



# City of Harrisonburg

409 S. Main Street  
Harrisonburg, VA 22801

## Meeting Minutes - Draft City Council

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Tuesday, February 11, 2020

7:00 PM

Council Chambers

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### 1. Roll Call

**Present:** 5 - Mayor Deanna R. Reed, Vice-Mayor Sal Romero, Council Member Richard Baugh, Council Member Christopher B. Jones and Council Member George Hirschmann

**Absent:** 1 - City Attorney Chris Brown

**Also Present:** 3 - City Manager Eric Campbell, City Clerk Pam Ulmer and Deputy Police Chief Gabriel Camacho

### 2. Invocation

Council Member Hirschmann offered the invocation.

### 3. Pledge of Allegiance

Mayor Reed led the Pledge of Allegiance.

### 4. Special Recognition

Mayor Reed stated she is wearing the jersey from North Dakota State University as part of a challenge with the Mayor from Fargo, North Dakota in the 2019 FCS National Championship game in which NDSU won.

Mayor Reed recognized the students from Harrisonburg High School who are in the high school musical Hairspray. She stated she is proud of all of the students.

Ken Gibson, musical director of Harrisonburg High School, stated he hopes everyone will come see the show, it runs from Wednesday, February 19, 2020 through Saturday, February 22, 2020 at 7:00 pm and on Sunday, February 23, 2020 it will be at 2:00pm and tickets are available online. The students did a brief performance of part of the musical.

Mayor Reed stated she hopes everyone has a chance to go and see this musical. She stated Mr. Gibson made a very conscious effort to do a musical that embodied the diversity of Harrisonburg High School as this is the first time that they have this many students of color on stage.

### 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)

A motion was made by Council Member Baugh, seconded by Vice Mayor Romero, to approve the consent agenda as presented. The motion carried with a recorded roll call vote taken as follows:

**Yes:** 5 - Mayor Reed, Romero, Council Member Baugh, Council Member Jones and Council Member Hirschmann

**No:** 0

**5.a.** Minutes from the January 28, 2020 City Council Meeting

**These minutes were approved on the consent agenda**

**5.b.** Consider a supplemental appropriation in the amount of \$1,125,000 for the General Capital Projects Fund

**This supplemental appropriation was approved on the consent agenda**

**5.c.** Consider amending and reenacting Section 3-1-2 Authority to execute contracts and agreements of the Code of the City of Harrisonburg

**This ordinance amendment and reenactment was approved on the consent agenda**

**6. Public Hearings**

**6.a.** Consider a request from Central Valley Habitat for Humanity to rezone 628, 648, and 658 Virginia Avenue

Adam Fletcher, director of Community Development, presented a request from the Central Valley Habitat for Humanity to rezone three parcels located at 628, 648 and 658 Virginia Area from R-2 to the new R-8 district. He stated one of the parcels has a proffer attached to it. He stated the R-8 district is intended for medium to high density residential development including single family detached duplexes and possibly townhouse developments. He stated the three parcels are 6,250 square feet each, he reviewed the surrounding area zoning and the surrounding properties. He compared the maximum density from R-2 versus R-8 and noted the applicant is wanting to build duplexes. He stated the proffer offered on 658 Virginia Avenue states there shall be no driveway entrances along the frontage of 658 Virginia Avenue and access to property will be from the 10' alley way.

Staff and Planning Commission (6-0) recommended approval based on Goal 5 and Goal 6 of the Comprehensive Plan.

At 7:17 pm Mayor Reed closed the regular session and called the first public hearing to order. A notice appeared in the Daily News-Record on Monday, January 27, 2020 and Monday, February 3, 2020.

David Wenger, executive director of Central Valley Habitat for Humanity, stated the organization's mission is to support options for affordable housing. He stated the organization has built over 65 homes over the past 31 years with over half in the city.

He stated their theme for the year is “double the homes double the hope”, which equates to double the homes, double the families placed, provide openings for housing programs to support additional families, increase in tax revenue and the list goes on. He stated they are excited about the new zoning options that are available, over the past two years he has been in discussions and forums about the need for affordable housing and his organization allows individuals to support family, the next generation, the community, the city, and be sustainable and far reaching. He stated he feels it is important to work with city staff to use a new zoning process that was created for the purpose of helping address housing needs. He thanked city staff, the Planning Commission, and noted he sees this as a first step in an ongoing relationship to address the needs the people of the city. He thanked Council for the opportunity.

Pamayotis “Poti” Giannakaouros stated he had a few comments on some terms that were used and the reasoning behind this request. He stated on the term “functional area of the intersection”, he was happy to hear that we have expert staff thinking of those things. He stated on the terms “different character, desired character of the neighborhood, aesthetics of the street and quiet and safe”, what do these terms mean, would these terms provide for restrictions in certain neighborhoods, these terms should not be used when describing residential areas. He asked what the term “safe” means, does that mean not spraying glyphosates or not using coal tar sealant, as that is what comes to his mind. He stated what is the difference of someone owning a lot and renting controlled apartment, what is the goal, we need to think about how we are developing our city. He stated he is in favor of this project.

At 7:25 pm Mayor Reed closed the public hearing and the regular session reconvened.

**A motion was made by Council Member Baugh, seconded by Council Member Hirschmann, to approve the rezoning request as presented. The motion carried with a recorded roll call vote taken as follows:**

**Yes:** 5 - Mayor Reed, Romero, Council Member Baugh, Council Member Jones and Council Member Hirschmann

**No:** 0

**6.b. Consider a request from Diversified Properties LLC to rezone 690 Pear Street**

Adam Fletcher, director of Community Development, presented a request to rezone a parcel located on 690 Pear Street from R-1 to R-2C. He reviewed the history of the parcel, the land use of the area, the surrounding properties, a proposed sketch of the subdivision, and the required set-backs and noted all driveway entrances will be from Bartlett Court, which was submitted as a proffer.

He stated staff and Planning Commission (7-0) recommended approval of the rezoning request.

At 7:31 pm Mayor Reed closed the regular session and called the second public

hearing to order. A notice appeared in the Daily News-Record on Monday, January 27, 2020 and Monday, February 3, 2020.

Brandon Trump, surveyor for Lotts & Associates, representative of the owner, stated the owner would like to possibly put a duplex lot or single family on the parcel. He stated he would be glad to answer any questions.

At 7:32 pm Mayor Reed closed the public hearing and the regular session reconvened.

**A motion was made by Council Member Baugh, seconded by Vice-Mayor Romero, that this PH-Rezoning be adopted. The motion carried with a recorded roll call vote taken as follows:**

**Yes:** 5 - Mayor Reed, Romero, Council Member Baugh, Council Member Jones and Council Member Hirschmann

**No:** 0

## **7. Regular Items**

- 7.a.** Consider approving a resolution for the issuance of up to \$141 million in general obligation bonds for capital project purposes and for the issuance of up to \$84 million for the potential refinancing of existing bonds.

Larry Propst, finance director, presented a resolution for a general obligation bonds for the construction of the new high school, new Public Works building and the Eastern Source Waterline project in the amount of \$141M. He stated included in the resolution are some refinancing opportunities of existing bonds and staff has identified seven potential existing bond series that are providing some level of debt service savings based on recent interest rates.

Council Member Baugh stated he is not in love with a lot of aspects of this, but we decided to do it.

**A motion was made by Vice-Mayor Romero, seconded by Council Member Baugh, that this Resolution be adopted. The motion carried with a recorded roll call vote taken as follows:**

**Yes:** 5 - Mayor Reed, Romero, Council Member Baugh, Council Member Jones and Council Member Hirschmann

**No:** 0

- 7.b.** Annual Presentation to City Council on the City Council Priorities Work Plan

Eric Campbell, city manager, recognized the Executive Leadership Team, who have been an integral part of putting together the city priorities. He provided a one-year update from what has occurred since the retreat in February 2019. He stated all of the notes taken at the retreat was the beginning of an operational work plan to prioritize the policy issues Council brought to city administration as their 2039 Vision.

He stated staff reviewed the priorities and created a three-year work plan, the vision, focus areas were adopted by Council in April 2019, and implementation began.

He stated out of Council's vision 72 projects were generated, of which 21 are complete, 44 are in progress and 7 are not yet started, which equals 29% of completion. He reviewed a few highlights on the following visions and staffs progress:

- A City for All
  - Completed:
    - Monthly Community Walks
    - Environmental Action Plan - Phase 1
  - In Progress:
    - Language Access Plan
- Economic Development: Goals, Gains and Growth
  - Completed:
    - Opportunity Zones
    - Launch Harrisonburg
  - In Progress:
    - Online Permitting and Inspections Application Portal
    - Downtown Parking Study
    - Downtown Master Plan
- A Thriving Educational Epicenter
  - Completed:
    - HHS2 Plan
    - City / EMU Liaison Committee
  - In Progress:
    - HHS2 design, finance and infrastructure
- Available Housing for All
  - Completed:
    - Homelessness service providers, the City, and the County meet monthly
    - Small Lot Residential Zoning
  - In Progress:
    - Comprehensive Housing Study
    - Zoning and Subdivision Ordinances re-write
- Distinctive, Reliable Delivery of High-Quality City Services
  - Completed:
    - Color Routes for Public Transportation
    - Regional CAD/DMS System
  - In Progress:
    - Purcell Park Master Plan
    - Bus Route Expansion
    - Public Safety Accreditation
- Fiscal Sustainability and Planning
  - Completed:
    - Community Contributions Re-Vamp

- In Progress:
  - Water Financial Model

Vice Mayor Romero asked if staff is able to provide a breakdown of the projects and their status. Mr. Campbell stated a handout is being provided to Council that lists the information he is requesting.

Mayor Reed stated she can tell a lot of work went into this, she is glad it was presented this evening because sometimes we feel like things aren't happening, she is aware things take time, but we are moving right along and thanked the city manager and the Executive Leadership Team.

No action required

## **8. Special Event Application Requests**

- 8.a.** To consider the event application request for the Sunday Funday 1k on Sunday, February 23, 2020.

Erin Smith, events manager for Harrisonburg Downtown Renaissance, presented a Special Event application request for the 9th Sunday Funday 1-K to be held on Sunday, February 23, 2020 from 9:00 am - 11:00 am on East Washington Street. She stated Virginia Momentum is requesting the partial closure of East Washington between Main Street and Northfield Court. She stated the event requires the support of Public Works and Harrisonburg Police Department with a total estimated cost of \$240, Virginia Momentum will pay for any off-duty officers working this event.

**See vote under Agenda Item 8e**

- 8.b.** Consider the special event application request for the 5k Run/Walk for Autism on Saturday, April 18, 2020.

Erin Smith, events manager for Harrisonburg Downtown Renaissance, presented a Special Event application request for the 13th Annual 5k Run Walk for Autism Awareness to be held on Saturday, April 18, 2020 from 9:30 am - 11:00 am on Eastern Mennonite University's campus. She stated Shenandoah Valley Autism Partnership is requesting the temporary closure of Park Road between Parkwood and Shenk. She stated attendance is estimated to be 1,000 people. She stated the event requires the support of Public Works, Harrisonburg Police Department and possible temporary reroute for Harrisonburg Department of Transportation with a total estimated cost of between \$870 & \$1,020, and the event organizer will be responsible for payments to officers working the event.

**see vote under agenda item 8e**

- 8.c.** Consider the special event application request for the Rocktown Beer & Music Festival on Saturday April 18, 2020.

Erin Smith, events manager for Harrisonburg Downtown Renaissance, presented a Special Event application request for the 10th Annual Rocktown Beer & Music Festival to be held on Saturday, April 18, 2019 from 3:00 pm - 8:30 pm at the Turner Pavilion and Park. She stated closure of Warren Street is requested and the use of the Municipal Building and City Hall parking lots. She stated attendance is estimated to be between 3,000 and 4,000 people. She stated the event requires the support of Public Works, Harrisonburg Police Department and Harrisonburg Fire Department with a total estimated cost of between \$3,680 - \$4,430, half of which total would be transferred to HDR as the organizer.

**see vote under agenda item 8e**

- 8.d.** Consider the Special Event application request for the 18th annual Race to Beat Breast Cancer 5k on Saturday, October 17, 2020.

Erin Smith, events manager for Harrisonburg Downtown Renaissance, presented a Special Event application request for the 18th Annual Race to Beat Breast Cancer 5k to be held on Saturday, October 17, 2020 from 9:30 am - 10:00 am in Westover Park and the surrounding Sunset Heights neighborhood. She stated the Parks and Recreation department is requesting temporary closure of South Dogwood from West Market to Ohio. She stated attendance is estimated to be between 900-1000 people. She stated the event requires the support of Public Works, Harrisonburg Police Department and Harrisonburg Department of Public Transportation, with a total estimated cost of between \$660 - \$1040.

**see vote under agenda item 8e**

- 8.e.** Consider the special event application request for Skeleton Festival on Saturday, October 24, 2020.

Erin Smith, events manager for Harrisonburg Downtown Renaissance, presented a Special Event application request for the 18th annual Skeleton Festival to be held on Saturday, October 24, 2020 from 12:00 pm - 5:00 pm downtown. She stated closure of Court Square and Main Street from Martin Luther King, Jr. Way to Rock Street is requested and the use of the Municipal Building and City Hall parking lots. She stated attendance is estimated to be between 3000 and 4000 people. She stated the event requires the support of Public Works, Harrisonburg Police Department and Harrisonburg Department of Public Transportation, with a total estimated cost of \$3,600.

**A motion was made by Council Member Baugh, seconded by Council Member Hirschmann, to approve the special event applications agenda items 8a, 8b, 8c, 8d and 8e as presented. The motion carried with a unanimous voice vote.**

## **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)**

Pamayotis "Poti" Giannakaouros, stated we care of our sustainability as we heard recently of the EPSAC's EAP, however he would like to take exception to term "forced migration". He stated that was presented as one of the potential problems that could arise from global change, it is a crisis and problem because the people who are forced to migrate have lost their homes. He hopes if we are fortunate enough to have some come to our city, they are people who will be our wealth to help us make a better world. He brought up the point if applicants must appear in front of Planning Commission when their requests are being presented. He stated it was stated that it was not mandatory, as who you are or how people perceive you should not impact a land use decision. He stated the golf course issue is an unknown of the unknown, he shared his idea on how to decommission a golf course. He stated it is growing season, the city could repeal the tall grass and weeds ordinance.

Anton Blann, aka Vass Castle, stated he is an advocate of many problems in the city and he is very thankful of what he heard this evening. He stated if the city wants houses for the poor community there is a neighborhood behind Roses, but single-family units are too expensive, wouldn't it be better to build studio apartments for the poor which can help to benefit taxes. He stated he has been talking about case working skills and they are in motion, he is now asking if there can be skill building skills for the community, that will help individuals with self-efficient skills. He stated there are many lacking identifications who need help to get it. He stated he feels Strength in Peers should get more education on mental health issues. He stated counseling develops a balanced mind and a balanced heart. He stated as services begin to arise, he will bring people to take advantage of the services so they can get out of the situation they are in. He stated he is very thankful that the city is beginning to think more about the community as a whole and Council's goals will not take years to accomplish.

Wayne Wenger, 641 Broadview Drive, stated the city's name should be changed to Dodge City for the following reasons: city streets are full of man hole covers that are too high, causing damage to vehicles; glow fiber has been digging holes, damaging the streets, and not repairing, someone needs to make sure they are putting the streets back to original condition; can there be a central location where the trash trucks can squeeze the trash juice out instead of leaking it throughout the city, creating sanitary issues; and can we stop people from begging on the street corners, perhaps we can do as other locations are doing and put them to work to pick up debris on side of road, paint houses, etc.

#### **9.b. City Council and Staff**

Vice Mayor Romero stated there are a lot of great things happening in the city, but he doesn't always see everything that is going on and asked the city manager if there could be a weekly bulletin of events generated to help keep track of things. Mr. Campbell stated staff has been working on a document to provide to Council, but it does not expand to events outside city government events as we do not have calendars of all of the outside entities, but the creation of that type of document is in

the making.

Mr. Campbell stated Mr. S. Frank Sottaceti has been hired to fill the new Criminal Justice Planner position and will begin on March 9, 2020. He stated Mr. Sottaceti is law enforcement/ homeland security professional with a bachelor's degree in criminal justice and a master's in public policy and management, security and intelligence. He stated Mr. Sottaceti is a Harrisonburg resident with a diverse skillset.

Mr. Campbell stated there has been a revamp of the Community Contributions as requested by Council last year. He stated staff created a new application and evaluation process, adding questions about the alignment with the Council's 2039 Vision. He stated the new evaluation process involves a review committee that will score each application based on a uniform set of evaluation criteria and the committee will make recommendation requests to the city manager. He stated he will review those recommendations and determine which will be included in the proposed budget based on the feasibility of the financial constraints the city has. He stated the review committee consists of the deputy city manager, assistant to the city manager, the Community Development Block Grant coordinator and Revlon Hill, executive director of the Community Foundation. He stated staff is in receipt of 39 applications and the funding total is over \$1M.

Mr. Campbell stated we are now at the point of seeking funding to build the new high school based on the resolution just passed, the city will be hosting the Bond Council on February 27 - 28, 2020 as they visit the city and assess the city's ability and plan to repay the bonds.

Mayor Reed stated City Hall will be closed on Monday, February 17th, for Presidents Day. Refuse for Monday will be collected on Tuesday; a survey is available on the city's website about the future of South Main Street and Erickson Avenue. Please fill it out by Friday to provide your input; the Lucy F. Simms Continuing Education Center will have two more events this month exploring and honoring African American history on February 15 and February 22. Visit the center to learn more; and Blacks Run Clean Up Day will take place on Saturday, April 18. More information is available at our website. She stated the community lost someone very dear to her and the community, Ms. Barbara Blakely, who was a former high school teacher and trailblazer in the city.

## **10. Boards and Commissions**

### **10.a. Harrisonburg Redevelopment Housing Authority**

A motion was made by Council Member Baugh, seconded by Vice Mayor Romero, to appoint Dany Fleming to the Harrisonburg Redevelopment and Housing Authority. The motion carried with a unanimous voice vote.

## **11. Closed Session**

**12. Adjournment**

At 8:17 p.m., there being no further business and on motion adopted, the meeting was adjourned.

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CITY CLERK

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MAYOR