



JOSEPH S. PAXTON  
County Administrator



## ROCKINGHAM COUNTY

### BOARD OF SUPERVISORS

**PABLO CUEVAS**

Election District No. 1

**FREDERICK E. EBERLY**

Election District No. 2

**RICK L. CHANDLER**

Election District No. 3

**WILLIAM B. KYGER, JR.**

Election District No. 4

**MICHAEL A. BREEDEN**

Election District No. 5

## BOARD OF SUPERVISORS MEETING June 8, 2016

- 3:00 P.M. CALL TO ORDER – CHAIRMAN WILLIAM B. KYGER, JR.  
INVOCATION – CHAIRMAN WILLIAM B. KYGER, JR.  
PLEDGE OF ALLEGIANCE – DEPUTY COUNTY ADMINISTRATOR STEPHEN G. KING
1. Approval of Minutes – Regular Meeting of May 18, 2016
  2. Recognition – Diane Morris – Fire and Rescue Technician II, Fire and Rescue Department – Recognition for Retirement with 20 Years of Service
  3. Resolution – Alzheimer’s Awareness Month
  4. Harrisonburg Virginia Employment Commission to Co-Locate with Valley Workforce Center – Sharon Johnson Chief Executive Officer - Shenandoah Valley Workforce Development Board
  5. Staff Reports:
    - a. County Administrator – Joseph S. Paxton
    - b. County Attorney – Thomas H. Miller, Jr.
    - c. Deputy County Administrator – Stephen G. King
    - d. Assistant County Administrator – George K. Anas, II
    - e. Director of Finance – Patricia D. Davidson
    - f. Director of Human Resources – Jennifer J. Mongold
    - g. Director of Public Works – Barry E. Hertzler
    - h. Director of Community Development – Casey B. Armstrong
    - i. Director of Technology – Terri M. Perry
    - j. Fire & Rescue Chief – Jeremy C. Holloway
    - k. Director of Parks & Recreation – Katharine S. McQuain
    - l. Director of Court Services – Ann Marie Freeman
  6. Committee Reports: Airport, Automobile, Buildings and Grounds, Central Shenandoah Planning District Commission, Chamber of Commerce, Community Criminal Justice Board, Finance, Harrisonburg-Rockingham Metropolitan Planning Organization, Harrisonburg-Rockingham Regional Sewer Authority, Massanutten Regional Library, Public Works, Shenandoah Valley Partnership, Social Services, Technology, VACo Liaison, Chairman, Other

7. Committee Appointments:
  - a. Community Services Board
  - b. Bicycle Advisory Committee
  
8. Closed Meeting – Pursuant to Section 2.2-3711.A(3), Discussion or consideration of the acquisition of real property for a public purpose, or of the disposition of publicly held real property, where discussion in an open meeting would adversely affect the bargaining position or negotiating strategy of the public body.

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*Recess for Dinner*

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6:00 P.M. 9. Report – Virginia Department of Transportation – Residency Administrator  
Donald F. Komara

10. Public Hearings:

- a. Virginia Department of Transportation  
Secondary Road Six-Year Improvement Program
  
- b. Special Use Permits:

SUP16-111 Micah Reish, 13812 S. Sunset Drive, Broadway 22815 for a modification to supplemental standards to single-family dwelling with independent living quarters to increase the size from allowed 694 sq. ft. to 980 sq. ft. on property located on the east side of South Sunset Drive (Route 617) approximately 3000' south of the Broadway Town Limits, Election District #1, zoned A-1. Tax Map #51-(A)-146A.

SUP16-113 Kim Dudley Farley & Kehris Snead, 110 Millview Drive, Bridgewater 22812 for entertainment outside of building (obstacle course), entertainment inside a building (sports building) event venue with waiver to supplemental standard that would not require owner or manager to live on the property, and country inn (bed & breakfast) with waiver that would not require owner or manger to live on the property and which would permit them to leave fruit and pre-packaged breakfast bars in room instead of preparing breakfast. on property located on the southeast side of Happy Valley Road (Route 758) approximately 1700' east of Mountain Valley Road (Route 620), Election District #3, zoned A-2, Tax Map #111-(A)-44. Property address: 3451 Happy Valley Road.

SUP16-118 Lindale Mennonite Church, 6255 Jesse Bennett Way, Linville 22834 for child care expansion with modification to the supplemental standard that states in the A-2 zoning district, the child care must be located in a residence. The property upon which this request is made is located on the

northwest side of Shaver Mill Road (Route 780) and Jesse Bennett Way (Route 859), Election District #2, zoned A-2. Tax Map #79-(A)-84.

SUP16-119 Pamela Houck for Littlest Lamb Child Care Center, Inc. 116 Northshore Drive, Bridgewater 22812 for a modification to supplemental standards which state that in industrial districts, a child care center (daycare, child) must be accessory to the primary use and fifty (50) percent of the clients shall be from employees of the primary use on property located on the east side of South Valley Pike (Route 11) approximately 1,000' north of Friedens Church Road (Route 257), Election District #4, zoned I-2. Tax Map #137-(A)-8H. Property Address: 6255 South Valley Pike.

SUP16-120 William John Hall for Fun & Dreams LC, 3060 North Valley Pike, Rockingham 22802 for outdoor recreational activities (recreation and entertainment outside a building) on property located at the deadend of Cornerstone Lane (private) approximately 1200' east of North Valley Pike (Route 11), Election District #2, zoned B-1. Tax Map #95-(A)-75A. Property address: 297 Cornerstone Lane.

c. Rezoning:

REZ16-095 Pleasant Run, LC, 2340 S. Main Street, Harrisonburg, VA 22801, to amend the proffered conditions on a 71-acre portion of TM# 124-(A)- L98, located west of Pleasant Valley Rd (Rt 679) approximately 500 feet north of Spaders Church Rd (Rt 689), and retain the zoning of Medium Density Residential District with Conditions (R-2C). The amendment increases the permitted density of the development. The Comprehensive Plan identifies this area as Agricultural Reserve. It is located in Election District 4.

d. Ordinance Amendments:

OA16-080 Amendment to the Rockingham County Code, Chapter 17 (zoning), Article 2 Definition of Terms, Section 17-201 Definitions generally to remove the definition of microbrewery and to add the definition of craft brewery. May include on-premise tap room or associated on-site restaurant.

OA16-081 Amendment to the Rockingham County Code, Chapter 17 (Zoning), Table 17-606 Land Use and Zoning Table, under Assembly Uses, remove microbrewery and replace with craft brewery as a permitted use (P) in the R-4, R-5, MXU, B-1, B-2, PCD, and PMR zoning districts and as a special use permit with supplemental standards (SU\*) in the A-1 and A-2 zoning districts.

OA16-104 Amendment to the Rockingham County Code, Chapter 17 (zoning), Article VI Land Uses, Section 17-607 Supplemental standards for certain land uses to add supplemental standards for craft breweries to allow production of no more than 250,000 barrels per year in the business districts and in the planned districts and no more than 15,000 barrels per year in the agricultural district. This amendment also removes the supplemental

standards for event centers and restaurants in the A-1 and A-2 zoning districts if associated with a craft brewery.

OA16-109 Amendment to the Rockingham County Code, Chapter 17 (zoning), Section 17-701.03 Private streets to state that private streets shall not exceed maximum grades for local rural roads as defined in the AASHTO manual with Fire & Rescue inspecting any private streets with grades greater than ten (10) percent.

11. Unfinished Business

\*\*\* ADJOURN \*\*\*

BOARD OF SUPERVISORS PUBLIC HEARINGS  
RULES OF PROCEDURE

1. Public Hearings - the order of presentation shall be as follows, unless varied by the Chairman.
  - a. Staff report.
  - b. Applicant's presentation.
  - c. Comments, statements or presentations from members of the public. If a planning or zoning matter, those who are in support of the matter before the Board will speak first; those who have questions or concerns will speak next; those who are opposed will close the public comment period.
  - d. Questions from members of the Board
2. The initial presentation by the applicant shall be limited to 10 minutes. Additional time will be granted at the discretion of the Chairman.
3. Each speaker shall be limited to 3 minutes, whether speaking on behalf of a group or as an individual. Additional time will be granted at the discretion of the Chairman.
4. When a large group is anticipated, a speakers' sign-up sheet will be located outside the hearing room. Speakers arriving after the commencement of the hearing will be recognized at the discretion of the Chairman.
5. Repetitive testimony is discouraged.
6. All comments shall be directed to the members of the Board of Supervisors. Debate is prohibited.
7. Public remarks shall be confined to the matter under discussion and shall be relevant. The Chairman shall have the authority to end a presentation that violates these rules.
8. Following discussion of all matters considered in the public hearing, the members will consider one of three actions regarding each matter:
  - Approval (with conditions, as applicable);
  - Denial; or
  - Table for further review.
9. Once the public comment period has been closed, no further public input will be permitted unless clarification is requested by a Board member. The response shall address only those questions raised by the member.

May 18, 2016

The Regular Meeting of the Rockingham County Board of Supervisors was held on Wednesday, May 18, 2016 at 3:00 p.m. at the Rockingham County Administration Center, Harrisonburg, Virginia. The following members were present:

PABLO CUEVAS, Election District #1  
FREDERICK E. EBERLY, Election District #2  
RICKY L. CHANDLER, Election District #3 (left at 4:15 p.m. / returned at 6 p.m.)  
WILLIAM B. KYGER, JR., Election District #4  
MICHAEL A. BREEDEN, Election District #5

Also present:

BRYAN F. HUTCHESON, Sheriff

JOSEPH S. PAXTON, County Administrator  
THOMAS H. MILLER, JR., County Attorney  
STEPHEN G. KING, Deputy County Administrator  
GEORGE K. ANAS, II, Assistant County Administrator  
PATRICIA D. DAVIDSON, Director of Finance  
CASEY B. ARMSTRONG, Director of Community Development  
ANN MARIE FREEMAN, Director of Court Services  
BARRY E. HERTZLER, Director of Public Works  
JEREMY C. HOLLOWAY, Fire & Rescue Chief  
KATHARINE S. McQUAIN, Director of Parks and Recreation  
JENNIFER J. MONGOLD, Director of Human Resources  
MICHAEL L. BOWEN, Deputy Director of Technology  
RHONDA H. COOPER, Director of Planning  
DIANA C. STULTZ, Zoning Administrator  
JESSICA G. KILBY, Deputy Clerk  
DONALD F. KOMARA, Residency Administrator  
Virginia Department of Transportation  
JOSHUA W. DUNLAP, Assistant Residency Administrator  
Virginia Department of Transportation

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**CALL TO ORDER  
INVOCATION  
PLEDGE OF ALLEGIANCE.**

Chairman Kyger called the meeting to order at 3:01 p.m.

Administrator Paxton gave the Invocation and Community Development Director Armstrong led the Pledge of Allegiance.

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**APPROVAL OF MINUTES.**

On motion by Supervisor Chandler, seconded by Supervisor Breeden and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER - AYE; CUEVAS - AYE; EBERLY – AYE; KYGER - AYE; the Board approved the minutes of the regular meeting of April 27, 2016.

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**CERTIFICATE OF ACHIEVEMENT FOR EXCELLENCE IN FINANCIAL REPORTING.**

Administrator Paxton informed the Board of the receipt of a Certificate of Achievement from the Government Finance Officers Association for Excellence in Financial Reporting. It is the 34<sup>th</sup> consecutive year the County has received the award.

Administrator Paxton credited the members of the Finance Department and stated that it was solely due to their efforts that the County earns the award. He stated that the County's AAA bond rating is in part due to the recognition of the County's excellence in financial reporting. Administrator Paxton thanked Finance staff for their hard work and dedication.

Chairman Kyger pointed out that 34 years of receiving the award was a significant accomplishment and thanked finance staff for their diligence.

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**TRANSPORTATION DEPARTMENT.**

The Board heard Mr. Komara's report on the activities of the transportation department including updates to the South Valley Pike (Route 11) bridge repairs, improvements to the intersection of South Eastside Highway (Route 340) and Port Republic Road (Route 253), Long Bow Road (Route 684), Horeb Church Road (Route 732), and Wildwood Drive (Route 684).

He reported that Shentel is installing an underground fiber optic line adjacent to I-81 and James Madison University, and advised motorists to be cautious when traveling along that portion of the interstate during construction.

Recent maintenance includes mowing, grading non-hard surface roads and repairing washout areas.

Mr. Komara pointed out that Mr. King attended the Six-Year Primary Improvement Program (SYIP) public hearing on May 16, 2016, where HB2 projects were reviewed. In response to a question from Administrator Paxton, Mr. Komara indicated HB2 projects for the coming year will be approved at the next Commonwealth Transportation Board meeting held the third week of June, and noted that the projects must be completed within six years of approval.

A public hearing for secondary roads will be held during the evening session at the June 8, 2016 Board meeting. Mr. Komara provided a list of secondary road projects for the Board's consideration, pointing out that roads were selected based on traffic counts and concerns reported by callers and Board members.

In response to a question from Supervisor Cuevas, Mr. Komara explained that grading on Overly Hollow Road (Route 823) will start where the hard surface stops and continue for .5 miles. Supervisor Cuevas urged VDOT to be cautious of a steep bank in the area.

Supervisor Breeden brought attention to the proposed parking area at the site of the National Park Memorial on Spotswood Trail (Route 33). He expressed concerns that the parking area may not be safe for school buses and other vehicles pulling off Route 33. He suggested looking over the plans at an upcoming meeting with Mr. Komara and Park Superintendent Northup.

Supervisor Kyger pointed out that a section of roadway between Route 257 from Route 11 to I-81 is deteriorating due to heavy truck traffic.

Deputy Administrator King reported that two proposals were received for engineering design and construction services for the Route 33 third lane between the new Stone Spring Road (Route 280) and Massanetta Springs Road (Route 687). Of the two proposals received, staff recommended ranking Valley Engineering first and RK&K second.

Deputy Administrator King noted that pricing is not considered at this stage of procurement for the design. The goal would be to complete negotiations, including agreement on pricing, with Valley Engineering prior to the June 8, 2016 Board meeting.

On motion by Supervisor Chandler, seconded by Supervisor Breeden and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER – AYE; CUEVAS - AYE; EBERLY – AYE; KYGER - AYE; the Board authorized the County Administrator and County Attorney to proceed with contract negotiations with Valley Engineering for Engineering services for the Route 33 third lane between the new Stone Spring Road (Route 280) and Massanetta Springs Road (Route 687).

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**COUNTY ADMINISTRATOR’S STAFF REPORT.**

The Board received and reviewed Administrator Paxton’s staff report dated May 13, 2016.

Included in his report was a request from the Central Shenandoah Criminal Justice Training Academy for authorization to use the Rockingham Economic Development Authority to issue tax-exempt bonds to purchase a new training facility in Rockingham County and to re-finance and consolidate its existing debt. Administrator Paxton explained that the County’s approval is necessary since this bond issue will use a portion of the County’s bank qualified limit for 2016.

Administrator Paxton reported that after a review of the request, and with no foreseeable pending bank-qualified debt that will be issued prior to the end of 2016, staff recommended approval. Board action will be necessary pending the Economic Development Authority’s decision at their June 22, 2016 meeting.

As a consensus, the Board agreed to move forward with an advertisement for the bond.

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**FINANCE DIRECTOR’S STAFF REPORT.**

The Board received and reviewed Ms. Davidson’s staff report dated May 18, 2016.

On motion by Supervisor Cuevas, seconded by Supervisor Eberly and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board declared the following item surplus to be disposed of through the public surplus auction and authorized staff to discard the four items listed below:

Item to Declare Surplus – May 2016

Description	Quantity
2007 Ford 4D SDN	1

Items to Discard – May 2016

Description	Quantity
Floor Model Scanner	1
Floor Model Copier	1
Voter Cards	1
TV with Stand	1

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Finance Director Davidson pointed out that the four items on the discard list are non-working items that have been determined to have no value and likely will not sell on the public surplus website.

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Supervisor Eberly indicated he has sensed some frustration from several individuals whose address changed from Harrisonburg to Rockingham. He asked if there is a way to track state sales tax for those addresses that changed to show the benefit. Finance Director Davidson explained how sales tax for a specific area could possibility be tracked. Administrator Paxton pointed out one specific business involved with the address change that has already generated over \$250,000 in sales tax for the County.

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**HUMAN RESOURCES DIRECTOR’S STAFF REPORT.**

The Board received and reviewed Mrs. Mongold’s staff report dated May 18, 2016.

Mrs. Mongold reported that county and school division staff reviewed Anthem’s renewal proposal for the plan year beginning October 1, 2016 with the County’s consultant, and recommended approval as noted in her report. She explained that Anthem uses claim data from the previous two years to average the claims experience and blend with expected increased health care costs to project what County, Schools and employees should expect in claims for the upcoming year. Anthem’s initial renewal expected an 8.9

percent increase in premiums; however, after recalculating claims using the two most recent months experience, the projection was reduced to a 5.6 percent increase in premiums.

On behalf of the Finance Committee, on motion by Supervisor Breeden, seconded by Supervisor Eberly and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board awarded the health insurance contract to Anthem for the plan year 2016-17, effective October 1, 2016, at the following rates:

<b>Post 1996</b>	Employee Monthly Rate	Employee Per Paycheck	Employer Monthly Rate	Total Premium	Employee Increase per Month	Increase Per Employee Paycheck
Employee Only	\$58.82	\$29.41	\$529.43	\$588.25	\$3.12	\$1.56
Employee + Spouse	\$305.64	\$152.82	\$967.94	\$1,273.58	\$16.20	\$8.10
Employee + 1 Child	\$248.46	\$124.23	\$786.76	\$1,035.22	\$13.18	\$6.59
Employee + Children	\$375.32	\$187.66	\$1,068.24	\$1,443.56	\$19.90	\$9.95
Employee + Family	\$441.56	\$220.78	\$1,256.79	\$1,698.35	\$23.42	\$11.71

<b>Pre 1996</b>						
Employee Only	\$0.00	\$0.00	\$588.25	\$588.25	\$0.00	\$0.00
Employee + Spouse	\$254.70	\$127.35	\$1,018.88	\$1,273.58	\$13.50	\$6.75
Employee + 1 Child	\$207.04	\$103.52	\$828.18	\$1,035.22	\$10.98	\$5.49
Employee + Children	\$317.58	\$158.79	\$1,125.98	\$1,443.56	\$16.84	\$8.42
Employee + Family	\$373.64	\$186.82	\$1,324.71	\$1,698.35	\$19.82	\$9.91

Note: premium deductions from employees will begin in September, 2016 since premiums are paid in advance.

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**PUBLIC WORKS DIRECTOR'S STAFF REPORT.**

The Board received and reviewed Mr. Hertzler's staff report dated May 18, 2016.

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**COMMUNITY DEVELOPMENT DIRECTOR'S STAFF REPORT.**

The Board received and reviewed Mr. Armstrong's staff report dated May 18, 2016.

Mr. Armstrong requested authorization for staff to study the County's setback policies in the A1 and A2 zoning districts. He indicated there has been an increase in the number of people who own smaller lots in the agricultural district who request to enclose a deck or patio into a screen porch. The zoning ordinance requires a minimum 35-foot setback from property lines for all structures attached to a dwelling; therefore, individuals owning smaller lots would encroach into the setback. He pointed out an issue in logic, as the zoning ordinance only requires a 5-foot setback for stand-alone structures up to 580 square foot, versus the 35-foot setback for attached structures.

As a consensus, the Board agreed staff should study the County's setback requirements and provide a sensible recommendation for the Board's consideration.

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**REZONING REQUEST REMOVED FROM THE TABLE.**

On motion by Supervisor Chandler, seconded by Supervisor Eberly and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board removed from the table REZ16-069, LCD Acquisitions, LLC, 455 Epps Bridge Parkway, Suite 201, Athens, GA 30606, to rezone TM# 125-(A)- L163, L164, L165, L165A, and a portion of L182, totaling 36.81 acres, located east of Reservoir Street (Route 710) approximately 1800 feet north of Stone Spring Road (Route 280), currently zoned General Agricultural District (A-2), to Planned Residential District (R-5).

Supervisor Chandler made a motion to approve the rezoning request of LCD Acquisitions, LLC, (REZ16-069), subject to the proffers as submitted by the applicant, seconded by Supervisor Breedon. The Comprehensive Plan identifies this area as Mixed Use and this property is located with the Rockingham County Urban Development Area.

Supervisor Cuevas reiterated the importance of providing supervision and security of the facility, especially during the opening.

Chairman Kyger reported that the contract seller of the property highly recommended LCD Acquisitions, LLC.

Carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER - AYE; CUEVAS - AYE; EBERLY – AYE; KYGER - AYE; subject to the attached proffers, the Board approved REZ16-069, LCD Acquisitions, LLC, 455 Epps Bridge Parkway, Suite 201, Athens, GA 30606, to rezone TM# 125-(A)- L163, L164, L165, L165A, and a portion of L182, totaling 36.81 acres, located east of Reservoir Street (Route 710) approximately 1800 feet north of Stone Spring Road (Route 280), currently zoned General Agricultural District (A-2), to Planned Residential District (R-5).

*(Proffers are attached to and made a part of these minutes)*

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#### **TECHNOLOGY DIRECTOR'S STAFF REPORT.**

The Board received and reviewed Mrs. Perry's staff report dated May 2016.

Administrator Paxton pointed out that the Munis software implementation continues with the next phase involving the tax and revenue collection and property tax assessment systems. These new systems will require a large amount of staff time, and the Commissioner of Revenue and Treasurer will be involved in the system replacements.

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#### **FIRE AND RESCUE CHIEF'S STAFF REPORT.**

The Board received and reviewed Chief Holloway's staff report dated May 2016.

Chief Holloway reported that a committee was recently established to review state laws and regulations from the Office of Emergency Medical Services.

Administrator Paxton reported that he and Chief Holloway followed up with FEMA regarding the SAFER grant, as the County has yet to receive an award date. Chief Holloway indicated this grant is usually approved similar to a rolling admission program. Federal legislators were contacted, in hopes of receiving a timely response.

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#### **PARKS & RECREATION DIRECTOR'S STAFF REPORT.**

The Board received and reviewed Mrs. McQuain's staff report dated May 2016.

Ms. McQuain reported that the Recreation Commission requested to move their meeting date from the fourth Thursday of every month to the third Thursday of every month.

Administrator Paxton indicated it is staff's recommendation to amend the bylaws so that meeting dates and times are established at the first meeting of every calendar year.

On motion by Supervisor Chandler, seconded by Supervisor Eberly and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board adopted the following amendments to the Recreation Commission Bylaws:

**Article VII. Meetings, Section 1, shall state:**

The Commission shall convene for its organizational meeting during the month of January at a date and time determined at its last meeting the preceding year. During the organizational meeting the Commission shall conduct any necessary organizational business such as electing officers as set forth above, and determine the date, time and place for regular meetings during the current year. The Commission shall meet no less frequently than once every six (6) months. The organizational meeting shall also serve as a regular meeting at which any business of the Commission may be conducted.

**Article IX. Rules, Section 1, shall state:**

BYLAWS may be amended by a three-fifths (3/5) roll call vote of the entire membership of the Commission after thirty (30) days written notice by the Secretary, or by the Board.

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**COMMITTEE APPOINTMENT.**

On motion by Supervisor Chandler, seconded by Supervisor Breeden and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board appointed Josh Hale (address: 1809 Cumberland Drive, Harrisonburg, VA 22801) to the Rockingham Recreation Commission for District 3 with a term to expire December 31, 2020.

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**COURT SERVICES DIRECTOR'S STAFF REPORT.**

The Board received and reviewed Mrs. Freeman's staff report dated May 18, 2016.

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**COMMITTEE REPORTS.**

The Board heard committee reports from Board members and staff.

FINANCE

On behalf of the Finance Committee, on motion by Supervisor Cuevas, seconded by Supervisor Eberly and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board approved the following supplemental appropriations:

**1. Sheriff**

A supplemental appropriation in the amount of \$1,521 for law enforcement equipment including radio batteries, ASPs, digital cameras, and SD cards. Federal funding in the amount of \$1,369 will be provided by the Byrne Justice Assistance Grant Program. Local funding in the amount of \$152 will be split between the County’s General Fund Reserve and funds received from the City.

Supplemental Appropriation:	\$1,521	
\$1,521	GL Code: 1001-03102-10301-000-506014-000	Other Operating Supplies
\$1,369	GL Code: 1001-00000-13900-000-339100-000	Other Federal Funds
\$ 76	GL Code: 1001-00000-15201-000-352000-000	General Fund Reserve
\$ 76	GL Code: 1001-00000-11899-000-318600-000	Share of Costs - Harrisonburg

**1. Sheriff**

A transfer in the amount of \$27,200 from part-time salaries to minor equipment for the purchase of 17 new rifles. This will ensure that all patrol deputies are equipped with rifles. This transfer is possible through vacancy savings with the Compensation Board.

Transfer: \$27,200

\$27,200	GL Code: 1001-03102-00000-000-506065-000	Minor Equipment
(\$27,200)	GL Code: 1001-03102-00000-000-501300-000	Part-time Salaries

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Administrator Paxton explained that vacancy savings occur when an employee leaves and the position is either left vacant for a period or filled at a lower rate.

Compensation Board regulations limit time those funds are available before the funds are returned to the state for other uses and reallocation.

PUBLIC WORKS

Supervisor Cuevas reported that, after review of three proposals received for the landfill office building, scale house, and recycling attendant building, staff recommended awarding the project to Harman Construction. There was little difference between the structural and material design of the three building proposals submitted, however, Harman Construction was recommend based on the following design-build bids:

1. Harman Construction	\$393,908
2. Lantz Construction	\$492,415
3. Nielsen Builders	\$516,000

All three firms had been previously pre-qualified for the work that was quoted.

Staff also received one proposal for the landfill entrance site electric from Trumbo Electric. After a review, staff recommended accepting the design-build proposal from Trumbo. Both firms prequalified for this work were offered the opportunity to submit a proposal, only Trumbo submitted.

On behalf of the Public Works Committee, on motion by Supervisor Cuevas, seconded by Supervisor Chandler and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN – AYE; CHANDLER – AYE; CUEVAS – AYE; EBERLY – AYE; KYGER – AYE; the Board:

- 1) Accepted the proposal from Harman Construction and authorized staff to negotiate a contract in the amount of \$393,908 for the construction of a landfill office, scale house, and recycling attendant’s building; and,
- 2) Accepted the proposal from Trumbo Electric and authorized staff to negotiate a contract in the amount of \$84,950 for the landfill entrance site electric project.

SHENANDOAH VALLEY PARTNERSHIP

Assistant County Administrator Anas reported that Governor Terry McAuliffe made a visit to the Valley on May 13 for a tour and discussion regarding economic development. Mr. Anas thanked the Shenandoah Valley Partnership along with Executive Director Carrie Chenery for their diligent work coordinating the visit.

**CLOSED MEETING.**

On motion by Supervisor Chandler, seconded by Supervisor Eberly and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER - AYE; CUEVAS - AYE; EBERLY - AYE; KYGER - AYE; the Board recessed the meeting from 3:57 p.m. to 5:02 p.m., for a closed meeting pursuant to 2.2-3711.A, (5), Discussion concerning a prospective business or industry or the expansion of an existing business or industry where no previous announcement has been made of the business' or industry's interest in locating or expanding its facilities in the community, AND; (7), Consultation with legal counsel and staff members pertaining to actual or probable litigation where such consultation or briefing in open meeting would adversely affect the negotiating or litigating posture of the County; and consultation with legal counsel regarding specific legal matters requiring the provision of legal advice by such counsel.

MOTION: SUPERVISOR CUEVAS  
SECOND: SUPERVISOR BREEDEN

RESOLUTION NO: 16-7  
MEETING DATE: MAY 18, 2016

**CERTIFICATION OF CLOSED MEETING**

WHEREAS, the Rockingham County Board of Supervisors has convened a Closed Meeting on this date pursuant to an affirmative recorded vote and in accordance with the provisions of The Virginia Freedom of Information Act; and

WHEREAS, Section 2.2-3712 of the Code of Virginia requires a certification by this Board of Supervisors that such Closed Meeting was conducted in conformity with Virginia law;

NOW, THEREFORE, BE IT RESOLVED that the Rockingham County Board of Supervisors hereby certifies that, to the best of each member's knowledge, (i) only public business matters lawfully exempted from open meeting requirements by Virginia law were discussed in the Closed Meeting to which this certification resolution applies; and (ii) only such public business matters as were identified in the motion convening the Closed Meeting were heard, discussed or considered by the Board of Supervisors.

VOTE:  
AYES: BREEDEN, CUEVAS, EBERLY, KYGER  
NAYS: NONE  
ABSENT: CHANDLER

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**RECESS.**

At 5:02 p.m., Chairman Kyger recessed the meeting for dinner.

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**PUBLIC HEARING - SPECIAL-USE PERMITS.**

Students from Turner Ashby High School and Harrisonburg High School introduced themselves to the Board.

Chairman Kyger opened the public hearing at 6:00 p.m. and Ms. Stultz reviewed the following special-use permits:

SUP16-075 Ken and Terry Rentals, LLC., 1178 Beldor Road, Elkton 22827 for a waiver to supplemental standards for an accessory dwelling to increase the distance between dwellings from 60' to 128' on property located on the south side of Model Road (Route 640) approximately 7/10 mile east of Spotswood Trail (Route 33), Election District #5, zoned A-1. Tax Map #129-(5)-6. Property address: 12336 Model Road.

Supervisor Breeden pointed out that the applicant is working with the County to obtain the required permits, which the previous property owner failed to do. Supervisor Breeden noted that the applicant could not be present.

No one spoke in favor or in opposition to the request.

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SUP16-082 Sandra G. Heatwole, 917 Muddy Creek Road, Rockingham 22802 for a flea market on property located on the west side of Muddy Creek Road (Route 752) approximately 9/10 mile north of Rawley Pike (Route 33), Election District #2, zoned A-2. Tax Map #91-(6)-8.

The applicant was present to answer questions.

Thomas Kesner, a neighbor of the applicant, indicated he is not opposed to the special use permit, but had several questions regarding the request. He asked the Board to define flea market and said he is concerned that larger events or parties would be permitted on the property. Mr. Kesner also inquired about the hours of operation and asked if they would be a condition of the special use permit.

Chairman Kyger noted that the request before the Board is not for an event center, and explained that parties and/or weddings would not be permitted. County Attorney Miller provided the definition of flea market as defined in the County Code:

*Flea market.* A structure or land, excluding community centers and publicly owned property, used more than three times per twelve-month period for the purpose of sale of any of the following items or similar items: clothing, housewares, appliances, novelties, antiques, farm implements, and furniture.

Ms. Stultz said the applicant specified they plan to have one or two sales per month from 8 a.m. to 5 p.m. on a Friday and Saturday, with an occasional Sunday. Currently, hours are not a condition of the special use permit.

Greg Grove, a nearby property owner, indicated he is not opposed to the flea market, but questioned whether it could expand over time. The property is zoned A-2 and he prefers it remain agricultural. In response, Ms. Stultz explained that the flea market could not expand outside of the proposed site plan.

The applicant, Ms. Heatwole, pointed out that it is not her intention to expand the flea market outside of the site plan. In response to Supervisor Eberly, Ms. Heatwole indicated, in order to meet VDOT requirements, the planned parking lot is on a separate parcel. The area designated for parking will only be used for that purpose.

Tammy Kline, the applicant's daughter specified that time will not be an issue, as they only plan to be open during daylight hours.

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SUP16-090 MV3 Properties, LLC, 10314 Harvest Hill Lane, Broadway 22815 for a small contractor's office (engineering/laboratories - geotechnical engineering and construction testing) with request for waiver to increase the number of employees from 5 to 15, to increase the maximum number of vehicles and pieces of equipment dispatched from site or stored overnight from 5 to 25, and to increase the size building allowed from 3500 sq. ft. to 6250 sq. ft. on property located on the east side of Harpine Highway (Route 42) approximately 6/10 mile north of Williamsburg Road (Route 782), Election District #2, zoned A-2, tax map #64-(A)-47. Property address: 7740 Harpine Highway.

In response to questions from Supervisors Eberly and Chandler, Ms. Stultz indicated the original owner of the property was issued a special use permit for a business not to exceed 3,500 square foot. The remainder of the 6,250 square foot building was used for storage at the time. The current owner is applying for a special use permit for the increase in size, employees, vehicles and equipment.

Mark Viola was present to speak on behalf of MV3 Properties, LLC. He explained that the business currently has offices in Harrisonburg and Winchester, with Harrisonburg being the main office. Currently, they are at capacity in a 3,000 square foot office space with nine employees and several trucks. He noted that the office is used for administrative responsibilities and dispatch with no contractor's work conducted on-site. Normal office hours are 8 a.m. to 5 p.m. with few exceptions. In response to a question from Supervisor Eberly, Mr. Viola indicated the property would house a small tractor used to haul a drill rig, an air compressor, and water tanks.

Marsha Garst spoke in opposition to the request. She stated she is a lifelong resident of the County, and that since 2005 her family has operated a 307 plus acre beef cattle farm surrounding the property in the request. Mrs. Garst provided the Board with a detailed packet of information, pointing out why the request is in violation of County Code 17-603, and why it is not compatible with adjacent land, surrounding uses, or the comprehensive plan. Additionally, she described how the special use permit will be detrimental to the character of the agricultural land, is not consistent with the intent of the zoning chapter, and is against the public interest (Informational packet is located in the *Attachments Board of Supervisors Minutes* notebook maintained in administration).

Mrs. Garst stated, "if you permit this to occur, you will encourage industrial creep in prime agricultural areas, and you are ruining the value of my property".

In response to a question from Supervisor Eberly, Mrs. Garst said she owns the land directly behind the property in the request.

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At 6:40 p.m., Chairman Kyger closed the public hearing.

Supervisor Breeden addressed SUP16-075, stating that it is his opinion that the applicant is trying to fix a wrong-doing, not done on his part. Supervisor Breeden stated that this route allows the least amount of houses, which is good for the property.

On motion by Supervisor Breeden, seconded by Supervisor Cuevas and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER - AYE; CUEVAS - AYE; EBERLY - AYE; KYGER - AYE; the Board, subject to the following conditions, approved SUP16-075 Ken and Terry Rentals, LLC., 1178 Beldor Road, Elkton 22827 for a waiver to supplemental standards for an accessory dwelling to increase the distance between dwellings from 60' to 128' on property located on the south side of Model Road (Route 640) approximately 7/10 mile east of Spotswood Trail (Route 33), Election District #5, zoned A-1. Tax Map #129-(5)-6. Property address: 12336 Model Road.

Conditions:

1. Use shall be located in substantial accordance to plot plan submitted with the application.
2. Building shall comply with the Statewide Building Code and the proper permits shall be obtained to convert from a storage building to a residence.
3. As required by the Health Department, the proposed residence shall obtain Health Department approval for both a sewage disposal system and a water supply.
4. Residence shall not be occupied until such time as a certificate of occupancy is issued by the County. No certificate of occupancy shall be issued until all other conditions of this permit are met.

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Regarding SUP-082, Supervisor Eberly indicated he finds the request troubling, since traffic is already an issue on Muddy Creek Road. Even though the plan is well laid out, he indicated a heavily traveled road is not an ideal location for a flea market.

On motion by Supervisor Eberly, seconded by Supervisor Cuevas, and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER - AYE; CUEVAS - AYE; EBERLY - AYE; KYGER - AYE; the Board tabled SUP16-082 Sandra G. Heatwole, 917 Muddy Creek Road, Rockingham 22802 for a flea market on property located on the west side of Muddy Creek Road (Route 752) approximately 9/10 mile north of Rawley Pike (Route 33), Election District #2, zoned A-2. Tax Map #91-(6)-8.

Supervisor Cuevas noted the difficulty when considering special use permits, since the use remains with the property indefinitely, regardless of ownership.

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Supervisor Eberly reported that he visited the property in the request of MV3 Properties, LLC; however, did not meet with the adjoining property owners. He indicated this location seems like a good fit for this business, but noted that there are several other considerations.

Supervisor Eberly made a motion to table SUP16-090, seconded by Supervisor Chandler.

By a vote of 3 to 2, voting recorded as follows: BREEDEN - NAY; CHANDLER - AYE; CUEVAS - NAY; EBERLY - AYE; KYGER - NAY; the motion to table failed.

Supervisor Chandler indicated that there are several concerning factors regarding the request, dating back to the original special use permit. He stated that he would not want heavy equipment traveling in and out daily near his home. Supervisor Chandler made a motion to deny SUP16-090.

Seconded by Supervisor Breeden and carried by a vote of 5 to 0, voting recorded as follows: BREEDEN - AYE; CHANDLER - AYE; CUEVAS - AYE; EBERLY - AYE; KYGER - AYE; the Board denied SUP16-090 MV3 Properties, LLC, 10314 Harvest Hill Lane, Broadway 22815 for a small contractor's office (engineering/laboratories - geotechnical engineering and construction testing) with request for waiver to increase the number of employees from 5 to 15, to increase the maximum number of vehicles and pieces of equipment dispatched from site or stored overnight from 5 to 25, and to increase the size building allowed from 3500 sq. ft. to 6250 sq. ft. on property located on the east side of Harpine Highway (Route 42) approximately 6/10 mile north of Williamsburg Road (Route 782), Election District #2, zoned A-2, tax map #64-(A)-47. Property address: 7740 Harpine Highway.

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**ADJOURNMENT.**

Chairman Kyger declared the meeting adjourned at 6:46 p.m.

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Chairman

## **RESOLUTION**

### **Alzheimer's Awareness**

**Whereas**, Alzheimer's disease is an irreversible and progressive brain disease that slowly erodes precious memories, thinking skills, and the ability to perform simple tasks; and

**Whereas**, worldwide, every 66 seconds someone develops Alzheimer's or related dementia, and by 2050 it is estimated a person will develop the disease every 33 seconds; and

**Whereas**, in the United States, 5.3 million people are living with this disease, and unless a cure is found, estimates are 16 million will suffer from the disease by 2050; and

**Whereas**, nearly two-thirds of those with Alzheimer's disease are women; and

**Whereas**, Alzheimer's is the sixth leading cause of death in the United States; and

**Whereas**, the Alzheimer's Association is the world's leading voluntary health organization involved in Alzheimer's care, support and research, with a vision of a world without Alzheimer's disease; and

**Whereas**, the Association has established an event, The Longest Day<sup>®</sup>, on June 20, 2016; the day in 2016 with the most daylight from sunrise-to-sunset, to symbolize the challenging journey of those living with the disease and their caregivers.

**NOW, THEREFORE, IT IS HEREBY RESOLVED**, by the Rockingham County Board of Supervisors, on behalf of the citizens of the County, that the Board offers its support to those with Alzheimer's disease, their families and caregivers, and urges each person to learn more about Alzheimer's disease, and to support those with this disease, their families and caregivers by taking part in the activities which are part of The Longest Day<sup>®</sup> on June 20, 2016.

Given under our hand this eighth day of June  
in the year two thousand sixteen, A.D.



William B. Kyger, Jr., Chairman  
Supervisor, District 4



Pablo Cuevas  
Supervisor, District 1



Frederick E. Eberly  
Supervisor, District 2



Rick L. Chandler  
Supervisor, District 3



Michael A. Breeden  
Supervisor, District 5

Attest:



Joseph S. Paxton  
County Administrator



# Finance Department Staff Report

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June 2, 2016

**Preliminary Audit** – The preliminary audit with PB Mares was held the week of May 16<sup>th</sup>. At first review, things seem to be going well for fiscal year 2016. They will be back with us the week of August 29<sup>th</sup> and September 5<sup>th</sup>.

**Landfill Entrance Loan** – The note with Virginia Resources Authority closed on May 25<sup>th</sup>. A public hearing is scheduled for June 8<sup>th</sup> to appropriate the funds for the debt issuance and project.

**Accounts Payable** – The Accounts Payable Department met with the school book keepers in order to review the changes to the process for scanning invoices into Munis. The employees have been invited to attend the annual school book keepers meeting in July to further review and improve communication across the areas.

**Direct Deposit** – The Payroll Department is now allowing multiple direct deposit for employees. The new form has been created and a letter notifying employees will be sent out in the next few weeks. This will be an added benefit for both County and School employees.

**Resignation** – Sandra Riddel, Financial Analyst resigned her position effective June 10<sup>th</sup>. Sandra was offered a position as an Accountant with AccuTec Blades in Verona.

## Upcoming Dates:

- Final Audit - Week of August 29<sup>th</sup> and September 5<sup>th</sup>

1. The attached memo was sent to Mr. Paxton for review with the Finance Committee in anticipation of Board recommendation during the June 8 meeting.
2. MTC held their first annual job fair May 26, 2016. Rockingham County participated, along with 70 other local businesses. The job fair was well organized, and the high school students were engaged and interested in speaking to the employers. This was a great opportunity to let students know what types of job opportunities the County has to offer.
3. Regional firefighter testing was held at the Rockingham County Fairgrounds Saturday June 4. 31 people registered.
4. The Annual Employee Health and Benefits Fair is scheduled for Friday July 29, 2016 from 9:00 – 2:00 in Classrooms A, B and C.

Respectfully submitted,

Jennifer J. Mongold



# COUNTY of ROCKINGHAM

## Department of Human Resources

Jennifer J. Mongold  
Director

May 27, 2016

TO: Joseph S. Paxton  
FROM: Jennifer Mongold *JM*  
SUBJECT: Dental Insurance

Rockingham County and Schools currently offer a group dental plan for employees, which is paid 100% by the employee. The County and Schools assist the employees by bidding the plan, and working with the County's insurance consultant to select the plan that best manages the monthly cost against the coverage provided and the number of dental practices which are in-network.

Seven dental insurance proposals were received and reviewed by RCPS and County staff as well as our insurance consultants from BB&T. After an initial review, United Concordia (UCCI), our current provider, Anthem and MetLife were selected for further review.

Each dental carrier was requested to present their "best and final" offers for both a Maximum Allowable Charge (MAC) plan, which is currently offered, and a 90<sup>th</sup> percentile plan.

The maximum allowable charge is based on what an insurance carrier's in-network dentist is paid for a given service. It is important to know that 45% of employees' current dental claims come from dentists that are outside of the network; when members go to a non-network dentist, they pay 100% of the amount above the MAC percentage.

With the 90<sup>th</sup> percentile plan, the insurance carrier calculates the average price within the first 3 digits of a zip code and bases their reimbursements on these numbers. The 90<sup>th</sup> percentile plan is a better benefit for employees than the MAC plan, since the insurance company typically reimburses a greater amount.

In meeting with the 3 finalists, UCCI kept their rates flat for the MAC plan; Anthem rates were a decrease of 5.9% from the current rates. MetLife only offers a 90<sup>th</sup> percentile plan. UCCI's rates for the 90<sup>th</sup> percentile are a 23.4% increase from the current rates; Anthem's rates are 19.9% above current rates; MetLife is offering a 7.4% decrease from the current rates with a 2 year rate guarantee, with a third year guarantee of a 7% maximum increase.

All proposals were asked to at least match our current dental plan. MetLife is offering a higher level of benefits with a decrease in premiums using a 90<sup>th</sup> percentile plan. In addition, the current maximum annual benefit is \$1,000 per member, MetLife will increase the maximum to \$1,250, and basic services (visit and cleanings) will not count toward this amount.

The current monthly rates with UCCI are:

Employee only: \$26.26  
Employee + spouse: \$48.84  
Employee + 1 child: \$48.84  
Employee + children: \$77.30  
Employee + family: \$77.30

The proposed monthly rates with MetLife (for next 24 months) are:

Employee only: \$24.32  
Employee + spouse: \$45.24  
Employee + 1 child: \$45.24  
Employee + children: \$71.58  
Employee + family: \$71.58

Staff, with concurrence from the County's consultant, recommends awarding the dental insurance contract to MetLife, effective with the October 1, 2016 plan year. The contract will be for three years. The cost of this plan is paid 100% by employees.

1. Personnel vacancies

Utilities: no vacancies

Landfill: (1) Heavy Equipment Operator

Refuse & Recycle: no vacancies

Public Works Admin: Construction inspector (Miss Utility)

Facilities Maintenance: no vacancies

2. Utilities

Pleasant Valley 16" Waterline

Update: 100% of the pipe installed as of 6/8/16. Pressure testing and restoration is expected to be complete by June 17, 2016 followed by possible punch list items to reach final completion by June 30, 2016.

3. Landfill

A. Landfill Entrance Project.

Earthwork operations are making progress to bring the project back on schedule. Staff is meeting with Harman Construction and Trumbo Electric to complete the details of their contracts.

The estimated schedule is below:

1. Board approval 2/24/16
2. City plan approval 3/23/16
3. Notice to Proceed 3/28/16
4. Substantial Completion 11/1/16
5. Final Completion 12/1/16

4. Recycling & Satellite Sites

The second 2016 Household Hazardous Waste Collection day will be June 18<sup>th</sup> from 8am-12noon. The location will be the City of Harrisonburg Recycling Facility, 2055 Beery Road. A list of acceptable items is included with this report.

The Public Works department and Four Season Recycling and Trading LLC are partnering to bring a rain barrel and composter sale to the county. Residents will be able to place their order with a phone call to Four Seasons by June 10<sup>th</sup>, and then pick up the purchased items at the County Administration Center on June 13<sup>th</sup> from 10:30am until 2:30pm. Please see the attached flyer for all information. Flyers are available in the Public Works department.

Director of Public Works  
Staff Report  
Page 2

5. Facilities Maintenance

The Admin Parking lot is scheduled for sealing and line striping starting 5/23/16. The completion date is 5/28/16. Update: the parking lot sealing is complete and should extend the life of the asphalt several years. It also looks great with new striping and fire lane paint.

Respectfully Submitted,  
Barry E. Hertzler  
Director Public Works

**CITY OF HARRISONBURG & ROCKINGHAM COUNTY RESIDENTS  
HOUSEHOLD HAZARDOUS  
WASTE COLLECTION**

Saturday, June 18, 2016

8:00 a.m. to 12:00 noon

City of Harrisonburg Recycling Facility, 2055 Beery Road, Harrisonburg, VA

The following will be collected with a  
Limit of 5 units per vehicle/per household

**SOLVENTS**

mineral spirits  
paint thinner  
turpentine  
acetone  
naphtha  
petroleum spirits  
methyl alcohol

**PAINTS**

oil-based exterior  
oil-based interior  
oil-based primer  
oil-based stains  
tung oil  
polyurethane  
deck stains

**FUELS**

gasoline  
diesel fuel  
chainsaw fuel  
motorboat fuel  
#2 fuel oil  
kerosene  
heating oil

**FLUIDS**

brake, transmission &  
power steering

**OTHER**

lubrication & hydraulic oil  
transmission oil  
syringes & needles  
lead acid & dry cell batteries  
household herbicides & pesticides  
commercial grade herbicides & pesticides  
commercial grade fertilizer  
motor oil & antifreeze  
fluorescent lights

**NOT ACCEPTED: Latex paint, unlabeled containers, chlorinated solvents (methylene chloride), and any container over 5 gallons in size. Waste must be in original container and due to EPA & Virginia regulations, waste may be accepted from Households only.**

**Business and farm wastes will not be accepted. Any waste brought to the site that is not listed above WILL NOT be accepted.**



## ***Rain Barrels and Composters***

### ***Reservation Sale at Discounted Prices***

*All prices include VA Sales Tax*

**Sponsored by Rockingham County**

**Here's how it works. Call Four Season Recycling  
804-550-3460 by Friday, June 10, 2016. Place your order &  
pre-pay with a credit or debit card.**

**On Monday, June 13<sup>th</sup>, the items you purchased can be  
picked up from 10:30am until 2:30pm at:**

**Rockingham Co Administration Center 20 East Gay St, Harrisonburg, VA 22802**

**For product information or payment questions, please call**

**Wanda McGee 804-339-4964**

**For pickup information, please call Linda Zirkle 540-578-1315**



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**AUTHORIZED POSITIONS- 31.5**

**Filled Positions- 21.0**

Department Director (Casey Armstrong)

**ADMINISTRATIVE**

Administrative Assistant (Amanda Thomas)

**PERMIT INTAKE & PROCESSING**

Permit Specialist II (Leslie Dodrill)

Permit Specialist I (Kelley Ann Weatherholtz)

**BUILDING CODE ENFORCEMENT**

Building Official (Joe Shifflett)

Building Plan Reviewer (Jay Carter)

Electrical Inspector (J.N. Riddel)

Electrical Inspector (Terry Derrer)

Inspector (Ricky Davis)

Building Inspector (James E. Campbell)

**LAND DEVELOPMENT REVIEW**

Development Plan Manager (Peter Kesecker)

**PLANNING: SHORT- AND LONG-RANGE**

Director of Planning (Rhonda Cooper)

Senior Planner (James May)

**ZONING CODE ENFORCEMENT**

Zoning Administrator (Diana Stultz)

Deputy Zoning Administrator (Diane Lepkowski)

Code Compliance Officer (Kelly Getz)

**GEOGRAPHIC INFORMATION SYSTEMS**

GIS Specialist (Mark Rathke)

GIS Technician (Kendrick Smith)

**ENVIRONMENTAL SERVICES**

Environmental Manager (Lisa Perry)

Environmental Inspector (Adam Hancock)

Environmental Inspector (Blake Barnes)

**Vacant Positions- 10.5**

Permit Specialist II

Permit Specialist I

Permit Specialist I- Part-time

Deputy Building Official

Building and Plumbing Inspector  
Inspector

Plumbing Inspector

GIS Coordinator

Addressing Technician

Planner

Erosion & Sediment Control Administrator

## BOARD ACTION REQUESTED

None.

## PROJECTS AND REPORTS

### **USDA RURAL DEVELOPMENT: ADDITIONAL WORKSHOP OFFERED** (Rhonda Cooper)

Anne Herring, USDA's Virginia Rural Development Coordinator, has offered to hold a targeted workshop(s) for the Departments of Fire and Rescue and Economic Development.

On Monday, April 25, from 9 a.m. to noon, in the Rockingham County Administration Center's Community Room, Anne Herring and other staff from Virginia's USDA Rural Development office offered information to Rockingham County staff about funding available through USDA-Rural Development's programs. This was an opportunity for local governments, community leaders, not-for-profits, and other organizations to learn how they might partner with USDA-Rural Development on community projects such as:

- sewer and water improvements;
- homeownership and essential housing improvements;
- community facility projects including health care clinics, police and fire stations, community centers, schools and child care centers;
- broadband projects; and
- rural business initiatives.

### **ROCKINGHAM BICYCLE ADVISORY COMMITTEE (RBAC)** (Rhonda Cooper)

The RBAC's next meeting is July 21. The committee met April 21 to update its Annual Work Plan in light of the draft County Bicycle and Pedestrian Plan. On February 18, the Committee recommended that the final draft of the Rockingham County Bicycle and Pedestrian Plan move forward to public comment and then to Planning Commission and Board hearings.

### **MPO & NON-MPO BICYCLE AND PEDESTRIAN PLANS** (Rhonda Cooper)

The MPO TAC is expected to forward a final draft MPO Plan and recommend it for public release to the Policy Board in early summer. The MPO and County Bicycle and Pedestrian Plans will be presented at a public meeting. The public meeting will be the citizens' and stakeholders' opportunity to review the draft plans and maps within an open house and formal presentation format. Both plans are expected to be ready for final action by autumn.

### **PORT REPUBLIC RURAL VILLAGE GRANT PROJECT** (Rhonda Cooper)

The Shenandoah Valley Network (SVN) and Community Alliance for Preservation (CAP) staff and the project consultant, Paradigm Design, held the last of three community workshops on April 7. The consultant presented the vision and values expressed by the group, and the community's preferences for implementation of its vision for the future. By early summer, the consultants will have a draft rural village report and recommendations.

Community workshops in Port Republic, held on January 21 and February 18, were used to describe the planning process, to receive input on what the community considers to be its assets and liabilities now and in the future, and to discuss techniques to maintain the character of the Port Republic village.

The SVN was awarded a Battlefield Protection Grant to study the potential for a Rural Village Overlay District for Port Republic. SVN has contracted with Paradigm Design to work with Port Republic's village and area landowners to develop the landowners' vision, then to develop guidelines to preserve special characteristics, and to develop a

list of uses compatible with the traditional village and surrounding agriculture and battlefields. The resulting Rural Village Overlay District could become a general model for application in the County's other rural villages. This grant was awarded by the National Park Service's American Battlefield Protection Program.

#### **HOUSE BILL 2 TRANSPORTATION PROJECT APPLICATIONS (Rhonda Cooper)**

The HB2 project scoring and recommendation phase has been completed by the Office of Intermodal Planning and Investment (OIPI), VDOT, and the Department of Rail and Public Transportation (DRPT). The recommended projects will be reviewed by the Commonwealth Transportation Board (CTB) in February. By June, the CTB is expected to adopt the Six Year Improvement Plan (SYIP).

The Rawley Pike (U.S. 33) and South Valley Pike (U.S. 11) projects are included in the list of recommended projects. Staff will resubmit an application in the upcoming round for the Mayland Road (VA 259) project and any other transportation projects the Board recommends.

#### **MPO SOUTH REGIONAL CORRIDOR STUDY (Rhonda Cooper)**

The ad hoc committee is reviewing revisions to the MPO Route 11 South Regional Study. The MPO Policy Board tabled the original Study on June 21, 2012. The study encompasses part of the County; City; and the Towns of Bridgewater, Dayton, and Mt. Crawford; from Port Republic Road (City) to Dinkel Avenue and from Interstate 81 to Route 42.

#### **E-911 TO NEXT GENERATION 911 TRANSITION (Kendrick Smith)**

The Virginia E-911 services board has begun planning for a transition to NG-911. Currently, our 911 system is based on an aging technology, an analog network. Our 911 system is dependent on service providers, and they will soon be moving away from analog networks and into IP (Internet Protocol) networks. Due to this transition, our 911 system will soon have to be based on an IP network as well. In a 911 system based on an IP network, GIS will be the primary database for routing emergency calls rather than the MSAG (Master Street Address Guide) and the database of phone numbers maintained by service providers that are used now.

VITA (Virginia Information Technologies Agency) has been working with local government GIS technicians to begin the process of ensuring our GIS data is up to par. Rockingham County GIS recently submitted their data to VITA for analysis to gauge the readiness of the data. The results of the analysis were very positive, with 96.8% of our address points matching the addresses maintained by Verizon. Ninety-five percent of our road centerlines matched the MSAG that is maintained by HRECC. Both of these numbers were high across analyses that VITA has completed across the state of Virginia.

Although the County GIS data is in great shape currently, there is still a lot of work to be done. The NG-911 Regional Advisory Council has selected 2019-2020 as a preliminary target date for switching to IP based 911 systems. We should have no issues being able to be in compliance by that time. The current list of errors within our GIS data will most likely take two to three months to be corrected. Once the corrections have been made, we will send the data back to VITA for another analysis to gauge our accuracy again and see if other issues arise.

#### **CITYVIEW RE-ADOPTION PROJECT MANAGEMENT PLAN (James May)**

At the beginning of 2016, Community Development staff began meeting regularly with members of Technology staff to review the various issues that had arisen over ten years of CityView as the tracking software for the Department. This review generated a list of seven projects to improve the internal processes of the Department as a whole. These projects include improving the tracking of all internal processes through CityView, standardizing the file organization system, converting historic files and data for storage and analysis, opening the CityView Portal, and standardizing all letters and reports. The completion of this Project Management Plan will provide a

path forward for addressing these issues. The outcome of this project will be a more efficient and coordinated administrative process fully utilizing the available tools through improved integration of multiple software packages and staff responsibilities.

**PROJECTS AND REPORTS TABLED BY THE BOARD OF SUPERVISORS**

**NORTH VALLEY PIKE CORRIDOR STRATEGIC PLAN (Rhonda Cooper)**

The Board tabled the North Valley Pike Corridor Strategic Plan on December 15, 2010. Staff recommends reworking this Plan as part of the Comprehensive Plan revisions.

**PLANNING COMMISSION ACTIONS**

The following items were heard by the Commission on May 3:

Item	Description	Comments/ Recommendations
<b>REZ16-095</b>	Pleasant Run, LC, 2340 S. Main Street, Harrisonburg, VA 22801, to amend the proffered conditions on a 71-acre portion of TM# 124-(A)- L98, located west of Pleasant Valley Rd (Rt. 679) approximately 500 feet north of Spaders Church Rd (Rt. 689), and retain the zoning of Medium Density Residential District with Conditions (R-2C). The amendment increases the permitted density of the development. The Comprehensive Plan identifies this area as Agricultural Reserve. It is located in Election District 4.	Approval; to be heard by Board on June 8
<b>OA16-104</b>	Amendment to the Rockingham County Code, Chapter 17 (zoning), Article VI Land Uses, Section 17-607 Supplemental standards for certain land uses to add supplemental standards for craft breweries to allow production of no more than 250,000 barrels per year in the business districts and in the planned districts and no more than 15,000 barrels per year in the agricultural district. This amendment also removes the supplemental standards for event centers and restaurants in the A-1 and A-2 zoning districts if associated with a craft brewery.	Approval; to be heard by Board on June 8
<b>OA16-109</b>	Amendment to the Rockingham County Code, Chapter 17 (zoning), Section 17-701.03 Private streets to state that private streets shall not exceed maximum grades for local rural roads as defined in the AASHTO manual with Fire & Rescue inspecting any private streets with grades greater than ten (10) percent.	Approval; to be heard by Board on June 8

Two ordinance amendments were removed from the table:

<b>OA16-080</b>	Amendment to the Rockingham County Code, Chapter 17 (zoning), Article 2 Definition of Terms, Section 17-201 Definitions generally to remove the definition of microbrewery and to add the definition of craft brewery with an annual production of less than 250,000 barrels of beer or ale annually. May include on-premise tap room or associated on-site restaurant.	Tabled on April 5-until A1 & A2 Supplementary Standards are drafted; Approval on May 3; to be heard by Board on June 8
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OA16-081	Amendment to the Rockingham County Code, Chapter 17 (Zoning), Table 17-606 Land Use and Zoning Table, under Assembly Uses, remove microbrewery and replace with craft brewery as a permitted use in the R-4, R-5, MXU, B-1, B-2, PCD, and PMR zoning districts.	Tabled on April 5-until A1 & A2 Supplementary Standards are drafted; Approval on May 3; to be heard by Board on June 8
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The following item has not been scheduled for a Board hearing:

Item	Description	Comments/ Recommendations
OA15-188	An amendment to Chapter 17 (Zoning), Article 7, Table 17-702.05 to change parking requirements for Dwelling, duplex and Dwelling, single-family detached to require one space for an efficiency or one bedroom unit.	Forwarded to Board with tie vote; Staff revisions are underway; Board hearing TBA

## COUNTY-INITIATED AMENDMENTS

1. Request and Reason: There has been some interest expressed in having a craft brewery in the County. Currently the Rockingham County Code has farm brewery, micro-brewery, and the full industrial brewery. Craft breweries would allow more beer to be manufactured than the micro-brewery but not as much as the full brewery. Staff is requesting to remove micro-brewery from the Code and to add craft brewery which is what is becoming more popular throughout Virginia.

Status: The craft brewery amendments will be heard by the Planning Commission on April 5, 2016. The Planning Commission tabled the request asking staff to look at whether there should be an amount of grain, hops, etc. grown on the property and with 250,000 barrels per year, what size building would be needed. Staff changed the amount that could be produced in A-1 and A-2 to 15,000 barrels per year and 250,000 in the commercial and planned districts. Staff did not add language regarding the amount of product that must be grown. The state does not have a limit for farm brewery so staff does not feel we can set a limit for craft brewery. This will be taken back to the Planning Commission at its hearing on May 3<sup>rd</sup>. The Planning Commission recommended approval of these ordinance amendments. They will be presented to the Board on June 8.

2. Request and Reason: When another special use permit came before the Board at its public hearing on March 9, 2016 for a waiver to supplemental standards for distance between accessory dwelling and primary dwelling and for increased size for the accessory dwelling, the County Attorney asked the Board if it felt it was time for staff to look at these supplemental standards to see if change was needed. The Board authorized staff to study the supplemental standards for accessory dwellings.

Status: Staff is reviewing the best way to work with the accessory dwellings as well as other supplemental standards.

3. Request and Reason: Due to the increasing number of requests for waivers to supplemental standards, at its meeting on April 27, the Board directed staff to study the supplemental standard process.

Status: This is work that will take some time, but staff will begin working with the County Attorney in an endeavor to develop better criteria for supplemental standards.

4. Request and Reason: After receiving several inquiries about enclosing decks, adding a room on a concrete patio, etc., (in old ordinance, decks, patios, etc. could encroach 50%) in rear yards of agricultural districts, the Board, at its May 18<sup>th</sup> meeting, authorized staff to review the rearyard setbacks in the agricultural districts and draft an ordinance if determined they should be changed.

Status: An ordinance amendment reducing rearyard setbacks to 25' for primary structures and for accessory structures over 580 sq. ft. and for increasing setbacks for accessory dwellings from 5' to 25' in the A-1, A-2, and RV zoning districts will be taken to the Planning Commission on July 5.

## UPCOMING PUBLIC HEARINGS

June 8, 2016

Board of Supervisors

6:00 p.m.

### Agricultural & Forestal Districts

None.

### Special Use Permit

**SUP16-111** Micah Reish, 13812 S. Sunset Drive, Broadway 22815 for a modification to supplemental standards to single-family dwelling with independent living quarters to increase the size from allowed 694 sq. ft. to 980 sq. ft. on property located on the east side of South Sunset Drive (Route 617) approximately 3000' south of the Broadway Town Limits, Election District #1, zoned A-1. Tax Map #51-(A)-146A.

**SUP16-113** Kim Dudley Farley & Kehris Snead, 110 Millview Drive, Bridgewater 22812 for entertainment outside of building (obstacle course), entertainment inside a building (sports building) event venue with waiver to supplemental standard that would not require owner or manager to live on the property, and country inn (bed & breakfast) with waiver that would not require owner or manger to live on the property and which would permit them to leave fruit and pre-packaged breakfast bars in room instead of preparing breakfast. on property located on the southeast side of Happy Valley Road (Route 758) approximately 1700' east of Mountain Valley Road (Route 620), Election District #3, zoned A-2, Tax Map #111-(A)-44. Property address: 3451 Happy Valley Road.

**SUP16-118** Lindale Mennonite Church, 6255 Jesse Bennett Way, Linville 22834 for child care expansion with modification to the supplemental standard that states in the A-2 zoning district, the child care must be located in a residence. The property upon which this request is made is located on the northwest side of Shaver Mill Road (Route 780) and Jesse Bennett Way (Route 859), Election District #2, zoned A-2. Tax Map #79-(A)-84.

**SUP16-119** ***Verbally withdrawn 5/31, pending letter*** Pamela Houck for Littlest Lamb Child Care Center, Inc. 116 Northshore Drive, Bridgewater 22812 for a modification to supplemental standards which state that in industrial districts, a child care center (daycare, child) must be accessory to the primary use and fifty (50) percent of the clients shall be from employees of the primary use on property located on the east side of South Valley Pike (Route 11) approximately 1,000' north of Friedens Church Road (Route 257), Election District #4, zoned I-2. Tax Map #137-(A)-8H. Property Address: 6255 South Valley Pike.

**SUP16-120** William John Hall for Fun & Dreams LC, 3060 North Valley Pike, Rockingham 22802 for outdoor recreational activities (recreation and entertainment outside a building) on property located at the deadend of Cornerstone Lane (private) approximately 1200' east of North Valley Pike (Route 11), Election District #2, zoned B-1. Tax Map #95-(A)-75A. Property address: 297 Cornerstone Lane.

**Rezoning- Not involving a public hearing**

None.

**Rezoning- Requiring a public hearing**

**REZ16-095** Pleasant Run, LC, 2340 S. Main Street, Harrisonburg, VA 22801, to amend the proffered conditions on a 71-acre portion of TM# 124-(A)- L98, located west of Pleasant Valley Rd (Rt. 679) approximately 500 feet north of Spaders Church Rd (Rt. 689), and retain the zoning of Medium Density Residential District with Conditions (R-2C). The amendment increases the permitted density of the development. The Comprehensive Plan identifies this area as Agricultural Reserve. It is located in Election District 4.

**Ordinance Amendments**

**OA16-080** Amendment to the Rockingham County Code, Chapter 17 (zoning), Article 2 Definition of Terms, Section 17-201 Definitions generally to remove the definition of microbrewery and to add the definition of craft brewery. May include on-premise tap room or associated on-site restaurant.

**OA16-081** Amendment to the Rockingham County Code, Chapter 17 (Zoning), Table 17-606 Land Use and Zoning Table, under Assembly Uses, remove microbrewery and replace with craft brewery as a permitted use (P) in the R-4, R-5, MXU, B-1, B-2, PCD, and PMR zoning districts and as a special use permit with supplemental standards (SU\*) in the A-1 and A-2 zoning districts.

**OA16-104** Amendment to the Rockingham County Code, Chapter 17 (zoning), Article VI Land Uses, Section 17-607 Supplemental standards for certain land uses to add supplemental standards for craft breweries to allow production of no more than 250,000 barrels per year in the business districts and in the planned districts and no more than 15,000 barrels per year in the agricultural district. This amendment also removes the supplemental standards for event centers and restaurants in the A-1 and A-2 zoning districts if associated with a craft brewery.

**OA16-109** Amendment to the Rockingham County Code, Chapter 17 (zoning), Section 17-701.03 Private streets to state that private streets shall not exceed maximum grades for local rural roads as defined in the AASHTO manual with Fire & Rescue inspecting any private streets with grades greater than ten (10) percent.

**PRIORITY PROJECTS UNDERWAY BY STAFF**

Projects	Lead Person	Status	Target Date
North Valley Pike Corridor Strategic Plan	Rhonda	Board tabled on 12/15/10. Plan elements to be addressed during Comprehensive Plan update.	2016
Rockingham Bicycle Advisory Committee (RBAC)	Rhonda	Next meeting is 7/21/16.	Ongoing

Ongoing Review/Tasks	Lead Person	Status
Deed Review	Diane	20 deeds in process as 5/31/16: 9 pending review, 11 awaiting revisions
Violations	Kelly	53 active complaints, 19 cases pending legal action as of 5/31/16
Site Plans & Subdivisions	Pete	9 site plans and 2 subdivisions under review as of 5/25/16
Subdivision Ordinance Variances	Diana	1 request under review, as of 5/26/16
Zoning Ordinance Variances	Diana	0 request under review, as of 5/26/16
Zoning Appeals	Diana	0 requests under review, as of 5/26/16
Home Occupation Permits	Diana	0 permit requests under review, as of 5/26/16
Home Business Permits	Diana	1 permit request under review, as of 5/26/16
Special Use Permits	Diana	12 permit requests under review, as of 5/26/16
Rezoning	Rhonda	5 rezoning requests under review, as of 5/31/16
Comprehensive Plan Amendments	Rhonda	0 request under review, as of 5/31/16
Permits and Fees Processed	Joe	688 total transactions for month of May 2016
Building Inspections	Joe	879 inspections conducted during May 2016 (averaged 41.86 inspections per day)
Building Plans	Joe	35 Plans under review, as of 5/31/16
Environmental (E&S/Stormwater) Plan Review	Lisa	19 plans under review as of 06/01/16, 15 awaiting permit issuance
Environmental Inspections	Lisa	703 inspections conducted in May 2016
Addressing Commercial/Residential Structures	Kendrick	26 new structures addressed in May 2016
Naming of New Roads	Kendrick	1 new private lane named in May 2016

## REQUESTS TABLED BY BOARD OF SUPERVISORS

SPECIAL USE PERMIT APPLICATION(S)					
Year Tabled	Date Tabled	File	Applicant	Request	Election District
2016	May 18	SUP16-082	Heatwole, Sandra G.	Flea Market	2

REZONING REQUEST(S) and PLAN(S)					
Year Tabled	Date Tabled	File	Applicant	Request	Election District
2010	Dec 15	NA	North Valley Pike Corridor Strategic Plan	Endorsement of Corridor Strategic Plan for North Valley Pike area from Gravels Road to Vine Street and I-81 to Kratzer Road	2

2016	Mar 23	REZ16-018	Sentara RMH Medical Center	To rezone TM# 125-(17)- L1, L1A; 125-(A)-L121, L135, L136, totaling 238.61 acres, currently zoned General Business District (B-1) and General Agriculture District (A-2), to Planned Medical and Research District (PMR). The Comprehensive Plan identifies this area as Mixed Use.	3
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ORDINANCE AMENDMENTS				
Year Tabled	Date Tabled	File	Applicant	Request
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## STAFF DIRECTORY

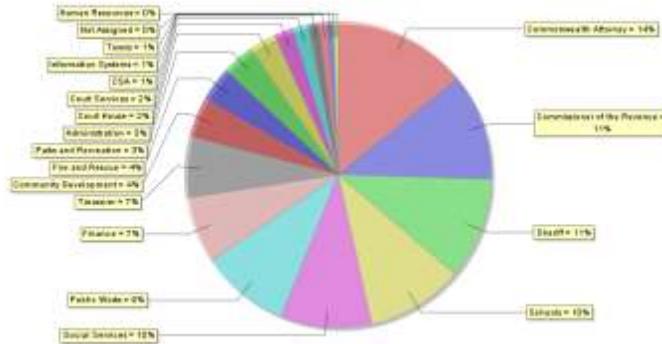
Name	Job Title	Office Number	Mobile Number
Casey Armstrong	Director	564-3031	578-2353
Blake Barnes	Environmental Inspector	564-3047	578-3515
James Campbell	Building Inspector	574-4381	578-1123
Jay Carter	Building Plan Reviewer	564-3046	578-1120
Rhonda Cooper	Director of Planning	564-3033	271-5061
Rick Davis	Building Inspector	432-3372	830-8018
Terry Derrer	Building Inspector	564-3042	578-1122
Leslie Dodrill	Permit Specialist II	564-3038	N/A
Kelly Getz	Code Compliance Officer	564-6063	810-5024
Adam Hancock	Environmental Inspector	564-1529	271-6523
Pete Kesecker	Development Plan Manager	564-5074	271-2952
Diane Lepkowski	Deputy Zoning Administrator	564-3037	578-1126
James May	Senior Planner	564-1513	N/A
Lisa Perry	Environmental Manager	564-6095	271-8760
Mark Rathke	GIS Specialist	564-5076	N/A
JN Riddel	Building Inspector	564-3045	578-1121
Joe Shifflett	Building Official	564-3041	578-1558
Kendrick Smith	GIS Technician	564-3029	830-5811
Diana Stultz	Zoning Administrator	564-3032	830-8017
Amanda Thomas	Administrative Assistant	574-3790	N/A
Kelley Ann Weatherholtz	Permit Specialist I	564-3040	N/A

**DEPARTMENT OF COMMUNITY DEVELOPMENT**  
**Development Activity Report - May 2016**

	Permits Issued					Fees Collected				
	May-16	May-15	One Year Change	Jan-May 2016	Jan-May 2015	May-16	May-15	One Year Change	Jan-May 2016	Jan-May 2015
<b>Building</b>										
Commercial/Industrial	14	37	-62.2 %	57	72	\$ 21,037.94	\$ 22,229.66	-5.4 %	\$ 71,457.95	\$ 72,822.72
Manufactured	6	4	50.0 %	21	19	\$ 680.55	\$ 594.15	14.5 %	\$ 2,340.35	\$ 2,289.80
Single Family	31	47	-34.0 %	118	129	\$ 27,808.95	\$ 56,064.72	-50.4 %	\$ 119,836.28	\$ 137,843.46
Subtotal	51	88		196	220	\$ 49,527.44	\$ 78,888.53		\$ 193,634.58	\$ 212,955.98
<b>Plumbing</b>										
	3	0	0.0 %	20	0	\$ 292.79	\$ 0.00	0.0 %	\$ 1,979.37	\$ 0.00
Subtotal	3	0		20	0	\$ 292.79	\$ 0.00		\$ 1,979.37	\$ 0.00
<b>Electrical</b>										
	30	48	-37.5 %	113	146	\$ 1,789.28	\$ 3,115.02	-42.6 %	\$ 6,450.54	\$ 9,294.43
Subtotal	30	48		113	146	\$ 1,789.28	\$ 3,115.02		\$ 6,450.54	\$ 9,294.43
<b>Mechanical</b>										
	5	6	-16.7 %	21	26	\$ 357.12	\$ 255.00	40.0 %	\$ 1,554.12	\$ 1,300.50
Subtotal	5	6		21	26	\$ 357.12	\$ 255.00		\$ 1,554.12	\$ 1,300.50
<b>Other</b>										
	72	58	24.1 %	215	217	\$ 15,433.77	\$ 13,601.82	13.5 %	\$ 53,761.41	\$ 106,076.35
Subtotal	72	58		215	217	\$ 15,433.77	\$ 13,601.82		\$ 53,761.41	\$ 106,076.35
<b>Land Use Related</b>										
Erosion and Sediment Permit:	2	3	-33.3 %	16	20	\$ 4,900.00	\$ 2,750.00	78.2 %	\$ 25,110.00	\$ 72,442.00
Subtotal	2	3		16	20	\$ 4,900.00	\$ 2,750.00		\$ 25,110.00	\$ 72,442.00
<b>Total</b>	<b>163</b>	<b>203</b>		<b>581</b>	<b>629</b>	<b>\$ 72,300.40</b>	<b>\$ 98,610.37</b>		<b>\$ 282,490.02</b>	<b>\$ 402,069.26</b>

# Technology Department Staff Report: June 2016

## MONTHLY HELP DESK TICKET SUMMARY BY DEPARTMENT Total Number of Help Desk Tickets for May 2016: 353



### NEW PROJECTS

Project	Associated Departments	Start Date	Projected End Date	Staff Assigned
<b>SunTrust OTM upgrade</b>	Treasurer, Finance, Technology	05/25/2016	08/31/2015	Terri Perry, Dusty Moyer
<b>Check-in System for Social Services</b>	Technology/Social Services	05/03/2016	TBD	Michael Bowen/Steve Moomaw/Jeff Ferguson

### CURRENT PROJECT STATUS UPDATES

Project	Associated Departments	Start Date	Projected End Date	Update
<b>Checkpoint Firewall Replacement</b>	Technology	01/26/2016	05/30/2016	Working with vendor for implementation plan.
<b>Core Switch Replacement</b>	Technology	01/26/2016	04/28/2016	COMPLETE
<b>Wireless Mobile Device Replacement</b>	All	11/30/2015	06/30/2016	List complete and sent to nTelos. Waiting for implementation dates.
<b>Mobile Device Management Implementation</b>	All	11/30/2015	TBD	Waiting for phones.

## Technology Department Staff Report: June 2016

<b>OpenGov Implementation</b>	All	02/05/2016	02/05/2017	3 <sup>rd</sup> review of data by Technology and Finance
<b>Data Center Upgrade - Phase 3</b>	Technology, All	08/01/2014	06/30/2016	ImageNow, and Symantec upgrades remaining.
<b>Munis Financials Implementation and upgrade to 10.5</b>	County & Schools Finance and Technology	02/28/2013	4/29/2016	Completed installation, now working to fix some issues with Munis.
<b>Munis Human Resources Online Applicant Tracking</b>	Human Resources	10/01/2016	1/1/2017	Start on Applicant Tracking in October 2016
<b>Credit Card Payments for CityView</b>	Community Development, Technology, Harris	05/27/2014	08/01/2016	Requested list of accepted vendors from CityView.
<b>Evaluation and continuation of ImageNow Document Imaging project</b>	Technology	06/04/2014	06/30/2016	Waiting on answers from Tyler for TCM EE
<b>Custom Reports for Munis</b>	Technology	07/20/2014	Ongoing	Continuing to prioritize and create reports
<b>Munis AP Batch Scanning Implementation</b>	Technology/Finance	04/01/2016	06/15/2016	Workflow designed. Creating in Munis. Testing next week.
<b>Clerk of Court computers</b>	Technology/Supreme Court/Clerk of Court	11/01/2014	06/30/2016	Answer in 30 days from Supreme Court
<b>Selection of solution(s) to replace DaPro software</b>	Technology/Administration/RCSO/ECC/Court Services/Fire & Rescue	4/01/2015	7/01/2017	Vendors selected for interviews.
<b>New Software for Records and Imaging for Clerk of Court</b>	Clerk of Circuit Court, Technology	07/01/2015	03/31/2017	Ongoing. Development slowing implementation
<b>CityView changes for Planning and E&amp;S</b>	Community Development, Technology, CityView Staff	08/05/2015	05/31/2016	Several items completed. Others delayed due to CityView GIS data duplication issue
<b>CityView/GIS Integration Fix</b>	Community Development,	11/01/2015	06/30/2016	CityView staff assigned on

## Technology Department Staff Report: June 2016

Technology, Timmons Group

				vacation. 10 more hours of work until project is ready to test.
<b>Work with City to reroute ICHRIS traffic through VPN</b>	Technology (City, County, ECC)	02/02/2016	03/01/2016	Defer until after dark fiber installation between City and County
<b>Video Conferencing Upgrade in Courts</b>	Jail, Circuit Court, District Court	03/15/2016	06/30/2016	Jeff Simmers evaluating current equipment vs. needs to determine best plan of action.
<b>Land Use Reassessment and Revalidation</b>	COR, Technology	TBD	06/30/2017	Computers set up. Training beginning
<b>Munis Cashiering/Accounts Receivable/General Billing/Appraisal/COR Systems</b>	Technology, Finance, Commissioner of Revenue, Treasurer, Administration, Public Works	02/01/2016	TBD	Gathered concerns, submitted to Tyler.

Respectfully submitted,

Terri M. Perry  
Director of Technology

**1. Personnel**

The department currently has one employee on light duty and one open position.

**2. Prevention Division Activities: Capt. Joe Mullens, Lt. Todd Spitzer, Lt. Karen Will and Wes Shifflett****A. Plan Review**

1. Clean Agent System - 0
2. Commercial Cooking Suppression - 2
3. Dry Hydrant - 0
4. Emergency Planning/Evacuation - 0
5. Fire Detection/Alarm - 3
6. Fire Pump - 0
7. Flammable/Combustible Liquid Spray Booth - 0
8. Hazardous Materials - 0
9. Mechanical - 0
10. Private Fire Service Mains & Private Water Tank System - 0
11. Rezoning - 0
12. Site Plain - 5
13. Special Entertainment - 2
14. Special Use - 1
15. Sprinkler System - 5
16. Standpipe - 0
17. Plan Review That Has Exceeding Fourteen Day Reaction Time
  - a. All plan reviews are within noted reaction time
18. Plan Review Fees Generated - \$ 2,276.12

**B. Consultation**

1. Certificate of Occupancy - 0
2. Explosives/Fireworks - 0
3. Fire Code - 4
4. Fire Protection - 1
5. Open Burning - 0
6. Site - 1
7. Special Use/Rezoning - 5
8. Emergency Planning/Evacuation – 0

- C. Inspections
  - 1. Acceptance Testing – 10
  - 2. Assisted Living – 0
  - 3. Certificate of Occupancy - 2
  - 4. Daycare/Preschool - 2
  - 5. Dry Hydrant - 0
  - 6. Explosives - 0
  - 7. Fire Code - 17
  - 8. Fire Detection/Alarm - 0
  - 9. Fire Protection - 0
  - 10. Fireworks - 2
  - 11. Hazardous Materials - 0
  - 12. Nursing - 0
  - 13. Open Burning/Bon Fire - 0
  - 14. Private School - 0
  - 15. Public School - 0
  - 16. Re-Inspection - 11
  - 17. Safe School Audit - 0
  - 18. Tent - 3
  - 19. Inspection Not Completed/Had to be rescheduled
    - a. 13
  - 20. Inspection Fees Generated -\$ 0
  
- D. Operational Permits Issued
  - 1. Open Burning - 378
  - 2. Fireworks
    - a. Sales - 2
    - b. Display - 2
  - 3. Explosives
    - a. Storage - 0
    - b. Use - 0
  - 4. Bon Fire - 0
  - 5. Permit Fees Generated - \$480.00
  
- E. Incident Responses and Disposition
  - 1. Structure Fires
    - a. Accidental - 2
    - b. Incendiary - 0
    - c. Undetermined - 1
    - d. Under Investigation – 1

2. Vehicle Fires
    - a. Accidental - 2
    - b. Incendiary - 0
    - c. Undetermined - 0
    - d. Under Investigation – 0
  3. Brush/Grass Fires
    - a. Accidental - 0
    - b. Incendiary - 1
    - c. Undetermined - 0
    - d. Under Investigation – 0
  4. Open Burning
    - a. Authorized - 2
    - b. Unauthorized - 3
      - i. Notice of Violation - 2
      - ii. Summons - 1
  5. Bomb Threats - 0
  6. Fireworks Violations - 0
  7. Fire Lane
    - a. Tickets Issued - 0
    - b. Warnings Issued - 0
  8. Explosives/Explosions - 0
  9. Follow-up Investigation - 3
    - a. Total Number of Hours – 8.5
- F. Public Education
1. Prevention Programs
    - a. Smoke Detectors Installed - 7
    - b. Fire Extinguisher Presentations - 1
      - i. Number of Participants - 18
    - c. School Program Presentations - 10
      - i. Number of Participants - 162
    - d. Other Program Presentations - 2
      - i. Number of Participants - 25
    - e. Presentation of Education Materials Events - 14
      - i. Number of Participants – 960

- G. Training
  - 1. Fire Inspector Related Training
    - a. Number of Participants - 3
    - b. Number of Contact Hours - 3
  - 2. Fire Investigator Related Training
    - a. Number of Participants - 7
    - b. Number of Contact Hours – 29.5
  - 3. Public Education Related Training
    - a. Number of Participants - 0
    - b. Number of Contact Hours – 0
- H. Fire and Life Safety Division Comments/Notes
  - 1. Received “Rudy Bears” from the Keezletown Ruritan Club for distribution to children at an emergency scene.
  - 2. Division personnel spent a great deal of time preparing for and attending court in relation to an arson case.
  - 3. Multiple inspection and activities had to be rescheduled throughout the month due to division personnel being utilized for station coverage.

**3. Training Division: Battalion Captain Joe Morris, Lt. Steve Powell, Lt. Bryan Smith, and Lt. Jolene Powell**

- A. Continued Education Training Provided
  - 1. Singers Glen Fire Department EMS CE's
    - a. Number of Participants - 8
  - 2. Clover Hill Fire Department EMS CE's
    - a. Number of Participants - 22
  - 3. MERCK EMS CE's
    - a. Number of Participants – 12
  - 4. EMS Training for the month was medical review
    - a. Number of Participants – 18
  - 5. Station Fire and Hazmat training this month was Midland Kit and Line Deployments
    - a. Number of Participants - 15
- B. Meetings and Training
  - 1. Completed S190 and S130 classes
- C. Certification Training Provided

1. MTC Fire and Rescue Classes
    - a. Number of first year students – 16
    - b. Number of second year students - 14
  2. Finished Fire Academy (Firefighter I, Firefighter II, and Hazmat Operations)
    - a. Number of Participants – 30
  3. Local Protocol class
    - a. Number of Participants (Elkton) – 8
    - b. Number of Participants (McGaheysville) - 6
  4. Conducted 4 CPR classes
    - a. Number of Participants – 30
  5. EVOG held at Bridgewater Fire
    - a. Number of Participants - 13
- D. Other Activities
1. Ran Duty Officer May 23<sup>rd</sup> – 29<sup>th</sup>, 2016
  2. Assisted with MTC and Fire Academy live burns
  3. Trained McGaheysville on new SCBA and placed in service
  4. G1 SCBA Air Management training
  5. Burned 3 houses for training
  6. Tested 7 personnel on medic skills for entrance into VCU Paramedic program

Respectfully submitted by,

Chief Jeremy C. Holloway



**STAFF REPORT**  
June, 2016

**Agenda Item#**

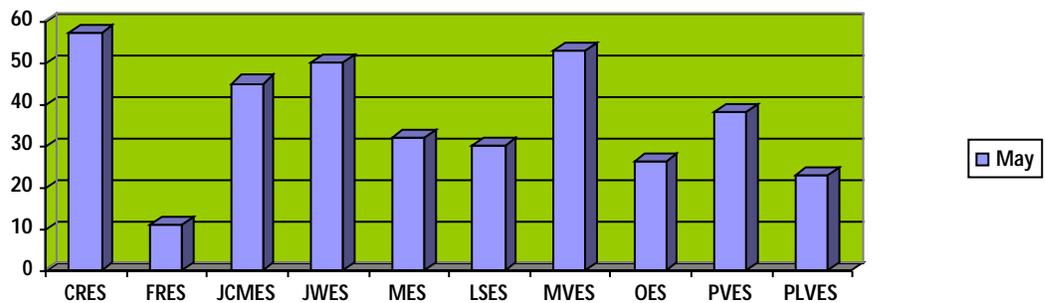
**1. PERSONNEL**

A. Parks & Recreation: All positions are filled.

**2. RECREATION**

A. Recreation:

1. The Parks and Recreation Commission will met on Thursday, May 26.
2. The After School Program numbers for May. Currently there are over 450 children registered in the After School Program. After School continues to look for qualified staff to work in the program. The last day of after school is June 9<sup>th</sup>.



3. Athletic field work continues around the county for spring sports.
4. Summer Day Camp at CRES, JCMES, JWES, MVES, MES, LSES. Space is limited at each site. The first day of Summer Day Camp is June 20.
5. Ashley attended the Virginia Recreation and Parks Society Western Service Area education session. Jerry, Regina and Nicole attended a Safe Kids summit and Denise and Ashley attended a marketing class.
6. Ashley Adams spoke to a JMU class this month.
7. Upcoming Special Events Include:
  - Community Yard Sale on June 4
8. Recreation Programs for the month of May with registration numbers are:
  - Bergton Community Center, 7 rentals

- Singers Glen Community Center, 11 rentals
- PDCC paying rentals, had 25
- PDCC non-paying rentals, had 24
- Intro to Cheesemaking, 2 participants
- Creative Movement, 4 participants
- Jazz, Ballet & Hip Hop, 4 participants
- Canning, 4 participants
- Learn to Skate, 5 participants
- Women Horse'n Around, 4 participants
- Concealed Handgun, 12 participants
- Internet & Email Essentials, 4 participants
- Women's Spring Volleyball, 17 teams

May Trips:

- Leesburg Premium Outlets, mini bus 14 participants
- Peaks of Otter, mini bus 14 participants
- Mt. Vernon Gardens, mini bus 13 participants
- Potomac Mills, mini bus 11 participants
- Country Roads, mini bus 14 participants
- Purcellville Brew Tour, mini bus 11 participants
- National Zoo, charter bus 53 participants
- Winery Tour, mini bus 9 participants
- Hollywood Casino, mini bus 10 participants
- Edelweiss German Restaurant, mini bus 13 participants
- Nationals vs. Cardinals, mini bus 14 participants

9. The month of May staff has been busy with summer program registrations. Summer Day Care training of staff begins and the first day of camp is June 20. Several Summer Day Care sites are almost full. Cheerleading registrations opens on June 1<sup>st</sup>. In June we will host our 4<sup>th</sup> Annual Yard Sale in the County Administration parking lot. Most of June's mini bus trips are full as well as many of the youth programs such as, Princess Camp are full.

Respectfully submitted,  
Kathy McQuain  
Director of Parks & Recreation

**1. Personnel**

A. Positions filled

Director  
Administrative Assistant  
Senior Pretrial Officer  
Pretrial Officer (two full-time)  
Pretrial Evaluator  
Probation Officer (three full-time/one part-time)  
Litter Control Supervisor (part-time)  
CIT Coordinator

**2. Litter Control Program**

A. Bags Collected for May 2016 – 42

Roads/areas cleaned: County Administration Center, Rockingham County Landfill, Fair Grounds, Range, Peak Mountain Road, Cooper Mountain Road, War Branch Road, Hopkins Gap Road, Greendale Road, Rt. 208 East, Dry River Road, Rushville Road

**3. Community Corrections**

A. Probation

1) Caseload for May 2016  
Misdemeanor caseload – 430  
Felony caseload – 7

B. Pretrial

1) Caseload for May 2016  
Misdemeanor caseload – 68  
Felony caseload – 194

**4. CIT – Crisis Intervention Team**

A. The CIT Taskforce continues to meet on a monthly basis. The next 40 hour training will be held July 18-22.

**5. RE-Entry Council**

A. The Re-Entry Council meets on a quarterly basis. The sub-committees meet once per month to discuss ways to integrate offenders back into our community. The next quarterly is scheduled for August 12<sup>th</sup> @ 4:00pm in the Community Room.



## Community Development Special Use Permit Report SUP16-111

**Meeting Date:** JUNE 8, 2016

<b>Applicant</b>	MICAH REISH
<b>Mailing Address</b>	13812 S. SUNSET DRIVE, BROADWAY 22815
<b>Property Address</b>	SAME
<b>Phone #/Contact</b>	434-327-3657
<b>Tax Map Id</b>	51-(A)-146A
<b>Zoning</b>	A1
<b>Requested Use</b>	WAIVER TO SUPPLEMENTAL STANDARDS FOR SINGLE-FAMILY DWELLING WITH INDEPENDENT LIVING QUARTERS TO INCREASE FROM ALLOWED 694 SQ. FT. TO 980 SQ. FT.
<b>Location</b>	EAST SIDE OF SOUTH SUNSET DRIVE (ROUTE 617) APPROXIMATELY 3000' SOUTH OF THE BROADWAY TOWN LIMITS
<b>Acreage in parcel</b>	1.78
<b>Acreage in request</b>	SAME
<b>Election District</b>	1
<b>Comprehensive Plan</b>	Agricultural Reserve

**Board of Supervisors**

**PLACING CONDITIONS ON THE REQUEST IS NEITHER A RECOMMENDATION FOR APPROVAL OR FOR DENIAL. IT IS SIMPLY STATING THAT IF APPROVED, THESE ARE THE MINIMUM CONDITIONS THAT SHOULD BE PLACED ON THE PERMIT. IF APPROVED, THE BOARD OF SUPERVISORS MAY CHANGE THESE CONDITIONS OR ADD NEW CONDITIONS AS DEEMED NECESSARY.**

**If the request is approved by the Board, as a minimum the following conditions should apply:**

1. Use shall be located in substantial accordance to plot plan submitted with the application.
2. Building shall comply with the Statewide Building Code and the proper permits shall be obtained.
3. Area used for the independent living quarters shall not exceed 980 sq. ft.
4. This permit is contingent upon applicant obtaining property through adjoining transfer in order for the addition to fit on the property.

**GENERAL INFORMATION**

**SUBMISSION JUSTIFICATION:**

Table 17-606 allows for single-family dwellings with independent living quarters. However one of the supplemental standards is that no independent living quarters shall be shall have a floor area in excess of six hundred (600) square feet or twenty-five (25) percent of the floor area of the dwelling in which it is located, whichever is greater. Applicant is requesting a waiver to that standard.

**BACKGROUND**

This property was purchased in 2014. Applicants wish to have an in-law suite to house 2 grandparents.

**Adjoining Properties and Special Uses**

Direction From Site	Zoning	Request	Decision
North	A-1	None	
East	A-1	None	

South	A-1	None	
West	A-1	None	

**ZONING AND EXISTING LAND USE**

**Adjoining Properties and Uses**

Direction From Site	Zoning	Existing Land Use
North	A-1	Pasture, tillable
East	A-1	Pasture, tillable
South	A-1	Pasture, tillable
West	A-1	Pasture, tillable

**STAFF AND AGENCY ANALYSIS**

**UTILITIES**

Health Department

The local health department issued a permit to construct an alternative onsite sewage system designed to serve four bedrooms to Micah Reish on April 18, 2016. The home should have no more than four bedrooms. The applicant should discuss the proposed usage with the system designer to be sure that the system design is adequate to accommodate the proposal.

**ENVIRONMENTAL**

Zoning Administrator - Floodplain

According to FEMA maps, the property is not located in the 100-year floodplain.

**PUBLIC FACILITIES**

Emergency Services

The property is in the response area of the Broadway Volunteer Fire Department and Broadway Volunteer Emergency Squad's respective first due areas. Our office has no concerns with the request.

Building Official

Recommend owner to check sleeping room(s) for fire/smoke alarm protection and proper egress. If building permit is applicable, this portion of home will be inspected and will need to comply with 2012 VA Residential Code.

## **TRANSPORTATION**

### VDOT – Road Conditions

VDOT offers no comment or objection to the subject SUP request.

### VDOT – Traffic Impact Analysis

N/A

## **SUMMARY**

### Considerations:

1. This request is for a waiver to the allowable square footage for independent living quarters. It would increase the square footage from 694 square feet to 980 square feet.
2. Applicant has stated that the use will be for an in-law suite to house two grandparents.
3. Health Department stated a permit for an onsite sewage system designed to serve four bedrooms was issued on April 18. The total number of bedrooms for the residence can be no more than four (this would be for the main residence and the in-law suite).
4. The Town of Broadway has been notified regarding this request.
5. According to the County Code, in granting a special use permit, the Board should find the following:
  - That the use is compatible with surrounding uses,
  - Is not detrimental to the character of adjacent land,
  - Is consistent with the intent of this chapter, and
  - Is in the public interest.

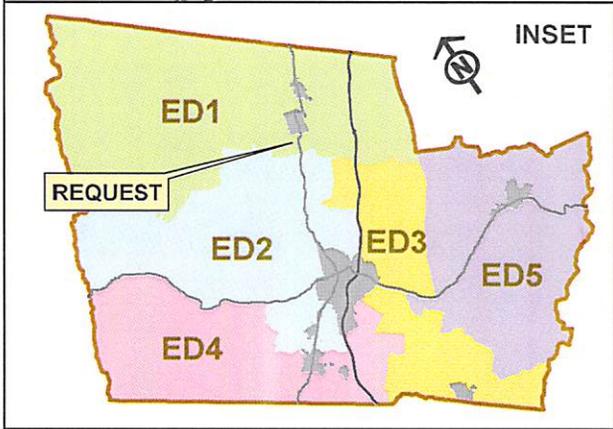
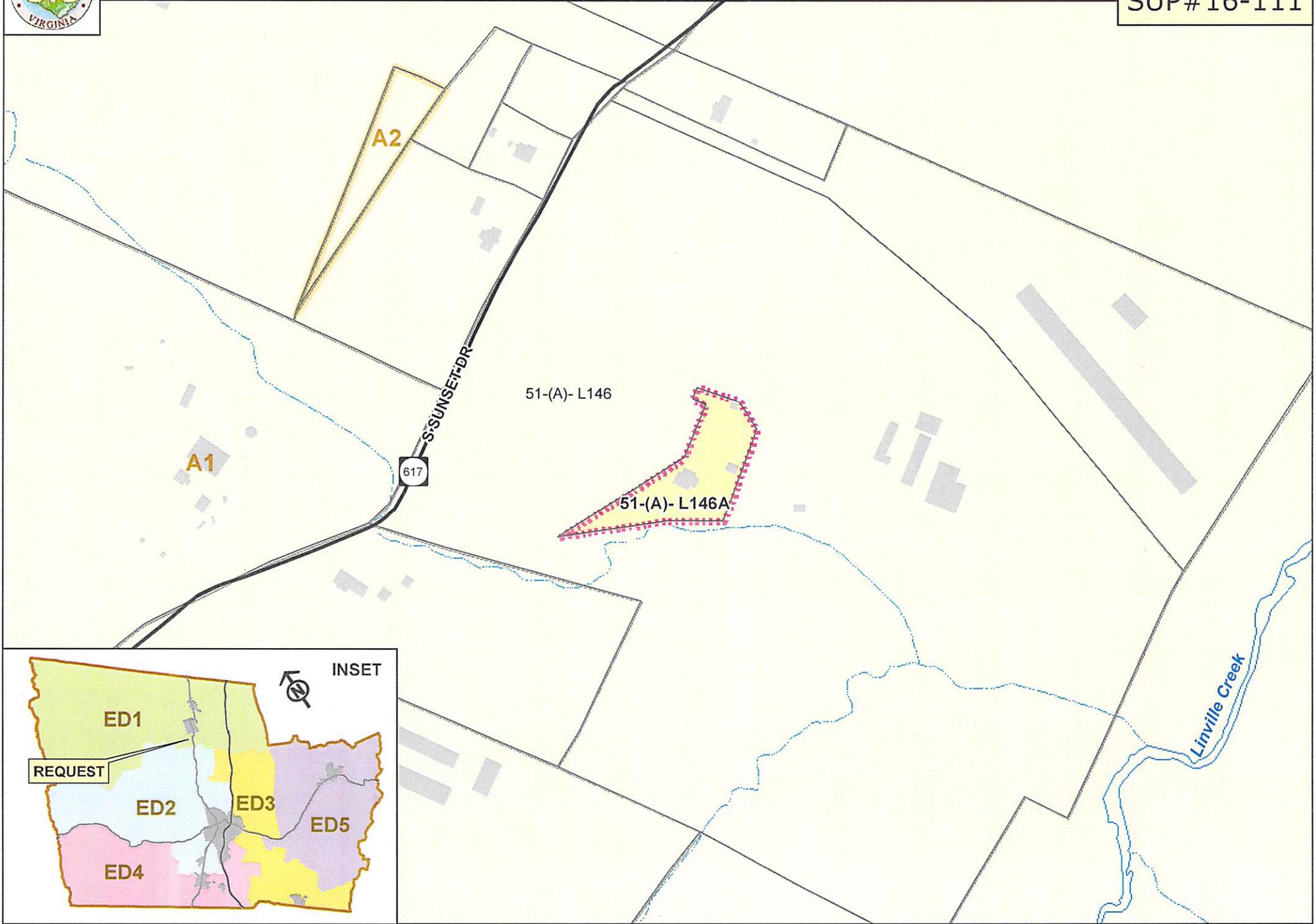


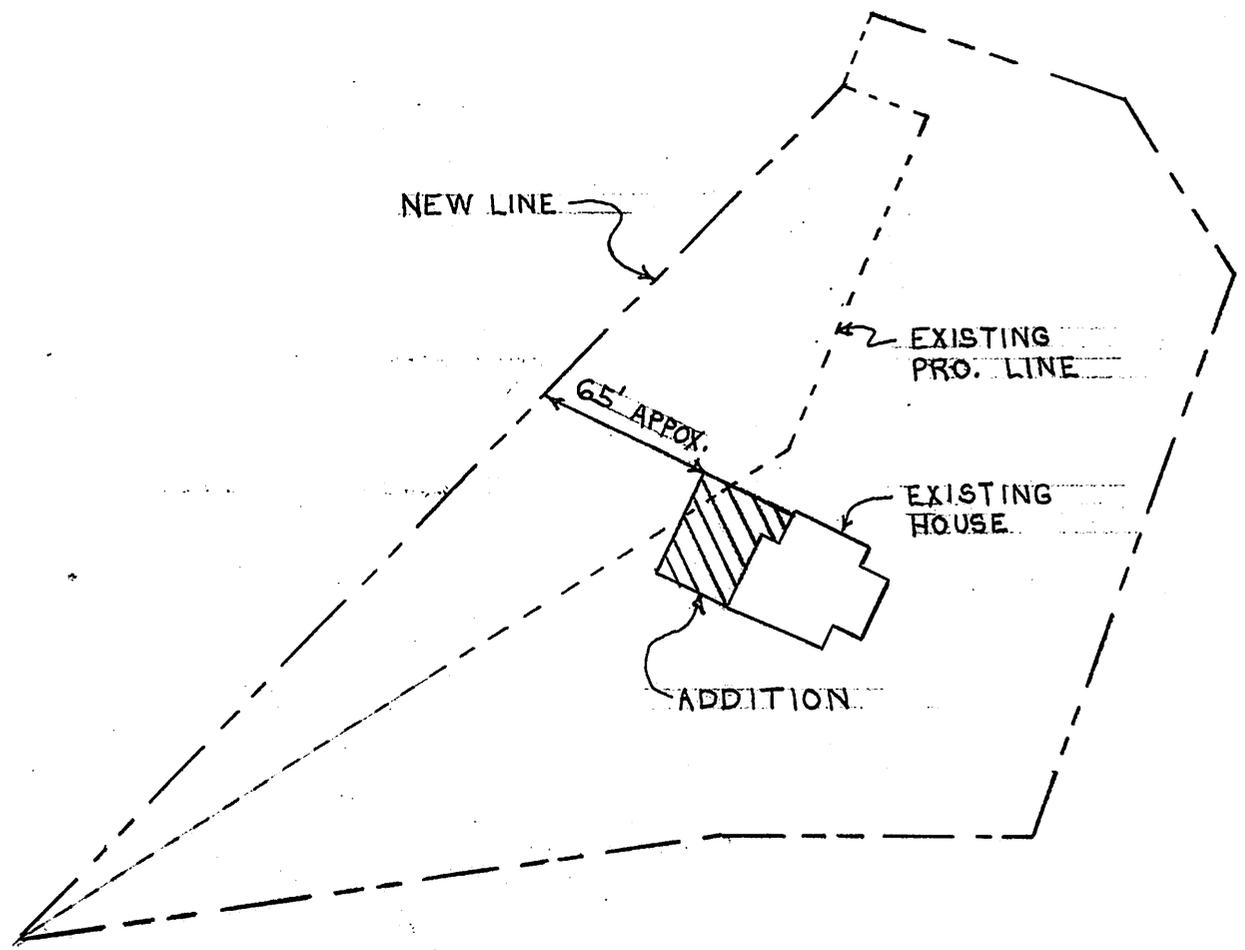
# Micah Reish Special Use Permit Request



6/08/2016

SUP#16-111





NEW LINE

EXISTING  
PRO. LINE

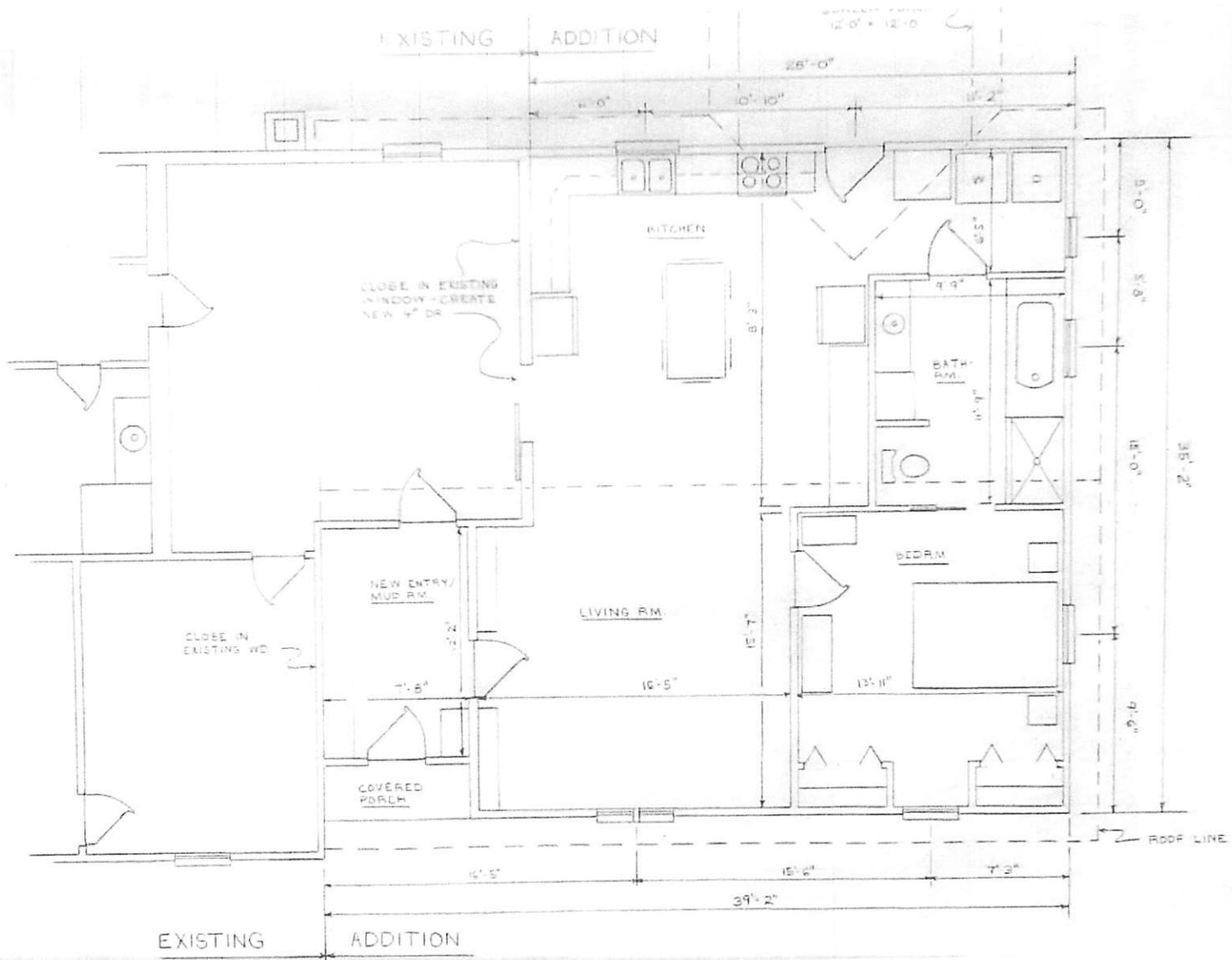
65' APPROX.

EXISTING  
HOUSE

ADDITION

Both parcels shown in same ownership







## Community Development Special Use Permit Report SUP16-113

**Meeting Date:** JUNE 8, 2016

<b>Applicant</b>	<b>KIM DUDLEY FARLEY &amp; KEHRIS SNEAD</b>
<b>Mailing Address</b>	110 MILLVIEW DRIVE, BRIDGEWATER 22812
<b>Property Address</b>	3451 HAPPY VALLEY ROAD, KEEZLETOWN 22832
<b>Phone #/Contact</b>	810-1122/KIM DUDLEY FARLEY
<b>Tax Map Id</b>	111-(A)-44
<b>Zoning</b>	A-2
<b>Requested Use</b>	ENTERTAINMENT OUTSIDE A BUILDING, (OBSTACLE COURSE), ENTERTAINMENT INSIDE A BUILDING (SPORTS BUILDING), EVENT VENUE, AND COUNTRY INN (B&B). FOR THE EVENT VENUE, APPLICANTS REQUEST A WAIVER TO THE SUPPLEMENTAL STANDARD THAT THE OWNER OR MANAGER SHALL LIVE ON THE PROPERTY. FOR THE BED & BREAKFAST, THEY WOULD REQUEST A WAIVER TO THE STANDARD THAT THE OWNER OR MANAGER SHALL LIVE ON THE PROPERTY AND A WAIVER TO ALLOW THEM TO LEAVE FRESH FRUIT, DANISH, AND PRE-PACKAGED BREAKFAST BARS IN THE ROOM RATHER THAN PREPARE BREAKFAST
<b>Location</b>	EAST SIDE OF HAPPY VALLEY ROAD (RT. 757) APPROXIMATELY 1700' EAST OF MOUNTAIN VALLEY ROAD (ROUTE 620)
<b>Acreage in parcel</b>	18.29

<b>Acreage in request</b>	SAME
<b>Election District</b>	3
<b>Comprehensive Plan</b>	AGRICULTURAL RESERVE

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**Board of Supervisors**

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**If the request is approved by the Board, as a minimum the following conditions should apply:**

1. Use shall be located in substantial accordance to plot plan submitted with the application.
2. Building(s) shall comply with the Statewide Building Code and the proper permits shall be obtained.
3. This permit is contingent upon a site plan being submitted to and approved by the County. No work shall be done on the property and the business shall not begin operation until such time as the site plan is approved.
4. This permit shall be limited to no more than 50 vehicle trips per day unless the entrance is relocated in accordance with VDOT regulations. (Note a trip in is 1 trip and a trip out is a 2<sup>nd</sup> trip).
5. As required by the Health Department, applicants shall obtain approval for sewage disposal system(s) to accommodate the usages. A copy of the permit(s) shall be submitted to the Community Development Department prior to issuance of building permits.

6. Applicant shall contact the Office of Drinking Water to determine if a regulated waterworks permit is required.
7. Uses shall comply with the requirements of the Rockingham County Fire Prevention Code.
8. Any amplified music or other loud noises shall cease by 11 p.m.
9. As proffered on the application, the hours of operation shall be:
  - Daily – 7 a.m. to 5 p.m. 7 days a week with maximum number of 50 guests.
  - Event Days – 8 a.m. – 11 p.m. Saturday and 8 a.m. to 8 p.m. on Sunday with maximum number of 500 guests.
10. Any on-premise advertising sign associated with this business shall comply with the Rockingham County Code.
11. There shall be no off-premise signs permitted unless all County and State regulations are met.
12. Parking shall comply with the Rockingham County Code.
13. If any event involves amplified music, the music must be kept at a level that the noise does not leave the property.
14. The business shall not begin operation until a certificate of occupancy is issued by the County for any buildings. No certificate of occupancy shall be issued until all other conditions of this permit are met.

## **GENERAL INFORMATION**

### **SUBMISSION JUSTIFICATION:**

Table 17-606 allows for special use permit application for entertainment outside a building and entertainment inside a building. The same table allows for special use permit application for an event center with the following supplemental standards:

In the A-1, A-2, and RV districts:

- A. The event center shall be located within a residence or in a building on the same parcel as a residence.
- B. The owner or manager shall live on the property and shall provide full-time management of the establishment.
- C. Hours of operation shall be limited to 6 a.m. to 11:00 p.m.

Applicants are requesting a waiver to standard B.

Table 17-606 also allows for bed & breakfast by special use permit with the following supplemental standards:

- A. For any establishment that is not located on a state-maintained road, a copy of the deed establishing an adequate right-of-way easement shall be provided to the Zoning Administrator.
- B. The owner or manager shall live on site and shall provide full-time management of the premises at all times when the establishment is occupied by guests.
- C. A bed and breakfast inn shall have no more than five (5) guest bedrooms for transient overnight occupancy.
- D. The establishment shall provide breakfast for overnight guests only.

Applicants are requesting waivers to standard B and for standard C, they would leave fruit and pre-packaged breakfast bars in the rooms.

**BACKGROUND**

The property is owned by Robert Dudley, father of Kim Dudley Farley.

**Adjoining Properties and Special Uses**

Direction From Site	Zoning	Request	Decision
North	A-2	None	
East	A-2	None	
South	A-2	None	
West	A-2	None	

**ZONING AND EXISTING LAND USE**

**Adjoining Properties and Uses**

Direction From Site	Zoning	Existing Land Use
North	A-2	Home sites, pasture
East	A-2	Small undeveloped lots
South	A-2	Tillable
West	A-2	Home sites

## STAFF AND AGENCY ANALYSIS

### UTILITIES

#### Health Department

The applicant will need to obtain approval(s) for sewage disposal system(s) to accommodate the proposed usages. A private sector onsite soil evaluator and/or PE will need to evaluate the property and submit a system design (or designs) to the health department along with application(s) for sewage disposal system construction permits. The applicant would need to apply for a tourist establishment permit to operate a "country inn (bed and breakfast)" and may also need to apply for and obtain a food establishment permit. The applicant should contact the Office of Drinking Water Lexington Field Office (ODW) at 540-463-7136 to determine whether the proposed usages would require the water supply be regulated as a waterworks. Serving 25 or more persons 60 days or more a year requires regulation by ODW.

### ENVIRONMENTAL

#### Zoning Administrator - Floodplain

According to FEMA maps, the property the property is not located in the 100-year floodplain.

### PUBLIC FACILITIES

#### Emergency Services

The property is in the response area of Hose Company #4 Port Republic Road Substation & Harrisonburg Volunteer Rescue Squad's respective first due areas. With the continued construction and growth within the County, our office has concerns with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses. This project will have to meet the requirements of the Rockingham County Fire Prevention Code once started.

#### Building Official

Site visit has been completed (Building Official and Fire Marshal's Office). Structure intended to be used for B&B will have to meet Va. Construction Code requirements, this information was conveyed to owner/operator during site visit. All public access areas will be required to meet 2009 ANSI A.117 handicap accessibility standards. Buildings seemed to be in good structural condition; however permits will be required for renovation. Fire Marshal made comments and instruction on parking and emergency vehicle access.

#### Sheriff's Department

The application states there will be "outdoor entertainment". If this includes frequent loud music, especially during nighttime hours, it could generate noise

complaints to the Sheriff's Office from neighbors. If approved, I feel noise should be addressed in the permit.

## **TRANSPORTATION**

### VDOT – Road Conditions

The existing entrance to the site has adequate sight distance for a low volume commercial entrance and could serve up to a maximum of 50 trips per day. The anticipated traffic volume of the proposed use is uncertain. The bed & breakfast use would likely not generate an excess of 50 trips, however, it would be difficult to determine the amount of trips generated by the potential wedding and outside event venue. VDOT recommends placing a volume limit of no greater than 50 trips per day to this special use permit. (Note that a trip is counted entering and leaving the site). Otherwise a different access point would be required; it appears that a site could potentially be available on Mountain Valley Road if an access easement could be obtained. If this is an option for the applicant, VDOT can assist with evaluating potential options on Mountain Valley Road upon request.

### VDOT – Traffic Impact Analysis

N/A

## **SUMMARY**

### Considerations:

1. This request would involve several different types of activities – obstacle course (outside entertainment), sports building (inside entertainment), event venue, and bed & breakfast.
2. If approved, applicant has requested a waiver to supplemental standards for event center and for B&B so that the owner or manager does not have to live on the property.
3. Applicant also requests a waiver to allow fruit, pre-packaged breakfast bars, etc. to be left in the room instead of breakfast being prepared.
4. Building shall comply with both the Building Code and the Fire Prevention Code.
5. Health Department will require sewage system disposal permit and an analysis by the Department of Drinking Water to determine if a waterworks permit will be required for a regulated well.
6. VDOT stated that use of the existing entrance would be limited to no more than 50 VPD (with a trip in being 1 trip and the trip out being another). This may impact the use of the property for the event venue.

7 VDOT stated there may be locations on Mountain Valley Road where a commercial entrance could go in if an access easement could be obtained.

8. The Sheriff's Department was concerned about the entertainment outside the building and outdoor events and suggested noise should be addressed in the permit should there be outside music.

9. Fire and Rescue expressed concerns with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses.

10. If approved, an engineered site plan shall be required.

11. According to the County Code, in granting a special use permit, the Board should find the following:

- That the use is compatible with surrounding uses,
- Is not detrimental to the character of adjacent land,
- Is consistent with the intent of this chapter, and
- Is in the public interest.

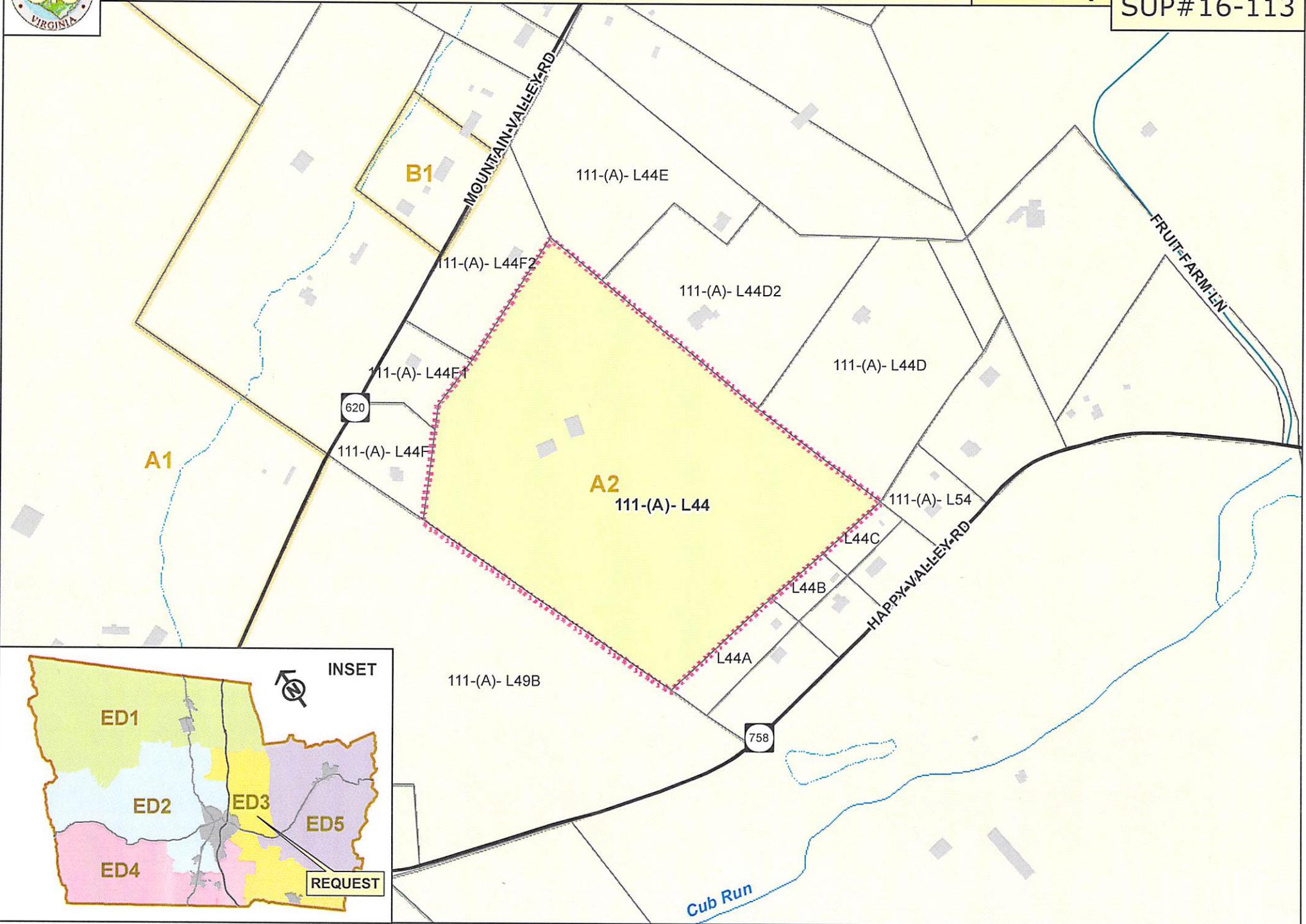


# Kim Farley & Kehris Snead Special Use Permit Request



6/08/2016

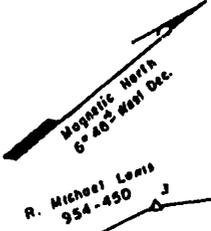
SUP#16-113



1-2	N. 50° 16' 02" W.	793.13'
2-3	N. 14° 35' 57" E.	339.29'
3-4	N. 35° 17' 16" E.	524.97'
4-5	S. 45° 28' 03" E.	183.88'
5-5	S. 45° 31' 00" E.	687.88'
6-7	S. 47° 42' 21" E.	307.76'
7-8	S. 40° 27' 15" E.	204.61'
8-9	S. 58° 33' 22" W.	22.14'
9-10	N. 45° 23' 01" W.	113.88'
10-11	N. 48° 28' 42" W.	84.00'
11-1	S. 52° 47' 00" W.	743.90'

B1384P799

Samuel T. Mannherd  
954-460



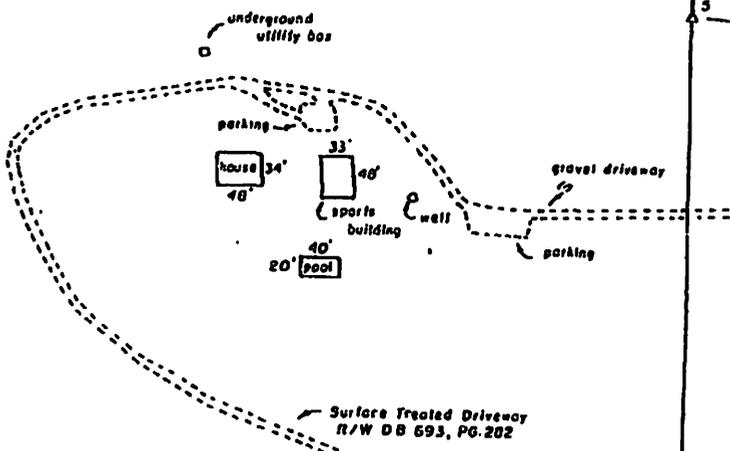
Elaine T. Mannherd  
954-442

R. Michael Lewis  
954-450

Bruce E. Lundeen  
638-93

Ralph W. Crowe, Et Al. 357-4

Bruce E. Lundeen  
638-93



TM H-4-44  
18.292 Acres

20' R/W

Kenneth L. George  
607-482

William A. Hill  
607-188

Richard K. Higgs  
607-36

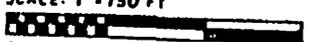
Richard K. Higgs  
395-118

Joseph L. Smith  
347-449

Land is in FEMA Flood  
Zone - C (Minimal Flooding)  
Community Panel No.  
510133-0066B

**SURVEY OF ROBERT L. DUDLEY LAND**

LOCATED ABOUT ONE MILE NORTH-EAST OF KEZZLETOWN  
ON STATE ROAD 758 IN CENTRAL DISTRICT, ROCKINGHAM  
COUNTY, VIRGINIA

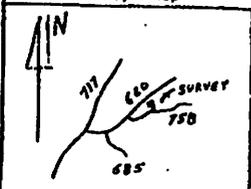


SCALE: 1" = 150 FT  
SURVEYED NOVEMBER 6, 1995  
LAND COVERED IN D.B. 1376, PG. 401

0.51 to mile S.R. 620

State Road 758

Vicinity Map



Scale: 1" = 3 Miles

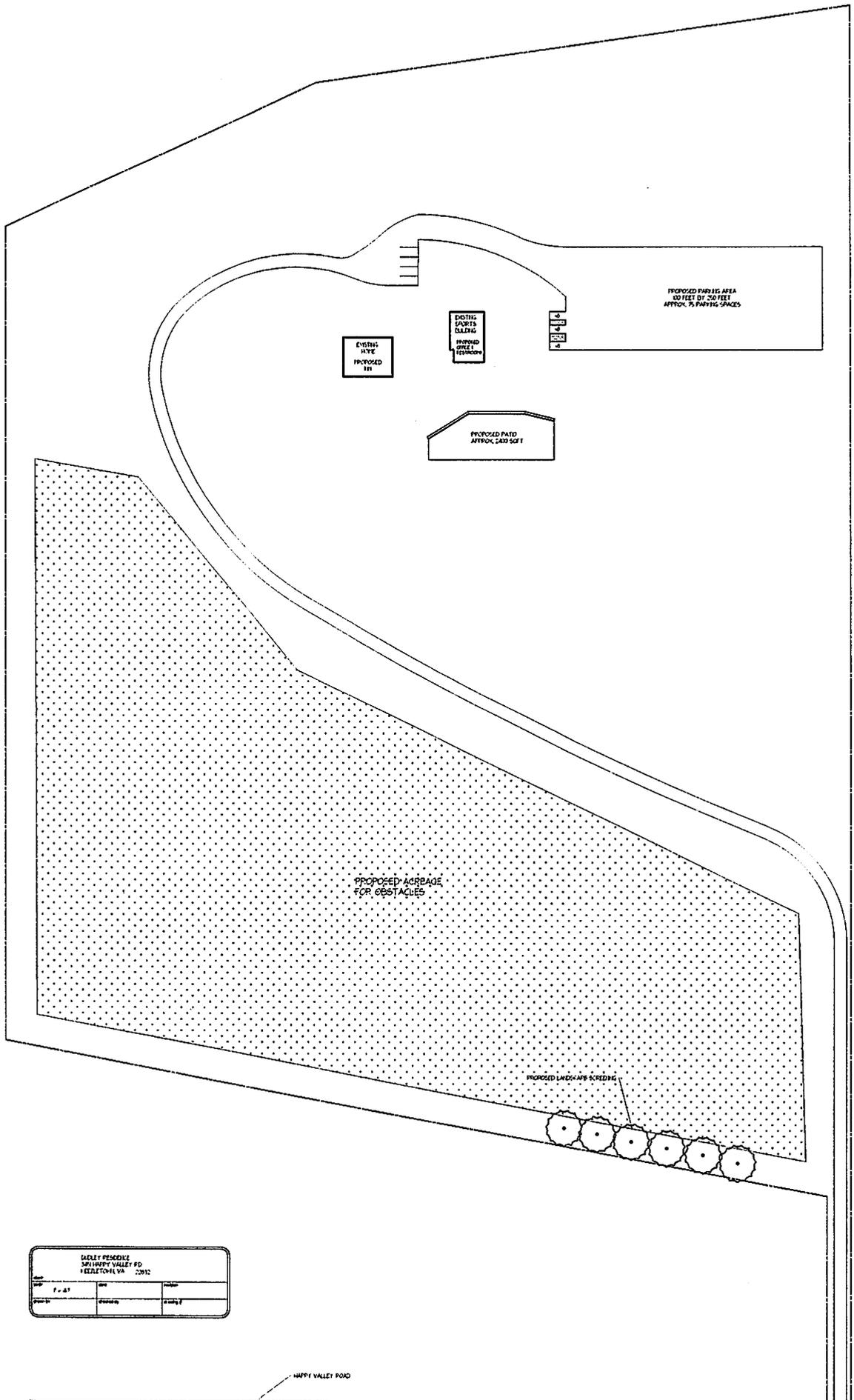
Project No. 1277

I Hereby Certify That The Plot  
Shown Hereon Is A True Representation  
Of A Survey Actually Made On The  
Ground Under My Supervision And That  
To The Best Of My Knowledge And  
Belief Is Correct.

Given Under My Hand This 6th  
Day Of November, 1995



HILL & SHIFLET, Inc  
Land Surveyors  
Dayton, Va.



DALEY RESERVE 500 HAPPY VALLEY RD CHARLESTON, VA 22012		
DATE	BY	SCALE
7-11-17		
PROJECT	OWNER	DESIGNER

HAPPY VALLEY ROAD



## Community Development Special Use Permit Report SUP16-118

**Meeting Date:**

<b>Applicant</b>	LINDALE MENNONITE CHURCH
<b>Mailing Address</b>	6255 JESSE BENNETT WAY, LINVILLE 22834
<b>Property Address</b>	SAME
<b>Phone #/Contact</b>	833-5171/THERESA HORST
<b>Tax Map Id</b>	79-(A)-84
<b>Zoning</b>	A-2 AT CHURCH LOCATION. PART OF THE PROPERTY IS ZONED A-1
<b>Requested Use</b>	CHILD CARE CENTER EXPANSION WITH MODIFICATION TO THE SUPPLEMENTAL STANDARD THAT CHILD CARE MUST BE IN A RESIDENCE
<b>Location</b>	NORTHWEST SIDE OF SHAVER MILL ROAD (780) AND JESSE BENNETT WAY (ROUTE 859)
<b>Acreage in parcel</b>	10.89
<b>Acreage in request</b>	10.89
<b>Election District</b>	2
<b>Comprehensive Plan</b>	AGRICULTURAL RESERVE

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**Board of Supervisors**

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**If the request is approved by the Board, as a minimum the following conditions should apply:**

1. Use shall be located in substantial accordance to plot plan submitted with the application.
2. Building shall comply with the Statewide Building Code and the proper permits shall be obtained.
3. This permit is contingent upon a site plan being submitted to and approved by the County. No work shall be done on the property and the business shall not begin operation until such time as the site plan is approved.
4. If the basement portion of the church goes into use as day-care within the required two years, the future addition shown on the plan shall not be held to a definite date for construction.
5. Applicant shall meet Health Department requirements for any required expansions of sewage disposal system.
6. All County Fire Prevention Codes shall be met.
7. Any on-premise advertising sign associated with this business shall comply with the Rockingham County Code.
8. There shall be no off-premise signs permitted unless all County and State regulations are met.
9. Parking shall comply with the Rockingham County Code.
10. The lower portion of the church shall not be used until an amended certificate of occupancy is issued

by the County. Additionally, when constructed, the new addition shall not be used until a certificate of occupancy is issued by the County.

**GENERAL INFORMATION**

**SUBMISSION JUSTIFICATION:**

Table 17-606 allows for special use permit application for child care in the A-2 zoning district with the following stipulation

- In the A-1, A-2, R-1, R-2, PSF, and PG zoning districts, the daycare shall be provided within the primary residence of a provider or a client.

The applicant is requesting a waiver to allow them to move a portion of the day care center to the lower level of the church.

**BACKGROUND**

On September 11, 2002, the applicant obtained a special use permit for a child care center. At that time, they were going to use a separate building on the property. They showed a proposed addition to the church where they intended to put the day care. However, there was no condition placed on that permit that would give them unlimited time to construct the addition. Therefore, after 2 years, that portion of the permit became void.

The applicant now wishes to keep younger children and wants to keep them in the lower area of the church building.

**Adjoining Properties and Special Uses**

Direction From Site	Zoning	Request	Decision
North	A-2	None	
East	A-2	None	
South	A-2	None	
West	A-2	None	

**ZONING AND EXISTING LAND USE**

**Adjoining Properties and Uses**

Direction From Site	Zoning	Existing Land Use
North	A-2	Wooded
East	A-2	Pasture
South	A-2	Pasture
West	A-2	Home site, undeveloped

## **STAFF AND AGENCY ANALYSIS**

### **UTILITIES**

#### Health Department

The existing septic system was designed by a PE and utilizes flow equalization to accommodate 800 gallons per day. The applicant will need to work with a PE to determine whether their proposal can be accommodated by the existing system or if the system will need to be modified/expanded. If a permit is needed to expand or modify the septic system an application and system design will need to be submitted to the health department. The applicant should contact the Office of Drinking Water Lexington Field Office (ODW) at 540-463-7136 to discuss the water supply. Serving 25 or more persons 60 days or more a year requires regulation by ODW. The applicant will need to apply for a food establishment permit if they wish serve food at the facility.

### **ENVIRONMENTAL**

#### Zoning Administrator - Floodplain

According to FEMA maps, the property is not located in the 100-year floodplain.

### **PUBLIC FACILITIES**

#### Emergency Services

The property is in the response area of Hose Company #4 & Harrisonburg Volunteer Rescue Squad's respective first due areas. With the continued construction and growth within the County, our office has concerns with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses. This project will have to meet the requirements of the Rockingham County Fire Prevention Code once started.

#### Building Official

Structure(s) will be required to meet all applicable 2012 VA Construction Codes as they apply to child care facilities. A site visit is recommended to evaluate the building.

### **TRANSPORTATION**

#### VDOT – Road Conditions

The site is served by two existing commercial entrances that are adequate to serve the proposed expansion.

#### VDOT – Traffic Impact Analysis

N/A

**SUMMARY**Considerations:

1. Approval of this request would allow Lindale Mennonite Church to expand its child care center.
2. The area in this request is in an area that was approved in 2002 but never put into that use.
3. Approval would allow them to begin caring for younger children.
4. If approved, there is another addition that they would like to build sometime in the future when needed. That has been addressed in the conditions.
5. VDOT stated that the existing entrances are adequate.
6. The Health Department would require they have a private engineer determine whether their proposal can be accommodated by the existing system or if it needs to be upgraded.
7. The Health Department would require that they contact the Office of Drinking Water to determine if they need a waterworks permit.
8. Fire & Rescue is concerned with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses.
9. According to the County Code, in granting a special use permit, the Board should find the following:
  - That the use is compatible with surrounding uses,
  - Is not detrimental to the character of adjacent land,
  - Is consistent with the intent of this chapter, and
  - Is in the public interest.

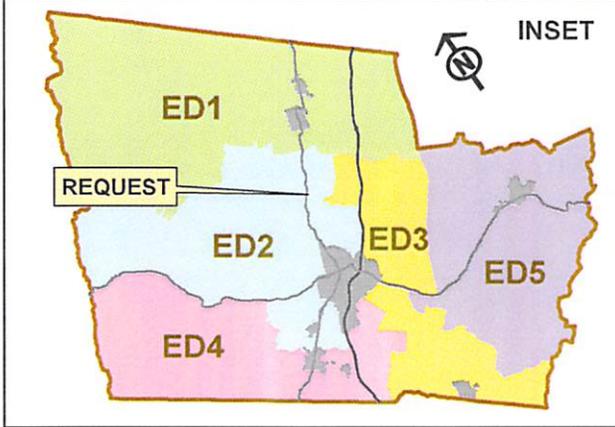
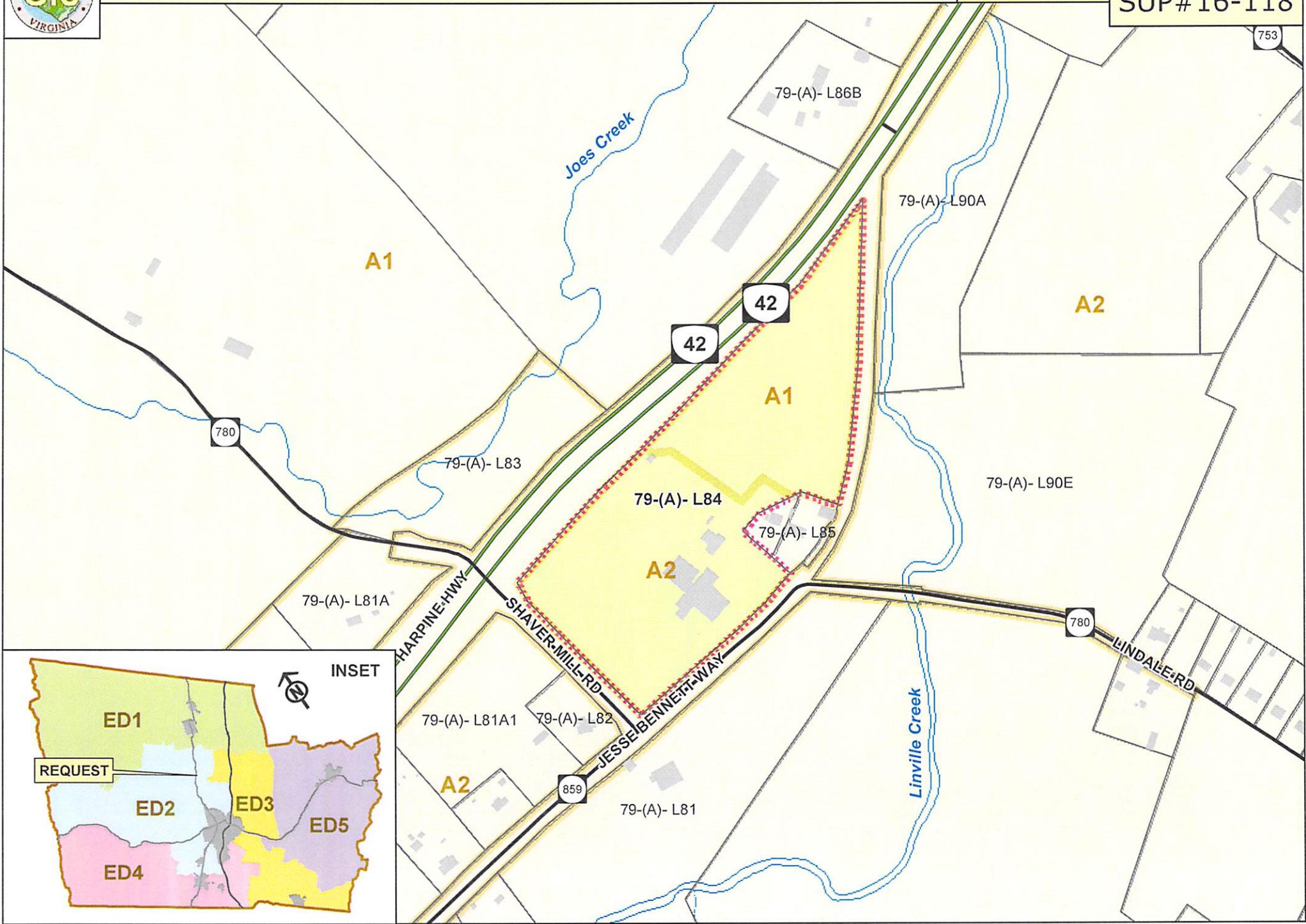


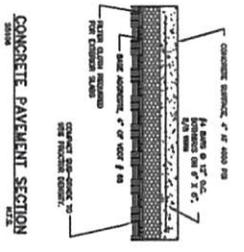
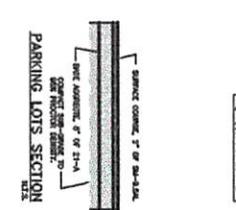
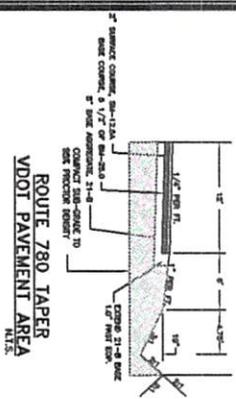
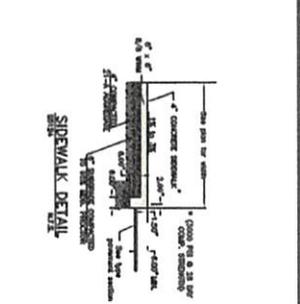
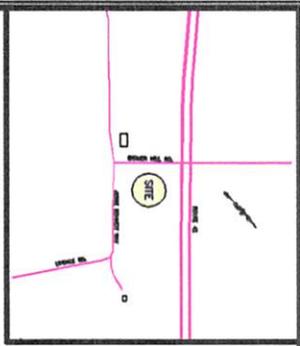
# Lindale Mennonite Church Special Use Permit Request

6/08/2016

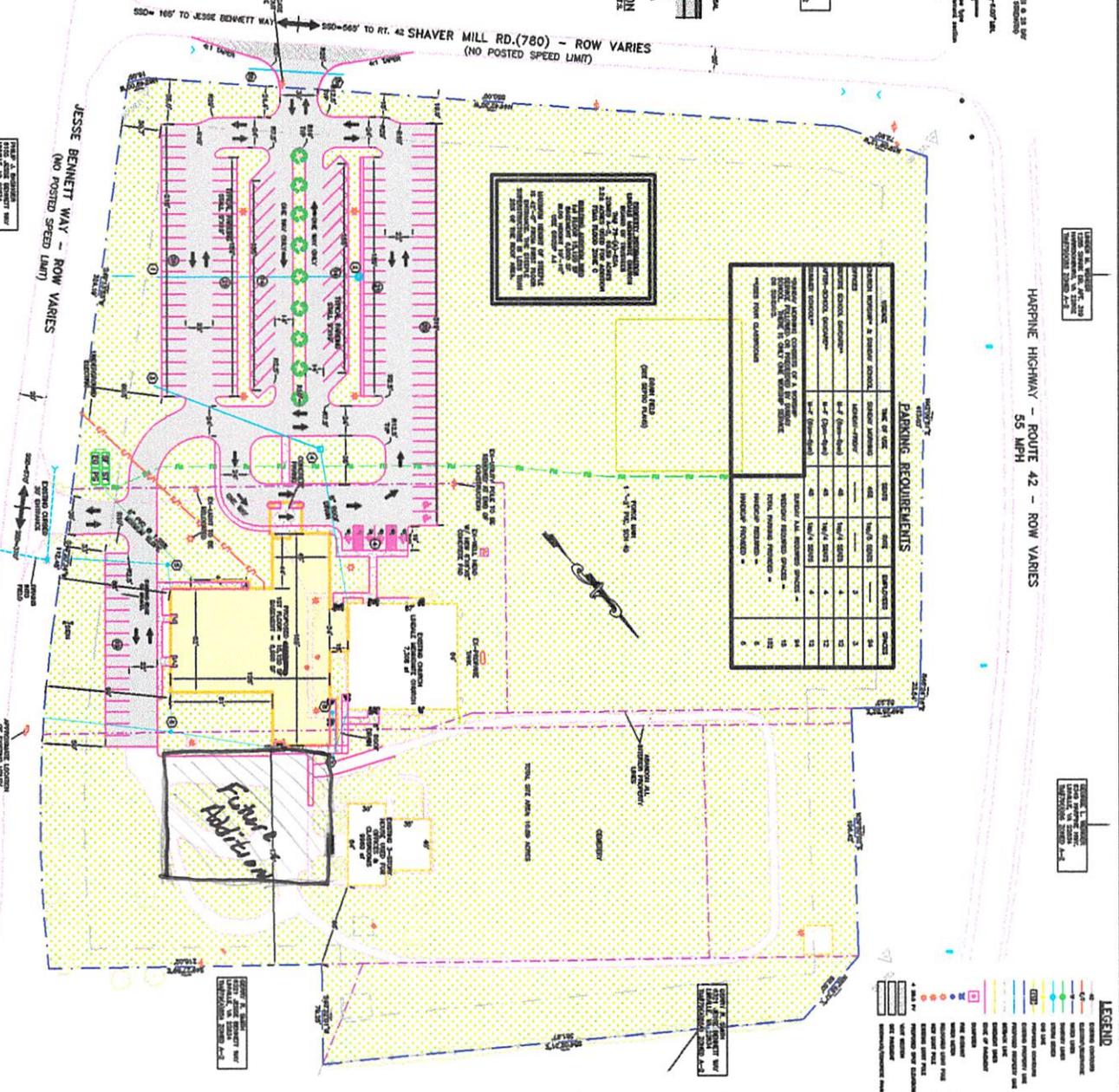


SUP#16-118





1. This drawing shall be read in conjunction with the contract documents and the specifications for the project.
2. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities.
3. The contractor shall be responsible for the accuracy of the information provided on this drawing.
4. The contractor shall be responsible for the construction of the project in accordance with the contract documents and the specifications.
5. The contractor shall be responsible for the maintenance of the project during construction.
6. The contractor shall be responsible for the safety of the project during construction.
7. The contractor shall be responsible for the protection of the environment during construction.
8. The contractor shall be responsible for the quality of the workmanship and materials used in the project.
9. The contractor shall be responsible for the completion of the project within the specified time frame.
10. The contractor shall be responsible for the payment of all bills and invoices.
11. The contractor shall be responsible for the resolution of any disputes that may arise during the project.
12. The contractor shall be responsible for the maintenance of the project records.
13. The contractor shall be responsible for the compliance with all applicable laws and regulations.
14. The contractor shall be responsible for the coordination of the project with other stakeholders.
15. The contractor shall be responsible for the communication of project progress and issues.
16. The contractor shall be responsible for the management of the project budget.
17. The contractor shall be responsible for the identification and mitigation of project risks.
18. The contractor shall be responsible for the evaluation of project performance.
19. The contractor shall be responsible for the continuous improvement of the project process.
20. The contractor shall be responsible for the overall success of the project.



**PARKING REQUIREMENTS**

TYPE OF USE	SPACES	EMERGENCY SPACES	SHOULDER
OFFICE BUILDING	40	2	10
RESTROOMS	2	0	0
STORAGE	10	0	0
TRUCKS	10	0	0
TOTAL	62	2	10

**EMERGENCY SPACES**

TYPE OF USE	EMERGENCY SPACES
OFFICE BUILDING	2
RESTROOMS	0
STORAGE	0
TOTAL	2

SCALE: 1" = 20'

HARPINE HIGHWAY - ROUTE 42 - ROW VARIES 55 MPH

SCALE: 1" = 20'

- LEGEND**
- 1. 1" = 20'
  - 2. 1" = 20'
  - 3. 1" = 20'
  - 4. 1" = 20'
  - 5. 1" = 20'
  - 6. 1" = 20'
  - 7. 1" = 20'
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  - 16. 1" = 20'
  - 17. 1" = 20'
  - 18. 1" = 20'
  - 19. 1" = 20'
  - 20. 1" = 20'

DATE: JAN/2022  
 SCALE: 1"=20'  
 DESIGNED BY: NLSB  
 DRAWN BY: DANF  
 CHECKED BY: DBB

**SITE LAYOUT AND UTILITY PLAN**  
 LINDALE MENNONITE CHURCH ADDITION  
 LINDALE MENNONITE CHURCH  
 ROUTE 780 (OLD ROUTE 42)  
 LINVILLE, VIRGINIA 22834



**BLACKWELL ENGINEERING, PLC**  
 565 East Market Street  
 Harrisonburg, Virginia 22801  
 Phone: (541) 432-9298 E-Mail: Edb@blackwelleng.com Fax: (541) 434-7894

Project: Church Addition  
 12/15/2021  
 12/15/2021  
 12/15/2021



## Community Development Special Use Permit Report SUP16-119

**Meeting Date:** JUNE 8, 2016

<b>Applicant</b>	LITTLEST LAMB CHILD CARE CENTER, INC.
<b>Mailing Address</b>	116 NORTSHORE DRIVE, BRIDGEWATER 22812
<b>Property Address</b>	6255 SOUTH VALLEY PIKE, MT. CRAWFORD 22841
<b>Phone #/Contact</b>	294-4166/PAMELA HOUCK
<b>Tax Map Id</b>	137-(A)-8H
<b>Zoning</b>	I-2
<b>Requested Use</b>	CHILD CARE CENTER WITH WAIVER TO SUPPLEMENTAL STANDARD THAT SAYS IT MUST BE ASSOCIATED WITH AN INDUSTRY
<b>Location</b>	EAST SIDE OF SOUTH VALLEY PIKE (ROUTE 11) APPROXIMATELY 1,000 FEET NORTH OF FRIEDENS CHURCH ROAD (ROUTE 257)
<b>Acreage in parcel</b>	3
<b>Acreage in request</b>	3
<b>Election District</b>	4
<b>Comprehensive Plan</b>	COMMERCIAL

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**Board of Supervisors**

**PLACING CONDITIONS ON THE REQUEST IS NEITHER A RECOMMENDATION FOR APPROVAL OR FOR DENIAL. IT IS SIMPLY STATING THAT IF APPROVED, THESE ARE THE MINIMUM CONDITIONS THAT SHOULD BE PLACED ON THE PERMIT. IF APPROVED, THE BOARD OF SUPERVISORS MAY CHANGE THESE CONDITIONS OR ADD NEW CONDITIONS AS DEEMED NECESSARY.**

**If the request is approved by the Board, as a minimum the following conditions should apply:**

1. Use shall be located in substantial accordance to plot plan submitted with the application.
2. Building shall comply with the Statewide Building Code and the proper permits shall be obtained to convert to a day care center.
3. As required by the Building Official, applicant shall be required to have a registered design professional prepare drawings/plans for alterations/renovation.
4. This permit is contingent upon a site plan being submitted to and approved by the County. No work shall be done on the property and the business shall not begin operation until such time as the site plan is approved.
5. As required by VDOT a turn lane warrant analysis shall be completed to determine if a right turn lane is required. If required, a permit shall be obtained from VDOT for construction of the right turn lane.
6. As required by VDOT, parking must be at least 50 feet (throat distance) from the edge of the travel way on South Valley Pike.
7. All other requirements of VDOT shall be met.
8. As required by the Health Department, the applicant will need to apply for a food establishment permit if they wish to serve food.
9. As required by Public Works, if the existing meter and lateral are not adequate for the proposed use,

the applicant would be required to install a new meter and lateral to serve the property. Applicant would also be required to pay connection fees based on the difference in fees between the existing connection and whatever size is determined to be needed for the use.

10. This business shall meet the requirements of the Rockingham County Fire Prevention Code.
11. Any on-premise advertising sign associated with this business shall comply with the Rockingham County Code.
12. There shall be no off-premise signs permitted unless all County and State regulations are met.
13. Parking shall comply with the Rockingham County Code.
14. The business shall not begin operation until a certificate of occupancy is issued by the County. No certificate of occupancy shall be issued until all other conditions of this permit are met.

## **GENERAL INFORMATION**

### **SUBMISSION JUSTIFICATION:**

Table 17-606 allows for special use permit application for child daycare in the I-2 District with the following supplemental standard:

In the I-1 and I-2 zoning districts, the use must be accessory to the primary use(s) in the district and 50% of the clients shall be from employees of the primary use(s). The use may operate 24 hours/day.

Applicant is requesting a waiver that it must be accessory to the primary use so that she can operate a day care center that can be used by employees of several industries.

### **BACKGROUND**

The subject property was purchased by Fat Cat Enterprises, LLC (Floyd Morris) in July 2015. He signed the application and will lease the property for this use, if approved.

It is the applicant's desire to operate two shifts based on needs.

### Adjoining Properties and Special Uses

Direction From Site	Zoning	Request	Decision
North	I-2	Expansion of restaurant Sale/service of new & used vehicles & equipment	Approved 12/18/18 Approved 11/4/12
East	A-1	Off-premise advertising sign	Approved 1/13/99
South	I-2	None	
West	I-2	Milk tank at a height of 75 feet	Approved 8/9/95

### ZONING AND EXISTING LAND USE

#### Adjoining Properties and Uses

Direction From Site	Zoning	Existing Land Use
North	I-2	Sale/service of vehicles & equipment
East	A-1	Home site, tillable
South	I-2	Telecommunications tower
West	I-2	Milk producers

### STAFF AND AGENCY ANALYSIS

#### UTILITIES

##### Health Department

The existing septic system was only designed to accommodate 120 gallons per day (8 employees of the former business). The application indicates the property will be connected to public sewer and water. The applicant will need to apply for a food establishment permit if they wish to serve food at the facility.

##### Public Works

The property is connected to Rockingham County water and sewer. Adequate water and sewer is available for the proposal. County records show that the connection for the water is through a 3/4" meter. If the existing meter and lateral are not adequate for the proposed use, the applicant would be required to install a new meter and lateral to serve the property. The applicant would need to pay connection fees based on the difference in fees between a 3/4" connection and whatever size is determined to be needed for the new use.

**ENVIRONMENTAL**

Zoning Administrator - Floodplain

According to FEMA maps, the property is not located in the 100-year floodplain.

**PUBLIC FACILITIES**

Emergency Services

The property is in the response area of the Bridgewater Volunteer Fire Department & Bridgewater Volunteer Rescue Squad's respective first due areas. With the continued construction and growth within the County, our office has concerns with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses. This project will have to meet the requirements of the Rockingham County Fire Prevention Code once started.

Building Official

Structure will be required to meet 2012 Va. Construction Code as it applies to child care facilities, a RDP (registered design professional) will be required to prepare drawings/plans for alterations/renovation to be reviewed for code compliance.

**TRANSPORTATION**

VDOT – Road Conditions

This site is served by an existing partial access (right-in/right out) commercial entrance that does not include a right turn lane. A turn lane warrant analysis will need to be completed to determine if a right turn lane is required to serve the site. Should it be found that a right turn lane is warranted, the applicant will be required to obtain a VDOT Land Use Permit and to construct an adequate right turn lane. Parking bays must be at least 50 feet (throat distance) from the edge of the travel way on Rt. 11. Assuming the facility is going to be used by the adjacent businesses, an interparcel access will need to be explored to prevent users from having to re-enter the Rt. 11 corridor. Additional entrance requirements can be found in Appendix F of the VDOT Road Design Manual.

VDOT – Traffic Impact Analysis

N/A

**SUMMARY**

Considerations:

1. This property also houses another business.
2. Applicant wishes to provide child care for infants through 12-years of age.

3. Applicant wishes to provide child care for two shifts. She indicated probably from about 5:30 a.m. until about midnight.
4. Following a turn lane warrant analysis, VDOT may require a right-turn lane.
5. Depending on the usage, Public Works may require a larger meter and lateral.
6. Building Official will require drawings/plans for alterations/renovations from a registered design professional.
7. Fire & Rescue is concerned with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses.
8. According to the County Code, in granting a special use permit, the Board should find the following:
  - That the use is compatible with surrounding uses,
  - Is not detrimental to the character of adjacent land,
  - Is consistent with the intent of this chapter, and
  - Is in the public interest.

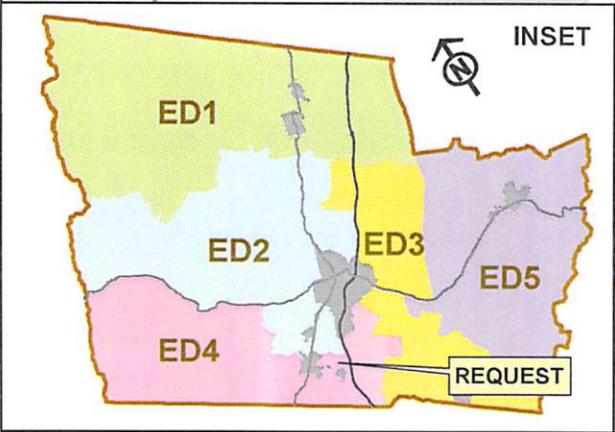
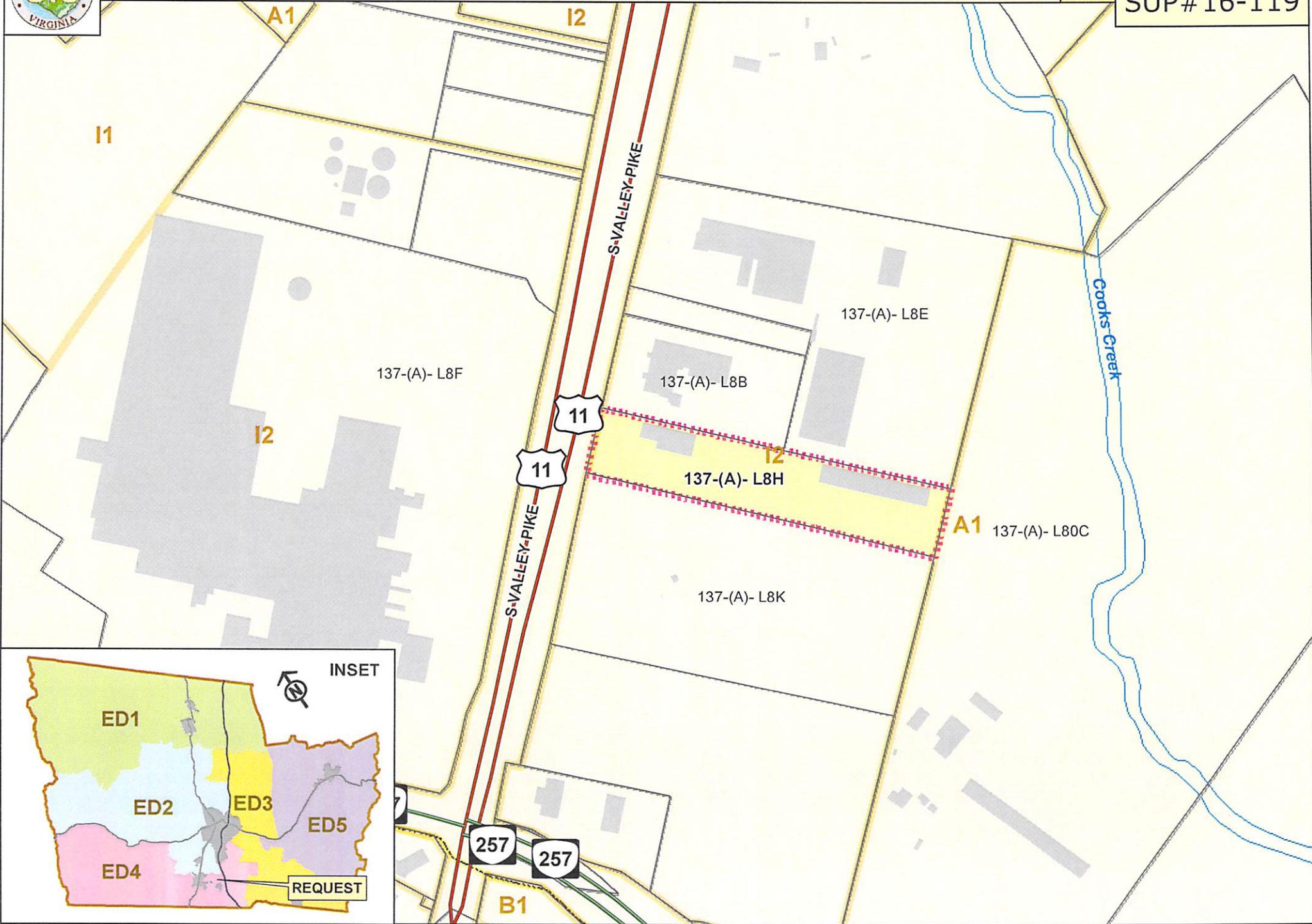


# Littlest Lamb Child Care Center, Inc Special Use Permit Request



6/08/2016

SUP# 16-119



Kovers Restaurant

property line

10'

40'

W W W W

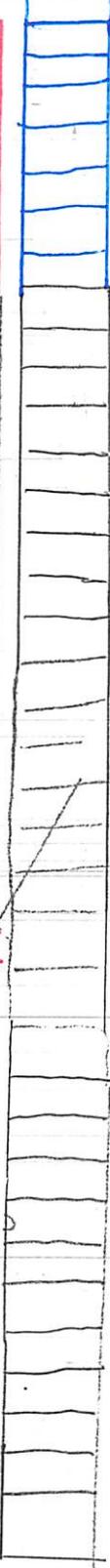
STAFF PARKING

3-12 Playground

3 YEAR - 12 YEARS  
Billiard  
INDOOR PLAY AREA

INFANT -  
3 YR  
OLDS

INFANT -  
3 YEAR  
PLAYGROUND  
BEIGE NEW VINYL FLOOR



driveway

property line

11



## Community Development Special Use Permit Report SUP16-120

**Meeting Date:** JUNE 8, 2014

<b>Applicant</b>	FUN & DREAMS, LC
<b>Mailing Address</b>	3060 NORTH VALLEY PIKE, ROCKINGHAM 22802
<b>Property Address</b>	297 CORNERSTONE LANE, ROCKINGHAM 22802
<b>Phone #/Contact</b>	437-9844/JOHN HALL
<b>Tax Map Id</b>	95-(A)-75A
<b>Zoning</b>	B-1
<b>Requested Use</b>	OUTDOOR RECREATIONAL ACTIVITIES (ENTERTAINMENT OUTSIDE A BUILDING) INCLUDING BUT NOT LIMITED TO ATHLETIC FIELDS, RUNNING TRAILS, BIKE TRAILS, AND ROPE COURSES
<b>Location</b>	DEAD-END OF CORNERSTONE LANE (PRIVATE) APPROXIMATELY 1200' EAST OF N. VALLEY PIKE (ROUTE 11)
<b>Acreage in parcel</b>	42.7
<b>Acreage in request</b>	APPROXIMATELY 10
<b>Election District</b>	2
<b>Comprehensive Plan</b>	COMMERCIAL

**Board of Supervisors**

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**If the request is approved by the Board, as a minimum the following conditions should apply:**

1. Use shall be located in substantial accordance to plot plan submitted with the application.
2. This permit is contingent upon a site plan being submitted to and approved by the County. No work shall be done on the property and the business shall not begin operation until such time as the site plan is approved.
3. Applicant shall obtain a food establishment permit if from the Health Department if food is to be served.
4. As required by Public Works, if the existing meters and laterals are not adequate for the proposed use, the applicant shall be required to install a new meeting and lateral. Applicant would also be required to pay connection fees based on the difference in fees between the existing connection and whatever size is determined to be needed for the use.
5. All requirements of the Rockingham County Fire Prevention Code shall be met.
6. Buildings shown on the attached site plan shall obtain building permits.
7. Any on-premise advertising sign associated with this business shall comply with the Rockingham County Code.
8. There shall be no off-premise signs permitted unless all County and State regulations are met.

9. Parking shall comply with the Rockingham County Code.

**GENERAL INFORMATION**

**SUBMISSION JUSTIFICATION:**

Table 17-606 allows for special use permit application for entertainment or recreation outside a building in the B-1 zoning district.

**BACKGROUND**

Applicant has owned the subject property since 2010. There are many uses currently on the property. He now wishes to add indoor and outdoor recreational activities. The indoor activities are permitted, but the outdoor activities require a special use permit.

**Adjoining Properties and Special Uses**

Direction From Site	Zoning	Request	Decision
North	I-1	Batch plant	Approved 9/23/87
East	A-2	None	
South	I-2	None	
West	I-1	Retail sales	Approved 1/28/80

**ZONING AND EXISTING LAND USE**

**Adjoining Properties and Uses**

Direction From Site	Zoning	Existing Land Use
North	I-1	VDOT Residency Office
East	A-2	Home site, pasture, wooded
South	I-2	Undeveloped, wooded
West	I-1	School

## **STAFF AND AGENCY ANALYSIS**

### **UTILITIES**

#### Health Department

Public water and sewer to serve. The applicant will need to apply for a food establishment permit if they wish to serve food at the facility.

#### Public Works

The property has connections to Rockingham County water and sewer. Adequate water and sewer is available for the proposal. County records show that the property is served by two separate ¾" meters. If the existing meters and laterals are not adequate for the proposed use, the applicant would be required to install a new meter and lateral to serve the property. The applicant would need to pay connection fees based on the difference in fees between a ¾" connection and whatever size is determined to be needed for the new use.

### **ENVIRONMENTAL**

#### Zoning Administrator - Floodplain

According to FEMA maps, the property is not located in the 100-year floodplain.

### **PUBLIC FACILITIES**

#### Emergency Services

The property is in the response area of Hose Company #4 & Harrisonburg Volunteer Rescue Squad's respective first due areas. With the continued construction and growth within the County, our office has concerns with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses. This project will have to meet the requirements of the Rockingham County Fire Prevention Code once started.

#### Building Official

Two sets of drawings will be required by a RDP (registered design professional) for structures to comply with (2012 Va. Construction Code and 2009 ANSI A.117 Handicap Accessibility Code.

### **TRANSPORTATION**

#### VDOT – Road Conditions

The site is served by Cornerstone Lane, a private drive. The entrance of Cornerstone Lane onto Route 11 includes right and left turn lanes and is adequate for the proposed use.

#### VDOT – Traffic Impact Analysis

N/A

**SUMMARY**Considerations:

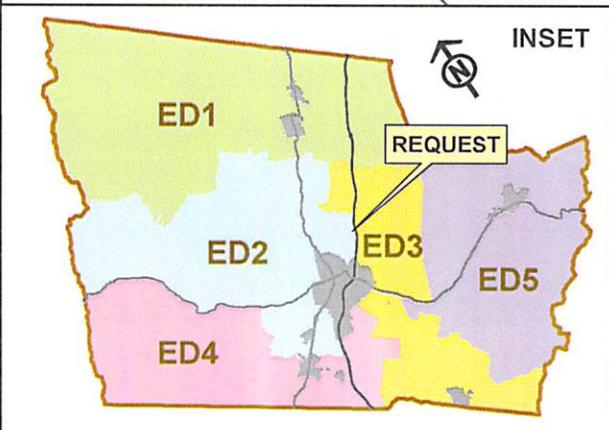
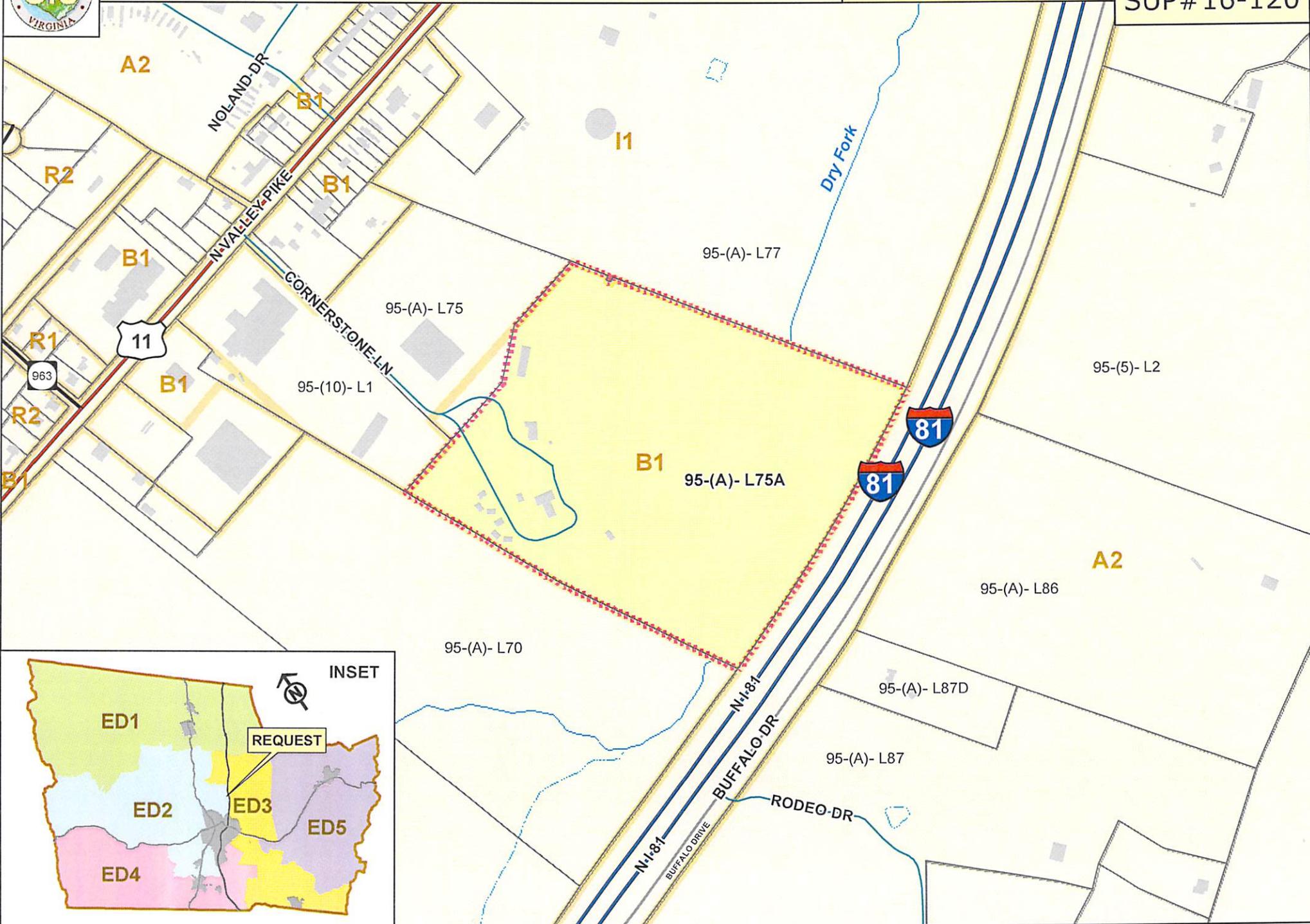
1. The applicant wishes to have indoor and outdoor recreation. The indoor recreation is a permitted use, but the outdoor recreation needs a special use permit. Both the indoor and the outdoor recreation will be a part of the site plan.
2. The outdoor activities that are the focus of this request include, but are not limited to, an outdoor athletic field, running trails, bike trails, and rope courses.
3. Applicant stated that the hours of operation will primarily be during the evening hours and on weekends. That was not made a condition so if the Board wishes to limit him to those times only, a condition would be needed.
4. The existing entrance is adequate for the proposed use.
5. If the existing meters and laterals are not adequate for the proposed use, the applicant would be required to install a new meter and lateral to serve to property and to pay connection fees based on the difference in fees of the current connections and the new connections.
6. Fire & Rescue is concerned with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses.
7. According to the County Code, in granting a special use permit, the Board should find the following:
  - That the use is compatible with surrounding uses,
  - Is not detrimental to the character of adjacent land,
  - Is consistent with the intent of this chapter, and
  - Is in the public interest.



# Fun & Dreams, LC Special Use Permit Request

6/08/2016

SUP# 16-120







# Community Development Rezoning Report REZ16-095

**Planning Commission**  
May 3, 2016

**Board of Supervisors**  
June 8, 2016

<b>Applicant</b>	Pleasant Run, LC
<b>Tax Map Id</b>	124-(A)- L98
<b>Present Zoning</b>	Medium Density Residential District with Conditions (R-2C)
<b>Proposed Zoning</b>	Medium Density Residential District with Conditions (R-2C)
<b>Location</b>	West of Pleasant Valley Rd (Rt 679) approximately 500 feet north of Spaders Church Rd (Rt 689)
<b>Acreage</b>	71.492
<b>Election District</b>	4
<b>Comprehensive Plan</b>	Agricultural Reserve

<b>Staff Recommendation:</b>	Table	April 28, 2016
<b>Planning Commission:</b>	Approval	May 3, 2016
<b>Board of Supervisors:</b>		

## **GENERAL INFORMATION**

### **OVERVIEW / BACKGROUND**

In 2009, the Board approved the rezoning of 282.86 acres of land from General Agricultural District (A-2) to Medium Density Residential District with Conditions (R-2C). The conditions to this development, known as the Springs at Osceola, included a phasing plan as well as a condition that limited the minimum size of each lot to no less than 1.2 acres. Since that time, the Springs at Osceola has not developed as quickly as the phasing plan would have permitted. The applicant requests an amendment to the proffered conditions to revise the development plan for the 71-acre portion located on the west side of Pleasant Valley Road to provide smaller lot sizes and a mix of single-family detached units and duplex units, thereby increasing the number of units by 130 units.

### **PROFFERS<sup>1</sup>**

The applicant has submitted a list of proffered conditions, which has been attached to this report.

### **COMPREHENSIVE PLAN**

The Comprehensive Plan identifies this area as Agricultural Reserve. One of the primary goals of the Comprehensive Plan is to preserve the agricultural industry and economy. The Agricultural Reserve is planned for agricultural uses and uses that support agriculture as a viable way of life and economic enterprise.

### **ZONING AND EXISTING LAND USE**

The Zoning Administrator has expressed concern over the speed in which these lots are developed, noting that other proffers accepted by the Board have allowed only for a certain number per year. Due to the amount of development in the County at this time, the Zoning Administrator is concerned with the impact on emergency services (fire, rescue, and law enforcement) and impacts on schools and roads with no plan for development of the lots.

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<sup>1</sup> Proffers are voluntary contributions made by developers to the County through the conditional zoning process. Proffers are binding commitments which become a part of the County's zoning ordinance as it pertains to a specific property.

### Adjoining Properties and Uses

Direction From Site	Zoning	Existing Land Use
North	Medium Density Residential District (R-2)	Undeveloped
East	General Agricultural District (A-2)	Home Site, Pasture
South	General Agricultural District (A-2)	Home Site, Pasture
West	General Agricultural District (A-2)	Home Site, Pasture

## STAFF AND AGENCY ANALYSIS

### UTILITIES

#### Public Works

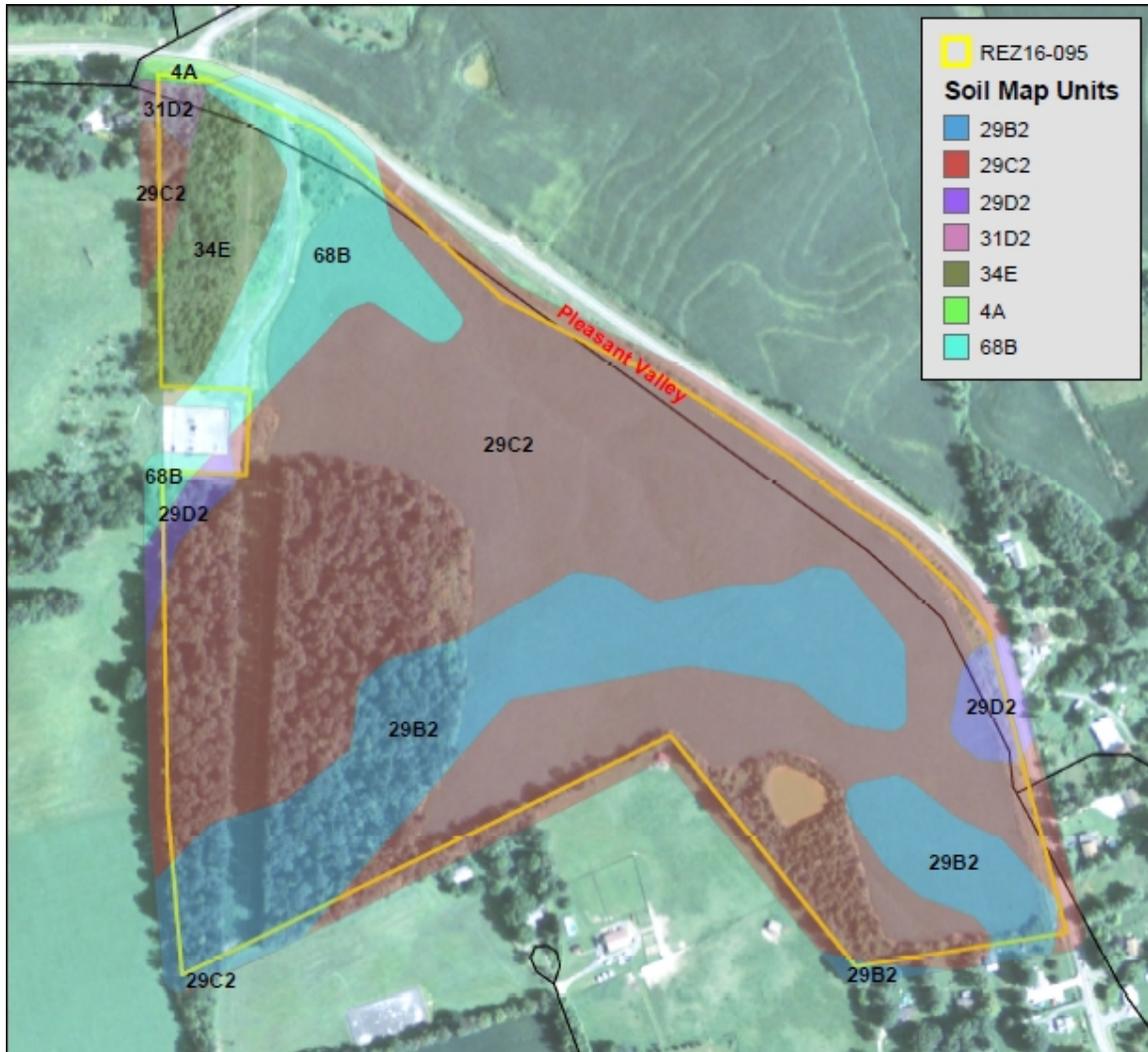
Rockingham County has adequate capacity in both the water and sewer systems in this area to handle the proposed increase in lots. As stated in the conditions and proffers, the applicant will be responsible for running/extending all water and sewer mains and services to adequately serve the development.

#### Health Department

No comment from the health department; public utilities to serve. If there are any existing wells that need to be abandoned application(s) should be filed at the local health department.

## ENVIRONMENTAL

### Soils



#### 29B2

Slopes are 2 to 7 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is moderately high. Shrink-swell potential is moderate. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. This soil does not meet hydric criteria.

#### 29C2

Slopes are 7 to 15 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most

restrictive layer is moderately high. Available water to a depth of 60 inches is moderately high. Shrink-swell potential is moderate. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. This soil does not meet hydric criteria.

### **29D2**

Slopes are 15 to 25 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is moderately high. Shrink-swell potential is moderate. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. This soil does not meet hydric criteria.

### **31D2**

Slopes are 15 to 25 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is moderate. Shrink-swell potential is moderate. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. This soil does not meet hydric criteria.

### **34E**

Slopes are 15 to 45 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is high. Shrink-swell potential is moderate. This soil is not flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. This soil does not meet hydric criteria.

### **4A**

Slopes are 0 to 2 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is moderately well drained. Water movement in the most restrictive layer is moderately low. Available water to a depth of 60 inches is moderate. Shrink-swell potential is low. This soil is occasionally flooded. It is not ponded. A seasonal zone of water saturation is at 30 inches during January, February, March, April, December. This soil meets hydric criteria.

### **68B**

Slopes are 0 to 7 percent. Depth to a root restrictive layer is greater than 60 inches. The natural drainage class is well drained. Water movement in the most restrictive layer is moderately high. Available water to a depth of 60 inches is

moderate. Shrink-swell potential is low. This soil is frequently flooded. It is not ponded. There is no zone of water saturation within a depth of 72 inches. This soil does not meet hydric criteria.

### Environment

The Environmental Manager has offered no comments.

## **PUBLIC FACILITIES**

### Schools

Rockingham County Public Schools offers the following comments regarding the proposed amendments to the proffers from Pleasant Run LC.

- Students in this development would attend Pleasant Valley Elementary, Pence Middle, and Turner Ashby High School.
- In a development such as this we would plan to have group stops at intersections and possibly at mid-block on longer streets. Therefore I was happy to hear from the developer that sidewalks are planned. We would request that this remain part of the plan.
- The proposed layout showing two connections to Peasant Valley Road is advantageous to the schools. We would be able to serve the development without the need to turn around. We support this layout.
- It was stated at the pre-application meeting that the developer would expect to develop 25 lots per year. I believe this was proffered in the original development. For planning purposes it would be a benefit if the number of lots per year were included in the amended proffers as well.

### Fire & Rescue

REZ16-095 is located within the Hose Company #4 Volunteer Fire Departments Port Republic Road Substation and Harrisonburg Volunteer Rescue Squads respective response areas. With the continued construction and growth within the County, our office has concerns with being able to provide emergency services to new and upcoming projects and locations while maintaining current emergency responses. This project will have to meet the requirements of the Rockingham County Fire Prevention Code once started.

### Sheriff

The Sheriff's Office has offered no comments on this application.

## TRANSPORTATION

### Traffic Counts

Road	Classification	Geometry	Traffic Count*	Posted Speed
Pleasant Valley Road (Route 679)	Collector	2-Lane Divided Highway	2,600 vpd	Unposted (55 mph)

\* Vehicles Per Day (VPD)

### VDOT

1. The change in zoning will increase the allowable density from 36 units to 166 units, a difference of 130 single family homes. This change would increase the potential traffic generation by more than 1,000 vpd. A Traffic Statement dated 4-6-2016 from Valley Engineering has been provided and is included in this memorandum by reference. The memorandum provides justification for not amending the previously submitted 2007 Traffic Impact Analysis.

2. VDOT has received complaints in the past in regards to the safety of the curves on the adjacent roadways as well as the volume and speed of traffic. This development is expected to worsen the existing concerns along the roadways and at nearby major intersections such as Osceola Springs/Port Republic Road and Spaders Church/Port Republic Road. The applicant has not offered to provide any improvements to the adjacent roadway network at time of this letter. The increased volume could contribute to the need for future public improvement projects.

3. Access Management requirements will apply to any access to Pleasant Valley Road. All entrances must meet the requirements found in Appendix F of the VDOT Road Design Manual.

## **SUMMARY**

### Considerations

- The amended conditions permit single-family attached units as well as single-family detached units.
- The number of units in this section of the development has been increased from approximately 40 units to 166 units.
- The applicant has proffered that all lots shall be served by public utilities, which are available.

- Rockingham County Public Schools would benefit from a phasing plan or a commitment from the developer to limit the number of new units to no more than 25 per year. The Zoning Administrator also raised this concern.
- The Comprehensive Plan identifies this area as Agricultural Reserve. Staff's original recommendation on the 2007 rezoning was for denial for this reason.
- The applicant has proffered a Plan of Development, showing pedestrian trails and a tentative road network. The applicant is required to provide pedestrian accommodations on at least one side of the street or comparable accommodations; these are not shown on the Plan of Development.
- Rockingham County Public Schools anticipates group stops at intersections and mid-block on longer streets, making sidewalks a serious concern.
- The applicant has submitted, and VDOT has accepted, a Traffic Statement to justify not amending the original Traffic Impact Analysis from 2007.
- VDOT has concerns that this development will worsen the existing concerns along the roadways and at nearby major intersections such as Osceola Springs/Port Republic Road and Spaders Church/Port Republic Road, contributing the need for future public improvement projects.
- The Plan of Development shows no turn lanes on Pleasant Valley Road.

Staff Recommendation: Table

April 28, 2016

Whereas County staff has been instructed to review the impact on the provision of services for proposed developments within and surrounding the Urban Development Area, staff recommends tabling this request until this review can be completed.

Revised Staff Recommendation: Approval

May 2, 2016

The initial recommendation, on April 28, was to table this request while County staff studied the Urban Development Area and a study area to the north and south of it. However, this rezoning has been under discussion for some time and the determination was made that this rezoning request should not remain pending while the study is underway.

The 130-unit increase better utilizes the land and offers more housing options than the 2009 rezoning request. Staff recommends approval

Planning Commission Recommendation: Approval

May 3, 2016

Stating that the request was a better use of the site, the Commission recommended approval on a 3-0-2 vote. The abstaining Commissioners were concerned with the condition of Pleasant Valley Road and the additional traffic generated by the increase in units.

Board Decision:

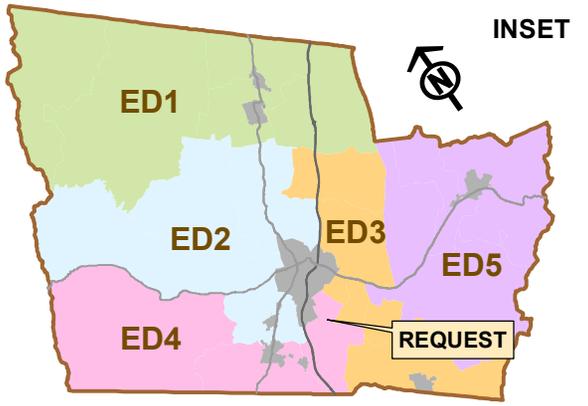
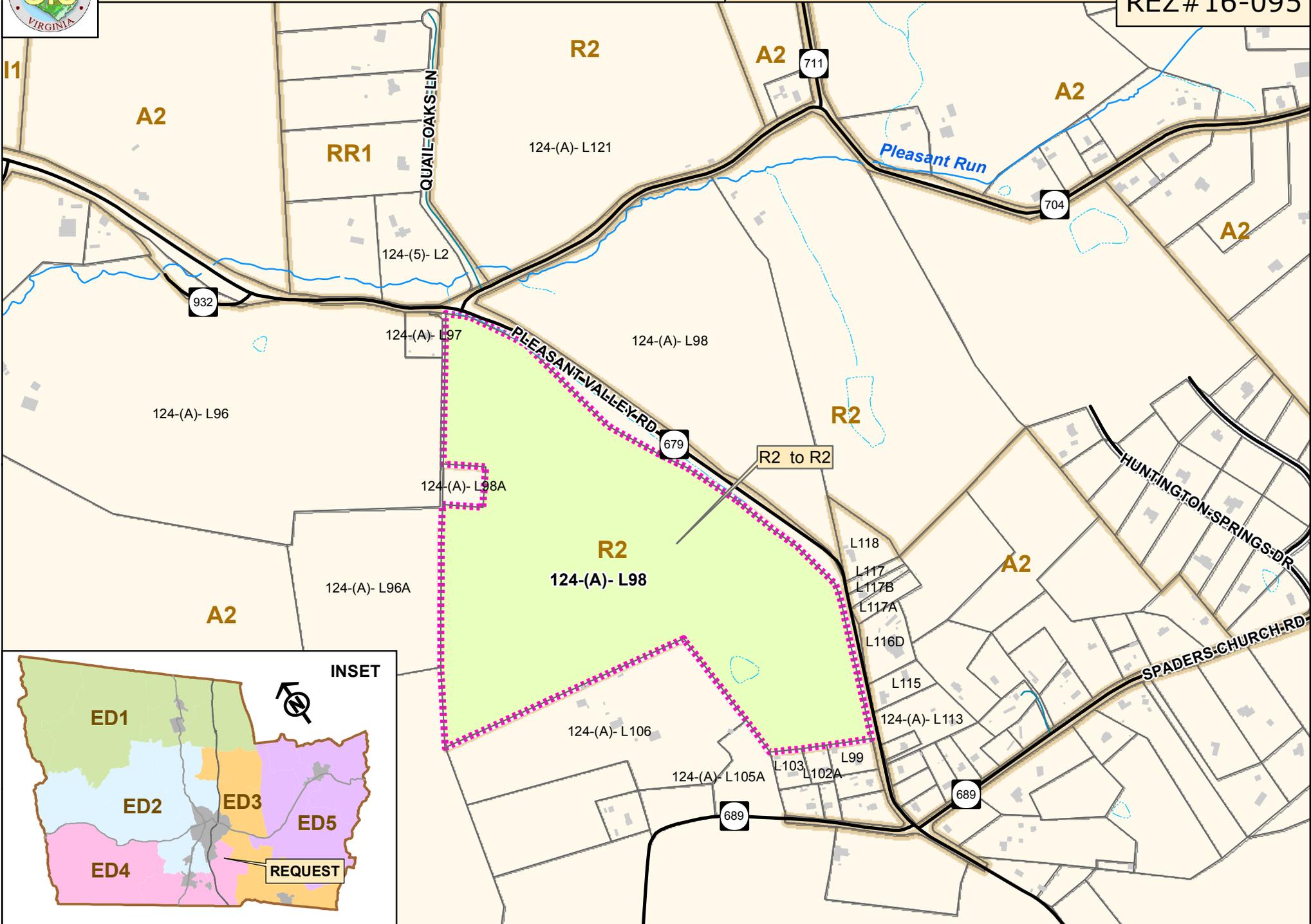


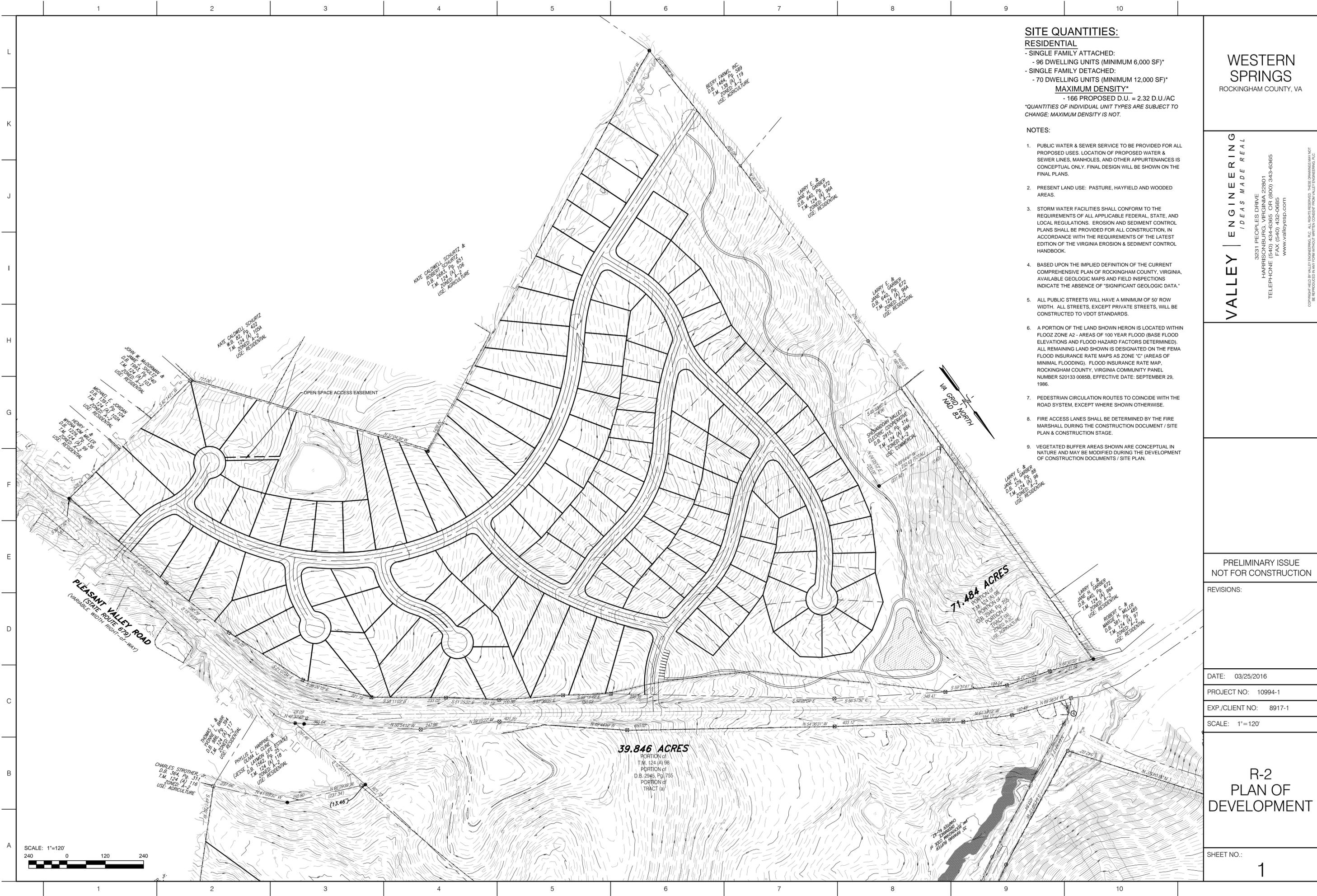
# Pleasant Run LC Rezoning Request



PC Hearing Date: 5/03/2016  
BOS Hearing Date: 6/08/2016

REZ# 16-095





**SITE QUANTITIES:**  
**RESIDENTIAL**  
 - SINGLE FAMILY ATTACHED:  
 - 96 DWELLING UNITS (MINIMUM 6,000 SF)\*  
 - SINGLE FAMILY DETACHED:  
 - 70 DWELLING UNITS (MINIMUM 12,000 SF)\*  
**MAXIMUM DENSITY\***  
 - 166 PROPOSED D.U. = 2.32 D.U./AC  
 \*QUANTITIES OF INDIVIDUAL UNIT TYPES ARE SUBJECT TO CHANGE; MAXIMUM DENSITY IS NOT.

- NOTES:**
- PUBLIC WATER & SEWER SERVICE TO BE PROVIDED FOR ALL PROPOSED USES. LOCATION OF PROPOSED WATER & SEWER LINES, MANHOLES, AND OTHER APPURTENANCES IS CONCEPTUAL ONLY. FINAL DESIGN WILL BE SHOWN ON THE FINAL PLANS.
  - PRESENT LAND USE: PASTURE, HAYFIELD AND WOODED AREAS.
  - STORM WATER FACILITIES SHALL CONFORM TO THE REQUIREMENTS OF ALL APPLICABLE FEDERAL, STATE, AND LOCAL REGULATIONS. EROSION AND SEDIMENT CONTROL PLANS SHALL BE PROVIDED FOR ALL CONSTRUCTION, IN ACCORDANCE WITH THE REQUIREMENTS OF THE LATEST EDITION OF THE VIRGINIA EROSION & SEDIMENT CONTROL HANDBOOK.
  - BASED UPON THE IMPLIED DEFINITION OF THE CURRENT COMPREHENSIVE PLAN OF ROCKINGHAM COUNTY, VIRGINIA, AVAILABLE GEOLOGIC MAPS AND FIELD INSPECTIONS INDICATE THE ABSENCE OF "SIGNIFICANT GEOLOGIC DATA."
  - ALL PUBLIC STREETS WILL HAVE A MINIMUM OF 50' ROW WIDTH. ALL STREETS, EXCEPT PRIVATE STREETS, WILL BE CONSTRUCTED TO VDOT STANDARDS.
  - A PORTION OF THE LAND SHOWN HEREON IS LOCATED WITHIN FLOOD ZONE A2 - AREAS OF 100 YEAR FLOOD (BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS DETERMINED). ALL REMAINING LAND SHOWN IS DESIGNATED ON THE FEMA FLOOD INSURANCE RATE MAPS AS ZONE "C" (AREAS OF MINIMAL FLOODING). FLOOD INSURANCE RATE MAP, ROCKINGHAM COUNTY, VIRGINIA COMMUNITY PANEL NUMBER 520133 0085B, EFFECTIVE DATE: SEPTEMBER 29, 1986.
  - PEDESTRIAN CIRCULATION ROUTES TO COINCIDE WITH THE ROAD SYSTEM, EXCEPT WHERE SHOWN OTHERWISE.
  - FIRE ACCESS LANES SHALL BE DETERMINED BY THE FIRE MARSHALL DURING THE CONSTRUCTION DOCUMENT / SITE PLAN & CONSTRUCTION STAGE.
  - VEGETATED BUFFER AREAS SHOWN ARE CONCEPTUAL IN NATURE AND MAY BE MODIFIED DURING THE DEVELOPMENT OF CONSTRUCTION DOCUMENTS / SITE PLAN.

**WESTERN SPRINGS**  
 ROCKINGHAM COUNTY, VA

**VALLEY ENGINEERING**  
 IDEAS MADE REAL  
 3231 PEOPLES DRIVE  
 HARRISONBURG, VIRGINIA 22801  
 TELEPHONE (540) 434-6365 OR (800) 343-6365  
 FAX (540) 432-0685  
 www.valleyesp.com

PRELIMINARY ISSUE  
 NOT FOR CONSTRUCTION

REVISIONS:

DATE: 03/25/2016  
 PROJECT NO: 10994-1  
 EXP./CLIENT NO: 8917-1  
 SCALE: 1"=120'

**R-2**  
**PLAN OF DEVELOPMENT**

SHEET NO.:  
**1**

**39.846 ACRES**  
 PORTION of  
 T.M. 124 (A) 98  
 PORTION of  
 D.B. 2945, Pg. 755  
 PORTION of  
 TRACT (a)

**71.484 ACRES**  
 PORTION of  
 T.M. 124 (A) 98  
 PORTION of  
 D.B. 2945, Pg. 755  
 PORTION of  
 TRACT (a)

KATE CALDWELL SCHWARTZ &  
 ROBERT SCHWARTZ  
 D.B. 1065, Pg. 651  
 T.M. 124 (A) 106  
 ZONED: A-2  
 USE: AGRICULTURE

BERRY FARMS, INC.  
 D.B. 145, Pg. 589  
 T.M. 124 (A) 119  
 ZONED: A-2  
 USE: AGRICULTURE

LARRY E. & GABRIEL  
 JANE H. GARBER  
 D.B. 640, Pg. 672  
 T.M. 124 (A) 98A  
 ZONED: A-2  
 USE: RESIDENTIAL

LARRY E. & GABRIEL  
 JANE H. GARBER  
 D.B. 640, Pg. 672  
 T.M. 124 (A) 98A  
 ZONED: A-2  
 USE: RESIDENTIAL

LARRY E. & GABRIEL  
 JANE H. GARBER  
 D.B. 640, Pg. 672  
 T.M. 124 (A) 98A  
 ZONED: A-2  
 USE: RESIDENTIAL

LARRY E. & GABRIEL  
 JANE H. GARBER  
 D.B. 640, Pg. 672  
 T.M. 124 (A) 98A  
 ZONED: A-2  
 USE: RESIDENTIAL

ROBERT C. MILLER &  
 MARIE H. MILLER  
 D.B. 361, Pg. 485  
 T.M. 124 (A) 97  
 ZONED: A-2  
 USE: RESIDENTIAL

KATE CALDWELL SCHWARTZ  
 W.B. 82, Pg. 472  
 T.M. 124 (A) 105A  
 ZONED: A-2  
 USE: RESIDENTIAL

JOHN M. MCGOWAN &  
 D.L. SHULTZ  
 D.B. 1162, Pg. 260  
 T.M. 124 (A) 102  
 ZONED: A-2  
 USE: RESIDENTIAL

MICHAEL F. JORDAN  
 D.B. 124, Pg. 102A  
 T.M. 124 (A) 102A  
 ZONED: A-2  
 USE: RESIDENTIAL

CHARLES STROTHER, JR.  
 D.B. 364, Pg. 31  
 T.M. 124 (A) 216  
 ZONED: A-2  
 USE: AGRICULTURE

PHYLIS L. HARRINE &  
 CLAUDE E. STANLEY  
 D.B. 124, Pg. 117  
 T.M. 124 (A) 117  
 ZONED: A-2  
 USE: RESIDENTIAL

JESSE A. LAYTON  
 D.B. 1562, Pg. 118  
 T.M. 124 (A) 118  
 ZONED: A-2  
 USE: RESIDENTIAL

OPEN SPACE ACCESS EASEMENT

PLEASANT VALLEY ROAD  
 (STATE ROUTE 672)  
 (VARIABLE WIDTH RIGHT-OF-WAY)



# Pleasant Run, LLC

2340 South Main Street  
Harrisonburg, VA 22801

Phone: (540) 433-2454

3/21/2016

Mr. James May  
Community Development  
Rockingham County  
20 East Gay Street  
Harrisonburg, VA 22802

## RE: Pleasant Run LLC Property

Dear Mr. May:

Pleasant Run, LLC property located on the south side of Pleasant Valley Road, identified on the Tax Map of Rockingham County, Virginia, as Parcel No. 124-(A)- L98 (“the property”).

The following conditions and proffers are made part of the rezoning application:

1. Land use is restricted to **single family attached and single-family detached units** within the current R-2 zoning.
2. A minimum of 25% common area shall be included in the development scheme.
3. All lots shall be served by public water and sewer; individual sewage disposal systems and/or wells are prohibited. Developer shall install all water and sewer lines necessary to serve the development.
4. The development’s roadway network shall be within substantial conformance to the attached “R-2 Plan of Development” prepared by Valley Engineering and dated March 25<sup>th</sup> 2016, with the understanding that minor deviations may be necessary during the engineering process.
5. The total number of residential units shall be 166. The developer reserves the option to modify the attached site layout of product mix not to exceed 166 units total, (detached and attached).
6. An impact fee of \$730 per lot shall be paid to Rockingham County at the sale of each lot to a homeowner.

7. A homeowners association shall be established to provide for maintenance of the common areas and restrictive covenants shall be placed on record to ensure the compatibility of all proposed improvements.

The conditions set forth in this proffer statement supersede all conditions set forth in previous proffer statements submitted as part of this application.

Sincerely,

A handwritten signature in black ink, appearing to read "M. Pugh", written in a cursive style.

Michael Pugh, Member  
Pleasant Run, LLC

ORDINANCE ENACTING  
CERTAIN CHANGES TO CHAPTER 17, ARTICLE 2  
SECTION 17-201  
OF THE CODE OF ORDINANCES  
OF  
ROCKINGHAM COUNTY, VIRGINIA

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF ROCKINGHAM COUNTY,  
VIRGINIA:

That a portion of Article 2 Definition of terms, Section 17-201. Definitions generally be  
and hereby is amended as follows:

**Article 2, DEFINITION OF TERMS**

**Section 17-201. Definitions**

**REMOVE:**

~~**Microbrewery.** A facility which produces or packages less than 10,000 barrels of beer or  
ale annually for wholesale distribution and/or retail sales, and which meets all Virginia  
Alcohol Beverage Control laws and regulations. Retail sales may occur directly to the  
consumer through a tap room, attached restaurant, or off-premise sales.~~

**ADD:**

Craft Brewery. An independent brewery with an annual production of less than 250,000  
barrels of beer or ale, a majority of which shall derive its flavor from traditional or  
innovative brewing ingredients and their fermentation. The product may be available for  
wholesale distribution, and for retail sales made directly to the consumer through an on-  
premise tap room or an associated on-site restaurant. This use may include an event

center. All applicable Virginia Alcohol Beverage Control laws and regulations shall be met.

This ordinance shall be effective from the \_\_ day of \_\_\_\_\_, 201.

Adopted the \_\_ day of \_\_\_\_\_, 201.

	Aye	Nay	Abstain	Absent
Supervisor Cuevas				
Supervisor Eberly				
Supervisor Chandler				
Supervisor Kyger				
Supervisor Breeden				

\_\_\_\_\_  
Chairman of the Board of Supervisors

ATTESTE:

\_\_\_\_\_  
Clerk

**STAFF RECOMMENDATION**

APPROVAL

March 7, 2016

Several people have been interested in opening craft breweries in Rockingham County. Under State law, craft breweries allow for greater production than farm breweries or microbreweries. Additionally, some of these breweries, while located on larger acreages, would not be on an active farm so even with a smaller amount of production, they would not qualify as a farm brewery. With this ordinance, microbrewery would be replaced by craft brewery. Primarily the difference would be in the number of barrels that could be produced each year. The Code would allow for farm brewery, craft brewery, and industrial brewery.

With the encouragement of agri-tourism in the County, this could be beneficial to Rockingham County, and staff recommends approval.

**PLANNING COMMISSION**

TABLED

APRIL 5, 2016

With questions regarding whether in the A-1 and A-2 zoning districts, there should be a certain amount of product grown and questions regarding the size buildings that would

be placed on A-1 and A-2 zoned land, with a vote of 5 to 0, the Planning Commission tabled the request.

**STAFF RECOMMENDATION**

APPROVAL

APRIL 11, 2016

Determining that since the State does not allow localities to require a certain amount of product to be grown for farm breweries, the County could not set amounts on craft breweries. Due to the concern, however, of the size buildings in the agricultural districts, staff has changed the amendment to state that in the business districts and planned districts, no more than 250,000 barrels may be produced per year and in the agricultural districts, no more than 15,000 barrels may be produced per year. Proposed change is attached.

**PLANNING COMMISSION**

APPROVAL

MAY 3, 2016

With a vote of 5 to 0, the Planning Commission recommended approval of the amendment.

**ORDINANCE ENACTING  
CERTAIN CHANGES TO TABLE 17-606  
OF THE CODE OF ORDINANCES  
OF  
ROCKINGHAM COUNTY, VIRGINIA**

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF ROCKINGHAM COUNTY, VIRGINIA:

That Table 17-606 "Land Use and Zoning Table" be and hereby is amended as follows:

Table 17-606 Land Use and Zoning Table  
Assembly Uses.

**REMOVE:**

*Microbrewery* and the districts in which it is allowed from the table.

**ADD** (in alphabetical order):

*Craft brewery* as a permitted use with supplemental standards (P\*) in the R-4, R-5, MXU, B-1, B-2, PCD, and PMR zoning districts and as a special use with supplemental standards (SU\*) in the A-1 and A-2 zoning districts.

This ordinance shall be effective from the \_\_\_ day of \_\_\_\_\_, 201\_\_.

Adopted the \_\_\_ day of \_\_\_\_\_, 201\_\_.

Aye

Nay

Abstain

Absent

Supervisor Cuevas  
Supervisor Eberly  
Supervisor Chandler  
Supervisor Kyger  
Supervisor Breeden

---

Chairman of the Board of Supervisors

ATTESTE:

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Clerk

**STAFF RECOMMENDATION**      APPROVAL      March 7, 2016

With the on-premise tap room and on-premise restaurant that could be a part of a craft brewery, the zones in which they would be permitted should have a commercial aspect. Staff has suggested this be a permitted use as B-1 and B-2 are commercial, and with the Planned Districts, they would be a part of the master plan. Staff recommends approval.

**AMENDED RECOMMENDATION**      APPROVAL      March 29, 2016

In reviewing State Code requirements for farm breweries vs. craft breweries, and as a result of interest in craft breweries, it appears a better alternative would be to allow craft breweries by special use permit in the agricultural districts. A couple of different entities have expressed interest in putting in a craft brewery, but they want to grow part of the products. That would not be permitted in the business districts or the planned districts. Additionally, allowing the craft brewery in the agricultural districts, would allow the restaurant without requiring waivers to the restaurant requirements for agricultural districts. It would assist someone wishing to do the combination brewery, restaurant, event center, etc. to request everything under one application with the County having the ability to place conditions on the request to fit the location, if approved. Staff recommends approval.

**PLANNING COMMISSION**

TABLED

APRIL 5, 2016

With questions regarding whether in the A-1 and A-2 zoning districts, there should be a certain amount of product grown and questions regarding the size buildings that would be placed on A-1 and A-2 zoned land, with a vote of 5 to 0, the Planning Commission tabled the request.

**STAFF RECOMMENDATION**

APPROVAL

APRIL 11, 2016

Determining that since the State does not allow localities to require a certain amount of product to be grown for farm breweries, the County could not set amounts on craft breweries. Due to the concern, however, of the size buildings in the agricultural districts, staff has changed the amendment to state that in the business districts and planned districts, no more than 250,000 barrels may be produced per year and in the agricultural districts, no more than 15,000 barrels may be produced per year. There would be no change to this amendment as it was tabled because of questions regarding overall amendments for craft breweries.

**PLANNING COMMISSION**

APPROVAL

MAY 3, 2016

With a vote of 5 to 0, the Planning Commission recommended approval of the amendment.

ORDINANCE  
ENACTING  
CERTAIN CHANGES TO CHAPTER 17, ARTICLE 6  
SECTION 17-607  
OF THE CODE OF ORDINANCES  
OF  
ROCKINGHAM COUNTY, VIRGINIA

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF ROCKINGHAM COUNTY, VIRGINIA:

That a portion of Article 6 Land Uses, Section 17-607 Supplemental standards for certain land uses generally be and hereby is amended as follows:

**Article 6. Land Uses**

**Section 17-607. Supplemental standards for certain land uses**

**ADD:**

**Craft Brewery:**

- A. In the R-4, R-5, MXU, B-1, B-2, PCD, and PMR zoning districts, annual production shall be no more than 250,000 barrels of beer or ale.
  
- B. In the A-1 and A-2 zoning districts, the annual production shall be no more than 15,000 barrels of beer or ale.

**AMEND:**

**Event center.**

In the A-1, and A-2 districts, unless associated with a craft brewery, and in the RV districts:

- A. The event center shall be located within a residence or in a building on the same parcel as a residence.
- B. The owner or manager shall live on the property and shall provide full-time management of the establishment.
- C. Hours of operation shall be limited to 6 a.m. to 11:00 p.m.

**Restaurant**

In the A-2 zoning district unless associated with a craft brewery:

- A. The use shall be located within a residence.
- B. The owner or manager shall live on the property and shall provide full-time management of the establishment.
- C. Customer service areas, including all seating and waiting areas as well as restroom facilities, shall comprise no more than thirty percent (30%) of the living space of the residence.
- D. Hours of operation shall be limited to 6 a.m. to 11:00 p.m.

This ordinance shall be effective from the \_\_ day of \_\_\_\_\_, 201\_\_.

Adopted the \_\_ day of \_\_\_\_\_, 201\_\_.

Aye                      Nay                      Abstain                      Absent

Supervisor Cuevas

Supervisor Eberly

Supervisor Chandler

Supervisor Kyger

Supervisor Breeden

---

Chairman of the Board of Supervisors

ATTESTE:

---

Clerk

**STAFF RECOMMENDATION:**

Approval

April 11, 2016

This amendment would allow the craft breweries in a business district or planned district to produce more beer or ale than would be permitted in the agricultural districts. In all districts, the amendment would permit the restaurants and event centers with those in the agricultural district requiring special use permit while in a business or planned district, they would be by right.

**PLANNING COMMISSION**

APPROVAL

MAY 3, 2016

Concurring with staff's recommendation, with a vote of 5 to 0, the Planning Commission recommended approval of the amendment.

**ORDINANCE REPEALING  
AND  
RE-ENACTING  
SECTION 17-701.03(b)  
OF THE CODE OF ORDINANCES  
OF  
ROCKINGHAM COUNTY, VIRGINIA**

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF ROCKINGHAM COUNTY, VIRGINIA:

That Section 17-701.03(b) be and hereby is repealed and re-enacted as follows:

**Section 17-701.03. Private streets**

(b) ~~No private street shall exceed ten (10) percent grade.~~ Private streets shall not exceed the maximum grades for local rural roads as defined in the AASHTO manual. Fire & Rescue shall inspect any private streets with grades greater than ten (10) percent grade.

This ordinance shall be effective from the \_\_\_ day of \_\_\_\_\_, 201\_.

Adopted the \_\_\_ day of \_\_\_\_\_, 201\_.

Aye	Nay	Abstain	Absent
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Supervisor Cuevas

Supervisor Eberly

Supervisor Chandler

Supervisor Kyger  
Supervisor Breeden

---

Chairman of the Board of Supervisors

ATTESTE:

---

Clerk

**STAFF RECOMMENDATION**

**APPROVAL**

**April 11, 2016**

With increased requests for variances to the road grades for private roads in subdivisions, staff held discussions with both VDOT and Fire & Rescue. It was found that VDOT does use the AASHTO manual with regards to road grades for local rural roads. Approval of this amendment would allow maximum grades for private streets to comply with the AASHTO manual with Fire and Rescue inspecting any private street with a grade greater than 10% to assure that emergency apparatus could maneuver the roads.

**PLANNING COMMISSION**

**APPROVAL**

**May 3, 2016**

Concurring with staff's recommendation, with a vote of 5 to 0, the Planning Commission recommended approval of the amendment.