

## **CHARLOTTESVILLE CITY COUNCIL MEETING**

**April 3, 2023 at 4:00 p.m.**

**In person: Council Chamber, 605 E. Main Street**

**Virtual/electronic: Zoom**

The Charlottesville City Council met on Monday, April 3, 2023. The meeting was held in hybrid format with Council members and public seating in Council Chamber, and electronic participation on the Zoom webinar platform. Mayor Lloyd Snook called the meeting to order, and Clerk of Council Kyna Thomas called the roll, noting the following councilors present: Mayor Lloyd Snook, Vice Mayor Juandiego Wade and Councilors Michael Payne, Brian Pinkston and Leah Puryear.

On motion by Wade, seconded by Pinkston, Council unanimously ADOPTED the meeting agenda.

### **REPORTS**

#### **1. REPORT: The Center at Belvedere Annual Report**

Peter Thompson, Executive Director, presented the annual report for The Center at Belvedere. The Center's mission is to positively impact the community by creating opportunities for healthy aging through social engagement, physical well-being, civic involvement, creativity, and lifelong learning.

Melanie Benjamin, Philanthropy Director at The Center at Belvedere, reviewed financial and programming highlights for Fiscal Year 2022. Some of the highlights were:

- 969 made a gift to support healthy aging
- 6,715 classes, events, programs and trips offered
- 283 volunteers
- 77 volunteer program leaders
- \$38,842 member scholarships
- 23 nonprofits supported by Center volunteers, and
- the installation of a permanent art exhibit.

Councilors provided feedback.

#### **2. REPORT: UVA Law review for City Boards and Commissions**

Mayor Snook introduced the item, stating that the city has a number of boards and commissions with varying rules, bylaws, membership requirements, term limits, mission creep, etc., and he asked Professor Andrew Block with the UVA School of Law to have students from the State and Local Government Policy Clinic review the boards and commissions landscape to offer recommendations for improvement.

Law students McKayla Brush and Madison Clark made the presentation which concluded with recommendations regarding board creation, board oversight, and board dissolution. Possible next

steps were:

1. Set uniform appointment times
2. Create uniform onboarding training
3. Establish a process to review the ongoing value of each non-statutory board or commission
4. Assess the current organizational structure
5. Determine which implementation method should be used to address board creation guidelines
6. Determine how and whether to incorporate these guidelines and approaches into existing boards
7. Identify other areas for further work

Councilors indicated a desire to give better direction to boards and commissions, to look into how to implement several of the recommendations, and to streamline processes.

Interim City Manager Michael Rogers stated that boards and commissions would be discussed as part of the Strategic Planning retreat in May.

Professor Block stated that he would be willing to have Local Government Policy Clinic students work on future projects.

With no closed session, Mayor Snook recessed the meeting at 5:34 p.m.

## **BUSINESS SESSION**

City Council began the business session at 6:30 p.m. with a moment of silence.

## **ANNOUNCEMENTS**

Vice Mayor Wade announced that the Charlottesville Albemarle Convention & Visitors Bureau (CACVB) partnered with Wheel the World to complete more than 60 accessibility assessments for hospitality and tourism businesses and attractions throughout the Charlottesville area. The entities assessed included 25 restaurants, 18 accommodations, 11 attractions, 6 vineyards and the Charlottesville Albemarle Airport. The CACVB is only the second destination management organization in the country to complete these extensive assessments. This effort is part of the CACVB's overarching "Tourism For All" initiative, which is aimed at creating a destination-wide inviting experience for all visitors.

Councilor Puryear announced the unveiling of the Honorary Black History Pathway sign on April 8 at 4<sup>th</sup> and West Main Streets, followed by a celebration at the nearby George Washington Carver Center.

Councilor Payne announced that the Charlottesville Redevelopment and Housing Authority housing choice voucher waiver list was open and would close on April 7.

**RECOGNITIONS/PROCLAMATIONS**

Mayor Snook acknowledged the death of Muriel Wiggins, a former member of the Charlottesville School Board, and well-known community member.

**CONSENT AGENDA**

Clerk of Council Kyna Thomas read the following Consent Agenda items into the record:

- 3. MINUTES: March 16 budget work session, March 20 regular meeting, March 22 budget public hearing
- 4. RESOLUTION: Appropriating funding from the Virginia Land Conservation Fund for Moores Creek Parkland Acquisition - \$175,000 (2nd reading)

**RESOLUTION APPROPRIATING FUNDS for  
Virginia Land Conservation Fund Moores Creek Land Acquisition  
\$175,000**

**WHEREAS**, the City of Charlottesville, through Parks and Recreation, has been awarded funding from the Virginia Land Conservation Fund to acquire land along Moores Creek

**NOW, THEREFORE BE IT RESOLVED** by the Council of the City of Charlottesville, Virginia, that the sum of \$175,000 is hereby appropriated in the following manner:

**REVENUE**

\$175,000      Fund: 426                      WBS: PR-001                      G/L Account: 430080

**EXPENDITURES**

\$175,000      Fund 426                      WBS: PR-001                      G/L Account: 599999

**BE IT FURTHER RESOLVED**, that this appropriation is conditioned upon the receipt of \$175,000 from the Virginia Land Conservation Fund.

- 5. RESOLUTION: Appropriating funding from the Land and Water Conservation Fund for Moores Creek Parkland Acquisition - \$175,000 (2nd reading)

**RESOLUTION APPROPRIATING FUNDS from  
Land and Water Conservation Fund for  
Moores Creek Land Acquisition  
\$175,000**

**WHEREAS**, the City of Charlottesville, through Parks and Recreation, has been awarded funding from the Land and Water Conservation Fund to acquire land along Moores Creek

**NOW, THEREFORE BE IT RESOLVED** by the Council of the City of Charlottesville, Virginia, that the sum of \$175,000 is hereby appropriated in the following manner:

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**EXPENDITURES**

\$175,000      Fund 426                      WBS: PR-001                      G/L Account: 599999

**BE IT FURTHER RESOLVED**, that this appropriation is conditioned upon the receipt of \$175,000 from the Virginia Land and Water Conservation Fund.

6. ORDINANCE: Consideration of a Zoning Text Amendment – Planned Unit Developments – Development Size for Urban Corridor Mixed Use District (URB) (carried)
7. RESOLUTION: Appropriating funding for the Runaway Emergency Shelter Program Grant - \$209,444 (carried)
8. RESOLUTION: Appropriating funding from the Batten Family Fund Grant Award - \$40,000 (carried)

Mayor Snook opened the floor for public comment on the Consent Agenda. No speakers came forward.

On motion by Pinkston, seconded by Payne, Council by a vote of 5-0 (Ayes: Payne, Pinkston, Puryear, Snook, Wade; Noes: none) ADOPTED the Consent Agenda.

**CITY MANAGER REPORT**

Interim City Manager Michael Rogers reported on the following items.

- The seasonal opening of fountains on Downtown Mall, with assurance that the fountains are compliant with the Americans with Disabilities Act.
- The lifting of seating limitations in Council Chamber, stating that an agenda memo will come before Council on April 17 proposing to redefine operational procedures that govern the use of Council Chamber and set a protocol for meetings of boards and commissions effective May 1.
- Beverley Multrey, Principal Consultant with Gallagher, made a presentation regarding the city's classification and compensation study and answered questions for Council, noting that work is still in progress. Human Resources Director Mary Ann Hardie also responded to Council questions.

Councilor Pinkston asked about the migration of the current financial system, SAP. Mr. Rogers stated that the current system will be out of date in a few years and a team is working to be ready to migrate to a newer version, with the help of a vendor who will be selected after responses are

reviewed from the request for proposals.

## **COMMUNITY MATTERS**

Mayor Snook opened the floor for comments from the public.

1. Derek Hartline, city resident, spoke about precinct polling places in the city and the need to provide clarity to residents who could become confused by possible school name changes. He requested holding off on school name changes indefinitely. (Vice Mayor Wade stated that the school renaming process is on hold until after the November elections.)
2. John Hossack, city resident, spoke about the impacts of Airbnbs and other proposals in the Draft Zoning Ordinance.
3. Sylethia Carr, city resident, spoke about affordable housing needs for the decreasing African American population in the city. She spoke about the increase in homelessness in the Downtown area and the need for increased integration in more neighborhoods.
4. Brian Campbell, city resident, requested more funding for the Pathways program to help with housing costs.
5. Matthew Gillikin, city resident and Co-chair of Livable Cville, encouraged Council to fund the Dogwood Properties acquisition. He invited the community to a housing and racial equity webinar on April 19.
6. Marcia Geyer, city resident, spoke about Council meetings and the need to make accommodations for people to join by Zoom once Council Chamber is fully re-opened.

## **ACTION ITEMS**

### **9. PUBLIC HEARING/ORDINANCE: FY2024 City Budget and Annual Tax Levy for Tax Year 2023**

Mr. Rogers introduced the item and Krisy Hammill, Budget Director, made the presentation.

Mayor Snook opened the public hearing. With no speakers coming forward, Mayor Snook closed the public hearing.

Councilor Payne encouraged public input and Council agreed to carry the ordinances to the April 11 special meeting for second reading and vote.

**a. ORDINANCE: Establishing the Annual Tax Levy for Tax Year 2023 (carried)**

**b. ORDINANCE: Approving a budget and annual appropriation of funding for the City of Charlottesville for the Fiscal Year ending June 30, 2024 (carried)**

### **10. PUBLIC HEARING/RESOLUTION: Approval of Lease Agreement with Virginia Soccer Alliance, Inc. d/b/a Soccer Organization of the Charlottesville Area, Inc. (SOCA) for lease of Unity Field (1 Reading Resolution - Public Hearing)**

Brenda Kelley, Office of Community Solutions, summarized the request. Riaan Anthony, Parks and Recreation Deputy Director, spoke about the long-term relationship between the organization and the City.

Mayor Snook opened the public hearing and the following individuals spoke:

- Matt Wilson, Executive Director of SOCA, spoke in support of the lease.
- John Hossack, city resident and neighbor of the soccer field, spoke in support of the lease.

With no additional speakers, Mayor Snook closed the public hearing.

On motion by Pinkston, seconded by Wade, Council by a vote of 5-0 (Ayes: Payne, Pinkston, Puryear, Snook, Wade; Noes: none) APPROVED the resolution.

### **RESOLUTION**

#### **Approving a lease of a portion of Unity Field to the Virginia Soccer Alliance, Inc. d/b/a Soccer Organization of the Charlottesville Area, Inc.**

WHEREAS, the Soccer Organization of the Charlottesville Area (SOCA) desires to lease certain City-owned property for a term of five (5) years, and with option for renewal for up to five additional one year terms, and City Council has considered the terms of the proposed lease, and has conducted a public hearing in accordance with the requirements of Virginia Code Sec. 15.2-1800(B); NOW, THEREFORE,

BE IT RESOLVED by the Council of the City of Charlottesville, Virginia, that the lease of a portion of City-owned property known as Unity Field, Charlottesville, Virginia, to SOCA, presented to Council this same date for consideration, is hereby APPROVED and the City Manager is hereby authorized to execute the approved lease on behalf of City Council.

#### **11. RESOLUTION: Thomas Jefferson Planning District Commission 2023 Regional Natural Hazard Mitigation Plan update (postponed)**

Ian Baxter, TJPDC, presented the Regional Natural Hazard Mitigation Plan and resolution, and answered Council questions. He stated that annual meetings are held in May and that TJPDC usually presents an annual report to provide updates on progress of localities related to the five-year plan.

Mayor Snook expressed a desire for more time to review the Plan. Mr. Rogers stated that staff could bring the item back for a vote on April 17 and Council agreed to postpone the vote on the resolution until the next regular Council meeting.

#### **12. ORDINANCE: Adopting a new fee schedule for building permits and related fees (carried)**

Charles Miller, Building Official, stated that Neighborhood Development Services is in the process of rolling out a new permitting program to replace obsolete software and to implement a system that will have the capability to support the calculation of fees for the new simplified permit fee structure. Mr. Miller stated a goal to for the permit fees to become a self-sustaining operation.

Mayor Snook opened the public hearing.

- John Sales, Charlottesville Redevelopment and Housing Authority Executive Director, raised a question about fee impacts on low-income housing development.

Mayor Snook closed the public hearing and Council agreed to carry the item to the April 17 Consent Agenda for second reading and vote.

**13. RESOLUTION: Supplemental Appropriation of Federal Transit Operating and State and Federal Capital Grants - \$7,886,856 (carried)**

Garland Williams, Transit Director, presented the request for appropriation of funding for operations. The funds were expected and will cover expenses already incurred. Council agreed to carry the item to the April 17 Consent Agenda for second reading and vote.

**14. RESOLUTION: Appropriating \$5,000,000 to Charlottesville Redevelopment and Housing Authority for acquisition of Dogwood Properties (carried)**

Deputy City Manager Samuel Sanders presented a request for the city to co-acquire the 74-unit Dogwood Properties portfolio from Woodard Properties by awarding funding in the amount of \$5,000,000 to the Charlottesville Redevelopment and Housing Authority as half of the required funding for the transaction. CRHA would be responsible for adding the remaining \$5,000,000. CRHA has indicated readiness to enter into a loan agreement with a private lender, and the city would fund the balance of \$5M. The City would retain 50% interest in the portfolio and staff reviewed a ten-year pro forma which shows that the properties are profitable at this time. Mr. Sanders reviewed conditions connected to the city's funding and went through a series of questions for Council input in order to make the transaction a success.

Councilors reviewed benefits of joint ownership and capital investment. Mayor Snook requested holding the ongoing revenue funds distinguishable from other funds. Councilors spoke about preserving the legacy of Eugene Williams, who bought and refurbished the dilapidated properties forty years ago in order to positively impact children and families whom he believed were not faring well in public housing. Mr. Williams managed the properties for about twenty years before passing them on to the Woodards.

Council agreed to carry the item to the April 17 Council meeting for second reading and vote.

**COMMUNITY MATTERS (2)**

- John Sales, CRHA Executive Director, spoke about his conversation with Mr. Eugene Williams and Mr. Anthony Woodard, regarding the Dogwood Properties acquisition. and the use of the Housing Choice Voucher program. He further explained the funding options that were presented to Council.
- Emily Dreyfus, city resident, commended Mr. Sanders and Mr. Sales for working to carry on Mr. Eugene Williams's vision. She spoke about unallocated funds in the Vibrant Community Fund and requested appropriation to PHAR (Public Housing Association of

Residents) youth programs as well as the Pathways program. She requested funding for the Housing Authority's residence services, and she provided data about home ownership for black and white families in Charlottesville.

With no additional speakers coming forward, Mayor Snook closed Community Matters.

The meeting adjourned at 9:14 p.m.

BY Order of City Council

BY Kyna Thomas, Clerk of Council