

5TH AND AVON COMMUNITY ADVISORY COMMITTEE MEETING
March 15, 2018 • 6 p.m.
Southwood Community Center

Co-chair David Storm called the meeting to order at 6:02 p.m.

Southwood Community Meeting / Habitat for Humanity of Greater Charlottesville

- Looking to rezone three parcels, totaling 32.5 acres (of the total 123 acres); max. 400 units
- Designated as urban density residential
- Amend a portion of Biscuit Run zoning for parcel that was exchanged with the state
- Approximately 45-50 people present
- Whole project expected to take 16 years for buildout; this is just the first phase
- Brief presentations from county planner Megan Nedostup, Southwood resident Rose Glasgow; then overview of proposal by Rush Otis of Habitat and extensive Q&A with audience.

There was a brief recess at 6:48 p.m.

The meeting resumed at 7:02 p.m. with regular committee business.

Present: Co-chairs David Storm and Roger Schickedantz; secretary Dan Heuchert; committee members Craig Roller, Rex Linville, Stephanie Blanch, Rush Otis, and Jonathan Earl; supervisors Rick Randolph and Liz Palmer; Planning Commission Liaison Pam Riley; county liaison David Fox.

Absent: Planning Commission liaison Karen Firehock; members Glen Michael, Stuart Lowson, Brian Roy, Ted Miller, Christopher LeBlanc and David Thomas.

There was a quorum present.

Minutes: January minutes approved.

February minutes: Unofficial, therefore no vote taken.

NIFI update

Talked about the opportunity for the CAC to write to VDOT in support of Cale crosswalk project. Rex volunteered to reach out to Places 29 Hydraulic CAC to explore writing a letter in support of the county's Safe Routes to School proposals.

David Fox presented a proposed timeline for moving forward with the Avon Street Extended corridor study. Four phases:

1. Have CAC finalize scope at April meeting; bring top 10 things the corridor study should address.

2. After that meeting, pass that scope along to consultant Line + Grade (design and engineering firm) so they can make formal proposal. (They are under contract with the county.)
3. They make a pitch at May meeting – sort of a job interview.
4. Go back to the Board of Supervisors in June to get approval to move forward with likely four months of research and analysis work.

Then have county staff work on this, hold a public hearing, and finally ask Board of Supervisors to adopt it as an addendum to the master plan.

Note that the state's change in interpretation of the entrance corridor designation makes this study even more important.

Liaison Update

Liz Palmer: Van der Linde facility being sold to County Waste, which means the end of current single-stream recycling. County Waste to offer curbside, all-in-one-bin recycling every other week for \$6/month. Time Disposal also to offer it to its customers. County Solid Waste Advisory Committee plans to build transfer station at Ivy facility, hope to include recycling as well, including model drop-off facility that could be offered around county.

Rick Randolph: The Board of Supervisors last night approved 11-megawatt solar farm off Route 53 & Buck Island Road. It's a big deal. ... Biscuit Run: Parks & Rec has engaged a consultant to study county parks and how they address county needs. Their report (due in April) will inform possible uses of Hedgerow and Biscuit Run parks. May-June-July, the board will likely constitute a steering committee to oversee planning process. ... Hogwaller project: On county *and* city property. Combines dense residential and agricultural use in flood plain. Downzone property in county portion from light industrial to rural to allow agricultural use. ... Lighthouse Industries: Received \$2.2 million from state economic development authority. Expanding operations, will come before board.

Pam Riley: Caliber Collision proposal: Concerns about noise and light pollution spilling into Willoughby. ... Commission unanimously recommended Willow Creek Veterinary Services in Southside Shopping Center.

Other Business

Royal Fern Townhomes and Royal Fern Subdivision: Off Old Lynchburg Road near Region 10, combo of townhomes and single-family. By right; only request is to reduce setback requirements from 20 feet to 10 feet for seven units along stormwater management area. Goes to site review April 5.

Fifth Street Station Trail Hub: TJPDC presentation plans publicly this afternoon, with several dozen in attendance.

Attendance: Some committee members are in violation of bylaws by missing at least two consecutive meetings. Committee co-chairs to reach out to them to seek their intentions. If they do not respond or continue to be absent, the committee can ask the board to have them replaced. Reasons for inactivity can be informative for the committee.

Potential Topics for Future Meetings

April: Brainstorming for Avon Street corridor study.

Future: Stormwater utility fees; invite city to talk about 5th Street-Ridge-McIntire study; what to do with tiny section of Old Lynchburg Road under I-64 going toward Azalea Park.

The meeting was adjourned at 8:38 p.m.