



CITY COUNCIL AGENDA
May 18, 2015

6:00 p.m. – 7:00 p.m.

Closed session as provided by Section 2.2-3712 of the Virginia Code
Second Floor Conference Room (City Manager's annual performance evaluation; Boards and Commissions; discussion of potential acquisition of new park land.)

CALL TO ORDER
PLEDGE OF ALLEGIANCE
ROLL CALL

Council Chambers

AWARDS/RECOGNITIONS
ANNOUNCEMENTS

DEQ Sustainability Partner in the Virginia Environmental Excellence Program; National Public Works Week; Police Memorial Week

MATTERS BY THE PUBLIC

Public comment permitted for the first 12 speakers who sign up before the meeting (limit 3 minutes per speaker) and at the end of the meeting on any item, provided that a public hearing is not planned or has not previously been held on the matter.

COUNCIL RESPONSE TO MATTERS BY THE PUBLIC

1. CONSENT AGENDA*

(Items removed from consent agenda will be considered at the end of the regular agenda.)

- a. Minutes for May 4
- b. APPROPRIATION: National Recreation and Parks Association and the Wal-Mart Foundation Out-of-School Time Programs Grant – \$25,000 (2nd of 2 readings)
- c. APPROPRIATION: Virginia Department of Health Special Nutrition Program Summer Food Service Program – \$105,000 (2nd of 2 readings)
- d. APPROPRIATION: Funds from Charlottesville City Schools to the Charlottesville High School Science Labs Project – \$35,344.54 (2nd of 2 readings)
- e. APPROPRIATION: Virginia Homelessness Solutions Grant (VHSP) – \$69,368.95 (1st of 2 readings)
- f. RESOLUTION: 2015 City-LEAP Climate Protection Program Support Grant - \$100,880 (1st of 1 reading)
- g. RESOLUTION: Approval of Letter – Public Comment to the State Executive Council (1st of 1 reading)
- h. ORDINANCE: Enhanced Penalties for Speeding on Locust Avenue from Hazel Street to the 250 Bypass (1st of 2 readings)
- i. ORDINANCE: Meals Tax Exemptions for Non-Profits (1st of 2 readings)

2. PUBLIC HEARING

Proposed Utility Rates for FY 2016

- ORDINANCE*** Amending and Reordaining Chapter 31 Relating to Changes in Miscellaneous Utility Fees (1st of 2 readings)
- ORDINANCE*** Amending and Reordaining Chapter 31 to Establish New Utility Rates and Service Fees for City Gas, Water and Sanitary Sewer (1st of 2 readings)

3. REPORT

Youth Council Annual Report

4. RESOLUTION*

Charlottesville Affordable Housing Fund (CAHF) Assistance for the Piedmont Housing Alliance (PHA) Down Payment Assistance Program for Orangedale and Prospect Neighborhood – \$181,125 (1st of 1 reading)

5. REPORT

West Main Street Zoning Initiation

6. REPORT

Home Visiting Collaborative Report

7. REPORT ONLY

Report on 2014 Results - The National Citizen Survey™ (**no verbal presentation**)

OTHER BUSINESS
MATTERS BY THE PUBLIC
COUNCIL RESPONSE TO MATTERS BY THE PUBLIC

*ACTION NEEDED

GUIDELINES FOR PUBLIC COMMENT

**We welcome public comment;
it is an important part of our meeting.**

Time is reserved near the beginning and at the end of each regular City Council meeting for Matters by the Public.

Please follow these guidelines for public comment:

- If you are here to speak for a **Public Hearing**, please wait to speak on the matter until the report for that item has been presented and the Public Hearing has been opened.
- Each speaker has **3 minutes** to speak. Please give your name and address before beginning your remarks.
- Please **do not interrupt speakers**, whether or not you agree with them.
- Please **refrain from using obscenities**.
- If you cannot follow these guidelines, you will be escorted from City Council Chambers and not permitted to reenter.

**CITY OF CHARLOTTESVILLE, VIRGINIA.
CITY COUNCIL AGENDA.**



Agenda Date:	May 4, 2015
Action Required:	Approval and Appropriation
Presenter:	Erica Goode, Recreation Program Manager
Staff Contacts:	Erica Goode, Recreation Program Manager Leslie Beauregard, Director, Budget and Performance Management
Title:	National Recreation and Parks Association and the Wal-Mart Foundation Out-of-School Time Programs Grant - \$25,000

Background:

The City of Charlottesville, through Parks and Recreation, has received a grant for \$25,000 from N.R.P.A. and the Wal-Mart Foundation. This funding was awarded to agencies who currently participate in the U.S.D.A. Summer Food Service Program (S.F.S.P.) and the Child and Adult Food Care Program (C.A.C.F.P.). Charlottesville Parks and Recreation currently offers meals to over 1,000 children enrolled in our summer camp and afterschool programs.

Discussion:

The funds will be used to support and enhance our existing participation in the S.F.S.P. and the C.A.C.F.P. through:

1. Increasing the number of healthy meals children in low-income communities receive through the Summer Food Service Program (S.F.S.P.) and the Child and Adult Care Food Program (C.A.C.F.P.) during out-of-school times;
2. Providing evidence-based, age appropriate nutrition literacy to children that promotes the importance of healthy eating;
3. Implementing nutrition standards that increase access to healthier foods and support a healthy eating environment;
4. Promoting meal and program efficiencies that will reduce costs, maximize existing resources, decrease food waste, and lead to more sustainable meal programs.

Community Engagement:

There has been no direct community engagement regarding this grant specifically; however the provision of meals during summer camps and after-school is an important element of service delivery to City youth.

Alignment with City Council's Vision and Strategic Plan:

Approval of this agenda item aligns directly with Council's vision for Charlottesville to be America's Healthiest City and it contributes to Goal 2 of the Strategic Plan. Be a safe, equitable, thriving, and beautiful community. Children will receive nutritious breakfast, lunch and/or dinner, hopefully replacing a meal that did not exist or providing a healthier balanced option for them.

Budgetary Impact:

This grant does not require a matching expense of City funds;
The funds will be expensed to a Grants Fund.

Recommendation:

Staff recommends approval & appropriation of funds.

Alternatives:

If money is not appropriated, the ability to increase enrollment numbers and implement nutrition literacy and physical activity programming would not occur.

APPROPRIATION.

**National Recreation and Parks Association and the Wal-Mart Foundation Out-of-School Time Programs Grant.
\$25,000.**

WHEREAS, the City of Charlottesville, through Parks and Recreation, has received a grant of \$25,000 from the National Recreation and Parks Association and the Wal-Mart Foundation to support and enhance our participation in the S.F.S.P. and the C.A.C.F.P.

WHEREAS, the grant award covers the period from period March 31, 2015 through May 1, 2016.

NOW, THEREFORE BE IT RESOLVED by the Council of the City of Charlottesville, Virginia, that the sum of \$25,000, received from the National Recreation and Parks Association and the Wal-Mart Foundation is hereby appropriated in the following manner:

Revenue – \$25,000

Fund: 210 Internal Order: 1900245 G/L Account: 451022 Other Grants

Expenditures - \$25,000

Fund: 210 Internal Order: 1900245 G/L Account: 599999 Lump Sum

BE IT FURTHER RESOLVED, that this appropriation is conditioned upon the receipt of \$25,000 from the National Recreation and Park Association and the Wal-Mart Foundation.

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**CITY OF CHARLOTTESVILLE, VIRGINIA.
CITY COUNCIL AGENDA.**



Agenda Date:	May 4, 2015
Action Required:	Approval and Appropriation
Presenter:	Erica Goode, Recreation Program Manager
Staff Contacts:	Erica Goode, Recreation Program Manager Leslie Beauregard, Director, Budget and Performance Management
Title:	Virginia Department of Health Special Nutrition Program Summer Food Service Program - \$105,000

Background:

The City of Charlottesville, through Parks and Recreation, has received approval for reimbursement up to \$105,000 from the Virginia Department of Health Special Nutrition Program to provide free breakfast and lunch to children attending summer camp programs.

Discussion:

Charlottesville Parks and Recreation will run six Summer Camp programs throughout the City of Charlottesville. These sites serve children in Pre K - 10th grades, for nine weeks during the summer, June 15-August 14. Various activities are planned from 9:00am-4:00pm, Monday through Friday. The Virginia Department of Health Special Nutrition Program provides free, nutritious breakfast and lunch for these children. Most of the children served receive free or reduced meals during the school year. Over 800 children were enrolled in Summer Camps last year. We anticipate serving an additional 50 kids this summer from funding through a grant.

The \$105,000 appropriation covers the cost of the food and administration of the summer food service program. The lunches are purchased through the City of Charlottesville School Food Service. The Parks and Recreation Department pays the bills to the City of Charlottesville Food Service and is then reimbursed by the Virginia Department of Health Special Nutrition Programs.

Community Engagement:

N/A

Alignment with City Council's Vision and Strategic Plan:

Approval of this agenda item aligns directly with Council's vision for Charlottesville to be America's Healthiest City and it contributes to Goal 2 of the Strategic Plan. Be a safe, equitable, thriving, and beautiful community. Children will receive nutritious breakfast, lunch and/or dinner, hopefully replacing a meal that did not exist or providing a healthier balanced option for them.

Budgetary Impact:

The funds will be expensed and reimbursed to a Grants Fund.

Recommendation:

Staff recommends approval & appropriation of funds

Alternatives:

If money is not appropriated, the free breakfast and lunch program will not be offered to youth, most of which receive free or reduced meals during the school year.

APPROPRIATION.

**Virginia Department of Health Special Nutrition Program
Summer Food Service Program.
\$105,000.**

WHEREAS, the City of Charlottesville, through Parks and Recreation, has received approval for reimbursement up to \$105,000 from the Virginia Department of Health Special Nutrition Program to provide free breakfast and lunch to children attending summer camp programs; and

WHEREAS, the grant award covers the period from period June 1, 2015 through December 31, 2015.

NOW, THEREFORE BE IT RESOLVED by the Council of the City of Charlottesville, Virginia, that the sum of \$105,000, received from the Virginia Department of Health Special Nutrition Program, is hereby appropriated in the following manner:

Revenue – \$105,000

Fund: 209 Internal Order: 1900246 G/L Account: 430120

Expenditures - \$105,000

Fund: 209 Internal Order: 1900246 G/L Account: 530670

BE IT FURTHER RESOLVED, that this appropriation is conditioned upon the receipt of \$105,000 from the Virginia Department of Health Special Nutrition Program.

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CITY OF CHARLOTTESVILLE, VIRGINIA.
CITY COUNCIL AGENDA.



Agenda Date:	May 4, 2015
Action Required:	Approve Appropriation of Funds
Presenter:	Mike Mollica, Division Manager, Facilities Development
Staff Contacts:	Mike Mollica, Division Manager, Facilities Development Leslie Beauregard, Director, Budget and Performance Management
Title:	Appropriation of Funds from Charlottesville City Schools to the Charlottesville High School Science Labs Project - \$35,344.54

Background: The City of Charlottesville received a check from Charlottesville City Schools in the amount of \$95,344.54. Of this \$35,344.54 is a portion of C.C.S. FY14 Gain-Sharing Fund and is to be used for expenses associated with the C.H.S. Science Labs Project. The remaining \$60,000 is part of the annual \$200,000 revenue contribution from C.C.S. for the Small Cap Program, which has already been approved and appropriated in the adopted FY15 Capital Improvement Program Fund.

Discussion: The City of Charlottesville Facilities Development Division is overseeing the Charlottesville High School (C.H.S.) Science Labs Project. Project design is now well underway, the bidding phase will occur sometime in April-May, and construction is scheduled to begin this summer.

This project will renovate and modernize all nine science labs in the high school. Technology improvements are included in the design (C.C.S. will provide supplemental funding for technology). Additionally, classroom daylighting, in the form of windows and solar tubes, will be included. Currently, none of the nine classrooms have access to natural light.

Funding for this project is from the School's Lump Sum account. The project is currently budgeted in FY15 at \$1,291,331. Based on early cost estimates, funding for this project will be extraordinarily tight.

Alignment with Council Vision Areas and Strategic Plan: This project supports City Council's "Smart, Citizen-Focus Government" vision.

It contributes to Goal 4 of the Strategic Plan, to "be a well-managed and successful organization", and objective 4.1, to "align resources with City's strategic plan".

Community Engagement: N/A

Budgetary Impact: The funds will be appropriated into the C.H.S. Science Labs Project Account in the Capital Improvement Program Fund (P-00827-01).

Recommendation: Staff recommends approval and appropriation of the funds.

Alternatives: N/A

Attachments: N/A

APPROPRIATION

Appropriation of Funds from Charlottesville City Schools to the Charlottesville High School Science Labs Project Account: \$35,344.54

WHEREAS, the Charlottesville City Schools has made a supplemental contribution to the C.H.S. Science Labs Project in the amount of \$35,344.54 originating from the C.C.S. FY14 Gain-Sharing Fund.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Charlottesville, Virginia that \$35,344.54 from Charlottesville City Schools is to be appropriated in the following manner:

Revenues - \$35,344.54

Fund: 426 Funded Program: SH-015 (P-00827-01) G/L Account: 432085

Expenditures - \$35,344.54

Fund: 426 Funded Program: SH-015 (P-00827-01) G/L Account: 599999

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CITY OF CHARLOTTESVILLE, VIRGINIA.
CITY COUNCIL AGENDA.



Agenda Date:	May 18, 2015
Action Required:	Approval and Appropriation
Presenter:	Mike Murphy, Director, Human Services
Staff Contacts:	Mike Murphy, Director, Human Services Leslie Beauregard, Director, Budget and Performance Management
Title:	Virginia Homelessness Solutions Grant (V.H.S.P.) - \$69,368.95

Background:

The Department of Human Services in coordination with the Thomas Jefferson Area Coalition for the Homeless (T.J.A.C.H.) and the Service Provider Council (S.P.C.) applied for and received \$69,368.95 in additional funding from the Virginia Department of Housing and Community Development (V.D.H.C.D.) to be used for Rapid Rehousing and Prevention services. These funds are in addition to the \$618,552 in V.D.H.C.D. funds appropriated for these purposes on September 15, 2014.

Discussion:

The City of Charlottesville has staff from Human Services, Social Services, and Neighborhood Development Services all taking a leadership role in the governance of T.J.A.C.H. The Virginia Homelessness Solutions Grant (V.H.S.P.) is an important resource in our community's efforts to end homelessness. V.H.S.P. provides funding for services to persons experiencing homelessness. The additional grant funding provides services in two key areas.

1. **Rapid Rehousing:** The Haven is the recipient of V.H.S.P. funds for rapid-rehousing subsidies funds for rental subsidies. (While Thrive had been the recipient of rapid rehousing funds earlier in this funding cycle, Thrive's impending closure necessitated the identification of an alternate provider.) Supportive Services will be provided to all recipients of financial subsidies for up to 24 months.
2. **Prevention:** The Haven will continue to provide prevention services and subsidies to individuals and families in order to avoid the need for emergency shelter stays. Rental subsidies and utility payments will be provided to those individuals and families determined eligible through the use of a validated, structured decision-making tool. Priority will be given to those households with a previous experience of literal homelessness. The Haven will use a service approach focused on providing the least amount of subsidy necessary to avoid literal homelessness and will make use of all available informal and mainstream resources in this effort. Ongoing eligibility for subsidies will be assessed every 90 days, at a minimum. Monthly case management will be provided to develop and implement a housing stability plan.

Community Engagement:

This grant and plan are the product of extensive engagement of the service provider community for persons experiencing homelessness. This partnership is reflective of the new governance model for T.J.A.C.H. and the priority requests of the Interfaith Movement Promoting Action by Congregations Together (I.M.P.A.C.T.).

Alignment with City Council's Vision and Strategic Plan:

This grant advances the City of Charlottesville's Strategic Plan goal #1 of enhancing the self sufficiency of our residents. Specifically, it will facilitate the objective of increasing affordable housing options. This item primarily aligns with Council's vision for Quality Housing Opportunities for All. Outcomes will demonstrate a coordinated assessment process, individuals and families linked to housing and other resources, and the length of time homelessness was experienced. This grant also fosters the ideals of Community of Mutual Respect and Economic Sustainability by providing services to vulnerable citizens and promoting self-sufficiency.

Budgetary Impact:

This grant will be entirely State funds. No local match is required. There is no budget impact for the City of Charlottesville. All funds will be distributed to sub-recipients for service provision.

Recommendation:

Staff recommends approval and appropriation of grant funds.

Alternatives:

Council may elect to not accept the funds and the community will not have the capacity to administer the following services to persons experiencing homelessness: shelter, prevention funds, rapid rehousing, H.M.I.S., and administration.

APPROPRIATION.
Virginia Homelessness Solutions Grant.
\$69,368.95

WHEREAS, The City of Charlottesville, through the Department of Human Services, has received additional funding for the Virginia Homelessness Solutions Grant from the Virginia Department of Housing and Community Development in the amount of \$69,368.95;

NOW, THEREFORE BE IT RESOLVED by the Council of the City of Charlottesville, Virginia that the sum of \$69,368.95 is hereby appropriated in the following manner:

Revenues

\$58,269.92	Fund: 209	IO: 1900231	G/L: 430110 State Grants
\$11,099.03	Fund: 209	IO: 1900231	G/L: 430120 State (Federal Pass-Thru)

Expenditures

\$69,368.95	Fund: 209	IO: 1900231	G/L: 530550 Contracted Services
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BE IT FURTHER RESOLVED, that this appropriation is conditioned upon receipt of \$69,368.95 in additional funds from the Virginia Department of Housing and Community Development.

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CITY OF CHARLOTTESVILLE, VIRGINIA



Agenda Date:	May 18, 2015
Action Required:	Resolution
Presenter:	Susan Elliott, Climate Protection Program Coordinator
Staff Contacts:	Susan Elliott, Climate Protection Program Coordinator Kristel Riddervold, Environmental Sustainability Manager Judith Mueller, Department of Public Works Director
Title:	2015 City-LEAP Climate Protection Program Support Grant - \$100,880

Background:

Charlottesville has been involved with climate protection efforts at the local level for nearly 10 years. This focus and commitment continues to be relevant. Successful efforts have routinely included an ongoing partnership with the Local Energy Alliance Program (LEAP). Highlights in the past year include:

- Delivery of numerous Home Energy Check Ups
- Ongoing sponsorship/promotion of the Home Performance with Energy Star (H.P.w.E.S.) Certification Program (including promotion on the M.L.S.)
- Facilitation of do-it-yourself energy and water improvements
- Solarize Charlottesville
- Support in the development of the *Energize!Charlottesville* campaign to win the \$5 million Georgetown University Energy Prize (G.U.E.P.)
- Conclusion of a second successful round of non-residential sector engagement through the Better Business Challenge and related energy benchmarking
- Support for energy efficiency financing strategies including the residential PowerSaver loans (0% interest rate) and the Clean Energy Commercial Loan program offered in partnership with LEAP and the U.V.A. Community Credit Union.
- Increased community awareness and understanding of the benefits and co-benefits of energy efficiency including cost savings, healthier indoor air, and basic comfort
- Improved durability and affordability of building stock
- Additional support and participation in Charlottesville's Climate Protection Program through grant development and other subject matter expertise

Discussion:

As presented in the attached proposal, the ongoing partnership between LEAP and the City is a demonstrable, effective, and nimble model for delivering energy efficiency support to both the City's residential and non-residential building sectors. LEAP continues to appreciate the past grants from the City and to use these to leverage significant additional funding that contributes to enhanced delivery of energy efficiency programs and services to Charlottesville.

The proposal to grant funds to LEAP to provide ongoing support to the Climate Protection Program will continue the strategy to reduce energy consumption, cost savings, and related reductions in greenhouse gas emissions and will critically contribute to the City's competitiveness in the G.U.E.P.

Through a proposed grant of \$100,880 from the City to LEAP to implement the 2015 Climate Protection Program Support proposal (attached), the following shared goals will continue to be furthered:

- Raise the energy literacy and awareness in the community
- Provide access to expertise and action steps for energy efficiency
- Make the energy efficiency actions process streamlined, easy to understand, and financially attractive and affordable.

City staff has again closely coordinated with LEAP on the intent of the grant, and the attached Memorandum of Understanding provides a summary of the purposes of the funds, program parameters desired by the City, and progress reporting requests.

LEAP, a community-based 5.0.1.c.3. nonprofit, has a mission to lead the effort in its community to retrofit buildings with energy efficient and renewable technologies. LEAP's overarching goals include cost savings, job creation, energy self-reliance, local economic development, and the mitigation of global warming.

Alignment with City Council's Vision and Strategic Plan:

Approval of the Resolution for the 2015 Climate Protection Program Support Grant aligns directly with Council's vision for Charlottesville to be A Green City with clean air and energy efficient homes and buildings.

It also contributes to the following goal/objective in the City's Strategic Plan:

Goal 2: Be a safe, equitable, thriving and beautiful community

Objective 2.5. Provide natural and historic resources stewardship

Initiative: Implement an energy savings plan

Community Engagement:

There have been and will continue to be numerous initiatives engaging various community audiences. Implementation of the grant will assist with continued community engagement on energy efficiency and community energy planning associated with the G.U.E.P.

Budgetary Impact:

Funds are currently appropriated as part of the F.Y. 15 budget within the Environmental Sustainability Division cost center.

Recommendation:

Staff recommends approval of the Resolution.

Alternatives:

If Council chooses not to proceed, other approaches to promote energy efficiency improvements in the residential and non-residential sectors will be examined.

Attachments:

Resolution

LEAP 2015 Proposal for City of Charlottesville Climate Protection Program Support

Proposed Memorandum of Agreement

RESOLUTION.
2015 Climate Protection Program Support Grant
\$100,880

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Charlottesville, Virginia that the sum of \$100,880 is hereby paid to LEAP from currently appropriated funds in the Gas Fund, Environmental Sustainability Cost Center as follows:

\$100,880 Fund: 631 Cost Center: 2711001000 G/L Account: 599999

Proposal for City of Charlottesville Climate Protection Program Support

April 2015



LEAP Proposal for City of Charlottesville Residential and Non-Residential Energy Efficiency Programs

Executive Summary

LEAP is excited to present this proposal to the City of Charlottesville to continue Climate Protection Program support through June 2016. Our past work successes have been fully captured and amplified in this project plan, and we're excited to introduce new initiatives which will help meet our twin goals of community and nonprofit sustainability. For example, it is a pleasure to underscore the benefits of job creation and economic development, as these benefits will also result in shrinking our collective carbon footprint. With the gathering momentum of local energy efficiency activity and the City's participation in the Georgetown University Energy Prize (G.U.E.P.) competition, LEAP remains fully committed to our special partnership with Charlottesville.

This partnership between LEAP and the City on energy programs is a demonstrable, effective, and nimble model for delivering clean energy improvements to both the City's residential and non-residential building sectors. It has enabled LEAP to expand its operations and service territory, and it has brought additional resources to the City, including job creation contributing to the growth of our "community power plant." LEAP will continue to provide support to the City's unique programs and initiatives that include energy efficiency and renewable energy improvements. Solarize Charlottesville, Home Energy Conservation Program for income-qualifying homeowners, Energize!Charlottesville for residents, Better Business Challenge and the Clean Energy Loan Fund for businesses – all of these related but unique programs address the needs different constituents.

LEAP deeply appreciates past grants from the City, as they have enabled us to provide enhanced programs and services to Charlottesville. Other grantors, such as the Department of Energy and the Virginia Department of Mines, Minerals, and Energy have made additional awards to LEAP in part because of the City's demonstrable support of our efforts in this community. In 2014 alone, LEAP was able to bring over \$235,000 in grant funding to the central Virginia area, much of which has been spent in Charlottesville providing rebates for energy improvements to low income multifamily upgrades. What is more, those leveraged federal and state funds have enabled still more grant funding from foundations to be leveraged for specific initiatives that directly benefit the City, such as the Better Business Challenge.

Updates from 2014 Proposal Implementation

In April of 2014, LEAP signed an M.O.U. with the City of Charlottesville for the implementation of residential and non-residential energy efficiency programs in partnership with the City's Climate Protection Program (C.P.P.). With each previous program support agreements, LEAP has participated in regular progress/coordination meetings and has developed an annual final report. This report summarizes the program support outcomes and was shared with both City staff and the City's representative on the LEAP Governance Board. LEAP is committed to continue this level of coordination, program tracking, and accountability to ensure that pursuit of common goals is on track.

LEAP continues to develop partnerships and mechanisms to enhance its support services within the City

and the reality of competing in the GUEP provides strategic focus:

- 1) Because Dominion's Home Energy Checkup (H.E.C.U.) program does not provide rebate dollars towards gas-fueled equipment (like a furnace or water heater), LEAP has used the Charlottesville gas rebates to provide low cost energy saving installations for City gas customers, similar to what all-electric homes get through the Dominion's H.E.C.U. program.
- 2) The City and LEAP are developing an approach to compete for the \$5 Million Georgetown University Energy Prize (G.U.E.P.), including pursuit of joint grant applications, as well as outreach and the marketing of energy efficiency services. The City's residential retrofit interest rate reduction program and Clean Energy Loan are two important tools to achieve this end, and LEAP looks forward to the continued partnership with the U.V.A. Community Credit Union and the City to deliver them.

C.P.P.-support funds have been applied in pursuit of program goals as originally expected with some adaptations made as advantageous opportunities arose – such as with Solarize Charlottesville. While Solarize Charlottesville was a campaign open to surrounding Albemarle County residents as well as City residents, LEAP put special marketing and outreach focus on engaging City residents and community groups. We especially appreciated the support given by individual Councilors at our launch event and during the course of the campaign.

LEAP anticipates fully expending the remaining City C.P.P. support funds prior to June 30, 2015. Furthermore, we project that program goals outlined in the original proposal will, for the most part, be achieved or exceeded.

Integrated Program Summary

LEAP is locally-headquartered nonprofit that works cooperatively with the City of Charlottesville and its Climate Protection Program (C.P.P.) staff to deliver performance-based programs on energy efficiency. As such, a coordinated effort tracked through regular progress meetings and reporting is put forth by LEAP and the City to maximize effectiveness of outreach efforts and the programs themselves. The ongoing goals for these programs, both residential and commercial can be summarized in three areas:

- 1) Raise the energy literacy and awareness in the community
- 2) Provide access to expertise and action steps for energy efficiency and renewable energy implementation
- 3) Make the energy efficiency actions process streamlined, easy to understand, and financially attractive and affordable

Specific goals and performance objectives for the respective programs follow.

Residential Program

LEAP's residential program incorporates low cost walk through evaluations (H.E.C.U's), comprehensive audits, project management services, and a Home Performance with ENERGY STAR (H.P.w.E.S.) residential energy efficiency program. Implicit in our approach is the promotion of comprehensive,

whole-house solutions to improving the energy efficiency and comfort of existing homes. This approach can include multiple participation pathways and be staged over time, in order to appeal to a wide range of homeowners. With the G.U.E.P. campaign in particular, LEAP will work with the City and its participating contractors to create appropriate bulk discounts on improvements which are particular to a neighborhood building stock's unique issues.

Another unique offering to City residents will include LEAP's partnership on with the City's Office of Economic Development to pursue local recruitment, jobs training, and employment. The Growing Opportunities (GO) program may provide the defined strategy to select and train 2-3 unemployed City residents to provide two streamlined and affordable services: the Blower Door Brigade and the "Guerilla" Sealing Heroes. The Blower Door Brigade will incorporate blower door tests by LEAP's professional staff into a number of their Check Ups to give homeowners a visceral, as well as quantifiable, knowledge of the leakiness of their home. The "Guerilla" Sealing Heroes will be a team trained in finding air leaks following a Check-Up. They will identify places of air leakage and seal them with caulk, door sweeps, and other appropriate means.

Both of these services underscore the importance of air sealing as a cost-effective first step in the retrofit process, as it is an appropriate measure for almost all homes, targets high-return benefits, can be offered at an affordable price and implemented with little disruption to residents. Additionally, it removes homeowners' angst about doing the work themselves by helping them make energy saving improvements, and thus positions them for future investments through positive association and utility bill savings. Air sealing offers the additional benefit of increased home comfort to residents, further reinforcing their positive experiences with energy saving measures.

Lastly, LEAP will run another Solarize Charlottesville bulk purchasing campaign for solar installations as a means to drive uptake both in the residential and other building sectors. In this Solarize campaign, we will look at incorporating solar hot water heaters into the program, as well as the solar photovoltaic panel arrays. We will also offer residents tiered panel pricing that may include panels which are not Buy American compliant but still meet the rigorous specifications outlined in the Request for Proposals.

The residential program LEAP conducts specifically for Charlottesville will support the City's entrance in the ongoing, multiyear campaign that is Georgetown University Energy Prize competition (G.U.E.P.). It incorporates a comprehensive strategy for delivering cost-effective and credible energy and water savings that includes:

- The development and execution of a focused Community Energy Plan (created and managed in conjunction with the City's G.U.E.P. campaign) that drives mass uptake of energy efficiency work in the residential sectors and builds replicable models and activity in the low-income/multifamily sectors.
- Incorporation of water saving and home safety measures into Home Energy Checkups.
- Provision of low cost Home Energy Checkups for Charlottesville residents that include a checklist of improvement opportunities and the installation of baseload energy savings measures.
- Development of plans to have the H.E.C.U. cost underwritten or decreased by a rebate for low income residents.
- Concierge services for City homeowners as part of our Project Management program.
- Basic weatherization services.

- Improved durability, affordability, and value of the City’s residential building stock.
- Bringing additional grants, resources, and expertise to Charlottesville’s C.P.P. and the community.
- Promotion of energy literacy and healthy homes in the Charlottesville community by holding periodic educational workshops.
- Promotion of Charlottesville rebates and tax credits via customer marketing, education, and outreach including presentations, e-Newsletter content, and campaigns.
- Promotion of financing for energy improvements through LEAP’s partnership with the U.V.A. Community Credit Union and their low interest loans currently supported by an interest rate buy down funded by City-awarded U.S. D.O.E. E.E.C.B.G. grant dollars.

Residential Program Promotion

In support of an effective, broad-reaching program, LEAP will work with the City to develop a coordinated promotion strategy for both the Climate Protection Program in general and the G.U.E.P. in particular. Strategies will include:

- Promotion on our respective websites and social media channels
- Support the City’s recently launched E!C (Energize!Charlottesville) branded website that helps City residents track their energy use and makes suggestions for next steps
- Promotion through partnered nonprofits, Parent-Teacher Organizations, Neighborhood Associations, and other channel partners that enable Targeted Neighborhood Outreach – a tactic LEAP has developed that defines our process for engaging neighborhoods
- Earned media reports that promote the City’s C.P.P. and G.U.E.P. efforts. LEAP has contacts at NewsPlex and N.B.C. 29 who respond regularly to announcements of programs and initiatives championed by LEAP
- Seasonal articles in City Notes
- Work with appropriate City communications staff to create story content on City cable channel
- LEAP-led presentations to community groups, houses of worship, schools, and neighborhood associations as appropriate to promote H.P.w.E.S., the rebates which help to underwrite improvements, and efforts towards the G.U.E.P. competition.

Ultimately, we seek to leverage the above strategies into a coherent outreach and marketing campaign around C.P.P. goals and the G.U.E.P. competition in coordination and partnership with City staff. The goal of the competition is maximum reduction of the City’s residential and municipal energy usage over a two year timeframe (with the associated reduction in utility costs and greenhouse gas emissions). As has proven successful over the past year in enabling LEAP to deliver an enhanced level of program services, additional non-City funding will be sought and incorporated to expand where possible.

In this year’s proposal, we will work with the City to expand the scale of our successful neighborhood outreach model by focusing on neighborhood-by-neighborhood messaging and rotating through each of the neighborhoods over the planned 12 month period from the Spring of 2015 through Spring of 2016. Focusing on distinct areas of the City will allow for customized messaging based on common housing types, and discounted products/services due to “bulk” pricing and work site proximity. It will also increase opportunities for layering outreach ‘touches’ to motivate residents to participate, and through

visible signs and window clings, it will increase the visibility of a core group of energy-wise residents within each neighborhood.

Project activities will continue to include the development and delivery of community presentations, participation in community events, door-to-door outreach, distribution of energy starter kits, and supporting grassroots outreach within each neighborhood. Deliverables include: 5-10 min. presentation speaking to the importance and benefits of home energy-savings and programs offered through the *Energize!Charlottesville* campaign with a focus on the presentations being integrated as an agenda item for existing community groups such as neighborhood associations, Parent-Teacher Organizations, and social/issue-based clubs; and development of collateral materials for door-to-door outreach, placement at popular neighborhood activity centers, and as follow-up to receiving a Check-Up.

Residential Program Goals

Program performance and progress towards achieving established goals will be evaluated on a continual basis. Suggested performance goals:

- 750 Home Energy Checkups completed yearly
- 75 City homes certified through the H.P.w.E.S. program (includes 25 A.H.P.w.E.S.) yearly
- 8 LEAP-led presentations as part of the residential program promotion

Non-Residential Building Program

LEAP's Non-Residential program will work to support its participation in the G.U.E.P. through a focus on multifamily buildings through B.R.A.C., U.V.A., and other community partners. We will also synchronize efforts to engage small businesses particularly those located in neighborhoods where we are currently performing outreach activities. The Non-Residential program is also complemented by its sponsorship of the Charlottesville Better Business Challenge. The Better Business Challenge is a year-long friendly contest to engage local business owners on sustainability issues, particularly their energy use. Fall of 2015 will see the third launch of the Better Business Challenge, which is run every other year in our community. LEAP will partner with Better World Betty to engage City businesses in the Challenge, and when appropriate, to educate their staff and customers on the opportunities available to them through the Non-Residential Program.

We know that many non-residential property owners are interested in cost effective ways to lower their ongoing operational expenses - such as energy and water bills. Money saved on utility bills can be used to offset financing for improvements such that, over time, the improvements pay for themselves. From that point forward, the business or nonprofit has just increased its positive cash-flow. LEAP looks forward to promoting the U.V.A. Community Credit Union's Clean Energy Loan Program (leveraged from a City loan program grant for energy efficiency and renewable energy projects), designed to increase uptake of nonresidential energy efficiency and renewable energy installations. LEAP has also signed an M.O.U. with the new local business, DreamPower, whose software and shared savings financing model designed for small and medium-sized businesses was created by a U.V.A. Darden graduate. The M.O.U. provides for LEAP Energy Coaches to use the software and/or for LEAP to refer interested business owners to DreamPower so that their energy auditors can follow up. We anticipate the combination of concrete recommendations coupled with a removal of the cost barrier to increase the implementation of energy improvements in the non-residential sector.

Like our residential program, LEAP's Non-Residential Energy Efficiency Program has multiple entry points for property owners, not all of which require substantial capital investment. The basic elements of our

Non-Residential program include:

- Benchmarking services
- Walk through assessment
- Financing options available through lending partner, the U.V.A. Community Credit Union
- Market-based upgrade solutions that include energy performance contracting and shared savings models
- Project Management services for small and medium-sized commercial structures

Non-Residential Program Promotion

In an integrated non-residential program, marketing efforts are coordinated between the City of Charlottesville and LEAP to provide the biggest uptake and consistent messaging for customers. They include:

- Promotion on our respective websites
- Co-branding of local marketing materials
- Targeting businesses who provide public services with direct mail and outreach
- Outreach through the Better Business Challenge and in neighborhood-based activities tied to the G.U.E.P.
- Low cost energy walk-throughs followed by LEAP-led presentations to community groups, houses of worship, schools, and business associations or groups as appropriate to promote the program
- Promotion of the Charlottesville Clean Energy Loan Fund
- 2 targeted information exchange events (opportunities to be explored with the Economic Development office and other City supported efforts)

Non-Residential Program Performance Goals

Program performance and progress towards achieving established goals will be evaluated on a continual basis. Evaluations will include market, process, and impact evaluations to review the program's operations, its impact on the local market, and, in cooperation with non-residential entities and their utilities, verification of projected vs. actual energy savings produced by the program. Suggested performance goals:

- 12 low-cost lighting assessments
- 6 City businesses retrofitted
- Yearly focus on particular building stock sector – in 2015 LEAP will work with the Better Business Challenge program manager on the selecting a building sector on which to focus as part of this campaign.
- Support for property owners with Green Lease and Performance Contracting templates via work LEAP completed on a past D.O.E. Commercial Buildings grant

Evaluation Plan

The proposed evaluation plan for the residential and non-residential program has been informed by previous program experience and completed accomplishments.

Residential Program

LEAP will track the following metrics when evaluating the effectiveness of the H.P.w.E.S. Integrated Program:

- Customer conversion rate: number of completed Home Energy Checkups; number of leads to contractors; and number of single measure jobs completed; and H.P.w.E.S. jobs certified
- Where possible, low-income impact: same metrics listed above but segmented for the low-income and multi-family sectors
- Projected energy savings for LEAP managed jobs and estimated avoided energy costs
- Amount of City funds and private funding leveraged
- Approximate number of individuals reached through LEAP-led community presentations

Non-Residential Program

LEAP will track the following metrics when evaluating the effectiveness of the Non-residential Program:

- Customer conversion and reported motivations for taking action
- Number of completed lighting assessments, and walk-throughs; and number and type of efficiency measures installed
- Projected energy savings for LEAP managed jobs and estimated avoided energy costs
- Amount of City funds and private funding leveraged
-

Conclusion

The City of Charlottesville was instrumental in the creation of LEAP. Since that time in 2009 LEAP has grown and evolved in many ways that were not anticipated, but have proven to be a pleasant surprise – particularly when they include additional grants and resources we have been able to bring to Charlottesville. In addition to LEAP’s basic services, the City’s program support has enabled LEAP to provide specialized attention and focused outreach from LEAP staff, development of effective delivery pilot initiatives that expand the accessibility of services within the City and can serve as models for other localities in LEAP’s service area, additional funding to Charlottesville from non-City sources, and support in advancing the City’s C.P.P. goals and its competitiveness in the upcoming GUEP competition. LEAP remains fully committed to the special relationship it has with the City of Charlottesville as its energy efficiency program implementer and looks forward to continued growth, innovation, and success.

**MEMORANDUM OF UNDERSTANDING
2015 CLIMATE PROTECTION PROGRAM SUPPORT**

This Memorandum of Understanding (“M.O.U.”) is made this ___ of _____, 2015, by and among the City of Charlottesville, Virginia and the Local Energy Alliance Program.

Whereas, the City of Charlottesville, Virginia, (hereafter, the City) wishes to raise the energy literacy and awareness in the community and wishes to promote energy efficiency improvements in Charlottesville homes and non-residential buildings, and;

Whereas, the Local Energy Alliance Program (hereafter, LEAP) wishes to serve our local community to conserve energy in existing buildings, to promote cost savings, job creation, sustainability, local economic development, and environmental stewardship, and;

Whereas, LEAP wishes to provide access to expertise and action steps for energy efficiency and renewable energy implementation;

Whereas, the parties agree that the intended use and release of City funds should be authorized in a mutually agreed fashion, in furtherance of these shared goals;

Now, Therefore, the City and LEAP jointly agree that upon execution of this M.O.U., LEAP will be granted an amount of One Hundred Thousand Eight Hundred and Eighty Dollars (\$100,880) the source of which is already appropriated funds in Fund 631, Cost Center 2711001000, for the purpose of providing 2015 Climate Protection Program support focused on raising the energy literacy and awareness in the community, providing access to expertise and action steps for energy efficiency and making the energy efficiency actions process streamlined, easy to understand, and financially attractive and affordable. The parties agree to the terms and conditions of this MOU as set forth below:

1. Use of Funds:

The parties agree that funds may be used only for the following purposes as detailed in the 2015 Climate Protection Program Support proposal:

- A. Assisting in the development and execution of Energize!Charlottesville (created and managed in conjunction with the Georgetown University Energy Prize Competition) that drives mass uptake of energy efficiency work in the residential and low-income/multifamily sectors.
- B. Provision of low cost Home Energy Checkups for Charlottesville residents that include a checklist of improvement opportunities and the installation of baseload energy savings measures.
- C. Incorporation of water saving and home safety measures into Home Energy Check-Ups
- D. Development of plans to have the Home Energy Check-Up cost underwritten or decreased by a rebate for low income residents.
- E. Concierge services for City homeowners as part of our Project Management program.

- F. Basic weatherization services.
- G. Improved durability, affordability, and value of the City's residential building stock.
- H. Bringing additional grants, resources, and expertise to Charlottesville's CPP and the community.
- I. Promotion of energy literacy and healthy homes in the Charlottesville community by holding periodic educational workshops.
- J. Promotion of Charlottesville rebates and tax credits via customer marketing, education, and outreach including presentations, e-Newsletter content, and campaigns.
- K. Promotion of financing for energy improvements through LEAP's partnership with the U.V.A. Community Credit Union and their low interest loans currently supported by an interest rate buy down funded by City-awarded U.S. D.O.E. E.E.C.B.G. grant dollars.
- L. Delivery of non-residential program elements (Benchmarking services, Energy Treasure Hunt and Presentation, Scoping or Investment Grade Energy Assessment, Installation of Improvements, Promote and facilitate financing options available through our partner, the U.V.A. Community Credit Union)
- M. Associated marketing, outreach, and program administration.

2. Program Parameters:

Upon receipt of the grant, LEAP agrees to provide the proposed program support to promote energy efficiency improvements in residential and non-residential buildings.

3. Program Progress Reports

LEAP acknowledges the City's desire to receive progress reports regarding the accomplishments of the program at a minimum on two mutually established checkpoint dates. Both parties agree to the value of monthly progress/coordination meetings to ensure that pursuit of common goals is on track. Progress reports may be provided to those LEAP board members appointed to represent the City of Charlottesville, and may contain the metrics outlined in the April 2015 proposal

4. This M.O.U. may be supplemented, modified, or amended by mutual agreement as set forth in writing.

In Witness Whereof, the City of Charlottesville and the Local Energy Alliance Program have executed this MOU effective the last date written below.

CITY OF CHARLOTTESVILLE, VIRGINIA

By: _____

Title: _____

Date: _____

Approved as to Form:

Funds are Available:

S. Craig Brown, City Attorney

Director of Finance, or designee

LOCAL ENERGY ALLIANCE PROGRAM

By: _____

Title: _____

Date: _____

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CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA



Agenda Date:	May 18, 2015
Action Required:	Approve letter for signature by the Mayor
Presenter:	Mike Murphy, Acting Assistant City Manager
Staff Contacts:	Mike Murphy, Acting Assistant City Manager
Title:	Public Comment to the State Executive Council

Background:

The State Executive Council (SEC) proposed a policy change for the Office of Comprehensive Services (OCS) at their meeting on March 19, 2015. The SEC requests public comment on the proposed policy. The policy follows below:

FAPT Review of Child/Youth Referred to a Residential Treatment Facility

When the parent of a child/youth seeks admission into a residential treatment facility (RTF) through a process other than through the Family Assessment and Planning Team (FAPT) the child/youth shall, with parental consent, be reviewed by the FAPT.

Upon receipt of referral from an RTF, i.e., notice by an RTF that a parent seeks admission of a child/youth to the RTF outside of the FAPT process, the local CSB shall refer the child/youth for assessment by the FAPT. If the child is admitted to a residential treatment facility prior to FAPT review, the FAPT shall, in accordance with §2.2-5209, assess the youth within 14 days of the child/youth's admission to the RTF and shall develop an Individualized Family Services Plan (IFSP) for services appropriate to meet the needs of the child/youth.

If the FAPT determines that residential treatment is the most appropriate service to meet the needs of the child/youth, the CPMT shall authorize necessary funding for the RTF beginning on the date of admission.

If the FAPT determines that the needs of the child/youth can be appropriately met through services other than residential treatment services, the CPMT shall authorize necessary funding for the RTF beginning on day fifteen (15) of the RTF placement until the date services in the IFSP are initiated.

Discussion:

The Charlottesville and Albemarle Community Policy Management Teams, Region Ten Community Services Board, Albemarle County, Virginia League of Social Services Executives, the Virginia Municipal League, and many others have shared their concerns on this change in policy. City staff shares their concerns including but not limited to:

- The policy creates new responsibilities for the Family Assessment and Planning Team to assess cases, sometimes after the fact, involving children whose parent or guardian admits them to a residential treatment facility without going through the local FAPT process.
- The proposed policy inserts FAPT into the process after the child placement - not necessarily before it occurs - and requires FAPT, only then, to perform an assessment and determine if community-based services would be more cost-effective.
- The proposed policy creates the opportunity for additional trauma for a child who is placed in a facility prior to FAPT review and then must be moved again if the FAPT subsequently determines that community-based treatment is more appropriate.
- The proposed policy creates local government financial responsibility for placements not initially authorized by the FAPT.
- The proposed policy sets an arbitrary deadline for FAPT action, which includes assessment, development of a service plan, and identification/scheduling of providers.
- The proposed policy assesses a *de facto* financial penalty by shifting the residential treatment costs to the locality if the locality cannot safely move the child back to the community before the arbitrary deadline.
- The proposed policy assesses that financial penalty on localities for missing a deadline when there is no guarantee that the FAPT will receive the referral in a timely manner after a placement is made.
- The proposed policy fails to account for localities with large FAPT caseloads, localities with part-time coordinators, and those with regional FAPTs.
- The proposed policy allocates no additional state administrative funds to help localities with new responsibilities.

Alignment with City Council's Vision and Strategic Plan:

Community Engagement:

This item has been discussed at the local Community Policy Management Team (CPMT), which governs the use of funds from the Comprehensive Services Act. The CPMT is representative of core agencies in children's services and includes two parent representatives. No additional comments from the public were registered.

Budgetary Impact:

This has no impact on the General Fund

Recommendation:

Approval of the attached letter for signature by the Mayor on behalf of Council.

Alternatives:

Council could elect to not support public comment to the state on this issue.

Attachments:

Letter for Council Approval
Letter from Virginia League of Social Services Executives
Draft Letter from Region Ten Community Services Board

May 18, 2015

Ms. Marsha Mucha
Office of Comprehensive Services for At-Risk Youth & Families
1604 Santa Rosa Road, Suite 137
Richmond, Virginia 23229

Regarding: Proposed policy: Serving Youth Referred to Residential Treatment Facilities for Non-Educational Reasons and outside of the CSA Process. FAPT review of Child / Youth Referred to a Residential Treatment Facility

These comments are submitted on behalf of the Charlottesville City Council regarding the proposed policy dated March 19, 2015. Our locality fully supports a community based approach emphasizing assessment and service planning to minimize the use of residential services and maximize community based services and decisions made through a local team process.

- **We have concerns about the proposed policy's fiscal impact to local departments of social services, local community services boards and our localities; concerns about the ability of DSS and CSB staff to absorb the additional administrative burdens while continuing to deliver quality services to our citizens; and the need for consistency among CSA, DMAS, Department of Behavioral Health and Developmental Services and Community Services Board mandates.**

The former concerns must be addressed to ensure continued integrity of service delivery and the latter to ensure responsibilities are clearly defined and all partners comply with the mandates of a community based services model.

- **We recommend that several code and regulatory changes and actions take place prior to implementation of the proposed policy.**

First, that changes be made to the Code of Virginia to align the definitions of eligibility for Medicaid and CSA funded services. Second, that amendments be made to DMAS regulations regarding the requirements placed on Community Services Board (CSBs) when private hospital requests are made, to include adding provider requirements for acute facilities to refer admitted youth to the local CSBs to certify the need for placement into a residential facility, and to require the referral of a child to FAPT prior to admission to a residential treatment facility. Every effort must be made for families to access less restrictive services **prior** to placement in a residential treatment facility. The performance contracts between the Department of Behavioral Health and Developmental Services and Community Services Boards need to be amended to incorporate CSA expectations of quality assurance procedures. Finally, the "universal notice" referenced in the March workgroup recommendations to the SEC must be developed prior to implementation. All of the above recommendations align with workgroup recommendations as stated in the report to the SEC on March 19, 2015.

- **Our CPMT is concerned about the apparent inconsistency between the content of the workgroup's recommendations and the subsequent wording of the proposed policy.**

In the proposed policy it states that "*if a child is admitted to a residential facility prior to FAPT review, the FAPT shall, in accordance to 2.2-5209, assess the youth within 14 days*

of the child/youth's admission to the RTF and shall develop an Individualized Family Service Plan (IFSP) for services appropriate to meet the needs of the child/youth." This statement is misleading as it is clear from the workgroup's recommendations that the only instance where a youth would be admitted prior to the FAPT review is IF the CSB has approved the Certificate of Need and therefore endorsed the admission. The recommendations clearly indicate that except for that one scenario, the FAPT would be reviewing the cases prior to admission. The recommendations also indicate that if the CSB does not deem that admission to a RTF is necessary there is no deadline for submitting a referral to FAPT. Our CPMT is concerned that the wording in the proposed policy leaves the door open for residential facilities to admit a child prior to FAPT review and perhaps even bypassing a referral to the local CSB. The workgroup's recommendations clearly spell out a process to avoid this and yet the policy does not accurately reflect that.

- **There has been no funding provided or proposed and no discussion on how localities will absorb the expected shift in picking up education and Medicaid match rates which will impact us in the immediate future**

There have been significant unfunded mandates imposed on localities since the implementation of the Comprehensive Services Act in the 1990s. Recent examples include: the addition of the CHINS component in 2007; the requirement for a comprehensive Intensive Care Coordination (ICC) assessment; the self-assessment process; denial of funds policy, etc. Current legislation passed this year (SB1041/HB 2083) allowing parents to self-refer to FAPTs instead of through a locally sanctioned and / or public child placing agency has an unknown impact on FAPTs' capacity, but it is safe to assume that increased access to FAPT through this legislative initiative will impact the capacity of FAPTs to manage the additional cases expected.

- **We have concerns regarding how the mandated categories of CSA are defined.**

While we understand that the Attorney General has determined that the definition of an eligible child is aligned with the Medicaid medical necessity definition, rather than the CHINS under CSA definition, we believe further review of that determination is necessary. We are also concerned how many additional children will be served through CSA given the inclusion of medical necessity as a mandated category.

All of these issues combined with the potential increase in education and Medicaid match expenses will significantly impact localities. Thank you for consideration of our comments.

Sincerely,

Satyendra Singh Huja
Mayor, City of Charlottesville

April 22, 2015

Ms. Marsha Mucha
Office of Comprehensive Services for At-Risk Youth & Families
1604 Santa Rosa Road, Suite 137
Richmond, Virginia 23229

Regarding: Proposed policy: Serving Youth Referred to Residential Treatment Facilities for Non-Educational Reasons and outside of the CSA Process. FAPT review of Child / Youth Referred to a Residential Treatment Facility

These comments are submitted on behalf of the Virginia League of Social Services Executives (VLSSE) regarding the proposed policy dated March 19, 2015. Our organization fully supports a community based approach emphasizing assessment and service planning to minimize the use of residential services and maximize community based services and decisions made through a local team process. **We do, however, have grave concerns regarding:**

- **the proposed policy's fiscal impact on our agency and the localities we serve;**
- **the ability of staff to absorb the additional administrative burdens while continuing to deliver quality services to our citizens; and**
- **allowing admission to residential facilities outside of the CSA process while requiring localities to pay for this practice without input and oversight.**

We recommend that several code and regulatory changes and actions take place prior to implementation of the proposed policy.

- First, that changes be made to the Code of Virginia to align the definitions of eligibility for Medicaid and CSA funded services.
- Second, there should be amendments to DMAS regulations regarding requirements placed on Community Services Board (CSBs) when private hospital requests are made. Providers should be required to refer youth to local CSBs in order to certify the need for placement into a residential facility and to require the referral of a child to FAPT prior to admission to a residential treatment facility. Every effort must be made for families to access less restrictive services **prior** to placement in a residential treatment facility.
- Finally, amend performance contracts between the Department of Behavioral Health and Developmental Services and Community Services Boards to incorporate CSA expectations of quality assurance procedures.

All of the above recommendations align with workgroup recommendations as stated in the report to the SEC on March 19, 2015. It is critically important to make any necessary regulatory changes to assure that all residential treatment facilities and acute hospitals alert the CSB when a referral is made.

We are concerned about inconsistencies between the content of the workgroup's recommendations and the subsequent wording of the proposed policy. In the proposed policy it states that *"if a child is admitted to a residential facility prior to FAPT review, the FAPT shall, in accordance to 2.2-5209, assess the youth within 14 days of the child/youth's admission to the RTF and shall develop an Individualized Family Service Plan (IFSP) for services appropriate to meet the needs of the child/youth."* It is clear from the workgroup's recommendations that the only instance where a youth would be admitted prior to the FAPT review is IF the CSB has approved the Certificate of Need and therefore endorsed the admission. The recommendations clearly indicate that except for that one scenario, the FAPT would be reviewing the cases prior to admission. The recommendations also indicate that if the CSB does not deem that admission to a RTF is necessary there is no deadline for submitting a referral to FAPT. We are concerned that the wording in the proposed policy leaves the door open for residential facilities to admit a child prior to FAPT review and perhaps even bypassing a referral to the local CSB. The workgroup's recommendations clearly spell out a process to avoid this and yet the proposed policy does not accurately reflect that.

There have been significant unfunded mandates imposed on localities and local departments since the implementation of the Comprehensive Services Act in the 1990s. Recent examples include: the addition of the CHINS component in 2007; the requirement for a comprehensive Intensive Care Coordination (ICC) assessment; the self-assessment process; denial of funds policy, etc. Current legislation passed this year (SB1041/HB 2083) allowing parents to self-refer to FAPTs instead of through a locally sanctioned and / or public child placing agency has an unknown impact on FAPTs' capacity, but it is safe to assume that increased access to FAPT through this legislative initiative will impact the capacity of FAPTs to manage the additional cases expected.

How will FAPTs, many of which are already straining to meet current caseloads, manage to complete an assessment and services plan on an as yet undetermined number of cases when this latest proposed policy is implemented? We do not know how many of these children are being served without payments for their educational and other services and how our local CSBs will be able to manage the additional referral responsibilities. **Finally, there has been no funding provided or proposed and no discussion on how localities will absorb the expected shift in picking up education and Medicaid match rates which will impact us in the immediate future.**

The local staff needed to provide case management and meet the administrative requirements of CSA has significantly increased since the 1990s. Our members are concerned with continuing to meet quality standards for the families we serve. **Our organization would like to see a study on the true cost of implementing CSA and efforts to pursue increased funding prior to implementation of this policy. The VLSSE supports pursuing additional administrative funding necessary to sustain a quality level of local operations of CSA. We wish to work collaboratively to establish new funding for educational services prior to the implementation of the policy.**

Our organization sincerely wishes to partner with the state in the continued strengthening of the local community services model through CSA services to families. There has been a significant cost savings to the state with decreased foster care caseloads and placements through juvenile corrections over the past several years through the transformation initiatives. Our local agencies are engaging families earlier and identifying needs that don't meet our traditional funding sources. Using the cost savings and transformation success as a basis for support of funding, can we partner together to pursue projects utilizing evidence based early intervention efforts to offset more costly residential placements?

We are ready to discuss the issues we have identified and request continued involvement on any workgroups formed to discuss these and other issues related to CSA. If you need additional information, please contact me.

Sincerely,

Cathy Pemberton, President

Region Ten CSB Draft Public Comment

Regarding: Proposed policy: Serving Youth Referred to Residential Treatment Facilities for Non-Educational Reasons and outside of the CSA Process. FAPT review of Child / Youth Referred to a Residential Treatment Facility

Region Ten believes that all children with mental health issues should have access to the most effective, appropriate and least restrictive care. Whenever possible, this care should be provided in the child's own home and/or community. We believe that children have the best outcomes when they are able to stay in their homes and communities.

It is very important that families are made aware of the full continuum of community based services for which their child is eligible. These community based services should be assessed for potential effectiveness and/or received before any level of residential placement is sought. This is an essential step to assure that children are not unduly placed outside of their homes and communities in order to receive mental health treatment.

We recommend the following process in order to best implement the intent of the above proposed policy:

- Level A, B and C Residential placement recommendations from any provider, including hospital facilities, should initiate a referral for a VICAP process through the local CSB
- A VICAP assessment for residential treatment should be established and standardized before this is implemented.
- These assessments must happen prior to admission to a Level A, B or C residential placement rather than retroactively.

The above recommendations assure that families are made aware of any community based supports for which their children would benefit from before they are placed outside of their home and community and in a residential facility. These recommendations not only assure a more cost effective process but more importantly, keep children with the people that care for them and in the communities in which they will thrive, assuring better outcomes for children.

**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date: May 18, 2015

Action Required: Approval of Ordinance: Add Locust Avenue from Hazel Street to the 250 bypass to list of streets with enhanced penalties for speeding Sec. 15-101(c)

Presenter: Christina Fisher, Assistant Traffic Engineer

Staff Contacts: Christina Fisher, Assistant Traffic Engineer
Donovan Branche, City Traffic Engineer

Title: **Enhanced Penalties for Speeding on Locust Avenue from Hazel Street to the 250 Bypass**

CITY COUNCIL AGENDA

Background:

The Martha Jefferson Neighborhood Association (MJNA) expressed concern to the City of Charlottesville that speeding vehicles traveling on Locust Avenue to and from the 250 bypass compromised the safety of children, elderly person, bicyclists, and all residents. The City and MJNA discussed several traffic calming measures and determined that at this time, increasing the fine for speeding on Locust Avenue is the best solution. Residents of Locust Avenue from Hazel Street to the 250 bypass submitted a petition to Neighborhood Development Services requesting a traffic study to determine if Locust from Hazel to the 250 bypass was eligible to become a street with enhanced penalties for speeding. The neighborhood obtained signatures from 26 of 28 households (75% is required) of resident households/owners of this section of Locust. .

Discussion:

Traffic Engineering staff conducted a traffic study on this section of Locust and found that motorists regularly exceeded the 25 mph speed limit by at least ten (10) miles per hour. The 85th percentile speed was 35.93 mph in the north bound lane and 35.57 mph in south bound lane. This section of Locust also satisfies all other requirements set forth in Sec. 15-101(b) of the City code: Locust Avenue is located in a residence district as defined in § 46.2-100 of the Code of Virginia; Locust Avenue has a functional classification of collector; Locust Avenue from Hazel Street to the 250 bypass has a length of three hundred (300) feet; At the time of designation pursuant to this ordinance, the city traffic engineer, or her designee, has determined that a speeding problem exists on Locust

Avenue from Hazel to the bypass, as documented by data demonstrating that motorists regularly exceed the posted speed limit by at least ten (10) miles per hour.

Budgetary Impact: The cost to add Locust Avenue between Hazel Street and the 250 bypass to an enhanced penalty street would involve installing two (2) signs, which will cost about \$250 - \$300 apiece.

Alignment with City Council's Vision and Strategic Plan:

This item aligns with Council's priority of a "Smart, Citizen-Focused Government". Establishing this enhanced penalty area on Locust responds to citizen concerns for speeding in their neighborhood. It also aligns with Goal 2 of the Strategic Plan to be a safe, equitable, thriving and beautiful community

Community Engagement: City staff responded to a neighborhood petition and discussed this issue at the Martha Jefferson Neighborhood Association meeting on December 8, 2014.

Recommendation:

Staff recommends approval of the ordinance to add Locust Avenue from Hazel Street to the 250 bypass to list of streets with enhanced penalties for speeding.

Alternative: Do not add Locust Avenue from Hazel Street to the 250 bypass to list of streets with enhanced penalties for speeding.

Attachments:

Draft ordinance

Petition cover letter from Locust Avenue residents

Traffic study summary

AN ORDINANCE
AMENDING AND REORDAINING SECTION 15-101 OF ARTICLE IV (SPEED LIMITS) OF
CHAPTER 15 (MOTOR VEHICLES AND TRAFFIC)
OF THE CODE OF THE CITY OF CHARLOTTESVILLE, 1990, AS AMENDED
ADDING LOCUST AVENUE BETWEEN HAZEL STREET AND THE 250 BYPASS TO THE
LIST OF STREETS WITH ENHANCED PENALTIES FOR SPEEDING.

BE IT ORDAINED by the Council for the City of Charlottesville, Virginia, that Section 15-101 of Article IV of Chapter 15 of the Charlottesville City Code, 1990, as amended, is hereby amended and reordained, as follows:

Sec. 15-101. Enhanced penalties for speeding on certain designated residential streets.

(a)...

(b)...

(c) The following streets or highways, having been found to satisfy the criteria of paragraph (b), are hereby subject to the fine imposed by paragraph (a) herein:

- (1) Old Lynchburg Road from the City of Charlottesville corporate limits to the intersection with Jefferson Park Avenue;
- (2) Avon Street from the City of Charlottesville corporate limits to the intersection with Monticello Avenue;
- (3) Altavista Avenue from Monticello Avenue to Avon Street;
- (4) Elliott Avenue from Monticello Avenue to Ridge Street;
- (5) Brandywine Drive from Hydraulic Road to Yorktown Drive; ~~and~~
- (6) Franklin Street from Nassau Street to Market Street; and
- (7) Locust Avenue from Hazel Street to the 250 bypass.

The city council may, at any time, designate by ordinance additional streets or highways for an increased penalty where those streets meet the requirements of section (b) herein.

*Copies for NDS/Traffic
(C. Fisher)*

January 16, 2015

Mr. James Tolbert
Director, Department of Neighborhood Services
610 East Market Street
P.O. Box 911
Charlottesville, VA 22902

Dear Mr. Tolbert:

The purpose of this letter is to present a petition, pursuant to the provisions of City Ordinance 15-101, for an enhanced speeding fine along a portion of Locust Avenue. The requisite signatures of 75% of resident households/owners were obtained between December 20, 2014 and January 12, 2015, and the executed petition pages are attached.¹ Also attached is contact information (telephone number and/or email address) for all signatories.

This petition affects only the 800 block of Locust Avenue. Depending upon the success of an enhanced speeding fine – if approved – in this segment of Locust Avenue, other blocks may be petitioned at a later date.

Vehicle speeding from East High Street to the Route 250 Bypass has plagued Locust Avenue for many years since the street was widened. The bridge over the Route 250 Bypass has been particularly problematic, with many “blind spot” accidents over the years. Residents, and officers of the Martha Jefferson Neighborhood Association, have continually consulted with city officials for remedy. The former city transportation engineer recommended a “Your Speed Is” sign, but this solution was vetoed by one impacted homeowner whose approval for a nearby-sign was apparently required. More vigorous traffic calming measures were denied either (a) because Locust Avenue is a collector street or (b) because lane adjustments had to await future city repaving. Therefore, an enhanced speeding fine designation under the city ordinance seems to be the only near-term solution left to Locust Avenue homeowners.

Traffic measurement of Locust Avenue in the vicinity of the Route 250 Bypass bridge was conducted approximately five years ago, and met criteria for further

¹ The 800 block has 29 residences, one of which is for sale and unoccupied and therefore is not included in the base calculation per NDS staff instructions. Twenty-eight houses were canvassed, and 26 signatures (one per household) were obtained for a 93% positive return.

action: 85% of vehicles traveling at 35 mph or greater. However, per above, no further action was taken to effectively slow traffic.

One final note: The residents of Locust Avenue accept this street's dual role, as a residential street and as an important connector between downtown and the Route 250 Bypass. We understand that traffic may well increase as the area develops. However, for the safety of our children, the elderly, bicyclists and indeed all residents, excessive speeding must be curtailed.

We look forward to favorable city action on this petition as soon as possible.

Respectfully,

Ellen Wagner
Downing Smith
Craig Reynolds
Bruce Odell

Cc: City Councilors (w/o attachment)

Attachment: Petitions
Contact info

**MH Corbin Traffic Analyzer Study
Computer Generated Summary Report
City: Charlottesville
Street: Locust btwn Hazel and 250**

A study of vehicle traffic was conducted with the device having serial number 135000. The study was done in the NB lane at Locust btwn Hazel and 250 in Charlottesville, VA in county. The study began on 06/04/2015 at 04:00 PM and concluded on 10/04/2015 at 02:00 PM, lasting a total of 94.00 hours. Traffic statistics were recorded in 15 minute time periods. The total recorded volume showed 11546 vehicles passed through the location with a peak volume of 153 on 09/04/2015 at [17:00-17:15] and a minimum volume of 0 on 07/04/2015 at [01:30-01:45]. The AADT count for this study was 2,948.

SPEED

Chart 1 lists the values of the speed bins and the total traffic volume for each bin. At least half the vehicles were traveling in the 30 - 35 MPH range or lower. The average speed for all classified vehicles was 31 MPH with 93.13% vehicles exceeding the posted speed of 25 MPH. 0.61% percent of the total vehicles were traveling in excess of 55 MPH. The mode speed for this traffic study was 30MPH and the 85th percentile was 35.93 MPH.

< to 9	10 to 14	15 to 19	20 to 24	25 to 29	30 to 34	35 to 39	40 to 44	45 to 49	50 to 54	55 to >								
7	42	118	618	4001	4636	1554	294	58	26	70								

CHART 1

CLASSIFICATION

Chart 2 lists the values of the classification bins and the total traffic volume accumulated for each bin. Most of the vehicles classified during the study were Passenger Vehicles. The number of Passenger Vehicles in the study was 7807 which represents 68 percent of the total classified vehicles. The number of Vans & Pickups in the study was 2789 which represents 24 percent of the total classified vehicles. The number of Busses & Trucks in the study was 706 which represents 6 percent of the total classified vehicles. The number of Tractor Trailers in the study was 122 which represents 1 percent of the total classified vehicles.

< to 17	18 to 20	21 to 23	24 to 27	28 to 31	32 to 37	38 to 43	44 to >											
7807	1711	1078	623	83	61	32	29											

CHART 2

HEADWAY

During the peak traffic period, on 09/04/2015 at [17:00-17:15] the average headway between vehicles was 5.844 seconds. During the slowest traffic period, on 07/04/2015 at [01:30-01:45] the average headway between vehicles was 900 seconds.

WEATHER

The roadway surface temperature over the period of the study varied between 54.00 and 104.00 degrees F.

**MH Corbin Traffic Analyzer Study
Computer Generated Summary Report
City: Charlottesville
Street: Locust btwn Hazel and 250**

A study of vehicle traffic was conducted with the device having serial number 135001. The study was done in the SB lane at Locust btwn Hazel and 250 in Charlottesville, VA in county. The study began on 06/04/2015 at 04:00 PM and concluded on 10/04/2015 at 02:00 PM, lasting a total of 94.00 hours. Traffic statistics were recorded in 15 minute time periods. The total recorded volume showed 12094 vehicles passed through the location with a peak volume of 127 on 08/04/2015 at [08:45-09:00] and a minimum volume of 0 on 08/04/2015 at [23:45-00:00]. The AADT count for this study was 3,088.

SPEED

Chart 1 lists the values of the speed bins and the total traffic volume for each bin. At least half the vehicles were traveling in the 30 - 35 MPH range or lower. The average speed for all classified vehicles was 31 MPH with 90.83% vehicles exceeding the posted speed of 25 MPH. 0.99% percent of the total vehicles were traveling in excess of 55 MPH. The mode speed for this traffic study was 30MPH and the 85th percentile was 35.57 MPH.

<	10	15	20	25	30	35	40	45	50	55								
to	to	to	to	to	to	to	to	to	to	to								
9	14	19	24	29	34	39	44	49	54	>								
5	59	122	909	4246	4640	1441	281	59	57	118								

CHART 1

CLASSIFICATION

Chart 2 lists the values of the classification bins and the total traffic volume accumulated for each bin. Most of the vehicles classified during the study were Passenger Vehicles. The number of Passenger Vehicles in the study was 8517 which represents 71 percent of the total classified vehicles. The number of Vans & Pickups in the study was 2815 which represents 24 percent of the total classified vehicles. The number of Busses & Trucks in the study was 455 which represents 4 percent of the total classified vehicles. The number of Tractor Trailers in the study was 150 which represents 1 percent of the total classified vehicles.

<	18	21	24	28	32	38	44											
to	to	to	to	to	to	to	to											
17	20	23	27	31	37	43	>											
8517	2176	639	365	90	75	31	44											

CHART 2

HEADWAY

During the peak traffic period, on 08/04/2015 at [08:45-09:00] the average headway between vehicles was 7.031 seconds. During the slowest traffic period, on 08/04/2015 at [23:45-00:00] the average headway between vehicles was 900 seconds.

WEATHER

The roadway surface temperature over the period of the study varied between 54.00 and 102.00 degrees F.

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**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date:	May18, 2015
Action Required:	Approval of Ordinance
Staff Contacts:	Todd Divers, Commissioner of the Revenue Andrew Gore, Assistant City Attorney
Presenter:	S. Craig Brown, City Attorney
Title:	Ordinance Update – Meals Tax Exemptions for Non-Profits

Background:

Non-profit organizations have been exempt from collecting meals tax on food and beverages sold for fund-raising purposes during their first three events of any calendar year. During its 2014 session, the General Assembly expanded this exemption to also apply to the first \$100,000 collected after the first three events during the calendar year.

Discussion:

Revisions to §30-284 of the Charlottesville City Code are needed to reflect the added exemption approved by the General Assembly. In addition, the General Assembly imposed several mandatory exemptions in 2009, which included churches serving meals as part of their religious observances. This exemption was not previously incorporated into the City Code and is required pursuant to Va. Code §58.1-3840(A).

Alignment with Council Vision Areas and Strategic Plan:

These exemptions are mandated by the Code of Virginia, and therefore, must be incorporated into the City Code.

Community Engagement:

These amendments are mandated by the Code of Virginia, and therefore, input from the public was not sought.

Budgetary Impact: No significant impact.

Recommendation:

Staff recommends approval of the proposed ordinance.

Alternatives:

These exemptions are mandated by the Code of Virginia, and therefore, alternative revisions are not available.

Attachments:

Proposed Ordinance

**AN ORDINANCE
AMENDING AND REORDAINING SECTION 30-284 OF ARTICLE X
OF CHAPTER 30 (TAXATION) OF THE CODE OF THE
CITY OF CHARLOTTESVILLE, 1990, AS AMENDED,
RELATING TO EXEMPTIONS FROM MEALS TAX**

BE IT ORDAINED by the Council for the City of Charlottesville, Virginia, that Section 30-284 of Article X of Chapter 30 of the Code of the City of Charlottesville, 1990, as amended, is hereby amended and reordained, as follows:

Sec. 30-284. – Exemptions generally.

- (a) ...
- (b) ...
- (c) ...
- (d) The tax imposed under this article shall not be levied on the following purchases or sales of food and beverages:
 - (1) ...
 - (2) ...
 - (3) ...
 - (4) ...
 - (5) ...
 - (6) ...
 - (7) Meals sold by a nonprofit educational, religious, charitable or benevolent organization ~~on an occasional basis, not exceeding the first three (3) times per calendar year, and beginning with the fourth time, on the first \$100,000 of gross receipts per calendar year from sales of food and beverages (excluding gross receipts from the first three times),~~ as a fund-raising activity, the gross proceeds of which are to be used exclusively for nonprofit educational, charitable, benevolent, or religious purposes.
 - (8) ...
 - (9) Served by churches for their members as a regular part of their religious observances.
 - (910) Any other sale of a meal which is exempt from taxation under the Virginia Retail Sales and Use Tax Act (Code of Virginia, §58.1-600 et seq.), or administrative rules and regulations issued pursuant thereto.

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**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date:	May 18, 2015
Action Required:	Public Hearing for Utility Rates- Adoption is June 1, 2015
Presenter:	Sharon O’Hare. Assistant Finance Director, City of Charlottesville
Staff Contacts:	Christopher V. Cullinan, Director of Finance Sharon O’Hare, Assistance Finance Director Teresa Kirkdoffer, Senior Accountant
Title:	Proposed Utility Rates for FY 2016

Background:

The City of Charlottesville is required to adopt water, wastewater, and natural gas rates for the upcoming fiscal year. This is the public hearing for the rates to be adopted June 1st, 2015.

Discussion:

The City is proposing the following rates in the water, wastewater, and gas utility:

- \$52.37/1,000 cubic feet (cf) of water,
- \$70.44/1,000 cf of wastewater, and;
- \$81.00/8,000 cf of natural gas.

The average single family customer using 437 cf of water and wastewater and 5,092 cf of gas per month is projected to spend the following per month:

	<u>Current</u>	<u>Proposed</u>	<u>Increase</u>	<u>Percent</u>
Water	\$ 25.97	\$ 26.89	\$ 0.92	3.54 %
Wastewater	30.77	34.78	4.01	13.03
Gas	<u>61.64</u>	<u>57.02</u>	<u>(4.62)</u>	<u>(7.50)</u>
Total	\$ 118.38	\$ 118.69	\$ 0.31	0.26 %

Note: for the past several years, the average single family customer has been using an average of 2% less water and gas annually. If this trend continues, the amount a single family customer might actually pay each month would be lower than what is shown above.

Also, the City is proposing increasing the Low-Income Housing Facility Fee for water meters larger than 5/8; the fee for a single family house using a 5/8” meter would not change. Currently the fee is \$800 regardless of meter size. A single-family residential unit that installs a 5/8” meter would be responsible for the same amount as a multi-unit low-income apartment complex. Based on feedback from City Council during last year’s rate-setting process, staff recommends that the fee for a 5/8” meter remain the same as that currently charged, \$800 which is 25% of the full facility fee, but each meter above 5/8” would pay 25% of the usual facility fee.

Budgetary Impact:

Not adopting the recommended rates would impact both the General Fund and the Utility Funds. City Council has adopted the General Fund budget for FY2016 which includes transfers from the Utility Funds in the form of payments-in-lieu-of-taxes (PILOT) and indirect cost allocations. The Utility Funds are self-sustaining and the supported 100% by self-generated revenues. Not adopting the full rates would result in decreased revenues to the General Fund and unbalanced budgets for the Utility Funds.

Recommendation:

Staff recommends approval of the proposed rates.

Alternatives:

Maintaining existing rates will result in nearly over \$1,000,000 loss within the Water Fund and over \$1,750,000 loss within the wastewater fund. This would exhaust available fund balances and would violate the City's long term financial policies by not meet the working capital requirements. Keeping FY2015 gas rates will result in a profit within the gas utility and overcharge our customers. If the utilities are not self-sustaining, the funds would either require subsidies from other City funds to maintain levels-of-service or reduced reliability and performance of the utility systems.

Attachments:

Ordinances
At a Glance FY2016
Press Release

**AN ORDINANCE
AMENDING AND REORDAINING CHAPTER 31 (UTILITIES)
OF THE CHARLOTTESVILLE CITY CODE, 1990, AS AMENDED,
RELATING TO CHANGES IN MISCELLANEOUS UTILITY FEES.**

BE IT ORDAINED by the Council for the City of Charlottesville, Virginia, that:

- 1. Sections 31-8 of Article I, 31-29, 31-64, and 31-66 of Article II, 31-102, 31-104, and 31-120 of Article III, and 31-152 and 31-159 of Article IV, of the Code of the City of Charlottesville, 1990, as amended, are hereby amended and reordained as follows:**

CHAPTER 31. UTILITIES

ARTICLE I. In General

Sec. 31-8. – Fee for turning on gas and water service simultaneously.

When a customer requests that both gas and water service be turned on at the same time, there shall be an aggregate charge of thirty dollars (\$30.00), in lieu of the separate charges for gas and water specified, respectively, within ~~during normal business hours. In all other situations, the provisions of sections 31-29 and 31-104 shall apply.~~

ARTICLE II. Gas

Sec. 31-29. - Charge for turning on gas service and other service calls; furnace pilot relights fee.

- (a) There shall be a charge of thirty dollars (\$30.00) for turning on gas service, payable in advance, either initially or after service has been discontinued. For same-day service, or service outside of during normal business hours, and forty-eight dollars (\$48.00) after normal business hours (including and on weekends or and holidays), if such service is requested and is available, the charge shall be ninety dollars (\$90.00). These charges shall also apply to any other service calls.
- (b) For any separately metered single family residential property the city will, without charge, relight a furnace pilot light that was deliberately extinguished by a customer in anticipation of the end of a heating season, one (1) time during normal business hours during any calendar year. The fee for any other subsequent pilot light relights during the same calendar year or any relights outside of normal business hours shall be as set forth in paragraph (a).
- (c) ~~The fee for restoring gas service after termination for nonpayment shall be as set forth in section 31-66.~~

Sec. 31-64. - Customer deposits.

- (a) The director of finance shall require deposits from persons applying for gas service in accordance with the rules established in this section.
- (b) The normal deposit requirements shall be as follows:

	[delete chart]	With gas heat	Without gas heat
(+)	Residential accounts	\$250.00	\$ 75.00
(2)	Nonresidential accounts at locations with no history of gas service	-250.00	-75.00

- (1) Residential accounts. For residential accounts with gas heat, the deposit shall be \$250.00. For residential accounts without gas heat, the deposit shall be \$75.00.
- (2) Nonresidential accounts. The deposit for a nonresidential account at a location with no history of gas service within the preceding twelve (12) months shall be determined as follows: the director of finance shall obtain from the utilities division information regarding an ongoing similar nonresidential use with a previous history of gas service and a similar meter size (“comparable account”). The finance director shall then establish a deposit in an amount equal to the total of the two (2) highest monthly gas bills for the comparable account during the preceding twelve (12) months.
- (3) The deposit for a nonresidential account with gas heat at a location with a previous history of gas service within the preceding twelve months shall be an amount equal to the greater of two hundred fifty dollars (\$250.00) or the total of the two (2) prior highest monthly gas bills at that location during the preceding twelve (12) months.

(c)-(g)

Sec. 31-66. - Charge for restoring service terminated for nonpayment.

- (a) For turning gas on again after it has been terminated for nonpayment, there customer shall be pay a charge as specified in sec. 31-29(a). of thirty dollars (\$30.00), payable in advance. When such restoration of service is required during other than normal business hours, this charge shall be forty eight dollars (\$48.00).

ARTICLE III. Water and Sewers Generally

Sec. 31-102. Application for water service; water connection charges generally; installation of meters, etc.

(a) Whenever any person owning or leasing property for which water service has been installed desires the initiation of water delivery, he shall make written application to the director of finance on forms prescribed by the director.

(b) Whenever any person owning or leasing property along an existing city water main desires to provide a service connection from such main to such property, he shall make application to the director of finance on forms prescribed by the director. The charge for a water connection for a meter provided, installed and set by the city under this subsection shall be as follows:

Meter Size	ERC	Water Meter Set Fee	Water Facility Fee
5/8"	1	\$200.00 <u>\$325.00</u>	\$3,100.00
1"	2.5	370.00 <u>495.00</u>	7,750.00
1½"	5	390.00 <u>565.00</u>	15,500.00
2"	8	410.00 <u>635.00</u>	24,800.00
3"	15	500.00 <u>825.00</u>	46,500.00
4"	25	540.00 <u>965.00</u>	77,500.00
6"	50	620.00 <u>1,145.00</u>	155,000.00

- (c) . . .
- (d) . . .
- (e) . . .

Sec. 31-104. - Charge for turning on water and other service calls.

There shall be a charge of thirty dollars (\$30.00) for turning on water service, payable in advance, either initially or after # service has been discontinued. For same-day service, or service outside of during normal business hours (including and forty-eight dollars (\$48.00) outside normal business hours and on weekends and holidays, if such service is requested and is available, the charge shall be ninety dollars (\$90.00). These charges will also apply to any other service calls.

Sec. 31-120. - Removal of sewer obstructions.

In case of any stoppage in a public sewer, the city shall remove the obstruction. If the stoppage occurs in the sewer between a building and the city sewer main, the property owner whose property connects with the public sewer shall remove the obstruction. If the owner fails to remove the obstruction within forty-eight (48) hours after notice from the city, the obstruction may be removed by the city and the cost thereof, together with twenty (20) percent thereof, shall be paid by the owner or customer in whose name the water account for the property is held. When the city is called to investigate a sewer stoppage or problem, and it is determined that the problem is not with the city's system, there will be a fee charged to the customer, as specified in Sec. 31-104 of thirty dollars (\$30.00) for service calls during normal business hours and forty-eight dollars (\$48.00) for service calls after normal business hours, on weekends and on holidays.

ARTICLE IV. Water and Sewer Service Charges

Sec. 31-152. - Customer deposits.

- (a) The director of finance shall require deposits from persons applying for water service in accordance with the rules established in this section.
- (b) The normal deposit requirements shall be as follows:
 - (1) Residential accounts\$75.00
 - (2) Nonresidential accounts at locations with no history of water service ~~.....\$75.00~~ within the preceding twelve (12) months shall be determined as follows: the director of finance shall obtain from the utilities division information regarding an ongoing similar nonresidential use with a previous history of gas service and a similar meter size ("comparable account"). The finance director shall then establish a deposit in an amount equal to the total of the two (2) highest monthly gas bills for the comparable account during the preceding twelve (12) months.
 - (3) The deposit for a nonresidential account at a location with a ~~previous~~ history of water service within the preceding twelve (12) months shall be the ~~greater of seventy-five dollars (\$75.00) or the~~ total of the two (2) prior highest monthly water bills at that location during the preceding twelve (12) months.
- (c)-(g)...[no changes]

Sec. 31-159. - Charge for restoring service terminated for nonpayment.

For turning water on again after it has been terminated for nonpayment, there shall be a charge, as specified in Sec. 31-104 of thirty dollars (\$30.00) for normal work hours and forty-eight dollars (\$48.00) for overtime, payable in advance.

2. This ordinance shall take effect July 1, 2015.

Adopted by Council on June _____, 2015

**AN ORDINANCE
AMENDING AND REORDAINING
CHAPTER 31 (UTILITIES) OF THE CODE
OF THE CITY OF CHARLOTTESVILLE, 1990, AS AMENDED,
TO ESTABLISH NEW UTILITY RATES AND SERVICE FEES
FOR CITY GAS, WATER AND SANITARY SEWER.**

BE IT ORDAINED by the Council of the City of Charlottesville, Virginia, that:

1. Sections 31-56, 31-57, 31-60, 31-61, 31-62, 31-102.1, 31-106.1, 31-153 and 31-156 of Chapter 31, of the Code of the City of Charlottesville, 1990, as amended, are hereby amended and reordained as follows:

CHAPTER 31. UTILITIES

ARTICLE II. GAS

DIVISION 2. TYPES OF SERVICE; SERVICE CHARGES

Sec. 31-56. Rates - Generally.

The firm service gas rates based on monthly meter readings shall be as follows:

Basic Monthly Service Charge	\$ 10.00	
First 3,000 cubic feet, per 1,000 cubic feet	\$ 12.0771	<u>\$9.4665</u>
Next 3,000 cubic feet, per 1,000 cubic feet	\$ 11.3525	<u>\$8.8985</u>
Next 144,000 cubic feet, per 1,000 cubic feet	\$ 10.1448	<u>\$7.9518</u>
All over 150,000 cubic feet, per 1,000 cubic feet	\$ 9.9032	<u>\$7.7625</u>

Sec. 31-57. Same--~~Summer~~ air conditioning.

(a) Gas service at the ~~following~~ rate specified in this paragraph (“air conditioning rate”) shall be available to customers who request such service in writing and who have installed and use air conditioning equipment operated by natural gas as the principal source of energy. The air conditioning rate will be \$8.0591 per one thousand (1,000) cubic feet of gas used per month. ~~available for bills rendered during the months of May through October of each year and shall be as follows:~~

- (1) ~~Single-family residential. For the first four thousand (4,000) cubic feet of gas used per month, the charge shall be the sum as set forth under section 31-56, and for all gas used in excess of four thousand (4,000) cubic feet per month, the rate shall be \$9.2914 \$ _____ per one thousand (1,000) cubic feet.~~

~~(2) Other. All gas used for summer air conditioning shall be separately billed at the rate of \$9.2914 ~~\$8.0591~~ per one thousand (1,000) cubic feet. All gas used during billing periods other than May through October of each year shall be at the rates set forth in section 31-56, 31-60 or 31-61 of this Code, as applicable.~~

(b) The director of finance may, when it is impracticable to install a separate meter for air conditioning equipment, permit the use of one (1) meter for all gas delivered to the customer, in which instance the director of finance shall estimate the amount of gas for uses other than air conditioning and shall bill for such gas at the rates provided in applicable sections of this division.

...

Sec. 31-60. Interruptible sales service.

(a) *Conditions.* . . .

(b) *Customer's agreement as to discontinuance of service.* . . .

(c) *Basic monthly service charge.* The basic monthly charge per meter for interruptible sales service ("IS gas") shall be sixty dollars (\$60.00).

(d) *Rate.* For all gas consumed by interruptible customers the rate shall be ~~\$9.2336~~ \$6.9358 per one thousand (1,000) cubic feet for the first six hundred thousand (600,000) cubic feet, and ~~\$7.7370~~ \$5.7006 per one thousand (1,000) cubic feet for all volumes over six hundred thousand (600,000) cubic feet.

(e) *Annual Minimum Quantity.* Interruptible rate customers shall be obligated to take or pay for a minimum quantity of one million two hundred thousand (1,200,000) cubic feet of gas annually. Each year, as of June 30, the director of finance shall calculate the total consumption of each interruptible customer for the preceding twelve (12) monthly billing periods, and shall bill any customer that has consumed less than the minimum quantity for the deficient amount at the rate of ~~\$7.7370~~ \$5.7006 per one thousand (1,000) cubic feet. Any new customer shall be required to enter into a service agreement with the City prior to the start of service. If an interruptible customer terminates service the annual minimum requirement shall be prorated on the basis of one hundred thousand (100,000) cubic feet per month for each month the customer has received service since the last June 30 adjustment.

(f) *Contract required.* . . .

Section 31-61. Interruptible Transportation Service.

(a) *Generally.* ...

(b) *Rates.* The rates for interruptible transportation service ("TS gas") shall be as follows:

- (1) ~~\$3.6762~~ \$3.6347 per decatherm for a combined IS and TS customer, and
- (2) ~~three dollars and three cents (\$3.03)~~ \$3.3278 per decatherm for a customer receiving only TS gas, and
- (3) \$1.9588 per decatherm, for customers who transport 35,000 or more decatherms per month ("large volume transportation customers"), regardless of whether such large volume transportation customer receives only TS gas, or also receives IS service.

(c) *Basic Monthly Service Charges.* Each TS gas customer shall pay monthly service charges, as follows:

- (1) Each combined IS and TS customer shall pay a monthly service charge of ~~one hundred and fifty dollars~~ \$150.00 per meter for ~~the right to receive TS gas service,~~ plus the basic monthly service charge of ~~sixty dollars (\$60.00)~~ per meter for IS gas.
- (2) Customers who receive only TS gas ~~only customers~~ shall pay a monthly service charge of ~~one hundred fifty dollars (\$150)~~ per meter.
- (3) Large volume transportation customers shall pay a monthly service charge of six hundred dollars (\$600.00) per meter, regardless of whether such large volume customer receives only TS gas, or also receives IS gas.

(d) *Special terms and conditions.* Special terms and conditions for service under this section shall be as follows:

- (1) Transportation by the city to any customer under this schedule shall be on an interruptible basis only, and the city shall have the right to curtail or interrupt transportation of gas whenever, in the sole judgment of the city, capacity and other conditions do not permit transportation hereunder. The city shall give the customer as much advance notice of curtailment or interruption as, in the city's sole judgment, is feasible and shall make its best efforts to give at least one-hour notice.
- (2) In the event gas is curtailed or interrupted and if a customer fails to comply with any curtailment or interruption notice delivered by the city, the customer shall be billed for such unauthorized use of gas at the rate of ten dollars (\$10.00) per decatherm. Such billing shall be in addition to charges at interruptible sales ~~"IS"~~ (IS) rates. This overrun penalty also shall be in addition to any penalty, fine or charge incurred by the city as a result of any unauthorized use of gas by the customer and shall apply to any other unauthorized gas usage.

(e) *Extension of facilities. . . .*

(f) *Billing month. . . .*

(g) *Lost and unaccounted-for gas. . . .*

(h) *Combined IS and TS customer using more than provided or scheduled by customer.*

In the event that a combined IS and TS customer needs more gas than the customer has provided or scheduled under its TS contract, such excess gas may be purchased from the city with the city's consent on an "as available" basis at regular interruptible sales (IS) rates, plus any related "excess take" or similar charges imposed on the city by its suppliers. Customer owned gas shall be the first through the meter. The city assumes no obligation to supply gas to displace volumes for which the customer has arranged transportation service. Unauthorized gas usage shall be subject to the overrun penalty described in subsection (d)(2) of this section. If a customer that is a combined IS and large-volume TS customer fails to maintain usage within the monthly load balancing tolerance referenced in paragraph (i)(2), following below, then such customer shall pay the city a penalty equal to any penalty charged to the city by Columbia Gas or others as a result of the customer's transportation volumes being outside of the monthly load balancing tolerance.

(i) *TS Customer providing more gas, or less gas, than customer's usage.*

(1) In any month when a either type of transportation customer's actual gas usage at any metered service connection is less than the transportation gas available for that the metered service connection, the city will provide load balancing on a seasonal basis with the same tolerance limits for overtenders as Columbia Gas provides the city pursuant to applicable schedules or tariffs. As of the adoption of this ordinance June 1, 1989, such tolerance limits and penalties imposed by Columbia Gas upon the city are were as follows:

(4 i) During the period from November 1 through March 31, transportation gas available for any month may exceed actual gas usage for that month by three (3) percent or less of scheduled transportation gas for that month without penalty.

(2 ii) During the period from April first through October thirty-first, transportation gas available for any month may exceed actual gas usage for that month by ten (10) percent or less of scheduled transportation gas for that month without penalty.

For the purpose of this subsection, reference to "transportation gas available for a the metered service connection" means is the transportation gas delivered to the city, reduced by the city's shrinkage rate, plus any imbalance allowed from the previous month. When the imbalance for any metered service connection exceeds these limits, the city shall retain the excess tenders and the customer shall pay the

city a penalty equal to that penalty charged to the city by Columbia Gas or others as a result of such excess imbalance.

- (2) Large volume transportation customers must maintain TS gas usage within a range that is within ten percent (10%), more or less, of the transportation gas delivered to the city, reduced by the city's shrinkage rate, plus any imbalance allowed from the previous month for a metered service connection ("load balancing tolerance"). The load balancing tolerance shall be maintained by a large volume TS customer on a daily basis ("daily load balancing tolerance") and on a monthly basis ("monthly load balancing tolerance"). If a large volume transportation customer fails to maintain usage within the applicable daily or monthly load balancing tolerance, then such customer shall pay the city a penalty equal to any penalty charged to the city by Columbia Gas or others as a result of the customer's transportation volumes being outside of the applicable load balancing tolerance.

(j) *Other terms and conditions. . . .*

Section 31-62. Purchased gas adjustment.

In computing gas customer billings, the basic rate charges established under sections 31-56, 31-57, 31-60 and 31-61 shall be adjusted to reflect increases and decreases in the cost of gas supplied to the city. Such increases or decreases shall be computed as follows:

(1) For the purpose of computations herein, the costs and charges for determining the base unit costs of gas are:

- a. Pipeline tariffs;
- b. Contract quantities; and
- c. Costs of natural gas, in effect or proposed as of March 1, 2014 2015.

(2) Such base unit costs are ~~\$6.7986~~ \$4.412 per one thousand (1,000) cubic feet for firm gas service and ~~\$5.2989~~ \$3.1235 per one thousand (1,000) cubic feet for interruptible gas service.

(3) In the event of any changes in pipeline tariffs, contract quantities or costs of scheduled natural gas, the unit costs shall be recomputed on the basis of such change in accordance with procedures approved by the city manager. The difference between the unit costs so computed and the base unit costs shall represent the purchased gas adjustment to be applied to all customer bills issued beginning the first billing month after each such change.

Sec. 31-102.1 Reduced water facility fees for affordable housing.

(a) In lieu of the water facility fee imposed pursuant to section 31-102, the water facility fee, ~~regardless of meter size or equivalent residential connections,~~ for connecting a unit of affordable housing to the city water system shall be eight hundred dollars (\$800.00) for a 5/8" meter. All meters larger than 5/8" shall be charged a fee equal to twenty-five percent (25%) of the water facility fee imposed by Sec. 31-102 for a meter of the same size.

(b) As used herein, "affordable housing" means: (1) a dwelling unit ~~(1) to be purchased and occupied by an individual or family with a household income less than eighty (80) percent of the Area Median Income ("AMI") ; , which and (2) that~~ has a sales price no greater than the maximum sales price established by the Virginia Housing Development Authority for its first time homebuyer loan programs in the Charlottesville metropolitan statistical area (non-federal targeted area); or (2) a dwelling unit that is developed as rental property with financial assistance from a federal, state or local program requiring the dwelling units to be leased to tenants with a household income less than eighty (80) percent of the AMI.

(c) An applicant for the reduced water facility fee shall agree to pay the difference between the reduced water facility fee and the standard water facility fee if the dwelling unit ceases to be affordable housing, as defined in paragraph (b), above herein, at any time within five (5) years from the date the connection to the city water system is made.

Sec. 31-106.1 Reduced sewer facility fees for affordable housing.

(a) In lieu of the sewer facility fee imposed pursuant to section 31-106, the sewer facility fee, ~~regardless of meter size or equivalent residential connections,~~ for connecting a unit of affordable housing to the city sewer system shall be eight hundred dollars (\$800.00) for a 5/8" meter. All meters larger than 5/8" shall be charged a fee equal to twenty-five percent (25%) of the sewer facility fee imposed by Sec. 31-106 for a meter of the same size.

(b) As used herein, "affordable housing" means: (1) a dwelling unit ~~(1) to be purchased and occupied by an individual or family with a household income less than eighty (80) percent of the Area Median Income ("AMI") ; , which and (2) that~~ has a sales price no greater than the maximum sales price established by the Virginia Housing Development Authority for its first time homebuyer loan programs in the Charlottesville metropolitan statistical area (non-federal targeted area); or (2) a dwelling unit that is developed as rental property with financial assistance from a federal, state or local program requiring the dwelling units to be leased to tenants with a household income less than eighty (80) percent of the AMI.

(c) An applicant for the reduced sewer facility fee shall agree to pay the difference between the reduced sewer facility fee and the standard sewer facility fee if the dwelling unit ceases to be affordable housing, as defined in paragraph (b), above herein, at any time within five (5) years from the date the connection to the city sewer system is made.

ARTICLE IV. WATER AND SEWER SERVICE CHARGES

...

Sec. 31-153. Water rates generally.

(a) Water rates shall be as follows:

	<u>May-September</u>	<u>October-April</u>
(1) Monthly service charge.	\$4.00	\$4.00
(2) Metered water consumption, per 1,000 cu. ft .	\$58.03 <u>60.31</u>	\$44.64 <u>46.39</u>

(b) This section shall not apply to special contracts for the consumption of water which have been authorized by the city council.

...

Sec. 31-156. Sewer service charges generally.

(a) Any person having a connection directly or indirectly, to the city sewer system shall pay therefor a monthly charge as follows:

(1) A basic monthly service charge of four dollars (\$4.00).

(2) An additional charge of ~~sixty one dollars and twenty six cents (\$61.26)~~ seventy dollars and forty four cents (\$70.44) per one thousand (1,000) cubic feet, of metered water consumption.

(b) Any water customer not discharging the entire volume of water used into the city's sanitary sewer system shall be allowed a reduction in the charges imposed under this section, provided such person installs, at his expense, a separate, City-approved water connection to record water which will not reach the City sewer system. The cost and other terms of City Code section 31-102 shall apply. For customers with monthly water consumption in excess of thirty thousand (30,000) cubic feet, where the director of finance considers the installation of a separate meter to be impracticable, the director may establish a formula which will be calculated to require such person to pay the sewer charge only on that part of the water used by such person which ultimately reaches the city sewers.

2. The foregoing amendments shall become effective July 1, 2015.

At A Glance

City of Charlottesville Utility Rate Report FY2016

The following material provides a brief summary of the rate and fee recommendations for water, wastewater, and natural gas for FY2016. All rates will go into effect July 1, 2015. For a thorough explanation and details of the recommendations please consult the complete Proposed Utility Rate Report FY2016.

The City is proposing the following changes in the water, wastewater, and gas utility. The rates are based on average single family household usage per month (437 cf of water and wastewater, 5,092 cf of gas):

	<u>Current Monthly Charge</u>	<u>Proposed</u>	<u>Increase</u>	<u>Percent</u>
Water	\$ 25.97	\$ 26.89	\$ 0.92	3.54 %
Wastewater	30.77	34.78	4.01	13.03
Gas	<u>61.64</u>	<u>57.02</u>	<u>(4.62)</u>	<u>(7.50)</u>
Total	\$ 118.38	\$ 118.69	\$ 0.31	0.26 %

WATER RATES

The proposed composite rate for FY2016 for 1,000 cubic feet of water is \$52.37.

Impact on the Customer

The customer impact from the rate increase will depend on how much water the customer consumes a month. The average single-family household uses 437 cf/month (3,269 gallons/month; approximately 107 gallons/day).

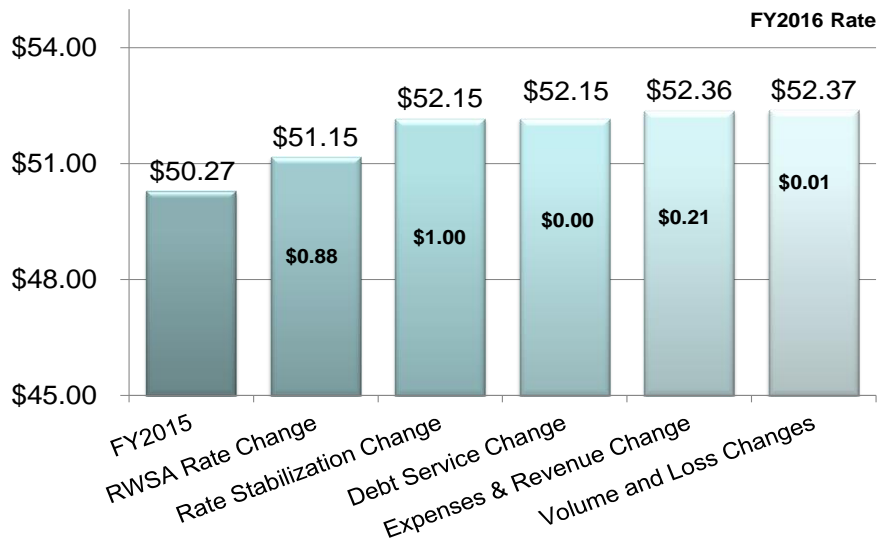
- **The monthly bill for the average single-family customer** will increase from \$25.97 to \$26.89, an increase of \$0.92 or 3.54%.
- The monthly bill for the customer who uses 1,000 cubic feet of water per month (and including the \$4.00 monthly charge) will increase from \$54.27 to \$56.37, an increase of \$2.10 or 3.87%.

Factors Influencing the Water Rate

The impact of each component on the final rate is depicted below.

- Increasing wholesale rate from RWSA by \$0.696 increased the City's rate by \$0.88.
- The \$145,000 reduction in the use of rate stabilization funds increases the rate by \$1.00.
- There was no change in debt service so there was no impact on the rate.
- The increase in operating expenses primarily an increase in the payment in-lieu of taxes (PILOT) caused an increase in the rate of \$0.21.
- There was a slight change in volume and number of customers that resulted in a \$0.01 change. These factors resulted in an increase in rate to \$52.37.

Impacts on Water Rate (per 1,000 cf)



City of Charlottesville Utility Rate Report FY2016

WASTEWATER RATES

The proposed rate for 1,000 cubic feet of wastewater FY2016 is \$70.44.

Impact on the Customer

- **The average monthly wastewater bill for the single-family customer**, who uses 437 cubic feet of water, will rise from \$30.77 to \$34.78, an increase of \$4.01 or 13.03%.
- The monthly bill for the customer who uses 1,000 cubic feet of water per month (and including the \$4.00 monthly charge) will rise from \$65.26 to \$74.44, an increase of \$9.18 or 14.07%.

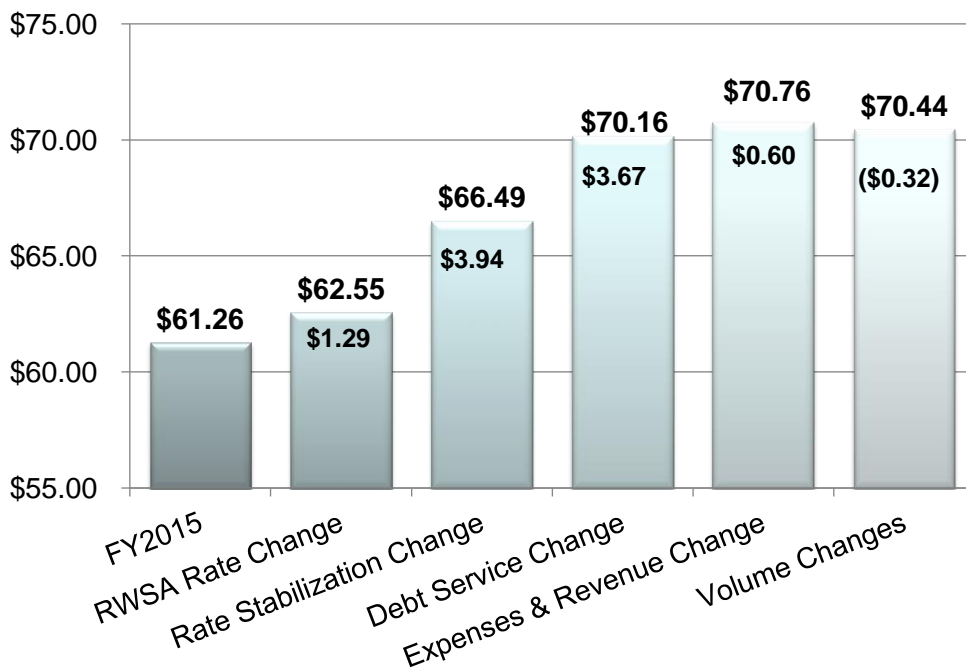
Factors Influencing the Wastewater Rate

The impact of each component on the final rate is depicted below.

- The increase in the treatment rate from RWSA, from \$28.598/cf to \$29.576/cf, increases the rate an additional \$1.29 to \$62.55/cf.
- The use of \$150,000 in rate stabilization funds produces an increase in the wastewater rate of \$3.94. Please note that using the \$150,000 does cause the rate to be \$2.08 lower than it would be without the rate stabilization funds.
- An increase of \$585,000 in debt service funding results in an increase of \$3.67.
- Changes in City expenses and revenue results in an increase of the rate of \$0.60 to \$70.76/cf.
- The change in treatment volume and number of customers causing a reduction in the rate of \$0.32 for a final rate per cf of \$70.44.

Impacts on Wastewater Rate (per 1,000 cf)

FY2016



City of Charlottesville Utility Rate Report FY2016

GAS RATES

Impact on Average Customer

Proposed firm rates for July 1, 2016 are (7.4%) lower for the typical firm customer using 8,000 cf than actual rates for March, 2015. Firm customers include all types of customers (residential, commercial and industrial) for whom gas supplies are guaranteed to be available all year long without interruption. The actual percent decrease is dependent upon usage.

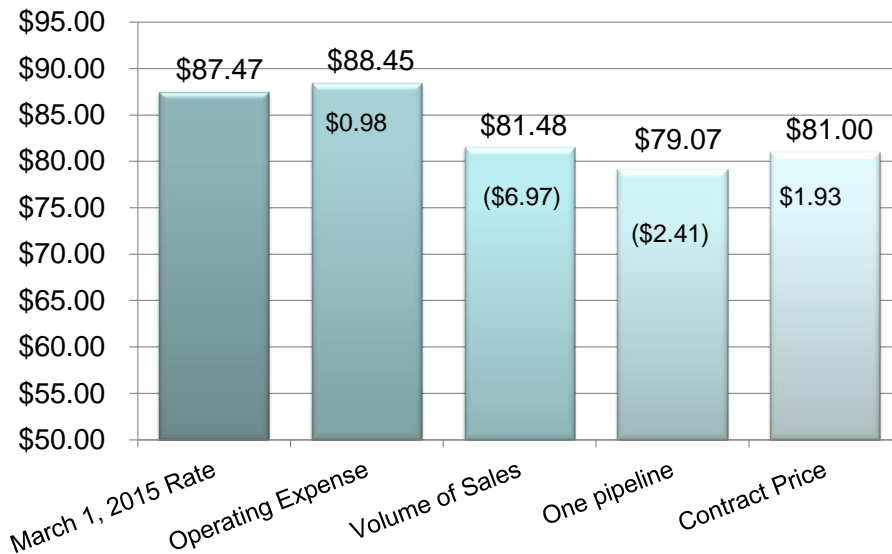
- For a representative residential monthly consumption of 8,000 cf, the monthly bill will decrease from \$87.47 to \$81.00, a decrease of 7.40%.
- The average single-family household, who consumes 5,092 cf of gas, will see the monthly bill decrease from \$61.64 to \$57.02, a reduction of 7.50%.

Factors Influencing the Gas Rate

The proposed (7.4%) decrease to firm customers, from \$87.47 to \$81.00, is due to the following:

- The total non-gas operating budget increased by \$158,105 from FY2015 to FY2016, or 1.12%, resulting in a \$0.98 increase due to raising operating expenses.
- The sales volume for firm customers increased in FY2016 by 178,016 dth causing a 7.97% decrease in the gas rate producing a \$6.97 decline.
- Pipeline contract is for only pipeline for the entire year resulting in a savings of 2.76% decrease or a \$2.41 decrease.
- The total contract price increased by 2.21% resulting in a \$1.93 increase and a new rate of \$81.00.

Impacts on Gas Rate (per 8,000cf)





FOR IMMEDIATE RELEASE
May 11, 2015

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dickler@charlottesville.org

City of Charlottesville Proposed Rate Changes for Water, Wastewater and Gas Customers

CHARLOTTESVILLE, VA - The City of Charlottesville announced today that staff will present the FY 2016 Utility Rate Recommendations to City Council at their regular meeting on May 18, 2015 at 7pm in City Council Chambers.

The City is proposing the following changes in the water, wastewater, and gas utility. The rates are based on average single family household usage per month:

	Current Monthly Charge	Proposed	Change	Percent
Water	\$ 25.97	\$ 26.89	\$ 0.92	3.54%
Wastewater	\$ 30.77	\$ 34.78	\$ 4.01	13.03%
Gas	\$ 61.64	\$ 57.02	-\$ 4.62	-7.50%
Total	\$ 118.38	\$ 118.69	\$ 0.31	0.26%

For Customers using water, wastewater, and gas the monthly charge will increase by \$0.31 or 0.26% of the combined charges for the average single family residential house using 437 cubic feet of water and 5,092 cubic feet of gas.

The rates charged to our customers are derived from wholesale charges from the Rivanna Water and Sewer Authority (RWSA), BP Gas, operating expense of the City utilities, and debt service cost.

The entire Utility Rate Report recommendation can be found on the City Website, www.charlottesville.org/ubo.

###

City Council Vision 2025 calls for the City to be a leader in innovation, environmental sustainability, and social and economic justice; to be flexible and progressive in anticipating and responding to the needs of the citizens; and to act as the cultural and creative capital of Central Virginia. There are nine main areas of focus: economic sustainability, lifelong learning, quality housing opportunities for all, arts and culture, green city initiatives, healthy city initiatives, a connected community, smart, citizen-focused government and a community of mutual respect.

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CITY OF CHARLOTTESVILLE, VIRGINIA



Agenda Date:	<i>May 18, 2015</i>
Action Required:	<i>None-informational</i>
Presenters:	<i>Gretchen Ellis, Human Services Planner, Megan Bird, Addie Brown, Monique Brown, Zyahna Bryant, Ramsey Byrne, Inigo Drake, Zachary Greenhoe, Cat Johnson, Kibiriti Majuto, Ashton Ryan, Wendell Santiago, Avion Saylor-Mills, Brianna Wilson, Letia Wilson, Ellen Yates: Charlottesville Youth Council</i>
Staff Contacts:	<i>Gretchen Ellis, Human Services Planner</i>
Title:	<i>Report from the Charlottesville Youth Council</i>

Background:

In January, 2013, City Council appointed 16 members to the Charlottesville Youth Council. The current members are Charlottesville High School students Megan Bird, Addie Brown, Monique Brown, Ramsey Byrne, Inigo Drake, Zachary Greenhoe, Cat Johnson, Kibiriti Majuto, Wendell Santiago, Avion Saylor-Mills, Brianna Wilson, Letia Wilson, and Ellen Yates and Buford Middle School students Zyahna Bryant and Ashton Ryan. The Youth Council met ten times this year and held a Youth Forum on May 2, 2015. They met with City Council on December 4, 2014 and with Charlottesville School Board Chair Amy Laufer on January 25, 2015. The Youth Council has been assisted by Areeb Khan, a graduating fourth-year University of Virginia student, who was active in youth leadership when he was in high school.

Discussion:

The Youth Council focused on two areas this year:

- Equity in Charlottesville's educational system
- Student safety and policing

1. Educational equity

Members are concerned about the "achievement gap", particularly among students of color and refugees. They suggest that students would benefit from enhanced support during the earliest years of school. They support the introduction of unleveled classes at Charlottesville High School, noting that these classes encourage student engagement.

Members believe that an "opportunity gap" exists in the schools. They indicate that a few clubs and activities have entrance requirements or selection criteria. Some other clubs without such requirements may project an "exclusivity" that discourages some students from participating.

The Youth Council has discussed the needs of refugee and immigrant students, who they believe are isolated, both by their peers and by their own selection. Members would like to see more opportunities for inclusion for these students.

The Youth Council believes that involvement with the arts could help promote equity for students. They note that arts are important for development and self-expression. They would like to see more affordable options for arts involvement in the schools and in the community. They note that non-honors and AVID students have difficulty fitting arts classes into their schedules. They would like to see increased diversity in music classes and groups in the schools.

Finally, the Youth Council would like further examination of the dress code in Charlottesville Schools which may have an impact on both gender and socioeconomic equity. They think the dress code is enforced differently for boys and girls, which could promote negative self-images for girls, as it may target specific body types and youth who develop earlier than their peers. Members suggest that male students should be taught to be more respectful of female students.

2. Student Safety and Policing

The Youth Council is concerned about the safety of young people in the community. They have carefully reviewed the use of surveillance cameras in places young people frequent (such as the Downtown Mall and West Main Street) and the expansion of use of “blue light” phones beyond the University of Virginia area. They endorse both of these suggestions. They would also like to see enhanced police patrolling of areas where youth may be at risk.

The Youth Council discussed student interactions with police. They suggest that many youth may not fully understand their rights and would like to see more education in this arena. While they acknowledge that Charlottesville Police “are better than most places”, they believe that some stereotyping of minority youth occurs. They support the use of body cameras, with assurances of victim privacy.

The Youth Council would like to see improved relationships between young people and the police. They suggest that police spend more time on foot and in neighborhoods getting to know the people they protect.

Community Engagement:

The Youth Council held a community forum on May 2, 2015 to elicit input from their peers prior to this report. Three members, Monique Brown, Ramsey Byrne, and Kibiriti Majuto, attended the National League of Cities National Conference in October. Megan Bird is one of five youth nationwide to be appointed to serve on the National League of Cities’ Council on Youth, Education, and Families.

Alignment with City Council’s Vision and Priority Areas:

Goal 1: Enhance the self-sufficiency of our residents

5. Improve college/ career readiness of students

Goal 2: Be a safe, equitable, thriving and beautiful community

Objectives:

4. Ensure families and individuals are safe and stable
6. Engage in robust and context sensitive urban planning

Goal 5: Foster Strong Connections

1. Respect and nourish diversity
2. Build collaborative partnerships
3. Promote community engagement

Budgetary Impact:

City Council appropriates \$8,000 to support the Youth Council. However, this report has no impact on the General Fund.

Recommendations:

Educational equity:

1. Expand the use of unlevelled classes.
2. Make afterschool activities and clubs available and welcoming to all students.
3. Create opportunities for inclusion for international students.
4. Increase access to all arts opportunities in the schools and community.
5. Examine the dress code in Charlottesville schools.

Student safety and policing:

1. Expand the use of surveillance cameras.
2. Expand the availability of “blue light” phones.
3. Support the use of body cameras for police with policies related to privacy.
4. Educate youth about their rights.
5. Create opportunities for better police and youth interactions and relationship building.

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CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA



Agenda Date:	May 18, 2015
Action Required:	Approval of Resolution
Presenter:	Kathy McHugh, Housing Development Specialist Neighborhood Development Services (NDS)
Staff Contacts:	Kathy McHugh, NDS Housing Development Specialist
Title:	Charlottesville Affordable Housing Fund (CAHF) Assistance for the Piedmont Housing Alliance (PHA) Down Payment Assistance Program for Orangedale and Prospect Neighborhood -- \$181,125

Background: PHA has requested CAHF assistance to provide down payment assistance for potential homebuyers in the Orangedale and Prospect (O&P) neighborhood. Assistance to support this effort is being sought for a total request of \$181,125 (see PHA proposal dated April 2, 2015).

Discussion: Possible interest in an Orangedale and Prospect focused project was first discussed at the July 17, 2014 City Council housing work session with the Housing Advisory Committee as a possible area to consider for a pilot homeownership initiative. City staff committed to look at the project and come back to Council with recommendations. To this end, staff held a focus group on September 24, 2014; however, we were initially unable to identify a viable non-profit partner to assist with the homeownership program.

On March 2, 2015, Council funded AHIP to undertake a planning study to identify information on property conditions (including potential for housing rehabilitation and energy upgrades), current ownership, demographics, and potential interest in selling/ buying properties in the area. While this effort is on-going and we hope to be able to identify potential buyers and sellers through the process, information collection is just now in the beginning stages.

Concurrent with AHIP's planning effort; PHA has proposed a downpayment assistance program focused on the Orangedale and Prospect neighborhood. The program would provide grants for downpayment / closing costs up to 20% of the purchase price for eligible homebuyers earning 80% or less of the area median income. Program participants would need to be first time homebuyers and have lived or worked in Charlottesville for at least six months. It is estimated that grants will average about \$22,000 and that approximately five (5) homebuyers can be assisted. In addition, it is anticipated that issues with deferred maintenance and lack of energy efficiency will be problematic with most properties. Accordingly, we have also identified additional funding of \$12,500/home for rehab/repair assistance that will be provided through a partnership of PHA working with AHIP.

Community outreach, education and counseling will be provided by PHA to include neighborhood meetings, workshops, one-on-one housing counseling, and even assistance with identifying homes

for sale through both the MLS and AHIP planning effort. PHA will also encourage potential buyers to utilize their special allocation of below-market VHDA first mortgage financing, which saves buyers up to 0.5% interest on their loan. Ultimately, the City's funds will be secured by a 15 year deed of trust to be held by PHA.

Alignment with Council Vision Areas and Strategic Plan: Approval of this agenda items aligns directly with the City Council Vision for Charlottesville to provide quality housing opportunities for all. The proposed action also aligns with the Strategic Plan at goal 1.3 which speaks to increasing affordable housing options.

Community Engagement: As noted in the discussion section above, there have been at least two public meetings where the proposed Orangedale and Prospect project were discussed. These occurred on July 17, 2014 and September 24, 2014.

Budgetary Impact: The proposed project will require \$181,125 from the CAHF; however, it should be noted that on February 17, 2015, \$156,391.02 was appropriated into the CAHF from the sale of City property at Cherry and Ridge based on a land purchase and sales agreement that in part specified that funds should be used for a Fifeville neighborhood affordable housing fund. Since no such fund exists, Council appropriated the funds into the CAHF; however, in keeping with the original intent of the agreement, it is fitting to use these funds to cover the majority of the costs proposed for this project.

Recommendation: Staff recommends approval of the attached resolution.

Alternatives: Council could elect not to fund this request and/or to reduce funding; however, both actions would negatively impact our ability to provide increased homeownership in the Orangedale and Prospect neighborhood.

Attachments:

- PHA proposal dated April 2 2015
- City Council Resolution

**Increasing Home Ownership, Self Sufficiency & Financial Capability
in the Orangedale/Prospect Neighborhood**

Piedmont Housing Alliance - April 2, 2015

Proposal Description

Piedmont Housing Alliance requests \$181,125 from the City of Charlottesville to increase Home Ownership, Self-Sufficiency, and Financial Capability in the Orangedale/Prospect Neighborhood. Specifically, funds will be used to provide down payment and closing cost assistance loans and related home repair grants, home ownership counseling and education, and financial coaching. The outcome for these funds is sustainable home ownership, asset-building, and financial stability among low to moderate income households in that neighborhood.

Home Purchase Financing

Down payment and closing cost funds will assist approximately five households who buy a home in the City-designated Orangedale/Prospect Neighborhood.¹ Eligible home buyers must be first-time homebuyers², earn 80% or less of the area median income, and must have lived or worked in Charlottesville for at least six months. Priority will be given to current Orangedale/Prospect residents, via targeted outreach. The down payment and closing cost assistance loans may provide up to 20% of the purchase price. We will follow first-mortgage underwriters' guidelines for housing debt and total debt ratios, and apply our standard need test of affordability (minimum housing ratio of 23% for families who earn below 60% AMI; minimum housing ratio of 26% for families who earn 60% AMI and above) with exceptions presented to the City's Housing Development Specialist for consideration to further the purpose of this initiative. Repayment will be deferred at 0% interest, secured with a 15 year deed of trust, and payable upon resale of the home. The deed of trust will be forgiven on a proportionate basis over the 15 years. Home improvement grants averaging \$12,500 will be available to those households receiving down payment assistance, to be used in connection with AHIP to provide critical home repairs and/or important energy-efficiency upgrades. In addition, we will encourage access to our special allocation of below-market VHDA first mortgage financing, which saves homebuyers .5% interest on their loan.

Community Outreach, Education, and Counseling

Piedmont Housing Alliance has met with several community partners to discuss effective implementation of this home ownership initiative. We will coordinate with AHIP's community survey (as funded by the City as part of the Block-by-Block planning initiative) to notify residents about and gauge interest in our financial and home ownership education and counseling services leading to home purchase financing. We have also discussed a series of workshops with the Resident Services Coordinator at Greenstone on 5th. Depending on interest, the same workshop series may be offered at Abundant Life's Family Center.

Implementation Steps:

¹ City-designated Orangedale/Prospect Neighborhood as presented in the focus group effort in September 2014.
² See definition on page 4. Should an interested homebuyer not meet this definition, an exception request will be presented to the City's Housing Development Specialist for consideration.

- Two neighborhood meetings to inform residents about our continuum of financial skill-building and home ownership education classes and counseling services; one evening, one Saturday. These meetings will also be used to provide information about the proposed down payment assistance program and other financial resources available, such as the VIDA matched savings program that we administer, VHDA’s low-interest mortgage funds, and AHIP’s home repair assistance.
- “Building Towards Home Ownership” Workshops will be held at the Greenstone on 5th community center:
 - 1) Money Management & Budgeting/Savings
 - 2) Credit & Credit Enhancements
 - 3) Understanding Your Rights (fair housing, avoiding predatory lending, etc.)
 - 4) Homebuying
- One-on-one housing counseling available at Piedmont Housing Alliance or by appointment at Greenstone on 5th Community Center.
- Counselors will also assist with the home search process by identifying homes for sale in the MLS system as well as those owners identified by AHIP’s survey as potentially interested in selling to their renters.

Proposed Budget

Based on assisting five homebuyers with 20% down payment assistance on a \$110,000 home and an average of approximately \$12,500 for home repairs, along with loan program, counseling, education, and outreach expenses, the proposed budget is:

Down Payment Assistance Loans:	\$110,000
Home Repair Grants:	\$ 62,500
Subtotal Direct Assistance:	\$172,500
Loan Program Startup, Administration, and Processing:	\$ 4,000
Housing Counseling, Education, and Outreach:	\$ 4,000
Mailing and Meeting Expenses:	\$ 625
Subtotal Program Costs:	\$ 8,625
TOTAL:	\$181,125

Note the breakdown of costs is approximate, with five percent (5%) allocated for PHA to provide program implementation. Additional families may be assisted if homebuyers qualify for other sources of down payment assistance, allowing us to combine leveraged funds.

Organizational Capacity

Piedmont Housing Alliance has been building community wealth in the Charlottesville area for 30 years with its comprehensive menu of community development services. PHA’s mission is to create housing opportunities and build community through education, lending and building.

Piedmont Housing Alliance combines the case management expertise of a HUD-approved Housing Counseling Agency (HCA) with the financing expertise of a U.S. Treasury-certified Community Development Financial Institution (CDFI) and HUD-approved FHA Secondary Financing Provider to create affordable and sustainable home ownership opportunities for very low to moderate income households. Piedmont Housing has managed more than \$8 million in down payment assistance from a variety of sources to make the dream of home ownership a

reality, and has helped more than 815 families purchase homes through counseling and/or access to affordable home financing.

Piedmont Housing Alliance was named Agency of the Year by the Virginia Association of Housing Counselors. Piedmont Housing's certified Housing Counselors work one-on-one with clients to provide a continuum of educational services for economic self-sufficiency, including financial literacy education, credit and budget counseling, pre-purchase counseling and training, and post-purchase counseling. Counselors help clients review their current financial status, credit history, monthly budget, and debt structure; then, counselors work develop an individualized home purchase strategy and timeline based on each client's individual needs.

We base our counseling and coaching programs on specific models:

- Financial Education: FDIC Money Smart financial education curriculum (SOL approved) and Hands on Banking curriculum, <https://www.fdic.gov/consumers/consumer/moneysmart/adult.html> and <http://www.handsonbanking.org/en/>
- Financial Coaching: NeighborWorks Financial Capability Program <http://www.neighborworks.org/Homes-Finances/Financial-Security>
- Housing Counseling: National Industry Standards for Education and Counseling <http://www.homeownershipstandards.com/Home/Home.aspx>
- Homebuyer Education: Virginia Housing Development Authority (VHDA) Homebuyer Education Class curriculum (all Piedmont Housing Alliance Housing Counselors are VHDA-approved Trainers) <http://www.vhda.com/Homebuyers/HomeownershipEdu/Pages/HomeownershipEdu.aspx#.VQpiqE3wvIU>

Piedmont Housing attracts federal, state, local and private sources of down payment assistance to close the affordability gap and make home purchase a reality for low-income households. HUD research found that as little as \$1,000 of down payment assistance can lead to a 19% increase in the number of low-income households buying a home, and assistance up to \$10,000 can lead to a 41% increase in low-income homeownership (HUD 2012 *Evidence Matters*, "Paths to Homeownership for Low-Income and Minority Households"). Piedmont Housing Alliance administers HOME Down Payment Assistance loans and the Virginia Individual Development Account (VIDA) Program for the Virginia Department of Housing & Community Development (DHCD), as well as a number of Down Payment Assistance programs funded by the City of Charlottesville, Albemarle County, Louisa County, Charlottesville Area Association of Realtors, and competitive grant sources such as the U.S. Treasury's CDFI Fund.

Definition of first-time homebuyer

An individual who meets any of the following criteria:

- An individual who has had no ownership in a principal residence during the 3-year period ending on the date of purchase of the property. This includes a spouse (if either meets the above test, they are considered first-time homebuyers).
- A single parent who has only owned with a former spouse while married.
- An individual who is a displaced homemaker and has only owned with a spouse.

- An individual who has only owned a principal residence not permanently affixed to a permanent foundation in accordance with applicable regulations.
- An individual who has only owned a property that was not in compliance with state, local or model building codes and which cannot be brought into compliance for less than the cost of constructing a permanent structure.

U.S. Department of Housing and Urban Development (HUD), Federal Housing Administration (FHA).

RESOLUTION
Charlottesville Affordable Housing Fund Assistance for
Piedmont Housing Alliance – Downpayment Assistance Program
Orangedale and Prospect Neighborhood
\$181,125

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Charlottesville, Virginia that the sum of \$181,125 be allocated from previously appropriated funds in the Charlottesville Affordable Housing Fund to the Piedmont Housing Alliance for the purpose of providing downpayment assistance in the following manner:

Fund: 426 Project: CP-084 G/L Account: 599999

Piedmont Housing Alliance \$181,125

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CITY OF CHARLOTTESVILLE, VIRGINIA CITY COUNCIL AGENDA



Agenda Date: May 18, 2015

Action Required: Report only

Staff Contacts: Missy Creasy, Interim Director, NDS
Carrie Rainey, Urban Designer, NDS

Subject: West Main Street Zoning Initiation Report

Background

West Main Street is a dynamic corridor that is experiencing an influx of new development and redevelopment/revitalization of existing structures. Over the past few years, there have been a number of development projects both proposed and constructed along West Main Street, particularly west of the Bridge. Many of these developments have been designed to maximize height and bulk. Of the developments constructed along the corridor, many have been perceived by the public as too large, too tall, lacking in open spaces and character, and not compatible with adjacent streets and neighborhoods.

Zoning is a tool often used by communities to help guide and manage development. The proposed Form Based Code (FBC) seeks to alleviate the concerns revolved around development in the West Main corridor by establishing clear building envelopes, reducing allowable heights, specifying transparency and minimum access points, and discouraging monolithic facades with blank wall requirements.

The West Main Street corridor is currently comprised of two zoning districts-- the north side of West Main Street falls within the "West Main Street North Corridor" (WMN) and the south side falls within the "West Main Street South Corridor" (WMS). Both districts include minimum heights of 40' for new development but the districts vary in maximum height allowance. The maximum height of buildings is taller on the south side of the street at 70', and up to 101' with a Special Use Permit (SUP). The north side of the street includes a minimum height of 40' with a maximum height of 60', and up to 70' with a SUP.

West Main Street is comprised of an eclectic mix of buildings, where the pattern of development occurring east of the bridge is of smaller scale than the pattern of development on the west side. West of the bridge, newer buildings, such as the University of Virginia Children's Hospital and The Flats

residential building, are taller and larger in scale compared to their historic and contributing neighbors. East of the bridge, more historic and contributing buildings, comprised of 1-2 story businesses and restaurants, have survived, creating a lower skyline. Buildings provide an important “structure” to the public realm of the street. The built edge along West Main Street is uneven, with gaps and openings along the entire corridor. These gaps are typically comprised of driveways and parking lots. Buildings located close to the street create a rhythm of storefronts, porches, and outdoor cafes, all of which activate the street. Buildings such as the First Baptist Church and Amtrak Train Station are notable buildings on West Main and are important landmarks. Many older structures are set back from the street and a number of large parcels along West Main Street are undeveloped or paved as parking lots, creating a number of potential future development sites. The topography of the street also contributes to the diversity of the street.

West Main Street is an Architectural Design Control District (ADC) due to its unique architectural and historic value. All properties are subject to review by the Board of Architectural Review (BAR) for any exterior construction, reconstruction, alteration, or restoration (see Section 34-275- *Certificates of appropriateness; construction and alterations* of the City Code of Ordinances for more information). In addition, no contributing structure may be demolished without BAR approval (see West Main Street Zoning Map). The ADC Guidelines, last amended on December 2, 2013, assist applicants with creating appropriate designs for projects in the corridor. The BAR utilizes the guidelines and discretion to determine if proposed projects are appropriate in context and detail. The following standards are considered (per Section 34-267- *Standards for review of construction and alterations* of the City Code of Ordinances):

1. *Whether the material, texture, color, height, scale, mass and placement of the proposed addition, modification or construction are visually and architecturally compatible with the site and the applicable design control district;*
2. *The harmony of the proposed change in terms of overall proportion and the size and placement of entrances, windows, awnings, exterior stairs and signs;*
3. *The Secretary of the Interior Standards for Rehabilitation set forth within the Code of Federal Regulations (36 C.F.R. §67.7(b)), as may be relevant;*
4. *The effect of the proposed change on the historic district neighborhood;*
5. *The impact of the proposed change on other protected features on the property, such as gardens, landscaping, fences, walls and walks;*
6. *Whether the proposed method of construction, renovation or restoration could have an adverse impact on the structure or site, or adjacent buildings or structures;*
7. *When reviewing any proposed sign as part of an application under consideration, the standards set forth within Article IX, sections 34-1020, et seq. shall be applied; and*
8. *Any applicable provisions of the city's design guidelines (see section 34-288(6)).*

Discussion

FBCs use physical form as the organizing principle and strive to foster predictable built results and high-quality urban form. To put it simply, a FBC designates the box a building may occupy, as well as requires certain building elements to encourage a vibrant street adjacent to development. The proposed FBC for West Main Street does not propose significant changes to the existing allowable uses in the corridor, but does propose slight modifications to the Use Matrix, in order to compliment the reorientation of zoning districts from north-to-south to east-to-west, as well as some slight modification of required improvements for new development (see *Article VIII of Chapter 34 of the existing City Code of Ordinances: Improvements Required for Development*). However, several zoning provisions will be greatly altered and are discussed below.

Zoning Districts

As a practical matter, the development character along West Main Street changes along the corridor between east and west, and not north to south, as suggested by our current zoning district classifications. The street today comprises a mix of building styles including a mix of historic and modern structures, various building shapes and sizes including modest, two-story single family houses, large, multi-family residences, and institutional structures. The railroad bridge at the mid-point between downtown and The University of Virginia demarcates an approximate dividing line between larger and smaller scale structures on West Main Street: the tallest and newest buildings (i.e. 6-10 stories) are generally west of the bridge, while shorter and narrower buildings (i.e. 2-4 stories) are to the east. The FBC proposes to re-define and re-name the zoning district boundaries, to reflect existing and anticipated patterns of development.

Height and Stepbacks

Height--The FBC proposes to establish maximum allowable heights that are lower than the existing heights allowed by current zoning regulations. An economic analysis was performed by Robert Charles Lessors & Company (RCLCO) Real Estate Advisors. The RCLCO analysis found that the reduction in height would not generate a net adverse fiscal impact. This analysis was performed on three sites in the corridor (see Economic Impact Site Selection), chosen for both their redevelopment potential and location on West Main Street (locations of varying topography).

Yard/ Stepback Issues--In addition to traditional stepbacks, the FBC for West Main Street also proposes a stepback of 45 degrees (known as a bulk plane) adjacent to any other district. The bulk plane starts at the maximum allowable height of the adjacent district and then steps back at 45 degrees to the height of the new building. The bulk plane is intended to protect lower scale uses in adjacent zoning districts and create more of a seamless transition between dissimilar uses, thus, promoting physical compatibility between the two districts.

Street Activity

The FBC for West Main Street proposes to establish new requirements, intended to activate streets adjacent to new developments. Requirements include minimum transparencies, blank wall maximum heights, and pedestrian access points. Under our existing zoning ordinance, the presence or absence of these elements is reviewed by the BAR in its evaluation of whether a certificate of appropriateness should be granted for a proposed development (see the following section).

Board and Commission Review

Adoption of the FBC for West Main Street would alter the role of the BAR in the review of development projects. Typically, enabling legislation authorizing BARs provides that they may review architectural/design features to determine the compatibility of a proposed development with historic landmarks, buildings and structures (Va. Code 15.2-2306(A)). However, this does not authorize the BAR to modify or amend requirements of the zoning ordinance (such as minimum or maximum required setbacks; minimum or maximum required heights, etc.). As a result, to the extent that a FBC zoning ordinance establishes mandatory standards or requirements for a building or development, the BAR could not override those specific standards during the certificate of appropriateness review process.

Under Virginia law, zoning ordinances may regulate, restrict, permit, prohibit and determine: the size, height, area, bulk, and location of buildings and structures; and the areas and dimensions of land, water and air space to be occupied, or to be left unoccupied, by buildings and structures. However, some of these issues may also be regarded as architectural/ design issues that could affect the compatibility of a particular proposed development with the historic character at a specific location.

While the BAR would continue to exercise jurisdiction over most architectural features and material choices, the FBC regulations would govern several matters currently only reviewed by the BAR as architectural/ design issues:

1. **Transparency requirements** (*Article 2.1.M Transparency* of proposed FBC): The BAR currently determines the compatibility of proposed windows in transparency, proportion, placement, and size. However, the FBC proposes the regulation of windows through transparency requirements that designate percentage of building story as well transparency of the window itself.
2. **Blank wall requirements** (*Article 2.1.N Blank Wall Area* of proposed FBC): The BAR currently determines the compatibility of proposed façade elements in proportion, placement, and size. However, the FBC proposes regulating these elements by imposing maximum areas of a single material before there is a substantial change of material.
3. **Building element requirements** (*Article 2.1.P Building Elements* of proposed FBC): The BAR currently determines the compatibility of proposed elements such as awnings, balconies, porches and forecourts in proportion, placement, and size. However, the FBC proposes regulating these elements by regulating allowable dimensions and locations.

In addition to altering the BAR's role in development review on the corridor, the FBC would limit the influence of the Planning Commission and City Council, because SUPs will no longer be issued for

additional height. SUPs will still be required for certain uses on the corridor, as in the current City Code of Ordinances (see *Article 3.1 Table of Permitted Uses* of proposed FBC). However, the removal of SUPs for height will limit the projects on which the Planning Commission or Council can request additional amenities or impose conditions to reduce impacts as these projects will no longer be under their purview. The FBC also does not include any density requirements or restrictions, removing the need for SUPs for increased density (i.e., so long as a proposed building fits within the “envelope” required by the FBC, the zoning regulations would no longer be concerned with the number of residential dwelling units in that building). However, parking requirements are still in effect in the FBC, limiting the achievable density, as a practical matter.

Community Engagement

West Main Street Steering Committee

The West Main Street project has been guided by a Steering Committee comprised of local business owners, residents of the adjacent neighborhoods, and representatives from various advisory groups. The Steering Committee produced a memo regarding the West Main Street project on March 3rd, 2015 outlining their support of zoning changes for the corridor (see Steering Committee Memo to Council). The memo includes the following excerpt: *We all believe the potential new zoning framework is crucial for the preservation of the corridor’s historic character and for its sensitive redevelopment. Moving forward with the required legal process is an essential first step in addressing a shared community vision for West Main.*

Public Meetings

Three (3) public meetings were held to gather input on what the corridor is to the various stakeholders that live, work, travel, and play on West Main Street. Each meeting had close to or over 100 citizens in attendance. Several themes developed from these discussions:

1. Celebrate history
2. Accommodate people who walk, bike, drive, and ride transit
3. Increase public green space and tree canopy along the street
4. Encourage a mix of land uses that support local residents and students

Through the public engagement process, many participants noted that the “eclectic mix” of buildings and “small town” character of West Main Street should be retained. Factors that contribute to this characteristic include the height and mass of existing buildings, as well as the relationship between buildings and the street. The relationship between existing development and larger proposed, new development should be compatible to ensure that the community vision of West Main Street is retained.

Form Based Code Work Sessions

On March 17th, 2015, three (3) work sessions were held with the consultant drafting the FBC and various stakeholder groups, including Council, the Planning Commission, the BAR, the West Main Street Steering Committee, and the Midtown Business Owners Association. In addition, a public meeting was held the same evening to provide citizens a chance to provide input and ask questions. Additional comments were collected in the following weeks for consideration during the creation of the final draft of the FBC.

2014 Council Vision Areas

Economic Sustainability

The West Main Street FBC is likely to encourage redevelopment on West Main Street by providing clear and understandable limits for building envelopes, facades, and access. The FBC replaces much of the BAR's discretionary review, potentially reducing the application process and time required. These factors may reduce the associated costs of redevelopment and encourage such activities.

Quality Housing Opportunities for All

The West Main Street FBC is likely to encourage redevelopment on West Main Street by providing clear and understandable limits for building envelopes, facades, and access. The FBC replaces much of the BAR's discretionary review, potentially reducing the application process and time required. These factors may reduce the associated costs of redevelopment and result in more affordable housing options. However, affordable housing is also a requirement of SUPs, which will no longer be allowed for additional height with the proposed FBC.

Strategic Plan Goals

Goal 2: Be a safe, equitable, thriving and beautiful community

2.6. Engage in robust and context sensitive urban planning: The West Main Street FBC is the result of extensive analysis of the existing urban form, as well as community input on the desired urban form for the corridor. The FBC sets standards to maintain the unique fabric of West Main Street while encouraging development along the corridor by providing clear standards and requirements.

Goal 3: Have a strong diversified economy

3.2. Attract and cultivate a variety of new businesses: The West Main Street FBC provides clear requirements for developers. The reduced control of the BAR may encourage development by local or smaller developers, as less time and expense is typically required to develop under a FBC.

3.3. Grow and retain viable businesses: The West Main Street FBC encourages development of all sizes due to easy to understand requirements and the removal of the uncertainty typically perceived in a BAR review process.

Budgetary Impact

The West Main Street FBC or other zoning ordinance changes will have no direct impact on the City budget. Staff time will be required during the study, drafting, and potential adoption of the ordinances.

Recommendations

Council has asked for this item to be on the agenda in the form of a report. Staff has developed recommendations for review and welcomes any feedback to assisting in refining information which will come back in the future.

While there may be several benefits to the implementation of a FBC on West Main Street, as outlined in this report, staff does not recommend adopting a FBC on West Main Street due to the prevalence of contributing properties and the existing ADC district and associated BAR review. With the adoption of the FBC, the discretion of the BAR will be reduced to mostly materials selection.

Staff does recommend incorporating several key components from the proposed FBC for West Main Street into the existing zoning ordinance:

1. Reorientation of zoning to be categorized by east-west instead of north-south differentiations and associated modifications to uses categories. (see *Article 2.2: Districts, Article 3: Land Use*)
2. Reduced building height of 75-feet west of the bridge, and 52-feet east of the bridge with no additional heights allowed through Special Use Permit. (see *Article 2.2: Districts*)
3. Bulk plane requirements to step down large buildings to the same scale as adjacent residential districts along shared property lines. (see *Article 2.1.K.1: Rules Applicable to All Districts, Neighborhood Compatibility, Bulk Plane*)
4. Removal of density requirements for residential uses.
5. No parking required for new or existing retail under 5,000 square feet in floor area. (see *Article 4.2.A.2: General Development Standards, Off-Street Parking and Loading*)
6. New bike parking regulations for short- and long-term parking based on enclosed floor area. (see *Article 4.3.A-B: General Development Standards, Bicycle Parking*)

It is important to note that these recommended additions will limit SUPs and the related Council and Planning Commission review to certain uses, and will remove SUP review for height and density. Please see the *Discussion: Board and Commission Review* section above for more information. Review by the BAR will remain as it is today.

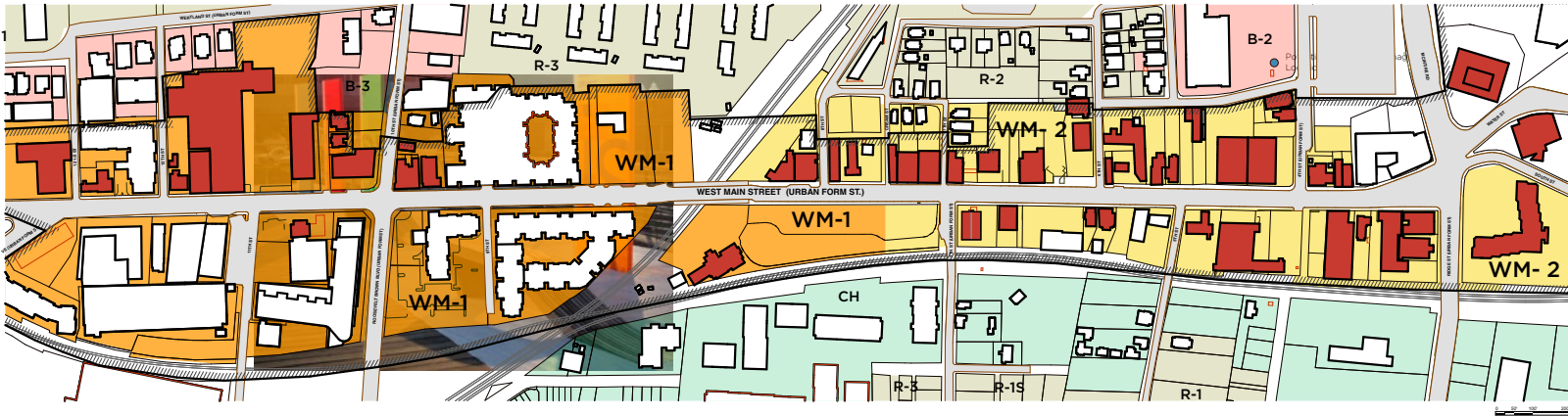
Staff believes the FBC puts forth many valuable concepts that will result in higher quality development in other, less sensitive areas of the City. Staff recommends applying the concepts proposed in the FBC to other areas of the City where they may be more appropriate. One potential location is the Strategic

Investment Area (SIA), approximately bounded by the CSX Buckingham Rail Line to the north, Rialto Street to the east, Palatine Avenue to the south, and Ridge Street to the west. The SIA was recently the focus of an area plan approved in December 2013, and is envisioned to undergo extensive revitalization in the future.

Alternatives

1. Council may direct the Planning Commission to study the use of a Form-Based Code for West Main Street, and to either:
 - a. initiate zoning code amendments for West Main Street, or
 - b. report its findings to City Council.
2. Council may direct staff to study the code changes noted in the recommendation section above, and to make recommendations to the Planning Commission for consideration as Code amendments, and to report its findings to City Council for further consideration.
3. Council may take no action, if it chooses, or may defer any decision until a later date.

West Main Street Form Districts



City of Charlottesville, Virginia

Review Draft

May 1, 2015

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ARTICLE 1. GENERAL PROVISIONS

Article 2. General Provisions / Div. 1.1. Purpose-1.4. Districts Established

Div. 1.1. Purpose

The purpose of the West Main districts is to implement the City of Charlottesville Master Plan for West Main Street.

Div. 1.2. Transitional Provisions

A. New Development

On the effective date of the West Main Street Form Districts or any subsequent amendment, any new building or other structure or any use of land must be constructed or developed only in accordance with all applicable provisions of the Form Districts.

B. Existing Development

Any existing use, lot, building or other structure legally established prior to the effective date of the Form Districts that does not comply with any provision of these Form Districts is subject to the provisions of Chapter 34, Division 8. Nonconforming Uses, Lots and Structures, as specifically modified in Sec. 2.1.D.3.

C. Other Applicable Provisions

The following provisions of Chapter 34 also apply in these Form Districts.

1. Article I, Administration.
2. Article II, Overlay Districts (including Historical Preservation and Architectural Design Control Overlay Districts), where such districts are shown on the Official Zoning Map.
3. Article VII, Site Plans, except that review will be conducted by the Director of Neighborhood Development Services.
4. Article VIII, Improvements Required for Developments.
5. Article IX, Generally Applicable Regulations.
6. Article X, Definitions.

Div. 1.3. Interpretation

The graphics, illustrations and photographs used to visually explain certain provisions of these Form Districts are for illustrative purposes only. Where there is a conflict between a graphic, illustration or photograph and the text, the text controls.

Div. 1.4. Districts Established

The following West Main districts are established and are part of the Official Zoning Map.

- A. WM-1: West Main 1 District
- B. WM-2: West Main 2 District

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

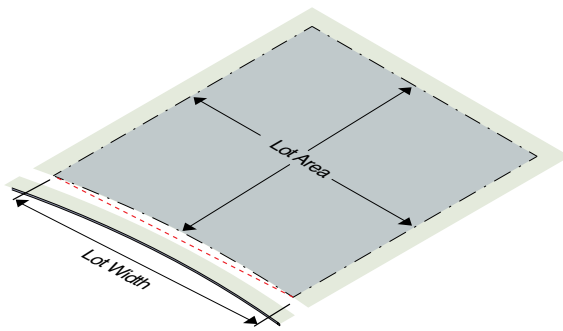
Div. 2.1. Rules Applicable to All Districts

The following general rules apply to all WM- Districts unless expressly stated otherwise.

A. Lot

1. Lot Width

Lot width is the distance between the two side lot lines measured at the primary street property line along a straight line or along the chord of the property line on a curvilinear lot.



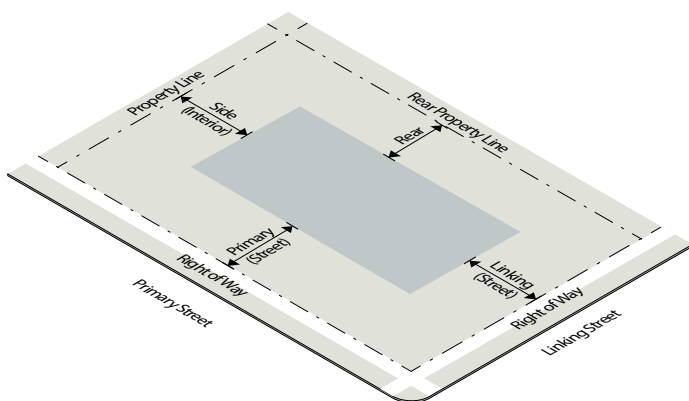
2. Lot Area

Lot area is the area included within the rear, side and front lot lines. Lot area does not include existing or proposed right-of-way, whether dedicated or not dedicated to public use.

B. Building Setbacks

1. Generally

There are 4 types of setbacks – primary street, linking street, side interior and rear. Building setbacks apply to both principal and accessory buildings or structures except where explicitly stated otherwise.



2. Measurement of Building Setbacks

- a. The primary street setback is measured at a right angle from the primary street right-of-way line.
- b. On corner lots, the linking street setback is measured at a right angle from the linking street right-of-way line.
- c. The rear setback is measured at a right angle from the rear property line or the rear right-of-way. The rear property line is the property line opposite the primary street property line.
- d. All lot lines which are not primary street, linking street or rear lot lines are considered side interior lot lines for the purpose of measuring setbacks. Side interior setbacks are measured at a right angle from the side property line.

3. Use of Setback Area

The primary or linking street setback area may be used for extension of the sidewalk, plaza, outdoor dining, seating, landscaping, bioretention or other similar uses. This area may include walls under 30" in height.

C. Primary Street Designation

1. Where only one street abuts a lot, that street is considered the primary street.
2. Where more than one street abuts a lot, the following are considered primary streets:
 - a. West Main Street;
 - b. Roosevelt Brown Boulevard;
 - c. Commerce Street;
 - d. South Street;
 - e. Jefferson Park Avenue;
 - f. Wertland Street;
 - g. 10th Street NW;
 - h. 7th Street SW;
 - i. 4th Street NW; and
 - j. Ridge Street.

ARTICLE 2. DISTRICTS

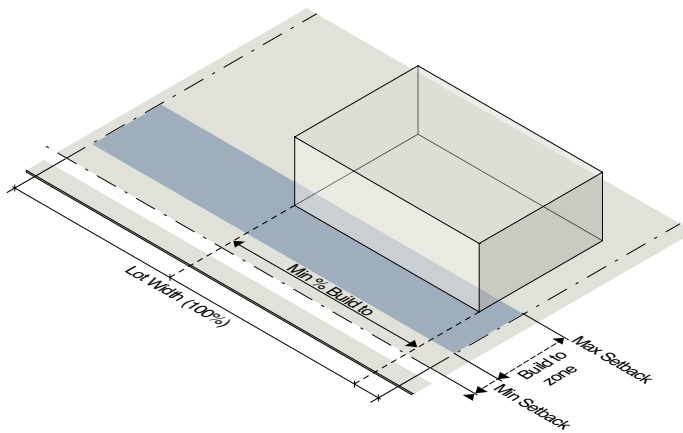
Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

- Where a double frontage lot exists, each frontage is considered a primary street.

D. Building Facade Width

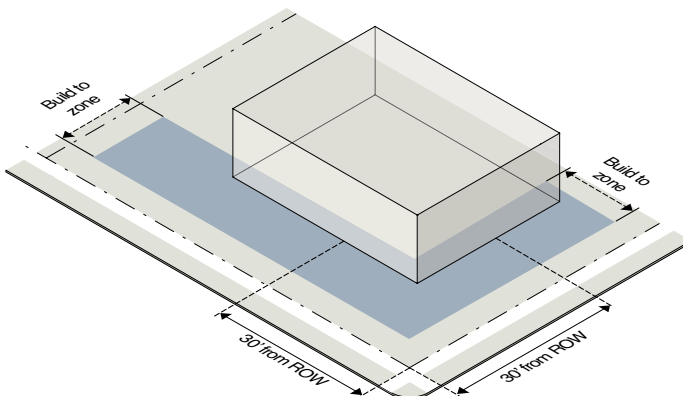
1. Generally

- A certain percentage of the front building facade must be located in the build-to zone, measured as a minimum and maximum setback from the edge of the right-of-way.
- The required percentage specifies the width of the front building facade that must be located in the build-to zone, measured based on the width of the building divided by the width of the lot.



2. Corner Lots

On a corner lot, a building facade must be placed within the build-to zone for the first 30 feet along the street extending from the block corner, measured from the intersection of the two right-of-way lines. In addition to this corner lot requirement, the minimum building facade width requirement for the district applies.

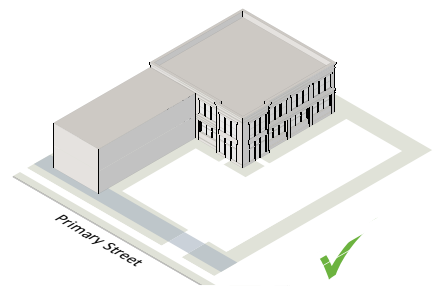


3. Additions to Nonconforming Buildings

Nonconforming buildings are subject to the requirement of Chapter 34, Division 8, Nonconforming Uses, Lots and Structures. Expansion of an existing building which is unable to meet the building facade width requirement must also comply with the following provisions.

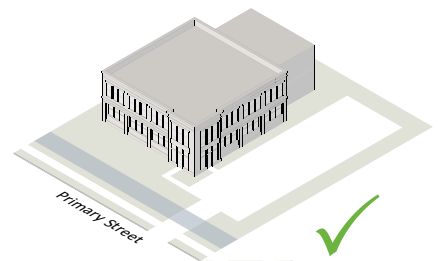
a. Front: Addition

Any addition to the front must be placed so that its facade is located in the build-to zone. The addition does not have to meet the build-to percentage for the lot. Front additions to contributing buildings are not allowed.



b. Rear: Addition

Rear additions are allowed because the extension does not increase the degree of the nonconformity.

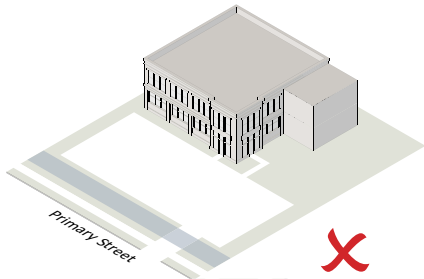


ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

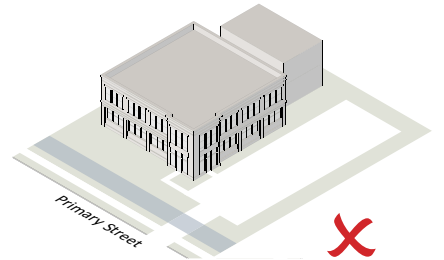
c. Side: Addition

Side additions are not allowed where the extension increases the width of the building not located in the build-to zone. A side addition that extends into the build-to zone is allowed (see Front: Addition above). A side addition to a contributing building must match or exceed the existing building setback.



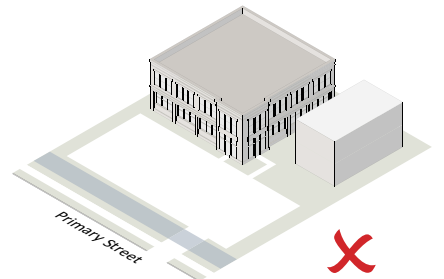
b. Rear: New Building

New buildings located outside of the build-to zone are not allowed until the build-to percentage for the lot has been met.



c. Side: New Building

New buildings located outside of the build-to zone are not allowed until the build-to percentage for the lot has been met.

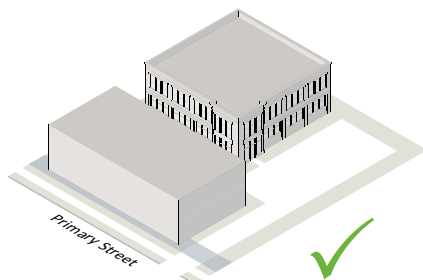


4. New Buildings

Where a new building is being constructed on a lot or site with an existing building that doesn't meet the building facade width requirement, the following provisions apply. Where the location of a new building on the same site as a contributing structure conflicts with historic character, the Board of Architectural Review may modify the provisions of this paragraph.

a. Front: New Building

All new buildings must be placed in the build-to zone until the build-to percentage for the lot has been met. Front additions to contributing buildings are not allowed.



E. Parking Location

Where parking is allowed to the side of a building, it must be located at least 15 feet from the back of sidewalk, and the area between sidewalk and the parking must be used for landscaping, pedestrian plaza or other similar purposes (including street furniture and outdoor dining).

F. Setback Encroachments

All buildings and structures must be located at or behind the required setbacks, except as listed below. Unless specifically stated, no building or structure may extend into a required easement or public right-of-way.

1. Building Features

- a. Porches, stoops, balconies, galleries and awnings/canopies can extend into a required yard as stated in Sec. 2.2.P.

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

- b. Building eaves, roof overhangs, gutters, downspouts, light shelves, bay windows and oriels less than 10 feet wide and cornices, belt courses, sills, buttresses or other similar architectural features may encroach up to 1 foot into a required yard, provided that such extension is at least 2 feet from the vertical plane of any lot line.
- c. Chimneys or flues may encroach up to 4 feet, provided that such extension is at least 2 feet from the vertical plane of any lot line.
- d. Unenclosed patios, decks, terraces or fire escapes may encroach into a side interior or rear required yard, provided that such extension is at least 2 feet from the vertical plane of any lot line.
- e. Handicap ramps may encroach to the extent necessary to perform their proper function.
- f. Structures below and covered by the ground may encroach into a required yard.

2. Low Impact Stormwater Features

- a. Low impact stormwater management features may encroach up to 1 foot into a primary street required yard, including, but not limited to:
 - i. Rain barrels or cisterns, 6 feet or less in height;
 - ii. Planter boxes;
 - iii. Bio-retention areas; and
 - iv. Similar features.
- b. Low impact stormwater management features listed above may encroach into a side interior or rear required yard, provided such extension is at least 2 feet from the vertical plane of any lot line.

3. Mechanical Equipment and Utility Lines

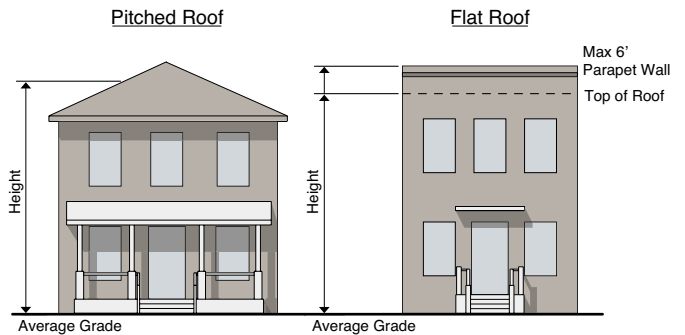
- a. Mechanical equipment associated with residential uses, such as HVAC units and security lighting, may encroach into a required rear or side required yard, provided that such

extension is at least 5 feet from the vertical plane of any lot line.

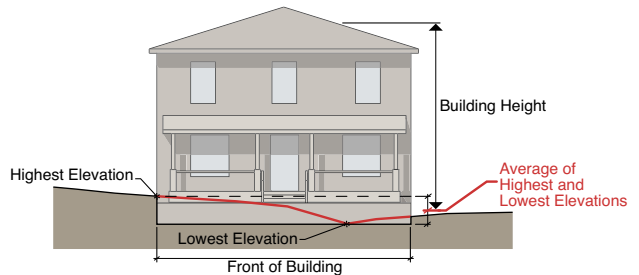
- b. Minor structures accessory to utilities (such as hydrants, manholes, and transformers and other cabinet structures) may encroach into a required rear or side yard.

G. Building Height

1. Building height is regulated in both number of stories and feet and is measured from the level of the grade of the building footprint to the mean height level between the eaves and ridge of a gable, hip, mansard, or gambrel roof or to the highest point of roof surface of a flat roof.



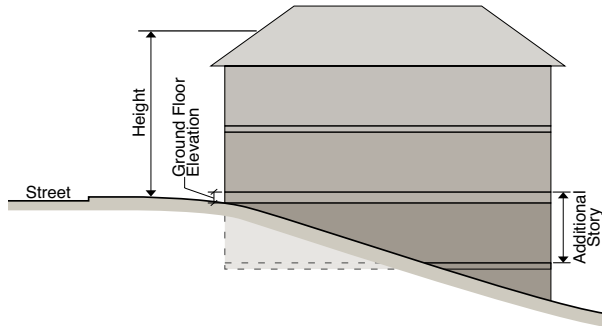
2. Grade is determined by calculating the average of the highest and lowest elevation along existing or improved grade (whichever is more restrictive) along the front of the building parallel to the primary street setback line.



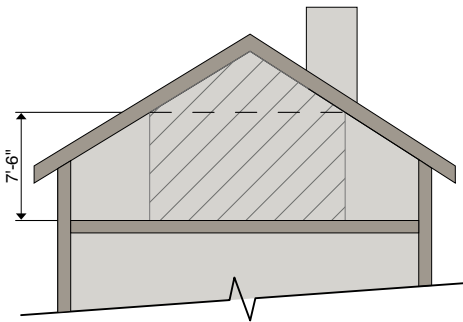
ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

- Where a lot slopes downward from the front property line, one story in addition to the specified maximum number of stories may be built on the lower, rear portion of the lot.



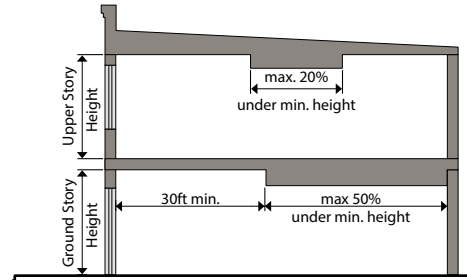
- A basement with 50% or more of its perimeter wall area surrounded by existing grade is not considered a story.
- An attic does not count as a story where 50% or more of the attic floor area has a clear height of less than 7½ feet; measured from the finished floor to the finished ceiling.



H. Story Height

- Story height is measured from the top of the finished floor to the ceiling above.

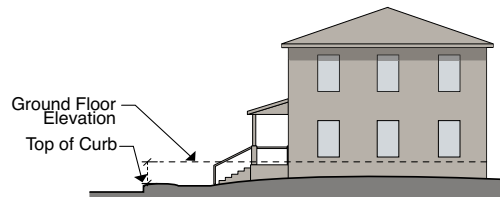
- Minimum ground story height applies to the first 30 feet of the building measured inward from the primary street facade of the building. At least 50% of the ground story must meet the minimum height provisions.



- At least 80% of each upper story must meet the minimum upper story height provisions.

I. Ground Floor Elevation

- Ground floor elevation is measured from top of the adjacent curb to the top of the finished ground floor.



- Minimum ground floor elevation applies to the first 30 feet of the building measured from the back of curb.

J. Building Stepback

- Building stepback is measured as the horizontal distance a building facade is stepped back, on a horizontal plane, from the building facade immediately below it, along a line running parallel with the adjacent street centerline.
- A stepback is required across a minimum of 70% of the facade. The remaining 30% of the facade may contain vertical elements.
- Stepback areas may be used for any purpose allowed in the district, including private outdoor space for tenants or owners.

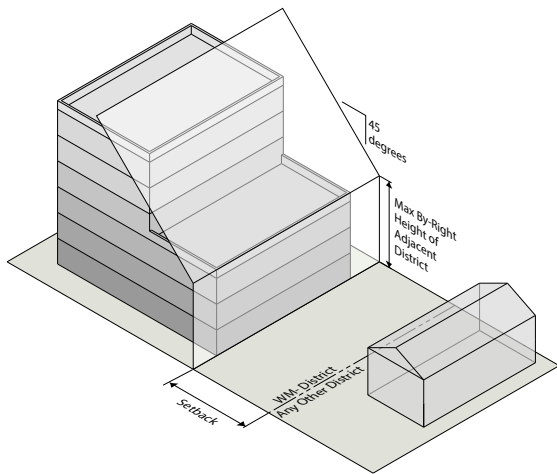
ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

K. Neighborhood Compatibility

1. Bulk Plane

- a. A neighborhood compatibility bulk plane applies where a WM- District abuts any other district. No building may extend into a 45° angular plane projecting above the subject property measured at the interior edge of any required setback, starting at a height equal to the maximum by-right height in the adjacent district.



- b. The bulk plane ends at any public street or other right-of-way (not including an alley).

2. Property Line Buffer

A property line buffer meeting the standards for Screen 2 in Sec. 34-871 is required where a WM- District abuts any other district. No encroachments are allowed within this required property line buffer.

L. Screening

All outdoor storage and loading areas, mechanical equipment and refuse areas must be screened in accordance with Sec. 34-872 (b).

M. Transparency

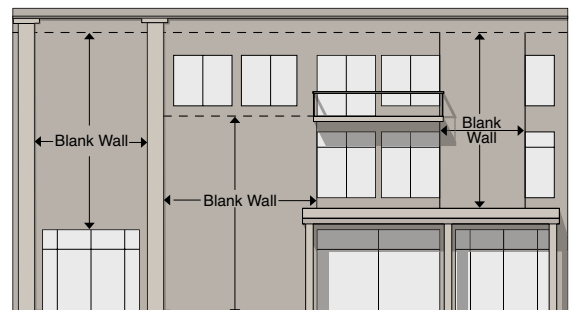
- 1. The minimum percentage of windows and doors that must cover a ground story facade is measured between 2 and 12 feet above the adjacent sidewalk.



- 2. The minimum percentage of windows and doors that must cover an upper story facade is measured from top of the finished floor to the top of the finished floor above. When there is no floor above, upper story transparency is measured from the top of the finished floor to the top of the wall plate.
- 3. Transparency applies to primary and linking street-facing facades only.
- 4. Glass is considered transparent where it has a transparency higher than 80% and external reflectance of less than 15%.

N. Blank Wall Area

- 1. Blank wall area means a portion of the exterior facade of the building that does not include: windows or doors; columns, pilasters or other articulation greater than 12 inches in depth; or a substantial material change (paint color is not considered a substantial change).



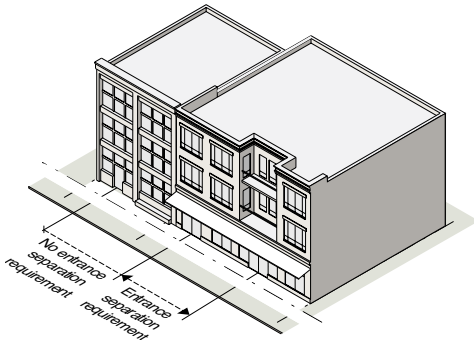
ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

2. Blank wall area applies in both a vertical and horizontal direction.
3. Blank wall area applies to ground and upper story primary and linking street facades.

O. Pedestrian Access

1. An entrance providing both ingress and egress, operable to residents or customers at all times, is required to meet the street-facing entrance requirements. Additional entrances off another street, pedestrian area or internal parking area are permitted.
2. The entrance spacing requirements must be met for each building, but are not applicable to adjacent buildings.



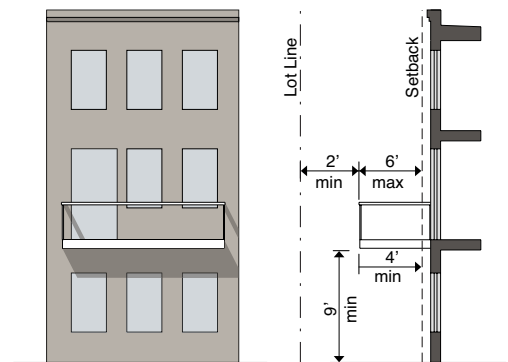
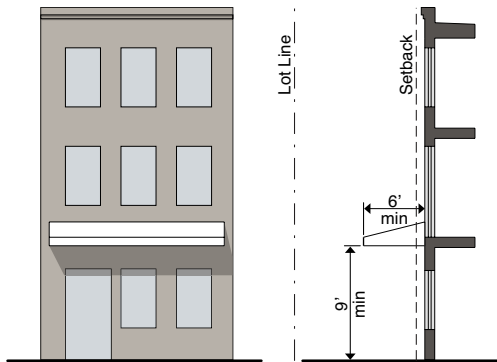
3. An angled entrance may be provided at either corner of a building along the street to meet the street-facing entrance requirements.

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts

P. Building Elements

Individual building elements are allowed in each district.



1. Awning/Canopy

A wall-mounted, cantilevered structure providing shade and cover from the weather for a sidewalk.

- a. An awning/canopy must be a minimum of 9 feet clear height above the sidewalk and must have a minimum depth of 6 feet.
- b. An awning/canopy may extend into a required setback.
- c. An awning/canopy may encroach up to 9 feet into the public right-of-way but must be at least 2 feet inside the curb line or edge of pavement, whichever is greater.

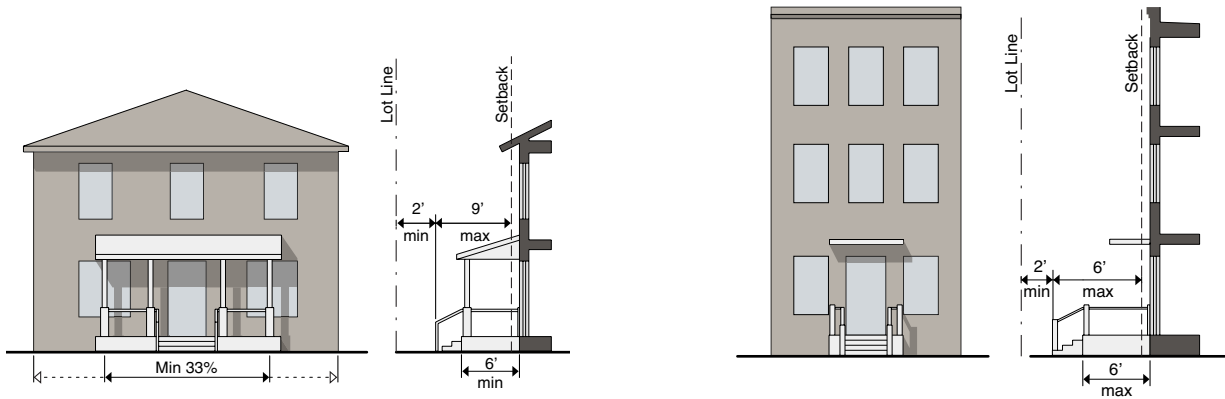
2. Balcony

A platform projecting from the wall of an upper-story of a building with a railing along its outer edge, often with access from a door or window.

- a. A balcony must be at least 4 feet deep and may extend up to 6 feet into a required setback, provided that such extension is at least 2 feet from the vertical plane of any lot line.
- b. A balcony must have a clear height above the sidewalk of at least 9 feet.
- c. A balcony may be covered and screened to protect from insects, but cannot be fully enclosed.
- d. A balcony may encroach up to 6 feet into the public right-of-way but must be at least 2 feet inside the curb line or edge of pavement, whichever is greater.

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts



3. Porch

A raised structure attached to a building, forming a covered entrance to a doorway.

- a. A front porch must be at least 6 feet deep (not including the steps).
- b. A front porch must be contiguous, with a width not less than 33% of the building facade from which it projects.
- c. A front porch must be roofed and may be screened to protect from insects, but cannot be fully enclosed.
- d. A front porch may extend up to 9 feet, including the steps, into a required setback, provided that such extension is at least 2 feet from the vertical plane of any lot line.
- e. A front porch may not encroach into the public right-of-way.

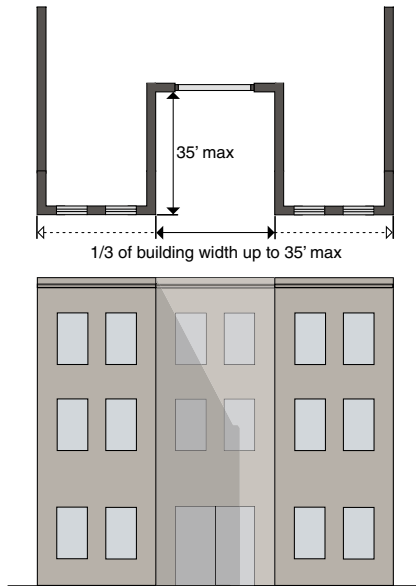
4. Stoop

A small raised platform that serves as an entrance to a building.

- a. A stoop must be no more than 6 feet deep (not including the steps) and 6 feet wide.
- b. A stoop may extend up to 6 feet, including the steps, into a required setback, provided that such extension is at least 2 feet from the vertical plane of any lot line.
- c. A stoop may be covered, but cannot be fully enclosed.
- d. A stoop may not encroach into the public right-of-way.

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.1. Rules Applicable to All Districts



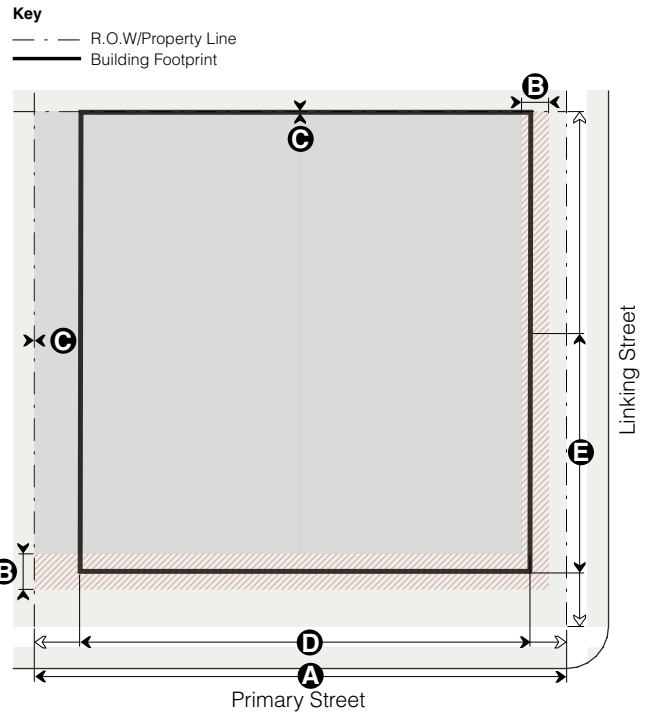
5. Forecourt

An open area at grade, or within 30 inches of grade, that serves as an open space, plaza or outdoor dining area that does not extend across the full length of building.

- a. A forecourt must be no more than one-third of the length of the building facade, and in no case longer than 35 feet.
- b. A forecourt may be no more than 35 feet in depth.
- c. A forecourt of at least 10 feet in depth may be counted toward the building setback requirement (where applicable).
- d. A forecourt may also be located internal to the lot, adjacent to one or more sides of the building.
- e. No habitable space may be created above a forecourt. A forecourt may be roofed.
- f. A forecourt is considered as part of the building for the purpose of measuring the build-to zone.

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.2. West Main 1 (WM-1)



A. INTENT

1. The intent of the West Main-1 District is to create a walkable, mixed use "main street" setting that encourages vibrant pedestrian activity.
2. The district is also intended to provide the opportunity for large-scale redevelopment influenced by the location near the University.
3. The district allows a height of 6 stories. Height steps back from Main Street above 60 feet.
4. A tall ground floor encourages retail development.

B. LOT CRITERIA & SITING

Lot

A Width (min)	25'
Area (min)	n/a

Building Setbacks

B Build-to zone	
Abutting primary street (min/max)	10' / 20'
Abutting linking street (min/max)	5' / 12'
C Side interior and rear setbacks	
Abutting any low density residential district (min)	20'
Abutting any other district (min)	0'

Building Facade Width

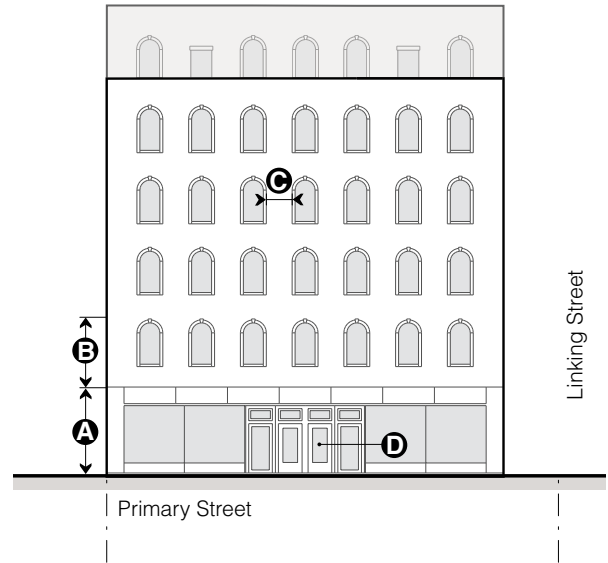
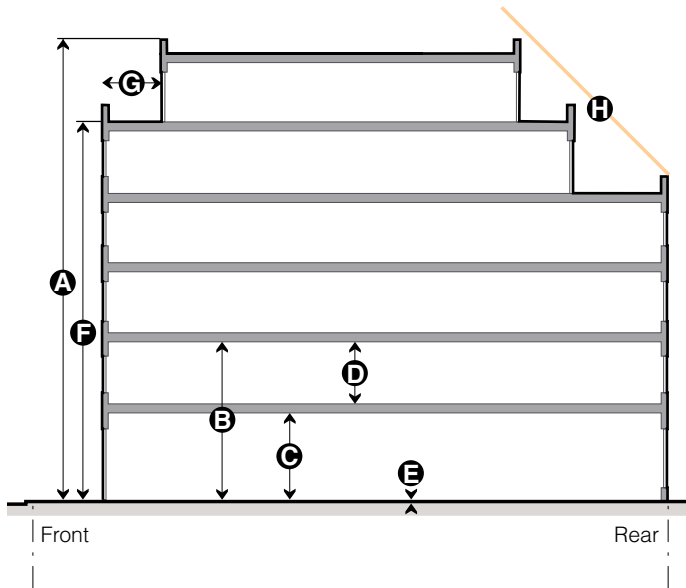
D In primary street build-to zone (min)	80%
E In linking street build-to zone (min)	40%

Parking Location

Rear or side yard

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.2. West Main 1 (WM-1)

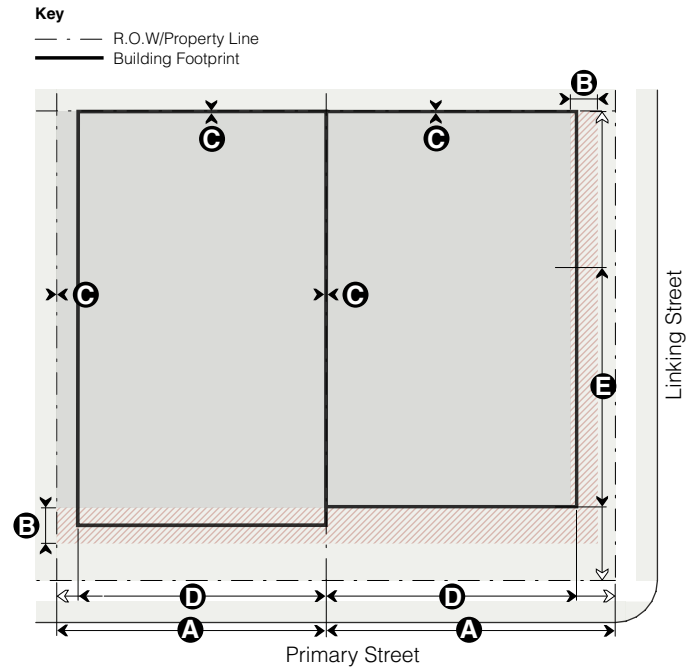


C. HEIGHT	
Building Height	
A Maximum stories/feet	6 stories / 75'
B Minimum stories/feet	2 stories / 27'
Story Height	
C Ground floor (min)	15'
D All other floors (min)	9'
Ground Floor Elevation	
E Residential (min/max)	1.5' / 3'
E Nonresidential (min/max)	0' / 3'
Building Stepback	
F Height without stepback (max)	40'
G Primary street stepback (min)	10'
Neighborhood Compatibility	
Abutting WM- District	Not required
H Abutting any other district (see Sec. 2.1.K)	Required

D. ACTIVATION	
Transparency	
A Ground story (min)	
Residential, primary/linking street	50% / 30%
Nonresidential, primary/linking street	60% / 40%
B Upper story (min)	20%
C Blank wall area length (max)	
Residential	20'
Nonresidential	30'
Pedestrian Access	
D Entrance facing primary street	Required
Entrance spacing along primary street (max)	100'

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.3. West Main 2 (WM-2)



A. INTENT

1. The intent of the West Main-2 District is to create a walkable, mixed use "main street" setting that encourages vibrant pedestrian activity.
2. The district is also intended to retain the fine-grained pattern of existing historic buildings.
3. The district allows a height of 4 stories. Height steps back from West Main Street above 40 feet.
4. Where low-density residential areas abut the district, it is intended to provide a transition in mass as well as a buffer for the surrounding area.
5. A tall ground floor encourages retail development.

B. LOT CRITERIA & SITING

Lot

A Width (min)	25'
Area (min)	n/a

Building Setbacks

B Street build-to zone	
Abutting primary street (min/max)	10' / 20'
Abutting linking street (min/max)	5' / 12'
C Side interior and rear setbacks	
Abutting any low density residential district (min)	20'
Abutting any other district (min)	0'

Building Facade Width

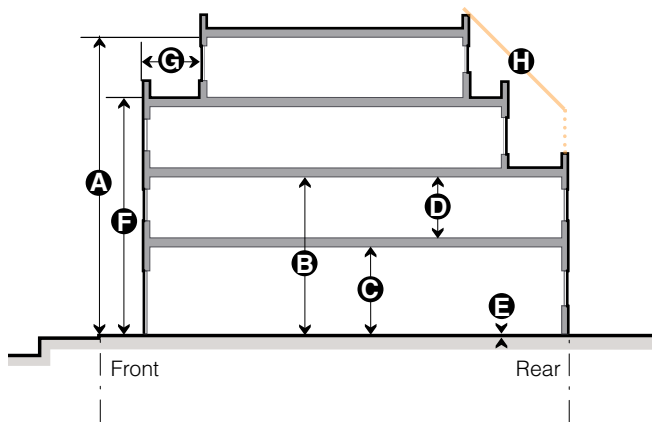
D In primary street build-to zone (min)	80%
E In linking street build-to zone (min)	40%

Parking Location

Rear or side yard

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.3. West Main 2 (WM-2)



C. HEIGHT

Building Height

A	By-right, stories/feet (max)	4 stories / 52'
B	Minimum	2 stories / 27'

Story Height

C	Ground floor (min)	15'
D	All other floors (min)	9'

Ground Floor Elevation

E	Residential (min/max)	1.5' / 3'
E	Nonresidential (min/max)	0' / 3'

Building Stepback

F	Height without stepback (max)	40'
G	Primary street setback (min)	10'

Neighborhood Compatibility

	Abutting WM- District	Not required
H	Abutting any other district (see Sec. 2.1.K)	Required

D. ACTIVATION

Transparency

A	Ground story (min)	
	Residential, primary/linking street	50% / 30%
	Nonresidential, primary/linking street	60% / 40%
B	Upper story (min)	20%
C	Blank wall area length (max)	
	Residential	20'
	Nonresidential	30'

Pedestrian Access

D	Entrance facing primary street	Required
E	Entrance spacing along primary street (max)	50'

ARTICLE 2. DISTRICTS

Article 2. Districts / Div. 2.4. Design Standards

Div. 2.4. Design Standards

A. Parking Structures

1. Parking structures must meet all the requirements for a principal structure. In no case is structured parking allowed to exceed the height of the principal building.
2. The ground story of a structured parking garage facing a primary street must have active uses (such as, but not limited to, residential, commercial, office or civic space, where permitted) located between the parking structure and the street.
3. Where feasible, parking structure entrance and exit must take place on a linking street.
4. Where upper stories of structured parking are located at the perimeter of a building, they must be screened so that cars are not visible from ground level view from adjacent property or adjacent public street right-of-way (not including an alley).
5. Architectural and vegetative screens must be used to articulate the facade, hide parked vehicles and shield lighting. In addition, any ground floor facade treatment (building materials, windows, and architectural detailing) must be continued on upper stories.
6. Parking structure entries must not exceed 16 feet clear height and 25 feet clear width.

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

Div. 3.1. Table of Permitted Uses

This Section establishes the uses allowed. A lot or building must be occupied with only the uses allowed in this section. Multiple uses allowed in the District may be established on a single lot.

PERMITTED USES	WM-1	WM-2
RESIDENTIAL AND RELATED USES		
Accessory apartment, internal		
Accessory apartment, external		
Accessory buildings, structures and uses (residential)	B	B
Adult assisted living:		
1-8 residents	B	B
Greater than 8 residents		
Adult day care		
Amateur radio antennas, to a height of 75 ft.		
Bed-and-breakfasts:		
Homestay	B	B
B & B	B	B
Inn	B	B
Boarding: fraternity and sorority house		
Boarding house (rooming house)		
Convent/monastery	B	B
Criminal justice facility		
Dwellings:		
Multifamily	B	B
Single-family attached	B	B
Single-family detached	B	B
Townhouse		
Two-family		
Family day home:		
1-5 children	B	B
6-12 children		
Home occupation	P	P
Manufactured home parks		
Night watchman's dwelling unit, accessory to industrial use		
Nursing homes		

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Occupancy, residential:		
3 unrelated persons		
4 unrelated persons	B	B
Residential treatment facility:		
1-8 residents	B	B
8+ residents	S	S
Shelter care facility	S	S
Single room occupancy facility	S	S
Temporary family health care structure	T	T
NON-RESIDENTIAL: GENERAL AND MISC. COMMERCIAL		
Access to adjacent multifamily, commercial, industrial or mixed-use development or use		
Accessory buildings, structures and uses	B	B
Amusement center	S	S
Amusement enterprises (circuses, carnivals, etc.)		
Amusement park (putt-putt golf; skateboard parks, etc.)		
Animal boarding/grooming/kennels:		
With outside runs or pens		
Without outside runs or pens		
Animal shelter		
Art gallery:		
GFA 4,000 SF or less	B	B
GFA up to 10,000 SF	B	B
Art studio, GFA 4,000 SF or less	B	B
Art workshop	B	B
Assembly (indoor):		
Arena, stadium (enclosed)		
Auditoriums, theaters		
Maximum capacity less than 300 persons	B	B
Maximum capacity greater than or equal to 300 persons	S	S
House of worship	B	B
Assembly (outdoor):		
Amphitheater	S	S
Arena, stadium (open)		
Temporary (outdoor church services, etc.)	T	T

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Assembly plant, handcraft		
Assembly plant		
Automobile uses:		
Gas station		
Parts and equipment sales		
Rental/leasing		
Repair/servicing business		
Sales		
Tire sales and recapping		
Bakery, wholesale:		
GFA 4,000 SF or less	B	B
GFA up to 10,000 SF		
Banks/ financial institutions	B	B
Bowling alleys		
Car wash		
Catering business	B	B
Cemetery		
Clinics:		
Health clinic (no GFA limit)		
Health clinic (up to 10,000 SF, GFA)	B	B
Health clinic (up to 4,000 SF, GFA)	B	B
Public health clinic	B	B
Veterinary (with outside pens/runs)		
Veterinary (without outside pens/runs)		
Clubs, private	S	S
Communications facilities and towers:		
Antennae or microcells mounted on existing towers established prior to 02/20/01	B	B
Attached facilities utilizing utility poles or other electric transmission facilities as the attachment structure	B	B
Attached facilities not visible from any adjacent street or property	B	B
Attached facilities visible from an adjacent street or property	S	S
Alternative tower support structures		
Monopole tower support structures		
Guyed tower support structures		

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Lattice tower support structures		
Self-supporting tower support structures		
Contractor or tradesman's shop, general		
Crematorium (independent of funeral home)		
Data center:		
>4,000 GFA	S	
<4,000 GFA	B	B
Daycare facility	B	B
Dry cleaning establishments	B	B
Educational facilities (non-residential):		
Elementary	B	B
High schools	B	B
Colleges and universities		
Artistic instruction, up to 4,000 SF, GFA	B	B
Artistic instruction, up to 10,000 SF, GFA	B	
Vocational, up to 4,000 SF, GFA	B	B
Vocational, up to 10,000 SF, GFA		
Electronic gaming café		
Funeral home (without crematory):		
GFA 4,000 SF or less	B	B
GFA up to 10,000 SF	S	S
Funeral homes (with crematory)		
GFA 4,000 SF or less		
GFA up to 10,000 SF		
Golf course		
Golf driving range		
Helipad		
Hospital	S	S
Hotels/motels:		
Up to 100 guest rooms	B	B
100+ guest rooms	B	S
Laundromats	B	B
Libraries	B	B
Manufactured home sales		
Microbrewery	B	B

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Mobile food units	P	P
Movie theaters, cineplexes	S	S
Municipal/governmental offices, buildings, courts	B	B
Museums:		
Up to 4,000 SF, GFA	B	B
Up to 10,000 SF, GFA	B	S
Music hall	B	B
Offices:		
Business and professional	B	B
Medical	B	B
Philanthropic institutions/agencies	B	B
Property management (ancillary to MFD)	A	A
Other offices (non-specified)	B	B
Outdoor storage, accessory		
Parking:		
Parking garage	A/S	A/S
Surface parking lot (19 or less spaces)	B	B
Surface parking lot (more than 20 spaces)	A	A
Temporary parking facilities		
Photography studio	B	B
Photographic processing; blueprinting		
Radio/television broadcast stations	B	B
Recreational facilities:		
Indoor: health/sports clubs; tennis club; swimming club; yoga studios; dance studios, skating rinks, recreation centers, etc. (on City-owned, City School Board-owned, or other public property)	B	B
Indoor: health/sports clubs; tennis club; swimming club; yoga studios; dance studios, skating rinks, recreation centers, etc. (on private property)		
GFA 4,000 SF or less	B	B
GFA (4,001—10,000 SF)	B	S
GFA more than 10,000 SF	S	S
Outdoor: Parks, playgrounds, ball fields and ball courts, swimming pools, picnic shelters, etc. (city-owned), and related concession stands	B	B
Outdoor: Parks, playgrounds, ball fields and ball courts, swimming pools, picnic shelters, etc. (private)	S	S

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Restaurants:		
All night	S	S
Drive-through windows		
Fast food	B	B
Full service	B	B
24-hour		
Towing service, automobile		
Technology-based businesses	B	B
Taxi stand	S	S
Transit facility	B	B
Utility facilities	S	S
Utility lines	B	B
NON-RESIDENTIAL: RETAIL		
Accessory buildings, structures and uses	B	B
Consumer service businesses:		
Up to 4,000 SF, GFA	B	B
Up to 10,000 SF, GFA	B	B
10,001+ GFA	S	S
Farmer's market	S	S
Greenhouses/nurseries		
Grocery stores:		
Convenience	B	B
General, up to 10,000 SF, GFA	B	S
General, 10,001+ SF, GFA	S	S
Home improvement center		
Pharmacies:		
1-1,700 SF, GFA	B	B
1,701-4,000 SF, GFA	B	B
4,001+ SF, GFA	B	B
Shopping centers	S	S
Shopping malls	S	S
Temporary sales, outdoor (flea markets, craft fairs, promotional sales, etc.)	T	T

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Other retail stores (non-specified):		
Up to 4,000 SF, GFA	B	B
Up to 20,000 SF GFA	B	B
20,000+ SF, GFA	S	
NON-RESIDENTIAL: INDUSTRIAL		
Accessory buildings, structures and uses		
Assembly, industrial		
Beverage or food processing, packaging and bottling plants		
Brewery and bottling facility		
Compounding of cosmetics, toiletries, drugs and pharmaceutical products		
Construction storage yard		
Contractor or tradesman shop (HAZMAT)		
Frozen food lockers		
Greenhouse/nursery (wholesale)		
Industrial equipment: service and repair		
Janitorial service company		
Kennels		
Laboratory, medical:		
> 4,000 SF GFA	B	B
<4,000 SF GFA	B	B
Laboratory, pharmaceutical >4,000 sq. ft.		
> 4,000 SF GFA	S	S
<4,000 SF GFA	B	B
Landscape service company		
Laundries		
Manufactured home sales		
Manufacturing, light		
Moving companies		
Printing/publishing facility	S	S
Open storage yard		
Outdoor storage, accessory to industrial use		
Research and testing laboratories	B	B
Self-storage companies		

KEY: B = By-Right P = Provisional use permit
 S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 3. LAND USE

Article 3. Land Use / Div. 3.1. Table of Permitted Uses

PERMITTED USES	WM-1	WM-2
Warehouses		
Welding or machine shop		
Wholesale establishments		

KEY: B = By-Right P = Provisional use permit
S = Special use permit required T = Temporary Use -- = Not allowed

ARTICLE 4. GENERAL DEVELOPMENT STANDARDS

Article 4. General Development Standards / Div. 4.1. In General

Div. 4.1. In General

The standards in Article VIII, Improvements Required for Developments and Article IX, Generally Applicable Regulations apply, except where expressly modified in this Section 4.

Div. 4.2. Off-Street Parking and Loading

A. Article VIII, Division 3, Off-Street Parking and Loading, applies, except that:

1. Parking lots buffers along adjacent properties are required only where the parking lot abuts a residential district outside of these Form Districts.
2. No parking is required for existing or new retail spaces less than 5,000 square feet in floor area.

Div. 4.3. Bicycle Parking

A. Required Spaces

The following bicycle parking spaces are required for new development, the addition of new enclosed floor area, or a change in use.

Use	Spaces Required	Short-Term/ Long-Term
Residential	0.5 per unit	80% / 20%
Public/institutional	1 per 5,000 SF, 2 min	90% / 10%
Food & drink service	1 per 2,500 SF, 2 min	80% / 20%
Lodging	0.5 per guest room	80% / 20%
All other commercial or industrial uses	1 per 2,500 SF, 2 min	80% / 20%

B. Location of Required Bike Parking

1. General Requirements

- a. Bicycle parking spaces must be located on paved or pervious, dust-free surface with a slope no greater than 3%. Surfaces cannot be gravel, landscape stone or wood chips.

- b. Bicycle parking spaces must be a minimum of 2 feet by 6 feet. There must be an access aisle a minimum of 3 feet in width.
- c. Each required bicycle parking space must be accessible without moving another bicycle, and its placement must not result in a bicycle obstructing a required walkway.
- d. Up to 25% of bicycle parking may be structured parking, vertical parking or wall-mount parking, provided there is a 5-foot access aisle for wall mount parking.
- e. All racks must accommodate cable locks and "U" locks, must permit the locking of the bicycle frame and one wheel to the rack, and must support a bicycle in a stable position.

2. Short-Term Bicycle Parking

Required short-term bicycle parking spaces must be located in a convenient and visible area at least as close as the closest non-accessible vehicle parking. Short-term bicycle parking must meet all other applicable design standards of the City.

3. Long-Term Bicycle Parking

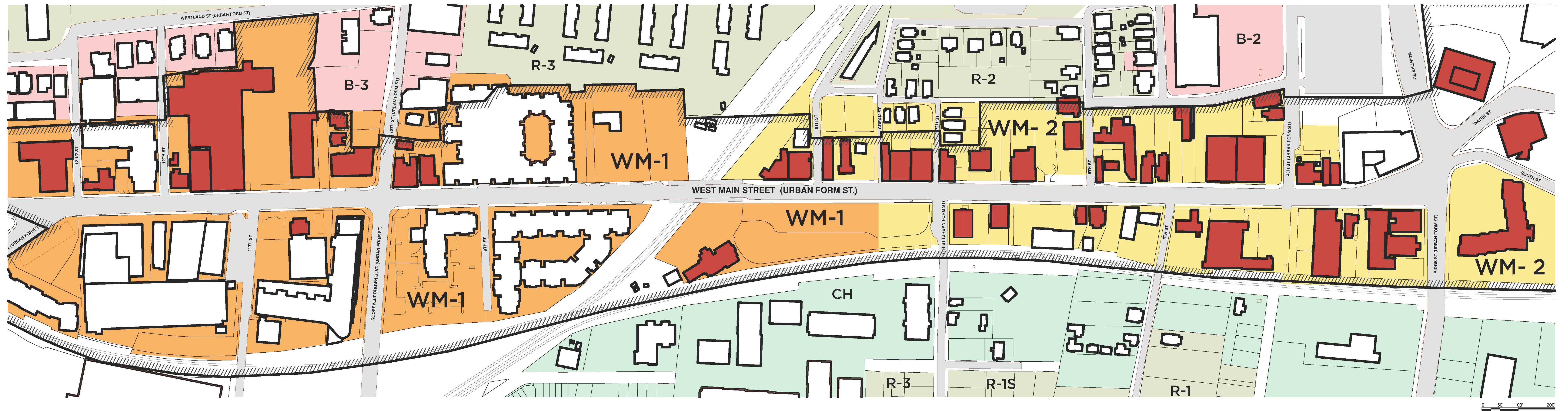
- a. Required long-term bicycle parking spaces must be located in enclosed and secured or supervised areas providing protection from theft, vandalism and weather, and must be accessible to intended users.
- b. Required long-term bicycle parking for residential uses cannot be located within dwelling units or within deck, patio areas or private storage areas accessory to dwelling units.
- c. With permission of the Director of Neighborhood Development Services, long-term bicycle parking spaces for nonresidential uses may be located off-site within 300 feet of the site. The off-site parking distance is measured in walking distance from the nearest point of the remote parking area to the closest primary entrance of the use served.

ARTICLE 5. ADMINISTRATION

Article 5. Administration / Div. 5.1. Chapter 34 Procedures Apply

Div. 5.1. Chapter 34 Procedures Apply

- A. The administrative procedures of Chapter 34, Article I, Administration, apply to these Form Districts.
- B. The Director of Neighborhood Development Services will review site plans for compliance with this Article.
- C. The Board of Architectural Review will review development and apply any adopted guidelines; however, that review does not include the review of basic elements of form required by this Article such as building height and setbacks.
- D. The Zoning Administrator will categorize any uses not listed in this Article.



ZONING MAP KEY

- ADC DISTRICT
- ECONOMIC ANALYSIS LOT(S)
- EXISTING STRUCTURES**
- CONTRIBUTING
- OTHER

- PROPOSED DISTRICTS**
- WM-1 WEST MAIN 1
- WM-2 WEST MAIN 2

- ADJACENT DISTRICTS**
- MIXED USE
- RESIDENTIAL
- COMMERCIAL
- INDUSTRIAL

ECONOMIC IMPACT

SITE SELECTION

- **Three sites were selected for analysis based on-**
 - » Redevelopment potential (catalyst sites for future development)
 - » Location on West Main Street (varying geography to test zoning conditions)



MEMORANDUM

To: Charlottesville City Council
From: West Main Steering Committee
Re: West Main project
Date: March 3, 2015

Members of the West Main Steering Committee met on February 13th to summarize known local perspectives on the corridor's final concept plan and urban design guidelines. The steering committee includes multiple stakeholders such as neighborhood leaders; bike/ped advocates; businesses; institutions such as the First Baptist Church and the University; and preservation, planning and design professionals. **We all agree that West Main is changing. The community's imperative is to get ahead of future changes and guide that change in beneficial directions.**

The city and many engaged community members have invested much time and significant resources in the development of the West Main project to this point. We urge the city council to capture the excellent ideas that have come forward from that effort and to support the concepts embedded in the plans for West Main. We hope you will take the best of what the community engagement process and the professional consultants have offered, add the best of your wisdom and sense of what is most important to the community, and initiate implementation of a framework for West Main St. that will guide the redevelopment of this corridor over the coming decade.

All present agreed on the following priorities for this important multimodal corridor, and we urge city council to consider the committee's following recommendations to facilitate its expeditious and thoughtful management:

- Decouple the approval process for the urban design guidelines and streetscape plan to minimize delays for corridor improvements, and **initiate essential zoning changes to ensure the survival of the corridor's historic character** and cultural resources
- **Manage our existing parking** to maximize its efficiency and to provide a reality-check for the proposed changes to current on-street parking
- **Manage traffic** to minimize the effects of heavy vehicular use of smaller residential streets adjacent to West Main
- Commit to undertaking the necessary **utility improvements**, including putting overhead utilities underground, and reducing conflicts between utilities, trees, and buildings
- In keeping with the city's Complete Streets Policy, commit to **improved multimodal infrastructure** that
 - Ensures people of all ages and abilities feel safe biking the corridor
 - Provides safer, more commodious and welcoming pedestrian space

The steering committee understands that implementing the ideal plan—in fact, any plan—is expensive and will require prioritization and phasing. We all agree that at this stage in the process it is essential to have a vision and plan to guide beneficial West Main Street improvements. To implement these improvements, the next step is for City Council to endorse a vision for the corridor; adopt necessary legal and policy changes; plan for infrastructure investment proposals; and develop realistic implementation phasing.

We all agreed on the basic design principles for the corridor, and we believe that the interests and concerns of the stakeholder groups are sincere and often well-aligned. Steering committee members share a deep concern about the changing character of the corridor and its potential effect on adjacent neighborhoods and the city in general, believing recent new by-right and SUP developments (both constructed and planned) are changing the character and scale for West Main in ways that many did not anticipate. These changes—and the prospect of further change—have troubled the traditional neighborhoods adjacent to West Main with worries of additional unmanaged traffic, lost views and vistas, and density. Steering committee members also agree that deteriorating conditions in the corridor seem to warrant the city's reinvestment in major public infrastructure such as sidewalks and underground utilities. Furthermore, we share a hope for improved safety in the corridor for all. Such improvements support business retention and current and future economic development.

The steering committee is disappointed that one of the most critical elements of the project—the zoning guidelines—has been the final plan component to be completed. We all believe the potential new zoning framework is crucial for the preservation of the corridor's historic character and for its sensitive redevelopment. Moving forward with the required legal process is an essential first step in addressing a shared community vision for West Main.

While the plan is not transformative for West Main in the same way that the downtown mall was for the eastern portion of Main Street, it satisfies a multitude of unmet needs in the corridor—**the need for safe, functional, accessible, thriving, sustainable, diverse, and comfortable public space that will support a significant mixed-use multimodal corridor.** West Main's limited space requires that we allocate the available land for many uses, and the stakeholder groups each have their own priorities for that land. Some favored additional trees, or safer bike lanes, or on-street parking, or increased sidewalk space. The current streetscape plan represents all of these important elements and helps to solve complex problems for our city.

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**CITY OF CHARLOTTESVILLE, VIRGINIA
CITY COUNCIL AGENDA**



Agenda Date:	May 18, 2015
Action Required:	None; Informational
Presenter:	Judy Smith, Executive Director, Jefferson Area Children's Health Improvement Program (CHIP); Jacki Bryant, Executive Director Ready Kids
Staff Contact:	Gretchen Ellis: Human Services
Title:	Home Visiting Collaborative Update

Background:

Thank you for your support of home visiting and for asking us to share with you the history of funding for our programs from the City of Charlottesville.

1. Funding Background:

Jefferson Area CHiP

When Jefferson Area CHiP, originally called Child Health Partnership, started in 1991 we were a collaborative project between the Thomas Jefferson Health District and Monticello Community Action Agency. Our mission was to offer at risk families the team approach of a nurse and a family support worker to overcome barriers in raising a healthy child. The Family Support workers were employed through MACAA and the nurses and the coordinator were employed through the Health Department. The Health Department used funds they were already receiving from the city and county to fund the nurses and the coordinator who provided CHiP services. In 1999 the City and County and United Way requested that the three home visiting programs, Healthy Families (CYFS now ReadyKids), the Infant Development Project (with the Arc) and Jefferson Area CHiP submit a single application for funding. In submitting the single application, CHiP included the funds that were coming to MACAA and the amount of funds the Health Department had been allotting for CHiP services. From that point until January 1, 2009, the funds continue to be given to MACAA and the Health Department but were specific to the CHiP program as indicated in the grant to the city/county. In the spring of 2008 in anticipation of becoming a non-profit, a letter from Jefferson Area CHiP was sent to the city and the county confirming the amount of funds we had been receiving and to ask if those funds would be given to CHiP as a non-profit. We indicated the funds would no longer go through either MACAA or the Health Department but would be allocated directly to CHiP. We received an affirmative answer.

ReadyKids Home Visiting

Since 1996, ReadyKids Family Support Workers (all bachelor level staff) have been partnering with mothers and their children in the Charlottesville area to prevent child abuse through the promotion of positive parent-child interaction, healthy childhood growth and development, and enhancement of family functioning. The ReadyKids Home Visiting Program became a Healthy Families America nationally accredited home visiting program in 2002. The ReadyKids Home Visiting program has been funded by the City of Charlottesville and the County of Albemarle for at least 15 years. The program has been funded as part of the Home Visiting Collaborative since 1999.

2. Discussion:

The Home Visiting collaborative provides support and prevention services to at risk families with children 0-6 and pregnant women by providing three major services; 1) improving health care through health education, health assessment and easier access to health care, 2) giving parents the skills and confidence to be their child's first and best teacher, and 3) promoting family self-sufficiency through connection to community resources. These three steps help to stabilize at risk families to give their child the best opportunity to enter school ready to learn.

Jefferson Area CHiP

Jefferson Area CHiP follows the Standards of Quality designated through CHIP of Virginia. Our mission is to partner with families to create a nurturing home environment and promote the health and well-being of low income children in our community. We provide services using a team approach of a nurse and a family support worker. While not an evidence-based program, our work is evidence-informed and we use evidence-based curricula for many of our interventions with families. This includes the Ages and Stages Questionnaire and Parents as Teachers. At the present time, CHIP of Virginia is piloting a project through the University of Virginia School of Nursing to continue the evaluation process of our services. Past evaluations of CHIP services to Medicaid pregnant women through the University of North Carolina have shown that for every pregnant woman enrolled in CHiP prior to the 24th week of pregnancy, state saves an average of \$2000 through the child's first year of life. A RAND study, as well as studies completed by the Nurse Family Partnership, has found that each dollar invested in nurse visits to low-income women produced \$5.70 in benefits.

ReadyKids

As an accredited Healthy Families America program, the ReadyKids Home Visiting Program follows the Healthy Families America model. Healthy Families America is a nationally recognized evidence-based home visiting program designed to work with overburdened families who are at-risk for adverse childhood experiences, including child maltreatment. It is the primary home visiting model best equipped to work with families who may have histories of trauma, intimate partner violence, and mental health and/or substance abuse issues. Extensive analysis by economists has shown that education and development investments in the earliest years of life produce the greatest returns. Most of these returns, which range from \$4 to \$9 per dollar invested, benefit the community through reduced crime, welfare, and educational remediation, as well as increased tax revenues on higher incomes for the participants in early childhood programs when they reach adulthood.²

1 <http://pcav.org/healthy-families/>

2 Center on the Developing Child, Harvard University

As stated previously – by providing intensive home visiting to at risk families, helping to stabilize and remove barriers to services – we give children a better opportunity to enter school ready to learn. This improves the overall health of the community.

Our outcomes for FY14 are as follows:

FY14 ReadyKids Outcomes	FY14 CHiP Outcomes
<ul style="list-style-type: none"> • 0 founded child abuse or neglect reports were made while parents were enrolled in the Home Visiting program. • 100% of participants demonstrated an increase in positive parent-child interaction. • 100% of children were screened for developmental delays on schedule and, if showing developmental delays, were referred to early intervention services. 	<p>Surveys of CHiP parents demonstrate the following outcomes:</p> <ul style="list-style-type: none"> • 96% felt that CHIP helped develop better parenting skills. • 86% were satisfied that CHIP provided educational materials in their own language. • 98% felt staff took the time to understand the needs of my child. • 96% stated CHiP staff built their confidence as a parent. • 98% stated CHiP helped them to understand their child’s health care needs.

3. Alignment with City Council’s Vision and Strategic Plan:

The Home Visiting Collaborative aligns with two City Council Vision areas, “A Center for Lifelong Learning” and “America’s Healthiest City”.

- *A Center for Lifelong Learning:* “The association between poverty and children’s development and academic performance has been well documented, beginning as early as the second year of life and extending through elementary and high school. When the risks occur during preschool years, they can have long-lasting consequences. School readiness for school on entry to kindergarten sets the trajectory for future success.”³ To promote school readiness, HVC uses *Parents as Teachers*, an evidenced based curriculum to support parents' role in promoting school readiness and healthy development, and the *Ages and Stages Questionnaire*, an evidence-based screening tool to determine if children are typically developing in five developmental domains.
- *America’s Healthiest City:* For at least the past 5 years, there have been 0 founded child abuse or neglect reports while parents were enrolled in the ReadyKids Home Visiting program and less than 2% of children enrolled in Jefferson Area CHiP. CHiP nurses offer health assessments and education to both children and pregnant women and encourage early prenatal care which promotes healthier pregnancy outcomes. Both CHiP and ReadyKids screen 100% of mothers in the program for pre/post natal depression and provides follow-up mental health counseling as needed with a masters-level counselor. Research shows that low-income mothers of young children, pregnant and parenting teens report depressive symptoms in the 40 to 60 percent range.¹ ReadyKids counseling sessions are designed to prevent abuse and neglect of children by reaching families early and teaching mothers self-care, stress management techniques, and to care for their children in stimulating and nurturing ways.

³ *The Effect of Poverty on Child Development and Educational Outcomes.* Patricia Engle and Maureen Black

Additionally, the HVC aligns with the following City of Charlottesville Strategic Plan Initiatives:

- Initiative 2.4: “*ensure families and individuals are safe and stable*”: The collaboration was formed to best address the issues and needs of Charlottesville and Albemarle low-income families with children ages 0-6 to ensure that these families are safe and stable. The HVC creates safe and stable family environments by minimizing the risks for children in families who live in poverty; have limited education; are single parent families; lack knowledge of community resources; and demonstrate a lack of knowledge of appropriate growth and child development.
- Initiative 5.2: “*build collaborative partnerships*”: By working as a collaborative, HVC is able to provide comprehensive wrap-around services for clients, best practice sharing amongst community partners and the elimination of duplicative services.

Community Engagement:

The HVC receives referrals from any agency in the community and families can self-refer. We use creative outreach that includes home visits, cards, letters, phone calls, texting and emails. We spend up to three months, and sometimes longer, connecting with high risk families. Our population is diverse and for FY14, enrollment was; 8% Asian, 25% Black, 28% Latino, 19% Caucasian, 15% multi-racial and 5% other. Screening tools are in English and Spanish. Seven CHIP staff are bilingual in English and Spanish and we have access to interpreter services.

Attachments:

CHIP of Virginia Outcomes

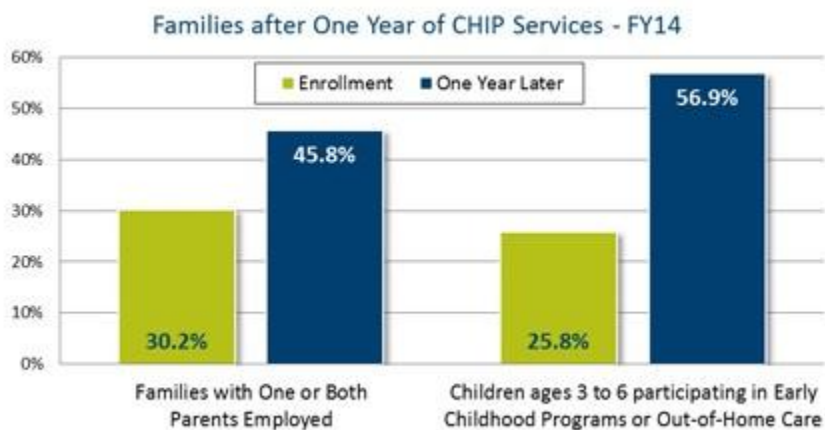
CHIP of Virginia Outcomes

FY14 Outcomes

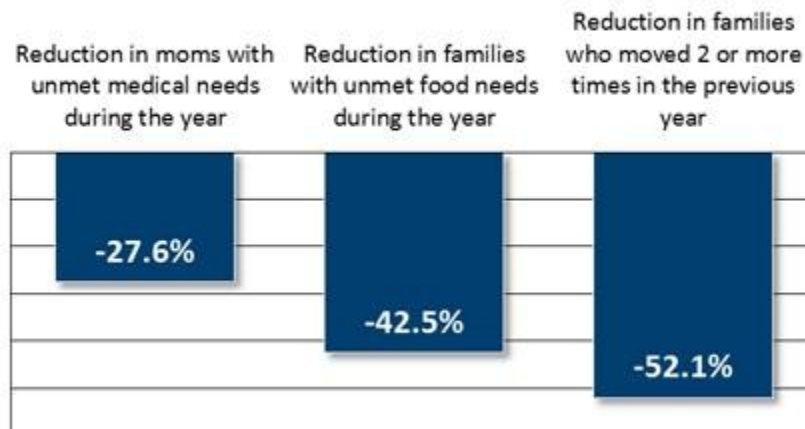
CHIP changes lives, two generations at a time.

After just 1 year, more CHIP **parents are working**, children are in **preschool**, and pregnant women have **healthier babies**

Stronger, more
Stable Families

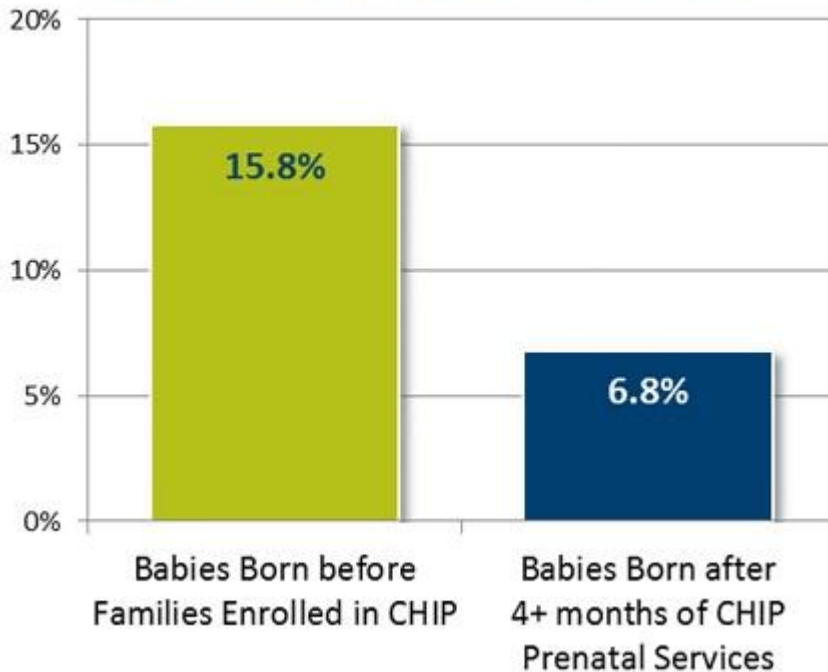


After One Year of CHIP...

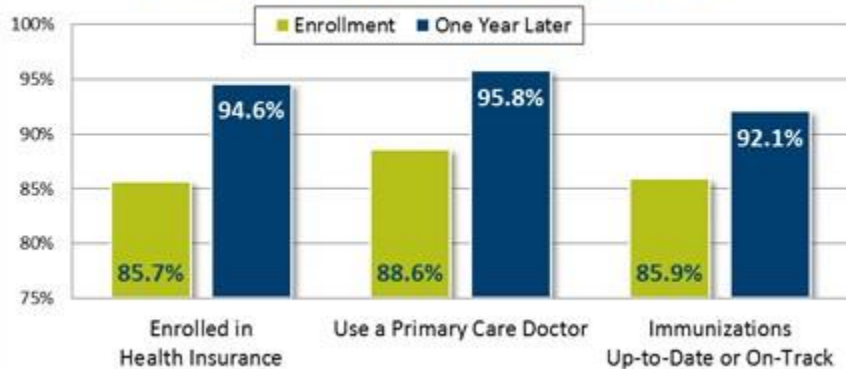


Healthier babies, children who are ready to learn

Low Birth Weight (less than 5.5 lbs)



Children after One Year of CHIP Services - FY14



Evaluation

CHIP of Virginia has a comprehensive evaluation system designed to track program objectives, performing regular updates in accordance with system needs and new research in the fields of children's health and family support. The evaluation system includes process and outcomes measures, as well as a biannual parent survey (currently available in English and Spanish). Together, these components allow the program to monitor changes in family outcomes over time, in the context of the services provided by CHIP.

PRENATAL and NEONATAL INTENSIVE CARE UNIT (NICU) CASE MANAGEMENT

No matter how you look at it, NICU care is expensive and as many as 40% of NICU babies are re-hospitalized within a year. CHIP has developed two innovative strategies to improve the health of infants and reduce healthcare costs.

Research demonstrates cost-savings of CHIP Prenatal Services... Through a grant provided by The Commonwealth Fund, CHIP worked with Sentara Health System on a quality enhancing initiative, Partners in Pregnancy (PnP), to improve outcomes for high risk pregnant women and their infants. Claims data were analyzed for the mothers' prenatal care, delivery and the infant's first year of life and were compared with a risk-matched control group from the same geographic regions. The pregnant women receiving CHIP had similar claims, utilization measures, and inpatient days to those in the control group. But, with the additional CHIP services provided at a modest cost, major savings were identified for the infants during their first year of life:

CHIP babies spent 44% fewer days in the hospital than the control babies. NICU days per 1,000 were 3,086 for CHIP babies and 6,417 for the control.

Charlottesville/Albemarle Healthy Families FY 2014 Report Card

Outcome	Criterion	Active FY 2014		Cumulative FY 10-14		Cumulative FY 09-13	
		N	%	N	%	N	%
Prenatal Care Compliance ¹	75%	5	100.0	5	100.0	3	100.0
Birth Weight	85%	5	55.6	15	75.0	7	100.0
Connection to Care Provider	85%	18	81.2	46	82.1	31	90.3
Continuation with Care Provider	85%	5	100.0	20	95.0	20	95.0
Well Baby Visits	75%	8	88.8	13	88.5	32	74.0
Immunization Completion ²	80%	12	80.0	30	76.9	16	80.0
Subsequent Teen Births	85%	NA ³	NA	1	100.0	4	75.0
Subsequent Non-Teen Births	75%	NA	NA	33	94.3	29	100.0
Developmental Screening ⁴	90%	15	88.2	26	89.7	15	83.3
Devel. Screening -- Referral	90%	3	100.0	3	100.0	2	100.0
Devel. Screening -- Follow-up	90%	1	100.0	1	100.0	2	66.6
Parent-Child Interaction	85%	7	100.0	23	100.0	23	100.0
Home Environment	85%	8	88.9	24	96.0	24	96.0
Father Involvement at Baseline ⁵	80%	0	NA	955	93.9		
Father Change at Follow-up ⁶	50%	0	NA	54	28.3		
CPS Founded Cases	< 5%	N/A	N/A	N/A	N/A	N/A	N/A

¹ C/AHF began tracking prenatal care during FY 2003 and has data on fewer cases for this objective.

² The 2012 CDC US National Immunization Survey estimated the VA population immunization rate to be 77%. The Virginia Department of Health FY 2012 Sentinel Report estimated the completion rate for Health Department clients to be 67%.

³ Subsequent births, for both teen and non-teen mothers, takes at least 24 months to track success and is not included for the smaller group active during the most recent fiscal year.

⁴ The HFV average rate for this objective in FY 2013 was 92%.

⁵ 80% of fathers who are involved in parenting their children at program entry will continue involvement at same or improved levels.

⁶ 50% of fathers who are not involved in parenting their children at program entry demonstrate improved involvement in parenting their children.

Currently too few too analyze.

CITY OF CHARLOTTESVILLE, VIRGINIA



Agenda Date:	May 18, 2015
Action Required:	Report Only (no verbal presentation)
Presenter:	Leslie Beauregard, Director, Budget and Performance Management
Staff Contacts:	Leslie Beauregard, Director, Budget and Performance Management
Title:	Report on 2014 Results - The National Citizen Survey™

Background:

The City of Charlottesville is one of many jurisdictions in the U.S. to participate in The National Citizen Survey™ (The N.C.S.), sponsored by the International City/County Management Association in cooperation with the National Research Center, Inc. The questionnaire and survey procedure were designed based on the experience of hundreds of local governments, ranging in size from small to large. Scientific sampling and weighting of the responses in each jurisdiction ensure accurate and reliable results. Because each city's survey is developed using a standard template, and many cities can be surveyed at one time, The National Citizen Survey™ is a very efficient way to measure citizen opinion.

The National Citizen Survey™ was mailed to 1,200 Charlottesville households in October 2014 and 269 completed surveys were returned. The survey asked for resident perceptions about community quality, community design, public safety, environmental sustainability, recreation and wellness, community inclusiveness, civic engagement and public trust, as well as resident participation in activities and services. Results were presented as percentages and averages of responses. The averages of responses were benchmarked against averages of approximately 500 other localities.

For more information about The N.C.S.™, visit their website at [The National Citizen Survey™](http://www.nationalcitizensurvey.com).

Discussion:

An examination of both the averages and the benchmarks shows many strengths for the City of Charlottesville and identifies areas of concern. A detailed analysis of responses by rating and benchmark is attached and in the full reports from the National Citizen Survey™.

A complete set of final report documents has been posted on the City's website at www.charlottesville.org/budget and then clicking on the menu link called The National Citizen Survey™.

Community Engagement:

Now that we have two years of surveys completed, the information will become more useful and start to show trends over time that can be used for various planning processes, including the next strategic planning process and future budget processes. An occasion for Council to discuss in more detail could be at a future Council retreat for instance as you review upcoming opportunities and challenges. Finally, there could be opportunities to present this information to the community, such

as at future Town Hall meetings or other community engagement events. A notice will be prepared for next month's City Notes which will highlight the results and direct residents to the website if they are interested in additional information.

Alignment with City Council's Vision and Strategic Plan:

Several of the Strategic Plan goals' outcome measures (Goals 2 and 5 in particular) are collected and reported from this survey tool. Those are outlined in the attached summary of the survey results.

Budgetary Impact:

N/A

Recommendation:

N/A

Alternatives:

N/A

Attachments: Summarized report of survey results.

CITY OF CHARLOTTESVILLE

NATIONAL CITIZEN SURVEY 2014 RESULTS AND ANALYSIS



WHAT IS THE NATIONAL CITIZEN SURVEY™?

- Examines the livability of communities
- Gathers resident opinion across a range of community issues
- Improves service delivery, strengthens communications with community stakeholders, and helps leaders identify clear priorities for use in strategic planning and budget setting



[The National Citizen Survey | icma.org](https://www.icma.org)

2014 SURVEY

Mailed to **1,200** households; **269** completed surveys

- **24%** overall response rate (*average response rate for a mailed resident survey ranges from 20% to 40%*).
- Survey results are statistically significant at a 95% confidence level. The lower response rate increased the margin of error to $\pm 6\%$.
 - Can be 95% confident that the results found in the report are within $\pm 6\%$ of the true result.
Example: 87% of sampled residents indicated their overall quality of life as excellent or good. We can deduce with 95% confidence that the population response would be between 81% and 93%.

FACETS OF A COMMUNITY

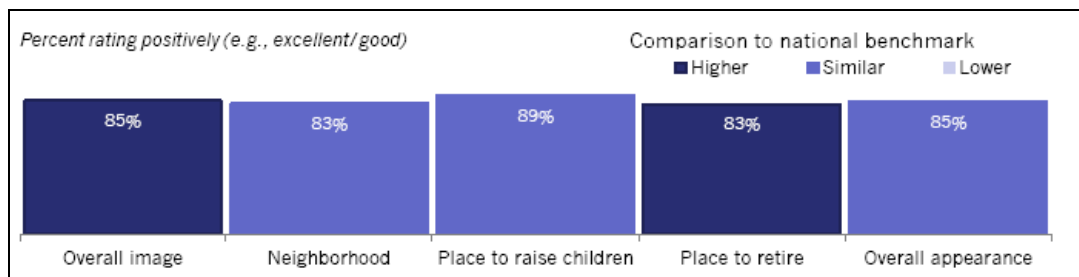
1. Safety
2. Mobility
3. Natural environment
4. Built environment
5. Economy
6. Recreation and wellness
7. Education
8. Enrichment and community engagement

** Survey tool helps us determine which areas are important to the community **

THREE PILLARS OF A COMMUNITY

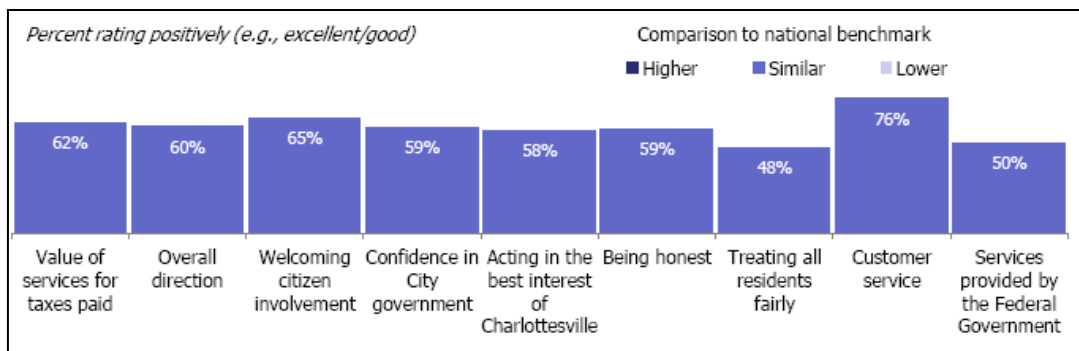
1. Community Characteristics

Place people want to live, retire, raise children; overall image and reputation



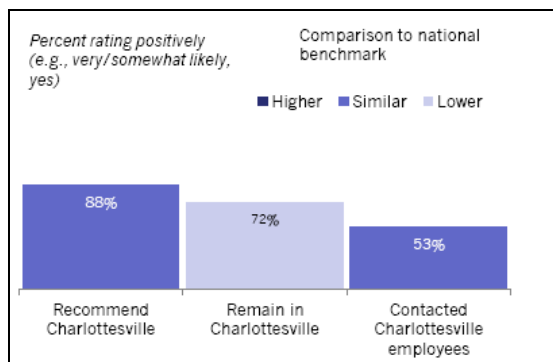
2. Government

How well we meet needs and expectations of residents, ratings about services provided relative to taxes paid, confidence in City government, honesty and customer service



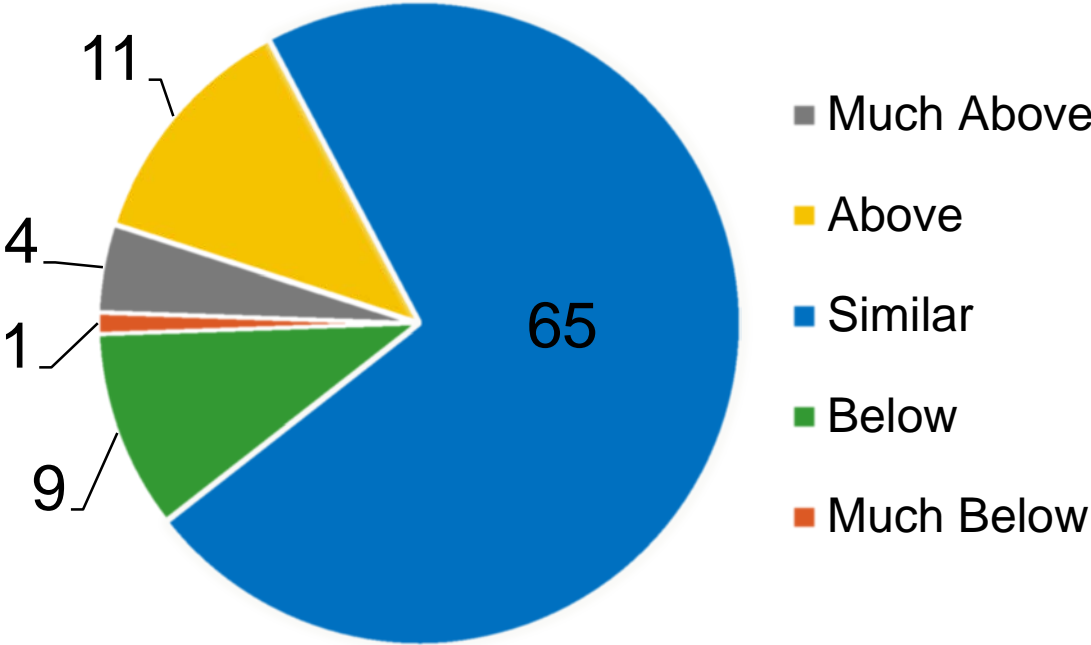
3. Participation

Citizens' engagement, shared sense of membership to the community, belonging and history



CHARLOTTESVILLE'S BENCHMARKS

Of the 90 items for which comparisons were available, the benchmark to other communities is shown:



OVERALL QUALITY OF LIFE

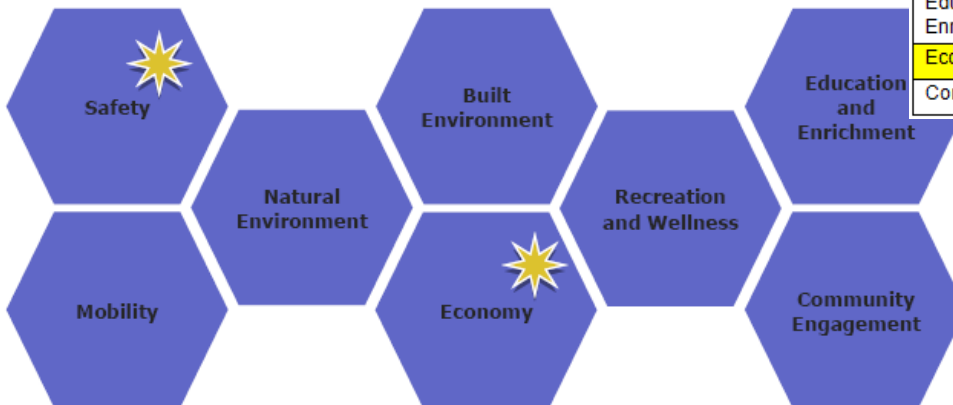
- **Similar** to the national benchmark, **87%** of residents rated quality of life overall in Charlottesville as excellent or good.
- **Safety** and **Economy** were identified as priorities (see chart below) over the next two years.

Facet	Percent "essential" or "very important"	Question Wording
Safety	82%	Overall feeling of safety in Charlottesville
Mobility	76%	Overall ease of getting to the places you usually have to visit
Natural Environment	70%	Quality of overall natural environment in Charlottesville
Built Environment	65%	Overall "built environment" of Charlottesville (including overall design, buildings, parks and transportation systems)
Recreation and Wellness	65%	Health and wellness opportunities in Charlottesville
Education and Enrichment	74%	Overall opportunities for education and enrichment
Economy	85%	Overall economic health of Charlottesville
Community Engagement	69%	Sense of community

Legend

- Higher than national benchmark
- Similar to national benchmark
- Lower than national benchmark

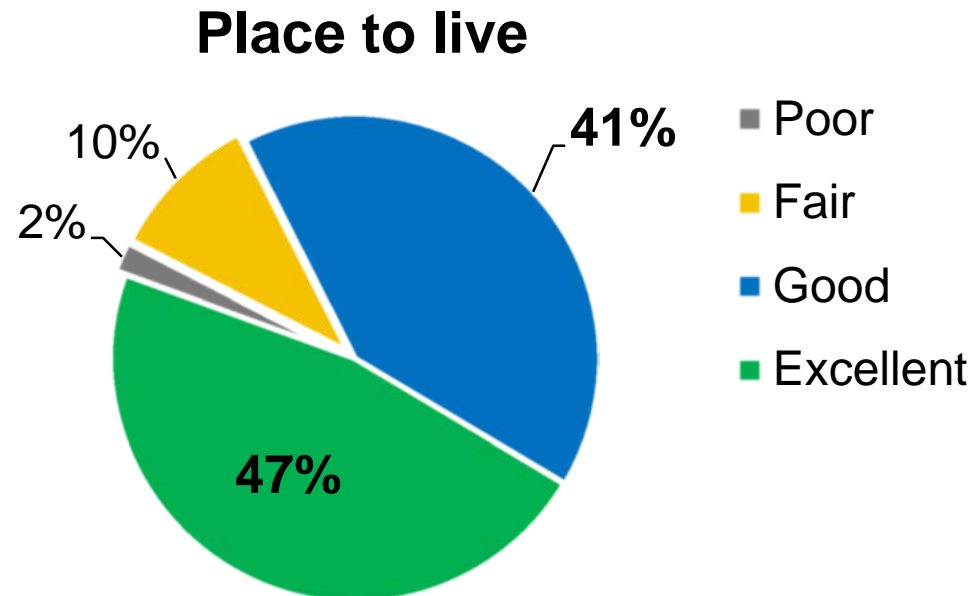
* Most important



COMMUNITY CHARACTERISTICS

What makes a community livable, attractive and a place where people want to be?

- Overall quality of life represents the natural ambience, services and amenities that make for an attractive community.
- **Similar** to national benchmark, **88%** of residents rated Charlottesville as an excellent or good place to live.



ASPECTS OF COMMUNITY CHARACTERISTICS

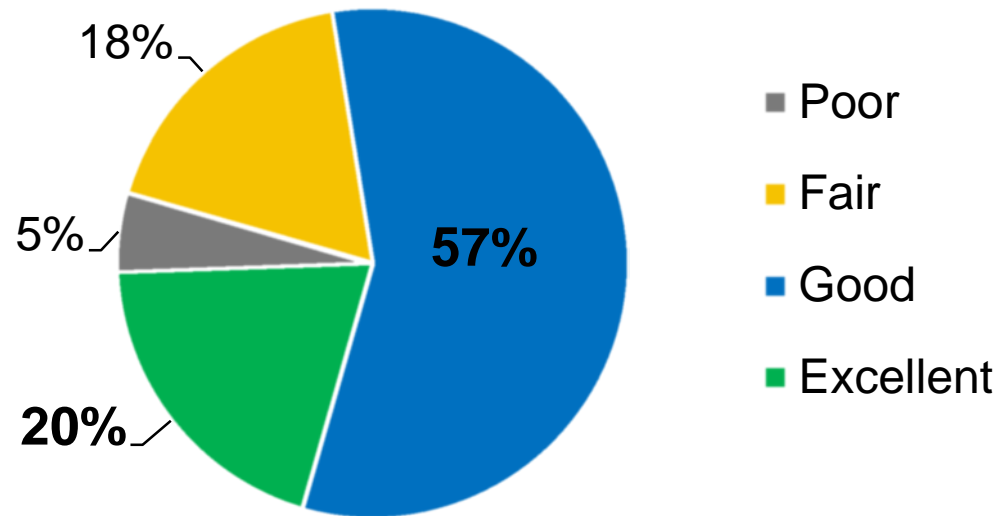
Facets	Lower than National Benchmark	Higher than National Benchmark
Mobility	<ul style="list-style-type: none"> • Travel by car (48%) • Public Parking (21%) • Traffic Flow (23%) 	
Built Environment	<ul style="list-style-type: none"> • Affordable quality housing (29%) 	
Economy	<ul style="list-style-type: none"> • Cost of living (29%) 	<ul style="list-style-type: none"> • Vibrant downtown/ commercial area (76%) • Place to Visit (85%)
Recreation and Wellness		<ul style="list-style-type: none"> • Health & Wellness (84%) • Health care (71%)
Education and Enrichment		<ul style="list-style-type: none"> • Education & enrichment opportunities (89%) • Cultural/arts/music activities (84%) • Adult education (82%)

GOVERNANCE

How well does the government of Charlottesville meet the needs and expectations of residents?

- **Similar** to national benchmark , **77%** of residents rated excellent or good.

Quality of City Services



ASPECTS OF GOVERNANCE

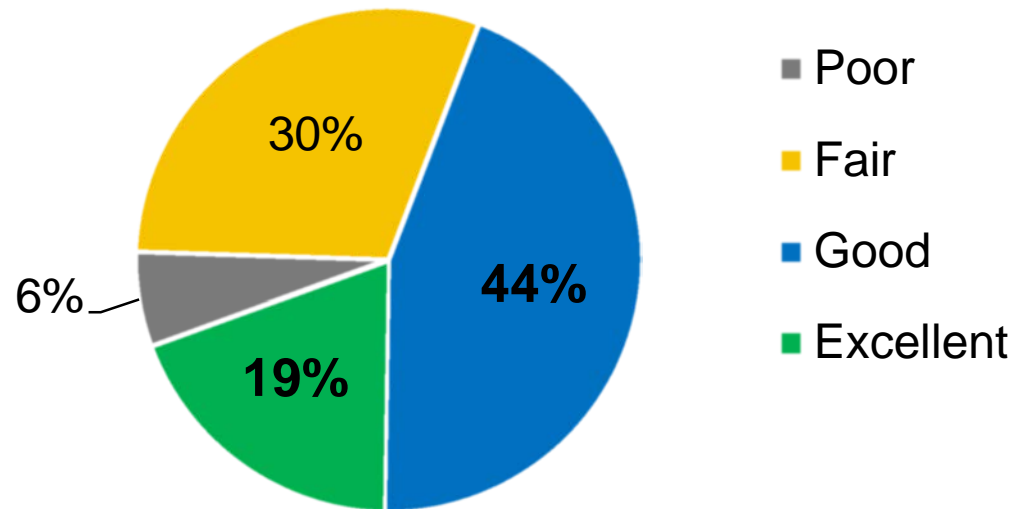
Facets	Lower than National Benchmark	Higher than National Benchmark
Safety	<ul style="list-style-type: none">• Crime Prevention (49%)	none
Mobility	<ul style="list-style-type: none">• Snow Removal (48%)	
Built Environment	<ul style="list-style-type: none">• Cable Television (49%)	

PARTICIPATION

Are residents of Charlottesville connected to the community and each other?

- **Similar** to national benchmark, **66%** of Charlottesville residents give positive ratings to the sense of community.

Sense of Community



ASPECTS OF PARTICIPATION

Facets	Lower than National Benchmark	Higher than National Benchmark
Mobility		<ul style="list-style-type: none">• Used public transportation instead of driving (50%)• Carpooled instead of driving alone (58%)• Walked or biked instead of driving (82%)
Economy		<ul style="list-style-type: none">• Worked in Charlottesville (68%)
Education and Enrichment	<ul style="list-style-type: none">• Used Charlottesville public libraries (53%)	<ul style="list-style-type: none">• Attended a City-sponsored event (65%)
Community Engagement		<ul style="list-style-type: none">• Volunteered (59%)• Participated in a club (40%)

TREND OVER TIME – 2012 COMPARED TO 2014

2014 Rating vs. 2012	Community Characteristics	Governance	Participation
Increase	Education and Enrichment <ul style="list-style-type: none"> • K-12 Education 		
Decrease	Built Environment <ul style="list-style-type: none"> • New development in Charlottesville 	Safety <ul style="list-style-type: none"> • Crime Prevention • Emergency Preparedness 	Education and Enrichment <ul style="list-style-type: none"> • Used Charlottesville public libraries
		Mobility <ul style="list-style-type: none"> • Snow Removal • Bus or transit services 	Community Engagement <ul style="list-style-type: none"> • Attended a local public meeting • Watched a local public meeting
		Built Environment <ul style="list-style-type: none"> • Code enforcement • Cable television 	

CUSTOM PRIORITY QUESTIONS

- Respondents categorized **13 goals** as high, moderate or low priorities, or not a priority at all for the City of Charlottesville.
- They were asked to indicate to what extent the City was making progress in addressing the goal.

RESPONSE SUMMARY

Priority areas ranking

- Of the 13 potential priorities, 8 were considered high or moderate priorities by 90% of the residents.

Progress made toward priority areas

- Majority of residents responded that the City had made significant or some progress in 12 of the 13 areas.
- However, **one priority area** had 54% of residents reporting **little or no** progress has been made:

All residents have safe and affordable housing.

SUMMARY

Highlighted areas: high priority but little progress perceived to be made

Priority Areas	Rank in Priority (percent rated high or moderate priorities)	Rank in Progress (percent rated significant or some progress)
Residents are safe in the City of Charlottesville	1st (95%)	8th (66%)
Children are successful in school and prepared for adult life	2nd (95%)	5th (76%)
Residents have employment that is stable and adequate to meet their needs	3rd (94%)	12th (54%)
All residents have safe and affordable housing	4th (93%)	13th (46%)
Residents are treated fairly and equally regardless of race or any other factor	5th (90%)	10th (62%)
Residents in crisis have their needs met	6th (90%)	9th (63%)

SUMMARY CONTINUED...

Priority Areas	Rank in Priority (percent rated high or moderate priorities)	Rank in Progress (percent rated significant or some progress)
Children arrive at kindergarten healthy and ready to learn	7th (90%)	2nd (79%)
Residents have access to health care services	8th (90%)	7th (69%)
The City has a comprehensive transportation system	9th (88%)	1st (81%)
Homeless individuals are able to obtain shelter	10th (83%)	11th (58%)
Seniors live as independently as possible in safe, affordable housing	11th (80%)	6th (74%)
Children have access to out-of-school activities	12th (80%)	4th (76%)
The City partnerships with Albemarle County, University of Virginia and other organizations	13th (79%)	3rd (77%)

OPEN-ENDED RESPONSES

What do you see as the biggest single issue facing the City of Charlottesville in the next several years?	
	Percent of Responses
Traffic, parking and public transportation	24%
Cost of living and lack of affordable housing	17%
Safety, crime and law enforcement	16%
Growth management and planning	10%
Economic and social inequality	8%
Economic development and employment	8%
Governance, budget and political climate	4%
Schools and education funding	2%
City infrastructure	1%
Don't know	3%
Other	6%

STRATEGIC PLAN OUTCOMES

- **Several Strategic Plan goals report performance outcomes that result from the National Citizen Survey™**
- **Next pages show results from 2012 (if available) compared to 2014**
- **Complete update with all outcomes to be presented in near future**

STRATEGIC PLAN OUTCOMES



Goal 2: Be a safe, equitable, thriving and beautiful community		
Outcome measures	Percent rated excellent or good 2012	Percent rated excellent or good 2014
Residents feel safe in their neighborhoods during day and nighttime hours	94%	96%
Residents satisfied with management of natural resources	67%	59%
Residents satisfied with overall appearance of the City	84%	85%
Residents satisfied with health and wellness options	Health and wellness: N/A Mental health care: N/A Preventative health services: 74% Health care: 68%	Health and wellness: 84% Mental health care: 51% Preventative health services: 73% Health care: 71%
Residents satisfied with access to various transportation modes (transit, pedestrian, auto, etc.)	Ease of walking: 69% Ease of travel by public transit: N/A Ease of travel by car: 48% Ease of cycling: 46%	Ease of walking: 65% Ease of travel by public transit: 42% Ease of travel by car: 48% Ease of cycling: 43%

STRATEGIC PLAN OUTCOMES



Goal 2: Be a safe, equitable, thriving and beautiful community		
Outcome measures	Percent rated excellent or good 2012	Percent rated excellent or good 2014
Residents rate Charlottesville as a good or great place to live	88%	88%
Residents satisfied with public services	81%	77%
Residents who indicate the City is a welcoming place for all	Welcoming citizen involvement: 64% Neighborliness: N/A Openness and acceptance: 68%	Welcoming citizen involvement: 65% Neighborliness: 62% Openness and acceptance: 61%

STRATEGIC PLAN OUTCOMES



Goal 5:Foster strong connections		
Outcome measures	Percent rated excellent or good 2012	Percent rated excellent or good 2014
Residents who indicate they are connected to the City of Charlottesville	Sense of Community: 79% Remain in Charlottesville for the next five years: 70% Recommend Charlottesville: 85%	Sense of Community: 64% Remain in Charlottesville for the next five years: 72% Recommend Charlottesville: 88%
Residents who indicate the City fosters an environment where diversity is nurtured and respected	Openness and acceptance: 68% Treating all residents fairly: N/A	Openness and acceptance: 61% Treating all residents fairly: 48%
Residents who indicate their opinions matter to the City	Confidence in City government: N/A Acting in best interest of Charlottesville: N/A	Confidence in City government: 59% Acting in best interest of Charlottesville: 58%

- #2 America's Best College Towns (*Travel and Leisure*, 2013)
- #26 out of top 100 Places to Live (Livability.com, 2013)

CONCLUSION

- Top Place to Retire (*Kiplinger's Magazine*, 2010)
- #1 City for Retirement (Kiplinger.com, 2010)

1. Charlottesville residents enjoy a high quality of life

- 8 out of 10 residents rated the overall image of the City and the City as a place to retire higher than national benchmark
- Overall ratings on the City as a place to raise children and quality of life higher in 2014 than 2012

2. Education and Enrichment is a strong feature, but there is room for improvement

- Both received high ratings, and in general higher than the national benchmarks
- Very high priority for the community that children start school ready to learn and prepared for adult life
- Majority reports seeing some progress in these areas

CONCLUSION



3. Participation in alternative transportation is high, but room for improvement

- 9 in 10 indicated that a comprehensive transportation system is a priority
- Travel by car, public parking, traffic flow and snow removal were lower when compared to the benchmark
(Possible explanation may be interchange construction)
- 81% suggested that progress has been made in these areas

4. The Economy is important for residents

- Compared to benchmarked communities, more residents indicated they work in the City and gave positive ratings to the vibrant downtown
- Cost of living and lack of affordable housing is reported to be second biggest concern facing the City
- Having stable employment to meet needs is a high to moderate priority, but only half reported seeing progress in these areas

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