

Crozet Community Advisory Committee*

Special Meeting
Wednesday, September 23, 2020

Meeting Minutes

***Note: This meeting was held pursuant to and in compliance with Ordinance No. 20-A (6); An Ordinance to Ensure the Continuity of Government During the Covid-19 Disaster.**

- Members present
 - Allie Pesch, Chair
 - Shawn Bird, Vice Chair
 - Joe Fore, Secretary
 - Doug Bates
 - Brian Day
 - Ann Mallek
 - Jennie More
 - Valerie Long
 - Tom Loach
 - Kostas Alibertis
 - Sandy Hausman
- Others present
 - Jim Heilman
 - Andrew Knuppel – County staff
 - Michaela Accardi
 - Rachel Falkenstein
 - Carolyn Shaffer, Clerk
 - Charles Rapp
 - Tori Kannellopoulos
- **The Chair called the meeting to order at 12:05 pm**
- The Chair introduced the participants.
- Sandy Hausman presented some thoughts that she planned to send to the Board of Supervisors regarding development in the Crozet area, urging

the Board to limit further development in Crozet and expand options for funding infrastructure projects in Crozet.

- **Summary of Revised Land Use Plan and land use changes**
 - Rachel Falkenstein led a discussion about the revised land use plan
 - She introduced the new Middle Density Residential designation, which is intended to create smaller, more affordable housing units.
 - Andrew Knuppel led a discussion of the Downtown Neighborhoods Overlay designation, which is intended to preserve historic neighborhoods and produce new housing units with similar scale and form as existing homes. The new designation would apply to areas with Neighborhood Density Residential near Downtown Crozet.

- **Parcel-specific changes**
 - Andrew Knuppel led a discussion of several parcel-specific changes. The first was the White Gate Farm, between Wickham Pond and Western Ridge. The proposal would split the parcel between Middle Density Residential and Neighborhood Density Residential.
 - Some CCAC members expressed support for the rezoning as an effective compromise to promote affordable housing and pedestrian and other connectivity between downtown and the eastern Crozet neighborhoods. Others expressed concern about increasing density in this area and the further strains it would put on infrastructure.
 - Andrew also led a discussion of several other specific parcel-level changes, including the corner of Crozet Avenue and Route 250
 - Rachel Falkenstein led a discussion about the possibility of changing the designation at the northeast corner of Old Trail and Route 250 to allow non-residential uses.

- **Feedback opportunities and process**
 - Several community and committee members expressed frustration at the limited amount of time available to provide feedback on these large-scale decisions that will have a major impact on land use in the Crozet area.

- **The meeting adjourned at 1:35 pm.**