



City of Petersburg Virginia

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Special Regular City Council Meeting

**July 7, 2020
Live Stream
Petersburg, VA 23803
12:00 PM**

City Council

Samuel Parham, Mayor – Ward 3
John A. Hart, Sr., Vice-Mayor – Ward 7
Treska Wilson-Smith, Councilor – Ward 1
Darrin Hill, Councilor – Ward 2
Charlie Cuthbert, Councilor – Ward 4
W. Howard Myers, Councilor – Ward 5
Annette Smith-Lee, Councilor – Ward 6

City Manager

Aretha R. Ferrell-Benavides

-
1. **Roll Call**
 2. **Prayer**
 3. **Closed Session**
 4. **Moment of Silence**
 5. **Pledge of Allegiance**
 6. **Determination of the Presence of a Quorum**
 7. **Proclamations/Recognitions**
 8. **Reports/responses to previous public information period**
 9. **Communication/Special Reports**
 - a. City Manager's Report
 - b. COVID-19 Report
 - c. CAFR Update
 - d. Fire Station Update
 10. **Consent Agenda (to include minutes of previous meetings):**
 - a. A request to schedule a Public Hearing and to consider an amendment to the Comprehensive Plan, Transportation Element, to add the Bike and Pedestrian Section.
 - b. A request to schedule a Public Hearing for July 21, 2020 on an Ordinance to Amend Division 2 of chapter 78 of the Petersburg Code of Ordinances and Section 78-106 of the City Code in Order to Change the Name of "Lee Memorial Park" to "Petersburg Memorial Park".
 - c. A resolution to authorize the City of Petersburg to apply for an Industrial Revitalization Fund Grant in the amount of \$600,000.00 for the Hotel Petersburg Project
 - d. A request to schedule a public hearing for an ordinance to amend and re-adopt provisions of Chapter 30 of the Petersburg City Code pertaining to cemeteries and the re-establishment of the Perpetual Care Fund Committee through the adoption of Section 30-2.

11. Official Public Hearings

- a. A Public Hearing and consideration of the rezoning request of adjacent parcels at 2045 Squirrel Level Road from A- Agriculture to M-2 Heavy Industrial, and 2100 Defense Road from R-1 Single Family Residential to M-2 Heavy Industrial.
- b. A Public Hearing and consideration of a request for a Special Use Permit to allow the construction of a Telecommunication Tower/Facility on the property of Four Square Construction at 1 Four Square Industrial Drive to provide wireless telephone services.
- c. A Public Hearing on the Revised Mass Transit FY 21 Budget
- d. A public hearing on the Petersburg Redevelopment and Housing Authority Board of Governance

12. Public Information Period

A public information period, limited in time to 30 minutes, shall be part of an Order of Business at each regular council meeting. Each speaker shall be a resident or business owner of the City and shall be limited to three minutes. No speaker will be permitted to speak on any item scheduled for consideration on the regular docket of the meeting at which the speaker is to speak. The order of speakers, limited by the 30-minute time period, shall be determined as follows:

- a. **First, in chronological order of the notice, persons who have notified the Clerk no later than 12:00 noon of the day of the meeting,**
- b. **Second, in chronological order of their sign up, persons who have signed a sign-up sheet placed by the Clerk in the rear of the meeting room prior to the meeting removed from consent agenda**

13. Business or reports from the Mayor or other Members of City Council

14. Items removed from Consent Agenda

15. Unfinished Business

16. New Business

- a. Consideration of appointment/s to the Petersburg Redevelopment and Housing Authority Board.
- b. An ordinance to authorize the acceptance of an interest in real property located at 137 South Sycamore Street (Mckenney Library)

17. City Manager's Agenda

18. Business or reports from the Clerk

19. Business or reports from the City Attorney

20. Adjournment



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH:

FROM:

RE: City Manager's Report

PURPOSE:

REASON:

RECOMMENDATION:

BACKGROUND:

COST TO CITY:

BUDGETED ITEM:

REVENUE TO CITY:

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES:

AFFECTED AGENCIES:

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION:

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS:

1. City Managers report 7.7.2020



City of Petersburg

Office of the City Manager
135 North Union Street
Petersburg, Virginia 23803

(804) 733-2301

MEMORANDUM

Date: July 7, 2020
To: Honorable Mayor and Members of City Council
From: Aretha R. Ferrell-Benavides, City Manager
Subject: **City Manager's Report – July 7, 2020**

Budget and Procurement

- The Budget & Procurement Office has submitted for the GFOA (Government Finance Officers Association) Distinguished Budget Award.
- Negotiations pertaining to the lease of Library Café Space and Catering Services are pending based on Financials and Committee Evaluations. Negotiations are planned to begin once the Library reopens to the public.
- GovDeals has assisted in selling \$145,566.96 in City assets from 7/1/2019 – 6/18/2020.

Public Safety

- Fire-Rescue continues to assist Facilities Management with work happening within Fire Station #4.
- Operation No Guns, Safe Streets 2020: 242 illegal guns removed to date.

Public Works & Public Utilities

Poplar Lawn Fountain

- The fountain has been re - painted and all lights and pumps were replaced this Spring. Chlorine tablets and anti – algae materials were also added.
- The fountain was drained and cleaned.
- Facilities Maintenance Division (FMD) consulted with a pool and tank company to add an anti – algae mechanism to address a serious algae issue that was discovered this year.

Old Town Fountain

- A local metal worker has been consulted to see if the vandalized fountain can be repaired. If not repairable, a replacement fountain will be purchased/commissioned.
- The old fountain was 15 years old and made of molded and poured aluminum.

Fire Station #4

- All mold and asbestos remediation work has been completed.
- Upon excavation for the French Drain system large holes were discovered within the concrete under and along the north side of the building. It is assumed most of this discovered damage is due to years of sub – grade soil moisture and freeze – thaw conditions over the years.
- An expansion joint between the foundation concrete and inside wall had also deteriorated and required sealing. The concrete has been repaired and dried. A rubberized moisture barrier and sealer has been applied and stone and drain tile has been applied and covered with soil.
- Over the past weekend the drain appeared to work as intended during and after significant rainfall events. The north side of the building remained intact and dried out quickly.
- The flooring is in the process of being installed throughout the building.
- New Kitchen cabinets and a ceramic floor tile are being installed in the kitchen.
- The project should be completed by August 2020.

Annual Paving Services. (Ward - Various)

Due to age and wear/tear, many streets are in poor condition and require repaving. This project is to repave various streets within the City to improve condition and ride quality. This project should extend the life of the streets paved for 10-20 years.

- Funding Source - Street Operations
- Paving work began on June 3, 2020 and was completed on June 26, 2020.
- Paving was performed on Defense Rd., S. Park Dr., Holly Hill Dr., Glendale Av., Weyanoke Ave., N. Jefferson St., Stiles La., and Virginia Ave.
- Approximately 59,000s.y. of existing asphalt milled and approximately 5,000 tons of asphalt placed.



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH:

FROM:

RE: COVID-19 Report

PURPOSE:

REASON:

RECOMMENDATION:

BACKGROUND:

COST TO CITY:

BUDGETED ITEM:

REVENUE TO CITY:

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES:

AFFECTED AGENCIES:

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION:

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS: None



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020
TO: The Honorable Mayor and Members of City Council
THROUGH:
FROM:
RE: CAFR Update

PURPOSE:

REASON:

RECOMMENDATION:

BACKGROUND:

COST TO CITY:

BUDGETED ITEM:

REVENUE TO CITY:

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES:

AFFECTED AGENCIES:

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION:

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS: None



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH:

FROM:

RE: Fire Station Update

PURPOSE:

REASON:

RECOMMENDATION:

BACKGROUND:

COST TO CITY:

BUDGETED ITEM:

REVENUE TO CITY:

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES:

AFFECTED AGENCIES:

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION:

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS: None



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha Ferrell-Benavides, City Manager
Lionel Lyons, Deputy City Manager of Development

FROM: Reginald Tabor

RE: **A request to schedule a Public Hearing and to consider an amendment to the Comprehensive Plan, Transportation Element, to add the Bike and Pedestrian Section.**

PURPOSE: To schedule a Public Hearing and to consider an amendment to the Comprehensive Plan, Transportation Element, to add the Bike and Pedestrian Section.

REASON: The Code of Virginia requires a Public Hearing and City Council approval of amendments to the City's Comprehensive Plan.

RECOMMENDATION: It is recommended that the City Council schedules a public hearing and considers adoption of the amendment to the Comprehensive Plan, Transportation Element, Bike and Pedestrian Section.

BACKGROUND:

Sports Backers, a nonprofit organization that pursues a goal to transform greater Richmond into the most physically active community in the nation by leading the area in embracing and celebrating an active lifestyle, applied for and received a grant from the Cameron Foundation to develop a Bike/Walk plan for the City of Petersburg.

The Plan was developed over a period of more than one-year. In addition to Sports Backers, Plan development participants included the City of Petersburg Department of Planning, Friends of the Lower Appomattox River (FOLAR), the Petersburg Department of Health and the Crater Planning District. Public engagement occurred and input was received during several public events including a Bike/Walk Talk, the Donamatrix Day, and the Comprehensive Plan Kick Off event. Public input is included in the Plan document.

The developed Plan includes health impact information, Pedestrian and Bicycle Networks, related local and regional Trail efforts, recommended facility types (Buffered Bike Lanes, Bike Walk Streets, Standard bike Lanes, etc.), maintenance, funding opportunities and Implementation.

The Plan was considered by the City of Petersburg Planning Commission during their March 3, 2020 meeting, and they unanimously approved a motion to recommend that the City Council approves the Plan. If approved, the Plan will become the Bike and Pedestrian section of the Transportation Element in the City's

Comprehensive Plan.

COST TO CITY: N/A

BUDGETED ITEM: N/A

REVENUE TO CITY: N/A

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: Virginia Department of Transportation (VDOT), Commonwealth Transportation Board, Crater Planning District

AFFECTED AGENCIES: Friends of the Lower Appomattox River (FOLAR)

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: N/A

REQUIRED CHANGES TO WORK PROGRAMS: N/A

ATTACHMENTS: None



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Anthony Williams, City Attorney

FROM: Mayor Samuel Parham

RE: **A request to schedule a Public Hearing for July 21, 2020 on an Ordinance to Amend Division 2 of chapter 78 of the Petersburg Code of Ordinances and Section 78-106 of the City Code in Order to Change the Name of "Lee Memorial Park" to "Petersburg Memorial Park".**

PURPOSE: To amend the City Code to facilitate the renaming of "Lee Memorial Park" to "Petersburg Memorial Park."

REASON: A request came from the Mayor for Council to consider the renaming of "Lee Memorial Park" to "Petersburg Memorial Park."

RECOMMENDATION: Adopt the Ordinance.

BACKGROUND: The Mayor has requested that Council consider renaming "Lee Memorial Park" to "Petersburg Memorial Park."

COST TO CITY: UNK

BUDGETED ITEM: No.

REVENUE TO CITY: N/A

CITY COUNCIL HEARING DATE: 7/21/2020

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: N/A

AFFECTED AGENCIES:

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: Amends Division 2 of Chapter 78 of the Petersburg City Code and Section 78-106 of the City Code.

REQUIRED CHANGES TO WORK PROGRAMS: N/A

ATTACHMENTS:

1. lee memorial parkrev

AN ORDINANCE TO AMEND DIVISION 2 OF CHAPTER 78 OF THE PETERSBURG CITY CODE AND SECTION 78-106 OF THE CITY CODE IN ORDER TO CHANGE THE NAME OF LEE MEMORIAL PARK TO “PETERSBURG MEMORIAL PARK”

WHEREAS, the City of Petersburg owns and operates a public park that was once known as “the watershed or the Willcox Dam reservoir tract” which is comprised of *“all that portion of such tract included in the territory annexed to the city as provided in ordinance of annexation approved September 12, 1921, with the exception, however, of such property as has been sold or shall hereafter be sold by the city”* hereinafter referred to as “the Park” and

WHEREAS, the City assigned the name of the Park under Division 2 of Chapter 78 of the Petersburg City Code, specifically Section 78-106 of the City Code to be “Lee Memorial Park” and was noted to have been dedicated for use as a city park “and to the memory of General Robert E. Lee, as a testimonial to his defense of the city in the siege of 1864-65, and his greatness as a soldier and his nobility as a man” and

WHEREAS, it is the belief of Council that this name is no longer reflective of the sentiments of the populace of the City of Petersburg, and that changing the name of the park to “PETERSBURG MEMORIAL PARK” will be in furtherance of the interests of the City and its citizens.

NOW therefore be it ORDAINED that Division 2 of Chapter 78 of the Petersburg City Code and Section 78-106 of the City Code are hereby amended and re-adopted as follows:

DIVISION 2. - ~~LEE MEMORIAL~~ PETERSBURG MEMORIAL PARK

Sec. 78-106. - Establishment of ~~Lee Memorial~~ Petersburg Memorial Park; preservation.

- (a) There shall be established in the property of the city heretofore known as the watershed or the Willcox Dam reservoir tract a park, to comprise all that portion of such tract included in the territory annexed to the city as provided in ordinance of annexation approved September 12, 1921, with the exception, however, of such property as has been sold or shall hereafter be sold by the city.
- (b) The park established by this section shall be dedicated to the use of the people of the city as a park ~~and to the memory of General Robert E. Lee, as a testimonial to his defense of the city in the siege of 1864-65, and to his greatness as a soldier and his nobility as a man.~~ The park shall be known as Lee Memorial Petersburg Memorial Park.
- (c) In making improvements in ~~Lee Memorial Petersburg Memorial~~ Petersburg Memorial Park, special care shall be taken to preserve the forts, entrenchments and other fortifications erected on the park property and under the direction of General Lee, as a memorial to him and to the soldiers who served under him. historical aspects and facilities at the Park.



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha R. Ferrell-Benavides
City Manager
Lionel Lyons, Deputy City Manager of Development

FROM: Carthan Currin, Director of Economic Development, Kelly Evko, Assistant to the City Manager

RE: **A resolution to authorize the City of Petersburg to apply for an Industrial Revitalization Fund Grant in the amount of \$600,000.00 for the Hotel Petersburg Project**

PURPOSE: To facilitate additional funding requested by the developer of the Petersburg Hotel Project at 20 W. Tabb Street.

REASON: For the Rehabilitation of 20 Tabb Street into a Downtown Boutique Hotel that will serve as an anchor destination in support of ongoing revitalization efforts and is expected to enhance revenues and traffic downtown.

RECOMMENDATION: Approve Resolution.

BACKGROUND: The developer is working to restore the Hotel Petersburg at 20 W. Tabb Street which dates back to 1915 and designed by Charles Robinson into a 68 room boutique hotel which would include exquisite dining, meeting/banquet space.

The Industrial Revitalization Fund helps to fill a void in funding. The Industrial Revitalization Fund (IRF) is managed by the Department of Housing and Community Development. The ultimate intent of the IRF program is to fund shovel-ready projects that will act as a catalyst to spark additional private investment and job creation in distressed areas that have been targeted for economic development and community revitalization as part of a larger economic restructuring or economic development strategy. The Hotel will represent an anchor of new economic vitality for the downtown district. The Developer plans to use owner equity as the match for the Industrial Revitalization Loan.

COST TO CITY: 0

The developer plans to provide the match from owner equity.

BUDGETED ITEM:NA

REVENUE TO CITY:

New Sales and Use Tax revenue beginning with the opening of the Hotel Petersburg, associated other revenue from the project including, meals, lodging and increased Real Estate Taxes.

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: Department of Housing and Community Development

AFFECTED AGENCIES: Economic Development, Tourism

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: This resolution is in keeping with council resolution of support for the Hotel Petersburg passed on May 5, 2020.

REQUIRED CHANGES TO WORK PROGRAMS: N/A

ATTACHMENTS:

1. IRF Resolution
2. DHCD Industrial Reveitalization Fund

A RESOLUTION TO AUTHORIZE THE CITY OF PETERSBURG TO APPLY FOR AN INDUSTRIAL REVITALIZATION FUND GRANT IN THE AMOUNT OF \$600,000.00 FOR THE HOTEL PETERSBURG PROJECT

WHEREAS, the Department of Housing and Community Development (“DHCD”) offers funding through an Industrial Revitalization Fund (“IRF”) Program that enables localities or their respective Economic Development Authorities to apply for grant funding which may in turn be issued as a loan to private developers for approved projects upon terms determined by DHCD; and

WHEREAS, Petersburg City Council has previously adopted a Resolution of support for the Petersburg Hotel Project (“the Project”) through Tabb Street Development, LLC in relation to a GAP Financing through the Virginia Tourism Development Financing Program; and

WHEREAS, Eleven Million Nine Hundred Thousand Dollars (\$11,900,000) be expended on this project, and it is projected that a minimum of 50 full-time and 30 part-time positions will result from the implementation of the project, as well as increased tourism and expenditures at area shops, attractions and restaurants, and an increase in tax revenues associated with these expenditures; and

WHEREAS, Tabb Street Development, LLC is requesting consideration for an additional \$600,000.00 in funding through the IRF Program as described herein to facilitate their completion of the Project; and

WHEREAS, the City believes that facilitating such funding would be in furtherance of the best interests of the City of Petersburg.

NOW therefore be it RESOLVED that, City Manager, through her designee, is authorized to apply for \$600,000 of Industrial Revitalization Funds for the Project for the rehabilitation of 20 W. Tabb Street into a Downtown Boutique Hotel that will serve as an anchor destination in support of ongoing revitalization efforts.

DHCD Industrial Revitalization Fund (IRF)

The Industrial Revitalization Fund helps to fill a void in funding. The Industrial Revitalization Fund (IRF) is managed by the Department of Housing and Community Development. The ultimate intent of the IRF program is the fund shovel-ready project that will act as a catalyst to spark additional private investment and job creation in distressed areas that have been targeted for economic development and community revitalization as part of larger economic restructuring or economic development strategy. The Hotel Petersburg will represent an anchor of new economic for the downtown district.

DHCD will issue an IRF GRANT/LOAN under the following conditions: • The property is owned by a private, for-profit entity and the end-use will be owned by a private, for-profit business. • Financing to complete the entire project as specified in the IRF application has been secured as evidenced by formal letters of interest, term sheets, or commitment letters.

- IRF Grant/Loans may be funded as a grant to the applicant local government (or local Development Authority), who will in turn make a loan to the for-profit entity. The following standard terms and conditions will apply to all projects unless DHCD determines that a regionally significant project requires more favorable terms. The terms of the loan must be agreed to by DHCD.
 - o Interest Rate: 2.5%
 - o Amortization: 10 Years
 - o Environmental Review
 - o DHCD will require an executed performance agreement with the developer
- If the locality is unwilling to manage the loan, or, by DHCD's determination, unable to manage the loan, the loan may be underwritten by Virginia Community Capital (VCC). In this case, VCC will require a commitment fee of 1% (50% due within 14 days of execution of IRF loan performance agreement and the remainder at IRF closing).



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha Ferrell-Benavides, City Manager

FROM: Wayne Crocker

RE: **A request to schedule a public hearing for an ordinance to amend and re-adopt provisions of Chapter 30 of the Petersburg City Code pertaining to cemeteries and the re-establishment of the Perpetual Care Fund Committee through the adoption of Section 30-2.**

PURPOSE: To amend the Petersburg Code of Ordinances to include Section 30-2.

REASON: To re-establish a board consistent with the former Article VII Sections 13-83 et. seq. to act in the capacity of the former “Sinking Fund Commissioners” to oversee the allocation, maintenance, and disbursement of the funds.

RECOMMENDATION: To schedule a public hearing for the July 21, 2020.

BACKGROUND: A perpetual care fund was previously established by the City of Petersburg, Virginia between years 1951 and 1963 for Blandford Cemetery and in furtherance thereof, City Council had previously adopted ordinances in Article VII Sections 13-83 et. seq. to create and operate a board known as the “Sinking Fund Commissioners” to manage and authorize the use and release of said funds for Cemetery maintenance.

COST TO CITY: None

BUDGETED ITEM: No

REVENUE TO CITY: Unknown

CITY COUNCIL HEARING DATE: 7/7/2020

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: None

AFFECTED AGENCIES: Cemetery Office Operations

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: Petersburg City Code, Section 30

REQUIRED CHANGES TO WORK PROGRAMS: None

ATTACHMENTS:

1. Cemetery Ordinance-finalx(2)

AN ORDINANCE TO AMEND AND RE-ADOPT PROVISIONS OF CHAPTER 30 OF THE PETERSBURG CITY CODE PERTAINING TO CEMETERIES AND THE RE-ESTABLISHMENT OF THE PERPETUAL CARE FUND COMMITTEE THROUGH THE ADOPTION OF SECTION 30-2

WHEREAS, §15.2-1121 of the Code of Virginia authorizes localities to own, operate, and maintain municipal cemeteries within their respective jurisdictions; and

WHEREAS, the City owns, operates, and maintains two municipal cemeteries in the City of Petersburg – Blandford Cemetery and Peoples Memorial Cemetery; and

WHEREAS, §54.1-2316 of the Code of Virginia provides that it shall be unlawful to sell or offer for sale in the Commonwealth any grave or entombment right in a cemetery and represent that such will be perpetually cared for unless adequate provision for the perpetually cared for including but not limited to the establishment of a perpetual care fund in a Virginia trust company or trust subsidiary or a federally insured bank or savings institution doing business in the Commonwealth; and

WHEREAS, this fund is perpetuated by certain fees which are affixed at the time of purchase of burial plots, said amounts being thereafter deposited into the fund for future use in the perpetual care of the respective burial plots; and

WHEREAS, when the City acquired Peoples Memorial Cemetery, the cemetery was full and no burial plots have been sold by the City for this cemetery nor have any perpetual care funds been collected by the City with respect to this cemetery; and

WHEREAS, a perpetual care fund was previously established by the City of Petersburg, Virginia between years 1951 and 1963 for Blandford Cemetery and in furtherance thereof, City Council had previously adopted ordinances in Article VII Sections 13-83 *et. seq.* to create and operate a board known as the “Sinking Fund Commissioners” to manage and authorize the use and release of said funds for Cemetery maintenance; and

WHEREAS, on December 31, 2011, City Council repealed Article VII Sections 13-83 *et. seq.* effectively disbanding the “Sinking Fund Commissioners”; and

WHEREAS, since disbanding the “Sinking Fund Commissioners” the City has and continues to use its General Funds to cover the costs of maintenance for the cemeteries; and

WHEREAS, the funds remaining in the perpetual care fund account(s) have not been used since disbanding the “Sinking Fund Commissioners”; and

WHEREAS, the City Attorney has contacted the Virginia Cemetery Board and confirmed that the City is exempt from the Code of Virginia cemetery licensure requirements and regulation pursuant to §54.1-2312(a) including but not limited to the requirement for state approval of such board appointments; and

WHEREAS, it is the wish of Council to re-establish a board consistent with the former Article VII Sections 13-83 *et. seq.* to act in the capacity of the former “Sinking Fund Commissioners” to oversee the allocation, maintenance, and disbursement of the funds.

NOW therefore be it ORDAINED that the Petersburg Code of Ordinances is hereby amended and re-adopted to include Section 30-2 as follows:

Sec 30-2. Perpetual Care Fund.

- (a) A perpetual care fund is continued for the care of the Blandford Cemetery.
- (b) No lot or grave space shall be sold without the purchase of perpetual care in an amount set by City Council sufficient in amount to maintain the lot or grave space on the interest received from such principal perpetual care amount.
- (c) Such sums received for perpetual care shall be deposited in the depository accounts of the City as designated for perpetual care for the Blandford Cemetery.
- (d) To this fund shall be added any contributions or grants which may be received and designated for the purpose of augmenting the fund.
- (e) Any contribution or grant which shall be received for this fund shall be added to the fund established in this section and invested in accordance with subsection (c) of this section.
- (f) The City Council shall constitute trustees of the perpetual care fund so established and, as such, shall have full power to invest and reinvest such funds, in accordance with Code of Virginia, 2.2-4600 *et seq.*
- (g) Unless otherwise designated by Council, the City Treasurer shall be the custodian of the perpetual care fund, but shall not have the authority to invest, reinvest, or move said funds without the consent and under the direction of City Council. The Treasurer shall maintain said funds only in accounts authorized by City Council in accordance with the provisions of Section 3:13 of the City Charter and shall allow such officers designated by Council full access to review all balances and other account information associated with said fund.
- (h) All interest from the perpetual care fund shall be placed into the general fund operating account for use in the **operating**, maintenance and upkeep of Blandford Cemetery.



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha Ferrell-Benavides, City Manager
Lionel Lyons, Deputy City Manager of Development

FROM: Reginald Tabor

RE: **A Public Hearing and consideration of the rezoning request of adjacent parcels at 2045 Squirrel Level Road from A- Agriculture to M-2 Heavy Industrial, and 2100 Defense Road from R-1 Single Family Residential to M-2 Heavy Industrial.**

PURPOSE: To hold a public hearing and to consider the rezoning of adjacent parcels at 2045 Squirrel Level Road from A-Agriculture to M-2 Heavy Industrial, and 2100 Defense Road from R-1 Single Family Residential to M-2 Heavy Industrial.

REASON: To receive public comment and to consider the request to rezone property.

RECOMMENDATION: It is recommended that the City Council holds a public hearing and considers the request to rezone adjacent parcels at 2045 Squirrel Level Road from A-Agriculture to M-2 Heavy Industrial, and 2100 Defense Road from R-1 Single Family Residential to M-2 Heavy Industrial.

BACKGROUND: The City of Petersburg received a request from the Roslyn Farm Corporation, to rezone property owned by the Corporation, that includes adjacent parcels at 2045 Squirrel Level Road, Parcel #070-050002, from A-Agriculture to M-2 Heavy Industrial, and 2100 Defense Road, Parcel #070-050800, from R-1 Single Family Residential to M-2 Heavy Industrial, to accommodate industrial development.

The property is located adjacent to Inland Container/International Paper at 2233 Wells Road, Parcel #076-020001, zoned M-1, Light Industrial, and across Squirrel Level Road from Four Square Industrial Contractors at 1 Four Square Industrial Dr, Parcel #071-070010, zoned M-1.

The property owner stated that an easement along Defense Road would not allow for access to the property on the North boundary, therefore, access to the property would be from Squirrel Level Road, the West boundary.

The City of Petersburg Planning Commission considered the request during the March 4, 2020 Commission meeting, then continued the item.

Staff recommendations included, approval of the rezoning request to the Roslyn Farm Corporation conditioned that the owner/developer at the time of the development review/site plan process, be required to

conduct the necessary studies and make the necessary improvement to address system adequacy for utilities, traffic/transportation and right-of-way for which they may not otherwise be obligated through the by-right development process.

In addition, the owner/developer may have to comply with other reasonable conditions that may be necessary for the protection of the community, which may not ordinarily be required through the by-right development process.

The Planning Commission considered the request during the June 3, 2020 Commission meeting and voted to recommend approval of the rezoning, with staff recommendations and the requirement that trees along Defense Road and Halifax Road boundaries be maintained.

COST TO CITY: N/A

BUDGETED ITEM: N/A

REVENUE TO CITY: Potential increased real estate and other tax revenue from property development.

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: N/A

AFFECTED AGENCIES: Department of Planning and Community Development

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: City of Petersburg Code Zoning Ordinance

REQUIRED CHANGES TO WORK PROGRAMS: N/A

ATTACHMENTS:

1. 0707_2020ProposedRezoning
2. 0603_2020RezoningRequest2045SquirrelLevelRd2100DefenseRd

City Council Public Hearing July 7, 2020

Proposed Rezoning

Planning Commission

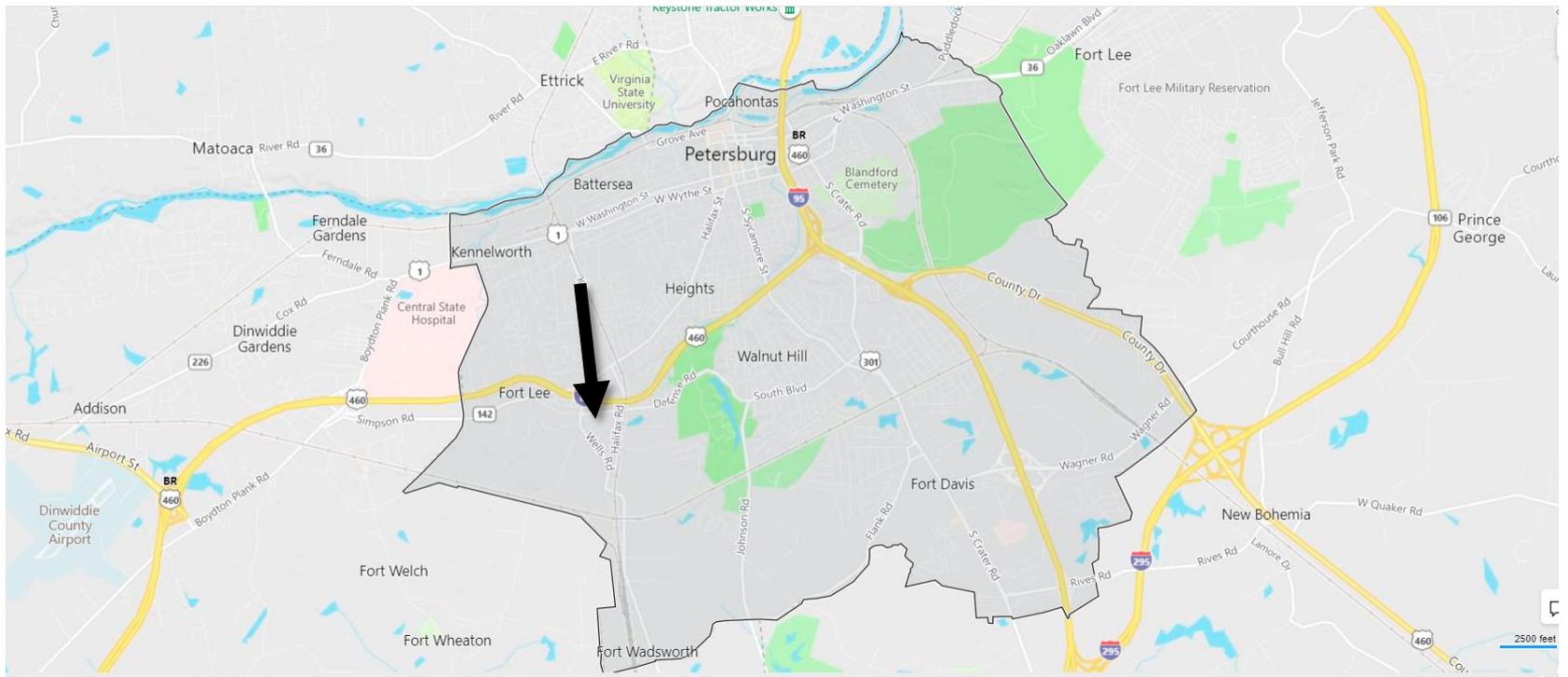
Public Hearing 1 - June 3, 2020

Request from Roslyn Farm Corporation

- To rezone two adjacent parcels to accommodate Industrial development:
- As required:
 - Signs were posted February, 2020
 - Ads were submitted May 20, 2020 and May 27, 2020
 - 9 Adjacent Property Notifications were sent

2045 Squirrel Level Road		
From: A – Agriculture	To: M-2 Heavy Industrial	12.17 Acres
2100 Defense Road		
From: R-1 – Single Family Residential	To: M-2 Heavy Industrial	16.67 Acres (Portion)

Parcel Locations



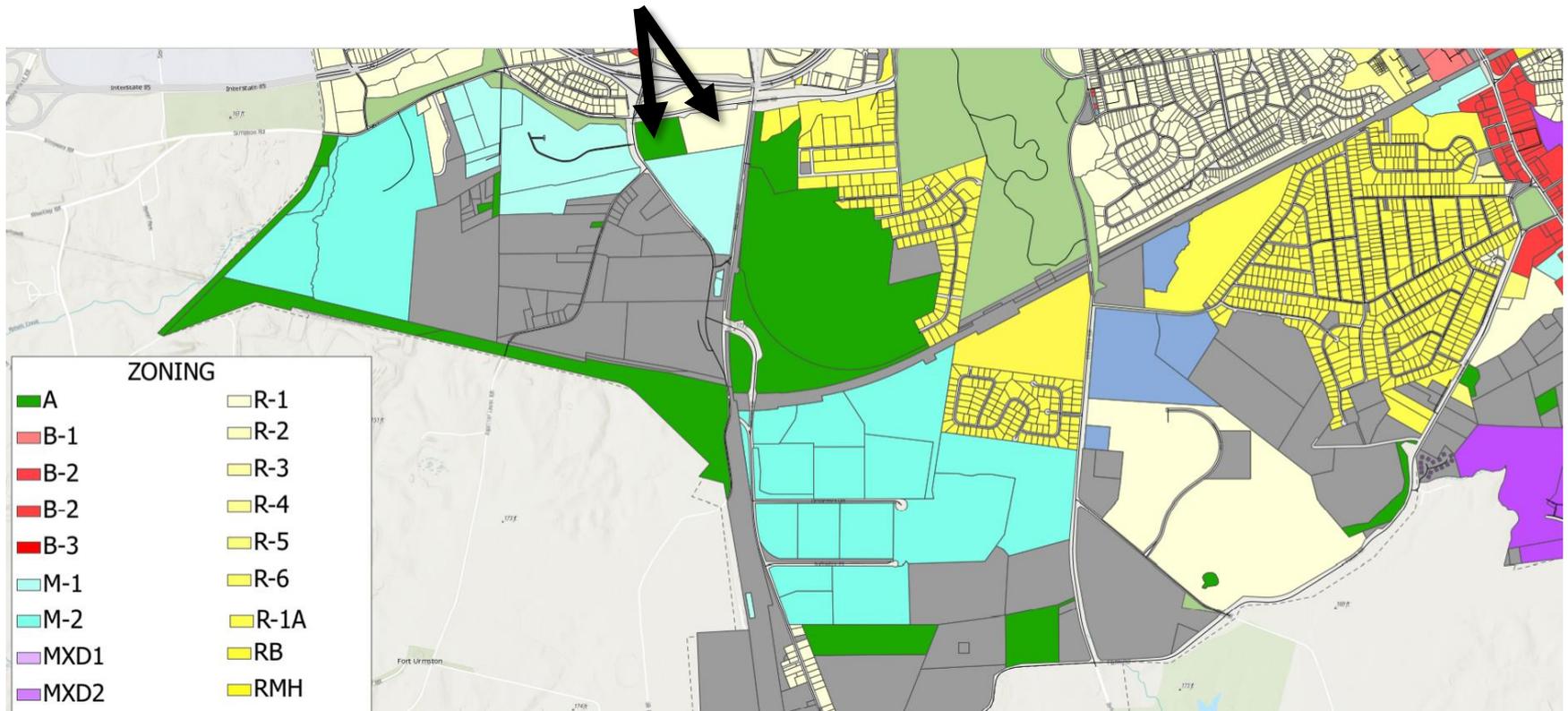
Parcel Locations



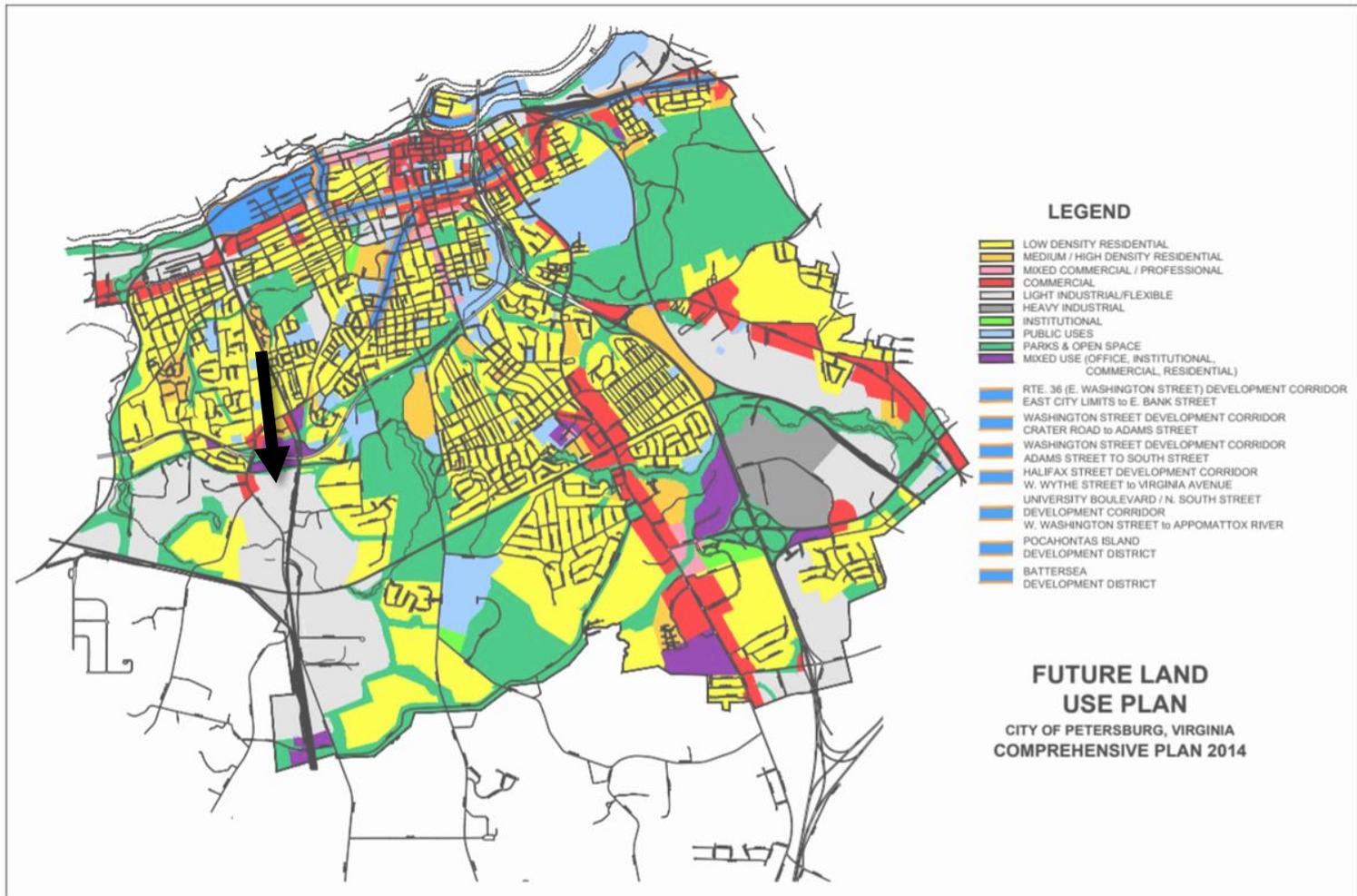
Parcel Locations



Current Zoning – A and R-1



Comprehensive Plan Future Land Use Plan



Comprehensive Plan

Future Land Use – Industrial and Commercial



Aerial View Looking South



Squirrel Level Road Looking North



Squirrel Level Road Looking South



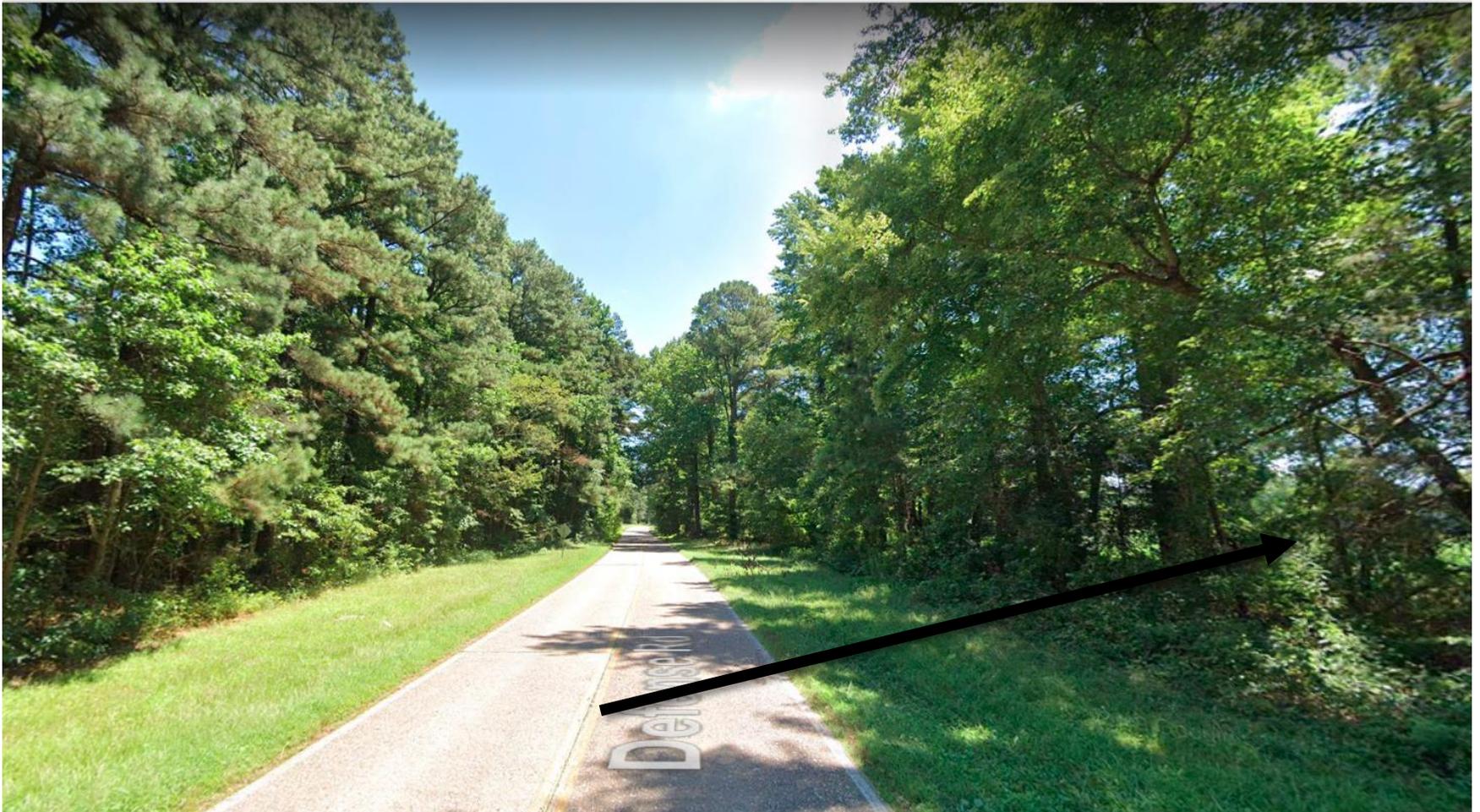
Intersection Defense Rd and Squirrel Level Rd Looking South



Intersection Defense Rd and Squirrel Level Rd Looking East



Defense Road Looking East



Defense Road Looking West



Halifax Road Looking South



Halifax Road Looking North



RECAP OF REZONING CASE 20-REZ-01 MARCH 4, 2020 PLANNING COMMISSION MEETING

- Request from Nick Walker of Roslyn Farm Corporation to rezone 2045 Squirrel Level Road, T.P. # 070-050002, from the A, (Agricultural) and a portion (16.67 acres) of 2100 Defense Road, T.P. #070-050001, from R-1 (Single Family Residence) districts to the M-2 (Heavy Industrial) district for an Industrial user.
- Property is vacant.
- Proposed to rezone 28.51 acres. Currently, the property is split w/ two zoning classifications, Agricultural and Residential. Request is to rezone the property to the M-2 (Heavy Industrial) zoning designation.
- Current zoning allows the undeveloped land, and activities generally considered rural in nature, crop, dairy or tree farming, the raising of cattle and poultry, and other activities normally compatible with rural or agricultural environments.
- The residentially zoned designation provides for single family residential development of spacious character and accessory uses as may be necessary or are normally compatible with residential surroundings.
- The proposed zoning designation of M-2, Heavy Industrial would permit a range of light and heavy industrial uses, such as manufacturing, trucking, storage, warehousing and production operations. The traffic associated with these uses can range depending on the extent of the use. These uses typically have a lot of truck and vehicular traffic. It is reasonable to expect congestion during shift changes and during the day with deliveries.
- At the previous meeting, a user for the property had not been determined or disclosed. The purpose of the request for rezoning is for the owner to attract an industrial user.
- The proposed location is in proximity to industrial users and commercial businesses. It is close to the highway (I-85) and railroad network and other industrial uses. The M-2, zoning district allows for distribution activities.
- The rezoning of the subject property would only allow those uses by-right. If a use is deemed objectionable as defined in the Zoning Ordinance or as determined by the Zoning Administrator that use will require review and approval by the Planning Commission and City Council. *** It should be noted that there have been other rezoning cases that were M-1c (Light Industrial w/conditions) where a specific user and business was identified during the time of the rezoning request. In, that case the owner was trying to attract an industrial user and was requesting the M-2 Heavy Industrial zoning to facilitate that deal. The zoning allowed for a range of uses. ***
- Citizen opposition to the request as it related to giving a “blanket approval” for a potential user with whom the people/citizens who lived in the subject area would have to contend with possible noise, odors, fumes, traffic etc.... There are several M-2, zoned properties all around the area near the site.
- Citizen suggested that the applicant disclose the potential user to give the community peace of mind in knowing who their (business) neighbor may be and what activity they would be favorably accepting. Trying to make a conscientious decision.
- The Planning Commission Vice-Chair was confused by why the user did not want to disclose who they are but stated she understood if it were a matter of competitive advantages.
- Matter was tabled and a motion was made to continue the case in 60 days.
- ***** CORONAVIRUS *****

REZONING CASE 20 – REZ -01 COVER SHEET
PROPOSED PROFFERED CONDITIONS
2045 SQUIRREL LEVEL RD & 2100 DEFENSE ROAD

Rezoning Proffer Proposal

Parcel ID: 070 050002, 070 050800– together identified as “Property”

City of Petersburg

Current Zoning: A-1 (070 050002), R-1 (070 050800)

Proposed Zoning: M-2 with conditions

Roslyn Farm Corporation, owner of the above listed properties is pleased to present the following proffers for consideration under the rezoning application of those parcels. Proffers will convey with the property for future development.

- The uses on the Property shall include all M-2 “Heavy Industrial” uses with the exception of the following which will be restricted. These restrictions can be reversed through proper review and procedures of the Planning Commission and City Council in the future.
 - o Explosives and explosive storage
 - o Mineral quarrying and extracting
 - o Nitrates of an explosive nature
- Any outdoor storage will be properly screened from public road and approved by the City of Petersburg at Site Plan review.
- Except for the lighting inside building(s), any lighting installed on the Property shall be directed downward and inward to the site to avoid casting lighting on adjacent properties or into the night sky.
- Building restrictions will be followed as identified in City of Petersburg zoning ordinances.

PLANNING COMMISSION STAFF REPORT
2100 Defense Road and 2045 Squirrel Level Road
Rezoning CASE 20-REZ-01
Nick Walker (Roslyn Farm Corporation, Applicant)

Request:

Request of Nick Walker of Roslyn Farm Corporation to rezone 2045 Squirrel Level Road, T.P. 070-050002 and a portion (16.67 acres) of 2100 Defense Road, T.P. 070-050001, from the A (Agricultural) and R-1 (Single Family Residence) districts to the M-2 (Heavy Industrial) district for an Industrial use..

Project Summary & Background Information:

The property is vacant and is a part of a larger tract of land, which extends west of Defense Road and further west of I-85. The portion of the parcel to be rezoned is located east of Defense Road, north of Squirrel Level Road, west of Halifax Road and south of the Seaboard Coast Line railroad.

Roslyn Farms Corporation is the owner of the property is proposing to rezone 28.51 acres. Currently, the property is split the Agricultural designation and the Residential zoning designations. The request is to rezone this acreage to the M-2 (Heavy Industrial) zoning designation.

The current zoning allows for large parcels of undeveloped land, and activities generally considered rural in nature, crop diary, or tree farming, the raising of cattle and poultry, and other activities normally compatible with rural or agricultural surrounds. The residential zoning designation provides for single family residential development of relatively spacious character, together with such public buildings, schools, churches, public recreational facilities and accessory uses as may be necessary or are normally compatible with residential surroundings.

The proposed zoning designation is M-2 which is the Heavy Industrial zoning designation. This designation permits a range of light and heavy industrial uses, such as manufacturing, trucking, storage, warehousing, and production operations. Typically these uses have a lot of truck and vehicular traffic. This traffic can range depending on the extent of the use. In addition, it is reasonable to expect congestion during shift changes and during the day with deliveries.

The use has not been determined. The purpose of rezoning is for the owner to attract an industrial user.

The location is excellent for commercial and industrial businesses as it's close to the highway and railroad network, as well in close proximity to other industrial uses.

The other rezoning cases that were M1c were specific to a user and business that was identified during the time of the rezoning request. In this case, the owner is trying to attract an industrial user and has requested the M-2 heavy industrial zoning to facilitate that deal. This zoning allows for a greater net to be cast as it allows a range of uses.

This rezoning request would only allow by-right development. If a use is deemed objectionable as defined in the Zoning Ordinance or as determined by the Zoning Administrator that use will require review and approval by the Planning Commission and City Council.

The development of this land would open up an opportunity for additional jobs, and taxes for the City of Petersburg. Agricultural zoned land provides very little taxes to the City, if any at all.

Existing Uses and Zoning:

The parcels to the east of this site was rezoned to M-1 with conditions in 1990. The parcel south of Squirrel Level Road was rezoned to M-1c in 1996 and in 1997, the parcel along Wells Road where Squirrel Level Road splits was also rezoned to M-1c.

The parcels to the north of the Seaboard Atlantic Railroad are zoned R-1 and R1-A. Just east along Dodson Road the properties are zoned Agricultural. The City's Industrial Park is north of this parcel of land.

Comprehensive Plan:

The Comprehensive Plan identifies this area as open green space. However, a future update would have this area as industrial, because of its close proximity to the highway and the railroad.

The City is not interested in property remaining as Agricultural unless it is currently being used as a farm or a similar business.

The Residential zoning would have a lower impact and need for infrastructure, but a lot of the parcels in this general area have all been rezoned from A and R to Industrial. Therefore, industrial zoning is appropriate and compatible to the existing parcels that have been rezoned for industrial purposes.

Public Input:

Our office has received a few inquiries concerning what is being proposed at this location.

Recommendation:

Staff received a memo from DPW concerning the proposed rezoning (attached), and one of their concerns was to make sure during the Site Plan Review Process, the appropriate improvements will be made to support this development.

Staff recommends approval of the rezoning request to the Roslyn Farm Corporation conditioned that the owner/developer, at the time of the development review/site plan process, be required to conduct the necessary studies and make the necessary improvement to address system adequacy for utilities, traffic/transportation and right-of-way for which they may not otherwise be obligated through the by-right development process.

In addition, the owner/developer may have to comply with other reasonable conditions that may be necessary for the protection of the community, which may not ordinarily be required through the by-right development process.

The recommendation is written in this manner because the owner doesn't know who the tenant will be at this time. However, at such time that the owner has a tenant, the use may be permitted by-right and will not be subject to review/and or approval by the Planning Commission or City Council.

This will allow the City staff to require improvements that are dictated by the use; despite the fact that an ordinance or code may not have it spelled out as a requirement.

Rezoning Request – 2020-REZ-01

Petersburg Department of Public Works and Utilities

Public Utilities - Water/Sewer

Staff Contact: Andrew J. Barnes, P.E.

804-733-2356

abarnes@petersburg-va.org

Background:

The applicant, Roslyn Farms Corporation, is requesting to rezone 2 parcels (PIDs: 070-050001 – part of, south of Defense Road; and 070-050002), with total land area of approximately 28.51 Acres, from existing A (Agricultural District), to M-2 (Heavy Industrial).

The properties are in the mid-west portion of the City, immediately south of I-85 and west of Halifax Road.

The applicant has not disclosed any proposed or anticipated uses and has not submitted a general development plan.

Existing Infrastructure:

The properties are abutted by existing 12" waterlines within both Squirrel Level Road to the west and Halifax Road to the east. The developer should plan to construct a 12" waterline connecting the existing 12" lines.

The parcels will draw on water storage provided by the Halifax Tank and the Industrial Park Tank. Existing users in the City's industrial park are highly sensitive to levels in the Industrial Park Tank; the developer will need to address adequacy of existing local storage relative to the proposed use.

Existing 12" Sanitary Sewer is available in Squirrel Level Road and public sewer will have to be extended to serve the easternmost parcel. The development is at a hydraulically remote location within the natural sewer shed that drains to the City's Main Pump Station. The developer will need to address adequacy within the existing downstream sewer conveyance system.

The existing site topography is flat and should not be developed in such a manner as to require a sewer pump station.

Impacts:

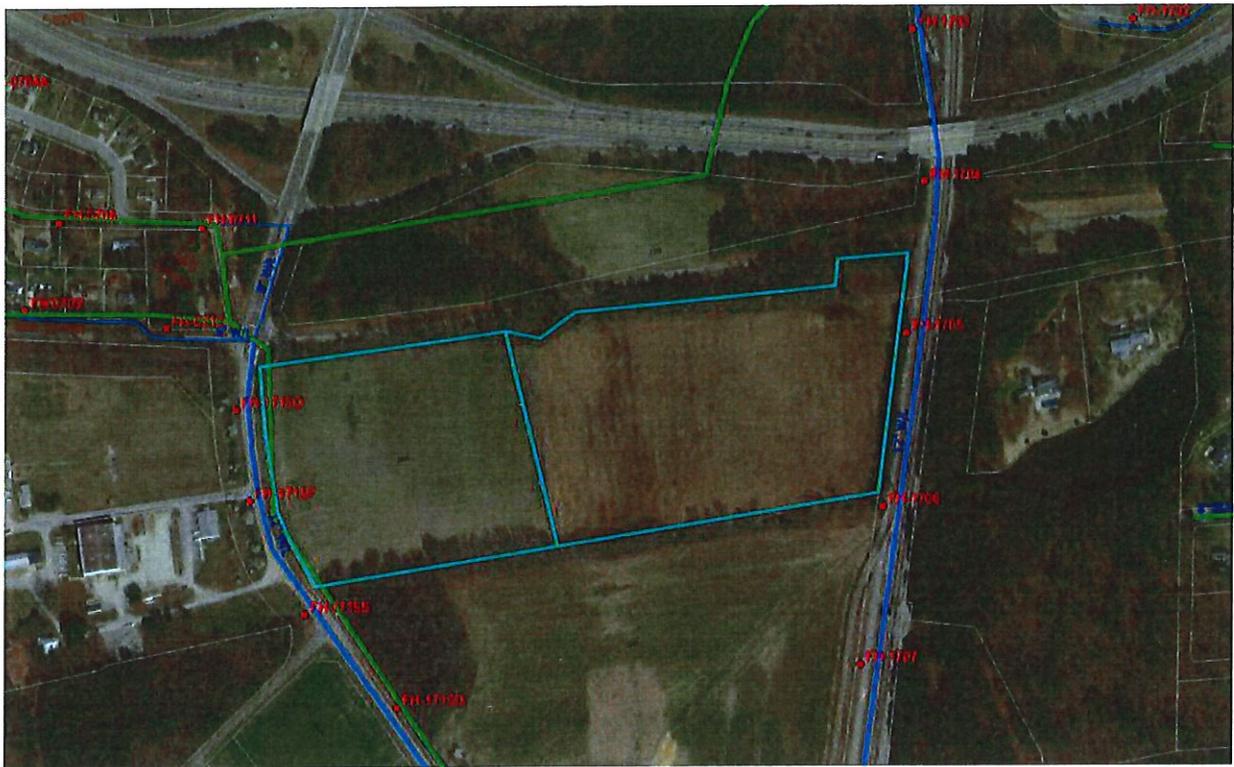
The properties are currently vacant/undeveloped on the north side of Defense Road and agricultural fallow (plowed, unplanted) on the south side of Defense Road. In its current state of development, the property has no usage of the public water and sewer utility systems. If developed under the existing 'A' zoning, the property could be developed as follows:

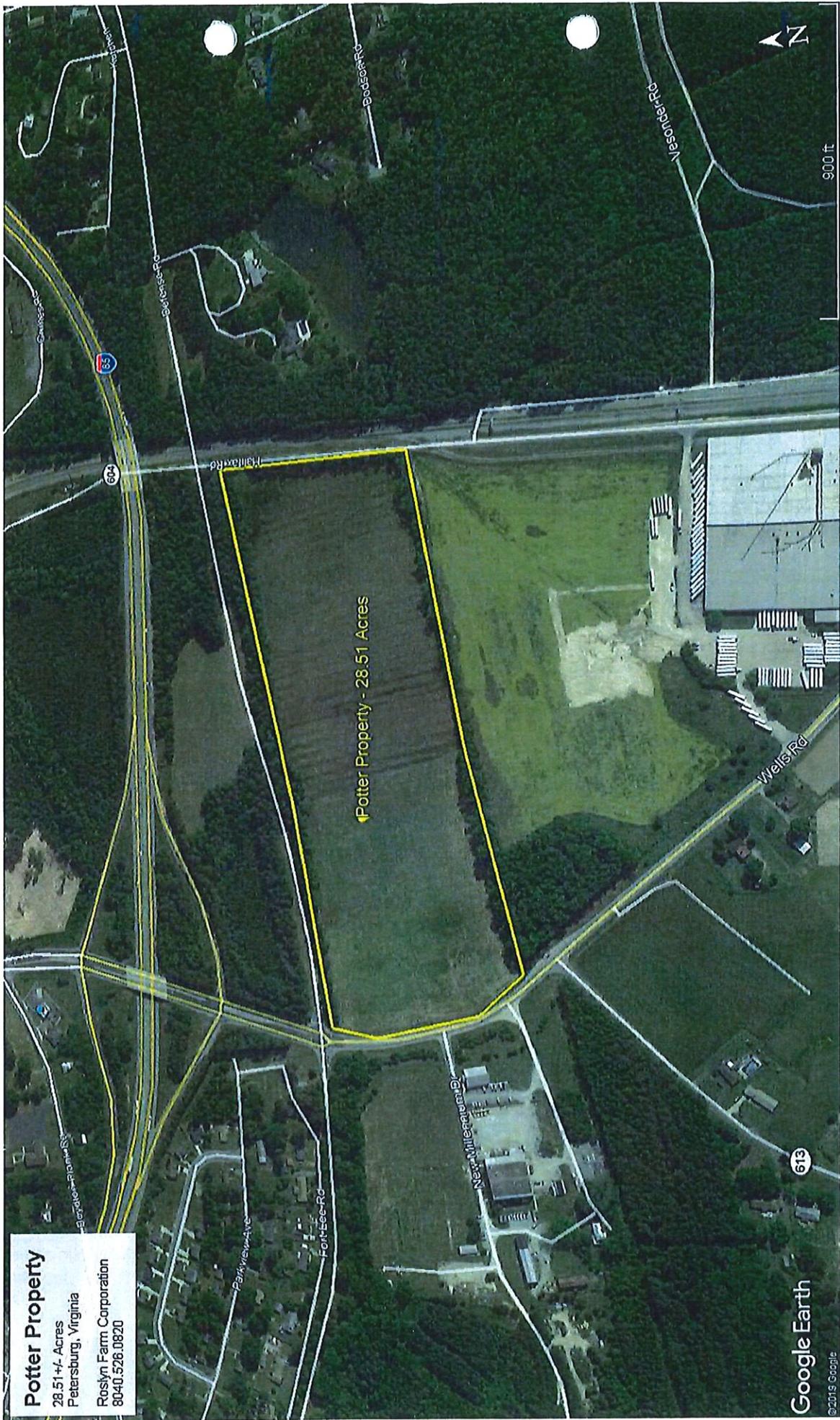
- Single family dwellings per parcel
- Agricultural/Farm Use
- Low intensity, non-commercial recreation or community uses (club house, parks, etc.)

Per the Zoning Ordinance, 'M-2' Heavy Industrial would provide for by-right development of most heavy and light industrial uses permitted within the City. Current heavy industrial developments within the City constitute some of the most intense users of public water and wastewater.

Proposed rezoning and subsequent development of the site -- to the fullest extent of the proposed M-2 rezoning -- has the ability to adversely affect the City's water and wastewater systems to a currently unknown degree.

Public Utilities has expressed this concern directly to the applicant. The applicant has committed to addressing the adequacy of public utilities at the development review stage. Public Utilities supports this rezoning case on the condition that the owner/developer, at the time of development review process, be required to conduct the necessary studies and make necessary improvements to address system adequacy, for which they may not otherwise be obligated through by-right development process.





Potter Property

28.51 +/- Acres
Petersburg, Virginia
Roslyn Farm Corporation
804.0.526.0820

Google Earth

©2015 Google

Applicant: Roslyn Farm Corp.
P.O. Box 727
Col. Heights, VA 23834

PETITION FOR REZONING OR SPECIAL USE PERMIT

RETURN TO: DEPARTMENT OF PLANNING (CITY HALL, THIRD FLOOR, ROOM 304) WITH THE FILING FEE: \$1,500 (CHECK/MONEY ORDER/CASH) AT THE TIME OF SUBMITTAL

A. Property Information

1. Roslyn Farm Corporation, do hereby petition to rezone the following described properties

from zoning district A to zoning district M-2 to permit _____
R-1
Industrial Use Development

2. Legal Description: (Use attachment if necessary) - Identify proposed Use

Parcel ID # 070-050002 – 11.84 Acres

Portion of Parcel ID # 070-050001 (16.67 acres shown as Parcel 2 on the attached survey)

3. Tax Parcel Identification Number(s):

Map

Block

Lot

070

05

0002

Portion of

070

05

0001

4. Current Street Address(es): - (if assigned)

2045 Squirrel Level Road and a portion of 2100 Defense Road

5. Approximate Area: 1,242,650.36 sq. ft. 28.51 acres

6. Public Street Frontage 203.12' ft. on Squirrel Level Road & 1,732.76 ft. on Defense Road

7. A boundary plat of this property outlining the area to be rezoned shall be attached to this petition.

8. The following deed restrictions may affect the use of this property:

none proposed

9. Brief:

Said deed restrictions will expire on : N/A

B. JUSTIFICATION FOR REZONING

1. The proposed change in zoning is necessary for the preservation and enjoyment of a substantial property right because: (A detailed statement of reasons why the proposed rezoning should be granted).

Increased interest in industrial development in this area of the city of Petersburg. Proximity to I-85 and major rail line promotes industrial development without impacting large residential areas. Surrounding properties are zoned for industrial use and this rezoning request is in line with City of Petersburg Comprehensive Plan.

2. The material impact of the proposed rezoning will not be detrimental to the public welfare of the City nor to adjacent property owner(s) or properties located within the nearby vicinity because: (Specify reasons to substantiate this statement).

Surrounding properties and businesses are already industrial uses. Easy I-85 access without driving thru residential or major commercial areas. Major rail is available adjacent to the property for connectivity if required by future development.

3. The proposed rezoning will be advantageous to the City and benefit the welfare of the general public because: (Specify reasons to substantiate this statement).

Increased development brings more jobs and taxable revenue to the City of Petersburg. Property is currently agricultural field that does not bring any additional taxes and minimal job opportunities to the City of Petersburg and its residents. Industrial development is surrounding the property with limited new industrial property available for development.

4. The proposed rezoning is necessary because suitable property for the proposed use is not presently situated within required existing zoning districts. (Specify reasons for this determination).

Large industrial properties are limited in this area of the City of Petersburg along I-85. Petersburg Industrial Park is near full capacity with limited ability to expand. Rezoning this property for Industrial development creates opportunity to bring businesses into the City of Petersburg for job creation and business development opportunities.

C. CERTIFICATION:

The undersigned applicant certifies that: (He) (She):

 X (a) Is the owner or lessee or agent specified in writing, for

 (b) Possesses a proprietary interest in: (contract or option agreement)

the property(ies) identified within this PETITION FOR REZONING; and that the foregoing answer and statements herein contained and all other information herewith submitted are in all respects true and correct to the best of (his) (her) knowledge and belief.

APPROVED

Signed: _____

Mailing Address: P.O. Box 727
 Colonial Heights, VA 23834

City Attorney

Phone Number: 804.526.0820

TO BE FILED IN TRIPLICATE (3-SETS) IN THE PLANNING DEPARTMENT, CITY HALL

ACTION RECORD

Date Filed (with Planning Department) _____

Date of Planning Commission Public Hearing _____

Planning Commission Action(s) _____

Date of City Council Hearing: _____

City Council Action(s): _____

PETITION FOR ZONING CHANGE

Property Owner(s): Adjacent to Affected Property

NAME(S)

Address(es)

Inland Container Company

2333 Wells Road

Petersburg, VA 23805



Card 1 of 1

Location 2045 SQUIRREL LEVEL RD	Property Account Number	Parcel ID 070-050002
---------------------------------	-------------------------	----------------------

Old Parcel ID --

Current Property Mailing Address

Owner ROSLYN FARMS CORPORATION	City COLONIAL HEIGHTS
Address PO BOX 727	State VA
	Zip 23834
	Zoning A

Current Property Sales Information

Sale Date 10/4/2007	Legal Reference 2007-5442
Sale Price 350,000	Grantor(Seller)

Current Property Assessment

Year 2019	<u>Card 1 Value</u>
	Building Value 0
	Xtra Features Value 0
Land Area 12.170 acres	Land Value 342,000
	Total Value 342,000

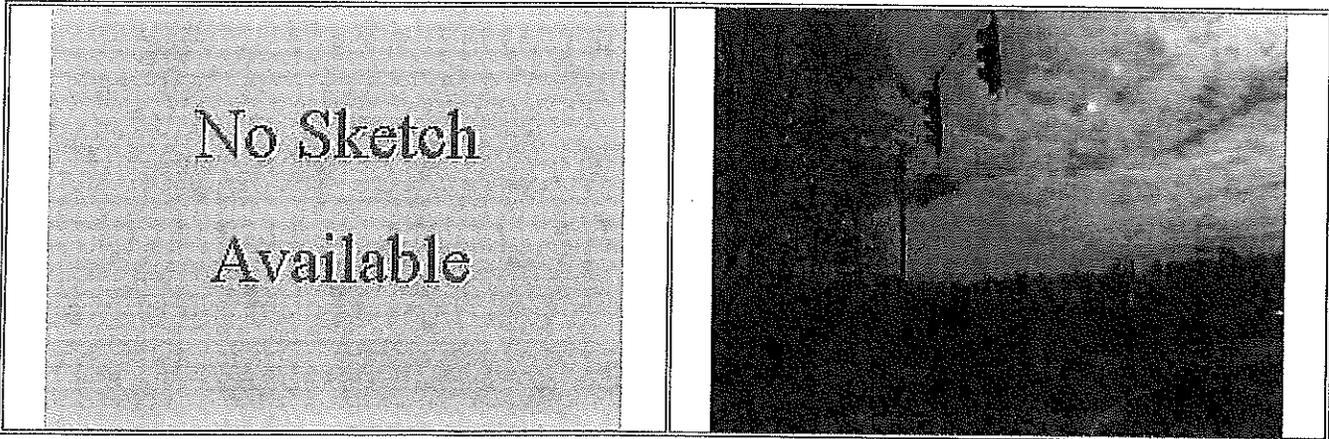
Narrative Description

This property contains 12.170 acres of land mainly classified as Suburb Vac with a(n) NONE style building, built about , having N/A exterior and N/A roof cover, with 0 unit(s), 0 total room(s), 0 total bedroom(s), 0 total bath(s), 0 total half bath(s), 0 total 3/4 bath(s).

Legal Description

12.17 ACRES

Property Images



Property Record Card - Petersburg, VA

General Property Data

Parcel ID 070-050002	Account Number
Prior Parcel ID --	
Property Owner ROSLYN FARMS CORPORATION	Property Location 2045 SQUIRREL LEVEL RD
	Property Use Suburb Vac
Mailing Address PO BOX 727	Most Recent Sale Date 10/4/2007
	Legal Reference 2007-5442
City COLONIAL HEIGHTS	Grantor
Mailing State VA Zip 23834	Sale Price 350,000
ParcelZoning A	Land Area acres

Current Property Assessment

Card 1 Value Building Value 0	Xtra Features Value 0	Land Value 342,000	Total Value 342,000
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Building Description

Building Style NONE	Foundation Type	Flooring Type CARPET
# of Living Units 0	Frame Type	Basement Floor N/A
Year Built N/A	Roof Structure	Heating Type NONE
Building Grade EXCELLENT	Roof Cover	Heating Fuel N/A
Building Condition N/A	Siding	Air Conditioning
Finished Area (SF)	Interior Walls N/A	# of Bsmt Garages 0
Number Rooms 0	# of Bedrooms 0	# of Full Baths
# of 3/4 Baths	# of 1/2 Baths	# of Other Fixtures

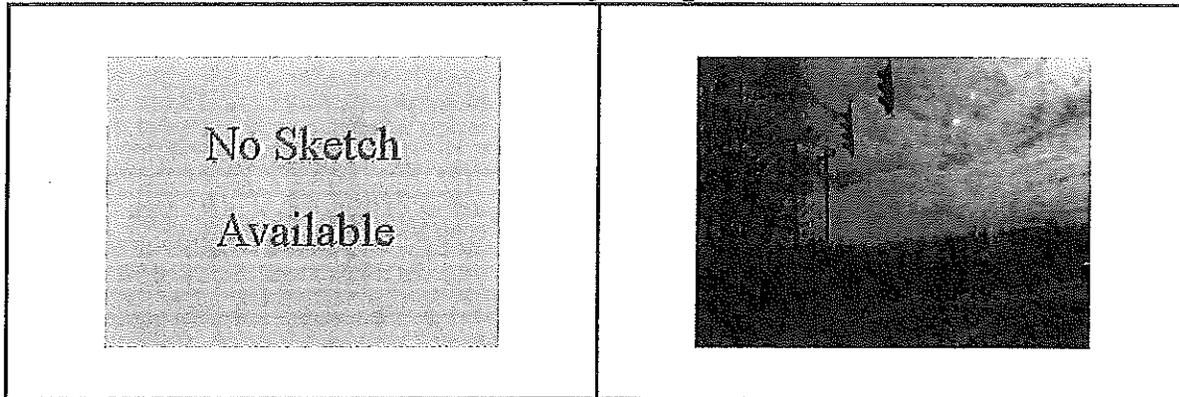
Legal Description

12.17 ACRES

Narrative Description of Property

This property contains acres of land mainly classified as Suburb Vac with a(n) NONE style building, built about N/A , having exterior and roof cover, with 0 unit(s), 0 room(s), 0 bedroom(s), bath(s), half bath(s).

Property Images



Disclaimer: This information is believed to be correct but is subject to change and is not warranted.

ROSLYN FARM CORPORATION
DEVELOPER: NICK WALKER
T. P. 070-050002/-050001
2020 REZ-01 (REZONE: A & R-1 TO M-2)

2045 SQUIRREL LEVEL RD.
2100 DEFENSE RD.

Four Square Property Management, LLC
1 Four Square Industry Rd.
Petersburg, VA 23805

Earnest W. Harrison
P. O. Box 250
Colonial Heights, VA 23834

Occupant
2200 Squirrel Level Rd.
Petersburg, VA 23805

Michael Mayer, ET ALS
2214 Wells Rd.
Petersburg, VA 23805

Inland Container Corp.
c/o International Paper Co.
P. O. Box 2118
Memphis, TN 38101

Occupant
2333 Wells Rd.
Petersburg, VA 23805

Pearl M. Brooks
1956 Squirrel Level Rd.
Petersburg, VA 23805

City of Petersburg
1900 Squirrel Level Rd.
Petersburg, VA 23805

Todd Joyce Jones
2313 Park Avenue
Petersburg, VA 23804

Gary N. & Johnnie Skinner
2086 Defense Rd.
Petersburg, VA 23805

PC Meeting Date: June 3, 2020 @ 6:00 P.M.
Applicant: Roslyn Farm Corp. - Nick Walker
2020 REZ-01 (Continued Case)
Use: Rezone: "A"; "R-1"(Agricultural & Residential District)
To "M-2", (Heavy Industrial District)
T. P. 00-050002; 070-050001

Roslyn Farm Corporation
P. O. Box 727
Colonial Heights, VA 23834

**ROSLYN FARM CORPORATION
NICK WALKER
T. P. 070-050002/-050001
2020 REZ-01 (REZONE: A & R-1 TO M-2)**

**2045 Squirrel Level Rd.
2100 Defense Rd.**

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Petersburg, VA 23804**

**Gary N. & Johnnie Skinner
2086 Defense Rd.
Petersburg, VA 23805**

**PC MEETING DATE: March 4, 2020 @ 6:00 P.M.
APPLICANT: ROSLYN FARM CORP. – NICK WALKER
2020 REZ-01
USE: Rezone: "A"; R"-1" (Agricultural & Residential
District) to "M-2" (Heavy Industrial District)
T. P. 070- 050002; 070-050001**

**Roslyn Farm Corporation
P. O. Box 727
Colonial Heights, VA 23834**

PUBLIC NOTICE

Notice is hereby given to all interested persons, the City of Petersburg Planning Commission will hold a public hearing on Wednesday, June 3, 2020, beginning at 6:00 p.m. live streamed to hear the following cases:

20-REZ-01: Request of Nick Walker of Roslyn Farm Corporation to rezone 2045 Squirrel Level Road, T.P. 070-050002, currently zoned A (Agricultural), and a portion (16.67 acres) of 2100 Defense Road, T.P. 070-050001, currently zoned R-1 (Single Family Residential) to M-2 (Heavy Industrial) to attract an industrial user.

20-SUP-01: Request of William H. Shewmake of Skyway Towers, LLC for a Special Use Permit to construct telecommunications facility at 1 Four Square Industrial Drive, T.P. 071-070010, within a 50' x 50' fenced compound with a 195' monopole type tower with a 4' lightning rod, within the property that is currently zoned M-1.

Information and related material concerning this request may be examined on the Planning Commission Website: <http://www.petersburgva.gov/119/Planning-Commission>, or by contacting the Department of Planning and Community Development at (804) 733-2308. The Department is open Monday – Friday, 8:30 a.m. to 5:00 p.m.

All interested persons shall have the opportunity to be heard at said public hearing. The public is encouraged to submit comments through electronic means. Comments may be sent by email to pcd@petersburgva.org or by postal mail to Department of Planning and Community Development, 135 N Union St, Petersburg, VA 23803. Citizens are encouraged to submit comments by 10:00 a.m. June 2, 2020 to ensure they can be provided to the Planning Commission for their consideration prior to the hearing.

Should you have any questions about this correspondence, or if you need additional information or assistance regarding this matter, please contact the Department of Planning and Community Development at (804) 733-2308 or via email at pcd@petersburgva.org.



City of Petersburg

Department of Planning and Community Development
135 N Union St, Room 304
Petersburg, VA 23803
(804) 733-2308

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PUBLIC HEARING: APPROVED MINUTES FOR 20-REZ-01 2045 SQUIRREL LEVEL RD
T.P. 070-050002; 2100 DEFENSE RD T.P. 070-050001 FROM (A) AGRICULTURAL
DISTRICT TO M-2 HEAVY INDUSTRIAL DISTRICT

Chair Tammy Alexander read the notice of public hearing as follows:

20-REZ-01: Request of Nick Walker of Roslyn Farm Corporation to rezone 2045 Squirrel Level Road, T.P. 070-050002 and a portion (16.67 acres) of 2100 Defense Road, T.P. 070-050001, from the A (Agricultural) and R-1 (Single Family Residence) districts to the M-2 (Heavy Industrial) district to attract an industrial user.

Michelle B. Peters, Planning Director for the City of Petersburg greeted the Planning Commissioners and stated that it was nice to see everyone present, the case under consideration is for rezoning two parcels of land its actually when you look at the map you're looking at all of the parcel that is associated with this. Its more than two parcels is all we are talking about today which is 28.51 total acres bounded by Defense & Squirrel Level Roads and so the parcels are currently split zoned. One is Agricultural and the other is R-1, Single Family Residence. The proposal for your consideration this evening is to rezone both of those parcels into an M-2, Heavy Industrial District for the attraction of an industrial user and so Roslyn Farms Corporation owned the property currently and as far as we have been in discussion with him, had a meeting with him, as he at the time wasn't at liberty to disclose the user and the Economic Development Director was a part of the meeting having discussions about who the end users would be however he wasn't in a position to disclose details of who the end users are regardless of whether or what they currently working on is successful or not they've evaluated the property and have decided it would be best served the property as well as their inventory of property if it is zoned so that an industrial user could utilize the land. The City of Petersburg has some Agricultural zoning, we are as a city moving from Agricultural zoning because of the exemptions. The City does not collect a lot of taxes on it. The only way the City will be able to collect taxes is when it's not being used for farming. So, if the people are using the property for farming purposes very minimal amount of money is coming back into the City. As a project for the City of Petersburg we, Rosalyn Farms Corp are looking at our map to rezone all parcels zoned Agricultural and not currently farm land and will and being used as farm land to another zoning district that will be compatible so that persons could develop the property and the City of Petersburg could collect taxes on the property and attract a user to the site which is not going to build single family dwellings. A lot of the property/parcel has already been rezoned in the general vicinity of the east, west, south and north not talking about

general radius but the general vicinity. It was rezoned M-1© Light Industrial District with conditions and in those rezoning cases they were performed for a specific users needs and conditions were attached and for a specific product made or delivered to the property at that address or location. There is a lot of green land/space, some may wish to use as parks or some other purpose but at this time staff is not sure if the user will need any special requirements to move forward.

Mrs. Peters stated that the Commission could place conditions since they are unsure of the proposed usage would be nor did she know what the water consumption would be to/at the proposed site. She mentioned the memo and comments from Mr. Andrew Barnes, Department of Public Utilities Dr. Gilliam asked what section of the map is R-1, Single Family Residential District. Mrs. Peters directed the Commission to the designated area. Mrs. Peters provided further clarification that the developer could possibly take advantage of Tax Credits and that to date there were other potential users, but none have followed through. Traffic potential currently is just vehicular and the property is in close proximity to I-85. International Paper, Four Mile (New Millenium Studios) just to name a few are located along Squirrel Level Road.

The applicant, Nick Walker came up to answer questions and give clarity regarding the request to rezone the subject property. Mr. Walker stated that he had spoken with Mr. Barnes with the Department of Public Works regarding the water connections and possible usage from whomever the user will be on the site. All off-site improvements will be handled by the developer and water usage should be minimal. At the time that the site has a user they will address capacity issues.

Mrs. Peters stated that she believed that there were a few people in attendance who are opposed to the rezoning request. Chairwoman Alexander gave the instruction for those persons in attendance who wished to speak to state their name and address for the record.

Mr. James Beck of 1977 Versonder Road, Petersburg, VA 23805 stated that he is opposed to the request for rezoning because the applicant has no specific user and the M-2, Heavy Industrial District allows many types of uses. Commission should not blindly approve any request as its so open-ended. Mr. Beck asked, "Where is the representation from the National Park Service and were they contacted?" There are several users currently in the area. He further stated that the rezoning reclassification would change property values.

Commissioner Irvin asked Mr. Beck how far his property is located from the proposed site? Mr. Beck stated he lived in Ramblewood Subdivision just down the road. Mr. Irvin asked for clarification of the locations of the Steel Plant, meat packaging facility, Petersburg Industrial Park.

Mr. Beck, proceeded to say that the use/improvement should be something that benefits the City as the idea is that the City is not in the real estate business. Mr. Beck stated that since there is no specific use noted how will the City, if possible, control the obnoxious odors/smells (bleach/chemicals), noises from trucks and distilleries. At one time there was going to be an onion dry facility, then a group home and in 2008 Luvs Stuck Stop and it was rejected. Mr. Beck stated that odors from baked bread is pleasant, loves the smell, him, however it could possibly be offensive to others. Surprised that no representative from the National Park Service was present and concerned regarding the litter at the entrance ramps along Squirrel Level Road I-95 is piled up every day. Truckers turn off I-85 and unaware of where they are going so street is used as a turn-around which is dangerous. He asked that the Planning Commission postpone taking action on the request until checking with the Nation Park Services. How can you approve something with no idea at all of what will be built there? You cannot say Yes to something you are uncertain about.

The applicant, Nick Walker stated that the Department of Historic Landmarks/National Battlefield has stated to him that they have no purview on the matter. The users will not be accessing from the point in question but would be accessing from Squirrel Level Road not Defense Road. The type of water usage will be low intensity activity to cover things such as janitorial services and the washing of in-house trucks, currently there is a non-disclosure clause confidentiality agreement to the developer, some machinery will be used.

Mrs. Peters presented the staff recommendation to approve the request with conditions to the types of usage which would be permitted on the property under a M-2 © conditional rezoning status... i.e. extension, turn lane, screening and landscaping etc.

Commissioner Irvin asked a question under staff's recommendation, to the M-2 recommendation, page 2 of 3, the last paragraph. Can the applicant come back? Mrs. Peters indicated No, that the Planning Commission will be very clear/clean and the applicant will not need to come back to the Commission. Mr. Irvin honors the opinion of the Planning Staff, the Commission, Mr. Beck and the applicant, Nick Walker. The key phrase heard is that he would like to believe Petersburg

is open for business and all the commissioners would take heed to those uses deemed to be objectionable in the ordinance. If the Ordinance permits the use then the applicant does not have to come back to the Commission for us to recommend the M-2 zoning classification.

Vice-Chair Henderson was wondering why the user does not want to disclose who they are but understood if there are competitive advantages. She stated that the M-2, Heavy Industrial Classification is such an intense use group and it would be helpful to come up with other ways to keep this from setting a precedent for others... the Commission can not make these changes now in rendering a decision. Do not want to say No, to the request but come back to the table and mitigate all concerns. Suggest for now, since its not a hardship case, the Commission postpone action tonight and revisit at the next regular scheduled meeting once concerns can be answered.

Mrs. Peters stated that this property will be rezoned, you have M-2zoned properties all around it. She recommended that the Planning Commission continue the case and it would give the Planning Commission 60 days to review the conditions or request an emergency meeting.

Commissioner Irvin asked if there was any further discussion for M-1, Light Industrial District zoning classification instead of M-2, Heavy Industrial District? Mrs. Peters said No, the M-2, classification allows for distribution. Not providing a blank check or ticket in favor of request.

Commissioner Gilliam stated that he was concerned about the loss of residential properties and favors residential development. He does not want to run the residents out of Petersburg and if they work in the City they will need somewhere to live. Concern number two is giving a "Blanket Approval to the Request". Would like to know what in fact he is potentially agreeing to. More information is needed in order to make a conscientious decision.

Mrs. Peters reiterated the charge of the Planning Commissioners and the preparation of the Comprehensive Plan being underway.

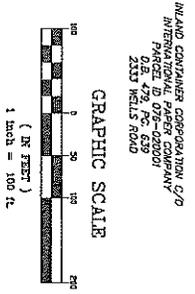
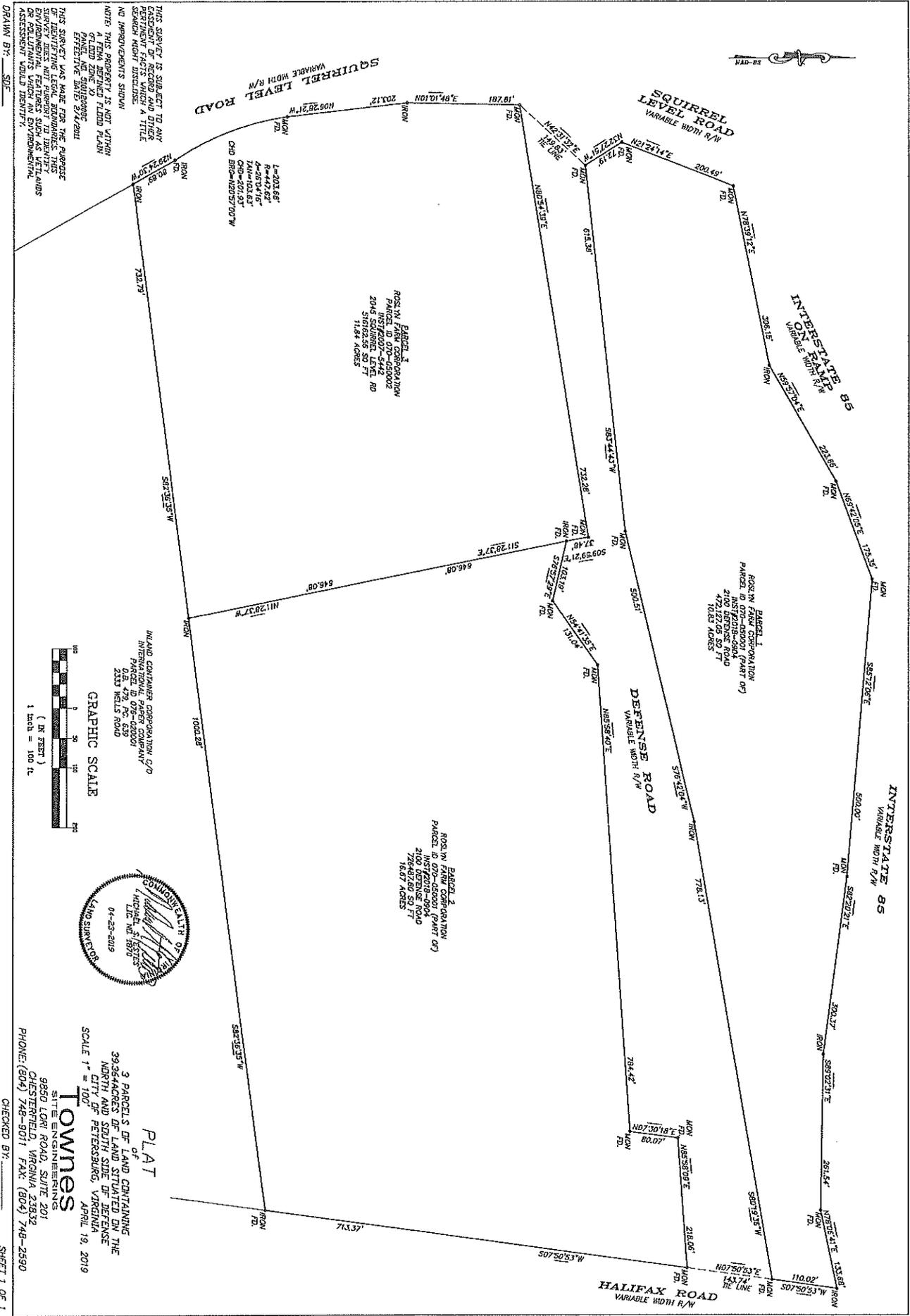
Commissioner Gilliam made a motion to continue the case. The motion was seconded by Vice-Chair Henderson. Chair Alexander requested a Vote:

Fenton Bland	- Absent
Patricia Miler	- Absent

William Irvin	- Abstained
Elizabeth McCormick	- Aye
Conrad Gilliam	- Aye
Vice Chair Brenda Henderson	- Aye
Chair Tammy Alexander	- Aye

Motion carried.

The public hearing was closed at 6:43 pm



THIS SURVEY IS SUBJECT TO ANY EASEMENT OF RECORD AND OTHER EXISTING RIGHTS WHICH A TITLE CURATIVE SURVEY WOULD REVEAL AND IMPROVEMENTS SHOWN THEREON. THIS PARCEL IS NOT WITHIN A FLOOD ZONE AND EFFECTIVE DATE 07/1/2011.

THIS SURVEY WAS MADE FOR THE PURPOSE OF SURVEYING THE BOUNDARIES AND ENVIRONMENTAL FEATURES SUCH AS WETLANDS OR DEVELOPMENTS WHICH AN ENVIRONMENTAL ASSESSMENT WOULD REVEAL.

DRAWN BY: SDJ

PLAT
 OF
 3 PARCELS OF LAND CONTAINING
 39,964 ACRES OF LAND SITUATED ON THE
 NORTH AND SOUTH SIDE OF DEFENSE
 CITY OF PETERSBURG, VIRGINIA
 APRIL 19, 2019

Townes
 STATE LAND SURVEYORS
 9850 LINT ROAD, SUITE 201
 CRESSKOPF, VIRGINIA 23032
 PHONE: (804) 748-9011 FAX: (804) 748-2390

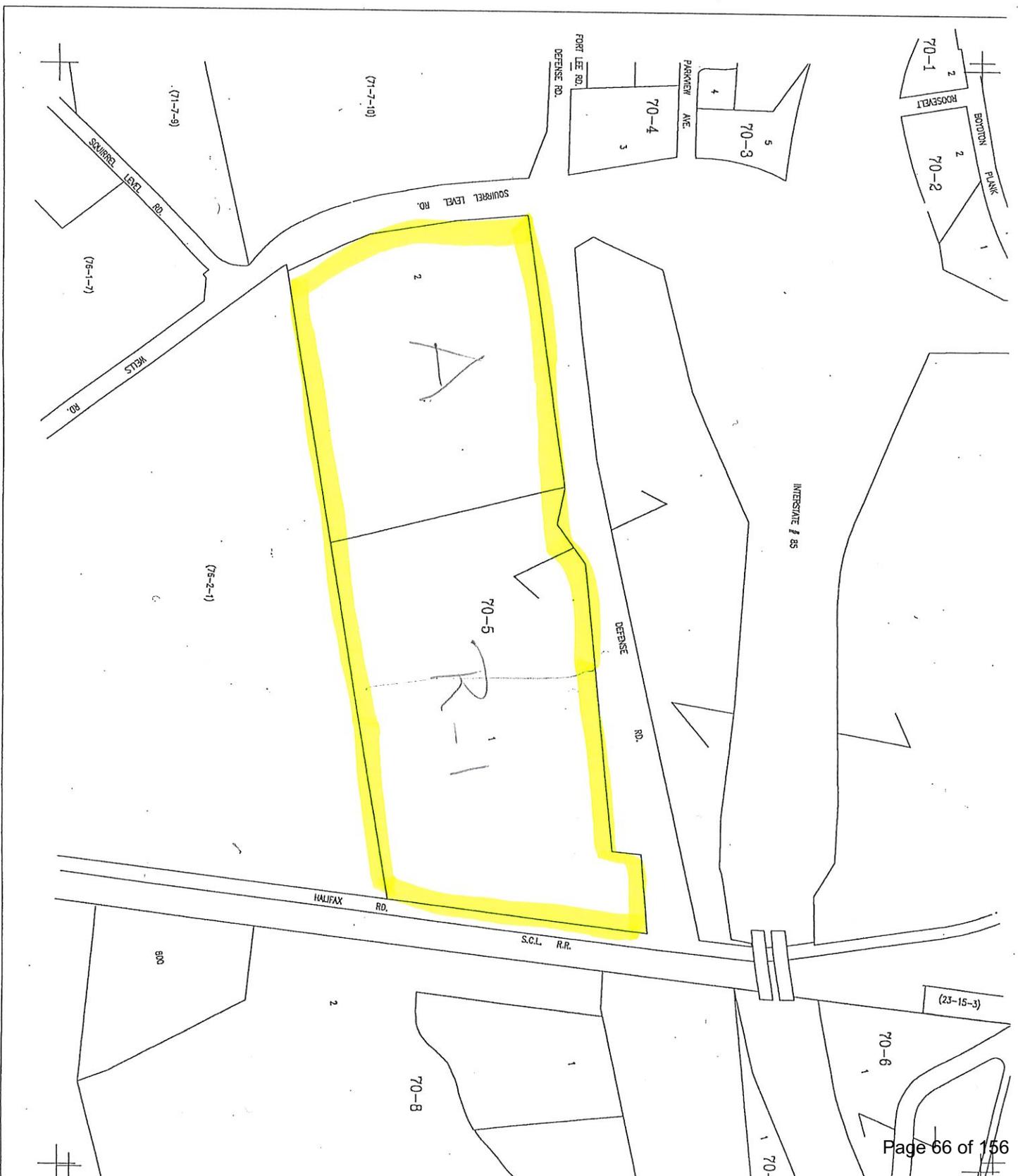
2045 Squirrel Level Rd

2100 Defense Rd.

SCALE: 1" = 100'



MAP





City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha Ferrell-Benavides, City Manager
Lionel Lyons, Deputy City Manager of Development

FROM: Reginald Tabor

RE: **A Public Hearing and consideration of a request for a Special Use Permit to allow the construction of a Telecommunication Tower/Facility on the property of Four Square Construction at 1 Four Square Industrial Drive to provide wireless telephone services.**

PURPOSE: To hold a public hearing and to consider a request for an Special Use Permit to allow the construction of a Telecommunication Tower/Facility on the property of Four Square Construction at 1 Four Square Industrial Drive to provide wireless telephone services

REASON: To receive public comment and to consider a request to allow the construction of a Telecommunication Tower/Facility on the property of Four Square Construction at 1 Four Square Industrial Drive to provide wireless telephone services, as legally required.

RECOMMENDATION: It is recommended that the City Council holds a public hearing and considers the request to allow the construction of a Telecommunication Tower/Facility on the property of Four Square Construction at 1 Four Square Industrial Drive to provide wireless telephone services.

BACKGROUND: The City of Petersburg received a request for a Special Use Permit from Skyway Towers, LLC, to allow the construction of a Telecommunication Tower/Facility on the property of Four Square Construction at 1 Four Square Industrial Drive to provide wireless telephone services.

The tower would be located near the West border of the property and would be 199 feet in height, constructed of galvanized steel within a 50 feet by 50 feet fenced area on the property.

Staff recommendations include: That the design of the proposed tower and base facilities conform to the submitted preliminary site plan, or to another, clearly specified plan acceptable to the Planning Commission;

That the applicant agrees, in writing to eliminate interference with television, radio, cable television, emergency communications, and telephone transmissions;

That the applicant's employ the landscaping measures described in the application to maximize coverage and reduce any potential visual impacts;

That the applicant agrees to provide for the co-location of a minimum of three (3) additional competing services, or other telecommunication services on the proposed tower.

That the applicant agrees to absolve the City of Petersburg of responsibility for accidents affecting the proposed tower or its operations;

That the applicant agrees to present a contract providing for the removal of the tower and associated facilities in the event of abandonment of the use of the tower for a period of more than ninety (90) days, and that a performance bond adequate to ensure removal of the tower and related facilities be provided to the City;

That the applicant agrees to maintain the tower in a manner which will minimize its aesthetic and visual impact, that applicants shall ensure that the color and visibility of the tower do not change appreciably as the result of corrosion or other factors, and that no advertising or other signs be placed on the tower;

That the applicants agree to provide for annual inspection of the tower, by certified professionals, for structural integrity, and that copies of the reports be provided to the City.

The applicant expressed agreement with the staff recommendations, however they stated that the Code of Virginia has been amended to remove bond requirements.

The City of Petersburg Planning Commission considered the request during the June 3, 2020 Planning Commission meeting. The Planning Commission voted to recommend approval of the request with Staff recommendations.

COST TO CITY: N/A

BUDGETED ITEM: N/A

REVENUE TO CITY: Associated Fees.

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: N/A

AFFECTED AGENCIES: Department of Planning and Community Development

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: City of Petersburg Code Zoning Ordinance

REQUIRED CHANGES TO WORK PROGRAMS: N/A

ATTACHMENTS:

1. 0707_2020ProposedSUPTelecomTower
2. 0707_2020ProposedSUPTelecomTowerPCReport

City Council Public Hearing July 7, 2020

Proposed Special Use Permit

Planning Commission Public Hearing 1 - June 3, 2020

Request from Skyway Towers, LLC

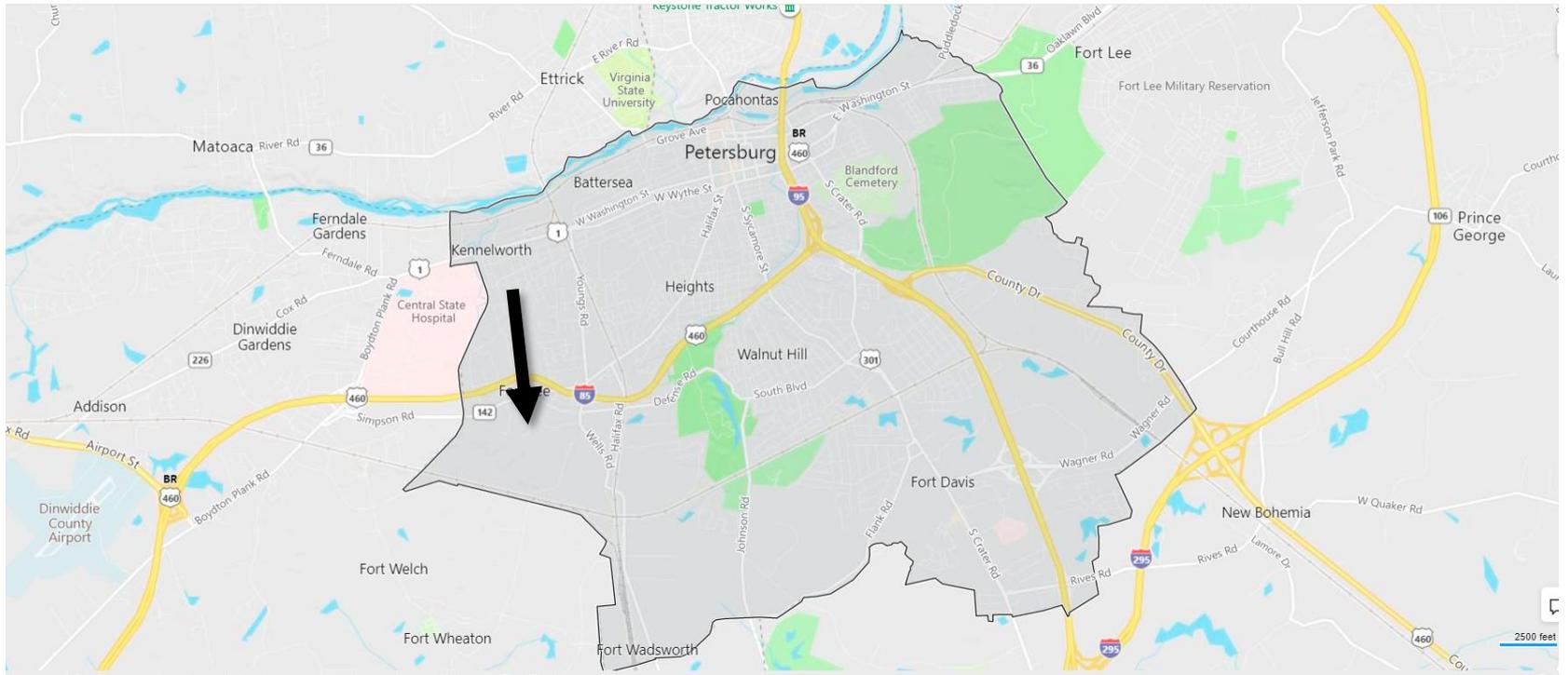
- For a Special Use Permit to Construct a Telecommunication Tower/Facility to provide wireless telephone services on the property of Four Square Construction at 1 Four Square Industrial Dr.
- As required:
 - Signs were posted May 26, 2020
 - Ads were submitted May 20, 2020 and May 27, 2020
 - 28 Adjacent Property Notifications were sent

57.455 acres

50' x 50' fenced area

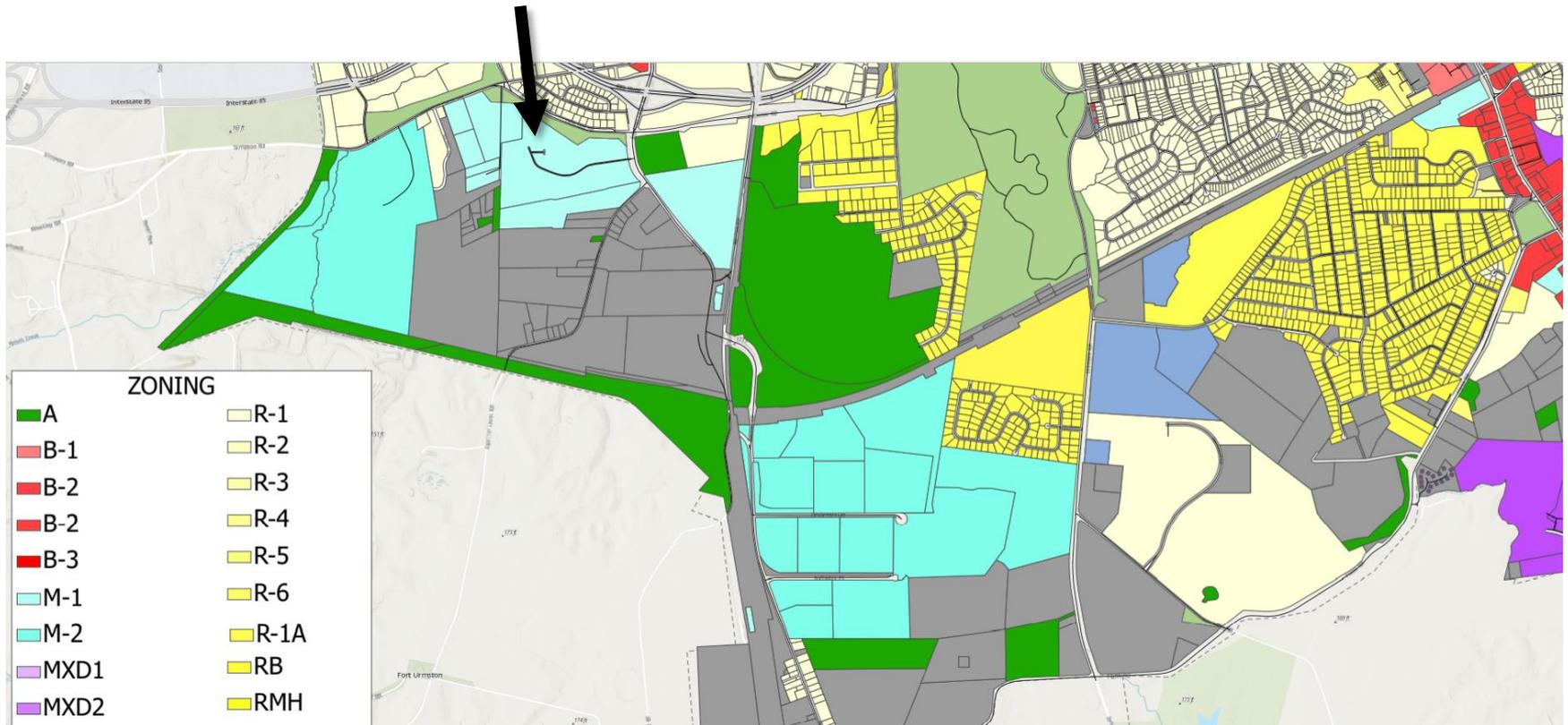
Height = 199'

Parcel Location

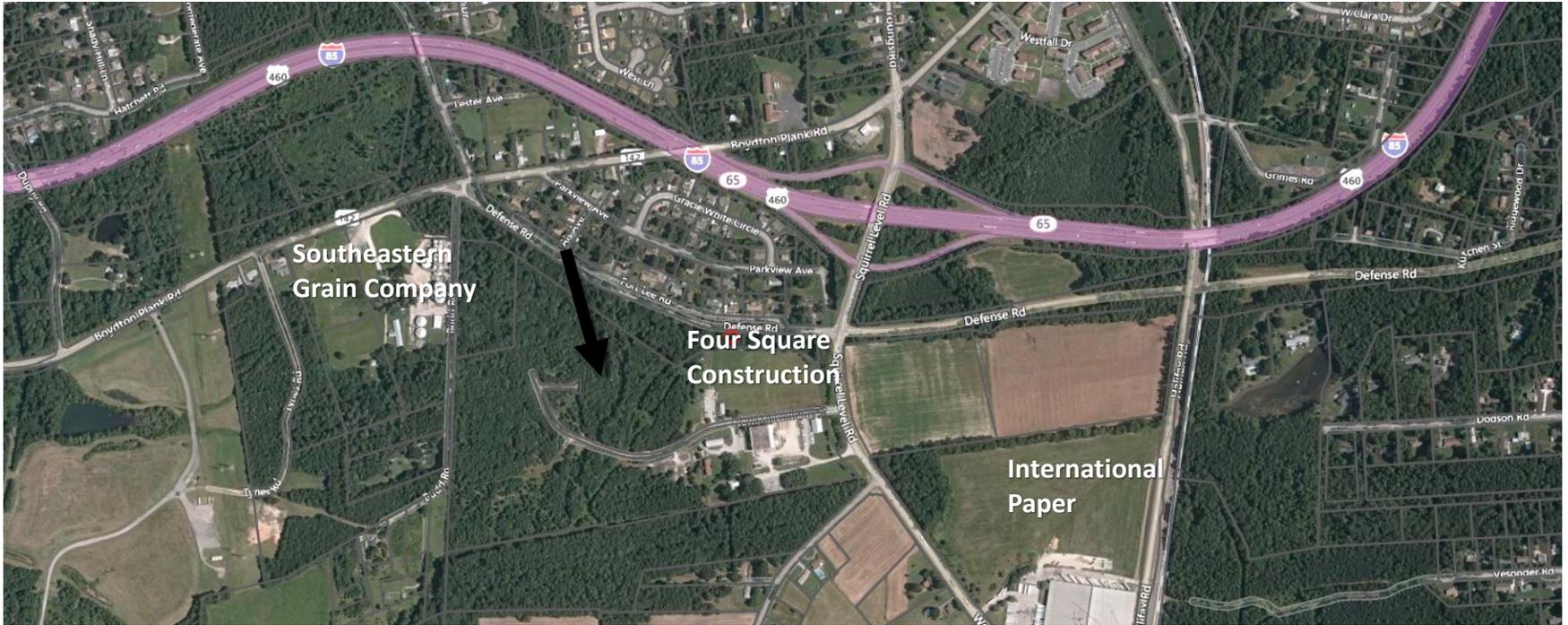


Current Zoning

M-1 Light Industrial



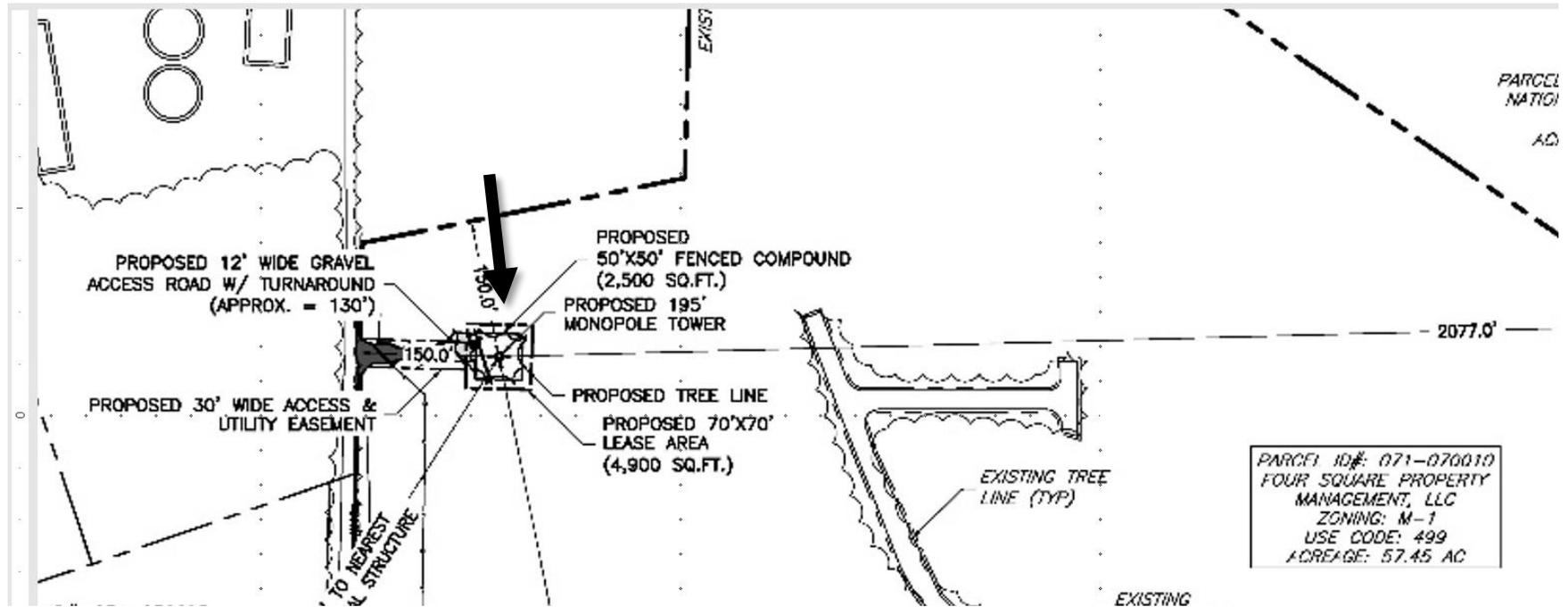
Parcel Location



Proposed Tower Location



Proposed Tower Location



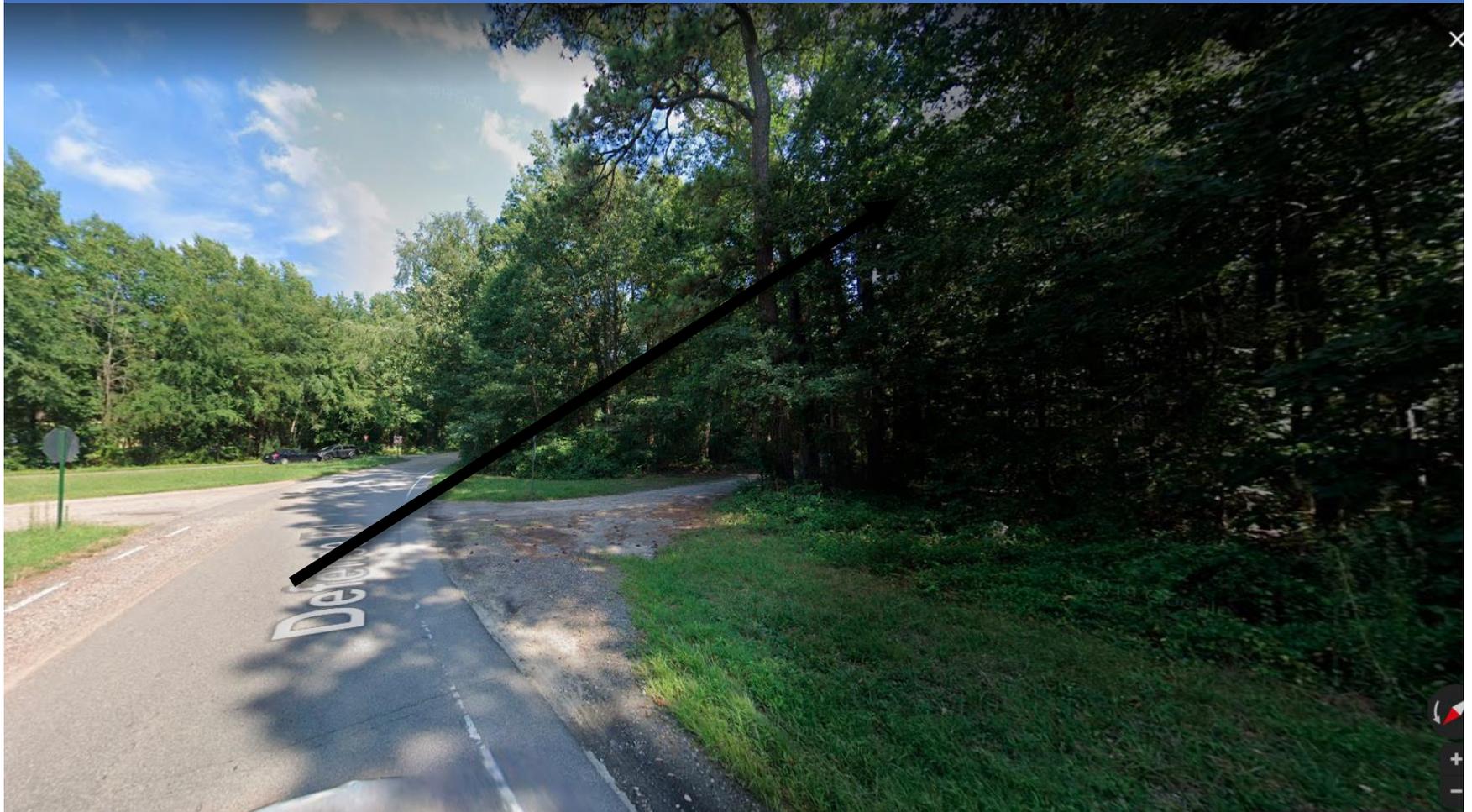
Defense Road Looking East



Defense Road Looking West



Defense Road Looking East at Ball Street



Squirrel Level Road Looking North



Four Square Drive Looking East at Squirrel Level Road



TO: Chairman Alexander and Members of the Petersburg Planning Commission
FROM: Reginald Tabor, Interim Planning Director and Sandra A Robinson, Zoning Administrator
SUBJECT: Case 20-SUP-01
Tax Map Parcel 071-070010
1 Four Square Industrial Drive

A petition for a Special Use Permit to allow construction of a telecommunication tower/facility for the provision of digital wireless telephone services, as required under Article 23, Section 4, Part 11 of the City of Petersburg Zoning Ordinance, which sets forth enumerated special uses.

APPLICANT: William H. Shewmake of Skyway Towers, LLC
DATE: Delivery to the Planning Department on April 17, 2020 for consideration at the June 3, 2020 meeting of the Planning Commission.

I. APPLICANT'S PROPOSAL

William H. Shewmake of Skyway Towers, LLC on behalf of Roger Hughett, Consultant has proposed the construction of a Telecommunications Facility within a 50' x 50' fenced in compound with an overall height of 199' (195' monopole type tower with a 4' lightning rod) on a 57.455 acre parcel located at 1 Four Square Industrial Dr. The property is zoned M-1, Light Industrial District and owned by Four Square Property Management, LLC and the business on the property is Four Square Industrial Constructors.

The proposed tower would provide the latest technologies and wireless communications services throughout the City of Petersburg. Provide multiple collection positions on the tower for additional wireless carriers to expand their networks and will improve the capacity of existing towers. The tower will be of galvanized steel to match the backdrop of the sky and it will accommodate at least four (4) users (T-Mobile and three (3) others.)

The facility will be unmanned and visited approximately once a month by technicians. The facility will be lit, will not emit any odor, fumes or glare and the noises emitted from the equipment on the ground will not be any louder than normal residential HVAC equipment. Therefore, the impact on surrounding properties will be minimal.

II. CHARACTER OF THE AREA

The proposed tower would be located to the far rear of the 57.455 acre parcel which is located well beyond the former New Millennium Studios buildings and is heavily wooded. (See Site Plan, page Z-1 depicting Zoning Information.) The closest residential building is located 588.5' +/- away from the proposed tower off Budd Road. The tower is not visible from Defense, Squirrel Level or Wells Roads. (See Site plan exhibit Z-1) The applicant has provided a "Hatchett" Location Map to depict where there is tower visibility and non-visibility. View 1, 7 and 8 shows visibility and View 2, 3, 4, 5 and 6 show no visibility.

Additional Exhibits:

C-1 – Compound Plan shows 30' wide access and Utility easement proposed; 16' access gate; 12' wide access road w/turnaround.

C-2 – Elevation

E-1 – Overall Electrical Plan

G-3 – Grounding Details & Riser Diagram

ES-1 – Erosion & Sedimentation Control Plan

ES-2 - Erosion & Sediment Control Notes

ES-3 – Erosion & Sediment Control Details 1

Major industries in the area are Southern Grain Company, 16.83 Acres (M-1) Inland Container, 41.92 Acres (M-1) Rosalyn Farms Corporation, 12.17 Acres (A) and property owned by Ernest W. Harrison, 22.6 Acres (M-1)

III. ZONING ORDINANCE

Article 23 of the Zoning Ordinance provides that "certain uses may be desirable when located within the community, but that these uses may be incompatible with other uses permitted in a district, certain special uses listed in Section 4. (11) Radio or television tower or broadcasting station) and Sec. 4.1. Communication Towers when found to be in the interest of the public health, safety, morals, and general welfare of the community, may be permitted... Before (the use is allowed), preliminary plans in sufficient detail, and a statement as to the proposed use of the buildings, structures and premises, shall be submitted to the Planning Commission. The Commission shall hold a public hearing as provided for in Article 28, and shall review such plans and statements and shall, after a careful study thereof and of the effect that such buildings, structures, or uses shall have upon the surrounding territory, submit a recommendation to the City Council within thirty (30) days following said hearing. Following receipt of the Commission's report, the City Council may permit such buildings, structures, or uses, where requested; providing that

the public health, safety, morals, and general welfare will not be adversely affected, that ... ample safeguards will be provided for the protection of surrounding property, persons, and neighborhood values.”

IV. FINDINGS

The petitioners were requested to provide specific information, certified by professional engineers, to the Department of Planning and Community Development. The applicant has provided a conceptual site plan and survey, drawn to scale.

T-Mobile will be the anchor tenant at the proposed tower location and is licensed by the Federal Communications Commission (FCC) to provide wireless communications services throughout the City of Petersburg. T-Mobile currently has a gap in coverage in this area of the City; the proposed tower will achieve the following:

Connect the propagation rings of the surrounding towers and provide the latest wireless technologies (coverage and capacity) to the following:

- Those living in the residential neighborhoods;
- Those working in nearby commercial and industrial businesses;
- Those traveling on nearby roads (Boydton Plank Road, Squirrel Level Road and I-85);
- Emergency personnel operating in the area.

Provide multiple collocation positions for other wireless carriers to expand their networks.

T-Mobile first looked for an existing building or other tall structures within the desired area to be served on which to collocate its antennas. In order to provide and maximize coverage and capacity, this site met the need of the applicant as there are no tall multi-story structures in the area.

The proposed tower will provide the surrounding area access to the latest wireless technologies, opening new economic opportunities and improving service to residents and businesses. It will not have any negative impact on property values.

The applicant has filed the necessary site plan information and meets the requirements of the Special Use Permit application.

V. RECOMMENDED CONDITIONS

The Department of Planning and Community Development will withhold making final recommendations until after the public hearing. However, it is recommended that the Planning Commission impose the following conditions:

- 1) That the design of the proposed tower and base facilities conform to the submitted preliminary site plan, or to another, clearly specified plan acceptable to the Planning Commission;

- 2) That the applicant agrees, in writing to eliminate interference with television, radio, cable television, emergency communications, and telephone transmissions;
- 3) That the applicant's employ the landscaping measures described in their application to maximize coverage and reduce any potential visual impacts;
- 4) That the applicant agree to provide for the co-location of a minimum of three (3) additional competing services, or other telecommunication services, on the proposed tower;
- 5) That the applicant agree to absolve the City of Petersburg of responsibility for accidents affecting the proposed tower or its operations;
- 6) That the applicants agree to present a contract providing for the removal of the tower and associated facilities in the event of abandonment of the use of the tower for a period of more than ninety (90) days, and that a performance bond adequate to ensure removal of the tower and related facilities be provided to the City;
- 7) That the applicant agrees to maintain the tower in a manner which will minimize its aesthetic and visual impact, that applicants shall ensure that the color and visibility of the tower do not change appreciably as the result of corrosion or other factors, and that no advertising or other signs be placed on the tower;
- 8) That the applicants agree to provide for annual inspection of the tower, by certified professionals, for structural integrity, and that copies of the reports be provided to the City.

VI. EXHIBITS

- Tax Parcel Map Extract
- Zoning Map Extract
- Applicants Petition
- Departmental Responses
- Public Notification Information
- Applicant Exhibits

PETITION FOR REZONING OR SPECIAL USE PERMIT

RETURN TO: DEPARTMENT OF PLANNING (CITY HALL, THIRD FLOOR, ROOM 304) WITH THE FILING FEE: \$1,500 (CHECK/MONEY ORDER/CASH) AT THE TIME OF SUBMITTAL

A. Property Information

1. Skyway Towers, LLC _____, do hereby petition ~~to rezone~~ a SUP on the following described properties.

2. Legal Description: (Use attachment if necessary) - Identify proposed Use Attached.

3. Tax Parcel Identification Number(s): PIN: 071-010010	Map	Block	Lot
	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
	_____	_____	_____

4. Current Street Address(es): - (if assigned) _____ Property; 1 Four Square Ind. Drive, Petersburg, Virginia 23805

5. Approximate Area: 70' x 70' (4,900) sq. ft. 57.45/1124 acres

6. Public Street Frontage 1194 ft.

7. A boundary plat of this property outlining the area ^{for a SUP} ~~to be rezoned~~ shall be attached to this petition.

8. The following deed restrictions may affect the use of this property:

N/A

9. Brief:

Said deed restrictions will expire on : N/A

B. JUSTIFICATION FOR REZONING

SUP

1. The proposed ~~change in zoning~~ is necessary for the preservation and enjoyment of a substantial property right because: (A detailed statement of reasons why the proposed rezoning should be granted).

Provide the latest technologies and wireless communications services throughout the City of Petersburg. Provide multiple collection positions on the tower for additional wireless carriers to expand their networks. It will also improve the capacity of existing towers.

SUP

2. The material impact of the proposed ~~rezoning~~ will not be detrimental to the public welfare of the City nor to adjacent property owner(s) or properties located within the nearby vicinity because: (Specify reasons to substantiate this statement).

The facility will not be lit, will not emit any odor, fumes or glare and the noises emitted from the equipment on the ground will not be any louder than normal residential HVAC equipment. It will improve the safety and reliability of the 911 emergency system and will have no negative impact on property values.

3. The proposed rezoning will be advantageous to the City and benefit the welfare of the general public because: (Specify reasons to substantiate this statement).

Public will have the most current up to date wireless technologies in wireless communications. It will improve access for emergency calls as well as improve both coverage and capacity, an essential function for businesses and residents.

SUP

4. The proposed ~~rezoning~~ is necessary because suitable property for the proposed use is not presently situated within required existing zoning districts. (Specify reasons for this determination).

A cell tower requires an SUP, and this property is situated to maximize coverage and capacity while reducing any visual impact.

Property Owners Adjacent to Affected Property
(PIN #071-070010 Four Square Property Management, LLC 1 Four Square Ind Drive
Petersburg, VA 23805 57.445 Acres Zoning M-1)

1. Parcel #071-070012
National Park Service 1.50 Acres

2. Parcel #071-070003
Southeastern Grain Company, LLC
PO Box 1529
Wilmington, NC 28402
16.83 Acres
Zoning M-1

3. Parcel #071-070003
Same Property Owner as #2 above

4. Parcel #071-070005
Livesay Beverly Audrey Slate
19918 Eugene Drive
Sutherland, VA 23885
3.0 Acres
Zoning M-1

5. Parcel #071-070005
Same Property Owner as #4 above

6. Parcel #072-040004
Wisdom Henry Wiley Carolyn
2722 Boydton Plank Road
Petersburg, VA 23805
.379 Acres
Zoning R-1

7. Parcel #071-070802
Mayer Thomas E.
2048 Budd Road
Petersburg, VA 23803
2.182 Acres
Zoning A

8. Parcel #071-070009
Harrison Ernest W.
PO Box 250
Colonial Heights, VA 23834
22.6 Acres
Zoning M-1

9. Parcel #070-050002
Roslyn Farms Corporation
PO Box 727
Colonial Heights, VA 23834
12.17 Acres
Zoning A

10. Parcel #076-020001
Inland Container Corporation
C/O International Paper Co.
PO Box 2118
Memphis, TN 38101
41.92 Acres
Zoning M-1

Parcelid	Owner	Street	City State Zip
070050002	ROSLYN FARMS CORPORATION	PO BOX 727	COLONIAL HEIGHTS VA 23834
071050001	THOMPSON ROBERT A & GWENDOLYN H TR	2466 PARKVIEW AVE	PETERSBURG VA 23805
071050010	HICKS RANDY	2320 PARKVIEW AVE	PETERSBURG VA 23805-4810
071050011	GRIFFIN PAUL DOROTHY	2333 FORT LEE DR	PETERSBURG VA 23803
071050014	RODRIQUEZ PAUL	2363 FORT LEE DR	PETERSBURG VA 23803
071050015	MOODY LARRY A & OLIVIA P MOODY	2411 FORT LEE DR	PETERSBURG VA 23805
071050016	ANNIS RANDALL J CAROLINA	2421 FORT LEE DR	PETERSBURG VA 23803
071050017	SCOTT BENJAMIN O & GAYLE G SCOTT	2437 FORT LEE DR	PETERSBURG VA 23803
071050018	MOORE ALVIN R & MAVONNE D MOORE	2447 FORT LEE DR	PETERSBURG VA 23803
071050019	BLYSTONE DAVID J	2455 FORT LEE DR	PETERSBURG VA 23803
071050020	RENTLHOUNS4U LLC	1232 N HAMPTON RD	PETERSBURG VA 23805
071060006	JORDAN KELVIN B VARIE F	2511 FORT LEE DR	PETERSBURG VA 23803
071060008	TD HOMES LLC	1518 WILLOW LAWN DR STE 300	RICHMOND VA 23230
071070003	SOUTHEASTERN GRAIN COMPANY LLC	PO BOX 1529	WILMINGTON NC 28402
071070005	LIVESAY BEVERLY AUDREY SLATE	19918 EUGENE DR	SUTHERLAND VA 23885
071070006	CRIDLIN MICHAEL A & FRANSHARON M CRII	2032 BUDD RD	PETERSBURG VA 23805
071070009	HARRISON EARNEST W	P O BOX 250	COLONIAL HEIGHTS VA 23834
071070010	FOUR SQUARE PROPERTY MGMT LLC	1 FOUR SQUARE IND RD	PETERSBURG VA 23805
071070012	NATIONAL PARK SERVICE		
071070800	GOODFELLOW RANDY SANDY	4604 CHESDIN WOODS DR	SUTHERLAND VA 23885
071070801	GOODFELLOW RANDY SANDY	4604 CHESDIN WOODS DR	SUTHERLAND VA 23885
071070802	MAYER THOMAS E.	2048 BUDD ROAD	PETERSBURG VA 23803
075010004	GOODFELLOW RANDY SANDY	4604 CHESDIN WOODS DR	SUTHERLAND VA 23885
075010016	BURKLUND BRIAN	2224 SQUIRREL LEVEL RD	PETERSBURG VA 23805
075010017	BEASLEY NATASHA N CREVANTE	2218 SQUIRREL LEVEL RD	PETERSBURG VA 23803
075010801	GOODFELLOW RANDY SANDY	4604 CHESDIN WOODS DR	SUTHERLAND VA 23885
076010004	PERDUE PHYLLIS & DONN KIRKLAND	2205 SQUIRREL LEVEL RD	PETERSBURG VA 23805
076010005	PERDUE RICHARD A ET UX	2205 SQUIRREL LEVEL RD	PETERSBURG VA 23805
076020001	INLAND CONTAINER CORPORATION	PO BOX 2118	MEMPHIS TN 38101

Roger Hughett
Senior Site Acquisition Specialist
Network Building and Consulting, LLC
4435 Waterfront Drive, Suite 100
Glen Allen, VA 23086

March 31, 2020

Attn: Michelle Peters
Director of Planning and Code Compliance
City Hall
135 N. Union St.
Petersburg, VA 23803

RE: Special Use Permit (SUP) Application
New Tower at 1 Four Square Ind Drive
Parcel Id #071-070010

Dear Ms. Peters:

Enclosed you will find the following materials to support the SUP application filed on behalf of the applicant, Skyway Towers, LLC, with respect to their proposed tower at the above referenced address:

- Application fee: Check in the amount of \$1,500 and made payable to “City of Petersburg”;
- SUP application form;
- Applicant’s narrative;
- Ten (10) copies: 11” x 17” conceptual site plan and survey, drawn to scale.

If you have any questions or require any additional information, please contact me at any time. Thank you in advance for your consideration of this matter.

Sincerely,

Roger Hughett

Roger Hughett
Consultant to Skyway Towers, LLC

**SKYWAY TOWERS, LLC
SPECIAL USE PERMIT – APPLICANT NARRATIVE**

REQUEST

Skyway Towers LLC (the “Applicant”) proposes to construct and operate a 199-foot monopole communications tower on a 57.455acre parcel located at 1 Four Square Ind Drive (“Property”). The Property is zoned M-1 Light Industrial District and is owned by Four Square Property Management, LLC and the business on the property is Four Square Industrial Constructors.

The Applicant is proposing to locate the tower and associated ground equipment within a 50’ x 50’ fenced compound. The proposed tower will have an overall structure height of 199 feet (195-foot tower with a 4-foot lightning rod). The tower will be made of galvanized steel to match the backdrop of the sky and it will accommodate at least four (4) users (T-Mobile and three (3) others). The facility will be unmanned and visited approximately once a month by technicians. The facility will not be lit, will not emit any odor, fumes or glare and the noises emitted from the equipment on the ground will not be any louder than normal residential HVAC equipment. Therefore, the impact on surrounding properties resulting from this passive use will be minimal.

Purpose of Tower

T-Mobile is interested in the proposed location and will be the anchor tenant. T-Mobile is licensed by the Federal Communications Commission (FCC) to provide wireless communications services throughout the City of Petersburg (“City”). T-Mobile currently has a gap in coverage in this area of the City; the proposed tower will achieve the following:

- Connect the propagation rings of the surrounding towers and provide the latest wireless technologies (coverage and capacity) to the following:
 - Those living in the residential neighborhoods;
 - Those working in nearby commercial and industrial businesses;
 - Those travelling on nearby roads (Boydton Plank Road, Squirrel Level Road and I-85);
 - Emergency personnel operating in the area.

- Provide multiple collocation positions for other wireless carriers to expand their networks.

ORDINANCE REQUIREMENTS

The subject property is zoned M-1, Light Industrial District. In accordance with Article 23, Section 4.1(2) of the Zoning Ordinance, Special Use Permits for Communication Towers; criteria and procedures, communication towers are permitted in the M-1 Light Industrial District subject to an approved special use permit (SUP). The applicable requirements in this section are as follows:

Sec. 4.1. Special Use Permits for Communication Towers; criteria and procedures.

(2) Special Use Permit Requirement. Notwithstanding Section 4 of Article 23, or any other provision of this zoning ordinance, no communications tower shall be erected on any property in any zoning district until a Special Use Permit has been issued for such tower. No such permit shall be required to co-locate an antenna on an existing structure so long as the addition of said antenna shall not add more than ten (10) feet to the height of said structure and shall not require additional lighting pursuant to FAA or other applicable requirements.

Duly noted.

(3) Criteria. In evaluating an application for a Special Use Permit for a telecommunication's tower the Planning Commission shall apply criteria set forth in the document titled "Guidelines for Use by the Petersburg Planning Commission for the Siting of Telecommunications Towers through the Special Use Permit Process." Said document is incorporated by reference into this ordinance. In addition, the Planning Commission and the City Council shall examine and apply the following criteria:

a. The availability and technical and economic feasibility of using existing communications towers in the city or neighboring localities to co-locate the communications facilities required by the applicant.

As is the case with all carriers, T-Mobile first looked for a building or other tall structure within the desired area to be served on which to collocate its antennas. In order to provide and maximize coverage and capacity, this site is needed.

b. If the proposed tower is freestanding, the feasibility of using an alternate location on top of an existing multi-store structure.

N/A. There are no tall multi-story structures in the area.

c. The visual and economic impact of the proposed tower on adjoining and nearby residential and commercial properties.

See attached photo-simulations showing the visual impact. The tower will provide the surrounding area access to the latest wireless technologies, therefore, opening new economic opportunities and improving service to residents and businesses. It will have no negative impact on property values.

d. The proximity of the proposed location to designated historic structures or districts, within the guidelines of Section 106 of the National Historic Preservation Act of 1966.

When building a new tower, the Applicant is required to comply with the Federal Communication Commission's (FCC) rules for environmental review. These regulatory processes ensure that appropriate measures are taken to protect environmental and historic resources. Specifically, the Applicant is required to provide documentation showing compliance with the National Historic Preservation Act (NHPA). This review is in process and documentation can be provided prior to building permit approval if requested by the City. Based on a preliminary review, it is not anticipated that there will be any impact on historical resources in the area.

(4) Site Plan Required. A site plan to scale shall be filed with the application for a Special Use Permit. The application, including the site plan, shall be submitted to the Clerk of Council. Said site plan shall be signed and sealed by appropriate licensed professionals, showing the location and dimensions of all improvements, including information concerning topography, radio frequency, tower height requirements, tower type, guy anchors (when used), buildings, scaled elevations and other supporting drawings, calculations and documentation of other

accessory uses; vehicular access, parking, fencing and screening, landscaping, zoning, ownership, and use of adjoining properties and any other information deemed appropriate by the Director of Planning. In Addition, applicant shall provide actual photographs of the site which will include a simulated photographic image of the proposed tower in its proposed setting.

See attached site plan.

(5) Insurance and Bond. Any Special Use Permit granted under this section shall be conditioned on the applicant's providing (a) evidence of casualty and liability insurance to protect adjacent property owners, the City, and other parties in the event of collapse, and (b) a bond in an amount sufficient to guarantee the safe and efficient removal of the communications tower in the event its use for communications purposes is discontinued for a continuous period of one year.

The Applicant will provide evidence of casualty and liability insurance prior to issuance of a building permit if requested by the City. Per Virginia Code §15.2-2316.4:2, the Applicant is no longer required to provide a removal bond.

(6) Non-discrimination among providers; access to service. It is the intent of City Council that all types of communications service be made available to citizens of the City, and that competition among providers of such services be encouraged. In applying the provisions of this section, the Planning Commission and City Council shall not unreasonably discriminate among providers of functionally equivalent communications services. No action under this section shall prohibit or have the effect of prohibiting the provision of personal wireless services or any other type of communications service.

Duly noted.

(7) Prompt consideration. All requests for Special Use Permits under this section shall be acted upon within a reasonable time after they are filed with the Clerk of Council, taking into account the nature and scope of the requests. In the case of any application for a communications tower to provide "personal wireless services" as defined in federal law, the Planning Commission shall conduct its public hearing at the first possible meeting that the request can be heard by the Planning Commission after the application is received by the Clerk of Council, and shall promptly forward its recommendation to the City Council which will take action thereon.

Failure of the Planning Commission to act on an application for a telecommunications facility within ninety days of its submission to the Commission shall be deemed recommendation for approval of the application by the Commission unless the City Council has authorized an extension of time for consideration or the applicant has agreed to an extension of time. The City Council may extend the time for action by the Planning Commission for no more than sixty additional days. If the Commission has not acted on the application by the end of the extension, or by the end of such longer period as may be agreed to by the applicant, the application is deemed recommended for Approval by the Commission. Except as may otherwise be required by State or Federal law, the time limitations contained in this subsection shall be the sole controlling limitations relating to Planning Commission consideration of requests for permits for communication towers.

Duly noted.

(8) Explanation of denial. If the City Council denies an application for a permit under this section, it shall furnish the applicant a written explanation of its reasons, citing specific evidence in its or the Planning Commission's

written records, and including measures, if any, which the applicant may take in order to make the proposed communications tower location acceptable to the City Council.

Duly noted.

WIRELESS POLICY REQUIREMENTS

Petersburg Planning Commission - Guidelines for use by the Petersburg Planning Commission for the siting of Telecommunications Towers through the Special Use Permit process:

(A) General Purpose:

These guidelines, approved and adopted by the Planning Commission of the City of Petersburg, shall apply to and assist the Planning Commission with the Special Use Permit process for the siting of Telecommunications Towers in the City of Petersburg. These guidelines are intended to help preserve the following interests of the city and its residents: protect the public health and safety; preserve and protect property values; provide for sufficient (wireless) telecommunications services; assure compliance with all federal, state, and local rules and regulations; promote aesthetics; minimize traffic hazards and congestion; minimize telecommunications interference; and to provide for (wireless) telecommunication service by multiple providers with a minimal number of towers.

(Note: The City Council reserves the right to waive, excuse or change any requirements or conditions, or to require such additional information or compliance with such additional conditions as it deems appropriate.)

Duly noted.

(C) Special Use Permits:

A Special Use Permit for communications towers shall be authorized by the City Council only after a timely report has been received from the Planning Commission within the time frames mandated by Article 23, Section 4.1 of the Zoning Ordinance of the City of Petersburg, as amended.

Duly noted.

Application Process:

Pre-Application Meeting

Prior to submitting an application for a Special Use Permit for a communication tower, the applicant is encouraged to meet with the Director of Planning/CD or designee to discuss the proposed location of the communications tower, as well as the location of all existing communications towers which the applicant owns or operates within the city and the feasibility of locating the communications facilities on existing towers, buildings or structures. The applicant will be encouraged to meet with adjoining property owners and residents of the neighborhood in which the tower is proposed to discuss the proposal and obtain input.

A pre-application meeting was held with Michelle Peters, Director of Planning and Code Compliance, on 4/9/20.

Application

{2701683-1, 120367-00000-05}

4435 Waterfront Drive + Suite 100 + Glen Allen, VA 23060 + 804-548-4079 + www.networkbuilding.com

Each applicant (Provider) for a Special Use Permit under Article 23, Section 4.1 of the Zoning Ordinance must submit an application on forms supplied by the City (Clerk of Council).

See attached SUP application supplied by the City.

Site Plan Required

A site plan to scale shall be filled with the application for a Special Use Permit. The application, including the site plan, shall be submitted to the Clerk of Council. Upon submission the Director of Planning/CD should be notified that the information has been submitted to the Clerk of Council. Said site plan shall be signed and sealed by appropriate licensed professionals, showing the location and dimensions of all improvements, including information concerning topography, radio frequency, tower height requirements, tower type, guy anchors (when used), buildings, scaled elevations and other supporting drawings, calculations and documentation of other accessory uses; vehicular access, parking fencing and screening, landscaping zoning ownership and use of adjoining properties and other information deemed appropriate by the Director of Planning. In addition, applicant should provide actual photographs of the site which include a simulated photogenic image of the proposed tower in its proposed setting which includes the foreground, the middle ground and the background of the site.

See attached site plan.

Development Considerations:

Setback Limitations

The minimum setback from the base of the tower to any property line adjacent to any residential zoning district and the distance from any dwelling on any lot used for dwelling purposes other than a lot in any residential zoning district shall be one at least 150% of the height of the tower. The minimum distance from other property lines shall be 110% of the height of the tower unless a greater (or lesser) setback is established as a condition of approval due to icing potential or other circumstances adversely affecting the public health, safety or welfare.

The setbacks above are no longer required under Virginia Code §15.2-2316.4:2. However, the anticipated following setbacks are shown below and comply with all required District setbacks:

- *Front – 2,077 feet*
- *Right Side – 150 feet*
- *Left Side – 1,014 feet*
- *Rear – 150 feet*

Visual Impact Considerations

Antennas or other tower-mounted equipment shall be designed, spaced, placed and/or masked so as to minimize the visual impact. If a tower is to be located in the vicinity of existing or planned areas of development, historic districts that are protected by Section 106 of the NHPA, or other high visibility areas such as near the intersections of major roads or along rivers, a tower shall be architecturally incorporated in the design of an existing structure such as a church or office building, or possess design features that mask the utilitarian nature of the tower, such as belfries, chimneys and flues, church spires, cooling towers, elevator penthouses; fire, bulkhead and parapet walls extending no more than four feet above the limiting height of the building; flagpoles, ornamental towers and spires, domes, cupolas, roof-mounted mechanical equipment such as heating, air conditioning, ventilating, solar collector panels and similar equipment for the operation and maintenance of the building when not exceeding 25-percent of the roof area; public monuments, silos and grain dryers, smoke stacks, stage towers or scenery lofts, stair towers, tanks, water towers, stand pipes, electric power structures and lines.

{2701683-1, 120367-00000-05}

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The tower has been strategically sited so that it will be concealed within the existing mature treeline. Therefore, the compound and tower base will have little to no visibility from adjacent properties and the top of the tower will have limited visibility.

Certification

Certification by the manufacturer or an engineering report by a Virginia-registered structural engineer shall be filed by the applicant indicating the tower height and design, structure, installation and total anticipated capacity of the structure, including number and type of antennas which could be accommodated and demonstrating to the satisfaction of the Building Official that all structural requirements and safety considerations set forth in the BOCA Basic Building Code and Section 222(D) of the standards adopted by the Electronics Industries Association, or any amendments there to, can be met.

An Engineer certified tower and foundation design will be provided as part of the building permit submittal.

The applicant for a Special Use Permit under Article 23, Section 4.1 of the Zoning Ordinance should provide for the Planning Commission a report containing the following information:

1. A technical evaluation of the utilization of existing towers for the telecommunications services to be provided by the proposed tower. Each applicant for an antenna and/or tower shall provide the Department of Planning/CD with an inventory of its existing facilities that are either in the City of Petersburg or within five (5) miles of the corporate limits thereof, including specific information about the location, height and existing use and available capacity of each tower. The Department of Planning/CD may share such information with other applicants applying for approval of a Special Use Permit under this section or other organizations seeking to locate antennas within the jurisdiction of the City of Petersburg provided, however, that the Department of Planning/CD shall not, by sharing such information, in any way represent or warrant that sites are available or suitable.

This is confidential and proprietary information; therefore, it is no longer required under Virginia Code §15.2-2316.4:2.

2. Written certification of compliance with the federal Communications Commission Safety Standards for exposure to non-ionizing electromagnetic radiation.

A NIER report will be forthcoming.

A licensed professional engineer, with expertise in the design and operation of communications towers and antennas, shall certify at the time of application that NIER (nonionizing electromagnetic radiation) emitted from the facility will not result in a level of exposure, at any point beyond the leased property line of the facility, which exceeds the lowest applicable exposure standards established by any agency of the federal government or by the American National Standards Institute.

A NIER report will be forthcoming.

Because regulation of the environmental effects of radio frequency emissions has been pre-empted by federal law, neither the Planning Commission nor the City Council shall consider any alleged effects of radio frequency emissions in deciding whether to approve or deny a special use permit for communications tower.

3. Copies of all applicable state and federal permits.

Copies of all applicable state and federal permits can be provided prior to building permit approval if requested by the City.

4. A five-year plan regarding the provider's contemplated telecommunications needs and services to the City.

This is confidential and proprietary information; therefore, it is no longer required under Virginia Code §15.2-2316.4:2.

(D) Permit Conditions

As expressed conditions for the consideration, issuance and maintenance of a permit under these guidelines, it will be recommended that the Provider comply with the following conditions:

1. The Provider shall comply with all federal, state and local laws, regulations and ordinances.

Duly noted.

2. The Provider shall certify that transmission emission levels shall not exceed those permitted under federal law and regulations.

A NIER report will be forthcoming.

3. The provider will have a liberal collocation policy and the capacity to locate multiple antenna/array on the proposed tower.

The tower will have adequate space for at least 3 other users.

4. No interference with existing television, cable television, radio, telephone transmissions or other electronic devices and signals shall be permitted from the tower. If interference occurs, it shall be immediately remedied by the Provider.

Duly noted.

5. The Provider shall not place any signs or logos on or around the tower.

Duly noted.

6. The Provider shall construct and maintain a security fence around the base of the tower and any accessory buildings/structures within the site. Said security fence shall not be less than six (6') feet in height and shall also be equipped with an appropriate anti-climbing device.

See attached plans showing a 7'- foot fence with barbed wire on top.

7. Unless otherwise required by the Federal Aviation Administration or the Federal Communications Commission, the tower shall have a galvanized finish.

The tower will have a galvanized steel finish.

8. No artificial lighting shall be installed upon any such tower unless required by the federal Aviation Administration. If such lighting is required, it shall be screened so as not to project its light below the horizontal plane it is located.

Duly noted.

9. The Provider shall provide landscaping to include evergreen type plants or trees as appropriate, to shield/screen the base of the tower and any structures associated therewith. A buffer of such plants at least ten (10') feet wide around the perimeter of the tower site and outside of any security fencing shall be required. Accordingly, a landscaping plan to include measures to address screening and buffering of the tower base/compound shall be submitted to and approved by the Director of Planning. The landscaping treatments shall include plant materials that effectively screen the view of the tower compound from any adjacent or nearby residential or commercial property. Existing mature tree growth and natural land forms on the site shall be preserved to the maximum extent possible.

The facility is located in a heavily wooded area and the Applicant is seeking a landscape waiver.

10. No outdoor storage shall be permitted at the tower site.

Duly noted.

11. The proposed tower height shall be determined by analysis of the surrounding factors including but not limited to (a) characteristics of the proposed site; (b) minimum height to meet the type of services proposed; and (3) anticipated co-location opportunities by other telecommunication providers. The applicant shall also certify that the proposed tower is compatible for co-location with a minimum of three (3) users including the primary user.

The proposed height of 199 feet is necessary to (1) meet T-Mobile's coverage and capacity objectives and accommodate a lightning rod (2) allow space for at least 3 other carriers to meet their coverage and capacity objectives.

12. The Provider shall give proof to the City that any damages which may occur to persons, which damages or injuries are caused by a failure of the tower and/or its associated structural supports, regardless of whether such failure is a result of human error or an act of God, shall be paid by the owner of the tower and/or insurers of the tower. The provider shall carry insurance in an amount sufficient to cover any liability associated with the tower's construction, operation and use. The minimum amount of such insurance shall be \$1,000,000 per occurrence.

Duly noted.

13. The provider shall obtain a building permit from the office of Code Compliance to collocation any new antenna not described in the permit application.

Duly noted.

14. If the tower is abandoned, unused for one (1) year, or no longer operational, it shall be dismantled within 90 days of its abandonment, unless City Council shall extend this time period. If the tower is not dismantled and

removed as specified in this section, the City may arrange to have it dismantled and removed and collect its costs on the bond provided as required herein.

Duly noted.

15. The Provider shall submit a performance bond, with the city named as beneficiary, to cover the costs of tower dismantling and removal should the tower not be used for a twelve-month period, or should the permit issued hereunder be revoked. Such bond shall be in an amount approved by the City and shall be renewed periodically so the bond remains continuously in effect during the life of the tower.

This is no longer required under Virginia Code §15.2-2316.4:2.

16. If the bond required in Paragraph 15 is not sufficient to cover the cost of tower dismantling and removal, the owner of the land upon which the tower is sited must agree to pay the difference between the cost and the amount recovered on the bond.

This is no longer required under Virginia Code §15.2-2316.4:2.

17. The Provider shall submit proof to the City that the Tower has undergone a triennial inspection for structural integrity. Said inspection shall be performed by a certified engineer or other qualified professional, at the expense of the Provider. If any structural deterioration or defect is found to be present, and such deterioration or defect affects the physical ability or aesthetic integrity of the tower, the Provider may be required to correct the deterioration or defect within a reasonable amount of time as determined by the City.

Duly noted.

18. The Provider shall certify that all other avenues for providing service have been exhausted unsuccessfully, and that the request tower is the only means for providing the proposed service. Verifiable evidence from the applicant of the lack of space on suitable existing towers, buildings or other structures on which to locate the proposed antennas and the lack of space on existing tower sites on which to construct a tower for the proposed antennas, within the anticipated service area, shall be considered in the review of the Special Use Permit application for any new tower. Any such evidence shall also include an affidavit executed by a radio frequency engineer that such existing tower or structure is unsuitable for the applicant's needs.

This is no longer required under Virginia Code §15.2-2316.4:2. Moreover, as is the case with all carriers, T-Mobile first looked for a building or other tall structure in the area on which to collocate its antennas that could sufficiently serve the area's residents and businesses. There are no buildings or structures within the area properly located that are tall enough to meet the coverage and capacity objectives.

19. Required yearly report: The owner of each antenna or tower shall submit a report to the city of Petersburg, Department of Planning/CD once a year, no later than July.
 1. The report shall state and certify the current uses of the tower, plus the names and corporate address of each entity currently using such tower.
 2. The Provider shall comply with any such additional requirements as City Council deems appropriate.

Duly noted.

(F) Federal Requirements

{2701683-1, 120367-00000-05}

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All towers must meet or exceed current standards and regulations of the FCC and any other agency of the federal Government with the authority to regulate towers and antennas in effect at the time of the construction of the tower. Failure to bring towers and antennas into compliance with revised directives, as may be required by said directive, shall constitute grounds for the removal of the tower or antenna at the owners' expense. Any such removal by the governing authority shall be in the manner provided above in Sections (15), (16) and (17).

Duly noted.

(G) Review Fees

Any out-of-pocket costs incurred for review by a licensed engineer or other certified professional, deemed necessary by the Planning Commission or City Council to participate in the review of the above required information, shall be paid by the applicant.

Duly noted.



City of Petersburg

PLANNING AND COMMUNITY DEVELOPMENT BUILDING CODE COMPLIANCE DIVISION

106 W. TABB STREET ● PETERSBURG, VIRGINIA 23803
PHONE (804) 733-2409 ● FAX (804) 863-2780 ● TDD (804) 733-3008
WWW.PETERSBURG-VA.ORG

To: Sandra A. Robinson, Zoning Administrator of Planning/Community Development

Date: May 8, 2020

RE: Request for Departmental Comments, Site Plan Review
Skyway Towers, LLC - Telecommunications Facility w/ Monopole Tower
1 Four Square Industrial Dr.
Tax Map Parcel # 071-070010

Due to the limited scope of the construction documents presented for full plan review, comments at this time are limited to the Site Plan Only.

Please note, as per the 2015 Virginia Construction Code Section 102.3 Exemptions, the following is exempt from the code:

1. Equipment and wiring used for providing utility, communications, information, cable television, broadcast or radio service in accordance with all of the following conditions:
 - 1.1. The equipment and wiring are located on either rights-of-way or property for which the service provider has rights of occupancy and entry.
 - 1.2. Buildings housing exempt equipment and wiring shall be subject to the USBC.
 - 1.3. The equipment and wiring exempted by this section shall not create an unsafe condition prohibited by the USBC.

Due to the nature of the proposed project, an Engineer's Stamped Structural Analysis Report is required at the time of final drawing submission.

All improvements and any changes in use in existing structures and all new work, from a Building Code standpoint, must be reviewed in plan and specification form by Code Compliance. No further comments can be made until Building Permits are applied for and a scope of work submitted with the necessary plans and construction documents.

No adverse effects on our department are anticipated. We are able to perform all tasks associated with the project with existing personnel and resources; to include processing of building permits, plan reviews and building inspections as required.

Thank You,

Nikesha Williams

Plans Review, Code Compliance Office
Planning and Community Development, Building Code Compliance

Cc: J. Howard Hines, Building Official
file

Sandra Robinson

From: Darryl Walker
Sent: Tuesday, May 12, 2020 5:30 PM
To: Sandra Robinson; Andrew J. Barnes
Cc: Debbie Porter; Wanda White; Reginald Tabor
Subject: RE: Site Plan Review: Skyway Towers, LLC - Communications Facility w/ Monopole Type Tower

Good Evening,

In response to the site plan submittal referenced above, I offer the following initial stormwater comments:

General Plan Review

- 1) Correct the spelling of "BUDD ROAD" (not "BUDDS") in the "SITE INFORMATION" block on the right border of the "EASEMENT EXHIBIT" Sheets (EE-1 & EE-2).
- 2) "15' R/W" shown for Budd Road probably needs to be formally verified and depicted on the plans; otherwise, a formal agreement with the adjacent property owner would need to be acquired for encroachment onto their property for any construction/easement needed west of the existing property line. Mr. Riggleman (Engineering Construction Manager) would be able to guide you further.
- 3) Additional comments could be forthcoming on future submittals.

Erosion and Sediment Control (ESC) Plan Review

- 1) Show all of the current VESCP "Minimum Standards" (MS-19), verbatim from 9VAC25-840-40 in the VA Administrative Code, somewhere in the ESC Plan.
- 2) On Sheet ES-2 under "STORM WATER RUNOFF CONSIDERATIONS", remove the statement referring to sheet flow satisfying MS-19. Per Minimum Standard 9VAC25-840-40.19i, verify the adequacy of the downstream outfall channel(s) using the adequacy method defined in 9VAC25-840-40.19b. *(Include a pre- and post-development analysis, noting that for analysis computations compacted gravel is an impervious surface.)*
- 3) Additional comments could be forthcoming on future submittals.

Drainage/Stormwater Management Plan Review

- 4) Should stormwater detention or other on-site measures be deemed necessary to ensure adequacy of the downstream outfall channel(s) per ESC Comment #2 above, then submit all necessary drainage/stormwater computations for these measures (pre- and post-developed conditions) to verify the adequacy of the outfall channel(s) with respect to: (1) non-erosive velocities, and (2) containment within the channel bed and banks.
- 5) Additional comments could be forthcoming on future submittals.

If there are any questions regarding these initial comments, please advise.

Thanks,

Darryl E. Walker
Stormwater Program Manager
City Hall Annex – 103 West Tabb Street
Petersburg, VA 23803
804.733.2357 dd
804.733.2353 ofc
804.732.2030 fax
www.petersburg-va.org

RE: *** Reminder***

Gregory Geist <ggeist@petersburg-va.org>

Tue 5/19/2020 10:15 AM

To: Sandra Robinson <srobinson@petersburg-va.org>

Make sure there is sufficient lighting.

Thank you,

Captain Greg Geist
Petersburg Bureau of Police
Administrative Services Division
(804) 732-4222 – non-emergency
(804) 400-2098 – cell
(804) 203-4438 – office
FBINA Session 275



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From: Sandra Robinson <srobinson@petersburg-va.org>

Sent: Tuesday, May 19, 2020 10:14 AM

To: John Hines <jhines@petersburg-va.org>; Gregory Geist <ggeist@petersburg-va.org>; Andrew J. Barnes <abarnes@petersburg-va.org>; Carmen Tirado <carment@petersburg-va.org>; Jim Reid <jreid@petersburg-va.org>; Bill Riggleman <bill@petersburg-va.org>; Tangelo Innis <tinnis@petersburg-va.org>; Darryl Walker <dwalker@petersburg-va.org>; Nikesha Williams <nwilliams@petersburg-va.org>

Cc: Debbie Porter <dporter@petersburg-va.org>; Reginald Tabor <rtabor@petersburg-va.org>

Subject: *** Reminder***

RE: Site Plan Review Comments

Skyway Towers, LLC - Telecommunications Facility w/Monopole Tower (Roger Hughett on behalf of William H. Shewmake)

1 Four Square Industrial Drive

T.P. 071-070010

Zoned: "M-1", Light Industrial District

PUBLIC NOTICE

Notice is hereby given to all interested persons, the City of Petersburg Planning Commission will hold a public hearing on Wednesday, June 3, 2020, beginning at 6:00 p.m. live streamed to hear the following cases:

20-REZ-01: Request of Nick Walker of Roslyn Farm Corporation to rezone 2045 Squirrel Level Road, T.P. 070-050002, currently zoned A (Agricultural), and a portion (16.67 acres) of 2100 Defense Road, T.P. 070-050001, currently zoned R-1 (Single Family Residential) to M-2 (Heavy Industrial) to attract an industrial user.

20-SUP-01: Request of William H. Shewmake of Skyway Towers, LLC for a Special Use Permit to construct telecommunications facility at 1 Four Square Industrial Drive, T.P. 071-070010, within a 50' x 50' fenced compound with a 195' monopole type tower with a 4' lightning rod, within the property that is currently zoned M-1.

Information and related material concerning this request may be examined on the Planning Commission Website: <http://www.petersburgva.gov/119/Planning-Commission>, or by contacting the Department of Planning and Community Development at (804) 733-2308. The Department is open Monday – Friday, 8:30 a.m. to 5:00 p.m.

All interested persons shall have the opportunity to be heard at said public hearing. The public is encouraged to submit comments through electronic means. Comments may be sent by email to pcd@petersburgva.org or by postal mail to Department of Planning and Community Development, 135 N Union St, Petersburg, VA 23803. Citizens are encouraged to submit comments by 10:00 a.m. June 2, 2020 to ensure they can be provided to the Planning Commission for their consideration prior to the hearing.

Should you have any questions about this correspondence, or if you need additional information or assistance regarding this matter, please contact the Department of Planning and Community Development at (804) 733-2308 or via email at pcd@petersburgva.org.

SPECIAL LIMITED POWER OF ATTORNEY

Know All Men By These Presents: That I (We)

Name (s): Cleveland E. Hudspeth on behalf of Four Square Property Management, LLC Phone Number(s): 804-387-5241

Address(es): 1 Four Square Ind Drive Petersburg, VA 23805

the owner(s) of all that certain tract or parcel of land ("Property") conveyed to me (us), by deed recorded in the Clerk's Office of the City of Petersburg, Virginia as **Instrument #15-000650**.

with a street address of: 1 Four Square Ind Drive

and described as Tax Parcel: 071-070010

do(es) hereby make, constitute and appoint:

Name(s): Network Building + Consulting (Roger Hughett/Karina Fournier), Skyway Towers, LLC and William H. Shewmake (Attorney-Woods Rogers PLC)

Phone Number(s): 410-935-4352/813-960-6217/804-343-5035

Address(es): 15408 Abner Church Road Glen Allen, VA 23059

3637 Madaca Lane Tampa, FL 33618

Woods Rogers PLC Riverfront Plaza, West Tower 901 East Byrd Street Suite 1550 Richmond, Virginia 23219

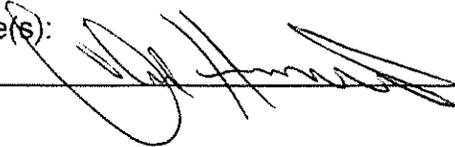
To act as our true and lawful attorney(s)-in-fact for and in my (our) name, place and stead with full power and authority I (we) would have if acting personally to file planning applications for my (our) above described Property, including a use permit application and site plan and building permit applications and any and all other documents and applications required in connection with the construction and operation of a communication tower with related ground equipment and improvements on the Property.

My attorney(s)-in-fact shall have the authority to agree to and offer conditions and to make amendments to previously approved conditions except as follows:

_____.

This authorization shall expire two (2) years from the day it is signed, and shall remain in effect until that time, unless it is otherwise rescinded or modified.

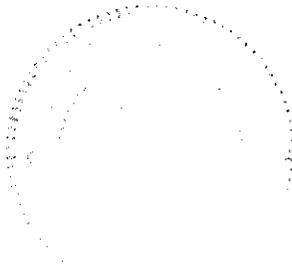
In witness thereof, I (we) have hereto set my (our) hand and seal this 17th day of February, ~~2017~~ 2020

Signature(s):  _____

Commonwealth of Virginia,

City/County of Petersburg, To-wit:

I, Janice M. Kendall, a Notary Public in and for the jurisdiction aforesaid, certify that the person(s) who signed to the foregoing instrument and who is (are) known to me, personally appeared before me and has acknowledged the same before me in the jurisdiction aforesaid this 17th day of February, ~~2017~~ 2020



Janice M. Kendall
Notary Public
My commission expires: 10/31/2021
Registration #: 116242

[SEAL]

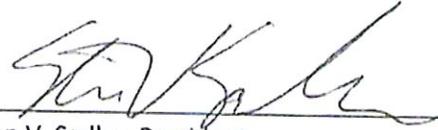
CONSENT TO ACTION BY MEMBERS WITHOUT A MEETING

By signing this document, the undersigned, who are all of the members of Four Square Property Management LLC, a Virginia limited liability company (the "Company"), consent to the taking of the following actions without a meeting of members in accordance with the terms of the Operating Agreement of the Company:

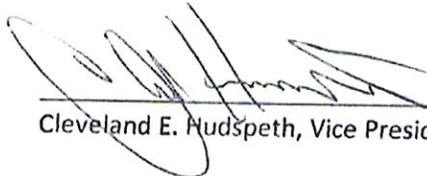
RESOLVED, that the Company acknowledges the Option and Lease Agreement between Four Square Property Management, LLC and Skyway Towers, LLC and Authorize Cleveland E. Hudspeth, Vice President, as signatory on behalf of the Company to enter into the Option and Lease Agreement. This authorization also gives Cleveland E. Hudspeth, Vice President, authority to transact all business concerning this matter, including but not limited to any transactions concerning zoning, permitting, etc.

The actions taken will be effective when this Consent to Actions has been signed by all members of the Company.

Date: 1/10/2020



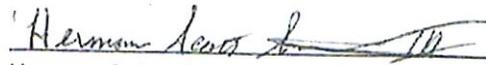
Steven V. Sadler, President



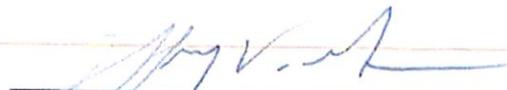
Cleveland E. Hudspeth, Vice President



Robert A. Graves, Vice President

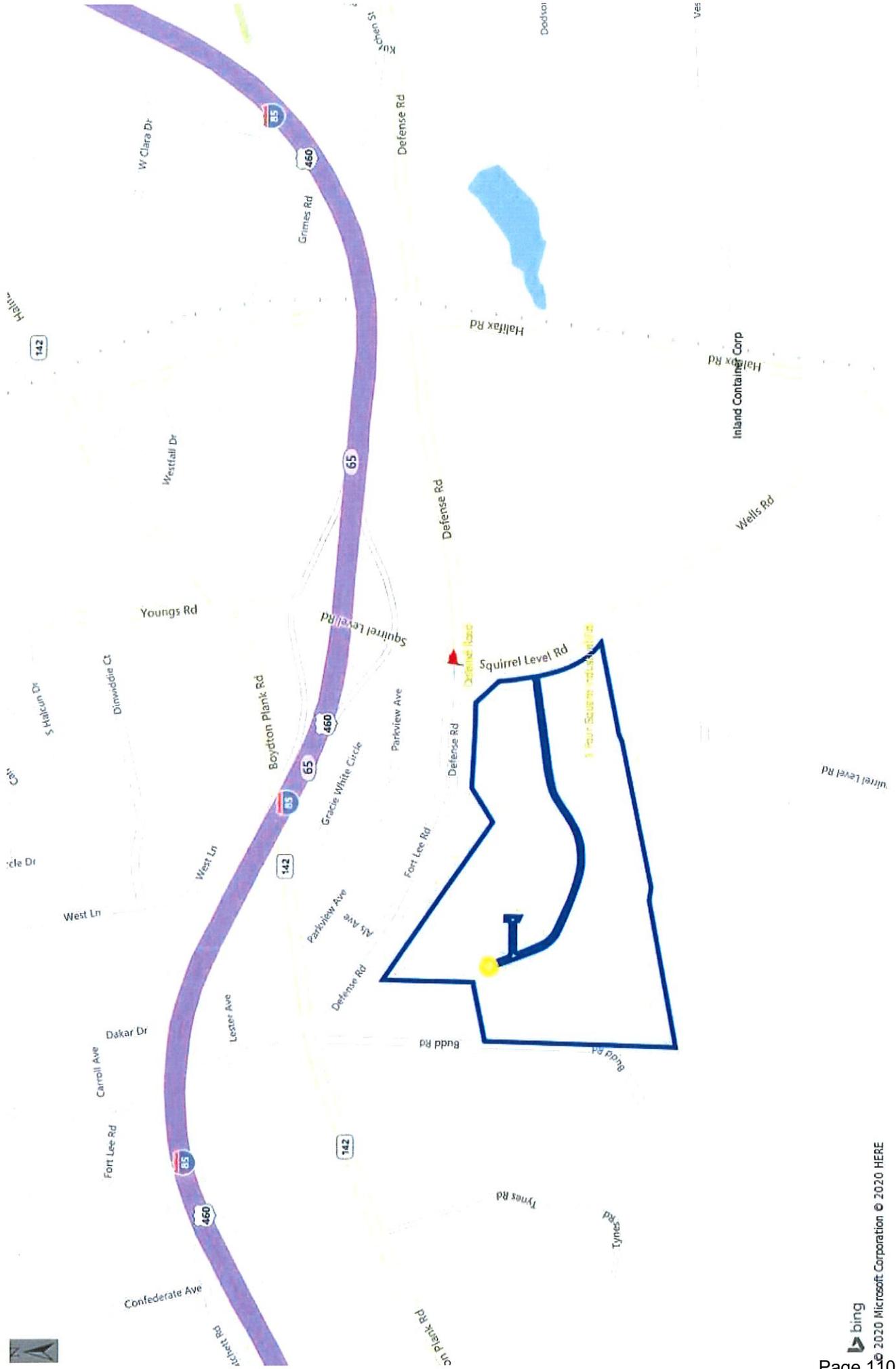


Herman S. Stephenson, Vice President



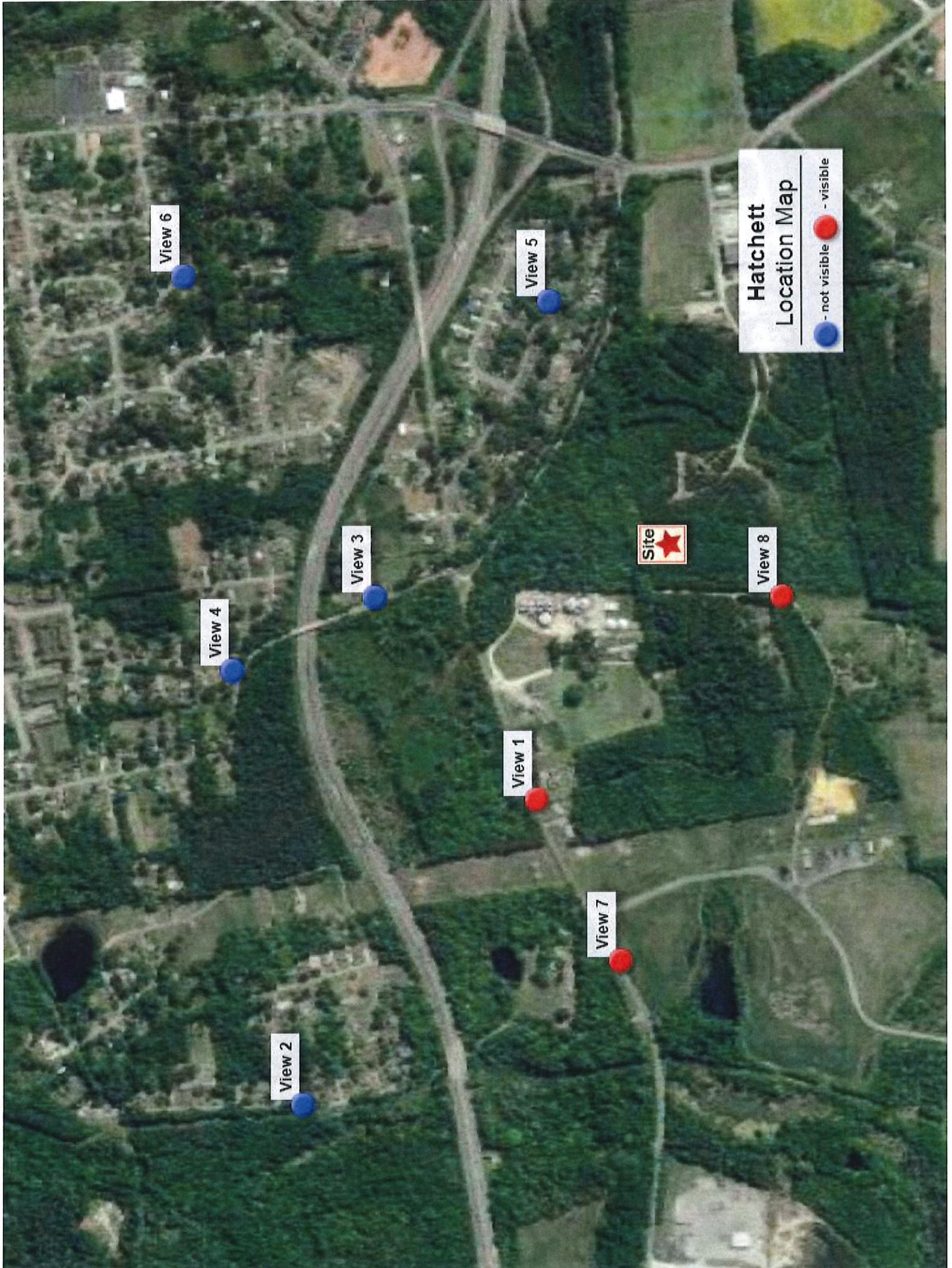
Jeffrey V. Geren, Vice President

1 Four Square Industrial Road



Skyway Tower





Hatchett
Location Map
- not visible - visible

View 6

View 5

View 3

View 4

Site

View 8

View 1

View 7

View 2



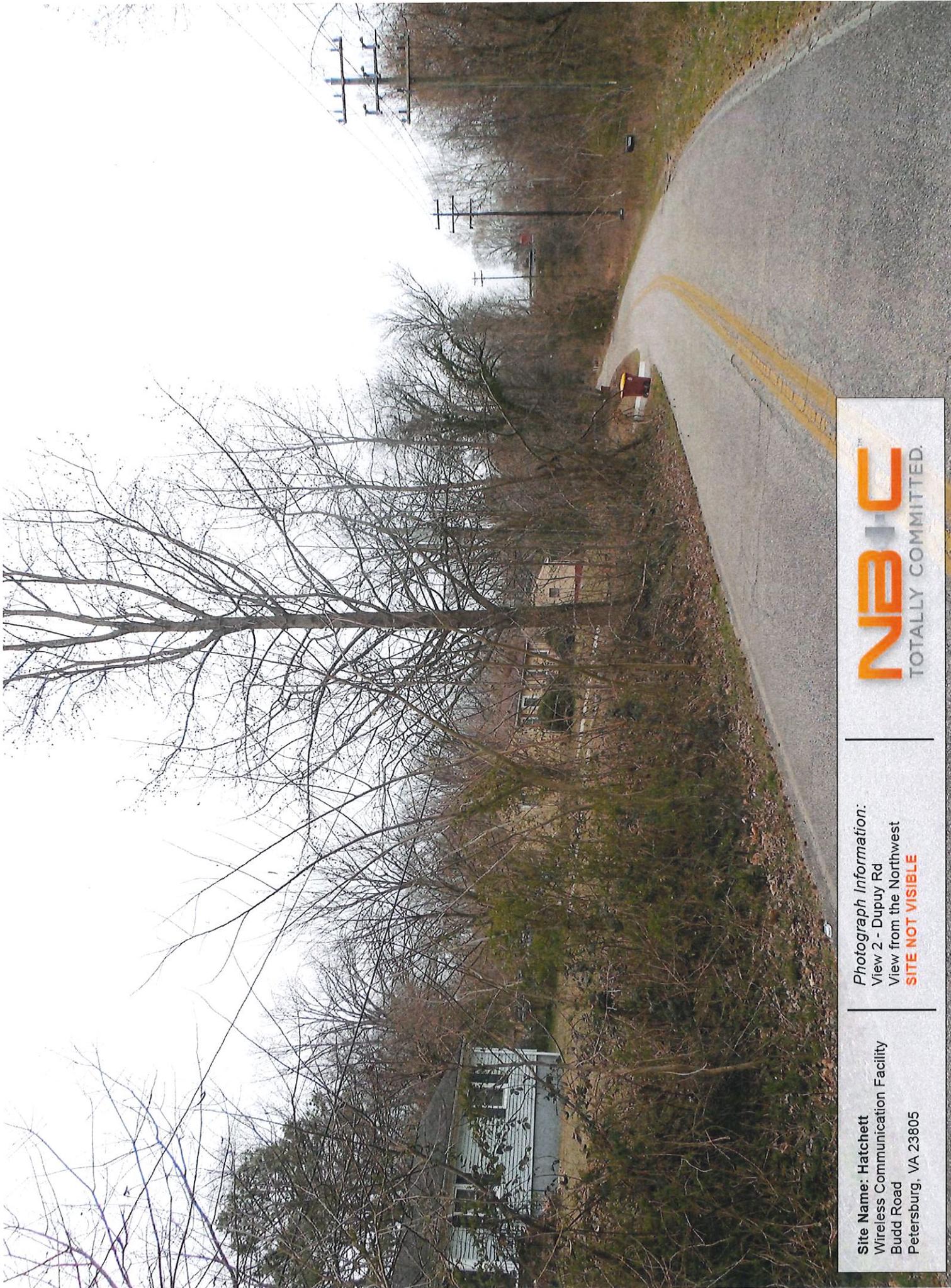
Photograph Information:
View 1 - Boynton & Petersburg
Plank Rd
View from the Northwest
Showing the Existing Site

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



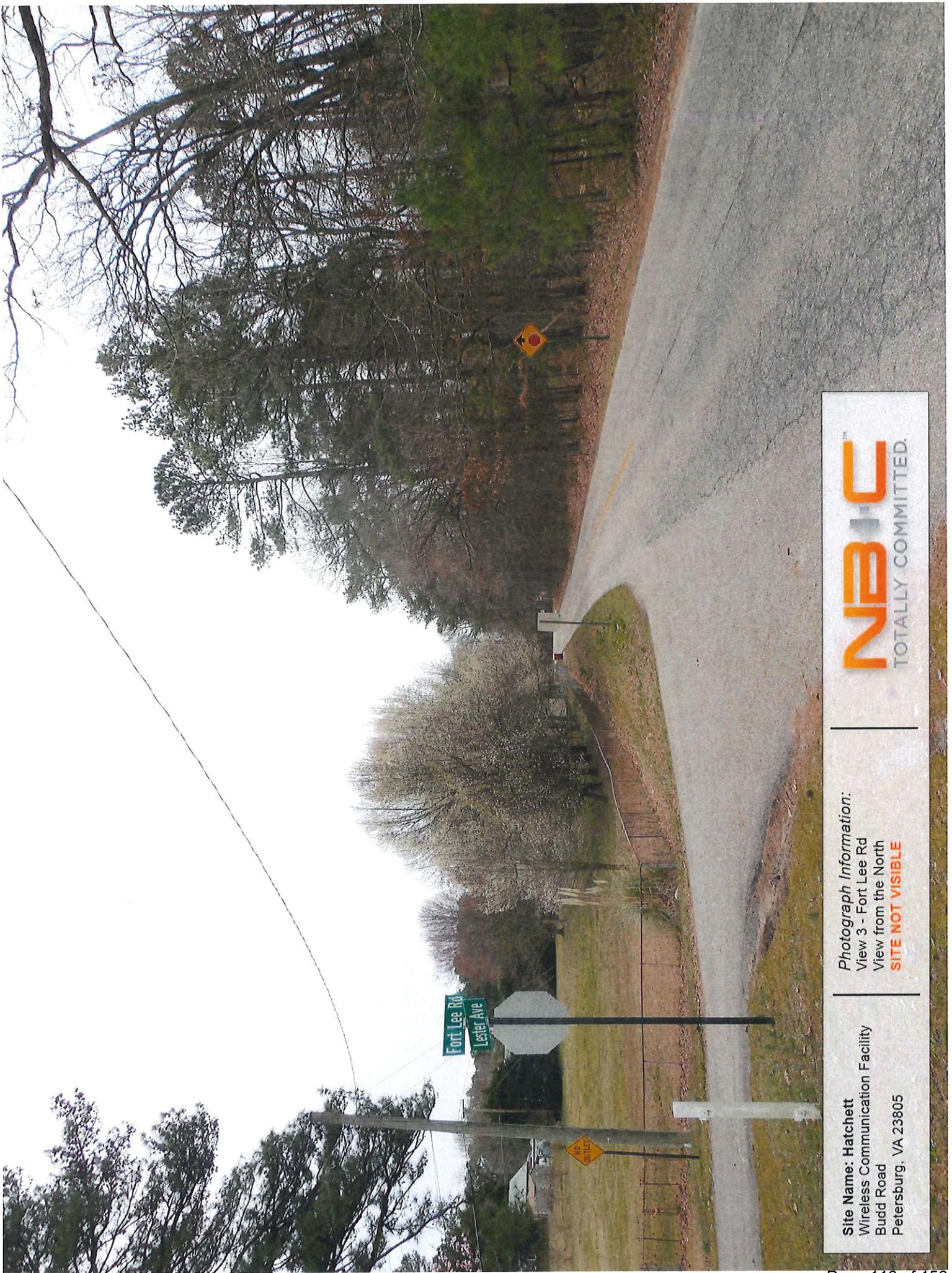
Photograph Information:
View 1 - Boydton & Petersburg
Plank Rd
View from the Northwest
Showing the Proposed Site

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



Photograph Information:
View 2 - Dupuy Rd
View from the Northwest
SITE NOT VISIBLE

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



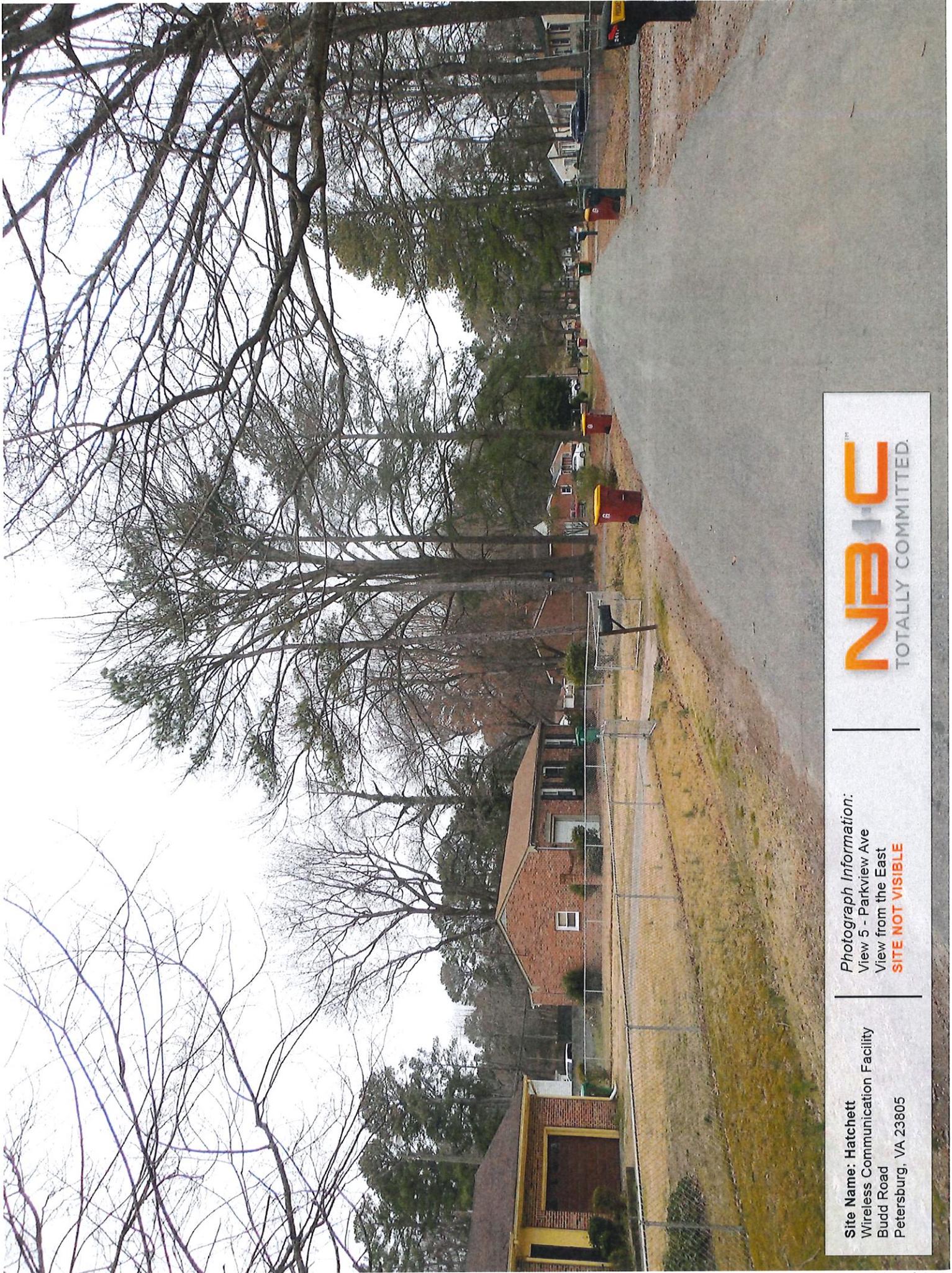
Photograph Information:
View 3 - Fort Lee Rd
View from the North
SITE NOT VISIBLE

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



Photograph Information:
View 4 - Nance Dr
View from the North
SITE NOT VISIBLE

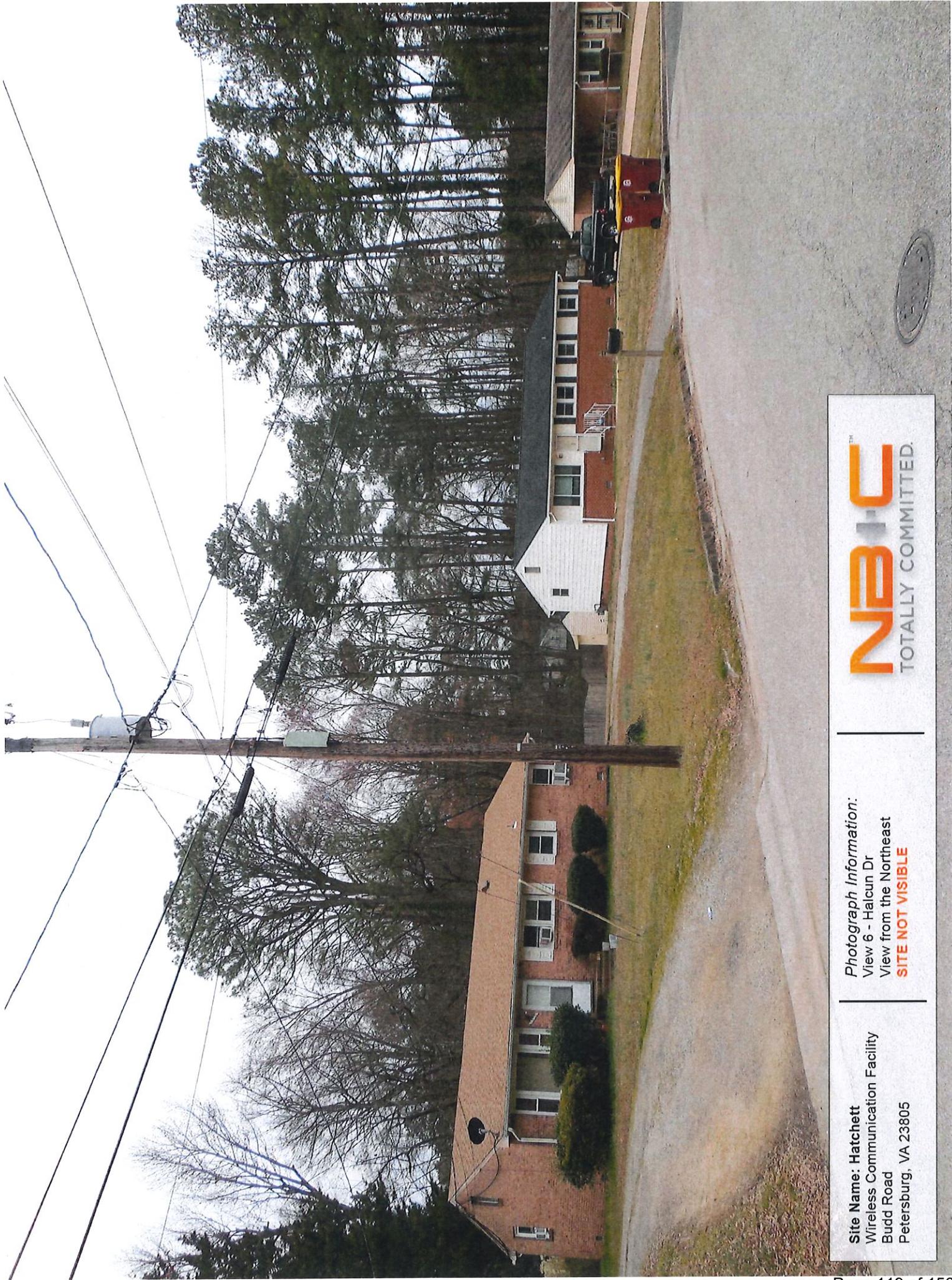
Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805

Photograph Information:
View 5 - Parkview Ave
View from the East
SITE NOT VISIBLE





Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805

Photograph Information:
View 6 - Haloun Dr
View from the Northeast
SITE NOT VISIBLE





Photograph Information:
View 7 - Boynton & Petersburg
Plank Rd
View from the West
Showing the Existing Site

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



Photograph Information:
View 7 - Boynton & Petersburg
Plank Rd
View from the West
Showing the Proposed Site

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



Photograph Information:
View 8 - Budd Rd
View from the South
Showing the Proposed Site

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805

VA11419-Coverage Prediction

1

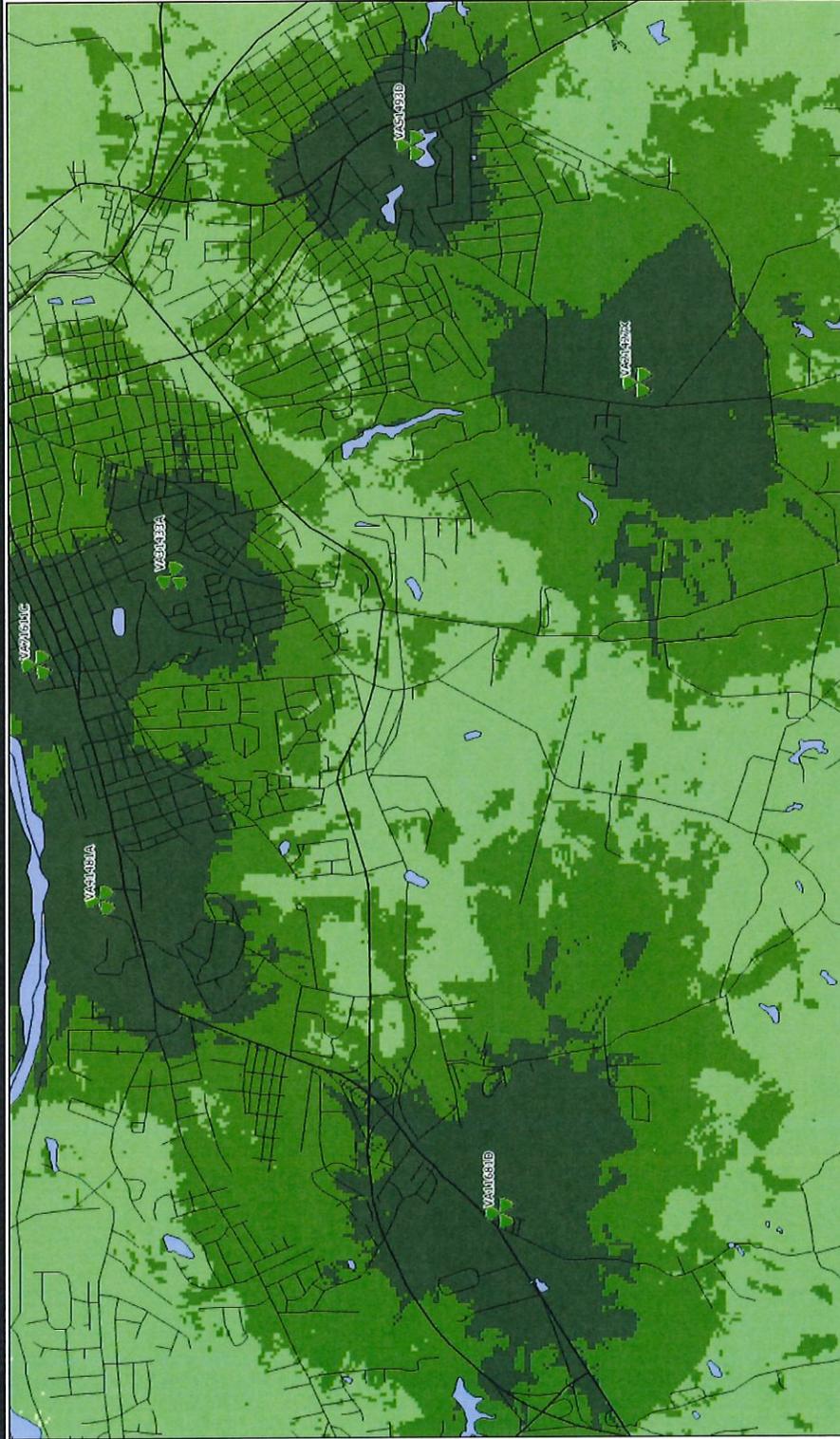
POR Details:

Objective = Coverage

Type = Coverage

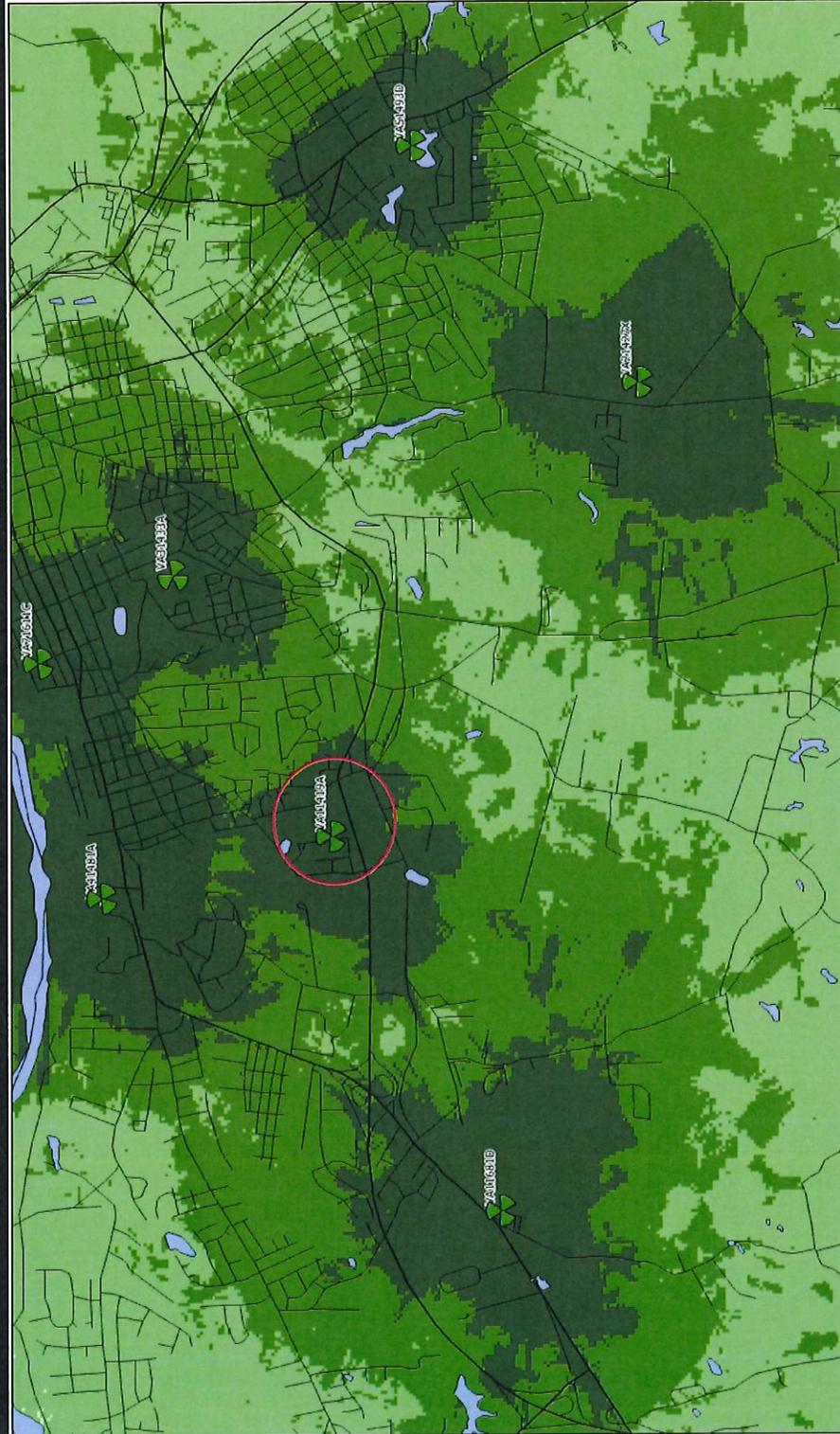
Offload sector(s) =

Existing Coverage- All Carriers



- >= -88 dBm (in-bldg commercial)
- >= -97 dBm (in-bldg residential)
- >= -112 dBm (in-vehicle)
- >= -118 dBm (outdoor)

With VA11419A - Coverage- All Carriers



- >= -88 dBm (in-bldg commercial)
- >= -97 dBm (in-bldg residential)
- >= -112 dBm (in-vehicle)
- >= -118 dBm (outdoor)

Azimuth: 0/120/240
Height: 116ft

With VA11419D -Coverage- All Carriers



- >= -88 dBm (in-bldg commercial)
- >= -97 dBm (in-bldg residential)
- >= -112 dBm (in-vehicle)
- >= -118 dBm (outdoor)

Azimuth 40/130/220/310
Height : 195ft



Photograph Information:
View 8 - Budd Rd
View from the South
Showing the Existing Site

Site Name: Hatchett
Wireless Communication Facility
Budd Road
Petersburg, VA 23805



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Lionel Lyons, Deputy City Manager of Development

FROM: Charles Koonce

RE: **A Public Hearing on the Revised Mass Transit FY 21 Budget**

PURPOSE: In response to the Coronavirus Pandemic, Petersburg Area Transit was awarded 3.5 million dollars from the Federal Transportation Administration, with no match requirement. The budget must approved by City Council and amended to reflect the new funding.

REASON: Additional grant dollars were awarded to Petersburg Area Transit after the City-Wide budget was advertised. The budget has increased by \$1,251,24 and must be voted upon after two readings by City Council.

RECOMMENDATION: Recommend City Council approve Mass Transit's FY 21 Budget.

BACKGROUND:

FTA allocated \$25 billion to recipients of urbanized area and rural area formula funds, with \$22.7 billion to large and small urban areas and \$2.2 billion to rural areas. Funding is provided at a 100-percent federal share, with no local match required, and is available to support capital, operating, and other expenses generally eligible under those programs to prevent, prepare for, and respond to COVID-19. Petersburg Area Transit was awarded \$3,581,786 (\$300,000 was appropriated in FY 20), the remainder will be used in FY 21. PAT will use CARES funding to support its operations at 100% and not its usual match grants (per the request of the FTA). The CARES funding was received AFTER the City-Budget submittal and must be amended for Fiscal Year 2021.

COST TO CITY: \$0

BUDGETED ITEM:

REVENUE TO CITY: \$3,281,786

CITY COUNCIL HEARING DATE: 7/7/2020

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: Federal Transportation Administration

AFFECTED AGENCIES:

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: FY 21 Approved Budget

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS:

1. FY 21 PAT PRESENTATION-1
2. Copy of PAT Budget Revised FY 21 Budget Dept Copy. (1)



CARES Act



- ❑ **Federal Transportation Administration (FTA) allocated \$25 billion to recipients of urbanized area and rural area formula funds, with \$22.7 billion to large and small urban areas and \$2.2 billion to rural areas.**

- ❑ **Funding will be provided at 100-percent federal share**
 - No local match required, an
 - Available to support capital, operating, and other expenses generally eligible under those programs to prevent, prepare for, and respond to COVID-19.

- ❑ **Eligible Operating expenses incurred beginning Jan. 20, 2020**
 - Eligible expenses include operating cost to maintain transit services
 - Administrative leave for transit personnel due to reduced operations during an emergency.

Richmond Area Allocation



- ❑ **The Richmond Urban Area Allocation \$35,817,860**
 - Greater Richmond Transit Authority – \$32,236,074
 - Petersburg Area Transit – **\$3,581,786**
 - **Allocations are based upon a formula of ridership and revenue miles data.**

- ❑ **The FTA is requiring that all CARES Act funding be used now before any other Federal Operating Dollars.**

Council Action



Grant dollars were awarded after the PAT budget was submitted to the budget office. Therefore, an amendment is required to the PAT FY 2021 budget.

Council Action

- ***Recommend City Council Approve Petersburg Area Transit's FY 2021 Amended Budget.***

Budget Amendment Summary



- Revenue projects were reduced. (Farebox, Greyhound, Advertising).

- No additional dollars are required from the Petersburg General Fund Budget.

- \$300,000 was appropriated in FY 2020 and the remaining \$3,281,786 in the FY 2021.

- PAT budget increased by \$1,251,240.
 - This increase is the net federal funds received and projected reduction in transit generated revenue due to COVID-19 pandemic.

- Capital Projects added.
 - One 30-foot bus – \$450,000
 - Automatic Passenger Counter – \$150,000

- Budget includes an additional position for Customer Service/Human Resources.



FY 21 Capital Projects

Projects (Appropriated in Original Budget)

- 3 Medium Heavy-Duty Buses - \$395,877
- 1 Para-Transit Vehicle – \$67,000
- Surveillance Cameras (309 Maintenance Shop)- \$10,000
- Shop Equipment – \$50,000
- Signs – \$33,200
- Benches – \$17,000
- Bus Shelter – \$19,569

New Projects

- One 30-foot bus
- Automatic Passenger Counter System



Salaries

□ All Transit employee were budgeted a \$1 to \$2 dollar an hour increase.

- Salary Increases help Transit eliminate turnover and maintain a stable work force.
- To date salary increases have been approved for frontline workers. Effective July 4, 2020.
 - Budgetary Impact \$129,896.00 for frontline workers
 - Budgetary Impact for all employees \$ 130,936.00

Sustainability



- Petersburg Area Transit is entitled to formula grants for operating and preventative maintenance dollars each year from the FTA.**
 - At the end of FY 21, PAT is entitled to operating apportionments in the amount of \$2,796,497.
 - This funding is matched 1 for 1 with Transit Revenue.

- Capital funding may decline over the next few years budgetary priority will shift to efficient operations and revenue generation.**

Questions



MASS TRANSIT REVENUES

REVENUES	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Mass Transit Revenue	-	-	55,500	-	-	-
Rental of General Property	-	-	1,472	-	-	-
Revenue From Use of Property	18,845	-	-	-	-	-
Sale of Bus Tickets	393,543	334,170	353,218	400,000	400,000	250,000
Hopewell	31,535	243,891	163,221	220,000	218,000	218,000
Colonial Heights	433,130	50,000	53,000	-	-	-
Greyhound Commission Tickets	20,870	27,663	13,840	30,000	30,000	15,000
Greyhound Revenue	47,071	32,210	42,169	43,032	43,032	35,000
Riverside Revenue	9,696	21,331	25,210	23,268	23,268	23,268
Concession Sales	655	20,208	144	600	600	-
Cash Sales Tax Café	-	771	12	-	-	-
Meals Tax Café	-	612	14	-	-	-
Sales Tax Café	-	36	-	-	-	-
Sale of Bus Tickets-Flite Foundation	-	70	145	-	-	-
New Freedom Farebox	-	-	-	-	-	-
Charges for Services	27,351	-	-	-	20,000	-
Vending Machine Commission	-	341	931	-	600	600
Sale of Salvage/Surplus	-	-	-	100	4,096	4,096
Miscellaneous Other - [Advertising On Bus]	-	10,529	15,374	10,000	10,000	7,200
Miscellaneous Other - [Non-Advertising]	-	-	342	-	-	-
Recovered Cost [Insurance Claims]	-	-	-	-	-	-
Recovered Cost	7,546	7,943	2,006	-	-	-
Recoveries & Rebates	-	-	29	-	-	-
Other State Revenue	-	-	107,572	-	-	-
State Operating DRPT	632,660	764,117	161,355	645,432	711,439	711,439
State Grant Revenbue-Monthly Op Allot	-	-	388,718	-	-	-
New Freedom Program-Operating State	-	-	51,711	172,137	21,000	16,800
New Freedom Program Mgr. [State]	-	-	-	-	-	-
New Freedom Program-Operating [Federal] (5310)	-	-	-	84,000	-	-
Federal Grant Revenue -Operating (5307)	976,078	522,484	-	730,000	976,830	4,581
Federal Grant Revenue -Preventive Maintenance (5307)	-	76,941	247,091	502,664	825,057	-
CARES	-	-	-	-	-	3,281,786
Federal Grant Revenue (5310)	-	-	-	105,000	-	-
VA-90-X516 [Federal]	-	-	19,087	-	15,655	15,655
VA-90-X415 [Federal]	-	4,828	75,566	61,743	12,308	12,308
VA-90-X286 [Federal]	-	-	7,024	-	-	-
VA-34-0005 [Federal]	-	29,065	19,776	17,591	7,648	25,239
VA-90-X363 [Federal]	-	3,671	4,171	-	-	-
VA-90-X105-02 [Federal]	-	-	-	57,914	-	-
New Freedom Federal	-	-	46,607	-	16,800	-
VA-16-X042 [New Freedom Mgr. Federal]	-	84,962	-	-	-	21,000
VA-2018-0006 [Federal]	-	-	150,177	-	55,194	795
Capital VA-2019-006 (5339) [Federal]	-	-	-	276,281	-	141,702
Capital VA-2019-006 (5307) [Federal]	-	-	-	40,000	-	-
VA-2020 Capital Federal	-	-	-	-	141,702	-
VA-2019-0914 [Federal]	-	-	-	-	66,621	66,621
VA-2018-0009 [State]	-	-	282,375	-	-	-
Capital VA-2019-006 (5339) [State]	-	-	-	554,456	-	344,133
Capital VA-2019-006 (5307) [State]	-	-	-	8,000	-	-
Capital State 2020 Grant [5339]	-	-	-	-	344,133	-
Transfer from General Fund	-	980,248	980,248	-	-	-
City of Petersburg Operating	-	-	-	-	-	840,002
Local Match - Operating [Fund 5307]	-	-	-	730,000	629,117	4,581
Local Match -Preventive Maintenance [Fund 5307]	-	-	-	168,700	206,264	-
Local Match -Capital	-	-	-	31,915	39,356	30,154
Local Match - [Fund 5310]	-	-	-	21,000	4,200	4,200
Local Match - Capital [Fund 5339]	-	-	-	39,012	20,243	20,243
TOTAL MASS TRANSIT REVENUES	2,598,980	3,216,090	3,268,105	4,972,845	4,843,163	6,094,403

MASS TRANSIT EXPENDITURES

ADMINISTRATIVE OPERATING	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Salaries and Wages - Regular	1,385,866	1,323,032	1,271,354	1,306,594	1,457,997	1,515,093
Salaries and Wages - Overtime	84,049	160,715	82,842	40,000	75,000	80,000
Part-time Salaries & Wages-Regular	130,297	212,491	150,569	112,944	100,100	117,780
FICA	122,416	136,486	103,174	111,655	124,932	136,812
VRS	131,441	158,130	153,956	156,922	175,105	181,963
Hospitalization/Medical Plans	108,276	218,022	179,935	201,552	214,742	226,800
Group Insurance	7,511	16,175	16,022	17,116	19,100	19,412
Health Insurance Waiver Expense	-	-	-	-	9,000	9,000
Unemployment Insurance	10,550	3,842	-	-	-	-
Employee Liability-Workers'Comp	38,126	-	-	6,000	-	-
Doctors & Phys Exam Fees	2,511	2,244	5,068	5,000	5,000	5,000
Auditing	-	-	-	-	-	-
PAT Bus Passes Credit Card Fees	26,720	4,961	5,140	3,000	3,000	3,000
Other Professional Services	-	-	505	-	-	-
Other Contractual Services	473,249	193,436	114,086	126,987	136,207	178,664
Sale Tax Cafe	1,099	-	-	-	-	-
Other-GRTC	266,668	-	-	-	-	-
Repairs - Vehicles	-	79,683	997	-	-	-
Repairs - Office Equipment	-	3,653	-	-	-	-
Repairs - Buildings	7,045	24,006	966	-	-	-
Repairs-Other	728	-	-	-	-	-
Pest Control	152	-	-	-	-	-
Printing & Binding	-	-	667	2,500	2,500	2,500
Advertising	2,133	913	1,227	2,000	2,000	1,000
Laundry and Dry Cleaning Services - Mats	1,625	-	-	-	-	-
Utility Service	49,849	72,936	98,276	105,000	105,000	105,000
Propane Gas	12,643	-	-	-	-	-
Water and Sewer Service	11,967	4,798	26,454	37,000	37,000	37,000
Postal Services	195	390	174	780	780	500
Telecommunications	40,363	55,504	30,352	81,000	81,000	174,400
Communications Maintenance Agreements	-	-	-	-	-	-
Property Insurance	-	-	-	-	-	-
Auto Insurance	6,606	-	-	-	-	-
Lease/Rent of Equipment	-	242	-	-	-	-
Mileage & Transportation	105	3,825	2,211	2,500	2,500	2,500
Meals and Lodging	-	2,666	11,916	3,000	3,000	3,000
Registration & Training	-	-	2,202	5,000	4,000	4,000
Dues & Associations Memberships	1,883	2,258	4,240	2,000	2,000	2,000
Office Supplies	5,523	3,736	6,843	5,686	5,686	8,000
Food Supplies	431	4,896	4	300	300	300
Cleaning Materials & Supplies	-	10,796	20,621	15,000	-	-
Repairs and Maintenance Supplies	-	1,806	1,022	-	-	-
Vehicle and Powered Equipment Fuels	230,274	316,220	376,158	164,865	185,000	185,000
Uniforms & Wearing Apparel	2,536	11,356	7,127	10,000	10,000	20,000
Books & Subscriptions	-	-	-	5,000	3,000	3,000
Other Operating Supplies	-	4,606	8,544	4,000	4,000	98,879
Merchandise for Resale	-	3,849	-	-	-	-
First Aid Supplies	555	-	2,706	2,500	2,500	2,500
Tires and Tubes	86,446	-	-	53,500	53,500	53,323
Small Tools	399	-	-	-	-	-
Computer Hardware over \$5,000	-	-	-	-	-	-
Depreciation Expense	1,109,127	-	-	-	-	-
Local Match - Operating [Fund 5307]	-	33,038	-	-	-	-
PILOT Payment to General fund	-	246,000	-	-	-	-
Contingency	-	200	-	-	-	-
Greater Richmond Transit Co. [Contingency]	-	200,006	200,000	200,000	200,000	200,000

TOTAL ADMINISTRATIVE OPERATING	4,359,362	3,516,915	2,885,360	2,789,400	3,023,949	3,376,426
GREYHOUND LINE SERVICES	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Greyhound Ticket Sales/GPX	-	-	41,551	43,032	43,032	35,000
Contingency	-	13,559	-	-	-	-
TOTAL GREYHOUND LINE SERVICES	-	13,559	41,551	43,032	43,032	35,000
PREVENTIVE MAINTENANCE	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Salaries and Wages - Regular	-	(759)	208,790	277,202	339,602	346,882
Salaries and Wages - Overtime	-	-	16,620	20,000	25,000	26,900
Part-time Salaries & Wages-Regular	-	-	95,719	64,501	90,180	93,820
Part-time Salaries & Wages-Overtime	-	-	-	-	-	-
FICA	-	-	19,710	27,670	34,790	33,714
VRS	-	-	24,033	33,292	40,786	41,660
Hospitalization/Medical Plans	-	-	30,976	39,766	43,444	51,000
Health Insurance Waiver Expense	-	-	-	-	1,200	1,200
Group Insurance	-	-	2,794	3,631	4,449	4,544
Doctors & Phys Exam Fees	-	-	-	-	-	-
Other Contractual Services	-	1,422	-	-	-	100,000
Repairs - Vehicles	-	106,873	142,612	135,360	140,000	160,000
Repairs - Machinery & Tools	-	984	-	7,500	7,500	7,500
Repairs - Equipment	-	-	4,916	5,000	5,000	5,000
Repairs - Grounds	-	2,341	62,114	34,889	35,000	75,000
Maintenance - Vehicles	-	-	4,898	6,000	6,000	10,000
Maintenance - Machinery & Tools	-	-	-	2,500	2,500	2,500
Maintenance - Equipment	-	-	2,039	1,500	1,500	1,500
Maintenance - Buildings	-	-	858	10,000	10,000	10,000
Laundry Services	-	-	-	-	-	-
Telecommunications	-	8,982	2,443	-	-	-
Lease/Rent of Equipment	-	-	855	-	-	-
Office Supplies	-	-	116	-	-	-
Cleaning Materials & Supplies	-	199	906	-	19,500	20,000
Repair and Maintenance Supplies	-	2,391	8,663	-	-	-
Vehicle and Powered Equipment Fuels	-	1,812	-	-	-	-
Uniforms & Wearing Apparel	-	737	-	-	-	-
Books and Subscriptions	-	-	-	-	-	-
First Aid Supplies	-	-	-	-	-	-
Other Operating Supplies	-	-	412	-	-	-
Tires & Tubes	-	-	49,511	-	-	-
Machinery & Equipment under \$5,000	-	897	-	-	-	-
Computer Hardware under \$5,000	-	630	-	-	-	-
Local Match Preventive Maintenance [Fund 5307]	-	5,630	-	-	-	-
TOTAL PREVENTIVE MAINTENANCE	-	132,139	678,985	668,811	806,450	991,220
PARATRANSIT	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Salaries and Wages - Regular	-	-	-	56,992	136,864	140,400
Part-time Salaries & Wages-Regular	-	-	-	84,302	32,240	34,320
FICA	-	-	-	10,809	12,936	13,366
VRS	-	-	-	6,845	16,437	16,862
Hospitalization/Medical Plans	-	-	-	14,995	23,400	23,400
Health Insurance Waiver Expense	-	-	-	-	1,200	1,200
Group Insurance	-	-	-	747	1,793	1,839
Other Operating Supplies	-	-	-	-	-	40,866
TOTAL PARATRANSIT	-	-	-	174,690	224,870	272,253

NEW FREEDOM OPERATIONS	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Salaries and Wages - Regular	-	-	-	59,072	16,328	16,640
Part-time Salaries & Wages-Regular	-	-	-	15,600	-	-
FICA	-	-	-	5,712	1,249	1,273
VRS	-	-	-	7,095	1,961	1,961
Hospitalization/Medical Plans	-	-	-	8,000	7,600	7,600
Health Insurance Waiver Expense	-	-	-	-	1,200	1,200
Group Insurance	-	-	-	774	214	214
Repairs - Motor Vehicles	-	-	-	10,000	10,000	10,000
Repairs - Machinery & Tools	-	-	-	-	-	-
Vehicle and Powered Equipment Fuels	-	-	-	40,000	-	-
Advertising	-	-	-	2,000	-	-
Uniforms & Wearing Apparel	-	-	-	2,000	-	-
Training & Public Ed Supplies	-	-	-	7,675	-	-
Tires & Tubes	-	-	-	37,600	-	-
Other Operating Supplies	-	-	-	14,472	3,448	3,448
TOTAL NEW FREEDOM OPERATIONS	-	-	-	210,000	42,000	42,336
CAPITAL VA-90-X286	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Repairs Building & Grounds -Landscaping	-	-	8,780	-	-	-
Rehab/Renovate Admin/Maint Facility	-	-	1,185	-	-	-
Furniture & Fixtures over \$5,000	-	-	-	-	-	-
Furniture & Fixtures under \$5,000	-	-	-	-	-	-
Repairs - Motor Vehicles	-	-	199	-	-	-
TOTAL CAPITAL VA-90-X286	-	-	10,164	-	-	-
CAPITAL VA-90-X415	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Telecommunications (Vehicle Location System)	-	-	-	12,269	8,170	8,170
Shop Equipment	-	12,859	138	-	-	-
Replacement Motor Vehicles	-	-	82,953	64,910	7,215	7,215
TOTAL CAPITAL VA-90-X415	-	12,859	83,091	77,179	15,385	15,385

CAPITAL VA-34-0005	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Telecommunications [Vehicle Locator System]	-	-	-	21,989	-	21,989
Computer Hardware under \$5,000	-	5,300	4,573	-	-	-
Shop Equipment	-	18,383	1,926	-	2,144	2,144
Purchase Radios	-	-	-	-	1,494	1,494
Rehab/Renovate Admin/Maint Facility[LED lighting]	-	-	-	-	5,922	5,922
TOTAL CAPITAL VA-34-0005	-	23,683	6,499	21,989	9,560	31,549
CAPITAL VA-90-X363	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Acquire Mobil Surv/Security Equip	-	788	-	-	-	-
TOTAL CAPITAL VA-90-X363	-	788	-	-	-	-
CAPITAL VA-90-X516	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Repairs-Building and Grounds [Bus Shelter]	-	-	-	-	19,569	19,569
TOTAL CAPITAL VA-90-X516	-	-	-	-	19,569	19,569
CAPITAL VA-2018-0006	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Shop Equipment	-	-	89,007	-	993	993
Replacement Motor Vehicles	-	-	395,160	-	68,000	-
TOTAL CAPITAL VA-2018-0006	-	-	484,166	-	68,993	993
CAPITAL VA-95-X105-02	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Replacement Motor Vehicles	-	-	-	65,104	-	-
Purchase Fare Boxes	-	-	-	7,289	-	-
TOTAL CAPITAL VA-95-X105-02	-	-	-	72,393	-	-
CAPITAL VA-2019-006 (5339)	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Replacement Motor Vehicles	-	-	-	865,351	83,276	83,276
TOTAL CAPITAL VA-2019-006 (5339)	-	-	-	865,351	83,276	83,276
CAPITAL VA-2019-006 (5307)	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Acquire Mobile Surveillance/Security Equipment	-	-	-	50,000	-	-
TOTAL CAPITAL VA-2019-006 (5307)	-	-	-	50,000	-	-
CAPITAL VA-2021	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Replacement Rolling Stock	-	-	-	-	395,878	395,877
Suvelliance Cameras	-	-	-	-	10,000	10,000
Shop Equipment	-	-	-	-	50,000	50,000
Passenger Amenities	-	-	-	-	33,200	33,200
Passenger Benches	-	-	-	-	17,000	17,000
TOTAL CAPITAL VA-2021	-	-	-	-	506,078	506,077
LOCAL CAPITAL PROJECTS	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Automatic Passenger Counters	-	-	-	-	-	150,000
Rolling Stock 30 Foot Bus	-	-	-	-	-	450,000
Other Operating Supplies	-	-	-	-	-	111,157
TOTAL LOCAL CAPITAL PROJECTS	-	-	-	-	-	711,157
5307 PROJECTS	2016-2017 ACTUALS	2017-2018 ACTUALS	2018-2019 UNAUDITED	2019-2020 ADOPTED	2020-2021 ADOPTED	2020-2021 REVISED
Other Operating Supplies	-	-	-	-	-	9,162
TOTAL 5307 PROJECTS	-	-	-	-	-	9,162
TOTAL MASS TRANSIT EXPENDITURES	4,359,362	4,695,918	4,189,816	4,972,845	4,843,163	6,094,403



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha Ferrell-Benavides, City Manager

FROM: Darnetta Tyus

RE: **A public hearing on the Petersburg Redevelopment and Housing Authority Board of Governance**

PURPOSE: More effectively have representation on the Petersburg Redevelopment Housing Authority (PRHA) by increasing the board of directors from 7 members to 9 members. Staff request a public hearing at the next City Council meeting on June 30th.

REASON:

RECOMMENDATION: The City of Petersburg recommends the City Code be amended and re-adopted to allow for a nine (9) member board on Petersburg Redevelopment and Housing Authority.

BACKGROUND:

Section 36-11 of the Code of Virginia authorizes the City to create a Redevelopment and Housing Authority with as many as nine (9) members; and

City Council has previously formed such an entity through the adoption of Section 38-1 of the Petersburg City Code (such entity hereinafter referred to as Petersburg Redevelopment and Housing Authority (PRHA)). The City Code currently provides for only seven (7) Members on PRHA; and it is the belief of City Council that the City would be better served by a larger nine (9) member board.

COST TO CITY: N/A

BUDGETED ITEM: N/A

REVENUE TO CITY: N/A

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: N/A

AFFECTED AGENCIES: Petersburg Redevelopment and Housing Authority

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: N/A

REQUIRED CHANGES TO WORK PROGRAMS: N/A

ATTACHMENTS:

1. PRHA Ordinance Change (1)
2. PRHA Ordinance Change (1)

AN ORDINANCE TO AMEND AND READOPT SECTION 38-1 OF THE PETERSBURG CITY CODE PERTAINING TO THE NUMBER OF MEMBERS ON THE PETERSBURG REDEVELOPMENT AND HOUSING AUTHORITY

WHEREAS, Section 36-11 of the Code of Virginia authorizes the City to create a Redevelopment and Housing Authority with as many as nine (9) members; and

WHEREAS, City Council has previously formed such an entity through the adoption of Section 38-1 of the Petersburg City Code (such entity hereinafter referred to as “PRHA”); and

WHEREAS, Section 38-1 of the City Code currently provides for only seven (7) Members on PRHA; and

WHEREAS, it is the belief of City Council that the City would be better served by a larger nine (9) member board.

NOW therefore be it ORDAINED that Section 38-1 of the Petersburg City Code is hereby amended and re-adopted as follows to allow for a nine (9) member board on PRHA:

Sec. 38-1. - Affirmation; appointment of members; terms.

In accordance with the 1950 Code of Virginia, § 36-11, as amended, the city council affirms the establishment of the Petersburg Redevelopment and Housing Authority and designates the number of commissioners to be ~~seven~~ nine. The commissioners shall serve for four-year staggered terms expiring on the next succeeding September 30 on or after the expiration of such four-year term.

AN ORDINANCE TO AMEND AND READOPT SECTION 38-1 OF THE PETERSBURG CITY CODE PERTAINING TO THE NUMBER OF MEMBERS ON THE PETERSBURG REDEVELOPMENT AND HOUSING AUTHORITY

WHEREAS, Section 36-11 of the Code of Virginia authorizes the City to create a Redevelopment and Housing Authority with as many as nine (9) members; and

WHEREAS, City Council has previously formed such an entity through the adoption of Section 38-1 of the Petersburg City Code (such entity hereinafter referred to as “PRHA”); and

WHEREAS, Section 38-1 of the City Code currently provides for only seven (7) Members on PRHA; and

WHEREAS, it is the belief of City Council that the City would be better served by a larger nine (9) member board.

NOW therefore be it ORDAINED that Section 38-1 of the Petersburg City Code is hereby amended and re-adopted as follows to allow for a nine (9) member board on PRHA:

Sec. 38-1. - Affirmation; appointment of members; terms.

In accordance with the 1950 Code of Virginia, § 36-11, as amended, the city council affirms the establishment of the Petersburg Redevelopment and Housing Authority and designates the number of commissioners to be ~~seven~~ nine. The commissioners shall serve for four-year staggered terms expiring on the next succeeding September 30 on or after the expiration of such four-year term.



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH:

FROM: Darnetta Tyus

RE: **Consideration of appointment/s to the Petersburg Redevelopment and Housing Authority Board.**

PURPOSE: The City code provides for seven (7) members to serve on the Petersburg Redevelopment and Housing Authority Board. Currently, the PRHA Board has two vacancies.

REASON: To have broader community representation on the PRHA Board.

RECOMMENDATION: The City of Petersburg recommends the City Council accept the nominations for the vacancies to the PRHA Board.

BACKGROUND: Section 36-11 of the Code of Virginia authorizes the City to create a Redevelopment and Housing Authority with as many as nine (9) members; and City Council has previously formed such an entity through the adoption of Section 38-1 of the Petersburg City Code (such entity hereinafter referred to as Petersburg Redevelopment and Housing Authority (PRHA)). The City Code currently provides for seven (7) members on PRHA board.

COST TO CITY: N/A

BUDGETED ITEM: N/A

REVENUE TO CITY: N/A

CITY COUNCIL HEARING DATE: 7/7/2020

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: N/A

AFFECTED AGENCIES: Petersburg Redevelopment and Housing Authority

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION: N/A

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS:

1. PRHA Nominations



**City of Petersburg, Virginia
Boards, Commission, and Authority Application**

(Please type or print clearly)

APPLICATION FOR Redevelopment and Housing Authority
(Board, Commission, or Authority)

May 5, 2020
(Date of Application)

NAME: Potts Kim
(Last First Middle initial)

HOME ADDRESS: 422 W. WASHINGTON ST 23803
(Street Apartment # ZIP)

804-304-6275 _____ 5
(Home Phone #) (Work Phone #) (Ward)

Email Address: KADHASS³⁷@gmail.com

(Current occupation and place of employment – if retired, indicate former occupation)

Current membership in professional/community organizations: Folly Castle
Neighborhood Assoc.

Please indicate why you would like to serve: To assist in the continuation
of the historic preservation of Petersburg.

(Please use reverse side if additional space is needed)

I understand the duties of this (Board, Commission, or Authority) and agree to actively participate and attend the meeting at its scheduled date and time if appointed.

Kim Potts
(Applicant's signature)

Note: Please return the completed form to: Clerk of City Council, Room 210, City Hall, Petersburg, Virginia 23803.



**City of Petersburg, Virginia
Boards, Commission, and Authority Application**

(Please type or print clearly)

APPLICATION FOR Redevelopment & Housing
(Board, Commission, or Authority)

5/6/2020
(Date of Application)

NAME: Brown Trisha L.
(Last First Middle initial)

HOME ADDRESS: 2811 Brierwood Rd. 23805
(Street Apartment # ZIP)

804-586-4390 N/A 7
(Home Phone #) (Work Phone #) (Ward)

Email Address: TLBrown13@Comcast.net
Real Estate and Multifamily Property Manager/The NRP Group

(Current occupation and place of employment – if retired, indicate former occupation)

Current membership in professional/community organizations: Sigma Beta Delta Business Honor Society, Delta Sigma Theta Sorority, Inc., Marketing and Distributive Education Club advisor/ volunteer (DHS)

Please indicate why you would like to serve: Please See attached Word document.

(Please use reverse side if additional space is needed)

I understand the duties of this (Board, Commission, or Authority) and agree to actively participate and attend the meeting at its scheduled date and time if appointed.

Trisha L. Brown
(Applicant's signature)

Attachment 1 of 1

*Please indicate why you would like to serve.

I would be honored to serve on the Redevelopment and Housing Board, hoping to give back to the community that I grew up, and still reside in.

I have an extensive background in the housing industry, serving as property Manager for several, multifamily properties in Petersburg, Chester and Richmond. Additionally, I have had the opportunity to work at properties in North Carolina and Ohio, training and assisting new managers.

I've been a certified apartment manager in both Tax Credit Housing (LIHTC), and Market Rate/Conventional housing for over 15 years. During this time, I've worked closely with Virginia Housing Development Authority (VHDA), Better Housing Coalition (BHC) and several other agencies that offered subsidies and housing assistance to residents.

I believe that my experience and knowledge could prove to be an asset to the board.

It would be a pleasure to be a positive contributor to my city.

Sincerely,

Trisha L. Brown



City of Petersburg

Ordinance, Resolution, and Agenda Request

DATE: July 7, 2020

TO: The Honorable Mayor and Members of City Council

THROUGH: Aretha Ferrell-Benavides, City Manager

FROM: Wayne Crocker

RE: **An ordinance to authorize the acceptance of an interest in real property located at 137 South Sycamore Street (Mckenney Library)**

PURPOSE: An ordinance to authorize the acceptance of an interest in real property located at 137 South Sycamore Street (Mckenney Library)

REASON:

Take action to quiet title on said property to be pursued simultaneously with the efforts of the City’s Administration to secure voluntary quitclaims.

RECOMMENDATION: Approve

BACKGROUND: The City is the owner of certain property located at 137 South Sycamore Street known and hereinafter referred to as the “McKenney Library” and the deed of conveyance of said property contains certain conditions including but not limited to a reverter or right of reversion upon the occurrence of certain events and it is the wish of the City to take reasonable efforts to clear any potential clouds which may exist concerning the title to said property.

COST TO CITY: None

BUDGETED ITEM: No

REVENUE TO CITY: None

CITY COUNCIL HEARING DATE:

CONSIDERATION BY OTHER GOVERNMENT ENTITIES: None

AFFECTED AGENCIES: Library

RELATIONSHIP TO EXISTING ORDINANCE OR RESOLUTION:

REQUIRED CHANGES TO WORK PROGRAMS:

ATTACHMENTS:

1. Ordiannces Revised 20200622

AN ORDINANCE TO AUTHORIZE THE ACCEPTANCE OF AN INTEREST IN REAL PROPERTY LOCATED AT 137 SOUTH SYCAMORE STREET (MCKENNEY LIBRARY)

WHEREAS, the City is the owner of certain property located at 137 South Sycamore Street known and hereinafter referred to as the “McKenney Library”; and

WHEREAS, the deed of conveyance of said property contains certain conditions including but not limited to a reverter or right of reversion upon the occurrence of certain events; and

WHEREAS, it is the wish of the City to take reasonable efforts to clear any potential clouds which may exist concerning the title to said property; and

WHEREAS, City Staff ~~believes~~ seeks to ascertain that the heirs of the original Grantor who may hold such reverter or right of reversion rights will voluntarily release any such rights via Quitclaim Deed to the City at no cost to the City; and

WHEREAS, §15.2-1803 of the Code of Virginia requires that such conveyances of interests in real property be accepted by the locality in order to constitute a valid conveyance; and

WHEREAS, it is the belief of Council that the acceptance of such conveyances would be of benefit to the City.

NOW therefore be it ORDAINED that City Council does hereby direct the City Manager to take all actions necessary to facilitate accept said conveyances and FURTHER does hereby accept said conveyances on behalf of the City of Petersburg; and

BE IT FURTHER ORDAINED that the City Attorney is hereby directed to an action to quiet title on said property to be pursued simultaneously with the efforts of the City’s Administration to secure voluntary quitclaims.