
- Applicant is the title holder of the property as of January 1
- Applicant's property seeking tax relief may not be used in a business
- Applicant must meet certain income and financial net worth criteria, updated by the Board in December 2025

Real Estate Tax Revenue

Increase of \$20.5 M or 7.6%

- Calendar Year (CY) 2026 overall reassessments + 6.2% from CY 2025
- Additional impacts for new constructions, land divisions, other adjustments

Tax Rate

- Proposed rate of \$0.894 per \$100 of assessed value
- “Lowered” Tax Rate: \$0.842 per \$100 of assessed value

Personal Property Taxes

Proposed rate of \$4.43 per \$100 of assessed value

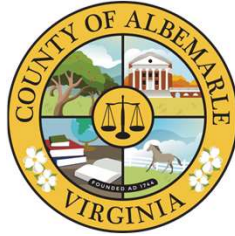
\$0.15 increase proposed, dedicated to Affordable Housing Investment Fund

Revenue primarily (84%) from personal vehicles but also applies to:

- Business Tangible Personal Property, rate must be the same tax rate as personal property
- Machinery & Tools Tax, rate must not exceed personal property rate
- Other Personal Property, rate must not exceed personal property rate or in some cases, machinery and tools rate

Personal Property Tax Relief, provided by State, for qualifying vehicles:

- Full relief (100%) of qualifying vehicles assessed at \$1,000 or less
- Partial relief (39%) for portion of vehicles assessed between \$1,001 to \$20,000
- No relief (0%) for vehicles assess above \$20,000



Board of Supervisors Proposed FY 27 Budget

Overview



2025 - 2030

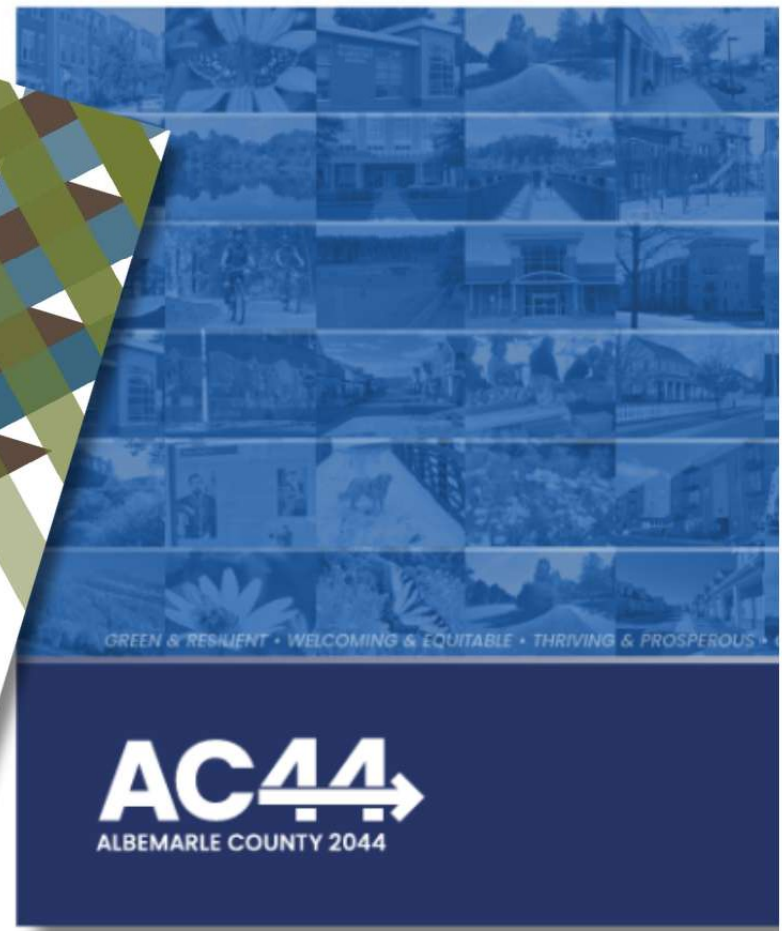
Albemarle County Economic Development Strategic Plan

A Blueprint to Lead Virginia's
Innovation Economy



**ALBEMARLE COUNTY, VIRGINIA
STRATEGIC PLAN FY24-28**
WEAVING PLANNING, ENGAGEMENT,
AND ACTION TO BUILD OUR FUTURE

Adopted October 2022



GREEN & RESILIENT • WELCOMING & EQUITABLE • THRIVING & PROSPEROUS

AC44
ALBEMARLE COUNTY 2044

Multi-Year Tactics

- ✓ **FUNDING BRIDGE:** Use 1% of the 2% Budget Stabilization Reserve to fund County Government current service levels in FY 27 and FY 28
- ✓ **TRANSFER TO THE CIP:** Transfer \$6.4 million to the CIP for projects that will be identified in future years
- ✓ **CONSISTENT SUPPORT TO SCHOOLS:** Protect Public School operating funding if state revenue drops, by building in flexibility to shift local dollars from capital projects to operations

Commitment to Performance Improvement and Cost Savings



**PROCESS & SYSTEMS
MODERNIZATION**



**STAFFING & EFFICIENCY
STUDIES TO ENSURE
ALIGNMENT TO SERVICE
DEMANDS**



**PERFORMANCE
MEASUREMENT**



**REDUCTION OF
POSITIONS FOLLOWING
RE-ENGINEERING OVER
2 YEARS**

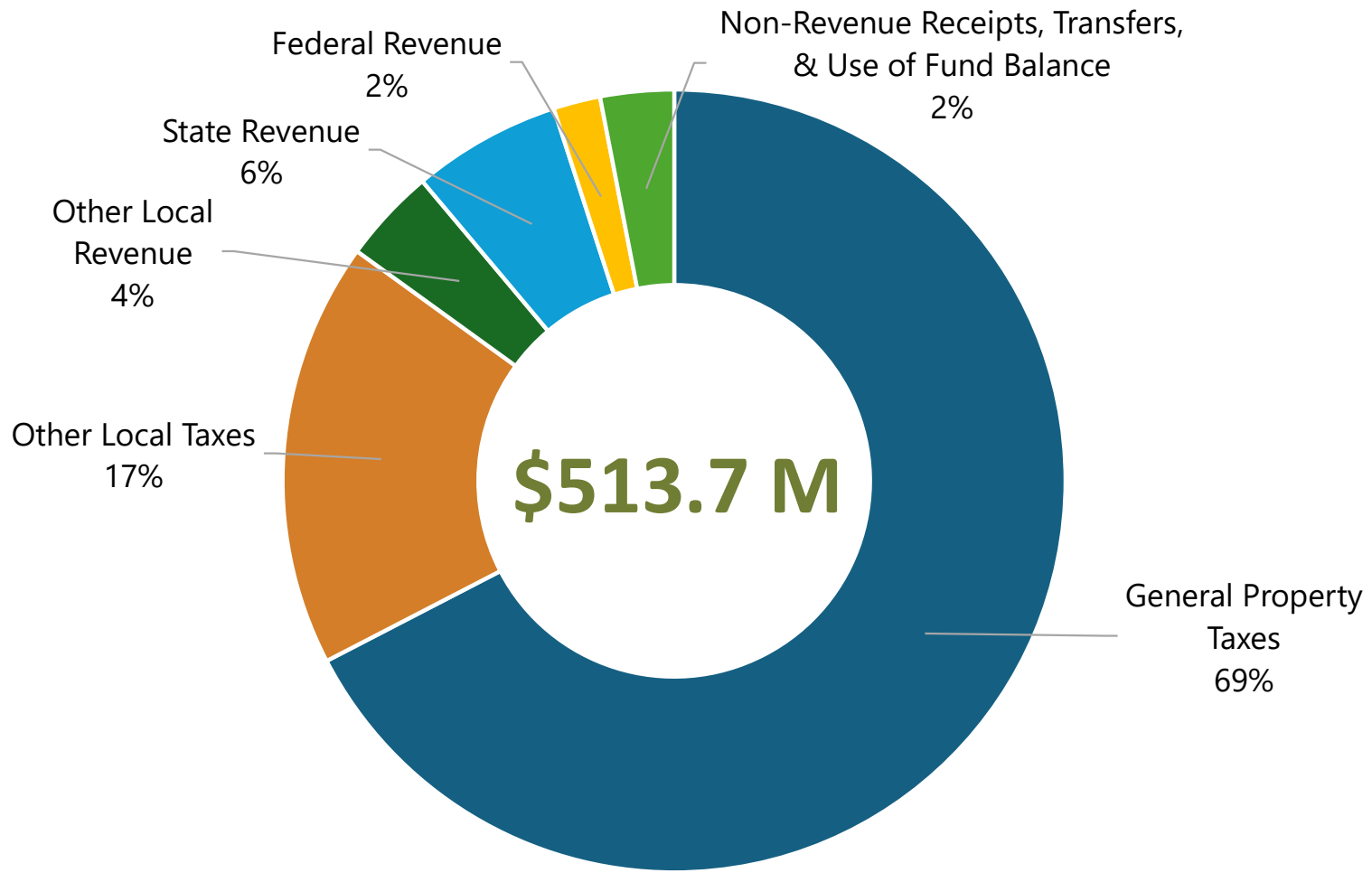
Obligations

FY 27
and
Beyond

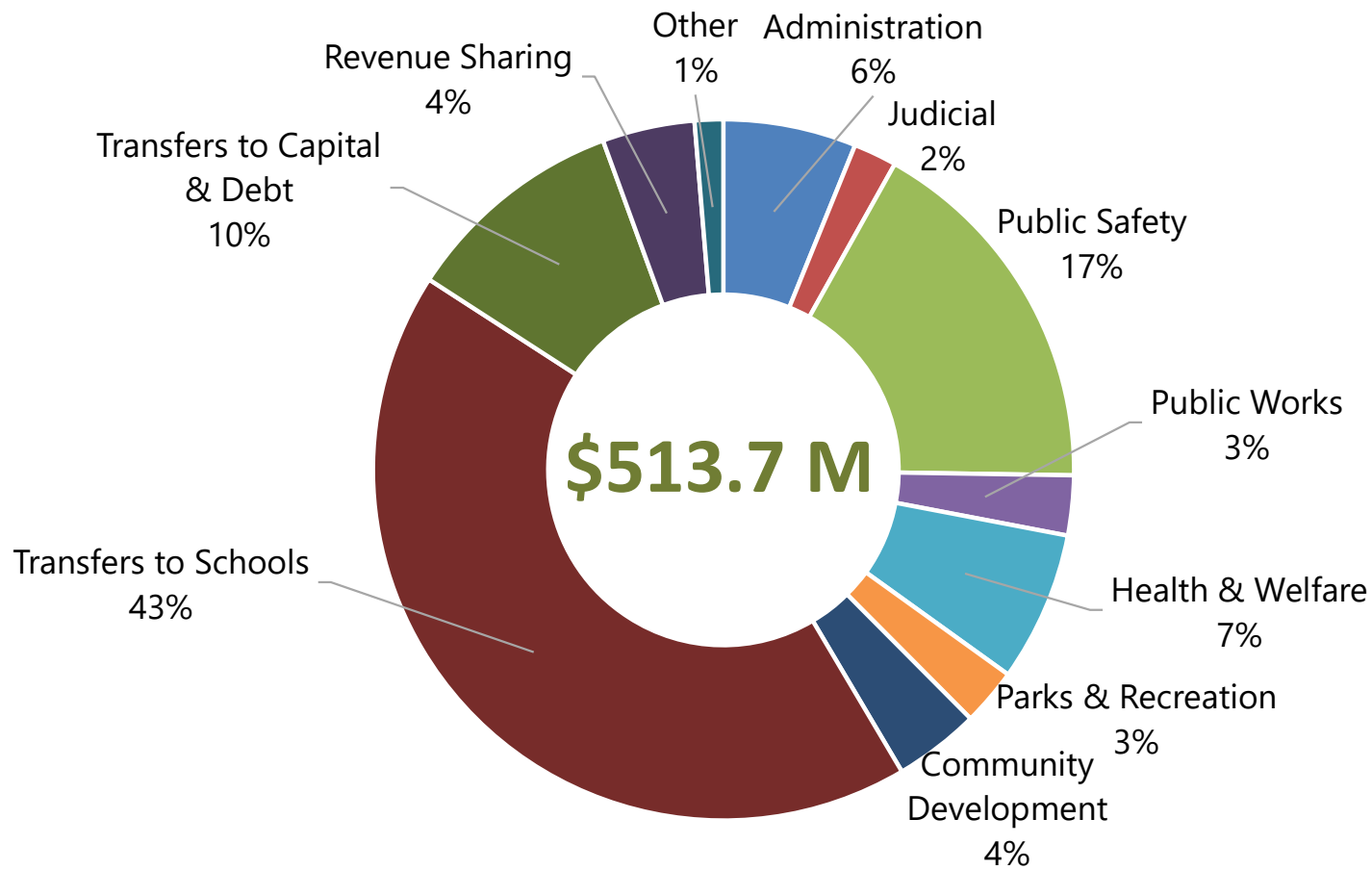
- Operating Costs for Two New Schools
- Expiring FEMA SAFER Grants
- Key Partner Agency Agreements Growing – Including CASPCA, ECC, CAT, and RSWA
- Maintaining Market-based Compensation
- Changing Federal Funding Landscape
- Revenue Sharing Agreement with the City
- Increasing Debt Service Payments

FY 27 Proposed Tax Rates





General Fund Revenues



General Fund Expenditures

INVESTMENT IN ACTION

Schools



SUPPORTS GOAL:

5

\$304.9M ACPS BUDGET (7.3% INCREASE)

**\$20.7
M**

**INCREASE IN FUNDING
(STATE & LOCAL)**



**\$4.3M TO OPERATE
TWO NEW SCHOOLS**



**DESIGN FOR NORTHERN
FEEDER PATTERN
ELEMENTARY SCHOOL**

Proposed Budget Compared to ACPS Request

Proposed Budget

- **\$20.7M** in new operating funds
- **\$6.4M** in CIP for reserves

Total: \$27.1M

ACPS Request

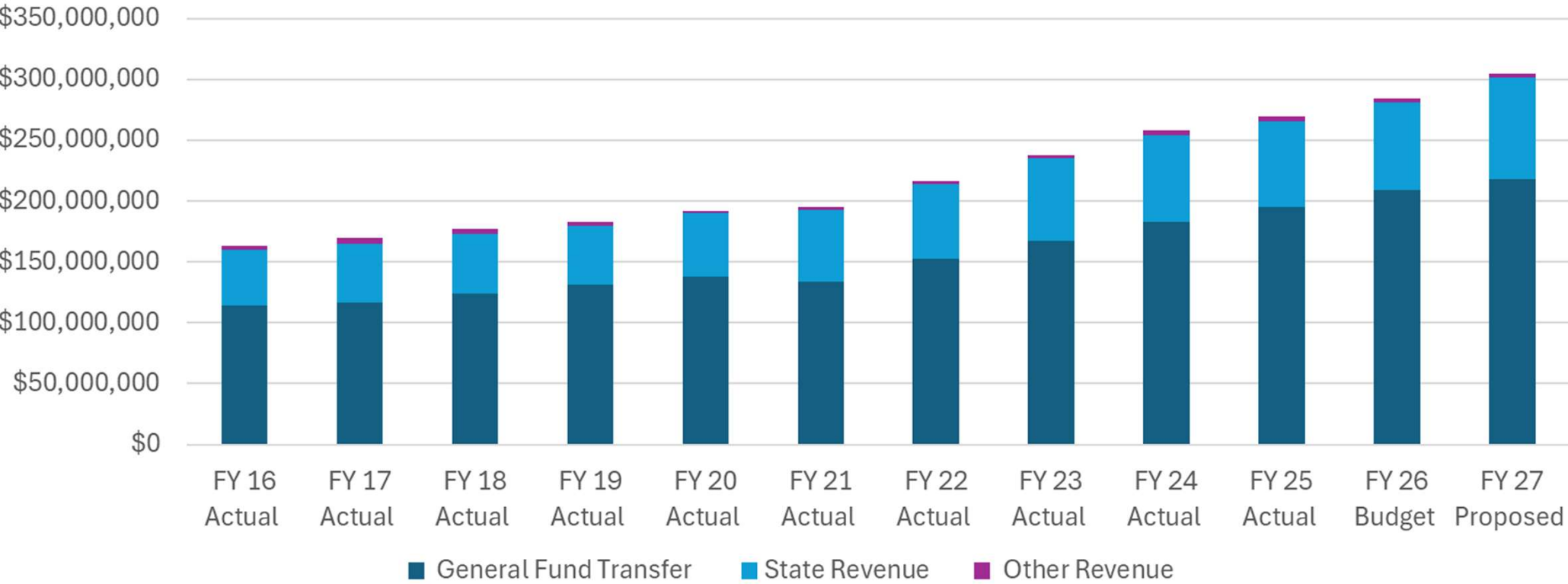
- **\$23M** in new operating funds
- **\$4.1M** in Schools CIP

Total: \$27.1M

Bottom Line Difference: \$2.3M

\$2.3M for reserves instead of \$2.3M for new operating funds
(difference is ~1% of ACPS operating budget)

Total Public Schools Operating Budget Ongoing Revenue Sources*



* Excludes special revenue funds, use of fund balance, and FY26 \$7.7 one-time transfer from County Gov

INVESTMENT IN **ACTION**

Police Resources



SUPPORTS GOALS:

1

6

3

NEW OFFICERS



**IMPLEMENT
RECOMMENDATIONS OF PUBLIC
SAFETY STAFFING STUDY**



**\$2.3M TO KEEP SALARIES
COMPETITIVE FOR RECRUITMENT
AND RETENTION**

INVESTMENT IN **ACTION**

Fire Rescue Resources



SUPPORTS GOALS:

1

6

\$1.7M

AMOUNT OF FEMA GRANTS EXPIRING



**\$1.3M TO KEEP SALARIES
COMPETITIVE FOR RECRUITMENT
AND RETENTION**



**PURSUE A FEMA GRANT TO
IMPLEMENT STAFFING STUDY
RECOMMENDATIONS**

INVESTMENT IN ACTION

Sheriff's Office & Court Security



SUPPORTS GOAL:

1

3

NEW DEPUTY POSITIONS



**SUPPORTS DAILY
OPERATIONS AT
COURTHOUSE AND INMATE
TRANSPORTATION**



**OPENED NEW GENERAL
DISTRICT COURT
FACILITY IN FY26**

INVESTMENT IN ACTION

Affordable Housing



\$24.5M
INVESTMENT INTO FUND SINCE FY 19

SUPPORTS GOALS:

2

4

\$7.5M

AFFORDABLE HOUSING INVESTMENT FUND



DEDICATED 0.4 CENT REAL ESTATE TAX RATE (\$1.3M)



DEDICATED \$0.15 PERSONAL PROPERTY TAX RATE (\$1.7M)



ONE-TIME INVESTMENT OF \$4.5M

INVESTMENT IN **ACTION**

Environmental Services



SUPPORTS GOALS:

2

4

.7¢

**WATER RESOURCES
DEDICATED REVENUE
TOTALING \$2.3M**



**CLIMATE ACTION ONE-TIME
FUNDING OF \$300K**



**PLASTIC BAG TAX
DEDICATED REVENUE
TOTALING \$140K**

INVESTMENT IN **ACTION**

Economic Development



SUPPORTS GOAL:

4

**\$4.15
M**

**ECONOMIC
DEVELOPMENT ONE-
TIME FUNDING**



**STRENGTHEN AND
DIVERSIFY TAX BASE**



**GROW TARGET SECTORS
THROUGH IMPLEMENTATION OF
THE ECONOMIC DEVELOPMENT
STRATEGIC PLAN**

INVESTMENT IN **ACTION**

Stable Workforce



SUPPORTS GOAL:

6

**\$2.9
M**

**CLASSIFICATION REVIEWS &
COST-OF-LIVING INCREASE
FOR CLASSIFIED STAFF**

**\$1.4
M**

**STAFF TRAINING
& DEVELOPMENT**



**8% INCREASE TO
HEALTHCARE FUND**

INVESTMENT IN **ACTION**

Partner Agencies & Community Services

SUPPORTS GOALS:



\$40.7 MILLION IN FUNDING ACROSS 69 PARTNER AGENCIES



**\$14.2 M
PUBLIC
SAFETY**



**\$8.2 M
TRANSIT**



**\$7.7 M
LIBRARIES
& TOURISM**



**\$4.1 M
HEALTH &
WELFARE**



**\$3.5 M
PUBLIC
WORKS**

INVESTMENT IN **ACTION**

Human Services Funding Program



SUPPORTS GOALS:

1

4

30

**PROGRAMS
FUNDED**



\$1.6 M



**SUPPORTS SERVICES LIKE
SHELTERS, FOOD SECURITY,
AND EMERGENCY
ASSISTANCE**

INVESTMENT IN **ACTION**

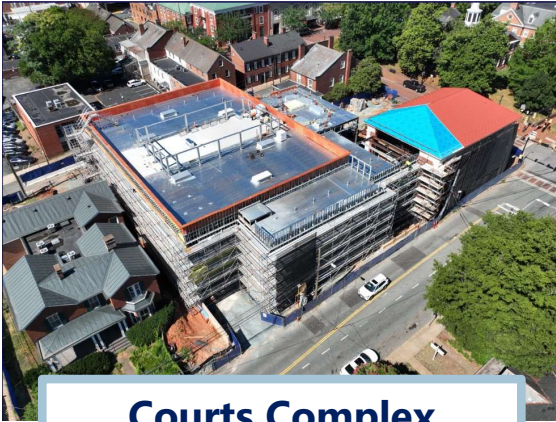
Capital Improvement Program (CIP)

SUPPORTS GOALS:

- 1
- 2
- 3
- 4
- 5
- 6



Five Projects Driving Current CIP



Courts Complex



Mountainview Upper Elementary School



ACE Academy at Lambs Lane High School



Rivanna Futures



Northern Feeder Pattern Elementary School

Key Takeaways From FY 27 Proposed Budget

- ✓ **OBLIGATIONS CONTINUE TO RISE**
- ✓ **SERVICE DEMANDS ARE EVOLVING TO MEET OUR COMMUNITY'S NEEDS**
- ✓ **EVOLVING TAX BASE**
- ✓ **NEED TO PLAN AHEAD FOR SIGNIFICANT INVESTMENTS**
- ✓ **PRUDENT MULTI-YEAR PLANNING WILL CONTINUE TO HELP SHAPE THE FUTURE**

Staff Recommendations

1. The Board hold 4 Public Hearings
 - Public Hearing to Amend County Code Chapter 1, Article 5 (Fee Schedule)
 - Calendar Year 2026 Real Property Tax Rates
 - Calendar Year 2026 Personal Property Tax Rates
 - Board of Supervisors FY 2027 Proposed Budget

2. For Public Hearing to Amend County Code Chapter 1, Article 5 (Fee Schedule)
 - *“I move to defer action on this item to April 22.”*

Preview of April 22 Budget Adoption Agenda

1. Adoption of the Resolution to Set Calendar Year 2026 Tax Rates
2. Adoption of Proposed Ordinance: Chapter 1, Article 5 (Fee Schedule)
3. Adoption of the FY 27 Operating and Capital Budget
4. Adoption of the Annual Resolution of Appropriations
5. Adoption of the Resolution of Official Intent to Reimburse Expenditures with Proceeds of a Borrowing
6. Adoption of the FY 27 - 31 Capital Improvement Plan (CIP)

Remaining Areas for Board Direction

Available potential funding sources:

1. \$6.4M General Fund transfer to CIP
2. \$2.5M from \$0.15 personal property & machinery and tools rate increase
 - \$1.7M ongoing, \$0.8M one-time
3. \$4.15M General Fund transfer to Economic Development Fund (EDF)
 - Recommend \$3.0M minimum transfer to EDF
4. \$313k ongoing Reserve for Contingencies
 - Would maintain \$350K balance
5. \$260k one-time Reserve for Contingencies
 - Would maintain \$250k balance
6. \$394k one-time CIP Strategic Priorities Reserve

Topics previously raised for potential adjustments:

- A. Public School Operations / Capital
- B. Affordable Housing Investment Fund (AHIF)
- C. Albemarle County Emergency Relief Program (ACERP)
- D. Offender Aid Restoration – Therapeutic Docket
- E. Foothills Child Advocacy Center
- F. Charlottesville Band
- G. Charlottesville Ballet
- H. Dogwood Vietnam Memorial (one-time)

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