



Albemarle County

Meeting Agenda Board of Supervisors

Supervisor, Samuel Miller District Jim Andrews
Supervisor, Rio District Ned Gallaway
Supervisor, Rivanna District Bea LaPisto-Kirtley
Supervisor, White Hall District Ann H. Mallek
Supervisor, Jack Jouett District Diantha H. McKeel
Supervisor, Scottsville District Mike Pruitt
County Executive, Jeffrey B. Richardson
Clerk, Claudette K. Borgersen

Wednesday, February 5, 2025

5:00 PM

Lane Auditorium

Regular Meeting

1. Call to Order.

2. Closed Meeting.

Closed meeting pursuant to section 2.2-3711(A) of the Code of Virginia under subsection (1) to discuss and consider both:

- appointments to various boards and commissions including, without limitation: the 5th & Avon Community Advisory Committee, the Economic Development Authority, the Equalization Board, the Historic Preservation Committee, the Natural Heritage Committee, the Pantops Community Advisory Committee, and the Places 29 (North) Community Advisory Committee; and*
- appointment of the County's director of facilities and environmental services.*

Closed meeting subject to change

3. Certify Closed Meeting.

4. Boards and Commissions:

4.1. [25-156](#) Vacancies and Appointments.

(Travis Morris)

[25-169](#) Resolution Appointing Jeffrey Dumars as the Director of Facilities and Environmental Services.

6:00 p.m.

5. Call back to Order.

6. Pledge of Allegiance.**7. Moment of Silence.****8. Adoption of Final Agenda.****9. Brief Announcements by Board Members.****10. Proclamations and Recognitions:**

10.1. [25-150](#) Proclamation Celebrating Black History Month.

11. Public Comment on: Matters Previously Considered or Currently Pending Before the Board (Other than Scheduled Public Hearings).**12. Consent Agenda (on next sheet)****13. From the County Executive: Report on Matters Not Listed on the Agenda.****Public Hearings:**

14. [25-147](#) Fiscal Year 2025 Budget Amendment and Appropriations.

(Ryan Davidson, Deputy Chief, Office of Management and Budget)

15. [25-136](#) SP202400020 Carter Machinery Outdoor Storage, Display, and Sales.
PROJECT: SP202400020 Carter Machinery Outdoor Storage and Display
MAGISTERIAL DISTRICT: Rio TAX MAP/PARCEL: 06100-00-00-12000
LOCATION: 721 Rio Road W PROPOSAL: Establish outdoor storage, display, and sales of construction equipment/vehicles PETITION: Outdoor storage, display and sales serving or associated with a permitted use in accordance with Section 30.6.3.a.2(b) of the Zoning Ordinance on approximately 4.37 acres. No dwelling units proposed. ZONING: HC Highway Commercial – commercial and service; residential by special use permit (15 units/ acre) ENTRANCE CORRIDOR: Yes OVERLAY DISTRICT: EC Entrance Corridor, AIA Airport Impact Area, and Steep Slopes – Managed COMPREHENSIVE PLAN: Core Area within Rio 29 Small Area Plan - area intended to have a mixture of uses including residential, commercial, retail, office, institutional and employment uses. Buildings with heights of 3-6 stories, built close to the street, with pedestrian access and relegated parking.

(Christopher Taggart, Senior Planner I)

16. [25-121](#) SP202400012 and SE202400018 City Church Multi-Use Space Addition. PROJECT: SP202400012 City Church Multi-Use Space Addition
MAGISTERIAL DISTRICT: Rio TAX MAP/PARCEL(S):
06100-00-00-153A1 LOCATION: 1010 Rio Road East PROPOSAL:
Amend existing special use permit, SP202200012, to allow a 13,100 square foot building and up to 87 additional parking spaces on site. Associated is a special exception request (SE202400018) in accordance with Section 18-4.12.2 (c) to modify the limitation on the maximum number of parking spaces allowed by Section 18-4.12.4 (a). PETITION: Religious assembly in the R4 Zoning District on a 4.23 acre parcel under Section 15.2.2.12 of the Zoning Ordinance. ENTRANCE CORRIDOR: Yes
ZONING: R4 Residential (4.0 units/acre) OVERLAY DISTRICT(S): Airport Impact Area, Steep Slopes – Managed COMPREHENSIVE PLAN: Urban Density Residential which allows residential uses (6.01 – 34 units/ acre) and supporting uses such as religious institutions, schools, commercial, office and service uses in Neighborhood 2 of the Places 29 Master Plan.
(Syd Shoaf, Senior Planner I)
17. [25-142](#) SP202300023 Buck Island Solar. PROJECT: SP202300023 Buck Island Solar
MAGISTERIAL DISTRICT: Scottsville TAX MAP/PARCEL(S):
10500-00-00-001A0 LOCATION: 2826/2828 Campbell Farm Lane, immediately west of its intersection with Buck Island Rd., and approx. ½ mile south of the intersection of Buck Island Rd./Thomas Jefferson Pkwy
PROPOSAL: Solar-energy electrical generation facility. PETITION: 10.2.2.58, Solar energy systems, No new dwelling units proposed.
ZONING: RA, Rural Areas - agricultural, forestal, and fishery uses; residential density (0.5 unit/acre in development lots) OVERLAY DISTRICT(S): Flood Hazard Overlay District 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).
(Bill Fritz, Development Process Manager)

18. **From the Board: Committee Reports and Matters Not Listed on the Agenda.**

19. **Adjourn to February 12, 2025, 3:00 p.m. Room 241.**

CONSENT AGENDA**12. FOR APPROVAL (by recorded vote):**

- 12.1. [25-146](#) Tax Refund Approval Request.
(Jennifer Matheny)
- 12.2. [25-126](#) License Agreement for the Southern Albemarle Convenience Center.
(Bill Strother)
- 12.3. [25-159](#) Resolution to Accept Road(s) in the Dunlora Park Subdivision Phase 1 into the State Secondary System of Highways. (Rio Magisterial District)
(Frank Pohl)

12. FOR INFORMATION (no vote necessary):

- 12.4. [25-158](#) CCP202400001, Northern Albemarle Convenience Center.
(David Benish)
- 12.5. [25-155](#) Board to Board, February 2025, A Monthly Report from the Albemarle County School Board to the Albemarle County Board of Supervisors.
(Helen Dunn)

Thank you for attending today's public hearing. During the 2025 Calendar Year, the Chair is Jim Andrews and the Vice-Chair is Diantha H. McKeel.

Opportunities for the public to access and participate in this meeting are posted on the Albemarle County website on the Board of Supervisors home page and on the Albemarle County calendar. Participation will include the opportunity to comment on those matters for which comments from the public will be received.

During the time set aside for "Public Comment on: Matters Previously Considered or Currently Pending Before the Board (Other than Scheduled Public Hearings)", individuals are allowed three minutes to speak. Up to 10 persons may speak during each "From the Public" session. The 10 speakers are determined on a first-come, first-served basis. Each speaker may speak at only one "Matters from the Public" session at each meeting. The sign-up period closes when "Matters from the Public" begins. Electronic presentation materials may be displayed by a member of the public provided it is emailed to the Clerk at least 48 hours in advance of the Board meeting.

During Public Hearings, the Board will only acknowledge speakers addressing the item listed for Public Hearing. Speakers are limited to one appearance of three minutes per public hearing item, unless otherwise decided. Applicants are limited to a ten-minute presentation of their proposal and are allowed a five-minute rebuttal at the close of the public hearing.

To speak during Public Hearings and "From the Public" Albemarle County community members may sign up online in advance of the meeting at <https://albemarle.legistar.com/Calendar.aspx>. Click on eComment for the select meeting. To create an account, click on the sign-up link at the top right corner of the eComment webpage. Community Members who are unable to sign up in advance of the meeting may do so during the meeting either through the webinar chat or in person, provided there are remaining slots available. If you require assistance, please contact the clerk's office at clerk@albemarle.org or call 434-296-5843.

Time keeping is conducted by the Clerk. In order to give all speakers equal treatment and courtesy, the Board requests that speakers adhere to the following guidelines:

Time keeping is conducted through a timer and a light system at the podium. The green light will go on when you begin speaking and this begins your allotted time; a yellow light indicates you have one minute to finish your comment; a red light indicates your time has expired. In order to give all speakers equal treatment and courtesy, the Board requests that speakers adhere to the following guidelines:

- When called to the speaker's podium, state your name and magisterial district
- Address comments directly to the Board as a whole
- Give written statements and other supporting material to the Clerk
- If you represent a group or organization, you may ask others present to raise their hands and be recognized
- If you exceed your allotted time, you will be asked to end your comments
- If a speaker does not use all allocated time, the unused time may not be shared with another speaker
- Speakers are permitted one opportunity to comment during each of the public comment periods per meeting
- Back-and-forth debate is prohibited
- Do not speak from your seat or out of turn
- Persons in the audience are encouraged to raise their hands to indicate their support or opposition to speakers at the podium or any item during the meeting
- Please refrain from applause and other forms of approval or disapproval, as a courtesy to each speaker
- Signs are permitted in the meeting room so long as they are not attached to any stick or pole and do not obstruct the view of persons attending the meeting

All comments are live streamed, recorded and published on the Albemarle County website.

Please turn all device notifications to vibrate.

Clerk, Board of County Supervisors
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