



CHARLOTTESVILLE CITY COUNCIL MEETING MINUTES
July 7, 2025 at 4:00 PM
Council Chamber

The Charlottesville City Council held a regular meeting on Monday, July 7, 2025. Vice Mayor Brian Pinkston called the meeting to order, and Clerk of Council Kyna Thomas called the roll, noting the following councilors present: Vice Mayor Brian Pinkston and Councilors Natalie Oschrein, Michael Payne and Lloyd Snook. Mayor Juandiego Wade gave prior notice of his absence.

On motion by Snook, seconded by Payne, Council unanimously adopted the meeting agenda.

REPORTS

1. REPORT: FY25 Climate Program Update

Kristel Riddervold, Director of Sustainability, and Emily Irvine, Climate Program Manager, presented an update on the City's Climate Program progress over fiscal year 2025. The presentation included an annual report, an updated Greenhouse Gas inventory, and the fiscal year 2026 Climate Workplan. The report recognized the importance of celebrating successes from the past year and the need to consider the growing gap in federal leadership on climate, while maintaining a commitment to reach the city's climate goals.

CLOSED MEETING

On motion by Pinkston, seconded by Payne, Council voted unanimously to convene in a closed meeting as authorized by the Virginia Freedom of Information Act, as follows:

1. Under Virginia Code Section 2.2-3711(A)(1) for discussion and consideration of prospective candidates to be appointed to the following boards and/or committees:
 - a. Charlottesville Redevelopment and Housing Authority (CRHA); and
2. Pursuant to Virginia Code Section 2.2-3711(A)(7) for consultation with legal counsel pertaining to actual litigation where such consultation would adversely affect the negotiating or litigating posture of the public body, specifically *White v. City of Charlottesville*; and
3. Pursuant to Virginia Code Section 2.2-3711(A)(8) for consultation with legal counsel for specific legal advice pertaining to matters involving the City's zoning ordinances and Virginia's Freedom of Information Act.

On motion by Snook, seconded by Oschrein, Council voted 4-0 to certify the closed meeting (Ayes: Oschrein, Payne, Pinkston, Snook; Noes: none; Absent: Wade).

BUSINESS SESSION

The business session of the meeting began with a moment of silence.

ANNOUNCEMENTS

Councilor Oschrein announced an eBike demonstration at Tonsler Park on July 12th.

Councilor Payne announced the 17th Annual Summer Think Shop by Alex-Zan on July 17th, and the current openings for city boards and commissions with application deadline August 1st.

RECOGNITION/PROCLAMATIONS

Councilor Snook read a Proclamation of Recognition for Joe Mooney, former School Board member who recently passed away.

COMMUNITY MATTERS

Vice Mayor Pinkston opened the floor for comments from the public.

1. Scott Collins, city resident, spoke about issues with the City Zoning Ordinance in light of a recent court ruling. He spoke of other issues of an impending law suit coming next year. He suggested two options involving re-enacting the old Zoning Code or meeting requirements under the new Code.
2. Downing Smith, city resident, spoke about the Rivanna Water and Sewer Authority water supply plan. He stated that the city has outgrown its watershed and questioned whether the pipeline should be built.
3. Michael Crenshaw spoke on behalf of Livable Cville in support of reinstating the City's new Zoning Ordinance.
4. Emily Little, city resident, spoke in support of city council and staff protecting vulnerable citizens in light of recent events and increased funding to ICE. She commended the city for continuing to do climate action work. She commended Chris Gensic, Parks and Recreation, for work done to make the city a more pleasantly walkable city.
5. Alicia Lenahan, county resident, raised concerns about risks posed to the community by the United States Supreme Court decision regarding birth right citizenship, which will be effective July 28.
6. Susan McCulley, county resident, spoke about limiting impending harm due to increased ICE enforcement budgets. She requested that Council pass a resolution to require federal agents to be unmasked and identifiable.
7. Ronald Ignatz, county resident working in the city, spoke to raise awareness about the threat to naturalized citizens and others, given recent decisions at the federal level cutting Medicaid and SNAP benefits.
8. Sage Bradburn, county resident, spoke about the pressure the federal government is applying to local governments and law enforcement, as outlined in a letter titled "Civil Division Enforcement Priorities".
9. Mary Stuart, county resident and property owner in the city, spoke about the Department of Justice threats to naturalized American citizens.
10. Chris Meyer, city resident, expressed concern about the City's third-party lawyers not meeting their deadlines regarding the City Zoning Code. He requested prompt review of next steps and he asked about accountability for Gentry Locke.
11. Tom Dale, county resident, requested that City Council take heed to conversation about pressures from the federal administration for immigration enforcement, and the spike in ICE arrests in Virginia.
12. Amanda Burns, city resident, expressed concern about the July 4th shooting on Orangedale Avenue, specifically about the easy access to weapons, the disregard for life, and the lack of accountability. She requested extended hours for community centers, investment in mentoring programs by professionals, mental health programs, expanding summer school, and several other options.
13. Don Gathers, city resident, asked why Council gave funding to the regional jail after public comments were against it and he suggested other uses for the funding. He requested that the police chief hold community forums.

CONSENT AGENDA

Clerk Thomas read the following Consent Agenda items into the record, and on motion by Snook, seconded by Oschrein, Council voted 4-0 to adopt the Consent Agenda (Ayes: Oschrein, Payne, Pinkston,

Snook; Noes: none; Absent: Wade).

2. MINUTES: June 2, 2025 regular meeting
3. RESOLUTION to allocate Housing Operations and Support ("HOPS") FY 26 Grant Funding for Affordable Housing and Homelessness Support Programs in the Amount of \$460,574 (2nd reading)

RESOLUTION

Allocating Housing Operations and Support (HOPS) FY26 Grant Funding for Affordable Housing and Homeless Support Programs in the amount of \$460,574

WHEREAS, the City of Charlottesville, Virginia, having established the Housing Operations & Program Support (HOPS) program to provide financial support for community agency programs aiding in affordable housing and homelessness relief, hereby allocates \$460,574 from the Charlottesville Affordable Housing Fund (CAHF) under Fund 426 Project: CP-084, as per the Capital Improvement Program budget for FY2026.

NOW, THEREFORE, BE IT RESOLVED that the City Council, having received and reviewed recommendations from the CAHF Committee on the expenditure of CAHF funds for the HOPS program, resolves to allocate the amount to the following HOPS applicants:

Fund	Project	GL Account	Applicant	Program /Initiative	Award
426	CP-084	530670	Albemarle Housing Improvement Program (AHIP)	System of Care	\$22,500
426	CP-084	530670	Community Services Housing, Inc. (CSH)	Housing Development Support	\$43,424
426	CP-084	530670	Georgia's Friends	Georgia's Friends Recovery Residence & Support Programs for Women	\$10,000
426	CP-084	530670	Habitat for Humanity of Greater Charlottesville	Homeownership Program	\$52,500
426	CP-084	530670	People and Congregations Engaged in Ministry (PACEM)	Case Management Program	\$50,000
426	CP-084	530670	Piedmont Housing Alliance	Charlottesville Affordable Housing Program	\$92,500
426	CP-084	530670	The Haven at First & Market Inc	Day Shelter Program	\$80,825
426	CP-084	530670	The Haven at First & Market Inc	Vital Housing Services Program	\$108,825

BE IT FURTHER RESOLVED that all funding awards within this resolution shall be provided as grants to the entities listed under the "Applicant" column above to be used solely for the purposes outlined in their respective grant applications and any subsequent grant agreement. The City Manager

is authorized to negotiate and execute funding grant agreements with each recipient to ensure proper utilization of funds.

4. RESOLUTION to appropriate additional funds for the Virginia Department of Transportation ("VDOT") City of Charlottesville, Virginia ("City") Project Portfolio (\$23,317,263) (2nd reading)

RESOLUTION

Appropriating \$23,317,263 for the Virginia Department of Transportation (VDOT) City of Charlottesville Project Portfolio

WHEREAS the City of Charlottesville has been awarded state and federal funds through the VDOT to locally administer various state funded transportation projects; and

WHEREAS the Council of the City of Charlottesville previously authorized the City Manager to revise and reallocate funding within the City's VDOT portfolio;

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Charlottesville, Virginia, that the sum of \$23,317,263 is hereby appropriated as follows:

Project: Barracks Rd @ Emmet St Intersection

UPC #: 111796

Revenues

\$495,738	Fund: 426	WBS Element: P-00972	GL Code: 430120 (Smart Scale)
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Expenditure

\$495,738	Fund: 426	WBS Element: P-00972	GL Code: 599999
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Project: Emmet Street Corridor Streetscape & Intersections

UPC #: 109551

Revenues

\$5,257,378	Fund: 426	WBS Element: P-00932	GL Code: 430120 (Smart Scale)
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Expenditure

\$5,257,378	Fund: 426	WBS Element: P-00932	GL Code: 599999
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Project: Dairy Road Bridge

UPC #: 118295

Revenues

\$5,409,161	Fund: 426	WBS Element: P-01068	GL Code: 430120 (Smart Scale)
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Expenditure

\$5,409,161	Fund: 426	WBS Element: P-01068	GL Code: 599999
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Project: East High Street

UPC #: 109480

Revenues

\$500,000	Fund: 426	WBS Element: P-00931	GL Code: 430117 (Revenue Share)
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\$7,806,836	Fund: 426	WBS Element: P-00931	GL Code: 430120 (Smart Scale)
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Transfers from City Undergrounding Utility Project Account (for City Match)

\$3,090,985	Fund: 426	WBS Element: P-00127	GL Code: 599999
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Expenditure

\$11,397,821 Fund: 426 WBS Element: P-00931 GL Code: 599999

Project: Pedestrian Improvements at Preston Ave/Harris Street

UPC #: 113918

Revenues

\$410,801 Fund: 426 WBS Element: P-01069 GL Code: 430120 (HSIP)

Expenditure

\$410,801 Fund: 426 WBS Element: P-01069 GL Code: 599999

Project: 10th and Grady

UPC #: 113916

Revenues

\$327,129 Fund: 426 WBS Element: P-01092 GL Code: 430120 (HSIP)

Expenditure

\$327,129 Fund: 426 WBS Element: P-01092 GL Code: 599999

Project: Bike/Ped Washington Park

UPC #: 113861

Revenues

\$13,274 Fund: 426 WBS Element: P-01052 GL Code: 430120 (HSIP)

Transfers from Parks and Rec Trails Project Account (for City Match)

\$5,961 Fund: 426 WBS Element: PR-001 GL Code: 599999

Expenditure

\$19,235 Fund: 426 WBS Element: P-01052 GL Code: 599999

5. RESOLUTION to amend the City of Charlottesville, Virginia ("City"), CDBG and HOME Funding Awards for Program Year 2025-26, a Minor Amendment to the City's 1-Year Annual Action Plan, in the amounts of \$6,835.00 (CDBG) and \$2,859.47 (HOME) (2nd reading)

a. Resolution appropriating Community Development Block Grant ("CDBG") funds anticipated from the U.S. Department of Housing and Urban Development for Program Year 2025-26, in the approximate amount \$445,452, amended

RESOLUTION

Appropriating Community Development Block Grant ("CDBG") Funds Anticipated from the U.S. Department of Housing and Urban Development for Program Year 2025-26, in the Approximate Amount \$445,452, Amended

WHEREAS the City has been advised by the U.S. Department of Housing and Urban Development ("HUD") that it is eligible to receive an anticipated Community Development Block Grant ("CDBG") allocation for the 2025-26 program year, in the approximate amount of \$445,452; and

WHEREAS City Council previously approved the CDBG program funding recommendations of the City's CDBG/HOME Taskforce at a public hearing held on May 5, 2025 (#R-25-039);

NOW, THEREFORE, BE IT RESOLVED by the City Council of Charlottesville, Virginia, that upon receipt of anticipated CDBG funding from the U.S. Department of Housing and Urban Development, said funds are hereby amended and appropriated to the following individual expenditure accounts in the Community Development Block Grant Fund in accordance with the respective purposes set forth; provided, however, that the City Manager is hereby authorized to transfer funds between and among such individual accounts as circumstances may require, to the extent permitted by applicable federal grant regulations, as set forth below:

Economic Development Activities

<i>Fund</i>	<i>SAP Order #</i>	<i>Funding Recommendation</i>	<i>Award</i>
218	1900593	CIC Entrepreneur Programs	\$25,000.00
218	1900594	LVCA Beginning Workforce Development	\$50,000.00

Subtotal, Economic Development: \$75,000.00

Public Facilities & Infrastructure Enhancements

<i>Fund</i>	<i>SAP Order #</i>	<i>Funding Recommendation</i>	<i>Award</i>
218	1900595	Arc of the Piedmont Shower Replacement at Shamrock Group Home	\$20,500.00

Subtotal, Public Facilities & Infrastructure: \$20,500.00

Affordable Housing Activities

<i>Fund</i>	<i>SAP Order #</i>	<i>Funding Recommendation</i>	<i>Award</i>
218	1900592	AHIP Charlottesville Critical Home Rehabs	\$140,000.00

Subtotal, Affordable Housing: \$140,000.00

Public Services Activities

<i>Fund</i>	<i>SAP Order #</i>	<i>Funding Recommendation</i>	<i>Revised Award</i>
218	1900596	PHA Financial Opportunity Center (FOC) Credit Club	\$21,683.75
218	1900597	PHAR Resident-Involved Redevelopment	\$22,960.30
218	1900598	The Haven Coordination of Community Service Providers	\$22,173.75

Subtotal, Public Services: \$ 66,817.80

Programmatic Funds

<i>Fund</i>	<i>SAP Cost Center</i>	<i>Funding Recommendation</i>	<i>Revised Appropriation</i>
218	3914001000	CDBG Planning & Admin	\$89,090.40
218	3914001000	Council Strategic Development Fund	\$54,043.80

Subtotal, Programmatic: \$ 143,134.20

Total PY25 Funding Recommendations: \$445,452.00

In the event that funding received from the U.S. Department of Housing and Urban Development differs from the amounts referenced above, all appropriated amounts may be administratively increased/reduced at the same prorated percentage of change to actual funding received. No subrecipient's grant may be increased above their initial funding request without further consideration by Council.

BE IT FURTHER RESOLVED that this appropriation is conditioned upon the receipt of not less than \$445,452.00 in CDBG funds from the U.S. Department of Housing and Urban Development for program year 2025-26, and all subrecipient awards are also conditioned upon receipt of such funds.

BE IT FURTHER RESOLVED that any unspent funds available after the approved activity is completed and closed out with HUD will hereby be returned to the unallocated lump sum account within Fund 218 to be reallocated to suitable new activities by Council at a later date.

FINALLY, BE IT FURTHER RESOLVED that the funding award appropriated within this resolution will be provided as a grant to a private non-profit, charitable organization (“subrecipient”) and shall be utilized by the subrecipient solely for the purpose(s) stated within their approved Scope of Work. The City Manager is hereby authorized to enter into a funding agreement with the subrecipient named herein as deemed advisable to ensure that all grant funds are expended for their intended purposes and in accordance with applicable federal and state laws and regulations.

b. Resolution approving HOME Investment Partnership Program activity with funds anticipated from the U.S. Department of Housing and Urban Development for Program Year 2025-26, in the approximate amount of \$85,876.13, Amended

RESOLUTION

Approving HOME Investment Partnership Program Activity with Funds Anticipated from the U.S. Department of Housing and Urban Development for Program Year 2025-26, in the Approximate Amount of \$85,876.13, Amended

WHEREAS the City of Charlottesville (“City”) has been advised by the U.S. Department of Housing and Urban Development (“HUD”) that the region served by the Thomas Jefferson HOME Consortium (“TJHC”) is eligible to receive a HOME Investment Partnerships program (“HOME”) allocation for the 2025-26 program year, in the approximate amount of \$687,009.06 , of which the City anticipates receipt of approximately \$85,876.13 to support local affordable housing (“AH”) initiatives; and

WHEREAS City Council previously approved the HOME program funding recommendations of the City’s CDBG/HOME Taskforce at a public hearing held on May 5, 2025 (#R-25-040); and

WHEREAS the City of Charlottesville had in prior years appropriated local funds from the CAHF to meet HUD’s 25% local match funds requirement on behalf of the members of the Thomas Jefferson HOME Consortium, the City will now certify with HUD certain CAHF- funded projects in the current program year to meet the local match funds requirement, as established through the 2025 Cooperation Agreement established between Charlottesville & Thomas Jefferson Planning District Commission (“TJPDC”), thereby significantly reducing the administrative burden on staff from both parties;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Charlottesville, Virginia, that upon receipt of this anticipated HOME funding from the U.S. Department of Housing and Urban Development, that the following HOME-funded affordable housing activity is approved:

<i>PY</i>	<i>Subrecipient</i>	<i>Funded Activity</i>	<i>Revised Award</i>
PY25	Piedmont Housing Alliance	905 Rives St. Townhomes AH	\$85,876.13

BE IT FURTHER RESOLVED that this appropriation of subrecipient award funds is conditioned upon the receipt by the City of not less than \$85,876.13 in HOME funds as the city’s local share of HOME funds received by the Thomas Jefferson Area HOME Consortium from the U.S. Department of Housing and Urban Development for Program Year 2025-26.

If funding received from the U.S. Department of Housing and Urban Development for Program Year 2025-26 differs from the amounts referenced above, all appropriated amounts may be administratively

increased/reduced at the same prorated percentage of change to actual funding received. No subrecipient's funding award may be increased above their initial funding request without further consideration by Council.

FINALLY, BE IT FURTHER RESOLVED that the funding award appropriated within this resolution will be provided as a grant to a private non-profit, charitable organization ("subrecipient") and shall be utilized by the subrecipient solely for the purpose(s) stated within their approved agreement, as approved by TJPDC staff in accordance with the 2024 Charlottesville/TJPDC Cooperation Agreement. The City Manager is hereby authorized to enter into a funding agreement with the subrecipient named herein as deemed advisable to ensure that all grant funds are expended for their intended purposes and in accordance with applicable federal and state laws and regulations.

6. RESOLUTION to amend and Reallocate Tax and Rent Relief Budgets (2nd reading)

RESOLUTION

Resolution to Amend and Reallocate FY 2025 Budget for Tax and Relief Accounts

WHEREAS the City of Charlottesville through the FY 2024 Budget process allocated a total of \$2,718,000 to be used for the tax, homeownership, and rent relief programs;

WHEREAS, the amounts originally budgeted for tax and rent relief were based on projections and do not align with the actual awards for each program;

WHEREAS, the amounts of real estate tax revenue to be collected in FY 2025 will be in excess of the amount budgeted by an amount sufficient to cover this amendment;

THEREFORE, BE IT RESOLVED by the Council of the City of Charlottesville, Virginia that the tax, homeownership and rent relief budgets be amended in the following manner:

Budget Increases

\$ 38,615.09	Fund: 105	Cost Center: 1813003000	G/L Code: 540061
\$230,000.00	Fund: 105	Cost Center: 3343019000	G/L Code: 540065
\$317,610.97	Fund: 105	Cost Center: 9900000000	G/L Code: 400010

Budget Decreases

\$ 28,354.86	Fund: 105	Cost Center: 1813004000	G/L Code: 540062
\$ 63,330.50	Fund: 105	Cost Center: 1813005000	G/L Code: 540064
\$483,213.19	Fund: 105	Cost Center: 1813006000	G/L Code: 540064
\$ 11,327.51	Fund: 105	Cost Center: 1813007000	G/L Code: 540065

Account Code	Relief Type	Original Budget	Adjustments	Revised Budget	Actual
1813003000-540061	Rent Relief for Disabled	\$ 118,000.00	\$ (38,615.09)	\$ 79,384.91	\$ 79,384.91
1813004000-540062	Rent Relief for Elderly	38,000.00	28,354.86	66,354.86	66,354.86
1813005000-540063	Tax Relief for Disabled	231,000.00	63,330.50	294,330.50	294,330.50
1813006000-540064	Tax Relief for Elderly	1,016,000.00	483,213.19	1,499,213.19	1,499,213.19
1813007000-540065	Stormwater Assistance	20,000.00	11,327.51	31,327.51	31,327.51
3343019000-540065	CHAP	1,295,000.00	(230,000.00)	1,065,000.00	1,065,000.00
		\$ 2,718,000.00	\$ 317,610.97	\$ 3,035,610.97	\$ 3,035,610.97

BE IT FURTHER RESOLVED by the Council of the City of Charlottesville, Virginia that should other budget adjustments to these accounts be necessary, the City Manager is authorized to do so in accordance with the reasoning set forth in this resolution.

7. LLC/Entity Creation Authorization Resolutions: Westhaven Phase One and Sixth Street Phase Two Redevelopment Projects (2nd reading)
 - a. Resolution authorizing entity formation for Sixth Street Redevelopment Phase Two

**RESOLUTION RATIFYING OR APPROVING THE FORMATION BY
CHARLOTTESVILLE REDEVELOPMENT AND HOUSING AUTHORITY OF CERTAIN
ENTITIES TO FACILITATE THE RENOVATION OF THE SECOND PHASE OF SIXTH
STREET APARTMENTS**

WHEREAS, the Charlottesville Redevelopment and Housing Authority (“CRHA”) was created pursuant to the Virginia Housing Authorities Law (“Act”), found in Chapter 1, Title 36, Code of Virginia of 1950, as amended, and is now existing and operating as a public body corporate and politic, and the Act empowers CRHA to form corporations, partnerships, joint ventures, trusts, or any other legal entity or combination thereof, on its behalf or with any person or public or private entity; and

WHEREAS, CHRA’s Board of Commissioners has determined that it is appropriate to renovate its public housing community known as the Sixth Street Phase Two Apartments, located in the City of Charlottesville, Virginia (“City”), and to convert them from public housing to Project Based Voucher Housing (“Project”), in accordance with the Section 18 Demolition/Disposition Program of the U.S. Department of Housing and Urban Development; and

WHEREAS, the City’s Capital Improvement Plan 5-year program (FY25-FY29) is inclusive of a funding commitment in the not-to-exceed amount of \$3,000,000 for CRHA’s Sixth Street Phase 2 redevelopment project; and

WHEREAS CRHA intends to use a variety of funding sources, including, but not limited to, low-income housing tax credits (“LIHTC”), to finance the Project; and

WHEREAS, CRHA, through various entities, will apply to the Virginia Housing Development Authority, d/b/a Virginia Housing, for LIHTC, in part to provide financing for the Project, funding of debt service and other reserve funds, and the payment of other transaction costs related to the award of LIHTCs to the Project; and

WHEREAS, to secure funding, including but not limited to, LIHTC and/or VHDA funding for the Project, CRHA must create certain entities to undertake the development and redevelopment of the Project; and

WHEREAS § 36-19(12), Code of Virginia, 1950, as amended, requires, among other things, the approval by the local governing body of the formation by the CRHA of corporations, partnerships, joint ventures, trusts, or any other legal entity; and

WHEREAS, on September 23, 2024, the CHRA’s Board of Commissions adopted a Resolution authorizing the formation of such limited partnerships, limited liability companies (“LLCs”), and other entities as may be necessary to facilitate the participation of CHRA in

developing and financing the Project, subject to the approval of the City Council of the City of Charlottesville, Virginia (“City Council”).

NOW, THEREFORE, BE IT RESOLVED that City Council hereby ratifies the creation of the following LLCs, already created by, or to be created by CRHA, to enable CRHA to secure funding for the Project:

- Sixth Street Phase Two, LLC; and
- Sixth Street Redevelopment Management Phase Two, LLC; and

FURTHER, BE IT RESOLVED by City Council that CRHA is authorized to create the following LLCs, to enable CRHA to secure funding for the Project:

- Sixth Street Phase Two, LLC (or similar name); and
- Sixth Street Redevelopment Management Phase Two, LLC (or similar name).

b. Resolution authorizing entity formation for Westhaven Redevelopment Phase One

**RESOLUTION RATIFYING OR APPROVING THE FORMATION BY THE
CHARLOTTESVILLE REDEVELOPMENT AND HOUSING AUTHORITY OF CERTAIN
ENTITIES TO FACILITATE THE RENOVATION OF THE FIRST PHASE OF
WESTHAVEN APARTMENTS**

WHEREAS, the Charlottesville Redevelopment and Housing Authority (“CRHA”) was created pursuant to the Virginia Housing Authorities Law (“Act”) found in Chapter 1, Title 36, Code of Virginia, 1950, as amended, and is now existing and operating as a public body corporate and politic, and the Act empowers CRHA to form corporations, partnerships, joint ventures, trusts, or any other legal entity or combination thereof, on its own behalf, or with any person or public or private entity; and

WHEREAS, the CRHA’s Board of Commissioners has determined that it is appropriate to renovate its public housing community, known as the Westhaven Phase One Apartments, located in the City of Charlottesville, Virginia, and to convert them from public housing to Project Based Voucher housing in accordance with the Section 18 Demolition/Disposition Program of the U.S. Department of Housing and Urban Development (“Project”); and

WHEREAS, the City’s Capital Improvement Plan 5-year program (FY26-FY30) is inclusive of a funding commitment in the not-to-exceed amount of \$5,000,000 for CRHA’s Westhaven Phase 1 redevelopment project; and

WHEREAS, CRHA intends to use a variety of funding sources, including, but not limited to, low-income housing tax credits (“LIHTC”), to finance the Project; and

WHEREAS, CRHA, through various entities, will apply to the Virginia Housing Development Authority, d/b/a Virginia Housing for LIHTC, in part to provide financing for the Project, funding of debt service and other reserve funds, and the payment of other transaction costs related to the award of LIHTCs to the Project; and

WHEREAS, to secure funding, including, but not limited to, LIHTC and/or VHDA funding for the Project, CRHA must create certain entities to undertake the development and redevelopment of the Project; and

WHEREAS, § 36-19(12), Code of Virginia, 1950, as amended, requires, among other things, the approval by the local governing body of the formation by the CRHA of corporations, partnerships, joint ventures, trusts, or any other legal entity; and

WHEREAS, on June 13, 2024, the CRHA's Board of Commissioners adopted a Resolution authorizing the formation of such limited partnerships, limited liability companies ("LLCs"), and other entities as may be necessary to facilitate the participation of CRHA in developing and financing the Project, subject to the approval of the City Council of the City of Charlottesville, Virginia ("City Council").

NOW, THEREFORE, BE IT RESOLVED that City Council, hereby ratifies the creation of the following LLCs, already created by, or to be created by CRHA, to enable CRHA to secure funding for the Project:

- Westhaven Phase One, LLC; and/or
- Westhaven Redevelopment Management Phase One, LLC.

FURTHER, BE IT RESOLVED by City Council that CRHA is authorized to create the following LLCs, to enable CRHA to secure funding for affordable housing development/redevelopment projects at Westhaven:

- Westhaven Phase One, LLC (or similar name); and/or
- Westhaven Redevelopment Management Phase One, LCC (or similar name).

8. RESOLUTION to Appropriate Virginia Department of Criminal Justice Services - Victims of Crime Act Grant in the amount of \$123,600 (layover)

CITY MANAGER REPORT

Misty Graves, Director of Human Services, and the ANCHOR (Assisting with Navigation, Crisis Help, and Outreach Resources) Co-Response Team presented the ANCHOR Team's Year One Review. Norman Dorise, Mental Health Navigator, shared a story about support and resources provided by the ANCHOR Team to a family with an individual experiencing a mental health emergency.

City Manager Sanders addressed comments made during Community Matters about the recent violent incident on Orangedale Avenue, and matters related to the Zoning Ordinance/Development Code. He presented his quarterly FY25 Work Plan update, which addressed progress in each of the City's Strategic Outcome Areas.

ACTION ITEMS

9. Public Hearing and Ordinance for Partial Vacation of Stormwater Easements (501 Cherry Avenue)

Lauren Hildebrand, Director of Utilities, presented the request.

Vice Mayor Pinkston opened the public hearing. With no speakers, he closed the public hearing.

On motion by Payne, seconded by Oschrin, Council voted 4-0 to adopt the **ORDINANCE VACATING PORTIONS OF A STORM SEWER EASEMENT AND CONSTRUCTION EASEMENT LOCATED AT TMP 29-178 IN THE CITY OF CHARLOTTESVILLE, VIRGINIA**, waiving the second reading. (Ayes: Oschrin, Payne, Pinkston, Snook; Noes: none; Absent: Wade)

10. PUBLIC HEARING and ORDINANCE for Partial Vacation of Natural Gas Easement (Kenridge Lot 60)

Lauren Hildebrand, Director of Utilities, presented the request.

After clarifying questions from Councilor Oschrin, Vice Mayor Pinkston opened the public hearing. With no speakers, the public hearing was closed.

On motion by Payne, seconded by Snook, Council voted 4-0 to adopt the **ORDINANCE VACATING PORTION OF PUBLIC GAS EASEMENT LOCATED IN ALBEMARLE COUNTY, VIRGINIA (TMP: 060K0-00-05900 and 060K0-00-0-06000)**, waiving the second reading. (Ayes: Oschrin, Payne, Pinkston, Snook; Noes: none; Absent: Wade)

11. Public Hearing and Ordinance for Vacation of Stormwater Easement (100 Stadium Road)

Lauren Hildebrand, Director of Utilities, presented the request.

After clarifying questions from Councilor Oschrin, Vice Mayor Pinkston opened the public hearing. With no speakers, the public hearing was closed.

On motion by Payne, seconded by Snook, Council voted 4-0 to adopt the **ORDINANCE VACATING STORM EASEMENT LOCATED ON 100 STADIUM ROAD (TMP # 16-4)**. (Ayes: Oschrin, Payne, Pinkston, Snook; Noes: none; Absent: Wade)

12. Public Hearing and Ordinance Regarding an Easement to Dominion Energy for Undergrounding of Electrical Equipment at Pen Park and Quarry Road (layover)

Chris Gensic, Park and Trail Planner, presented the request.

Vice Mayor Pinkston opened the public hearing. With no speakers, the public hearing was closed.

On motion by Payne, seconded by Oschrin, Council voted unanimously to carry the ordinance to the July 21, 2025, meeting for second reading and vote on the Consent Agenda.

13. Public Hearing and Resolution for Dogwood Vietnam Memorial Foundation Lease at McIntire Park

Riaan Anthony, Director of Parks and Recreation, summarized the action and requirement for public hearing.

After clarifying questions from councilors, Vice Mayor Pinkston opened the public hearing. With no speakers, the public hearing was closed.

On motion by Payne, seconded by Snook, Council voted 3-1 (Ayes: Payne, Pinkston, Snook;

Noes: Oschrein; Absent: Wade) to adopt the resolution. Councilor Oschrein opposed, questioning the previous Memorandum of Understanding.

**RESOLUTION
APPROVING LEASE AGREEMENT BETWEEN THE DOGWOOD VIETNAM MEMORIAL
FOUNDATION AND THE CITY OF CHARLOTTESVILLE FOR USE OF A PORTION OF
CITY PROPERTY AT MCINTIRE PARK**

WHEREAS the Dogwood Vietnam Memorial Foundation (DVMF) has operated a memorial site at McIntire Park for decades under an MOU with the City; and

WHEREAS the City is now creating more formal lease agreements with partner groups such as DVMF; and

WHEREAS the DVMF and the City Department of Parks and Recreation have agreed to the language of the “Long Term Lease Between the City of Charlottesville and the Dogwood Vietnam Memorial Foundation, Inc.”; and

WHEREAS City Council must approve of all lease agreements on City owned lands;

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Charlottesville that following the public hearing on July 7, 2025, Resolution #R-25-047 is repealed and the lease agreement between the City and the DVMF for use of property at McIntire Park is approved.

GENERAL BUSINESS

14. BY MOTION: Offer in Compromise for Taxes Due (1603 6th Street SE)

Jason Vandever, City Treasurer, presented the request for an Offer in Compromise for taxes due at 1603 6th Street SE. A confidentiality waiver was signed by the applicant. Mr. Vandever explained unique circumstances leading to the request, and he acknowledged work done by staff at the Legal Aid Justice Center to bring the item forward. Research conducted by staff indicated that the taxes should not have been owed.

On motion by Payne, seconded by Snook, Council by a vote of 4-0 approved the Offer in Compromise for taxes due at 1603 6th Street SE.

COMMUNITY MATTERS (2)

Vice Mayor Pinkston opened the floor for comments from the public. With no speakers, Councilor Snook moved to adjourn the meeting; seconded by Oschrein, Council voted unanimously to adjourn the meeting at 10:03 p.m.

BY Order of City Council

BY Kyna Thomas, Clerk of Council