

COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
SPECIAL MEETING
January 24, 2020

The Henrico County Board of Supervisors convened a special meeting on Friday, January 24, 2020, at 8:15 a.m., in the Cardinal Ballroom at The Cultural Arts Center at Glen Allen, 2880 Mountain Road, Glen Allen, Virginia.

Members of the Board Present:

Thomas M. Branin, Chairman, Three Chopt District
Daniel J. Schmitt, Vice-Chairman, Brookland District
Tyrone E. Nelson, Varina District
Patricia S. O'Bannon, Tuckahoe District
Frank J. Thornton, Fairfield District

Other Officials Present:

John A. Vithoukas, County Manager
Joseph P. Rapisarda, Jr., County Attorney
Barry R. Lawrence, CMC, Assistant to the County Manager/Clerk to the Board
Tanya B. Harding, CMC, Administrative Assistant/Deputy Clerk to the Board
Timothy A. Foster, P.E., Deputy County Manager for Community Operations
W. Brandon Hinton, Deputy County Manager for Administration
Anthony E. McDowell, Deputy County Manager for Public Safety
Randall R. Silber, Deputy County Manager for Community Development
Benjamin A. Sheppard, Director of Public Relations & Media Services

Mr. Branin recognized Mr. Vithoukas, who provided opening remarks and recognized Monica Smith-Callahan, the County new Deputy County Manager for Community Affairs. She will promote relationships with nongovernmental entities and serve as a liaison to Henrico County Public Schools and other governmental entities. She will also oversee Public Libraries, the Health Department, Capital Region Workforce Partnership, Electoral Board, the Extension Office, and Legislative Affairs. Mrs. Callahan appointment will be effective February 18.

Mr. Vithoukas reflected on many County accomplishments resulting from the January 2019 Board retreat and noted this retreat was an opportunity to launch more new projects.

He thanked Kay Alferio, President of The Cultural Arts Center, and her staff for their hospitality in hosting the retreat and thanked Deputy Clerk Tanya Harding, Management Specialist Holly Zinn, and Administrative Assistant Gayle Fridley of the Manager's Office for their work planning the retreat.

Mr. Vithoukas remarked that the retreat gives the Board an opportunity to alert staff about priorities before it reviews the budget in March. Mr. Vithoukas revisited topics at the 2019 retreat and some of the resulting outcomes.

Solid Waste

Jon Clary, Solid Waste Division Director, discussed development of the Solid Waste Division Master Plan which is partially completed and could be finished in July. One of the main concerns is community clean-ups which are done free of charge. Because of overwhelming demand, Public Utilities has had to hire contractors to help and now questions whether the County should start charging for the service. Mr. Clary stated numerous trips to the transfer stations are sometimes required.

Mr. Clary recognized Kim Hynes, Executive Director of Central Virginia Waste Management Authority, to discuss curbside recycling. Ms. Hynes explained when curbside recycling started in 1991 with approximately 20,000 households in 7 localities and now serves over 290,000 households in 9 localities. Costs are increasing and last year Chesterfield evaluated whether to continue providing curbside recycling. CVWMA hired a consultant to examine the regional efforts and make recommendations. Ms. Hynes stated CVWMA is looking at options in townhome communities and some multi-family areas. Mr. Branin asked whether the County should be adding recycling areas to the plans.

Megan Coates, Deputy Director of Finance, discussed charging for recycling, subscription services, and the use of drop-off centers. Another possibility is using haulers to provide recycling services. Mrs. O'Bannon voiced concerns about community clean-up efforts and Mr. Thornton wanted to ensure residents are made aware of any recycling changes.

Redistricting Update: Process Overview

Dr. Amy Cashwell, Superintendent of Schools, gave the Board an update on School's redistricting process. Dr. Cashwell stated the committee meetings that began in September 2019 included a review of goals, discussion of data, and consideration of new redistricting options. Public review started in November and the next series of meetings are slated for February. The committees will choose the best options to present to the public in March and the School Board is expected to approve the final plans in May.

Dr. Cashwell stated there are four redistricting options. Mr. Schmitt noted he would like to see a plan that moves the least amount of kids. Dr. Cashwell stated that in none the four options would any school be at capacity. Mr. Schmitt asked if the School Board can look at other options, and Dr. Cashwell stated yes. Mr. Nelson questioned why we are redistricting the whole County when some parts of the county do not have any overcrowding. Dr. Cashwell explained some schools have projected growth, especially in the Brookland District.

The Board recessed at 9:54 a.m. and reconvened at 10:12 a.m.

Housing Update

Eric Leabough, Director of Community Revitalization, updated the Board on housing efforts in the County. Proactive inspections of apartment communities that began in early 2018 have inspected 114 communities. Mr. Leabough reviewed current MOUs the County has with Hope Village, Henrico Arms, St. Luke, and Newbridge Village and stated the MOUs provide for security enhancements, community center expansion, educational and skill building programming, and health and wellness programming.

Mr. Leabough reviewed efforts underway in the Laburnum Gateway and the Highland Springs area. He reviewed the Maggie Walker Community Land Trust and stated the County received \$580,000 in Community Revitalization funding that leveraged an additional \$250,000 in private funding to improve the County's aging housing stock. The Land Trust currently has three acquisitions completed, one of which is under contract and two others are in renovation. Mr. Leabough reviewed the community improvement efforts, such as the Operation Paintbrush and volunteer program which assists in yard cleaning, minor exterior repairs, and the painting of approximately 20 houses each year.

Mrs. O'Bannon asked whether the County is still seeing the same amount of trash in areas after community clean-ups. Mr. Leabough replied that they are seeing more trash in these areas but can't explain why.

Mr. England stated Public Utilities currently has a wait list for community clean-up areas and is looking at all options for continuing the program, including the possibility of charging for cleanup services.

Mr. Leabough described a regional housing framework for Ashland, Chesterfield, Hanover, Henrico, and the City of Richmond that will be a guide tailored to fit the needs of each locality. The proposed goals for Henrico are to increase the supply of quality affordable rental housing, create a regional center for homeownership, promote and expand existing senior tax-relief programs, improve aging housing stock by expanding resources for rehab and increased access to rehab programs, integrate affordable housing information into transportation-rich corridors, and reduce barriers to accessory dwelling units in residential districts.

Mr. Leabough reviewed the purpose of the Housing Advisory Committee to serve as a "think-tank," provide housing policy recommendations, assist in the identification of targeted revitalization areas, assist in development of neighborhood revitalization strategies, and evaluate the effectiveness of existing housing relief and assistance programs. The committee has held two quarterly meetings since it was established in mid-2019, and it has reviewed zoning, Laburnum Gateway revitalization, Highland Springs revitalization, and strategies for other areas within the County. The committee's plan for 2020 is to review the regional housing framework, provide input for potential solutions for Henrico, and assist in developing an implementation plan.

Transportation and Accessibility

Todd Eure, Assistant Director of Public Works, updated the Board on HB 1541 in the General Assembly. He also reviewed 2019 grant funding for 22 projects for a total of \$41.4 million and reviewed the multi-use trails with the Ashland Trolley Line. In a transit and passenger rail update, he noted the near-term focus is on bus shelters and stop amenities, improved accessibility, dedicated parking for Pulse riders, and better route connectivity.

Residential Drainage

Steve Yob, Director of Public Works, updated the Board on residential drainage issues. There are currently 1,200 homes in the floodplain, and the County has had 7,700 drainage complaints since 2003, including 550 in 2018 and 388 in 2019. Most issues are not floodplain related.

Mr. Yob noted that other localities have had success in purchasing properties in the floodplain areas and that \$57 million would remove 65 homes from the floodplain. In the short term, the County can offer homeowners technical assistance, notify homeowners who don't know they are in the floodplain zone, do more stream walks, and create a website with helpful tools. In the long-term, the County can look at a buyout program, large drainage projects, and stream cleanouts.

Mr. Yob stated the homes that require the most immediate attention are on Indigo Road, Homeview Drive, and Parham Road, because they tend to flood and have more drainage issues. Mr. Yob stated some of that land could be turned into trails.

Tim Foster, Deputy County Manager for Community Operations, stated he has been working with Mr. Yob and the Real Property Department to purchase two homes in the floodplain area and that they have put together criteria for the County to purchase the homes in the future.

Mr. Branin noted there was a new subdivision in the Three Chopt District in which the property was not graded properly. He wants to ensure such issues will be addressed up front.

Future Capital Needs

Brandon Hinton, Deputy County Manager for Administration, reviewed future capital needs. Bond project appropriations for Deep Run Park and Taylor Park in FY 2021; Cheswick Park, Tuckahoe Creek Park, and Taylor Park in FY 2022; and Three Lakes Park and Tuckahoe Park in FY 2023. Other projects include the Richmond/Henrico Turnpike, Cobbs Creek Reservoir, Court renovations, police evidence storage, police firing range classroom addition, radio communications system, pedestrian improvements, and solar panels. Mr. Hinton also reviewed the Chamberlayne Elementary renovation, Seven Pines Elementary renovation, Pemberton Elementary renovation, Tuckahoe Middle School renovation, Skipwith Elementary renovation, Crestview renovation and Glen Allen Elementary addition.

Chris Sorenson, Schools Chief Financial Officer, and Susan Moore, Schools Director of Facilities reviewed the 2016 Bond Referendum projects. Mr. Sorenson also reviewed the Capital Improvement plan for FY2021-2025 in which Schools will focus on capacity projects, replacement vs. renovation of schools, long range planning, roofing and mechanical capital improvements, and school bus fleet replacement. He noted Schools needs another elementary school in the far West End based on the final redistricting numbers.

Mr. Nelson questioned if the CIP recommendations would fix redistricting problems. Mr. Vithoulkas stated the conversation between staff was about the purchase of land for a future school. Mr. Nelson stated he did not feel there was enough growth for two new elementary schools and does not feel the entire County needs to be redistricted. Mr. Schmitt stated he agrees with Mr. Nelson and feels a need for further conversation. Mr. Thornton also feels there needs to be more discussions.

The Board recessed at 3:00 p.m. and reconvened at 3:11 p.m.

Planning Department

Joe Emerson, Director of Planning, shared several slides showing the breakdown of housing in the County and addressed redevelopment and corridors of interest. He also discussed corridor enhancements and what could be done in the Westwood redevelopment area, including sidewalk and streetlight possibilities, transportation connections, and parking challenges for existing businesses. The benefits would include increased property values and expansion of existing businesses.

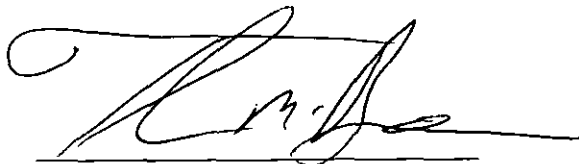
Ben Sehl explained that current codes are not flexible, and expansion of older buildings is difficult or impossible. Updating the codes could allow for greater density, higher building heights, updating and expanding nonconforming properties, flexible parking, and different setbacks. Mr. Vithoukias noted the City is considering eliminating setback requirements.

Mr. Emerson stated County staff will have public input opportunities to address code changes. The next step will be a complete review of Module 2 with a review of Module 3 in the Spring of 2020. The goal is to have the public review process in the fall of 2020.

Regional Radio System

Tony McDowell, Deputy County Manager for Public Safety, gave an update on the Regional Radio project. The purchase of 2,800 radios is complete. The equipment is ready to be staged and installation will proceed once the towers are completed. The project will include replacement of the 911 center and the equipment affixed to the towers. Mrs. O'Bannon asked about the tower on Ridge Road. Mr. McDowell stated he will pull the records on the tower to make sure promises to the neighborhood will be kept.

There being no further business, the meeting was adjourned at 4:29 p.m.



Chairman, Board of Supervisors
Henrico County, Virginia