



# City of Harrisonburg

409 S. Main Street  
Harrisonburg, VA 22801

## Meeting Agenda - Final-revised City Council

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Tuesday, November 28, 2023

7:00 PM

Council Chambers

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### 1. Roll Call

### 2. Invocation

### 3. Pledge of Allegiance

### 4. Special Recognition

4.a. Recognition of the 2023 Citizens Academy Graduates

5. **Consent Agenda (any item placed on the consent agenda shall be removed and taken up as a separate matter, if so requested by any member of Council, otherwise all items will be voted on with one (1) motion)**

5.a. Minutes from the November 14, 2023 City Council Meeting

**Attachments:** [Minutes](#)

5.b. Consider a request from Ruth Romero and Teodoro Perez to rezone 708 Northfield Court

**Attachments:** [Memorandum](#)  
[Extract from Planning Commission](#)  
[Site maps](#)  
[Application and supporting documents](#)  
[PC Memorandum](#)  
[CC Notice of Public Hearing](#)  
[Surrounding property owners notice](#)  
[PowerPoint presentation](#)

### 6. Public Hearings

6.a. Consider an Edward Byrne Memorial Justice Assistance Grant

**Attachments:** [Memorandum](#)  
[Award Package\\_FAW-178838](#)  
[2023 Supplemental Appropriation - BYRNE Grant Funds](#)  
[Public Hearing Notice](#)

## 7. Regular Items

- 7.a. Consider approving ordinance amendments pertaining to Homestays and Short-Term Rentals - Sections 10-3-24, 10-3-25.1 and 10-3-205 of the Harrisonburg City Code

**Attachments:**      [Memorandum - June 13, 2023](#)  
[Option 1 - Prop. Amend. to Multiple Sec. of the ZO for STRs and Homestays](#)  
[Option 2 - Prop. Amend. to Multiple Sec. of the ZO for STRs and Homestays](#)  
[Memorandum](#)  
[Extract from Planning Commission](#)  
[Planning Commission Worksession Minutes 10-29-19](#)  
[Spreadsheet of Master List of Short-Term Rental Special Use Permit Applicator](#)  
[Map of Short-term Rentals and Homestays](#)  
[Current ordinance reflecting recommended amendments \(2022\)](#)  
[Public Hearing notice \(2022\)](#)  
[PowerPoint presentation \(2022\)](#)  
[PC Memorandum](#)  
[PowerPoint presentation 2023](#)

- 7.b. Consider adopting a Resolution Designating Bluestone Town Center Property a Revitalization Area.

**Attachments:**      [Memorandum](#)  
[Resolution-HRHA](#)  
[Deed \(Parcel 1\)](#)  
[Deed \(Parcel 2\)](#)  
[Deed \(Parcel 3\)](#)  
[Bluestone Town Center Owners Legal Description](#)

- 7.c. Consider Adopting a Resolution approving issuance by Harrisonburg Redevelopment and Housing Authority of Revenue Bonds for the acquisition, construction, and equipping of an approximately 80-unit multifamily residential rental housing project and an approximately 84-unit age-restricted senior living housing facility (the "Projects") in the City of Harrisonburg, Virginia

**Attachments:**      [Memorandum](#)  
[Resolution - BJS Harrisonburg Family](#)  
[Resolution - BJS Harrisonburg Senior](#)  
[HRHA executed resolution - BJS Family](#)  
[HRHA executed resolution - BJS Senior](#)

- 7.d. Consider adopting a Resolution approving issuance by Harrisonburg Redevelopment and Housing Authority of Revenue Bonds for the acquisition, construction, renovation and equipping of apartments located in the City of Alexandria, Virginia

**Attachments:**     [Memorandum](#)  
                              [Resolution](#)  
                              [HRHA Executed resolution](#)

- 7.e. Consider adopting a Resolution Approving And Ratifying A Real Estate Purchase And Sale Agreement Dated November 9, 2023, Between Elevance Health, Inc., F/K/A Anthem, Inc. And The City Of Harrisonburg.

**Attachments:**     [Memorandum](#)  
                              [Resolution](#)  
                              [Purchase and Sale Agreement - Anthem](#)

- 7.f. Consider amending and restating Sections 4-2-88, -89, -92, -106, and -127 of the City Code of Harrisonburg, Virginia

**Attachments:**     [Memorandum](#)  
                              [Current ordinance reflecting recommended amendments](#)

## 8. Supplementals

- 8.a. Consider a supplemental appropriation in the amount of \$4.3 million for the Harrisonburg City Public Schools

**Attachments:**     [Memorandum](#)  
                              [Supplemental Appropriation \(HCPS\)](#)  
                              [Supplemental Appropriation Reduction \(City\)](#)  
                              [Memorandum \(School Finance Director\)](#)

## 9. Other Matters

9.a. Comments from the public, limited to five minutes, on matters not on the regular agenda. (Name and address are required)

9.b. City Council and Staff

## 10. Boards and Commissions

- 10.a. Board of Zoning Appeals (BZA)

**Attachments:**     [Matthew Phillippi](#)  
                              [Jonas Shepherd](#)  
                              [Morgan Maskell](#)

**10.b. Parks and Recreation Advisory Commission (PRAC)**

**Attachments:**      [James Honeycutt - reappointment](#)  
[Kevin Gibson - reappointment](#)  
[Justin Showalter](#)  
[Rachel Smallwood](#)

**10.c. Community Policy and Management Team (CPMT)**

**Attachments:**      [Kira Newman - reappointment](#)

**11. Adjournment****NOTE TO THE PUBLIC:**

**Residents/Media will be able to attend the meeting.**

**The Public can also view the meeting live on:**

- **The City's website, <https://harrisonburg-va.legistar.com/Calendar.aspx>**
- **Public Education Government Channel 3**

**A phone line will also be live where residents will be allowed to call in and speak with City Council during the Public Hearings and the Public Comments portion of the night's meeting. We ask those that wish to speak during the public comment period to not call in until after all the public hearings and public comment on those have been heard. This will avoid anyone calling on any other item from holding up the queue and then being asked to call back at a later time.**

**The telephone number to call in is: (540) 437-2687**

**Residents also may provide comment prior to the meeting by visiting this page:  
[www.harrisonburgva.gov/agenda-comments](http://www.harrisonburgva.gov/agenda-comments)**

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<https://www.harrisonburgva.gov/interpreter-request-form>