

The Rural Retreat Town Council held a Joint Public Hearing with the Rural Retreat Planning Commission in conjunction with the regular meeting on May 26, 2009, at 7:00 p.m. in the Rural Retreat Town Hall Council Chambers.

PRESENT RURAL RETREAT TOWN COUNCIL MEMBERS

Mayor Timothy Litz
Vice-Mayor Keith Crigger

Ed Schaack
Jerrell Hall

ABSENT

Scott Mecimore
Dale Yontz

Kristie Osborne

PRESENT RURAL RETREAT PLANNING COMMISSION MEMBERS

Chairman Charles McMillan
Vice-Chairman Ed Schaack
James A. Hall

Peggy Hash
Larry Lindsey

ABSENT

Brenda Atwell
George Reasor, Jr.

ADMINISTRATION PRESENT

Raymond Matney, Town Manager
Lori Guynn, Clerk/Treasurer
Scott Mitchell, Police Chief

OTHERS PRESENT

Chris Robertson – Rural Retreat Community Center Board Member
Wilma Justus and daughters

DETERMINATION OF A QUORUM

Mayor Litz called the meeting to order and determined a quorum was not present.

INVOCATION

The invocation was given by Rev. Ed Schaack.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mayor Litz.

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Mayor Litz then turned the meeting over to Charles McMillan, Chairman of the Rural Retreat Planning Commission.

JOINT PUBLIC HEARINGS

CONDITIONAL USE PERMIT REQUEST (CANDU AUTO SALES & SERVICE) – Planning Commission Chairman Charles McMillan read the public notice as published in the *Wytheville Enterprise*. A copy of the notice is attached and hereby made a part of these minutes. The public hearing was opened for public comment.

Keith Crigger with Candu Auto Sales & Service addressed the Planning Commission and Town Council and stated the business is celebrating 25 years in the community this month. Mr. Crigger explained he had purchased a frame machine to conduct automotive body frame work and will also allow for alignments to be conducted. He added in the current economy he is trying to allow for more business opportunities. Chairman McMillan asked if he would be painting automobiles also. Mr. Crigger responded he was not at this time but if business leads to it in the future then he will consider it and will meet all state and DEQ requirements. Mr. Matney added automotive painting is regulated by other agencies. There were no additional comments from those present therefore Chairman McMillan closed the public hearing.

There being no comments made, he then asked for a recommendation from the Commission. Commissioner Hash made a motion to recommend to the Town Council to approve the conditional use permit request made by Candu Auto Sales & Service to allow automotive body repair work within their facility. The motion was seconded by Commissioner Hall and passed by a vote of five (5) for and zero (0) against with the following voting in favor: Peggy Hash, James A. Hall, Charles McMillan, Ed Schaack and Larry Lindsey. Commissioners Atwell and Reasor were not present at the meeting.

Chairman McMillan informed Mayor Litz of the Planning Commission's recommendation.

ZONING ORDINANCE AMENDMENT (OFF-PREMISES BUSINESS SIGNS) – Planning Commission Chairman Charles McMillan read the public notice as published in the *Wytheville Enterprise*. A copy of the notice is attached and hereby made a part of these minutes. The public hearing was opened for public comment.

Chairman McMillan explained a request had been received from a business located on a town side street to place a business sign on Main Street but based on the town's sign ordinance the business is not allowed to do so. He added this proposed change is to assist citizens in finding these businesses. There being no public comment the public hearing was closed.

Vice-Chairman Schaack asked Mr. Matney if businesses will be allowed to put their own signage on the designated sign posts. Mr. Matney responded no, only the town designed signs so that all signage will be uniform. Chairman McMillan added there will be a fee to the business if they chose to participate in the program. Mr. Matney responded yes, the business will pay for the

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sign and an annual fee will be charged. Commissioner Hall asked if there will be a limit on the type of business that can advertise on the signs. Mr. Matney stated in previous discussions the Commission had decided to allow businesses, churches and civic groups to participate in this program. Commissioner Hash asked if the signs will be similar to those that the Town of Wytheville has for restaurants. Mr. Matney responded no, the sign will be similar to the industrial signs at the intersection of North Main Street and Geinow Road and will also contain a directional arrow.

There being no additional discussion, Vice-Chairman Schaack made a motion to recommend to the Town Council to approve the change to the Zoning/Sign Ordinance based on the established information during previous meetings. Mr. Matney added this will be contingent upon approval from the Virginia Department of Transportation. The motion was seconded by Commissioner Hall and passed by a vote of five (5) for and zero (0) against with the following voting in favor: Peggy Hash, James A. Hall, Charles McMillan, Ed Schaack and Larry Lindsey. Commissioners Atwell and Reasor were not present at the meeting.

Chairman McMillan informed Mayor Litz of the Planning Commission's recommendation. Mayor Litz thanked the Commissioners for their time.

APPROVAL OF MINUTES

Due to the lack of a quorum the minutes from the May 12, 2009 meeting could not be approved.

CITIZEN'S TIME

James A. Hall, President of the Rural Retreat Community Center Board addressed the council concerning the capital improvement projects at the Community Center. Mr. Hall explained the Board is continuing with their Capital Improvement Plan which includes improvements to the building, pavilion, parking lot and the playground that was recently vandalized. A letter requesting the town contribute \$7,500 toward the capital improvements with a summary of the work completed and the projects for this year along with a recent treasurer's report were distributed for review.

Mr. Matney commended Mr. Hall and the Rural Retreat Community Center Board for their accomplishments since the community center was built. He informed Mr. Hall that the proposed 2009-2010 Fiscal Budget includes an additional \$7,500 to be used toward the Capital Improvement Plan.

Wilma Justus suggested to Mr. Hall that the Community Center Board contact a group such as the Boy Scouts and ask them to maintain the playground. Mr. Hall explained the Woman's Club installed the playground but the club no longer exists so the maintenance has become their responsibility. Ms. Justus stated she would talk with the some of the clubs. Mr. Hall thanked Ms. Justus and asked that she have the groups contact him if they are interested. She also

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recommended purchasing items that the schools have discarded at the State Surplus facility in Wytheville.

Mayor Litz thanked Mr. Hall for his presentation.

CORRESPONDENCE

There was no correspondence reported.

POLICE REPORT

Chief Mitchell stated he will be patrolling more around the Community Center area due to the recent vandalism at the playground.

UNFINISHED BUSINESS

There was no unfinished business to be discussed.

NEW BUSINESS

There was no new business to be discussed.

COMMITTEE REPORTS

HERITAGE DAY COMMITTEE – Mr. Matney reported in Chairman Yontz's absence. He stated there will be no more scheduled meetings held. Mr. Matney explained some of the items discussed which included obtaining a list of entertainers, whether tents and the VDOT message board would be needed. He added the stage construction was discussed and whether electricity should be used from the fire house or if the stage should have its own electrical supply with the possibility of expanding to accommodate vendors so that generators wouldn't be needed. Mr. Matney asked Councilmember Hall to be the project manager for the stage construction. Councilmember Hall agreed.

Mr. Matney explained the need for signage on the stage with an approximate cost of \$500. The signage includes two Dr. Pepper clocks with 10, 2 and 4 and a sign on the front stating "The Home of Dr. Charles T. Pepper". He added the committee has placed an ad in the Blue Ridge Country Magazine which is printing a special summer festival edition for \$200. The amateur radio operator's event was also discussed because it will help get Rural Retreat out across the world.

Discussion was held about a community clean up day. Mr. Matney stated he would contact VDOT to find out what organizations participate in the Adopt A Highway Program that would be in the festival area.

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Vice-Mayor Crigger asked what the anticipated start date was for the stage construction. Mr. Matney responded the date will be determined by the project manager.

TOWN MANAGER'S REPORT

The Town Manager's report is attached and is hereby made a part of these minutes. The following items were discussed:

2009-2010 PROPOSED BUDGET – The proposed 2009-2010 budget includes a 4% cost of living increase for employees with no merit increases and a 4% increase in water and wastewater rates. A copy of the proposed water and sewer rates were distributed and a copy of the Wythe County water rates for comparison. A line item for administrative salary reserve in the amount of \$10,000 has been included in the budget. Mr. Matney stated he believed to hire the next town manager the salary will need to be his current salary plus \$10,000 in order to get a quality person.

Mr. Matney explained the rate structure for Wythe County and added the town's water rates are lower than the county's. Both utility systems are operating within the regulatory requirements but due to additional regulatory demands and future projects, the rates need to be increased to meet the incurred debt. Mr. Matney commended the Council for gradually increasing the utility rates annually instead of a large increase at one time. He further commented that the minimum in-town residential utility bill will increase from \$26.50 to \$27.50.

Councilmember Hall asked Mr. Matney if Rural Retreat's rates were lower than recommended by financial institutions that the town solicits for grants and/or funding. Mr. Matney responded yes, the rates are lower and would require a 100% increase to meet those standards. Vice-Mayor Crigger asked how much of an impact there will be when VDOT closes the rest area at exit 60. Mr. Matney estimated \$10,000.

The public hearing for the budget will be scheduled for June 9, 2009 at 7:00 p.m. The budget can be adopted at this time, the meeting may be continued to June 16, 2009 or the June 23, 2009 meeting. Mr. Matney reminded the councilmember's that Ms. Guynn would be attending a conference during the June 23, 2009 meeting and he would be on vacation.

USDA-RD OUT-OF-TOWN WATER PROJECT – The Letter of Conditions is being met and the Land and Right-of-Ways are being secured. The project has been approved by the Virginia Department of Health and is ready to be put out for bids contingent upon the preliminary title opinion from the town attorney.

USDA-RD IN-TOWN WATER PROJECT – The Letter of Conditions has been received. A resolution authorizing the mayor and town manager to execute documents will need to be adopted at the next meeting due to a lack of a quorum. The selection of engineers will need to be completed however, Mr. Matney stated since this project is a continuation of the out-of-town project he felt Anderson and Associates, Inc. should be used for the project.

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VDH WATER PLANNING PROJECT - PHILLIPPI SPRING #1 – The VDH reviewed the comments from the preliminary engineering report (PER) have been responded to. The PER was received today and was approved. This approval means this project is recommended for no action. In lieu of spending money to capture more water from the existing water basin it was recommended more emphasis be placed on developing an additional spring which is Phillippi Spring #2.

VDH WATER PLANNING PROJECT - PHILLIPPI SPRING #2 – The engineer is continuing to collect data for the PER. The VDH is reviewing the responses to the draft. This will be a reliable water source for Rural Retreat in the future.

VDH WATER PLANNING PROJECT - STALEY SPRING – The VDH is reviewing the draft PER and the engineers are continuing to collect data. The success of this project is contingent upon an agreement with Smyth County to be a participant in developing this water source or as a customer for the use of the additional raw water.

VDH WATER PLANNING PROJECT - GIENOW TO RRES WATER LINE INTERCONNECT – The survey has been completed and the engineers will begin the PER this week.

TEA-21 SIDEWALK/BIKEWAY PROJECT – The easements and right-of-ways are continuing to be acquired. This process is very time consuming because some residents are not physically able to come to the town office therefore they are met with at their homes and there are some property owners that live out of state and one owner is in China.

TREASURER’S REPORT

The bills for May 26, 2009 were read. Mayor Litz authorized emergency powers to allow the bills to be paid.

TALK OF THE TOWN

There was no councilmember available to attend the Talk of the Town radio program at the WYVE/WXBX radio station on Wednesday morning..

ADJOURNMENT

There being no additional business for discussion, the meeting was continued to June 9, 2009.

Mayor

Clerk