

**HENRICO COUNTY
NOTICE OF SPECIAL MEETING
BOARD OF SUPERVISORS**

Please take notice that a special meeting of the Board of Supervisors will be held on **Tuesday, May 11, 2021, at 5:15 p.m.** in the Board Room of the Administration Building, Henrico County Government Center, Parham and Hungary Spring Roads, Henrico, Virginia.

The matters to be reviewed by the Board at this time are:

- | | |
|------------------|--|
| 5:15 - 5:45 p.m. | Tax Relief Update |
| 5:45 - 6:15 p.m. | Advanced Traffic Management System and Trail Connectivity Update |
| 6:15 - 6:45 p.m. | Vaccination Efforts Timeline |
| 6:45 - 6:50 p.m. | Regular Meeting Agenda Items |

Tanya Brackett Harding

Tanya Brackett Harding, CMC
Clerk, Henrico County Board of Supervisors
May 6, 2021

COUNTY OF HENRICO, VIRGINIA
Henrico County Board Room
Board of Supervisors' Agenda
May 11, 2021
7:00 p.m.

PLEDGE OF ALLEGIANCE

INVOCATION

APPROVAL OF MINUTES – April 27, 2021, Regular and Special Minutes

MANAGER'S COMMENTS

BOARD OF SUPERVISORS' COMMENTS

RECOGNITION OF NEWS MEDIA

PRESENTATIONS

Proclamation - Law Enforcement Officers Week - May 9 - 15, 2021.

Proclamation - Emergency Medical Services Week - May 16 - 22, 2021.

APPOINTMENT

134-21 Resolution - Appointment of Member - Historical Preservation Advisory Committee.

PUBLIC HEARINGS – REZONING CASES AND PROVISIONAL USE PERMITS

99-21 Hundred Acre Woods, Inc.: Request to conditionally rezone from A-1
REZ2020- Agricultural District to R-5AC General Residence District (Conditional) Parcel
00041 752-773-1086 containing 33.62 acres located at the terminus of Opaca Lane.
Three Chopt The applicant proposes a residential development of detached dwellings for
sale. The R-5A District allows a maximum gross density of 6 units per acre. The
use will be controlled by zoning ordinance regulations and proffered conditions.
The 2026 Comprehensive Plan recommends Suburban Residential 2, density
should not exceed 3.4 units per acre and Environmental Protection Area. The
Planning Commission voted to recommend the Board of Supervisors **grant**
the request. **(Deferred from the April 13, 2021, meeting.)**

100-21 Hundred Acre Woods, Inc.: Request for a Provisional Use Permit under
PUP2021- Sections 24-13.4(c), 24-120 and 24-122.1 of Chapter 24 of the County Code to
00006 allow adjustable side setbacks for lots within the R-5A General Residence
Three Chopt District on Parcel 752-773-1086 located at the northern terminus of Opaca
Lane. The existing zoning is A-1 Agricultural District. The R-5A zoning district
is proposed for the A-1 district with REZ2020-00041. The R-5A District allows a
maximum gross density of 6 units per acre. The 2026 Comprehensive Plan
recommends Suburban Residential 2, density should not exceed 3.4 units per
acre and Environmental Protection Area. The Planning Commission voted to
recommend the Board of Supervisors **grant** the request. **(Deferred from the
April 13, 2021, meeting.)**

- 135-21
REZ2021-
00012
Three Chopt
- HHH Hunt-Hans Klinger: Request to conditionally rezone from R-6C General Residence District (Conditional) and O-2C Office District (Conditional) to R-6C General Residence District (Conditional) Parcels 740-766-2619 and 740-766-6112 and part of Parcels 740-765-3690, 740-766-3730, 739-766-9016, 739-766-9601 containing 8.675 acres located on the north line of Twin Hickory Lake Drive approximately 263' east of its intersection with Pouncey Tract Road (State Road 271). The applicant proposes residential condominiums as an expansion of rezoning approved with REZ2020-00029. The R-6 District allows no more than 19.8 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Office. The site is in the West Broad Street Overlay District. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.
- 136-21
REZ2021-
00016
Three Chopt
- Bacova SP, LLC: Request to conditionally rezone from R-5AC General Residence District (Conditional) to C-1C Conservation District (Conditional) part of Parcel 737-767-9448 containing 0.18 acres located approximately 820' north of Liesfeld Farm Drive at its intersection with Mason Glen Drive. The applicant proposes a conservation area. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Suburban Mixed-Use, density should not exceed 4 units per acre. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.
- 137-21
REZ2021-
00017
Three Chopt
- Stanley Martin Homes, LLC: Request to rezone from R-6C General Residence District (Conditional) to C-1 Conservation District part of Parcel 730-765-6508 containing 1.4 acres approximately 300' south of W. Broad Street (U.S. Route 250) and approximately 500' west of the intersection of Vinery Avenue and Purbrook Lane. The applicant proposes a conservation area. The uses will be controlled by zoning ordinance regulations. The 2026 Comprehensive Plan recommends Environmental Protection Area. The site is in the West Broad Street Overlay District. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.
- 138-21
REZ2021-
00018
Varina
- Richard Smith: Request to conditionally rezone from B-2 Business District to B-3C Business District (Conditional) Parcel 804-723-9088 containing 6.62 acres located along the north line of Gordons Lane approximately 200' north of its intersection with Nine Mile Road (State Route 33). The applicant proposes glass shop assembly and storage. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Traditional Neighborhood Development and Environmental Protection Area. This site is located in the Enterprise Zone. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.
- 139-21
REZ2021-
0003
Fairfield
- RJM Land, LLC: Request to conditionally rezone from A-1 Agricultural District to R-5AC General Residence District (Conditional) on Parcels 775-767-7623, 775-767-9166, 775-768-6111, 775-768-3432, and 775-768-0741 containing 29.27 acres located on the north line of Mountain Road, approximately 400' west of Woodman Road. The applicant proposes detached dwellings for sale. The R-5A District allows an overall maximum density of 6 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026

Comprehensive Plan recommends Suburban Residential 1, density should not exceed 2.4 units per acre, and Environmental Protection Area. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.

140-21
PUP2021-
00008
Fairfield
RJM Land, LLC: Request for a Provisional Use Permit under Sections 24-13.4(c), 24-120 and 24-122.1 of Chapter 24 of the County Code to allow adjustable side yard setbacks for lots within the R-5A General Residence District on Parcels 775-767-7623, 775-767-9166, 775-768-6111, 775-768-3432, and 775-768-0741 located on the north line of Mountain Road, approximately 400' west of Woodman Road. The existing zoning is A-1 Agricultural District. The R-5A zoning district is proposed for the A-1 District with REZ2021-00003. The 2026 Comprehensive Plan recommends Suburban Residential 1, density should not exceed 2.4 units per acre and Environmental Protection Area. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.

141-21
REZ2021-
00004
Fairfield
RJM Land, LLC: Request to conditionally rezone from R-3C One-Family Residence District to R-5AC General Residence District (Conditional) Parcel 774-766-8746 containing 7.52 acres located on the south line of Mountain Road, approximately 950' west of Woodman Road. The applicant proposes detached dwellings for sale with zero lot lines. The R-5A District allows a maximum gross density of 6 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Suburban Residential 2, density should not exceed 3.4 units per acre, and Environmental Protection Area. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.

142-21
REZ2021-
00021
Fairfield
VCC Partners LLC and Shamin VCC LLC: Request to conditionally rezone from B-3C Business District (Conditional) to R-6C General Residence District (Conditional) Parcel 784-771-9755 containing 7.670 acres located approximately 800' east of Brook Road (U.S. Route 1) at its intersection with Magnolia Ridge Drive. The applicant proposes a master-planned community. The R-6 District allows a maximum gross density of 19.8 units per acre. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Commercial Arterial. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.

143-21
PUP2021-
00007
Fairfield
VCC Partners LLC and Shamin VCC LLC: Request for a Provisional Use Permit under Sections 24-36.1(b) 24-120 and 24-122.1 of Chapter 24 of the County Code to allow a master-planned community on Parcel 784-771-9755 located approximately 800' east of Brook Road (U.S. Route 1) at its intersection with Magnolia Ridge Drive. The existing zoning is B-3C Business District (Conditional). R-6C zoning district is proposed for with REZ20201-00021. The 2026 Comprehensive Plan recommends Commercial Arterial. The Planning Commission voted to recommend the Board of Supervisors **grant** the request.

PUBLIC HEARINGS - OTHER ITEMS

144-21
Resolution - Conveyance of Real Property - 3001 Gregory Avenue - Brookland District.

- 145-21 Resolution - Condemnation - Right-of-Way and Easements - Richmond Henrico Turnpike Improvements Project - Zysha Real Estate, LLC - Fairfield District.
- 146-21 Resolution - Condemnation - Right-of-Way and Easements - Richmond Henrico Turnpike Improvements Project - Realty Income Corporation - Fairfield District.
- 147-21 Resolution - Condemnation - Easement - Three Chopt Road Improvements Project - Emil Nikolov and Tatyana Ivanova-Nikolova - Three Chopt District.
- 148-21 Resolution - Condemnation - Easement - Three Chopt Road Improvements Project - Victor R. Shavers, Jr. and Gina M. Shavers a/k/a Gina M. Burgin - Three Chopt District.
- 149-21 Resolution - Condemnation - Easements - Creighton Road Improvements Project - Huntwood Homeowners Association - Varina District.

PUBLIC COMMENTS

GENERAL AGENDA

- 150-21 Resolution - Expressing Support for Utilization of Industrial Access Railroad Track Funds - Recycling Management Resources - Brookland District.
- 151-21 Resolution - Signatory Authority - Contract Amendment for Construction Services - Commonwealth's Attorney Office Renovation - Brookland District.
- 152-21 Resolution - Signatory Authority - Contract Amendment for Construction Services - Interior Door Replacement - Courts Building - Brookland District.
- 153-21 Resolution - Lease Amendment - Belmont Golf Course - Fairfield District.
- 154-21 Resolution - Award of Contract - Richmond Henrico Turnpike Bridge Rehabilitation, Phase II - Fairfield District.
- 155-21 Resolution - Award of Contract - Ridgely Parkway Sidewalk, Phase I - Three Chopt and Tuckahoe Districts.
- 156-21 Resolution - To Request VDOT to Evaluate a Truck Restriction on Charles City Road - Varina District.
- 157-21 Resolution - Amendment of Contract - Dorey Park Shared Use Path, Phase II - Varina District.



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS' RESUME
May 11, 2021**

PRESENTATIONS

PROCLAMATION - Law Enforcement Officers Week - May 9 - 15, 2021.

The professional law enforcement officers of Henrico County serve our citizens daily, protecting lives and property while upholding local ordinances and state laws. By the nature of their duties, these officers endure grave danger and, on occasion, loss of their own lives. Each year, the 15th day of May is nationally designated as Peace Officers Memorial Day and the calendar week in which that date occurs is nationally designated as Police Week. The Henrico Police Division will hold its wreath-laying ceremony at Police Memorial Park on Friday, May 14, 2021, to honor the County's fallen police officers. This proclamation recognizes May 9 - 15, 2021, as Law Enforcement Officers Week and Friday, May 14, 2021, as Law Enforcement Officers Day in Henrico County; encourages Henrico citizens to take note of these special dates; and salutes the County's law enforcement officers for their steadfast commitment to the County's public safety efforts and for contributing significantly to the quality of life of this community.

PROCLAMATION - Emergency Medical Services Week – May 16 – 22, 2021.

The provision of emergency medical services (EMS) is vital to the public's well-being and dramatically improves the survival and recovery rates of persons who experience sudden illness or injury. The Henrico County EMS system, consisting of the Division of Fire, Henrico Volunteer Rescue Squad, Lakeside Volunteer Rescue Squad, Tuckahoe Volunteer Rescue Squad, and the Division of Police, recorded 38,296 responses for services during fiscal year 2019-2020. This proclamation recognizes May 16 - 22, 2021, as Emergency Medical Services Week and encourages the community to mark this observance with appropriate programs, ceremonies, and activities.

APPOINTMENT

RESOLUTION - Appointment of Member - Historic Preservation Advisory Committee.

This Board paper appoints the following person to the Historic Preservation Advisory Committee for an unexpired term ending December 31, 2022, or thereafter when her successor shall have been appointed and qualified:

Varina District

Lynn P. Wilson

PUBLIC HEARINGS – REZONING CASES AND PROVISIONAL USE PERMITS

REZ2020-00041
Three Chopt
Hundred Acre Woods, Inc.: Request to conditionally rezone from A-1 Agricultural District to R-5AC General Residence District (Conditional) Parcel 752-773-1086 containing 33.62 acres located at the terminus of Opaca Lane. The applicant proposes a residential development of detached dwellings for sale. The R-5A District allows a maximum gross density of 6 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Suburban Residential 2, density should not exceed 3.4 units per acre and Environmental Protection Area. Acting on a motion by Mrs. Thornton, seconded by Mr. Archer, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it continues a pattern of development consistent with the area, and the proffered conditions should minimize the potential impacts on surrounding land uses. **(Deferred from April 13, 2021, meeting.)**

PUP2021-00006
Three Chopt
Hundred Acre Woods, Inc.: Request for a Provisional Use Permit under Sections 24-13.4(c), 24-120 and 24-122.1 of Chapter 24 of the County Code to allow adjustable side setbacks for lots within the R-5A General Residence District on Parcel 752-773-1086 located at the northern terminus of Opaca Lane. The existing zoning is A-1 Agricultural District. The R-5A zoning district is proposed for the A-1 district with REZ2020-00041. The R-5A District allows a maximum gross density of 6 units per acre. The 2026 Comprehensive Plan recommends Suburban Residential 2, density should not exceed 3.4 units per acre and Environmental Protection Area. Acting on a motion by Mrs. Thornton, seconded by Mr. Witte, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because the recommended special conditions should minimize the potential impacts on surrounding land uses and it is reasonable in light of the surrounding uses and proposed zoning on the property. **(Deferred from April 13, 2021, meeting.)**

REZ2021-00012
Three Chopt
HHHunt-Hans Klinger: Request to conditionally rezone from R-6C General Residence District (Conditional) and O-2C Office District (Conditional) to R-6C General Residence District (Conditional) Parcels 740-766-2619 and 740-766-6112 and part of Parcels 740-765-3690, 740-766-3730, 739-766-9016, 739-766-9601 containing 8.675 acres located on the north line of Twin Hickory Lake Drive approximately 263' east of its intersection with Pouncey Tract Road (State Road 271). The applicant proposes residential condominiums as an expansion of rezoning approved with REZ2020-00029. The R-6 District allows a maximum gross density of 19.8 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Office. The site is in the West Broad Street Overlay District. Acting on a motion by Mrs. Thornton, seconded by Mr. Witte, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it continues a pattern of development consistent with the area, and the proffered conditions should minimize the potential impacts on surrounding land uses.

REZ2021-00016
Three Chopt
Bacova SP, LLC: Request to conditionally rezone from R-5AC General Residence District (Conditional) to C-1C Conservation District (Conditional) part of Parcel 737-767-9448 containing 0.18 acres located approximately 820' north of Liesfeld Farm Drive at its intersection with Mason Glen Drive. The applicant proposes a conservation area. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Suburban Mixed-Use, density should not exceed 4 units per acre. Acting on a motion by Mrs. Thornton, seconded by Mr. Baka, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it would fulfill the proffer requirements from a previous zoning case and it supports to the goals and objectives of the County's Comprehensive Plan.

REZ2021-00017
Three Chopt
Stanley Martin Homes, LLC: Request to rezone from R-6C General Residence District (Conditional) to C-1 Conservation District part of Parcel 730-765-6508 containing 1.4 acres approximately 300' south of W. Broad Street (U.S. Route 250) and approximately 500' west of the intersection of Vinery Avenue and Purbrook Lane. The applicant proposes a conservation area. The uses will be controlled by zoning ordinance regulations. The 2026 Comprehensive Plan recommends Environmental Protection Area. The site is in the West Broad Street Overlay District. Acting on a motion by Mrs. Thornton, seconded by Mr. Witte, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it would fulfill the proffer requirements from a previous zoning case and it conforms with the recommended land uses of the County's Comprehensive Plan.

REZ2021-00018
Varina
Richard Smith: Request to conditionally rezone from B-2 Business District to B-3C Business District (Conditional) Parcel 804-723-9088 containing 6.62 acres located along the north line of Gordons Lane approximately 200' north of its intersection with Nine Mile Road (State Route 33). The applicant proposes glass shop assembly and storage. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Traditional Neighborhood Development and Environmental Protection Area. This site is located in the Enterprise Zone. Acting on a motion by Mr. Mackey, seconded by Mrs. Thornton, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it continues a form of zoning consistent with the area and the proffered conditions will provide appropriate development assurances not otherwise available.

REZ2021-0003
Fairfield
RJM Land, LLC: Request to conditionally rezone from A-1 Agricultural District to R-5AC General Residence District (Conditional) on Parcels 775-767-7623, 775-767-9166, 775-768-6111, 775-768-3432, and 775-768-0741 containing 29.27 acres located on the north line of Mountain Road, approximately 400' west of Woodman Road. The applicant proposes detached dwellings for sale. The R-5A District allows an overall maximum density of 6 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Suburban Residential 1, density should not exceed 2.4 units per acre, and

Environmental Protection Area. Acting on a motion by Mr. Archer, seconded by Mr. Witte, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it is reasonable, and it reflects the type of residential growth in the area.

PUP2021-00008
Fairfield
RJM Land, LLC: Request for a Provisional Use Permit under Sections 24-13.4(c), 24-120 and 24-122.1 of Chapter 24 of the County Code to allow adjustable side yard setbacks for lots within the R-5A General Residence District on Parcels 775-767-7623, 775-767-9166, 775-768-6111, 775-768-3432, and 775-768-0741 located on the north line of Mountain Road, approximately 400' west of Woodman Road. The existing zoning is A-1 Agricultural District. The R-5A zoning district is proposed for the A-1 District with REZ2021-00003. The 2026 Comprehensive Plan recommends Suburban Residential 1, density should not exceed 2.4 units per acre and Environmental Protection Area. Acting on a motion by Mr. Archer, seconded by Mr. Mackey, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because the recommended special conditions should minimize the potential impacts on surrounding land uses and it is reasonable in light of the surrounding uses and proposed zoning on the property.

REZ2021-00004
Fairfield
RJM Land, LLC: Request to conditionally rezone from R-3C One-Family Residence District to R-5AC General Residence District (Conditional) Parcel 774-766-8746 containing 7.52 acres located on the south line of Mountain Road, approximately 950' west of Woodman Road. The applicant proposes detached dwellings for sale with zero lot lines. The R-5A District allows a maximum gross density of 6 units per acre. The use will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Suburban Residential 2, density should not exceed 3.4 units per acre, and Environmental Protection Area. Acting on a motion by Mr. Archer, seconded by Mr. Baka, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it is reasonable, and it reflects the type of residential growth in the area.

REZ2021-00021
Fairfield
VCC Partners LLC and Shamin VCC LLC: Request to conditionally rezone from B-3C Business District (Conditional) to R-6C General Residence District (Conditional) Parcel 784-771-9755 containing 7.670 acres located approximately 800' east of Brook Road (U.S. Route 1) at its intersection with Magnolia Ridge Drive. The applicant proposes a master-planned community. The R-6 District allows a maximum gross density of 19.8 units per acre. The uses will be controlled by zoning ordinance regulations and proffered conditions. The 2026 Comprehensive Plan recommends Commercial Arterial. Acting on a motion by Mr. Archer, seconded by Mr. Baka, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it reflects the type of residential growth planned for the area, would assist in achieving the appropriate development of adjoining property, and the proffered conditions would provide for a higher quality development than would otherwise be possible.

PUP2021-00007
Fairfield

VCC Partners LLC and Shamin VCC LLC: Request for a Provisional Use Permit under Sections 24-36.1(b) 24-120 and 24-122.1 of Chapter 24 of the County Code to allow a master-planned community on Parcel 784-771-9755 located approximately 800' east of Brook Road (U.S. Route 1) at its intersection with Magnolia Ridge Drive. The existing zoning is B-3C Business District (Conditional). R-6C zoning district is proposed for with REZ20201-00021. The 2026 Comprehensive Plan recommends Commercial Arterial. Acting on a motion by Mr. Archer, seconded by Mrs. Thornton, the Planning Commission voted 5-0 (one abstention) to recommend the Board of Supervisors **grant** the request because it is reasonable in light of the surrounding uses and proposed zoning on the property, and would not be expected to adversely affect public safety, health, or general welfare.

PUBLIC HEARINGS - OTHER ITEMS

RESOLUTION - Conveyance of Real Property - 3001 Gregory Avenue - Brookland District.

This Board paper authorizes the Chairman and the County Manager to execute the documents necessary to convey the real estate known as Tax Map Parcel 773-775-7621, that is located at 3001 Gregory Avenue, to Lyle Harding and Krista Harding, the owners of the adjacent lot at 3000 Chiles Road. The sale price would be \$14,800, its assessed value.

The Real Property Department has processed this conveyance through the Departments of Planning, Public Utilities, and Public Works without objection. The Deputy County Manager for Community Operations recommends approval; the County Manager concurs.

RESOLUTION - Condemnation - Right-of-Way and Easements - Richmond Henrico Turnpike Improvements Project - Zysha Real Estate, LLC - Fairfield District.

This Board paper authorizes condemnation proceedings for property owned by Zysha Real Estate, LLC that is needed for the construction of the Richmond Henrico Turnpike Improvements project.

The County needs to acquire 1,229 square feet of land in fee simple (the "Right-of-Way"); a permanent Dominion Energy Virginia utility easement containing 10,277 square feet; a permanent joint-use utility easement containing 10,277 square feet; and two temporary construction easements containing 9,215 square feet (the "Easements"), across the property located at 5102 Richmond Henrico Turnpike, identified as Tax Map Parcel 794-744-4156, and owned by Zysha Real Estate, LLC. Based on an independent appraisal, the County made an offer of \$18,500 for the required property interests. The offer was not accepted.

This Board paper authorizes the County Attorney to institute and conduct condemnation proceedings in accordance with the Code of Virginia. This Board paper further authorizes and directs the County Manager to continue to seek a voluntary acquisition of the Right-of-Way and Easements, to take all steps necessary to acquire the Right-of-Way and Easements, and to enter on and take possession of the required Right-of-Way and Easements in accordance with the Code of Virginia.

The Deputy County Manager for Community Operations and Director of Public Works recommend approval of the Board paper; the County Manager concurs.

RESOLUTION - Condemnation - Right-of-Way and Easements - Richmond Henrico Turnpike Improvements Project - Realty Income Corporation - Fairfield District.

This Board paper authorizes condemnation proceedings for property owned by Realty Income Corporation that is needed for the construction of the Richmond Henrico Turnpike Improvements Project.

The County needs to acquire 2,207 square feet of land in fee simple (the “Right-of-Way”); a permanent Dominion Energy Virginia utility easement containing 182 square feet; a permanent joint-use utility easement containing 182 square feet; and a temporary construction easement containing 5,544 square feet (the “Easements”), across the property located at 5101 Richmond Henrico Turnpike, identified as Tax Map Parcel 794-744-7852, and owned by Realty Income Corporation. Based on an independent appraisal, the County made an offer of \$12,600 for the required property interests. The offer was not accepted.

This Board paper authorizes the County Attorney to institute and conduct condemnation proceedings in accordance with the Code of Virginia. This Board paper further authorizes and directs the County Manager to continue to seek a voluntary acquisition of the Right-of-Way and Easements, to take all steps necessary to acquire the Right-of-Way and Easements, and to enter on and take possession of the required Right-of-Way and Easements in accordance with the Code.

The Deputy County Manager for Community Operations and Director of Public Works recommend approval of the Board paper; the County Manager concurs.

RESOLUTION - Condemnation - Easement - Three Chopt Road Improvements Project - Emil Nikolov and Tatyana Ivanova-Nikolova - Three Chopt District.

This Board paper authorizes condemnation proceedings for property owned by Emil Nikolov and Tatyana Ivanova-Nikolova that is needed for the construction of the Three Chopt Road Improvements Project.

The County needs to acquire a permanent utility easement for Virginia Electric and Power Company, a Virginia public service corporation, doing business as Dominion Energy Virginia, containing 1,918 square feet across the property located at 11204 Fanwood Court, identified as Tax Map Parcel 745-758-7446, and owned by Emil Nikolov and Tatyana Ivanova-Nikolova. Based on an independent appraisal, the County made an offer of \$7,200 for the required property interests. The offer was not accepted.

This Board paper authorizes the County Attorney to institute and conduct condemnation proceedings in accordance with the Code of Virginia. This Board paper further authorizes and directs the County Manager to continue to seek a voluntary acquisition of the easement, to take all steps necessary to acquire the easement, and to permit Dominion Energy Virginia to enter on and take possession of the required easement in accordance with the Code.

The Deputy County Manager for Community Operations and the Director of Public Works recommend approval of this Board paper; the County Manager concurs.

RESOLUTION - Condemnation - Easement - Three Chopt Road Improvements Project - Victor R. Shavers, Jr. and Gina M. Shavers a/k/a Gina M. Burgin - Three Chopt District.

This Board paper authorizes condemnation proceedings for property owned by Victor R. Shavers, Jr. and Gina M. Shavers a/k/a Gina M. Burgin that is needed for the construction of the Three Chopt Road Improvements Project.

The County needs to acquire a temporary construction easement containing 1,603 square feet (the "Easement"), across the property located at 3908 Harcourt Place, identified as Tax Map Parcel 744-758-3685, and owned by Victor R. Shavers, Jr., and Gina M. Shavers a/k/a Gina M. Burgin. Based on an independent appraisal, the County made an offer of \$3,600 for the required property interests. The offer was not accepted.

This Board paper authorizes the County Attorney to institute and conduct condemnation proceedings in accordance with the Code of Virginia. This Board paper further authorizes and directs the County Manager to continue to seek a voluntary acquisition of the easement, to take all steps necessary to acquire the easement, and to enter on and take possession of the required easement in accordance with the Code.

The Deputy County Manager of Community Operations and the Director of Public Works recommend approval of this Board paper; the County Manager concurs.

RESOLUTION - Condemnation - Easements - Creighton Road Improvements Project - Huntwood Homeowners Association - Varina District.

This Board paper authorizes condemnation proceedings for property owned by the Huntwood Homeowners Association that is needed for the construction of the Creighton Road Improvements Project.

The County needs to acquire permanent drainage easements containing 17,958 square feet, temporary construction easements containing 2,186 square feet, and a permanent utility easement for Verizon Virginia, LLC, a Virginia limited liability company, containing 3,188 square feet (collectively, the "Easements"), across the properties located at 3301 and 3311 Creighton Road, identified as Tax Map Parcels 807-728-1335 and 807-728-2611, respectively, and owned by the Huntwood Homeowners Association. An independent appraisal calculated the fair market value of the Easements as \$4,933. However, according to the State Corporation Commission records, the Huntwood Homeowners Association's status as an active legal entity expired in 2006, and Henrico County has found no records indicating that the Huntwood Homeowners Association has been reinstated or that a successor entity has acquired its assets. Therefore, the County has been unable to present an offer for the property.

This Board paper authorizes the County Attorney to institute and conduct condemnation proceedings in accordance with the Code of Virginia. This Board paper further authorizes and directs the County Manager to continue to seek a voluntary acquisition of the

Easements, to take all steps necessary to acquire the Easements, and to enter on and take possession of the required Easements in accordance with the Code.

The Deputy County Manager for Community Operations and the Director of Public Works recommend approval of this Board paper; the County Manager concurs.

PUBLIC COMMENTS

GENERAL AGENDA

RESOLUTION - Expressing Support for Utilization of Industrial Access Railroad Track Funds - Recycling Management Resources - Brookland District.

This Board paper would express the County's support for the application of Recycling Management Resources ("RMR") to the Virginia Department of Rail and Public Transportation for \$295,000 in Industrial Access Railroad Track Funds to support RMR's operations. The funds will be used for rail spur improvements at RMR's site on Impala Drive.

RMR will provide a 30% match for any funds awarded by the state, and there will be no local match or cost to the County.

The Executive Director of the Economic Development Authority recommends approval of the Board paper, and the County Manager concurs.

RESOLUTION - Signatory Authority - Contract Amendment for Construction Services - Commonwealth's Attorney Office Renovation - Brookland District.

On March 10, 2020, the Board of Supervisors awarded a contract for \$286,100 to Brooks & Co. General Contractors, Inc. for the Commonwealth's Attorney Office Renovation project. One contract amendment has increased the contract amount to \$302,227.23.

Additional construction services are necessary to complete the construction of the project. A lump sum fee of \$28,585.35 has been negotiated for the additional work, and the Board's approval is required because this amendment would increase the contract amount by more than 15% of the original contract amount to \$330,812.58.

The Board paper authorizes the County Manager to execute the contract amendment in a form approved by the County Attorney.

Funding for the contract amendment is available within the project budget. The Director of General Services and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.

RESOLUTION - Signatory Authority - Contract Amendment for Construction Services - Interior Door Replacement - Courts Building - Brookland District.

On February 12, 2019, the Board of Supervisors awarded a contract in the amount of \$249,050 to Dominion Lock and Security, Inc. for the Courts Door Replacement project. A contract amendment has previously increased the contract amount to \$266,671.49.

Additional construction services are necessary to complete the project. A lump sum fee of \$20,653.18 has been negotiated for the additional work, and the Board's approval is required because this amendment would increase the contract amount by more than 15% of the original contract amount to \$287,324.67.

The Board paper authorizes the County Manager to execute the contract amendment in a form approved by the County Attorney.

Funding for the contract amendment is available within the project budget. The Director of General Services and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.

RESOLUTION - Lease Amendment - Belmont Golf Course - Fairfield District.

This Board paper would approve deletion of the requirement for the Board's approval of the sale and consumption of alcoholic beverages at Belmont Golf Course in Section 6.1 of the December 2019 lease agreement with Richmond First Tee.

The Director of Recreation and Parks recommends approval, and the County Manager concurs.

RESOLUTION - Award of Contract - Richmond Henrico Turnpike Bridge Rehabilitation, Phase II - Fairfield District.

This Board paper would award a construction contract for \$320,600 to Maverick Construction for Phase II of the Richmond Henrico Turnpike Bridge Rehabilitation project. The work consists of repair of scour under the west abutment of the bridge that carries Richmond Henrico Turnpike over a branch of Upham Brook. The bridge is approximately 1 mile east of the intersection of Richmond Henrico Turnpike and Azalea Avenue.

The construction work is anticipated to begin in June 2021 and is scheduled to be completed in August 2021.

The County received three bids on March 25, 2021, in response to ITB No. 21-2131-2EAR. The bidders and bid amounts are as follows:

<u>Bidders</u>	<u>Bid Amounts</u>
Curtis Contracting, Inc. West Point, Virginia	\$171,500
Maverick Construction Grasonville, Maryland	\$320,600
Kiewit Infrastructure South Sunrise, Florida	\$391,325

Based upon a review of the bids, Curtis Contracting, Inc's bid was non-responsive due to its failure to meet the experience requirements for the bid. Maverick Construction is the lowest responsive and responsible bidder.

The final contract amount shall be determined upon completion of the project by multiplying the actual unit quantities authorized by the County times the unit prices submitted in the contractor's bid. The County Manager, or the Purchasing Director as his designee, is authorized to execute change orders within the scope of the project budget not to exceed 15% of the original contract amount. Funding to support the contract is available within the project budget.

The Director of Public Works and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.

RESOLUTION - Award of Contract - Ridgefield Parkway Sidewalk, Phase I - Three Chopt and Tuckahoe Districts.

This Board paper would award a construction contract for \$830,193.55 to M&F Concrete, Inc. for construction of 6,000 feet of sidewalk along Ridgefield Parkway beginning at Pump Road and continuing east to Falconbridge Drive.

The construction work is anticipated to begin on August 1, 2021, and is scheduled to be completed within 90 calendar days.

The County received seven bids on February 23, 2021, in response to ITB No. 21-2108-1JOK. The bidders and bid amounts were as follows:

<u>Bidders</u>	<u>Bid Amounts</u>
M&F Concrete, Inc. Manassas, Virginia	\$830,193.55
Crown Construction Service, Inc. Alexandria, Virginia	\$846,625.00
Finley Asphalt & Sealing, Inc. Ashland, Virginia	\$862,998.59
Blakemore Construction Corporation Rockville, Virginia	\$1,015,810.61
Liquid, Inc. Richmond, Virginia	\$1,054,491.90
Central Contracting Company, Inc. Richmond, Virginia	\$1,093,892.75
Messer Contracting, LLC Glen Allen, Virginia	\$1,140,316.10

Based upon a review of the bids, M&F Concrete Inc. is the lowest responsive and responsible bidder.

The final contract amount shall be determined upon completion of the project by multiplying the actual unit quantities authorized by the County times the unit prices in the contractor's bid. Funding to support the contract is available within the project budget.

The Director of Public Works and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.

RESOLUTION - To Request VDOT to Evaluate a Truck Restriction on Charles City Road - Varina District.

This Board paper requests the Virginia Department of Transportation (VDOT) to evaluate a truck restriction on Charles City Road between Elko Road in Henrico County and Roxbury Road in Charles City County. The alternate truck route would be for trucks to travel along Elko Road, E. Williamsburg Road, and Roxbury Road in Charles City County.

Section 46.2-809 of the Code of Virginia requires resolutions from local governing bodies before VDOT evaluates any truck restriction request. Charles City County has requested the evaluation, but to make the truck restriction effective, Henrico County would have to restrict trucks on Charles City Road in Henrico County. Therefore, it has requested a resolution requesting the evaluation from Henrico County.

The Director of Public Works recommends approval of the Board paper, and the County Manager concurs.

RESOLUTION - Amendment of Contract - Dorey Park Shared Use Path, Phase II - Varina District.

On July 28, 2020, the Board of Supervisors approved a contract with Dickerson Construction, LLC for \$244,942.98 for construction of the Dorey Park Shared Use Path, Phase II project. Due to stability issues with the soil under the proposed trail, Dickerson Construction, LLC and the Department of Public Works have negotiated a change order to replace the soil for \$106,265.09.

The Board paper approves the contract amendment for additional construction services and authorizes the County Manager to execute the amendment in a form approved by the County Attorney.

The Director of Public Works recommends approval of the Board paper, and the County Manager concurs.