



FLUVANNA COUNTY BOARD OF SUPERVISORS

REGULAR MEETING AGENDA

Circuit Courtroom, Fluvanna Courts Building

January 7, 2026

Regular Meeting at 5:00 pm

Joint Work Session with Planning Commission at 7:00 pm

TAB AGENDA ITEMS

1 - CALL TO ORDER

2 - PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE

2026 Organizational Meeting of the Fluvanna County Board of Supervisors

- A Election of Chair
- B Election of Vice Chair
- C Adoption of a Resolution Entitled "Organizational Meeting of the Fluvanna County Board of Supervisors 2026"
- D Adoption of 2026 Regular Meeting Calendar
- E Adoption of Board Bylaws and Rules of Practice and Procedures
- F Appointment of Board of Supervisor Members to Boards, Commissions, and Committees

Regular Meeting

3 – ADOPTION OF AGENDA

4 – COUNTY ADMINISTRATOR'S REPORT

5 – PUBLIC COMMENTS #1 (5 minutes each)

6 – APPOINTMENTS

7 – PRESENTATIONS (normally not to exceed 10 minutes each)

- G Historic Courthouse Update – Eric Dahl, County Administrator

8 – ACTION MATTERS

9 – PUBLIC HEARING (not to begin before 6:00pm)

- H Public Hearing to Quitclaim Drainage Easement – Dan Whitten, County Attorney

10 – CONSENT AGENDA

- I Minutes of December 17, 2025 – Caitlin Solis, Clerk to the Board
- J CRMF - Courts Boiler Replacement – Dale Critzer, Director of Public Works
- K CRMF - FCHS Floor Scrubber – Don Stribling, FCPS Executive Director
- L CRMF - Rescue 1 Counter – Dale Critzer, Director of Public Works

11 – UNFINISHED BUSINESS

TBD

12 – NEW BUSINESS

Fluvanna County...The heart of Virginia and your gateway to the future!

TBD

13 – PUBLIC COMMENTS #2 (5 minutes each)

14 – CLOSED MEETING

TBD

JOINT WORK SESSION WITH PLANNING COMMISSION

Discussion of Special Use Permit conditions for the proposed Expedition Generating Station

15 – ADJOURN



County Administrator Review

Fluvanna County...The heart of Virginia and your gateway to the future!

*For the Hearing-Impaired – Listening device available in the Board of Supervisors Room upon request. TTY access number is 711 to make arrangements.
For Persons with Disabilities – If you have special needs, please contact the County Administrator's Office at 591-1910.*

PLEDGE OF ALLEGIANCE

I pledge allegiance, to the flag,
of the United States of America,
and to the Republic for which it stands,
one nation, under God, indivisible,
with liberty and justice for all.

GENERAL RULES OF ORDER

1. It shall be the duty of the Chairman to maintain order and decorum at meetings. The Chairman shall speak to points of order in preference to all other members.
2. In maintaining decorum and propriety of conduct, the Chairman shall not be challenged and no debate shall be allowed until after the Chairman declares that order has been restored. In the event the Board wishes to debate the matter of the disorder or the bringing of order; the regular business may be suspended by vote of the Board to discuss the matter.
3. No member or citizen shall be allowed to use defamatory or abusive language directed at any member of the Board or other person, to create excessive noise, or in any way incite persons to use such tactics. The Chair shall be the judge of such breaches, however, the Board may by majority vote of the Board members present and voting to overrule the judgment of the Chair.
4. When a person engages in such breaches, the Chairman shall order the person's removal from the building, or may order the person to stand silent, or may, if necessary, order the person removed from the County property.

RULES OF PROCEDURE FOR PUBLIC HEARINGS

1. PURPOSE
 - The purpose of a public hearing is to receive testimony from the public on certain resolutions, ordinances or amendments prior to taking action.
 - A hearing is not a dialogue or debate. Its express purpose is to receive additional facts, comments and opinion on subject items.
2. SPEAKERS
 - Speakers should approach the lectern so they may be visible and audible to the Board.
 - Each speaker should clearly state his/her name and address.
 - All comments should be directed to the Board.
 - All questions should be directed to the Chairman. Members of the Board are not expected to respond to questions, and response to questions shall be made at the Chairman's discretion.
 - Speakers are encouraged to contact staff regarding unresolved concerns or to receive additional information.
 - Speakers with questions are encouraged to call County staff prior to the public hearing.
 - Speakers should be brief and avoid repetition of previously presented comments.
3. ACTION
 - At the conclusion of the public hearing on each item, the Chairman will close the public hearing.
 - The Board will proceed with its deliberation and will act on or formally postpone action on such item prior to proceeding to other agenda items.
 - Further public comment after the public hearing has been closed generally will not be permitted.

Fluvanna County...The heart of Virginia and your gateway to the future!

**FLUVANNA COUNTY BOARD OF SUPERVISORS
AGENDA ITEM STAFF REPORT**

TAB A

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Election of Chair				
MOTION(s):	I move to elect _____ as Chair of the Fluvanna County Board of Supervisors for calendar year 2026.				
BOS WORKPLAN?	Yes	No	If yes, list item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
					XX
STAFF CONTACT(S):	Caitlin Solis, Clerk to the Board of Supervisors				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	N/A				
TIMING:	Routine				
DISCUSSION:	<p>As has been your practice in the past, the County Administrator opens the meeting and calls for the nominations for Chair, followed by voting of the members.</p> <ol style="list-style-type: none"> 1. The County Administrator shall call for nominations from the membership. 2. Any member, after being recognized by the County Administrator, may place one or more names in nomination and discuss his or her opinions on the qualifications of the nominee(s). 3. When all nominations have been made, the County Administrator shall close the nominating process and call for the vote. 4. Each member may cast one vote for any one nominee. 5. A majority of those voting shall be required to elect the officer. <p>Upon the election of the Chair, the elected chair will then call for the nomination and election of the Vice Chair. The Annual Organizational meeting of the Board will be conducted first and then move to the Regular meeting and conduct of business.</p>				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	Code of Virginia § 15.2-1422. Electing a chairman and vice-chairman; mayor and vice-mayor				
ENCLOSURES:	Code of Virginia: Information regarding Annual Organizational meeting of the Board of Supervisors.				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
	X				

§ 15.2-1422. Electing a chairman and vice-chairman; mayor and vice-mayor

Unless the chairman or mayor is elected by popular vote, every governing body, at its first meeting after taking office, shall elect one of its number as presiding officer. Such officer shall be called "chairman" if a member of a board of supervisors and "mayor" if a member of a city or town council. Such member, if present, shall preside at the first meeting and all other meetings during the term for which so elected. The governing body also shall elect a vice-chairman or vice-mayor, as the case may be, who shall preside at meetings in the absence of the chairman or mayor and may discharge any duty of the chairman or mayor during his absence or disability. Chairmen and vice-chairmen, mayors and vice-mayors, may be so elected to serve for terms corresponding with their terms as supervisors or councilmen or may be elected for such other period as determined by the governing body. Whenever any board or council at the time of such election, fails to designate the specific term of office for which a chairman or vice-chairman, a mayor or vice-mayor, is elected, it shall be presumed that such officers were elected for a term of one year and shall serve until their successors have been elected and qualify. Chairmen and vice-chairmen, mayors and vice-mayors, may succeed themselves in office. In the case of the absence from any meeting of the chairman and vice-chairman, mayor and vice-mayor, the members present shall choose one of their number as temporary presiding officer.

**FLUVANNA COUNTY BOARD OF SUPERVISORS
AGENDA ITEM STAFF REPORT**

TAB B

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Election of Vice Chair				
MOTION(s):	I move to elect _____ as Vice Chair of the Fluvanna County Board of Supervisors for calendar year 2026.				
BOS WORKPLAN?	Yes	No	If yes, list item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
					XX
STAFF CONTACT(S):	Caitlin Solis, Clerk to the Board of Supervisors				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	N/A				
TIMING:	Routine				
DISCUSSION:	<p>As has been your practice in the past, the County Administrator opens the meeting and calls for the nominations for Chair, followed by voting of the members.</p> <p>Upon the election of the Chair, the elected chair will then call for the nomination and election of the Vice Chair.</p> <p>The Annual or Organizational meeting of the Board will be conducted first and then move to the Regular meeting and conduct of business.</p>				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	Code of Virginia § 15.2-1422. Electing a chairman and vice-chairman; mayor and vice-mayor				
ENCLOSURES:	None				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
	X				

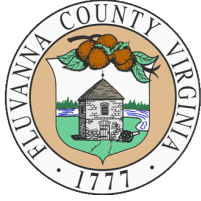
§ 15.2-1422. Electing a chairman and vice-chairman; mayor and vice-mayor

Unless the chairman or mayor is elected by popular vote, every governing body, at its first meeting after taking office, shall elect one of its number as presiding officer. Such officer shall be called "chairman" if a member of a board of supervisors and "mayor" if a member of a city or town council. Such member, if present, shall preside at the first meeting and all other meetings during the term for which so elected. The governing body also shall elect a vice-chairman or vice-mayor, as the case may be, who shall preside at meetings in the absence of the chairman or mayor and may discharge any duty of the chairman or mayor during his absence or disability. Chairmen and vice-chairmen, mayors and vice-mayors, may be so elected to serve for terms corresponding with their terms as supervisors or councilmen or may be elected for such other period as determined by the governing body. Whenever any board or council at the time of such election, fails to designate the specific term of office for which a chairman or vice-chairman, a mayor or vice-mayor, is elected, it shall be presumed that such officers were elected for a term of one year and shall serve until their successors have been elected and qualify. Chairmen and vice-chairmen, mayors and vice-mayors, may succeed themselves in office. In the case of the absence from any meeting of the chairman and vice-chairman, mayor and vice-mayor, the members present shall choose one of their number as temporary presiding officer.

**FLUVANNA COUNTY BOARD OF SUPERVISORS
AGENDA ITEM STAFF REPORT**

TAB C

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Resolution/Organizational Meeting of the Fluvanna County Board of Supervisors				
MOTION(s):	<p>I move to adopt the resolution entitled “Organizational Meeting of the Fluvanna County Board of Supervisors 2026” which designates the location, day, and time of meetings.</p> <p>Meeting Place:</p> <ul style="list-style-type: none"> • Circuit Courtroom, Fluvanna Courts Building <p>Meeting Times:</p> <ul style="list-style-type: none"> • Day Meetings begin at 5:00 p.m. and end at 9:00 p.m., unless extended • Night Meetings begin at 6:00 p.m. and end at 10:00 p.m., unless extended • When scheduled, Work Sessions begin at 5:00 p.m. prior to the regular evening meeting 				
BOS WORKPLAN?	Yes	No	If yes, list item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
					XX
STAFF CONTACT(S):	Caitlin Solis, Clerk to the Board of Supervisors				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	Approval				
TIMING:	Routine				
DISCUSSION:	During the month of July, only one meeting will be held on the first Wednesday starting at 5:00 p.m., breaking for dinner, then reconvening at 6:00 p.m. for public hearings.				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	Resolution				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
	X				



BOARD OF SUPERVISORS

County of Fluvanna
Palmyra, Virginia

RESOLUTION No. 01-2026

A RESOLUTION RECOGNIZING THE 2026 ORGANIZATIONAL MEETING OF THE BOARD OF SUPERVISORS

At the annual Organizational Meeting of the Fluvanna County Board of Supervisors held in the Carysbrook Performing Arts Center at 5:00 PM on Wednesday, January 7, 2026, the following resolution was adopted by the Board of Supervisors, the vote being as shown below and recorded in the minutes of the meeting.

WHEREAS, the Code of Virginia requires an annual organizational meeting for the Board of Supervisors for the election of officers and the conduct of such other business as to meeting times and dates and,

WHEREAS, the Board of Supervisors does now conduct such an organizational meeting;

NOW, THEREFORE BE IT RESOLVED by the Board of Supervisors that it does hereby designate the Circuit Courtroom, Fluvanna Courts Building as its meeting place for Regular Meetings to be held on the first Wednesday of each month at 5:00 p.m. and the third Wednesday of each month at 6:00 p.m., except for the month of July when the only meeting shall be on the first Wednesday starting at 5:00 p.m., breaking for dinner, then reconvening at 6:00 p.m. for additional business or public hearings. When scheduled, Work Sessions will be held the third Wednesday of each month at 5:00 p.m. prior to the regular meeting.

BE IT FURTHER RESOLVED by the Board of Supervisors that it does hereby designate the fourth Wednesday at 6:00 p.m. as the meeting date for any such regular meeting that is postponed due to weather or such other circumstances.

THE FOREGOING RESOLUTION WAS DULY AND REGULARLY ADOPTED by the Fluvanna County Board of Supervisors at the annual Organizational Meeting of the Board held on the 7th day of January, 2026;

	AYE	NAY	ABSTAIN	ABSENT	MOTION	SECOND
Chris Fairchild, Cunningham District						
Mike Goad, Fork Union District						
Timothy M. Hodge, Palmyra District						
Anthony P. O'Brien, Rivanna District						
John M. Sheridan, Columbia District						

A Copy, teste:

Caitlin Solis
Clerk to the Board of Supervisors
Fluvanna County, Virginia

**FLUVANNA COUNTY BOARD OF SUPERVISORS
AGENDA ITEM STAFF REPORT**

TAB D

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Board of Supervisors 2026 Regular Meeting Calendar				
MOTION(s):	I move to adopt the 2026 Board of Supervisors' Regular Meeting Calendar as presented.				
BOS WORKPLAN?	Yes	No	If yes, list item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
					XX
STAFF CONTACT(S):	Caitlin Solis, Clerk to the Board of Supervisors				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	Approval				
TIMING:	Routine				
DISCUSSION:	During the month of July, only one meeting will be held on the first Wednesday starting at 5:00 p.m., breaking for dinner, then reconvening at 7:00 p.m. for public hearings.				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	Board of Supervisors 2026 Regular Meeting Calendar				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
	X				



2026 Regular Meeting Calendar

Fluvanna County Board of Supervisors
All Meetings on Wednesday

Date	Regular Meetings	Work Sessions (When Scheduled)
Jan 7	5:00 pm	
Jan 21	6:00 pm	5:00 pm
Feb 4	5:00 pm	
Feb 18	6:00 pm	5:00 pm
Mar 4	5:00 pm	
Mar 18	6:00 pm	5:00 pm
Apr 1	5:00 pm	
Apr 15	6:00 pm	5:00 pm
May 6	5:00 pm	
May 20	6:00 pm	5:00 pm
Jun 3	5:00 pm	
Jun 17	6:00 pm	5:00 pm
Jul 1	5:00 pm & 6:00 pm	
Aug 5	5:00 pm	
Aug 19	6:00 pm	5:00 pm
Sep 2	5:00 pm	
Sep 16	6:00 pm	5:00 pm
Oct 7	5:00 pm	
Oct 21	6:00 pm	5:00 pm
Nov 4	5:00 pm	
Nov 18	6:00 pm	5:00 pm
Dec 2	5:00 pm	
Dec 16	6:00 pm	5:00 pm

Adopted this 7th day of January 2026 by the Fluvanna County Board of Supervisors

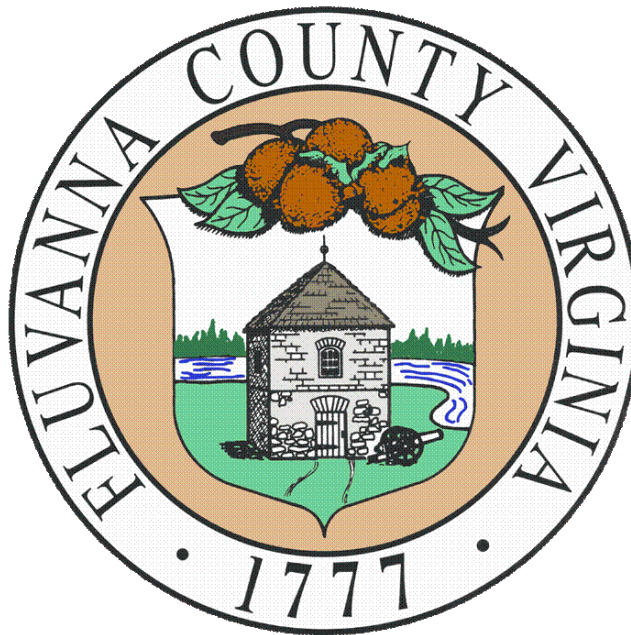
FLUVANNA COUNTY BOARD OF SUPERVISORS AGENDA ITEM STAFF REPORT

TAB E

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Amendments to the Fluvanna County Board of Supervisors 2026 Bylaws and Rules of Procedure				
MOTION(s):	I move that the Board of Supervisors approve the attached amendments to the Fluvanna County Board of Supervisors 2026 Bylaws and Rules of Practice and Procedure				
BOS WORKPLAN?	Yes	No	If yes, which item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
		X			
STAFF CONTACT(S):	Dan Whitten, County Attorney				
PRESENTER(S):	Dan Whitten, County Attorney				
RECOMMENDATION:	N/A				
TIMING:	N/A				
DISCUSSION:	<p>The amendments to the 2026 Bylaws and Rules of Procedure reflect the following changes to Section XXIII - Orderly Conduct:</p> <ol style="list-style-type: none"> 1) All comments by members of the public during any Public Hearing must be germane to the purpose of that Public Hearing. 2) All comments by members of the public during any Public Comment period must be germane to the services or policies of the County. 3) When providing comments, members of the public are not permitted to campaign for public office and shall not promote private businesses or address pending litigation. 4) No member or citizen shall be allowed to use of any profane, vulgar, obscene, abusive, defamatory, disruptive, or threatening speech, and doing so may result in removal from the meeting. 5) No member or citizen shall use language of a personal nature which insults or demeans any person or which, when directed at a public official or County staff, is not related to his or her official duties. 6) All speakers shall be respectful of other opinions and viewpoints expressed at the meeting, and the audience shall not make audible expressions of support (i.e. applause) or of opposition (i.e. booing) during meetings. 7) Speakers should strive to avoid repetitive comments. Simple statements of endorsement of previous speakers are appropriate. 8) Speakers should address all comments to the Board of Supervisors and not the audience. 				
FISCAL IMPACT:	N/A				

POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	Fluvanna County Board of Supervisors 2026 Bylaws and Rules of Practice and Procedure				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
	X				

FLUVANNA COUNTY BOARD OF SUPERVISORS



2026 BYLAWS AND RULES OF PRACTICE & PROCEDURES

Adopted
January 7, 2026

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Fluvanna County Board of Supervisors BYLAWS AND RULES OF PRACTICE AND PROCEDURES

I. CREATION. Fluvanna County Board of Supervisors, hereinafter called the Board, is an elected body provided by the Code of Virginia, Section 15.2-1400. It consists of five members with one elected from each of the five Election Districts.

II. SEAL OF THE BOARD. When affixed to any paper or document by the Clerk for the Board, the Seal has the force and effect for authentication for the Board.

III. PRINCIPAL ADDRESS. 132 Main Street, Palmyra, Virginia, mailing address: P.O. Box 540, Palmyra, Virginia 22963.

IV. RULES

A. These Bylaws and Rules of Practice and Procedures ("Rules") are adopted and shall apply to the Board of Supervisors of Fluvanna County. These Rules are intended to expedite transaction of the business of the Board of Supervisors in an orderly fashion. The Bylaws and Rules are deemed to be procedural only. The failure strictly to observe application of the Rules shall not affect the jurisdiction of the Board or invalidate any action taken at a meeting that is otherwise held in conformity with law.

B. All meetings and business shall be conducted in accordance with these Rules, Robert's Rules of Order Newly Revised (12th Edition), and the law of Virginia. In the event of conflict, the law of Virginia shall govern. A decision of the Chair with respect to the interpretation, applicability, or enforcement of these Rules may be overruled by a majority vote of the Members present and voting.

C. Except as otherwise provided by law, any rule of the Board may be suspended temporarily, upon approval of the majority of the Board members present and voting. The temporary suspension shall apply only to the matter under immediate consideration and, in no case, shall it extend beyond an adjournment.

D. No rule of the Board shall be adopted or amended except by majority vote of the Board.

V. CONSTRUCTION. As used in these Rules, the masculine shall include the feminine and the singular the plural unless otherwise specified herein. The word "shall" is mandatory and not discretionary; the word "may" is permissive and discretionary. The word "approve" shall be considered to be followed by the words "or disapprove".

VI. DEFINITIONS. As used in these Rules, the following terms are defined:

A. Action of Record. An action taken or decision made by the Board recorded in the Minutes of the Meetings. Except as otherwise required by law, an Action of Record may take the following forms:

1. Motions and seconds with the recorded votes of the members.
2. Consensus agreement of the Board without vote by the Board.
3. Directive of the Chair in the exercise of that office during the conduct of an official meeting of the Board.

B. Board. The Fluvanna County Board of Supervisors.

C. County Code. The Code of Fluvanna County.

D. Directive. An exercise of discretionary authority granted to the Chair from the Board empowering the Chair as follows:

1. To enforce the protocols of these Rules for the conduct of business and discourse before the Board to ensure proper decorum, civility, fairness and order.
2. To cause the removal of any person or persons without charge of civil or criminal offense for misconduct, disruption or disturbance of a meeting of the Board of Supervisors consistent with adopted policies and procedures of the Board.
3. To charge any person or persons with civil or criminal offenses pursuant to federal, state or local laws for the misconduct, disruption or disturbance of a meeting of the Board.

E. Item of Business. A matter to be presented before the Board at an official meeting, specified on the Meeting Agenda or modification thereof, and which may be subject to an Action of Record.

F. Meeting or Official Meeting. Any Annual Organizational, Regular, or Special Meeting of the Board of Supervisors. The following terms may also be used to further define and specify purposes for meetings. Meetings as defined herein are not exclusive of each other and may be concurrently conducted.

1. Annual Organizational Meeting: Pursuant to § 15.2-1416 of the Virginia Code, the Board's first meeting in the month of January. The County Administrator shall preside during the election of the Chair of the Board.

2. **Joint Meeting:** A Joint Meeting may be conducted simultaneously with one or more public bodies for the purpose of review, inquiry and discussion of matters of mutual interest or in the interest of expedient disposition of public business matters. Action of record may be taken at said meeting, and a quorum of both the Board and other body(ies) is required to Call to Order and conduct a Joint Special Meeting.

3. **Public Information Meeting:** A Public Information Meeting shall be limited to the dissemination of information to and/or from the public where the Board of Supervisors will take no Action of Record at said meeting. A quorum of the Board of Supervisors is not required to Call to Order and conduct a Public Information Meeting. Public Information Meetings may be called in the name of the Board of Supervisors or administratively by the County Administrator.

4. **Public Hearing:** A public hearing shall be conducted at said meeting and the Board of Supervisors may take Action of Record on such matters as may arise from the Public Hearing. A quorum of the Board of Supervisors is required to Call to Order and conduct a Public Hearing.

5. **Recessed Meeting:** A meeting conducted at a date, place and time set by the Board of Supervisors as a continuation of a previously held meeting. A Recessed Meeting shall be scheduled no later than the date of the next Regular Meeting.

6. **Rescheduled Meeting:** A Rescheduled Meeting shall be for the purpose of conducting a meeting of the Board of Supervisors where, by virtue of necessity or at the discretion of the Board of Supervisors, the originally scheduled meeting cannot be conducted on its prescribed date or time or at its prescribed location pursuant to these Rules. Action of Record may be taken on any Item of Business presented at a Rescheduled Meeting, and a quorum of the Board of Supervisors is required to Call to Order and conduct a Rescheduled Meeting.

7. **Work Session Meeting:** A Work Session Meeting shall be for the purpose of in-depth review, inquiry and discussion of specified Items of Business where Action of Record may be taken by the Board of Supervisors. A quorum of the Board of Supervisors is required to Call to Order and conduct said meeting. Work Session Meetings may also be called and scheduled for the purposes of presentations to the Board of Supervisors for educational and informational purposes.

G. **Primary Motion.** The first motion presented following informal discussion of any Item of Business at a Board meeting.

H. **Substitute Motion.** A motion presented succeeding and in lieu of a primary motion on any Item of Business at a Board meeting.

I. **Virginia Code.** The 1950 Code of Virginia, as amended.

VII. BOARD CHAIR

A. At the first meeting of the year, the Board selects one of its members to serve as Chair. The Chair is a voting member and serves for one year, or until his successor shall be elected and qualify as such.

B. The Chair, when present, shall preside at all meetings of the Board and shall take the Chair at the hour appointed for every Board meeting and shall immediately call the members to order and, except in the absence of a quorum, shall proceed with the business of the Board in the manner prescribed by these Rules. The Chair shall preserve order and decorum and shall decide all questions of order.

C. Upon the death, resignation or other permanent disability of the Chair to fulfill the duties of his office, the Board shall elect a new Chair at its next regularly scheduled meeting or as soon thereafter as possible.

VIII. BOARD VICE CHAIR

A. At the first meeting of the year, the Board selects one of its members to serve as Vice Chair. The Vice Chair is a voting member and serves for one year, or until his successor shall be elected and qualify as such.

B. In the absence, or inability to act, of the Chair, the Vice Chair shall have and exercise all the powers and duties of the Chair.

IX. BOARD MEMBERS

A. Notification of Absence. If any Board member is unable to attend a meeting, all reasonable effort shall be made to notify the Chair and the County Administrator as soon as possible to ensure there are sufficient members present and voting to consider all agenda items. The County Administrator shall continue an agenda item if there will not be a sufficient number of Board members present and voting at the meeting to approve the item.

B. Conflicts of Interest. At such times a Board member may find himself with a conflict of interest as set forth in the Code of Virginia, Section 2.2-3100 et seq., the Board member shall state the nature of the conflict of interest prior to an issue being heard and shall remove himself from the meeting. The member shall not vote or in any manner act on behalf of the Board with respect to the issue for which a conflict has been declared, until such time as the issue has been decided. The member shall not attend any portion of a closed meeting authorized by the Virginia Freedom of Information Act when the issue is discussed; and will not discuss the issue with other governmental officers or employees in their official capacity at any time.

X. COUNTY ADMINISTRATOR. The County Administrator shall assume the general duties as set forth in the Code of Virginia, Section 15.2-1541. He shall maintain an office at the same address as the Board. The County Administrator, or a designated representative, shall attend each

meeting of the Board and shall provide such information to the Board as necessary to assist Board members in their deliberations and decision making.

XI. CLERK FOR THE BOARD. The Executive Assistant to the County Administrator is appointed and shall serve as Clerk for the Board per Section 15.2-1538.

XII. COUNTY ATTORNEY. The County Attorney shall perform the duties set forth in Code Section 15.2-1542. The County Attorney or his deputy or assistant county attorney designated by him shall attend each meeting of the Board and shall serve as adviser to the Board on issues of law relating to the Board's business. The County Attorney assists the Board in analyzing the facts, provides advice and action in legal matters, and represents the Board in civil actions.

XIII. PARLIAMENTARY PROCEDURE. The County Attorney shall serve as the Parliamentarian for the purpose of interpreting these Bylaws and Rules of Procedure and Robert's Rules of Order as may be directed by the Chair, or as required as a result of a point of order raised by any one or more Board members. If the County Attorney is unavailable, the County Administrator shall serve as the Parliamentarian.

XIV. QUORUM FOR THE EXERCISE OF BOARD BUSINESS. A majority of the Board shall constitute a quorum for the purpose of conducting Board business.

XV. MEETINGS

A. Regular Meeting Schedule

1. Meetings are held on the first Wednesday of each month at 5:00 p.m. and on the third Wednesday of each month at 6:00 p.m. in the Fluvanna County Circuit Court at 72 Main St., Palmyra, unless another location is announced.

2. Meetings held on the first Wednesday will adjourn/recess no later than 9:00 p.m., and meetings held on the third Wednesday will adjourn/recess no later than 10:00 p.m.

3. The Board, at its pleasure, may continue its meeting beyond the normal adjournment/recess time, by majority vote of the Board members present and voting.

4. Meetings shall start at the appointed time, and if the Chair is not present, the Vice Chair shall preside.

5. If neither the Chair nor the Vice Chair is present, the County Administrator shall call the meeting to order and preside for the election of a temporary Chair.

B. Work Sessions Schedule. When needed, Work Sessions are held on the third Wednesday of each month at 5:00 pm, prior to the 6:00 pm Regular Meeting, in the Fluvanna County Circuit

Court at 72 Main St., Palmyra, unless another location is announced. Other days/times may be scheduled by majority consent of the Board.

C. Closed Meetings

1. Closed Meetings will be held as needed, but may only be convened in conformance with Section 2.2-3711 of the Code of Virginia (1950), as amended.

2. No resolution, ordinance, rule, contract, regulation, or motion agreed to in a Closed Meeting shall become effective until the Board reconvenes in an Open Session and takes a vote of the membership on such resolution, ordinance, rule, contract, regulation, or motion which shall have its substance reasonably identified in the open meeting.

3. At the conclusion of a Closed Meeting, the Board shall reconvene in Open Session immediately thereafter and shall take a roll call vote certifying that to the best of each member's knowledge:

a. Only public business matters lawfully exempted from Open Session requirements were discussed; and

b. Only public business matters identified in the motion convening the Closed Meeting were heard, discussed or considered.

Any member who believes that there was a departure from the above requirements shall so state prior to the vote, indicating the substance of the departure that, in his judgment, has taken place.

4. The failure of the certification to receive the affirmative vote of a majority of the members present and voting during the Closed Meeting shall not affect the validity or confidentiality of the Closed Meeting with respect to matters considered therein in compliance with the Freedom of Information Act.

5. The Board may permit non-members to attend a Closed Meeting if their presence will reasonably aid the Board in its consideration of an issue. Except as otherwise directed by the Board, the County Attorney and the County Administrator shall attend all Closed Meetings.

D. Special Meetings. The Board may hold Special Meetings as it deems necessary, at such times and places as it finds convenient, and may adjourn such special meetings from time to time as it finds convenient and necessary. Special Meetings shall be called and scheduled per §15.2-1418.

XVI. AGENDA ITEM SUBMISSION

A. All agenda items are due to the Clerk for the Board by COB Tuesday the week before the Board meeting, with the exception of presentations which are due by COB Tuesday the week of the meeting.

B. All agenda items require a *BOS Agenda Item Staff Report*. Staff Report and motion samples are available in the “Library/00-BOS Submissions” folder under “Procedures and Formats.”

C. Copy all files into the “Library/00-BOS Submissions” folder (if you do not have access to the county’s shared drive, email the materials to clerk@fluvannacounty.org).

D. Items can be in any file format (e.g., doc, docx, pdf, ppt, pptx, xls, xlsx)

E. NO paper copies of requested Agenda Items are required.

F. Name the submission files as follows:

For Agenda Category:	Name Your File:
06 Appointments	06-Short title of item similar to agenda
07 Presentations	07-
08 Action Matters	08-
09 Public Hearing	09-
10 Consent Agenda	10-
11 Unfinished Business	11-
12 New Business	12-

XVII. AGENDA PREPARATION

A. The Clerk, under the direction of the County Administrator, shall prepare the agenda for meetings.

B. The County Administrator may at his discretion, and individual Board members may by request to the County Administrator, place matters of business on the Agenda according to the schedule in paragraph XVI.A above for discussion, information and/or action by the Board as are germane to the affairs and interests of the Board and county. However, this does not prevent the County Administrator or Board members, at their discretion, from having items included which are received after the regular cutoff date.

C. Any Constitutional Officer, department head, agency head, or citizen may also submit items for Agenda consideration provided such requests are received in advance according to the schedule in paragraph XVI.A above.

D. The County Administrator shall allocate time to items on the agenda to suit the convenience of the Board.

E. If the County Administrator considers a requested agenda item not appropriate for consideration by the Board, he shall inform the Chair for a decision. This does not prevent retaining the item on the agenda by majority consent of the Board.

F. The Chairman and County Administrator shall style routine, non-controversial matters requiring Board action on a Consent Agenda. Items may be removed from the Consent Agenda and placed on the Regular Agenda at the request of any Board member present. Only one motion is necessary to adopt all recommendations and action items on the Consent Agenda.

G. The Clerk for the Board shall submit the draft agenda to the Chair on the Wednesday in the week before a regularly scheduled meeting for the Chair's review and approval. Agendas for special or other meetings may have the preparation and approval timeline modified to accommodate the available timeframe.

H. Issues for which actions will be required shall normally have all materials in the agenda package for advance study.

I. The Board agenda and related materials shall be received by each member of the Board and the County Attorney not later than the Friday before the scheduled regular meeting. The Clerk for the Board may request an adjustment to the delivery schedule due to special circumstances.

J. The Clerk shall prepare extra copies of the agenda and shall make the same available to the public and the press in the Office of the County Administrator, the Public Library, and on the County website. The Clerk shall also have at least one hard copy available at each regular meeting.

XVIII. ORDER OF BUSINESS. The Order of Business shall be as follows unless the County Administrator in drawing up the Agenda shall find good cause to change it:

1 – Call to Order
2 – Pledge of Allegiance and Moment of Silence
3 – Adoption of Meeting Agenda
4 – County Administrator's Report
5 – Public Comments #1
6 – Appointments
7 –Presentations
8 – Action Matters
9 – Public Hearing
10 –Consent Agenda
11 – Unfinished Business

12 – New Business
13 – Public Comments #2
14 – Closed Meeting (as needed)
15 – Adjourn

XIX. CONDUCT OF BUSINESS

A. Basic Principles: The following principles should be observed at all times in the transaction of public business before the Board.

1. Only one subject may claim the attention of the Board at one time.
2. Each item presented for consideration is entitled to full and free discussion.
3. Every member has rights equal to every other member except as to procedural matters within the competence of the Chair.
4. The will of the majority must be carried out, and the rights of the minority must be preserved.
5. The personality and desires of each member should be merged into the larger unit of the Fluvanna County Board of Supervisors.

B. The Board shall adopt an agenda for each meeting by recorded vote of a majority of the Board members present and voting. The adoption of the agenda shall be the first item for action following the Call to Order, Pledge of Allegiance, and Moment of Silence.

C. Items shall be heard in order of the agenda, except as the Board decides when adopting the agenda and that the Board may vote to call up any matter at any time.

D. Except as provided in subsection F. of this Section XX, the Board shall take no Action of Record on any matter that is not on the Meeting Agenda unless a modification to the Meeting Agenda is requested at the time of Approval of the Agenda. Modification of the Meeting Agenda requires a majority vote of Board members present and voting.

E. The Board shall consider all items on the agenda before taking any other items, unless an unlisted item is brought by majority consent of the Board members present and voting.

F. Items not on the agenda shall be heard as the final items of the Board's business, time permitting, or shall be carried over to the next regular meeting or a special meeting as determined by majority consent of the Board.

G. Exhibits before the Board shall become the property of the Board and shall be filed with the Clerk and shall be deemed a part of the record of the meeting at which submitted.

H. Citizens shall not speak at a meeting until they are recognized. Citizens shall request recognition by addressing “Mr. Chair” or “Madam Chair” (as appropriate), stating their name, their address, and awaiting acknowledgment by the Chair. The Chair may permit a dialogue without individual recognition between members of the Board or between a member and a citizen if such dialogue is orderly and contributes to the expeditious conduct of business.

I. Should it be desired by the Chair, any member, or by the County Administrator, the member making a resolution shall reduce the same to writing and deliver it to the County Administrator’s Office. The Clerk shall take down verbal resolutions as accurately as possible to reflect the intent of the Board.

J. Prior to initiating a public hearing, the Chair shall recount, either verbatim or by reference, the rules under which the hearing shall be operated, but the Board may amend the rules during the hearing by giving notice of the change to those gathered (e.g., a change to the time limitation for individual speakers).

K. At the beginning of the public hearing, the Chair shall call upon the County Administrator or the other staff member handling the matter at hand to present a description of the issue placed before the hearing, or the Chair may do so himself.

L. Subject to revocation or extension by the majority of the Board assembled, the Chair may in all matters establish a maximum time for consideration of any matter, and/or limit the amount of time available to each speaker, including Board members, on a matter and/or limit the number of times each speaker may address the Board on a matter. Regardless, every Board member is entitled to speak on every matter before the Board and the call for the question shall not be entertained until all members who wish to exercise this right shall have done so at least once.

M. All members or citizens shall limit their comments before and to the Board. The Chair may prohibit questions from citizens until a speaker has finished his presentation.

N. The Board of Supervisors has set forth the following rules for time limits for various agenda items or comments from the public, unless modified by majority consent of the Board:

1. Action Item presentations shall be limited to thirty (30) minutes.
2. Presentations shall be limited to ten (10) minutes.
3. Public Comments shall be limited to five (5) minutes per individual.

O. Once a notice for Public Hearing has been advertised (regardless of the nature), the Public Hearing will be conducted, unless the Board formally defers the matter to a future meeting. The postponement or cancellation of a public hearing shall be as follows:

1. Any public hearing scheduled for a Board of Supervisors meeting that has been publicly advertised shall not be postponed based on a request from a non-County government entity or person absent extreme mitigating circumstances. The Chair, with concurrence of the County Administrator, will determine when such circumstances exist. If mitigating circumstances exist, the petitioner will bear any cost incurred by the County in providing public notification of the change and for the cost of advertising the new date of the hearing.

2. The Chair, with the concurrence of the County Administrator, shall have the authority to postpone a public hearing based on the weather or other extraordinary circumstances.

3. In all cases, County staff will ensure all Board members are provided timely notification of schedule changes. Further, staff will ensure the public and general news media are notified of changes to schedules which have been announced in public. The public hearing shall be rescheduled, if appropriate, and advertised as required by law.

XX. MOTIONS

A. Motions by Board members shall require a second.

Exceptions. The following do not require a second:

- To Raise a Question of Privilege
- Questions of Order
- Objection to the Consideration of a Question
- Call up Motion to Reconsider
- Nominations
- Leave to Withdraw a Motion
- Inquiries of any kind

B. Motions shall not be formally discussed prior to being duly seconded.

C. After a motion is properly made and seconded, the Chair shall restate the motion and open the floor to discussion.

D. The Chair shall routinely refrain from making or seconding motions in order to fairly and impartially preside over the Board deliberations and discussion. In any case, the Chair shall not make or second a motion without first temporarily surrendering the chair to the Vice Chair, if present and willing to temporarily accept the gavel, or to another member present and willing to temporarily accept the gavel. In such event, he should not resume the chair until the motion is decided.

E. A maker of a motion may not speak against his motion.

F. The Chair shall call for and cause the vote to be recorded after the motion is properly made before the Board, has been seconded, and has been duly discussed. Any member believing a motion has been duly discussed may move or call for the previous question. Such motion shall not be debatable. However, if any member objects, the Chair shall call for a vote on the motion calling for the previous question. If that motion carries, the Chair shall proceed to call for the vote on the motion before the Board. If the motion calling for the previous question is defeated, the debate on the main motion shall continue.

G. A substitute motion may be made by any member to any motion properly on the floor. Once seconded, the substitute motion shall take precedence and all debate or action on the existing motion shall cease until the substitute motion is decided. Debate on a substitute motion is permissible. If the substitute motion is passed by a majority vote of the members then present and voting, the original motion is supplanted by the substitute motion. A second substitute motion can be made only after the first substitute motion is decided by vote of the Board.

H. When a motion is made and then cannot obtain a second, the motion will die for lack of a second and does not require a vote. However, in the event that a motion which is not seconded is nevertheless voted on by the Board and passes by a majority of the members present and voting, the failure of a second shall not invalidate the adoption of such motion.

I. Defeated Motions

1. Same Meeting: A defeated motion can be brought back for consideration at the same meeting if the members present agree to do so by a majority vote. Only a member who voted on the prevailing side may make the motion to reconsider the issue. The rule restricting renewal of a motion in the same session does not apply to a motion that died for lack of a second.

2. Subsequent Meeting: Except as otherwise provided by law, a defeated motion that is still applicable can be re-introduced at a subsequent meeting as new business (under the normal process for new business).

XXI. VOTING

A. All Actions of Record must be approved by vote unless there is unanimous consent.

B. When the question is called and there is no dispute, the Chair shall call for the vote.

C. Whenever any member wishes to abstain from voting on any question, he shall so state and, if because of a conflict, shall indicate in accordance with the Virginia Conflict of Interests Act, Virginia Code § 2.2-3100 et seq., and his abstention shall be announced by the Chair and recorded by the Clerk.

D. The Chair's vote on all issues before the Board shall be recorded with the prevailing side, unless the Chair clearly votes otherwise.

E. The Clerk shall record the name of each member voting and how he voted.

F. A tie vote fails. The Board does not designate a tiebreaker pursuant to § 15.2-1421 of the Virginia Code.

G. Except as otherwise provided by law, motions shall be carried by a majority of the members present and voting in the affirmative (§15.2-1420), except that a majority affirmative vote of all members shall be required for any appropriation exceeding \$500.00, the imposition of taxes, and the authorization for borrowing money (§15.2-1428).

XXII. RECORDING OF MEETINGS. The Clerk for the Board shall record each regular meeting. These recordings are the property of the Fluvanna County Board of Supervisors and are public records as provided by the Virginia Freedom of Information Act. Interested persons may listen to the recordings on the County website or in the County Administrator's office, or may obtain copies of the recording by making appropriate arrangements with the County Administrator's office. Costs will be borne by the person making the request. The original recordings shall not be borrowed or removed from the County Office Building, except under the specific prior authorization of the County Administrator.

XXIII. ORDERLY CONDUCT

A. It shall be the duty of the Chair to maintain order and decorum at meetings. The Chair, when presiding at a meeting of the Board, without vacating the chair, shall refer any point of order to the Parliamentarian.

B. In maintaining decorum and propriety of conduct, the Chair shall not be challenged and no debate shall be allowed until after the Chair declares that order has been restored. In the event the Board wishes to debate the matter of the disorder or the bringing of order, the regular business may be suspended to discuss the matter by majority vote of the Board members present and voting.

C. All comments by members of the public during any Public Hearing must be germane to the purpose of that Public Hearing. All comments by members of the public during any Public Comment period must be germane to the services or policies of the County. When providing comments, members of the public are not permitted to campaign for public office and shall not promote private businesses or address pending litigation.

D. No member or citizen shall be allowed to use of any profane, vulgar, obscene, abusive, defamatory, disruptive, or threatening speech, and doing so may result in removal from the meeting. No member or citizen shall use language of a personal nature which insults or

demeans any person or which, when directed at a public official or County staff, is not related to his or her official duties.

E. All speakers shall be respectful of other opinions and viewpoints expressed at the meeting, and the audience shall not make audible expressions of support (i.e. applause) or of opposition (i.e. booing) during meetings.

F. Speakers should strive to avoid repetitive comments. Simple statements of endorsement of previous speakers are appropriate.

G. Speakers should address all comments to the Board of Supervisors and not the audience.

~~C. No member or citizen shall be allowed to use defamatory or abusive language directed at any member of the Board or other person, to create excessive noise, or in any way incite persons to use such tactics.~~

H. The Chair shall be the judge of ~~such~~ all breaches of order and decorum, however, the Board may by majority vote of the Board members present and voting opt to overrule the judgment of the Chair.

I. When a person engages in such breaches, the Chair may order the person's removal from the building, or may order the person to stand silent, may order the person removed from the County property, and may, at his discretion, bring formal charges for disruption of a public meeting.

XXIV. AD HOC COMMITTEES. Ad hoc committees will be appointed by the Chair as needed. Constitutional Officers may be appointed to committees.

XXV. APPOINTMENTS TO BOARDS, COMMISSIONS, AND COMMITTEES (BCC)

A. The Board may appoint such advisory boards, committees and commissions as it may deem necessary pursuant to Code Section 15.2-1411.

B. Information on all nominees for such appointments, whether to represent the County as a whole or a particular election district, shall be included in the Board package for the meeting at which the appointment will be considered. It shall be the policy of the Board as a whole to scrutinize and agree upon all appointees to represent the County in any capacity.

C. Appointments shall generally not be made more than 45 days prior to the commencement of a term for which the appointment is made.

XXVI. OFFICIAL BOARD TRAVEL AND EXPENSE REIMBURSEMENT

A. A Board member may travel officially in-state at the Board member's discretion. In-state travel shall include travel to Washington, D.C.

B. A Board member shall obtain advance Board approval for official out-of-state travel.

C. Supervisors are not eligible for mileage reimbursement for regularly scheduled BOS meetings (held generally on the 1st and 3rd Wednesdays).

D. Supervisors are eligible for mileage reimbursement for travel to and from:

1. BOS special meetings and work sessions not scheduled in conjunction with a regular meeting. Examples include periodic strategic planning meetings, budget meetings or other work sessions on different days from regular meetings, meetings with staff, etc.

2. Town hall meetings, community events, Chamber events, local area functions, etc., in support of their role as a County Supervisor.

3. Board, commission, and committee meetings when assigned as a part of their service as a County Supervisor (excluding Planning Commission and Social Services Board).

E. Supervisors may also be eligible for mileage reimbursement as private citizens for travel to and from various board, commission, and committee (BCC) meetings when assigned by the Board of Supervisors to such BCC roles.

F. Supervisors may complete and submit reimbursement claims following the procedures outlined in Policy 2.19, Travel and Expense Reimbursement.

XXVII. APPROVAL OF CERTAIN CHECKS, AUTHORIZATION TO SIGN WITH STAMP

A. The Chair, Vice Chair, County Administrator, and Treasurer are hereby authorized to sign and issue checks without prior approval of the Board for the following purposes: end of the month salaries, end of the month contracted personal services, utility payments, and other payments deemed appropriate and necessary by the Chair, County Administrator, and Treasurer; such actions to be reviewed and ratified at the next appropriate meeting of the Board.

B. The Chair of the Board of Supervisors, and in his absence, the Vice Chair, are authorized to substitute his facsimile signature provided he/she signs a certified list of individual checks for which his facsimile signature is authorized; also the signature plates are in the sole possession of the Treasurer.

XXVIII. POLICY FOR REMOTE PARTICIPATION OF MEMBERS OF THE FLUVANNA COUNTY BOARD OF SUPERVISORS AT MEETINGS OF THE BOARD

A. AUTHORITY AND SCOPE

1. This policy shall govern participation by an individual member of the Board of Supervisors of Fluvanna County, Virginia, by electronic communication means in public meetings of the Board of Supervisors of Fluvanna County, Virginia, and any closed session of the Board held in accordance with applicable law, from and after the date of adoption of this policy.
2. This policy is adopted pursuant to the authorization of Va. Code § 2.2-3708.3 and is to be strictly construed in conformance with the Virginia Freedom of Information Act (VFOIA), Va. Code §§ 2.2-3700—3715.
3. Any reference to a specific provision of federal, state, or local law referenced in this policy shall mean such provision of law, as amended from time to time, or as set forth in any successor provision dealing with substantially the same subject.

B. DEFINITIONS

1. “Board” means the Board of Supervisors of Fluvanna County, Virginia, or any committee, subcommittee, or other entity of the Board.
2. “Member” means any member of the Board.
 - a. “Remote participation” means participation by an individual member of the Board by electronic communication means in a public meeting where a quorum of the Board is physically assembled, as defined by Va. Code § 2.2-3701. For purposes of determining whether a quorum is physically assembled, an individual member who is a person with a disability as defined in Va. Code § 51.5-40.1 or is a caregiver as defined in Va. Code § 2.2-3701 and uses remote participation counts toward the quorum as if the individual was physically present.
3. “Meeting” means a meeting as defined by Va. Code § 2.2-3701.
4. “Notify” or “notifies,” for purposes of this policy, means verbal or written notice that is reasonable under the circumstances, with written notice, such as by email or letter, being the preferred means of notice. Notwithstanding the foregoing, notice does not include text messages or communications via social media.
5. “VFOIA” means the Virginia Freedom of Information Act, Va. Code § 2.2-3700, et seq.

C. MANDATORY REQUIREMENTS

Regardless of the reasons why the member is participating in a meeting from a remote

location by electronic communication means, the following conditions must be met for the member to participate remotely:

1. A quorum of the Board must be physically assembled at the primary or central meeting location; and
2. Arrangements have been made for the voice of the remotely participating member to be heard by all persons at the primary or central meeting location. If at any point during the meeting the voice of the remotely participating member is no longer able to be heard by all persons at the meeting location, the remotely participating member shall no longer be permitted to participate remotely.
3. For purposes of determining whether a quorum is physically assembled, an individual member who is a person with a disability as defined in Va. Code § 51.5-40.1 or is a caregiver as defined in Va. Code § 2.2-3701 and uses remote participation counts toward the quorum as if the individual was physically present.

D. PROCESS TO REQUEST REMOTE PARTICIPATION

1. On or before the day of the meeting, and at any point before the meeting begins, the requesting member must notify the Board Chair (or the Vice-Chair if the requesting member is the Chair) that such member is physically unable to attend a meeting due to (i) a temporary or permanent disability or other medical condition that prevents the member's physical attendance, (ii) a family member's medical condition that requires the member to provide care for such family member, thereby preventing the member's physical attendance or the member is a caregiver who must provide care for a person with a disability at the time the public meeting is being held thereby preventing the member's physical attendance, (iii) such member's principal residence location more than 60 miles from the meeting location, or (iv) a personal matter and identifies with specificity the nature of the personal matter.
2. The requesting member shall also notify County staff of the request, but such member's failure to do so shall not affect such member's ability to participate remotely. Notification to a County staff member that is conveyed by a County staff member to the Board Chair or Vice-Chair, as applicable, shall constitute notice to the Board Chair or Vice Chair as required by this policy.
3. If the requesting member is unable physically to attend the meeting due to a personal matter, the requesting member must state with specificity the nature of the personal matter and that such matter renders the requesting member unable physically to attend. Remote participation due to a personal matter is limited each calendar year to two meetings or 25 percent of the meetings held per calendar year rounded up to the next whole number, whichever is greater. There is no limit to the number of times

that a member may participate remotely for the other authorized purposes listed in (i) - (iii) above.

4. The requesting member is not obligated to provide independent verification regarding the reason for such member's nonattendance, including the temporary or permanent disability or other medical condition or the family member's medical condition that prevents the member's physical attendance at the meeting.
5. The Chair (or the Vice-Chair if the requesting member is the Chair) shall promptly notify the requesting member whether the request is in conformance with this policy, and therefore approved or disapproved.

E. PROCESS TO CONFIRM APPROVAL OR DISAPPROVAL OF PARTICIPATION FROM A REMOTE LOCATION

When a quorum of the Board has assembled for the meeting, the Board shall vote to determine whether:

1. The Chair's decision to approve or disapprove the requesting member's request to participate from a remote location was in conformance with this policy; and
2. The voice of the remotely participating member can be heard by all persons at the primary or central meeting location.

F. RECORDING IN MINUTES:

1. If the member is allowed to participate remotely due to a temporary or permanent disability or other medical condition, a family member's medical condition that requires the member to provide care to the family member or the member is a caregiver who must provide care for a person with a disability, or because the member's principal residence is located more than 60 miles from the meeting location the Board shall record in its minutes (1) the foregoing circumstance due to which the member is participating remotely; (2) the Board's approval of the member's remote participation; and (3) a general description of the remote location from which the member participated.
2. If the member is allowed to participate remotely due to a personal matter, the Board shall record in its minutes (1) the specific nature of such personal matter that renders the requesting member unable to attend stated by the requesting member; (2) how many times the member has attended remotely due to a personal matter; (3) the Board's approval of the member's remote participation; and (4) a general description of the remote location from which the member participated.

3. If a member's request to participate remotely is disapproved, the disapproval, including the grounds upon which the requested participation violates this policy or VFOIA, shall be recorded in the minutes with specificity.

G. CLOSED SESSION

If the Board goes into closed session, the member may continue to participate remotely in the closed session, and shall ensure that no third party is able to hear or otherwise observe the closed meeting.

H. STRICT AND UNIFORM APPLICATION OF THIS POLICY

This Policy shall be applied strictly and uniformly, without exception, to the entire membership, and without regard to the identity of the member requesting remote participation or the matters that will be considered or voted on at the meeting. Unless independently received by County staff, the Chair (or Vice-Chair) shall provide County staff with copies of the member's written request to participate remotely and the written response, as applicable, if the request or response is in writing, to be retained by County staff for a period of one year, or other such time required by records retention laws, regulations, and policies.

I. MEETINGS HELD THROUGH ELECTRONIC COMMUNICATION MEANS DURING DECLARED STATES OF EMERGENCY

- A. In addition to the foregoing, pursuant to the Code of Virginia Section 2.2-3708.2 the Board may meet by electronic communication means without a quorum of the public body physically assembled at one location when the Governor has declared a state of emergency in accordance with the Code of Virginia Section 44-146.17, or Fluvanna County has declared a local state of emergency pursuant to Code of Virginia Section 44-146.21, provided that (i) the catastrophic nature of the declared emergency makes it impracticable or unsafe to assemble a quorum in a single location and (ii) the purpose of the meeting is to provide for the continuity of operations of the Board or the discharge of its lawful purposes, duties, and responsibilities. The Board when convening a meeting in accordance with this subdivision (G) shall:
 1. Give public notice using the best available method given the nature of the emergency, which notice shall be given contemporaneously with the notice provided to members of the Board conducting the meeting;
 2. Make arrangements for public access to such meeting through electronic communication means;
 3. Provide the public with the opportunity to comment at those meetings of the Board when public comment is customarily received;

4. Otherwise comply with the provisions of the Code of Virginia Section 2.2-3708 VFOIA; and
 5. State in its minutes the nature of the emergency, the fact that the meeting was held by electronic communication means, and the type of electronic communication means by which the meeting was held.
- J. Nothing in this Section XXVIII shall be construed to prohibit the use of interactive audio or video means to expand public participation.

**FLUVANNA COUNTY BOARD OF SUPERVISORS
AGENDA ITEM STAFF REPORT**

TAB F

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Appointment of Board of Supervisor Members to Boards, Commissions and Committees				
MOTION(s):	I move to make the following Supervisor appointments to various boards and commissions for terms effective January 1, 2026, through December 31, 2027: _____.				
BOS WORKPLAN?	Yes	No	If yes, list item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
					XX
STAFF CONTACT(S):	Caitlin Solis, Clerk to the Board of Supervisors				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	N/A				
TIMING:	The terms will be effective January 1, 2026 and expire on December 31, 2027, unless otherwise changed.				
DISCUSSION:	Every two years in even years, the Board determines Board member assignments on various Boards, Commissions and Committees.				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	Upcoming and current appointments				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
					X

Fluvanna County BOS Board, Commission, and Committee Assignments

Board	2026-27 Member	Frequency	Day	Time	Location	2024-25 Member	2022-23 Member	2020-21 Member	2018-19 Member	2016-17 Member	2014-15 Member	2012-13 Member
Agricultural/Forestral Advisory Committee		As Needed	TBD	TBD	TBD	Fairchild	Fairchild	Weaver	Weaver	Weaver	Weaver	Weaver
Central Virginia Regional Jail Authority		Monthly	2nd Thursday	6:00pm	Central Virginia Regional Jail, Orange Co.	Fairchild	Fairchild	Weaver	Weaver	Weaver		
Community Policy Management Team (CPMT)		Monthly	4th Thursday	9:00 AM	Morris Room, County Admin Bldg	Hodge	Booker	Booker	Booker	Booker	Booker	Booker
Emergency Services Director (Chair or COAD - § 44-146.19)		As Needed	N/A	N/A	N/A	Dahl	County Adminsitator	County Administrator	County Administrator	County Administrator	Booker	Kenney
Finance Board (Chair)		Quarterly (As Needed)	2nd Tuesday	N/A	Morris Room, County Admin Bldg	Fairchild	Sheridan/Booker	Sheridan	Sheridan	Sheridan	Booker	N/A
Fork Union Sanitary District Advisory Committee		N/A	N/A	N/A	FUSD Office, 15704 W. River Road, Fork Union	Goad	Booker	Booker	Booker	Booker	Booker	Booker
Parks & Recreation Advisory Board		Even Months	2nd Tuesday	4:30 PM	Morris Room, County Admin Bldg	Fairchild	Fairchild	O'Brien	O'Brien	Sheridan/ Booker	Sheridan	Booker
Piedmont Workforce Network Council		Quarterly (Mar, Jun, Sep, Dec)	Days Vary	1:00 PM	UVA Research Park	O'Brien	O'Brien	O'Brien	O'Brien	O'Brien	O'Brien	Kenney
Planning Commission		Monthly	1st Tuesday before 2nd Wed	7:00 PM 6:00 PM WS	Carysbrook Performing Arts Center	Goad	Eager	Eager	Eager	O'Brien	O'Brien	Chesser
Rivanna River Basin Commission (RRBC) - Mbr #1		Two Meetings a Year	3rd Tuesday	1:00 PM	TJPDC, Water Street Center, C'ville	Hodge	Booker	Booker	Booker	Booker	Ullenbruch	Ullenbruch
Rivanna River Basin Commission (RRBC) - Mbr #2		Two Meetings a Year	3rd Tuesday	1:00 PM	TJPDC, Water Street Center, C'ville	O'Brien	O'Brien	O'Brien	O'Brien	Eager	Booker	Chesser
Social Services Board		Monthly	4th Monday	3:00 PM	DSS Boardroom, Carysbrook	Hodge	Eager	Eager	Eager	Eager	Ullenbruch	Booker
Thomas Jefferson Planning District Commission (TJPDC)		Monthly	1st Thursday	7:00 PM	TJPDC, Water Street Center, C'ville	O'Brien	O'Brien	O'Brien	O'Brien	O'Brien	O'Brien	Chesser
Virginia Association of Counties (VACo) Legislative Contact (Chair)		As Needed	N/A	N/A	N/A	Fairchild	Sheridan/Booker	Sheridan	Sheridan	Sheridan	Booker	Kenney

FLUVANNA COUNTY BOARD OF SUPERVISORS AGENDA ITEM STAFF REPORT

TAB G

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Historic Courthouse Update				
MOTION(s):	N/A				
BOS WORKPLAN?	Yes	No	If yes, which item(s):		
		X			
AGENDA CATEGORY:	Presentation	Action Matter	Public Hearing	Consent Agenda	Other
	X				
STAFF CONTACT(S):	Eric Dahl, County Administrator				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	Information only				
TIMING:	Routine				
DISCUSSION:	Provide an update on the Historic Courthouse Restoration project.				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	N/A				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
		X			

FLUVANNA COUNTY BOARD OF SUPERVISORS AGENDA ITEM STAFF REPORT

TAB H

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Public hearing to Quitclaim Drainage Easement				
MOTION(s):	I move that the Board of Supervisors approve a resolution to quitclaim a drainage easement on property identified as Tax Map Number 5-23-2				
BOS 2 YEAR GOALS?	Yes	No	If yes, which goal(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
	X				
STAFF CONTACT(S):	Dan Whitten, County Attorney				
PRESENTER(S):	Dan Whitten, County Attorney				
RECOMMENDATION:	Motion to approve a resolution to quitclaim a drainage easement on property identified as Tax Map Number 5-23-2				
TIMING:	Deed of Quitclaim will be executed and recorded after approval				
DISCUSSION:	A drainage easement is located on Tax Map Number 5-23-2. The drainage easement was never dedicated to the public, and Fluvanna County has never accepted the easement. However, the potential purchaser of the property has requested that the County quitclaim any potential interest in the drainage easement. The potential purchaser has drafted the deed of quitclaim and will pay for all advertisement costs for this public hearing. Improvements have already been constructed on the property after receiving all necessary permits from the County. The County does not have any necessity for the drainage easement.				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	<ul style="list-style-type: none"> Quitclaim Deed Resolution approving quitclaim deed 				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
	X				

AFTER RECORDING, RETURN TO:
GreeneHurlocker, PLC
4908 Monument Avenue, Suite 200
Richmond, VA 23230

Tax Map Parcel ID: 5-23-2
Prepared by: Andrew S. Brownstein, Esq.
VA Bar License No. 37188

**NOTE: THIS DEED IS EXEMPT FROM RECORDATION TAX PURSUANT TO
VIRGINIA CODE § 58.1-811 C.4**

QUITCLAIM DEED

THIS QUITCLAIM DEED, is made as of this ____ day of _____, 2026, by and between The County of Fluvanna, a political subdivision of the Commonwealth of Virginia (the “**Grantor**”), with an address of 132 Main Street, Palmyra, VA 22963, and 202 Industrial Way Partners, LLC, a Virginia limited liability company (the “**Grantee**”), with an address of 7200 Glen Forest Drive, Suite 300, Richmond, VA, 23226.

WITNESSETH that said Grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby specifically acknowledged, hereby releases to the Grantee, and forever quitclaims to Grantee, all the right, title, interest, claim, or demand which the Grantor has or may have had in and to the real property described as follows:

Any drainage easement depicted on Lot 2 of Zion Crossroads Industrial Park, as described on a plat by Rivanna Engineering & Surveying, PLC, entitled “Plat Showing Re-Division of Tax Map 5 Section 7 Parcel 8, Zion Crossroads Industrial Park, Palmyra District, Fluvanna County, Virginia”, dated February 14, 2005, recorded in the Clerk’s Office of the Circuit Court of Fluvanna County, Virginia, in Plat Book 2, Page 160 and attached hereto as Exhibit A (the “**Property**”).

TO HAVE AND TO HOLD the said described Property, and all the rights, members, and appurtenances of the Property unto the Grantee so that neither the Grantor nor Grantor's successors or assigns nor any other person or persons claiming under Grantor shall at any time claim or demand any right title or interest to the Property or its appurtenances.

Together with all the improvements thereon and all appurtenances thereunto belonging. This conveyance is made subject to all other recorded easements, conditions, restrictions and agreements as they may lawfully apply to the real estate hereby conveyed or any part thereof.

[Signature Page Follows]

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be duly executed and delivered under seal as its free act and deed for the uses and purposes herein contained as of the date first hereinabove written.

GRANTOR:

The County of Fluvanna

_____ (Seal)

Name:

Title:

[illegible]

The foregoing instrument was acknowledged before me this ____ day of _____ 2025, by _____, in his capacity as _____, of The County of Fluvanna, a political subdivision of the Commonwealth of Virginia.

Notary
Public

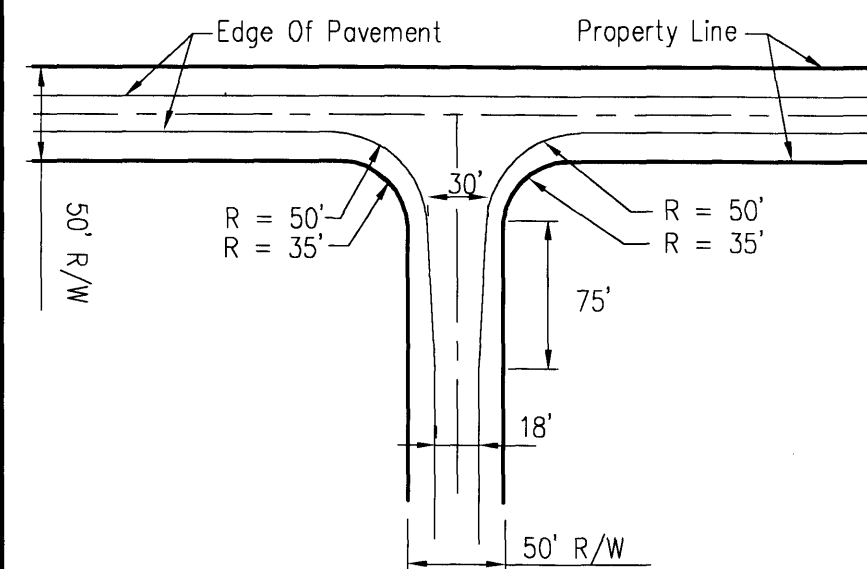
My Commission expires: _____

My Registration No.: _____

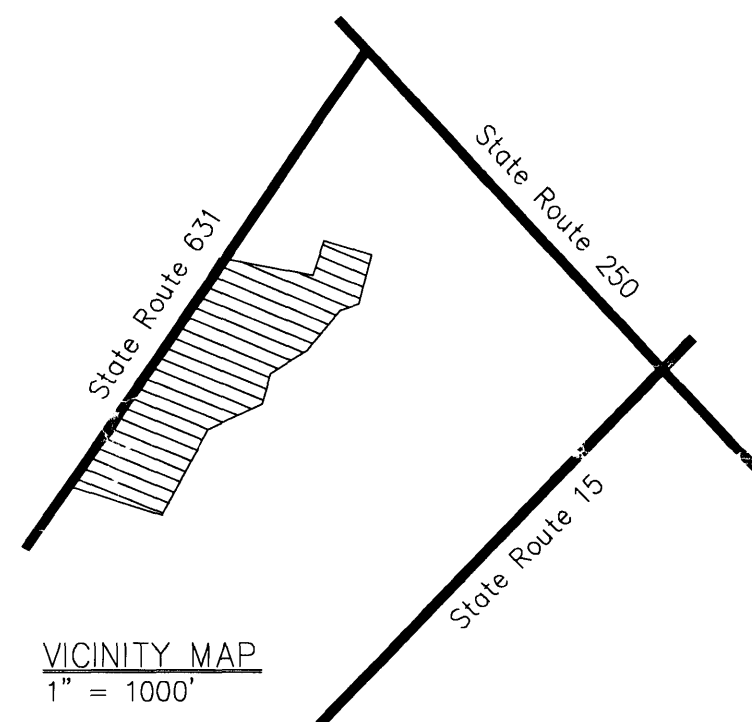
[Notarial Seal]

EXHIBIT A
PLAT OF ZION CROSSROADS INDUSTRIAL PARK

Commercial Entrance Detail



Scale: 1" = 100'



SUBDIVISION NOTES:

1. Original subdivision was recorded in PB 2-115.
2. A boundary survey of Open Spaces A and B was not performed for this subdivision as directed by the Owner.
3. Health Department Approval was not obtained for this subdivision. Each lot must obtain Health Department Approval prior to site plan approval.
4. At such time in the future the Deer Park Wastewater Treatment Plant is constructed on Parcel 9 and placed into operation all lots in this subdivision shall discharge sewage to the treatment plant.
5. All Sanitary sewer lines shown are conceptual. Actual locations may vary from what is shown.

RE-SUBDIVISION PLAT FOR ZION CROSSROADS INDUSTRIAL PARK TM 5 SECTION 7 PARCEL 8 PALMYRA DISTRICT, FLUVANNA COUNTY, VIRGINIA

PLAT SHOWING RE-SUBDIVISION OF
TAX MAP 5 SECTION 7 PARCELS 8
**ZION CROSSROADS
INDUSTRIAL PARK**
PALMYRA DISTRICT, FLUVANNA COUNTY, VIRGINIA
FILE: 05-7-8-BA.DWG SHEET: 1 of 2
SCALE 1" = 100' DATE: FEBRUARY 14, 2005

RIVANNA ENGINEERING & SURVEYING, PLC
1350 STONY POINT ROAD
CHARLOTTESVILLE, VA. 22911
P: 434.984.1599 F: 434.984.8863



LEGEND

- Iron Rod Set
- IF Iron Rod Found
- PF Iron Pipe Found
- Setback Line

OWNER'S STATEMENT

THE PLATTING AND SUBDIVISION OF TM 5 SECTION 7 PARCEL 8 LOCATED IN THE PALMYRA MAGISTERIAL DISTRICT, RECORDED IN DB 562 PAGE 819, CONTAINING 55.71 ACRES, AND DESIGNATED CARDINAL POINT INDUSTRIAL PARK IS WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS, OR TRUSTEES, IF ANY.

John J. Miller 2/18/05
ZION CROSSROADS INVESTMENTS, LLC DATE

PARCEL 8 IS ZONED L-1

SURVEYOR'S STATEMENT

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF FLUVANNA CO., VA REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.

Timothy Miller 2-18-05
TIMOTHY MILLER DATE

COUNTY APPROVAL

THE SUBDIVISION SHOWN HEREON HAS BEEN REVIEWED AND APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING REGULATIONS, AND MAY BE COMMITTED TO RECORD.

Steve Biel 3/21/05
DIRECTOR OF PLANNING DATE

VDOT APPROVAL

Joe Miller 2-24-05
VDOT DATE

CURVE TABLE

Curve	Radius	Tangent	Length	Delta	Chord	Chord Bear.
C1	906.16'	57.07'	114.00'	7°12'29"	113.92'	N 27°57'58" E
C2	1232.36'	73.33'	146.49'	6°48'38"	146.40'	N 31°04'44" E
C3	805.78'	88.03'	175.37'	12°28'10"	175.02'	N 48°15'57" E
C4	39.00'	34.63'	56.64'	83°12'32"	51.79'	S 84°53'16" E
C5	475.00'	44.10'	87.95'	10°36'33"	87.83'	N 37°58'43" W
C6	205.00'	125.78'	225.64'	63°03'53"	214.42'	N 51°52'47" E
C7	600.00'	126.95'	250.20'	23°53'33"	248.39'	N 26°38'59" E
C8	600.00'	116.48'	230.09'	21°58'20"	228.68'	N 65°15'26" E
C9	25.00'	12.84'	23.72'	54°21'57"	22.84'	S 76°34'26" E
C10	55.00'	58.00'	89.31'	93°02'15"	79.82'	N 84°05'25" E
C11	55.00'	58.44'	89.73'	93°28'35"	80.11'	N 09°10'00" W
C12	55.00'	61.09'	92.16'	96°00'25"	81.75'	S 76°05'30" W
C13	25.00'	11.29'	21.21'	48°36'55"	20.58'	S 52°23'45" W
C14	650.00'	64.60'	128.77'	11°21'02"	128.56'	S 71°01'42" W
C15	650.00'	174.36'	340.70'	30°01'54"	336.81'	S 50°20'14" W
C16	650.00'	118.23'	233.90'	20°37'04"	232.64'	S 25°00'45" W
C17	155.00'	375.01'	365.44'	135°05'12"	286.49'	S 82°14'49" W
C18	525.00'	60.16'	119.79'	13°04'24"	119.53'	N 36°44'47" W
C19	39.00'	43.06'	65.12'	95°39'46"	57.81'	N 04°32'54" E
C20	1294.70'	117.13'	233.63'	10°20'20"	233.31'	N 49°13'04" E
C21	1294.71'	87.00'	173.74'	7°41'19"	173.61'	N 40°12'12" E
C22	50.00'	41.60'	69.40'	79°31'26"	63.96'	N 07°05'17" E
C23	205.00'	67.27'	130.00'	36°20'00"	127.83'	N 78°25'17" W
C24	205.00'	10.10'	20.19'	5°38'38"	20.19'	N 17°31'31" E
C25	886.00'	60.90'	121.62'	7°51'53"	121.52'	N 28°17'54" E
C26	2895.24'	97.42'	194.77'	3°51'16"	194.73'	N 26°17'36" E
C27	828.70'	140.07'	277.53'	19°11'16"	276.23'	N 37°48'53" E
C28	2349.88'	118.88'	237.56'	5°47'32"	237.46'	N 50°18'18" E
C29	1827.00'	159.78'	318.74'	9°59'46"	318.34'	N 48°12'11" E
C30	50.00'	57.60'	85.59'	98°05'03"	75.52'	N 87°38'17" E
C31	50.00'	57.11'	85.16'	97°35'28"	75.24'	N 05°28'32" E
C32	155.00'	62.83'	119.38'	44°07'46"	116.45'	N 65°23'05" W
C33	205.00'	83.09'	157.89'	44°07'46"	154.02'	N 65°23'05" W
C34	25.00'	11.18'	21.03'	48°11'23"	20.41'	S 70°56'42" W
C35	50.00'	28.17'	51.31'	58°48'05"	49.09'	S 65°38'20" W
C36	50.00'	68.23'	93.84'	107°31'49"	80.66'	S 17°31'36" E
C37	50.00'	71.47'	96.03'	110°02'52"	81.94'	N 53°41'03" E
C38	25.00'	11.18'	21.03'	48°11'23"	20.41'	N 22°45'19" E
C39	50.00'	36.93'	63.61'	72°53'43"	59.41'	N 83°17'52" E

SITE DATA

OWNER:
ZIONS CROSSROADS INVESTMENT, LLC
170 SOUTH PANTOPS DRIVE
CHARLOTTESVILLE, VA 22911

SOURCE OF TITLE: TM 5 SECTION 7 PARCEL 8: DB 562-819

ZONING: L-1 LIGHT INDUSTRIAL

MAGISTERIAL DISTRICT: PALMYRA

SOURCE OF BOUNDARY SURVEY: FIELD SURVEY BY RIVANNA ENGINEERING & SURVEYING, PLC

PRESENT USE: VACANT

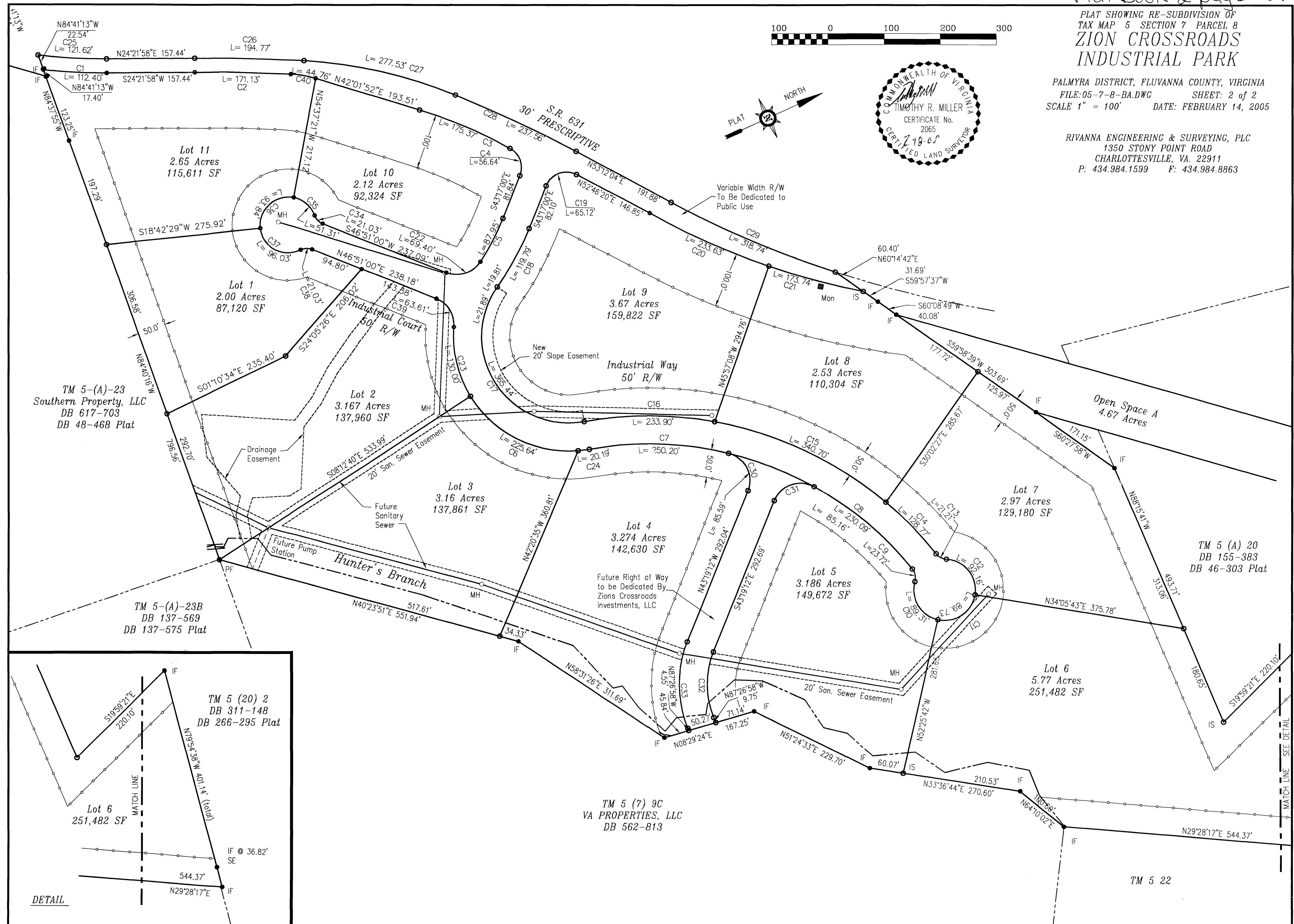
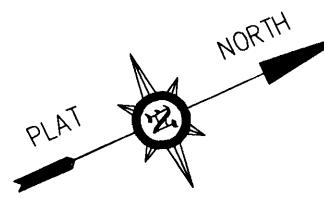
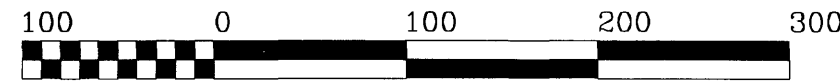
PROPOSED USE: LIGHT INDUSTRIAL

SETBACKS: 100' FROM ROUTE 631
50' FROM INTERNAL ROADS
50' FROM A-1 DISTRICTS

PLAT SHOWING RE-SUBDIVISION OF
TAX MAP 5 SECTION 7 PARCEL 8
ZION CROSSROADS
INDUSTRIAL PARK

PALMYRA DISTRICT, FLUVANNA COUNTY, VIRGINIA
FILE: 05-7-8-BA.DWG SHEET: 2 of 2
SCALE 1" = 100' DATE: FEBRUARY 14, 2005

RIVANNA ENGINEERING & SURVEYING, PLC
1350 STONY POINT ROAD
CHARLOTTESVILLE, VA. 22911
P: 434.984.1599 F: 434.984.8863



COURSE ALONG CREEK FROM "C" TO "D"	BEARING	DIST
1	N61°53'52"W	87.77'
2	S60°37'12"W	39.64'
3	S52°23'39"W	73.62'
4	S54°50'52"W	33.84'
5	S82°36'56"W	54.87'
6	N64°46'26"W	37.96'
7	S70°48'22"W	42.86'
8	N89°00'17"W	49.37'
9	S25°49'50"W	18.26'
10	N82°49'54"W	73.60'
11	S78°49'55"W	35.00'
12	N62°43'17"W	66.78'
13	S74°11'53"W	25.71'
14	N57°35'13"W	23.78'
15	N78°05'52"W	63.63'
16	S65°44'37"W	31.84'
17	S06°15'45"E	32.88'
18	S61°29'57"W	34.67'
19	N47°36'44"W	18.92'
20	S31°31'52"W	47.35'
21	N45°41'51"W	36.12'
22	N73°35'05"W	37.31'
23	S55°29'04"W	27.27'
24	N80°55'22"W	70.44'
25	N74°01'43"W	55.82'
26	S71°33'14"W	21.13'
27	N73°18'18"W	44.93'
28	N38°55'53"W	24.04'
29	N80°53'48"W	80.62'
30	S78°50'38"W	49.04'
31	N69°17'52"W	42.83'
32	N11°19'31"W	31.95'
33	S84°59'48"W	32.91'
34	N13°48'28"W	19.10'
35	N41°35'49"W	76.50'
36	S52°47'28"W	45.59'
37	N15°24'40"W	17.64'
38	S83°04'33"W	55.86'
39	N02°02'55"W	25.76'
40	S64°25'48"W	39.42'
41	N19°25'04"W	21.04'
42	N66°46'03"W	103.49'
43	N64°25'56"W	134.76'
44	N28°11'59"W	22.94'
45	N47°01'00"W	91.49'
46	N12°52'28"W	74.84'
47	N42°40'13"W	35.57'
48	N76°48'38"W	44.76'
49	S81°13'36"W	22.68'
50	N57°20'17"W	31.64'
51	S70°19'26"W	41.78'
52	N40°28'39"W	58.57'
53	S34°38'36"W	40.38'
54	N68°24'53"W	60.75'
55	N75°44'01"W	89.43'
56	N50°46'19"W	46.55'
57	S78°37'19"W	46.21'
58	N49°16'07"W	92.08'
59	S67°20'13"W	121.18'
60	N38°25'11"W	92.05'
61	N80°48'37"W	31.34'
62	N66°06'59"W	69.29'
63	N82°45'40"W	132.20'

TM 11 (A) 84
JOHN JERL PURCELL, JR.
WB 26-393

TM 11 (A) 86
KENNETH R. STORMS &
DOROTHY S. STORMS
DB 338-373
DB 338-377

TM 11 (A) 85
DENISE HUFFMAN
DB 452-601
DB 25 (OS) 228 PLAT

TM 11 (A) 87B
ELWOOD B. MORRIS
DB 348-448
PB 1-271

TM 12-(A)-6
ELBERT D. PIERCE, JR.
DB 70-535
DB 42-406A PLAT

TM 12 (A) 4
ROSAMOND L. LOVING ESTATE
WB 45-768
65.357 ACRES

TM 12 (A) 5
ROSAMOND L. LOVING ESTATE
WB 45-768
60.577 ACRES

TM 12 (A) 1
MICHAEL A. WOOD
DB 576-158
PB 576-160

TM 12 (A) 3B
RICHARD C. CONDREY
& MELISSA W. CONDREY
DB 210-176
PB 1-71

TM 12 (A) 3
GREGORY SOLIS
& CAROL WRIGHT
DB 210-178
PB 1-71

TM 12 (A) 9
CLINTON M. COSNER
& KATHY M. COSNER
DB 317-15

PLAT SHOWING BOUNDARY OF
TAX MAP 12 PARCELS 4 AND 5
THE LOVING PROPERTY
PALMYRA DISTRICT, FLUVANNA COUNTY, VIRGINIA
SCALE: 1" = 300' DATE: MAY 4, 2005
12004N5.dwg
LUM'S LAND SURVEYS, INC.
P.O. BOX 154, PALMYRA, VA. 22963-0154
PHONE: (434) 589-8395

NOTES:
The boundary survey shown is based on a current field survey.
This Plat has been prepared without benefit of a title report
and does not therefore necessarily indicate all encumbrances
on the property.

Clinton M. Cosner 5/17/05
Approved for Recordation Date

LEGEND
IS Iron Rod Set
IF Iron Rod Found
PF Iron Pipe Found
FC Fence Corner
PP Power Pole
Tel Ped Telephone Pedestal
TV Ped Television Pedestal

We, Clinton M. Cosner and Kathy M. Cosner,
as owners of TMP 12 (A) 9, do hereby agree
to the boundary line as shown on this plat
and designated A to B.
Clinton M. Cosner
Clinton M. Cosner

Kathy M. Cosner
Kathy M. Cosner

COMMONWEALTH OF VIRGINIA, AT LARGE, to-wit:
The foregoing was acknowledged before me by
Clinton M. Cosner and Kathy M. Cosner in the
County of FLUVANNA
Virginia, this 10th day of May, 2005.

My commission expires: 7-28-2009

Maudelle Perry
Notary Public

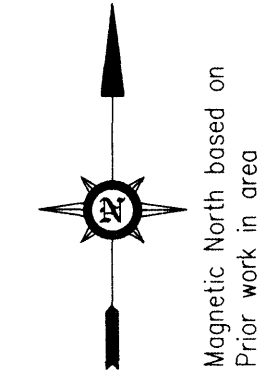
I, Robert Lewis Loving, as Executor of the
Estate of Rosamond L. Loving, for and on
behalf of the estate, do hereby agree to
the boundary line as shown on this plat
and designated A to B.
Robert Lewis Loving
Robert Lewis Loving, Executor of the
Estate of Rosamond L. Loving

STATE Maryland
CITY/COUNTY Washington to-wit:

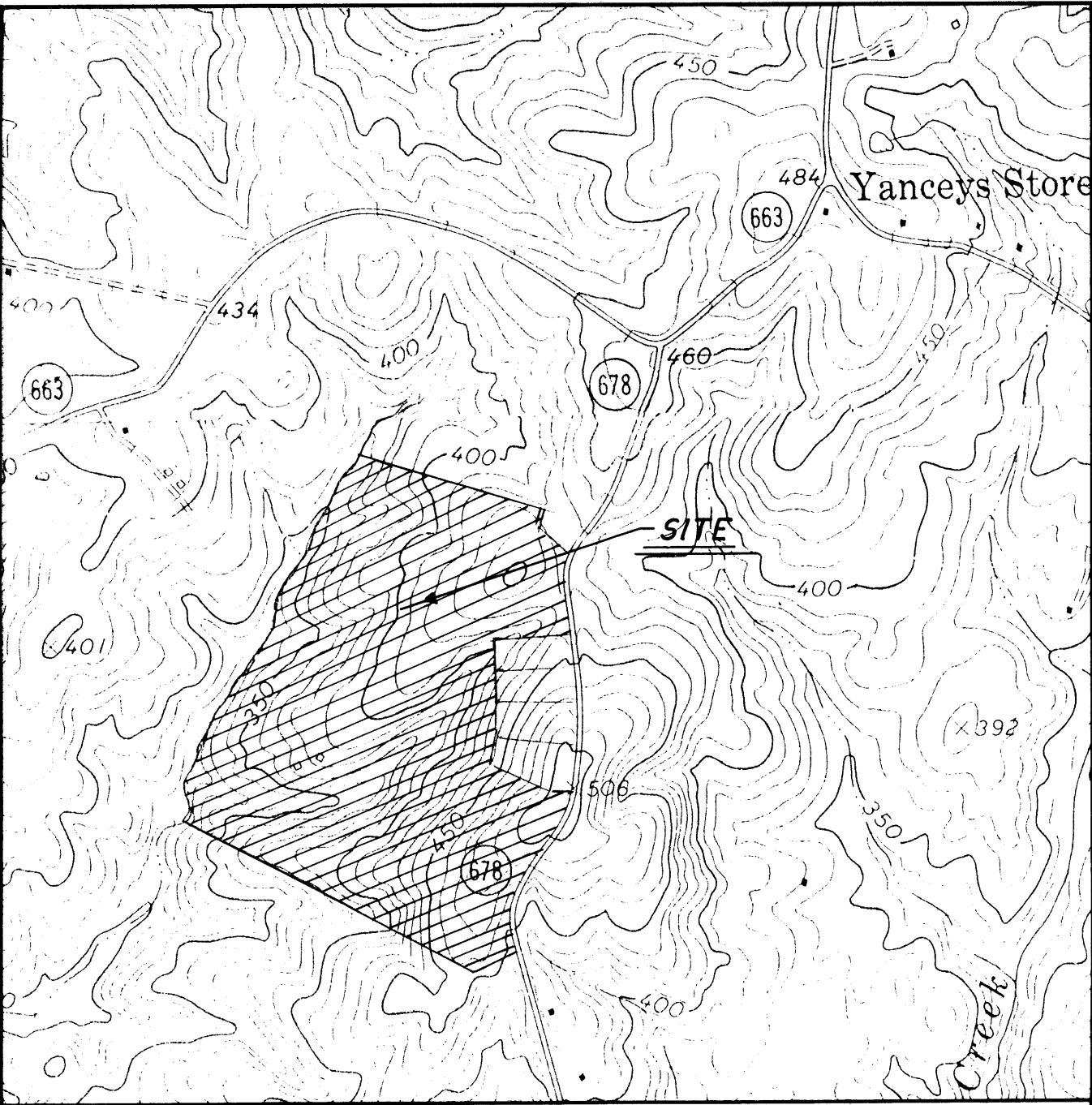
The foregoing was acknowledged before me by
Robert Lewis Loving, Executor of the Estate of
Rosamond L. Loving, for and on behalf of said
Estate, this 11th day of May, 2005.

My commission expires: May 19, 2007

Brenda Ann Auden
Notary Public



Magnetic North based on
Prior work in area



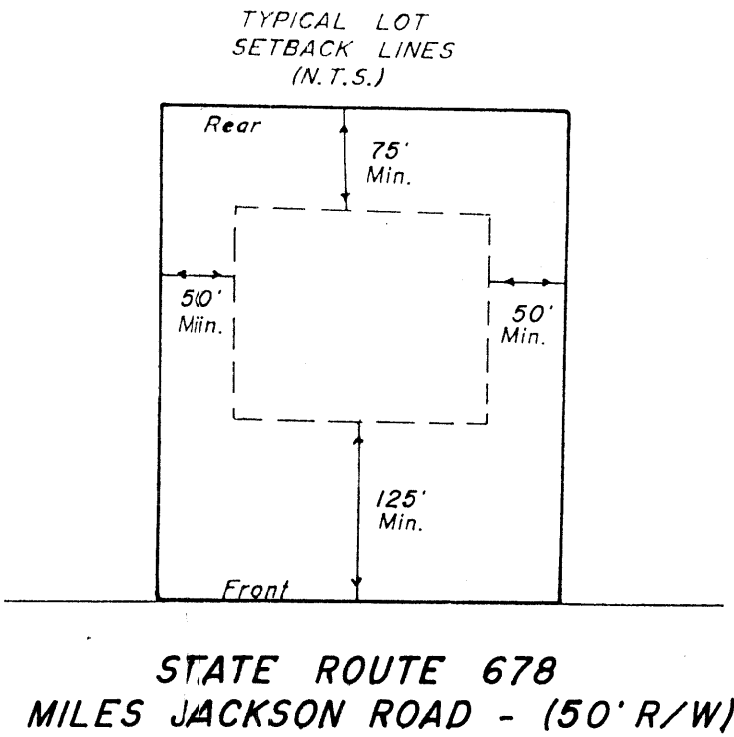
VICINITY SKETCH

SCALE: 1" = 1000'

CURVE DATA				
Δ	R	T	L	C
1/32°27'20"	530.00'	154.26'	300.22'	S 19°12'44" W 296.22'
2/108°12'17"	1650.00'	118.34'	236.28'	S 19°31'58" W 236.08'
3/20°38'08"	553.99'	100.86'	199.52'	S 33°57'11" W 198.45'
4/13°13'48"	956.26'	110.90'	220.81'	S 37°39'21" W 220.32'
5/136°47'28"	330.00'	109.75'	211.90'	S 12°38'42" W 208.28'

LINE	BEARING & DISTANCE
1	S 15°25'49" W 12.25'
2	S 05°45'01" E 174.04'
3	S 13°52'42" W 50.00'
4	S 60°52'23" W 129.74'
5	S 41°20'36" W 113.44'
6	S 87°00'56" E 150.00'
7	N 02°34'00" W 74.50'
8	N 16°22'32" E 30.00'
9	N 43°34'08" E 40.75'
10	N 25°07'16" E 37.18'
11	N 22°18'20" W 41.58'
12	S 83°36'13" W 15.35'
13	N 14°29'44" E 28.98'
14	N 23°08'48" E 32.05'
15	N 71°22'06" E 26.11'
16	N 26°39'17" E 74.51'
17	N 18°28'02" E 38.18'
18	S 87°22'23" E 27.77'
19	N 69°34'58" E 27.22'
20	N 13°19'16" E 87.14'
21	N 43°57'42" E 33.51'
22	N 24°57'57" E 29.68'
23	N 50°22'07" E 115.23'
24	N 32°27'57" E 77.02'
25	N 65°05'16" E 36.98'
26	N 33°08'13" E 54.43'
27	N 39°56'17" E 86.16'
28	N 35°59'18" E 96.07'
29	N 63°13'07" E 76.91'
30	N 54°16'32" E 43.63'

LINE	BEARING & DISTANCE
31	N 16°49'21" E 66.32'
32	N 48°10'00" E 78.11'
33	N 29°51'52" E 77.10'
34	N 18°13'00" E 27.03'
35	N 38°35'56" E 53.18'
36	N 23°26'56" E 86.80'
37	N 35°40'45" E 71.39'
38	N 08°24'28" E 33.12'
39	N 42°17'08" E 106.30'
40	N 32°55'53" E 33.07'
41	N 44°25'27" E 36.03'
42	N 66°19'06" E 21.61'
43	N 35°49'10" E 40.09'
44	N 15°00'10" E 12.58'
45	N 41°18'56" E 75.74'
46	N 01°22'53" E 20.26'
47	N 40°44'11" E 61.35'
48	N 59°55'18" E 14.02'
49	N 13°49'15" E 25.88'
50	N 55°47'05" E 19.34'
51	N 40°52'36" E 12.57'
52	N 39°27'58" E 152.93'
53	N 35°27'42" E 103.60'
54	N 35°38'29" E 84.19'
55	N 40°18'42" E 62.07'
56	N 33°12'46" E 98.55'
57	N 45°55'01" E 43.52'
58	N 51°57'47" E 46.78'
59	S 62°27'56" E 168.03'
60	S 32°38'43" W 158.24'



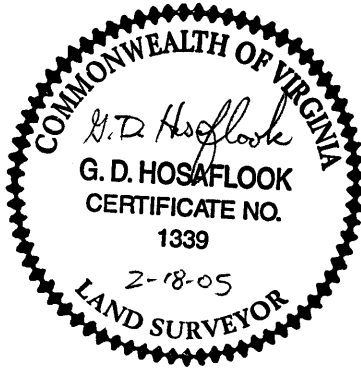
Plot Bx 2 Page 163
OWNER'S APPROVAL: The platting and subdivision of Tax Map Section 31, Parcel (A) - 5 in Palmyra District, Fluvanna County, Virginia, obtained by Faye P. George et als in Will Book 25, Page 803, containing 120.926 Acres in Lot 5 (40.000 Acres) and residue parcel (80.926 Acres) and designated as the Faye P. George et als property, is with the free consent and in accordance with the desires of the undersigned owners, proprietors and trustees, if any; that all streets shown on the plat are irrevocably offered for dedication to public use.
Faye P. George
Faye P. George
1566 Georges Mill Road
Palmyra, Virginia 22963
(434) 589 - 8354
May 13, 2005
Date

SURVEYOR'S CERTIFICATE: I hereby certify that, to the best of my knowledge and belief, all requirements of the Board of Supervisors and ordinances of Fluvanna County, Virginia, regarding the platting of subdivisions within the County, have been complied with.
Gregory D. Hosaflook
446 Kents Store Road
Kents Store, Virginia 23084 (804) 589-8558
Date
2-18-05
Agent
Date
VDOT ENTRANCE APPROVAL
Date
4-20-05
Agent

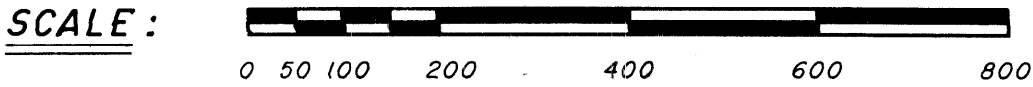
HEALTH DEPARTMENT APPROVAL: A soil study shows this subdivision is generally suitable for septic tank and subsurface sewage disposal. However, each lot is to be determined on an individual basis.
Michael R. Snythen
Sanitarian
Date
5-13-05
FLUVANNA COUNTY APPROVAL: The subdivision shown hereon has been reviewed and approved by the undersigned in accordance with existing regulations, and may be committed to record.
A. B. B. B.
Director of Planning & Development
Date
5/20/05

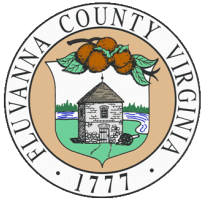
NOTES: This property is zoned A-1.
This property is in HUD Flood Zone C.
(not a flood hazard area).
Community Panel No. 510058 - 0075A.
Lot 5 is a minor subdivision per Fluvanna County Subdivision Ordinance Sec. 19-2-1.
Residue parcel Tax Map Section 31, Parcel (A)-5 is a family partition/division per Fluvanna County per Subdivision Ordinance Sec. 19-3-3.
Setback Lines - Front - 125', Side - 50', Rear - 75'

SUBDIVISION APPROVAL STATEMENT
This subdivision is approved for individual onsite sewage systems in accordance with the provisions of the Code of Virginia, the Sewage Handling and Disposal Regulations and the Fluvanna County Health Department.
This subdivision was submitted to the Fluvanna County Health Department for review pursuant to § 32.1 - 163.5 of the Code of Virginia which requires the Health Department to accept private soil evaluations and designs from an Authorized Onsite Soil Evaluator (AOSE). The Department is not required to perform a field check of such evaluations. This subdivision was certified as being in compliance with the Board of Health's regulations by: Vaughan Mairs
AOSE# 182 - Tele. (434) 973-0273. This subdivision approval is issued in reliance upon that certification.
This subdivision approval is issued in reliance upon the certification that approved lots are suitable for "traditional systems", however actual system designs may be different at the time construction permits are issued.



A PLAT SHOWING A BOUNDARY SURVEY
AND DIVISION OF
TAX MAP SECTION 31, PARCEL (A) - 5
THE FAYE P. GEORGE et al PROPERTY
PALMYRA DISTRICT, FLUVANNA COUNTY, VIRGINIA
DATE: 18 FEBRUARY 2005 SCALE: 1" = 200'
GREGORY D. HOSAFLOOK, P.C.
PROFESSIONAL LAND SURVEYOR
446 KENTS STORE ROAD
KENTS STORE, VIRGINIA 23084
JOB NO. F 744 - 05 (SHEET 1 OF 2)
180205



**BOARD OF SUPERVISORS**

County of Fluvanna
Palmyra, Virginia

RESOLUTION No. 02-2026**A RESOLUTION AUTHORIZING A QUITCLAIM DEED OF EASEMENT FROM
THE COUNTY OF FLUVANNA FOR TAX PARCEL NO.: 5-23-2**

WHEREAS, the Board of Supervisors desires to execute a quitclaim deed of easement from the County for Tax Parcel Nos.: 5-23-2; and

WHEREAS, the potential purchaser of the property has requested the quitclaim deed of easement.

NOW, THEREFORE BE IT RESOLVED that the Board of Supervisors of Fluvanna County does hereby authorize the County Administrator to sign all necessary paperwork required for the quitclaim deed of easement for Tax Parcel No. 5-23-2

THE FOREGOING RESOLUTION WAS DULY AND REGULARLY ADOPTED by the Fluvanna County Board of Supervisors at a meeting of the Board held on the 7th day of January, 2026:

	AYE	NAY	ABSTAIN	ABSENT	MOTION	SECOND
Christopher Fairchild, Cunningham District						
Anthony P. O'Brien, Rivanna District						
John M. Sheridan, Columbia District						
Mike Goad, Fork Union District						
Timothy Hodge, Palmyra District						

Attest:

Christopher Fairchild, Chair
Fluvanna County Board of Supervisors

(Seal)

PUBLIC HEARING
Fluvanna County Board of Supervisors
Wednesday, January 7, 2025, at 6:00 p.m.

Pursuant to Virginia Code Section 15.2-1800, a Public Hearing will be held in the Fluvanna County Circuit Court, at 72 Main Street, Palmyra, Virginia for citizens of the County to have the opportunity to appear before and be heard by the Board of Supervisors for the following item:

CONSIDERATION OF A DEED OF QUITCLAIM FOR A DRAINAGE EASEMENT LOCATED ON TAX MAP 5-23-2 IN THE COLUMBIA ELECTION DISTRICT AND IN THE ZION CROSSROADS COMMUNITY PLANNING AREA

Copies of materials for the above project are available for public review at <https://www.fluvannacounty.org/> and at the Office of the Fluvanna County Administrator during normal business hours. Questions may be directed to Caitlin Solis, Clerk to the Board, at (434) 591-1910. All interested persons wishing to be heard are invited to attend the public hearing.

TO: Fluvanna Review

Advertise on the following date: December 25, 2025

Authorized by: Fluvanna County Board of Supervisors

Bill to: Board of Supervisors

CONTACT INFORMATION:

Caitlin Solis

Clerk, Board of Supervisors

Fluvanna County

P. O. Box 540

Palmyra, VA 22963

csolis@fluvannacounty.org

434-591-1910

434-591-1913

FLUVANNA COUNTY BOARD OF SUPERVISORS AGENDA ITEM STAFF REPORT

TAB I

MEETING DATE:	January 7, 2026				
AGENDA TITLE:	Adoption of the Fluvanna County Board of Supervisors December 17, 2025 Meeting Minutes.				
MOTION(s):	I move the meeting minutes of the Fluvanna County Board of Supervisors Regular Meeting on Wednesday December 17, 2025, be adopted.				
BOS WORKPLAN?	Yes	No	If yes, list item(s):		
		X			
AGENDA CATEGORY:	Public Hearing	Action Matter	Presentation	Consent Agenda	Other
				XX	
STAFF CONTACT(S):	Caitlin Solis, Clerk to the Board				
PRESENTER(S):	Eric Dahl, County Administrator				
RECOMMENDATION:	Approve				
TIMING:	Routine				
DISCUSSION:	None.				
FISCAL IMPACT:	N/A				
POLICY IMPACT:	N/A				
LEGISLATIVE HISTORY:	N/A				
ENCLOSURES:	Draft Minutes December 17, 2025.				
REVIEWS COMPLETED:	Legal	Finance	Purchasing	HR	Other
					X

FLUVANNA COUNTY BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
Circuit Courtroom, Fluvanna Courts Building
72 Main Street, Palmyra, VA 22963
December 17, 2025
Regular Meeting 6:00pm

MEMBERS PRESENT: Chris Fairchild, Cunningham District, Chair
Tony O’Brien, Rivanna District, Vice Chair
Mike Goad, Fork Union District
Timothy M. Hodge, Palmyra District
John M. (Mike) Sheridan, Columbia District (*attending via Zoom*)

ABSENT: None.

ALSO PRESENT: Eric M. Dahl, County Administrator
Kelly Harris, Assistant County Administrator
Dan Whitten, County Attorney
Caitlin Solis, Clerk for the Board of Supervisors

1 - CALL TO ORDER, PLEDGE OF ALLEGIANCE, & MOMENT OF SILENCE

At 6:02pm, Chair Fairchild called to order the Regular Meeting of December 17, 2025. After the recitation of the Pledge of Allegiance, a moment of silence was observed.

- Mr. Dahl requested moving item F – ZMP 25:04 ahead of item E – ZMP 25:03.

MOTION:	Approve Mike Sheridan attend the December 17, 2025 Board of Supervisors meeting via Zoom from off the coast of Tortola while vacationing.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second	Motion		
VOTE:	Yes	Yes	Yes	Yes	
RESULT:	4-0				

- Mr. Sheridan Joined the meeting virtually via Zoom.

3 - ADOPTION OF AGENDA

MOTION:	Accept the Agenda, for the December 17, 2025 Regular Meeting of the Board of Supervisors, as presented.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second	Motion		
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

4 - COUNTY ADMINISTRATOR’S REPORT

Mr. Dahl reported on the following topics:

Art in the Park – Holiday Market

The third Art in the Park was held on December 13, featuring 37 local artists, artisans and craft vendors, two food vendors, and drew an attendance of over 565 people. Santa Claus made a special appearance in the Summer Kitchen, visiting with approximately 90 families. Bob Kenward of Fluvanna Sports Photography generously provided free photos with Santa. The next Art in the Park is scheduled for June 13, 2026, prior to Groovin’ at the Grove.

Community of Lights at Pleasant Grove Park

- Sixth Annual event was held December 11 - 14 from 5 - 9pm.
- We had 20 displays for patrons to view. We had 19 displays each of the previous two years.
- Santa was earlier in the day during Art in the Park.
- Traffic per night
 - Thursday = 98
 - Friday = 159
 - Saturday = 200
 - Sunday = unmanned but they were coming in while setting up and tearing down (cold)
 - TOTAL = 457+ (last year 585)
 - P&R hopes to keep growing this event each year!

Next BOS Meetings

Day	Date	Time	Purpose	Location
Wed	Jan 7	5:00 PM	Organizational/Regular Meeting	Circuit Court
Wed	Jan 21	6:00 PM	Regular Meeting	Circuit Court
Wed	Feb 4	5:00 PM	Regular Meeting	Circuit Court

5 - PUBLIC COMMENTS #1

At 6:09pm, Chair Fairchild opened the first round of Public Comments.

- Don Reynard, 3531 Union Mills Rd, commented on the town hall held by Mr. Hodge.
- Patti Reynard, 3531 Union Mills Rd, commented on the town hall held by Mr. Hodge.
- Ray Bassi, 50 Smokewood Dr, commented on project expedition and the environmental impact.
- Sandra Radford, 121 Mulberry Dr, commented on business licenses, and thanked the Board for the work they do.
- James von Ottenritter, 2126 Nahor Manor Rd, commented on the loss of control.

With no one else wishing to speak, Chair Fairchild closed the first round of Public Comments at 6:21pm.

6 – BOARDS AND COMMISSIONS

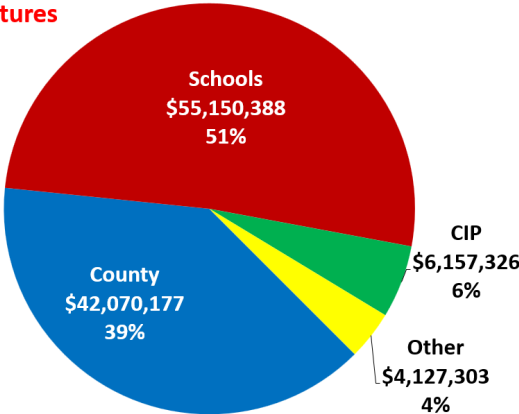
<u>MOTION:</u>	Move the Board of Supervisors approve the following Board, Commission, or Committee appointment(s)/reappointments(s):				
BOARD/COMMISSION/COMMITTEE	APPOINTEES		APPT/ REAPPT	BEGINS TERM	ENDS TERM
Region Ten Community Services Board – Fluvanna Representative	David Harlow (I)		Reappt	1/1/2026	12/31/2028
Social Services Board – Rivanna District Representative	Jacquelyn Wheeler (I)		Reappt	1/1/2026	12/31/2029
Parks and Recreation Advisory Board (RAB) – Youth Representative	Jonah Kiptoo Purcell Brown		Appt	12/17/2025	6/30/2028
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second	Motion		
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

7 – PRESENTATIONS

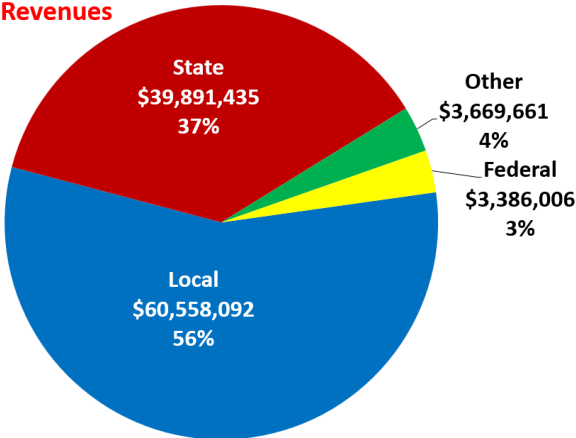
FY25 Annual Comprehensive Financial Report (ACFR) – Tori Melton, Director of Finance & David Foley, Robinson, Farmer, Cox Associates

Budget Summary:

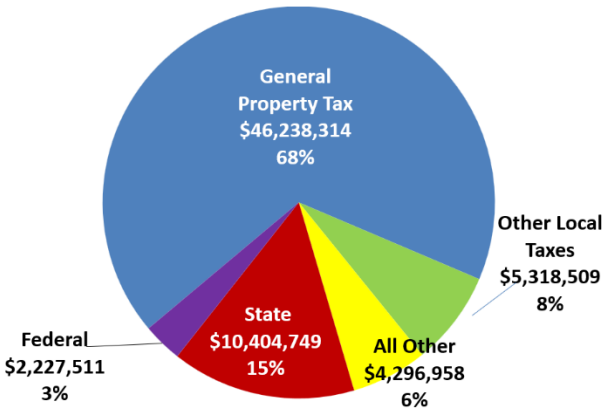
Total Expenditures



Total Revenues



FY25 General Fund Revenues



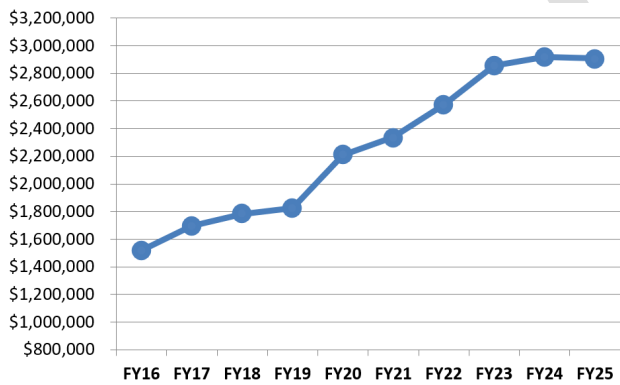
FY25 General Fund Revenues

A	B	C	D	E	F
Revenue Source	FY24 Actual	FY25 Amended Budget	FY25 Actual	Over/(Under) Budget	FY24 to FY25 Inc/Dec
General Property Taxes	\$44,881,502	\$45,366,757	\$46,238,314	\$871,557	3.02%
Other local taxes	5,196,226	5,184,170	5,318,509	\$134,339	2.35%
Permits and fees	278,454	403,450	507,728	\$104,278	82.34%
Fines and forfeitures	44,386	60,925	31,416	(\$29,509)	-29.22%
Use of money	1,574,694	644,165	1,407,425	\$763,260	-10.62%
Charges for services	1,284,953	1,088,895	1,349,758	\$260,863	5.04%
Miscellaneous	283,692	78,481	615,765	\$537,284	117.05%
Recovered Cost	338,307	302,015	387,866	\$85,851	14.65%
Commonwealth	9,814,852	10,395,519	10,404,749	\$9,230	6.01%
Federal	6,517,390	2,066,015	2,227,511	\$161,496	-65.82%
Total	\$70,214,456	\$65,590,392	\$68,489,041	\$2,898,649	-2.46%

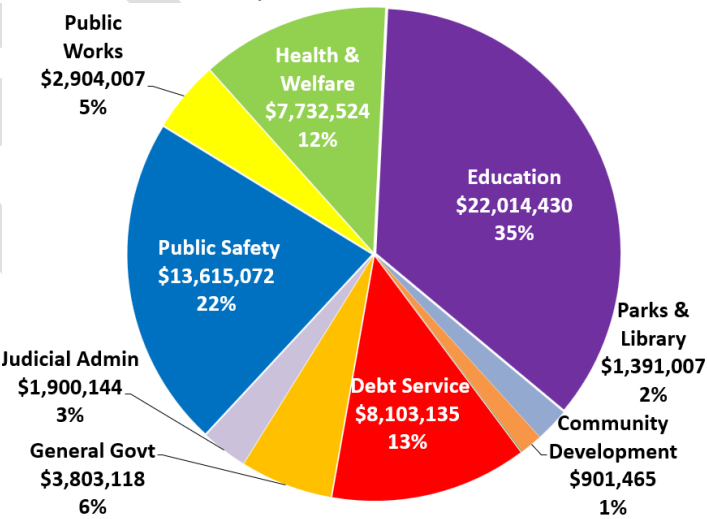
FY25 Top 4 Local Revenues

A	C	D	E	F	G	H
Revenue Source	FY21	FY22	FY23	FY24	FY25	FY24 to FY25 Inc/Dec
Real Estate Taxes	\$24,813,669	\$25,303,021	\$27,068,698	\$28,708,083	\$30,447,660	5.7%
Personal Property Taxes	7,897,774	8,599,090	10,657,073	10,985,179	10,949,648	-0.3%
Public Service Corporation	4,242,195	4,518,233	3,517,709	4,453,895	3,788,786	-17.6%
Local Sales Taxes	2,336,399	2,571,149	2,858,762	2,916,857	2,907,915	-0.3%

Sales Tax Revenues – FY16 to FY25



FY25 General Fund Expenditures



FY25 General Fund Expenditures

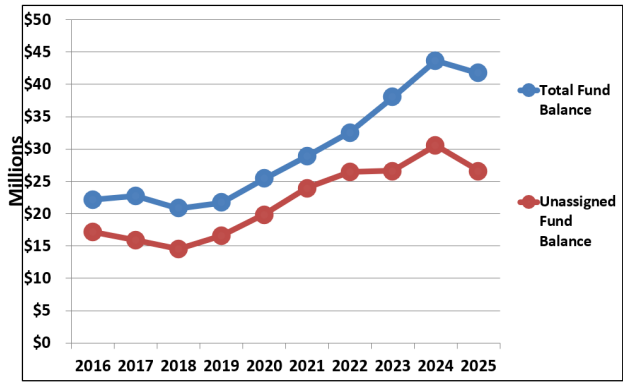
A	B	C	D	E	F
Expenditure	FY24 Actuals	FY25 Amended Budget	FY25 Actual	Over/(Under) Budget	FY24 to FY25 Inc/Dec
General Govt	\$3,874,937	\$4,105,971	\$3,803,118	(\$302,853)	-1.85%
Judicial Admin	1,680,011	2,195,813	1,900,144	(\$295,669)	13.10%
Public Safety	12,804,475	13,960,249	13,615,072	(\$345,177)	6.33%
Public Works	2,855,890	3,414,390	2,904,007	(\$510,383)	1.68%
Health & Welfare	6,933,450	7,707,508	7,732,524	\$25,016	11.52%
Education	20,404,609	22,276,417	22,014,430	(\$261,987)	7.89%
Parks, Rec. & Library	1,282,448	1,465,063	1,391,007	(\$74,056)	8.46%
Comm. Development	1,360,510	1,229,715	901,465	(\$328,250)	-33.74%
Non-departmental	39,045	148,442	40,940	(\$107,502)	4.85%
Debt Service	9,201,449	8,946,658	8,103,135	(\$843,523)	-11.94%
Total	\$60,436,824	\$65,450,226	\$62,405,842	(\$3,044,384)	3.26%

FY25 General Fund Results

Year Ended June 30, 2025	
Revenue	\$ 68,486,041
Expenditures	(62,405,842)
Excess of revenues over expenditures	6,080,199
Transfers out (CIP, ZXR and Sewer)	(8,025,864)
Change in fund balance	(1,945,665)
Fund balance beginning of year	43,655,025
Fund balance at end of year	\$ 41,709,360

As of June 30, 2025	
Restricted (e.g., FUSD Debt Reserve)	\$84,900
Committed (e.g., CIP Projects)	\$15,016,533
Unassigned	\$26,607,927
Total	\$41,709,360
Unassigned Fund Balance Target per Policy	\$12,022,656
Excess Above Target	\$14,585,271

General Fund Balance – FY16 to FY25

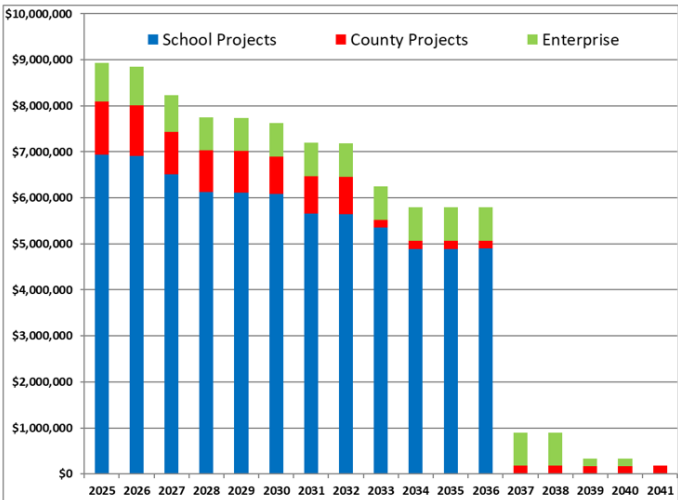
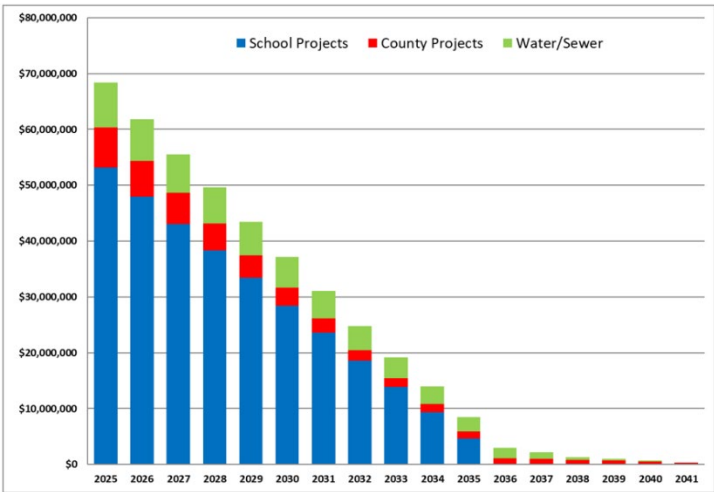


Debt & Capital Leases - June 30, 2025

A	B	C	D
Outstanding Debt	2024	2025	FY24 to FY25 Inc/Dec
General Obligation Bonds	\$57,039,383	\$52,406,353	-8%
State Moral Obligation Bonds	410,000	180,000	-56%
Qualified Energy Conservation Bond	4,496,950	3,990,111	-11%
Capital Leases/Notes Payable	4,357,311	3,799,848	-13%
Water/Sewer Bonds	8,545,153	8,020,536	-6%
Total	\$74,848,797	\$68,396,848	-9%

Annual Debt Service (at end of FY25)

Total Debt (at end of FY25)



Treasurer’s Report – Debbie Rittenhouse, Treasurer
- Ms. Rittenhouse gave the Board a brief overview of the December 2025 Treasurer’s Report.

8 - ACTION MATTERS

FY25 to FY26 Carryover Requests – Theresa McAllister, Management Analyst
Per Fluvanna County Financial Finance Policies - Budget 3.1.10 Reappropriation of Balances (Carryovers):

Had budget authority in FY25

- 1. Initiative/Project was started in FY25, but was not able to be completed.
 - a. Meets existing policy.
- 2. Initiative/project not started in FY25 due to circumstances.
 - a. Meets existing policy.

No budget authority in FY25

- 1. Requesting carryover of FY25 remaining funds to cover certain one-time special or capital projects that are not already approved/funded.
 - a. Does not meet existing policy.
- 2. Requesting carryover of FY25 remaining funds for unanticipated operating expenses not included in the FY26 budget
 - a. i.e., Not funded in FY26, but request/need has been identified; asking for unexpended FY25 dollars to cover that request/need (rather than wait until FY27 budget).
 - b. Does not meet existing policy.

MOTION:	Approve the following carryover requests of FY25 unexpended budget lines from the Fluvanna County Public Schools to the FY26 Budget as specified and in the amounts listed:				
	Item	Budget Line			Amount
	A	Facilities Capacity Study			\$26,000
	D	PSAT/SAT Student Test Fees			\$10,000
	TOTAL				\$36,000
With a total amount of \$36,000 to be re-appropriated.					
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:			Motion		Second
VOTE:	No	Yes	Yes	Yes	Yes
RESULT:	4-1				

9 - PUBLIC HEARING

ZMP 25:04 – Goodson’s Auto Repair – Jason Overstreet, Senior Planner

Overview

- Request to rezone to B-1 in order to permit construction of an automobile repair service establishment on 5.8-acre parcel 17-A-10.
- Within the Rivanna CPA located near the intersection of Garden Lane and Thomas Jefferson Parkway.
- The applicant proposes to construct a 9,000-square-foot, 12-bay automobile repair service establishment with 25 parking spaces.
- Automobile repair service establishment: A facility for the general repair, rebuilding, or reconditioning of engines, motor vehicles, or trailers, or providing collision services, including body, frame, or fender repair, and overall painting.
- Proposed access off of Thomas Jefferson Parkway or Garden Lane near its intersection with Village Boulevard.
- The parcel was rezoned from A-1 to B-1 in 1997 and rezoned from B-1 to R-3 in 2004 as part of the original Nahor Village master planned community.

ZMP 25:04 Analysis

- A community meeting was held on 11/10 at which the attendees expressed concerns regarding the proposed entrance off of Garden Lane. Route 53 would be preferred. Concerns about the limited lines of sight at the intersection of Garden Lane and Route 53 were also voiced. Additionally, concerns about the number of cars and “junk” vehicles on the lot were expressed. Further, residents of the Nahor Village were concerned about the potential increased use of Village Boulevard. Finally, several comments were made about the location not being the right fit for an automobile repair service establishment.
- VDOT requested trip generations and turn lane warrants for the Site Plan.
- Water and sewer to be provided by Aqua Virginia, LLC.
- Potential impacts to the surrounding community will be increased traffic on Garden Lane and the potential increased use of Village Boulevard. Increased lighting at night, noise associated with the various services provided, and visual clutter could also impact the nearby residential uses.

ZMP 25:04 Proffers Offered

1. ENHANCED SCREENING:

- a. The owner will screen areas adjacent to parking areas with the landscape strip option in Sec. 22-24-6-E of the Fluvanna County Ordinance. At least 50% of plantings used to meet these screening requirements shall be evergreen trees or shrubs.
- b. In addition to the street tree requirements of Sec. 19-8-9 of the Fluvanna County Ordinance, a three-board wood fence shall be installed along the entire frontage of the property along VA-53 and Garden Lane.
- c. No chain link fence shall be installed for the automobile repair center.

2. HOURS OF OPERATION: Hours of operation for any automobile repair facility on the property shall be limited to 7 a.m. – 7 p.m. Days of the week for operation of the automobile repair facility shall be limited to Monday through Friday.

3. ENTRANCE LOCATION: The Owner will submit a site plan with the entrance on Route 53 contingent on VDOT approval. If VDOT requires turn lanes off Route 53, the Owner reserves the right to locate the entrance on Garden Lane.

4. NUMBER OF AUTO REPAIR SHOP BAYS: The number of bays for any automobile repair facility on the property shall be limited to twelve (or six double sided bays).

5. TOTAL NUMBER OF VEHICLES ON PROPERTY: No more than 100 vehicles shall be parked on the property at any given time. This total number includes customer parking, employee parking, and vehicles awaiting repair.

Board of Supervisors Minutes

6. REMOVAL OF ABANDONED VEHICLES: No vehicle that has been abandoned shall remain on the property for more than ninety (90) days. Vehicles that may not legally be removed per Virginia state law are exempt from this requirement.

7. PROHIBITED USES:

- a. Per Fluvanna County Code Sec. 22-22-1, an automobile repair service establishment is defined as follows. The portions crossed out below shall not be allowed on the Property.
Automobile repair service establishment: A facility for the general repair, rebuilding, or reconditioning of engines, motor vehicles, or trailers, or providing collision services, including body, frame, or fender repair, and overall painting.
 - b. The following permitted by right land uses shall be excluded from the Property under B-1 Zoning Section 22-9-2.1:
Commercial Uses: Auction Houses, Car washes, Self-storage facilities, Recreational vehicle sales; and Shooting ranges, indoor.
 - c. The following permitted by special use permit land uses shall be excluded from the Property under B-1 Zoning Section 22-9-2.2:
Commercial Uses: Amusements, commercial; Entertainment establishments, adult; Halfway houses; Kennels, commercial; Manufactured home sales; Outdoor entertainment; Outdoor recreational facilities; Retail stores, adult; and Transportation terminals, Vehicle impound facilities.
Industrial Uses: Contractor's storage yards, Lumberyards; Machine shops, Railroad facilities.
- The Planning Commission heard this rezoning request at its meeting on November 18, 2025, and voted to recommend denial by a vote of 3-2.
 - The lack of enforceable conditions to address community concerns was cited by the Planning Commission before providing its recommendation of denial.
 - Sixteen citizens spoke at the public hearing with fourteen in opposition to the rezoning. Concerns over increased traffic, noise and light pollution, elderly pedestrian safety, hazardous material storage, and the facility's impact on the neighborhood, including its appearance and potential conflict with the historic and scenic character of the area were all expressed during the public hearing.

At 8:08pm, Chair Fairchild opened the Public Hearing.

- *Jamie Wood, 268 Ballenger Ln, spoke in support of ZMP 25:04.*
- *James von Ottenritter, 2126 Nahor Manor Rd, spoke in opposition to ZMP 25:04.*
- *Bruce Lamb, 151 Blue Mountain Ln, spoke in favor of ZMP 25:04.*
- *Russ Seward, 6 Pine Knoll Cir, spoke in favor of ZMP 25:04.*
- *Valerie Palamountian, 17 Fleetwood Dr, spoke in opposition of ZMP 25:04.*
- *Michael Montgomery, 180 Village Blvd, spoke in opposition to ZMP 25:04.*
- *Wayne Nye, 176 Village Blvd, spoke in opposition to ZMP 25:04.*
- *Sandi Radford, 121 Mulberry Dr, spoke in opposition to ZMP 25:04.*
- *Steve Bevis, 149 Tulip Dr, spoke in opposition to ZMP 25:04.*
- *Jerry Joy, 16 Oak Creek Dr, spoke in opposition to ZMP 25:04.*
- *Bruce Langevin, 85 Crepe Myrtle Dr, spoke in opposition to ZMP 25:04.*
- *Kris Krehoweckji, 83 Mulberry Dr, spoke in opposition to ZMP 25:04.*
- *Shannon Dunham, 26 Chippewa Ln, spoke in favor of ZMP 25:04.*
- *George Macomber, 31 Mulberry Dr, spoke in opposition to ZMP 25:04.*
- *Suzy Morris, 6840 Thomas Jefferson Pkwy, spoke in opposition to ZMP 25:04.*
- *Steven Carney, 7 Roadview Ter, spoke in support of ZMP 25:04.*
- *Robert Lindgren, 1304 Hidden Valleys Rd, commented on ZMP 25:04.*
- *Donna D'Aguanno, 148 Crepe Myrtle Dr, spoke in opposition to ZMP 25:04.*
- *Jim Scott, 116 Tulip Dr, spoke in opposition to ZMP 25:04.*
- *Al Colville, 315 Village Blvd, spoke in support and asked for the only entrance to be Rt 53.*
- *Jim Tatagelo, 3959 Kids Dairy Rd, spoke in support*
- *Jan Tatangelo, 3959 Kids Dairy Rd, spoke in support of ZMP 25:04.*
- *Mary Bevis, 149 Tulip Dr, spoke in opposition to ZMP 25:04.*
- *Tom Diggs, 947 Jefferson Dr, spoke in opposition to ZMP 25:04.*
- *Mike Carey, 4 Deer Path Rd, spoke in support of ZMP 25:04.*
- *Michelle Kaiser, 69 Fox Chase Ln, spoke in support of ZMP 25:04.*
- *Colby Goodson, 82 Ponderosa Ln, spoke in favor of ZMP 25:04.*
- *Tracy Smith, 2 Sandy Beach Ct, spoke in opposition to ZMP 25:04.*

With no one else wishing to speak, Chair Fairchild closed the Public Hearing at 9:51pm.

MOTION:	Defer ZMP 25:04, a request to amend the Fluvanna County Zoning Map to rezone 5.809 +/- acres of Tax Map 17 Section A Parcel 10 from R-3 Residential, Planned Community to B-1, Business, General, Zoning District subject to the proffers dated December 11, 2025, until no later than October 31, 2026.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:				Second	Motion
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

MOTION TO EXTEND

- At 10:47pm, a motion was made to extend the Board of Supervisors meeting.

MOTION:	Approve a motion to extend the December 17, 2025 Regular Board of Supervisors meeting to 2:00am.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:			Motion	Second	
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

ZMP 25:03 – Zion South, LLC – Todd Fortune, Director of Planning
ZMP 25:03 Zion South – A request to rezone from A-1, Agricultural, General to the I-1, Industrial, Limited Zoning District 182.586 +/- acres of Tax Map 11 Section A Parcel 93 and Tax Map 11 Section A Parcel 88. The subject properties are generally located on the east side of James Madison Highway (U.S. 15) approximately 0.95-mile south of the intersection with Three Notch Road (U.S. 250). The parcels are located in the Zion Crossroads Community Planning Area (CPA) and the Zion Crossroads Urban Development Area (UDA), and in the Columbia Election District.

- At 11:10pm, Chair Fairchild opened the Public Hearing.
- Suzy Morris, 6840 Thomas Jefferson Pkwy, asked the Board to protect Fluvanna County.
- With no one else wishing to speak, Chair Fairchild closed the Public Hearing at 11:15pm.
- Mr. Goad asked to see a visual of the schematic showing all the properties in the Zion Crossroad CPA and show all the properties that have been rezoned to take advantage of the tax incentives available.

MOTION:	Approve ZMP 25:03, a request to amend the Fluvanna County Zoning map to rezone 182.586 +/- acres of Tax Map 11 Section A Parcel 93 and Tax Map 11 Section A Parcel 88 from A-1, Agricultural, General to I-1, Industrial, Limited subject to the proffers dated October 3, 2025.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Motion			Second
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

ZTA 25:10 – Amendments to the Fluvanna County Zoning Ordinance, amending §§ 22-11-2.1, 22-11-2.2, 22-12-2.1, 22-12-2.2, and 22-22-1 to change data centers from a by-right use to a use allowed by special use permit in the I-1, Industrial, Limited and I-2, Industrial, General districts, and to modify the definition of “Data Center.” – Dan Whitten, County Attorney; Todd Fortune, Director of Planning

This proposed ZTA would amend the Fluvanna County Code by amending §§ 22-11-2.1, 22-11-2.2, 22-12-2.1, 22-12-2.2, and 22-22-1 to change data centers from a by-right use to a use allowed by special use permit in the I-1, Industrial, Limited and I-2, Industrial, General districts, and to modify the definition of “Data Center.”
At its regular meeting on September 17, 2025, the Board of Supervisors approved a moratorium on new data center applications to begin immediately and end January 31, 2026.
Subsequently, at its regular meeting on October 1, 2025, the Board passed a resolution of intention to amend the Fluvanna County Code to change data centers from a by-right use to a use allowed by special use permit in the I-1, Industrial, Limited and I-2, Industrial, General Districts, and to modify the definition of “Data Centers.”
The Planning Commission held a public hearing on this proposed ZTA on November 18. The Commission, by a vote of 5-0, recommended approval of the proposed amendment.

At 11:35pm, Chair Fairchild opened the Public Hearing. With no one wishing to speak, Chair Fairchild closed the Public Hearing at 11:35pm.

MOTION:	Approve ZTA 25:10 an ordinance to amend and reordain “The Code of the County of Fluvanna, Virginia” by amending §§ 22-11-2.1, 22-11-2.2, 22-12-2.1, 22-12-2.2, and 22-22-1 to change data centers from a by-right use to a use allowed by special use permit in the I-1, Industrial, Limited and I-2, Industrial, General districts, and to modify the definition of “Data Center.”				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Motion	Second		
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

10 - CONSENT AGENDA

The following items were approved under the Consent Agenda for December 17, 2025:

- Minutes of December 3, 2025 – Caitlin Solis, Clerk to the Board
- FY25 Sheriff’s Office Unclaimed Body Reimbursement – Tori Melton, Finance Director
- Constitutional Officer Pay Policy – Dan Whitten, County Attorney

MOTION:	Approve the consent agenda, for the December 17, 2025 Board of Supervisors meeting.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:			Motion	Second	
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

11 - UNFINISHED BUSINESS

- Mr. Fairchild asked if the County should hire outside council for the Tenaska Project. Mr. Whitten said he was not aware of other localities hiring outside council for this type of project.
- Mr. O’Brien asked about Safe Streets program for the potential roundabout project at Ruritan Lake Rd and RT 53.

12 - NEW BUSINESS

None.

13 - PUBLIC COMMENTS #2

At 11:42pm, Chair Fairchild opened the second round of Public Comments.

- Ray Bassi, 50 Smokewood Dr, commented on sound levels produced by the Tenaska powerplant.
- Tracy Smith, 2 Sandy Beach Ct, commented on the Art in Park event, and freedom of speech.

With no one else wishing to speak, Chair Fairchild closed the second round of Public Comments at 11:53pm.

RECESS FOR DINNER AND CLOSED SESSION

14 - CLOSED MEETING

MOTION:	At 11:54pm, move the Fluvanna County Board of Supervisors enter into a closed meeting, pursuant to the provisions of Section 2.2-3711 A.1, & A.8 of the Code of Virginia, 1950, as amended, for the purpose of discussing Personnel – Department of Human Resources, Office of the Treasurer Legal Matters – Food and Beverage Tax, and Transient Occupancy Tax, and Art in the Park event.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second		Motion	
VOTE:	Yes	Yes	Yes	Yes	Yes
RESULT:	5-0				

- Mr. Sheridan left the meeting before the end of Closed Session.

MOTION:	At 1:11 am, move Closed Meeting be adjourned and the Fluvanna County Board of Supervisors convene again in open session and “BE IT RESOLVED, the Board of Supervisors does hereby certify to the best of each member’s knowledge (i) only public business matters lawfully exempted from open meeting requirements under Section 2.2-3711-A of the Code of Virginia, 1950, as amended, and (ii) only such public business matters as were identified in the motion by which the closed meeting was convened were heard, discussed, or considered in the meeting.”				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second	Motion		
VOTE:	Yes	Yes	Yes	Yes	Absent
RESULT:	4-0				

MOTION:	Authorize the County Administrator to offer up to 25 percent above the minimum salary for the position of human resources director.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second	Motion		
VOTE:	Yes	Yes	Yes	Yes	Absent
RESULT:	4-0				

15 - ADJOURN

MOTION:	Adjourn the regular meeting of Wednesday, December 17, 2025 at 1:13am.				
MEMBER:	Mr. Fairchild	Mr. Goad	Mr. Hodge	Mr. O’Brien	Mr. Sheridan
ACTION:		Second	Motion		
VOTE:	Yes	Yes	Yes	Yes	Absent
RESULT:	4-0				

ATTEST:

FLUVANNA COUNTY BOARD OF SUPERVISORS

Caitlin Solis
Clerk to the Board

Christopher S. Fairchild
Chair



Capital Reserve Maintenance Fund Request

TAB J

MOTION: I move that the Board of Supervisors approve a Capital Reserve Maintenance Fund Request in the amount of \$26,000.00 for the purpose(s) of:

Medium Temperature Hot Water Boiler For Heating Replacement for Courts Building

Section 1 - REQUEST

Requesting Department/Agency Public Works PW26-004	Dept/Agency Contact Dale Critzer	Date of Request 12/23/2025
Phone (434) 591-1925	Fax (434) 591-1924	Fiscal Year FY26

Reserve Fund Purpose Category: **Unexpected facility repairs or replacements**

Description of Project/Repair	Qty	Unit Price	Total Price
New Boiler, Materials and labor	1	\$21,000.00	\$21,000.00
Contingency for unforeseen issues	1	\$5,000.00	\$5,000.00
			\$0.00
			\$0.00

Total Request: **\$26,000.00**

Description and justification for proposed use.

The closed loop medium temperature hot water boiler for heat has failed beyond repair and will need to be replaced .

Department/Agency Head Name Director of Public Works	Signature Dale Critzer <small>Digitally signed by Dale Critzer Date: 2025.12.23 08:29:24 -05'00'</small>	Date 12/23/2025
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Section 2 - REVIEW

Recommended? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	County Finance Director Tori Melton <small>Digitally signed by Tori Melton Date: 2025.12.29 10:18:23 -05'00'</small>	Date
Recommended? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	County Administrator Eric Dahl <small>Digitally signed by Eric Dahl Date: 2025.12.29 14:57:20 -05'00'</small>	Date

Section 3 - BOARD OF SUPERVISORS

Approved? <input type="checkbox"/> Yes <input type="checkbox"/> No	Decision Date	Comments
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Affordable Cleaning You Can Rely On
Phone: 262-833-4040 Toll Free: 877-401-0730 www.timberlineclean.com

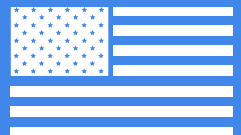
BOS2026-01-07 p.79/103



Timberline Floor Scrubbers

Rider-S | Rider-M v2

Handmade In & Imported From Wisconsin, USA



SPECS



- Up to 176,000 sqft Per Charge
- 45 / 46 Gallons
- 26 - 32 inch decks

Applications

- Healthcare
- Grocery
- Airports

Rider-M v2

Disk Scrub Path:	28" & 32" 71 & 81 cm
Cylindrical:	26" & 30" 66 & 76 cm
Dimensions (L×W×H):	62" x 36" x 52" 158 x 92 x 133 cm
Step Up Height:	17" 43 cm
Solution Tank:	45 Gal 170 L
Recovery Tank:	46 Gal 174 L
Demisting Chamber:	1.25 Gal 4 L
Run Time:	Up to 4 Hours*
<small>*Based on continuous scrubbing run times, standard batteries, low down pressure and all options off.</small>	
Theoretical Coverage:	44,000 sqft/hr* 4,087 sqm/hr*
<small>*Coverage is based off of ISSA 2010 Cleaning Times</small>	
Practical Coverage:	20,500 sqft/hr* 1,904 sqm/hr*
<small>*Coverage is based off of ISSA 2010 Cleaning Times</small>	



Fits through 31" Entryways

- Up to 154,000 sqft Per Charge
- 22 / 23 Gallons
- 20 - 28 inch decks

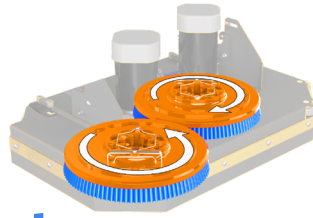
Applications

- Hotels
- Retail
- Education

Rider-S

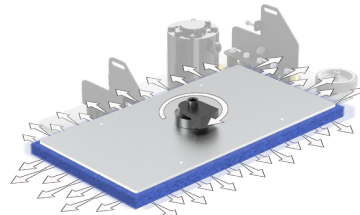
Disk Scrub Path:	20" & 26" 51 & 66 cm
Orbital:	24" & 28" 61 & 71 cm
Dimensions (L×W×H):	54" x 27" x 40" 138 x 69 x 102 cm
Step Up Height:	11" 28 cm*
Solution Tank:	22 Gal 83 L
Recovery Tank:	23 Gal 87 L
Demisting Chamber:	0.75 Gal 3 L
Run Time:	Up to 4 Hours*
<small>*Based on continuous scrubbing run times, standard batteries, low down pressure and all options off.</small>	
Theoretical Coverage:	38,500 sqft/hr* 3,576 sqm/hr*
<small>*Coverage is based off of ISSA 2010 Cleaning Times</small>	
Practical Coverage:	18,000 sqft/hr* 1,672 sqm/hr*
<small>*Coverage is based off of ISSA 2010 Cleaning Times</small>	

SCRUB DECKS



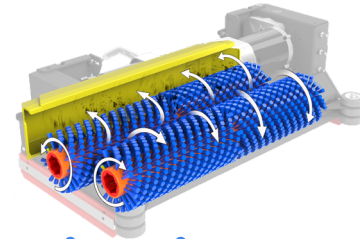
Disk

- Brush / Pad Selection
- Lowest Maintenance Cost
- Improved Cleaning on Irregular Floors
- Brushes Individually Driven for Unmatched Performance



Orbital *Rider-S Only

- Chemical Free Stripping
- Reduce Slip & Fall Potential
- 70% Reduction in Water Usage
- Consistent Results - No Swirl Marks
- VCT Prep & Recoat



Cylindrical *Rider-M v2 Only

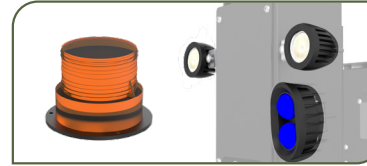
- Eliminates Dust Mopping
- Scrub & Sweep Simultaneously
- Superior Tile & Grout Cleaning
- Excellent on Rubber Surfaces
- Great for Warehouse Debris

OPTIONS



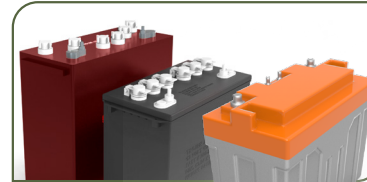
Auxiliary Tank + 100 psi Spray Gun
Use your preferred disinfectant or degreaser to clean a wide range of surfaces. Desks, counter tops, chairs ect.

***Auxiliary tank Rider-S Only**



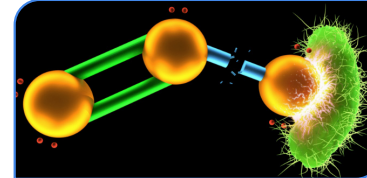
Lights

Designed to increase visibility during operation in low-light conditions. Strobe, Blue light, and dual LED headlights.



WET / AGM / Lithium Battery Options

Choose between a variety of battery options for optimal run and charge times based on the application and needs.



ZERO3 Chemical Free Cleaning

Replace all-purpose floor cleaner with one of Earth's most powerful oxidizers - On Demand Aqueous Ozone.

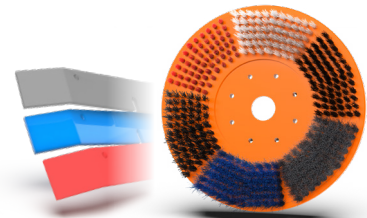
- Clean with water & Ozone alone
- Safe, affective and sustainable

***Rider-S Only**



Vac Wand

ideal for water pick up in restrooms and reaching under tables.



Squeegee Blade / Brush Choice

Different Materials to fit the job

- NanoRade®
- Urethane
- Linatex®
- 5 Brush Fibers + Pad Driver

Images may include options that are not included standard

APPLICATIONS

BOS2026-01-07 p.81/103



Amid growing pressure on K-12 and university facilities to uphold cleanliness and safeguard students and faculty, our user-friendly and reliable floor cleaning equipment ensures uninterrupted daily maintenance.

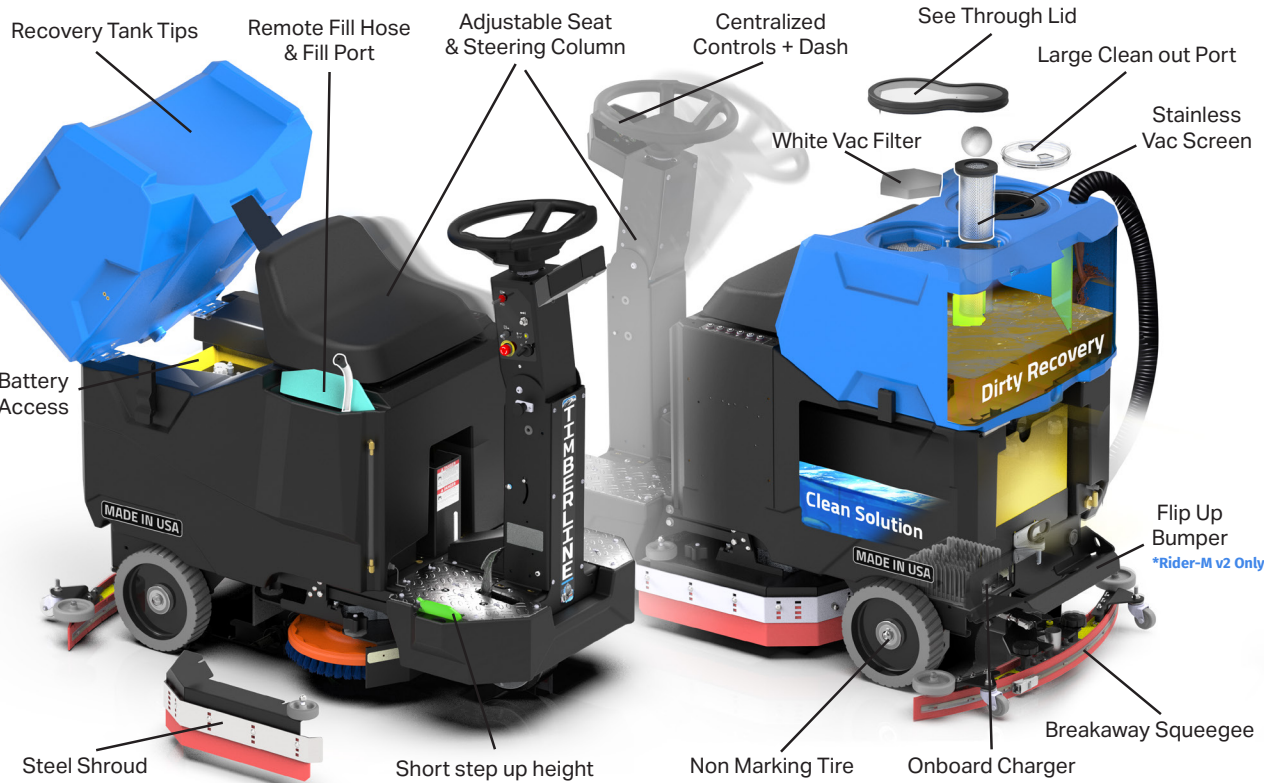


Our American-made, durable, and value-priced machines offer retail and grocery clients both upfront savings and long-term reliability. They use non-proprietary parts, allowing any technician with basic knowledge of battery powered equipment to perform repairs easily.

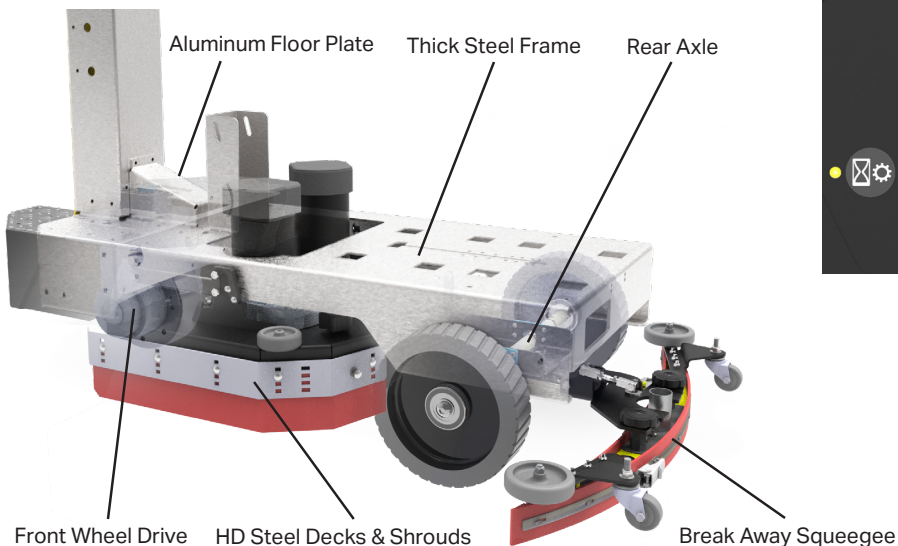


In addition to expectations of superior cleaning and drying of the floor, our equipment is designed to be especially quiet and maneuverable. These features allow our equipment to safely operate in congested areas, without disturbing the public.

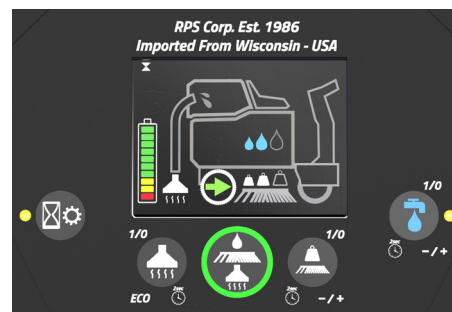
Images may include options that are not included standard



ALL STEEL FRAME



MEMBRANE & LCD



- Easy Scrub Button
- Eco Mode
- 3 Hour Meters
- Three Scrub Pressure Settings
- Three Water Settings
- Service Screen

Our Family's American Dream

RPS has been family owned from its inception in 1986, and proudly builds in Wisconsin (USA). The company has grown over the last 35-years with a strong group of executives including the 2nd generation of family owners who started in the shop as youngsters.

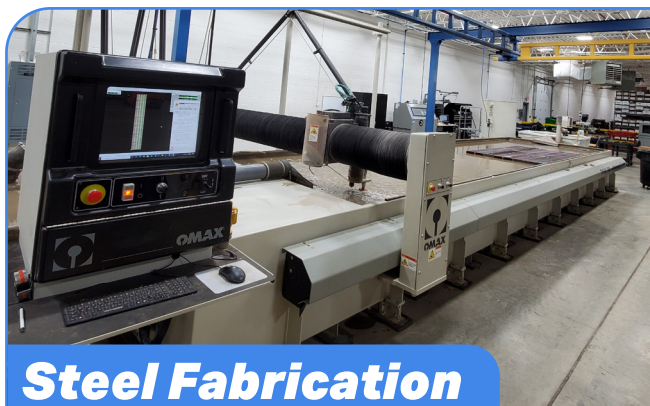
Authorized Distributor

BOS2026-01-07 p.82/103



Assembled By Hand

Our American workforce hand-builds each machine with components sourced heavily from American suppliers. We routinely pay more for these domestically supplied components required to build a superior product. All design, prototyping, production and testing is done in-house where we can best control quality.



Steel Fabrication

We produce heavy duty equipment and require a good amount of thick steel in the construction. We use a combination of Stainless 304 (Austenitic 18/8) and mild steel with e-coating + powder paint for corrosion resistance. Steel fabrication is done in-house or from local suppliers with specialty equipment.



Rotational Molding

Complex shapes that allow for our tank designs are best achieved with in-house equipment. We own multiple dual station rotational molding machines that allow us to produce finished parts from raw plastic. Producing consistently higher quality parts, and respond quickly to sales spikes.



Product Design

Our team has designed and engineered over 100 unique machines. Each new generation of machines evolve from prior designs to retain the strengths and correct any weakness. From the first pencil sketch we focus on durability, serviceability, performance, productivity, specifications, and value.



Capital Reserve Maintenance Fund Request

TAB K

MOTION: I move that the Board of Supervisors approve a Capital Reserve Maintenance Fund Request in the amount of **\$9,387.00** for the purpose(s) of:
replacing the current scrubber at FCHS.

Section 1 - REQUEST

Requesting Department/Agency FCPS	Dept/Agency Contact Don Stribling	Date of Request 11/28/2025
Phone (434) 589-5948	Fax (434) 589-5393	Fiscal Year FY26

Reserve Fund Purpose Category: **Unexpected facility repairs or replacements**

Description of Project/Repair	Qty	Unit Price	Total Price
Rivanna Equipment (Demo Model)	1	\$9,387.00	\$9,387.00
			\$0.00
			\$0.00
			\$0.00

Total Request: **\$9,387.00**

Description and justification for proposed use.

The current, and original FCHS scrubber, is non-operational and is difficult to find parts for, as it has been discontinued.

Department/Agency Head Name Don Stribling	Signature Don Stribling <small>Digitally signed by Don Stribling DN: cn=Don Stribling, o=FCPS, ou=FCPS, email=dstribling@apps.fluco.org, c=US Date: 2018.08.21 13:12:45 -04'00'</small>	Date 11/28/2025
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Section 2 - REVIEW

Recommended? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	County Finance Director Tori Melton <small>Digitally signed by Tori Melton Date: 2025.12.29 10:20:50 -05'00'</small>	Date
Recommended? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	County Administrator Eric Dahl <small>Digitally signed by Eric Dahl Date: 2025.12.29 14:56:41 -05'00'</small>	Date

Section 3 - BOARD OF SUPERVISORS

Approved? <input type="checkbox"/> Yes <input type="checkbox"/> No	Decision Date	Comments
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Capital Reserve Maintenance Fund Request

TAB L

MOTION: I move that the Board of Supervisors approve a Capital Reserve Maintenance Fund Request in the amount of \$5,500.00 for the purpose(s) of:

Add additional refrigerator and counter space to Rescue 1 for additional staffing presence.

Section 1 - REQUEST

Requesting Department/Agency Public Works PW26-005	Dept/Agency Contact Dale Critzer	Date of Request 12/22/2025	
Phone (434) 591-1925	Fax (434) 591-1924	Fiscal Year FY26	
Reserve Fund Purpose Category: Non-recurring project			
Description of Project/Repair	Qty	Unit Price	Total Price
Adding Circuits to Generator Load for Appliance & Counter expansion	1	\$1,800.00	\$1,800.00
Materials , Appliance and Labor For Counter Expansion	1	\$3,200.00	\$3,200.00
Contingency for unforeseen issues	1	\$500.00	\$500.00
			\$0.00
Total Request:			\$5,500.00

Description and justification for proposed use.

The EMS Supervisor has requested an expansion of counter space and refrigeration at Rescue 1 to service the increased employee presence at the facility .

Department/Agency Head Name Director of Public Works	Signature Dale Critzer <small>Digitally signed by Dale Critzer Date: 2025.12.22 09:50:36 -05'00'</small>	Date 12/22/2025
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Section 2 - REVIEW

Recommended? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	County Finance Director Tori Melton <small>Digitally signed by Tori Melton Date: 2025.12.29 10:19:45 -05'00'</small>	Date
Recommended? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	County Administrator Eric Dahl <small>Digitally signed by Eric Dahl Date: 2025.12.29 14:58:03 -05'00'</small>	Date

Section 3 - BOARD OF SUPERVISORS

Approved? <input type="checkbox"/> Yes <input type="checkbox"/> No	Decision Date	Comments
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**FLUVANNA COUNTY BOARD OF SUPERVISORS
MEETING PACKAGE ATTACHMENTS**

Incl?	Item
<input checked="" type="checkbox"/>	BOS Contingency Balance Report
<input type="checkbox"/>	Building Inspections Report
<input checked="" type="checkbox"/>	Capital Reserve Balances Memo
<input type="checkbox"/>	Fluvanna County Bank Balance and Investment Report
<input checked="" type="checkbox"/>	Unassigned Fund Balance Report
<input type="checkbox"/>	VDOT Monthly Report
<input type="checkbox"/>	ARPA Fund Balance Memo
<input type="checkbox"/>	The Board of Supervisors Work Plan



COUNTY OF FLUVANNA

"Responsive & Responsible Government"

BOS2026-01-07 p.89/103

P.O. Box 540

Palmyra, VA 22963

(434) 591-1910

Fax (434) 591-1911

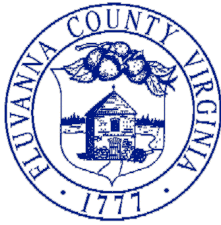
www.fluvannacounty.org

MEMORANDUM

Date: January 7, 2026
From: Theresa McAllister – Management Analyst
To: Board of Supervisors
Subject: FY26 BOS Contingency Balance

The FY26 BOS Contingency line balance is as follows:

Beginning Original Budget:	\$150,000
Less: Transfer to BOS Professional Services Budget – 10.15.25	-\$22,500
Less: Operational Medical Director (OMD) Agreement – 10.15.25	-\$24,000
Less: Tenaska Traffic Study – 10.15.25	-\$60,000
Available:	\$43,500



COUNTY OF FLUVANNA

"Responsive & Responsible Government"

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P.O. Box 540

Palmyra, VA 22963

(434) 591-1910

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www.fluvannacounty.org

MEMORANDUM

Date: January 7, 2026
From: Theresa McAllister – Management Analyst
To: Board of Supervisors
Subject: FY26 Capital Reserve Balances

The FY26 Capital Reserve account balances are as follows:

County Capital Reserve:

FY25 Carryover	\$542,664.43
FY26 Budget Allocation:	\$250,000
Less: FUF D Receptacles to Light Poles – 10.01.25	-\$6,500
Less: Carysbrook Softball Field Lights – 10.15.25	-\$3,950
Less: Fire Rescue Door Repairs – 11.05.25	-\$6,580
Less: Migration to M365 Government Cloud – 11.05.25	-\$63,269.60
Less: PG P&R Extend Power – 11.05.25	-\$15,805
FY26 Available:	\$696,559.83

Schools Capital Reserve:

FY25 Carryover	\$176,044.63
FY26 Budget Allocation:	\$250,000
Less: CEN Playground Equipment – 08.06.25	-\$16,263.10
Less: FCHS Bus Loop Sheetrock & Ceiling – 08.06.25	-\$12,000
Less: FCHS Chiller 1 – 08.06.25	-\$9,430
Less: FCHS Stage CYC Lights – 08.06.25	-\$10,660
Less: FCHS Café Dishwasher – 09.17.25	-\$5,448.93

Less: Replace Variable Frequency Drive in FCHS Air Handler – 10.01.25	-\$7,258
Less: Removal of Bleachers at Middle School Football Field – 10.01.25	-\$15,000
Less: CEN and CAR Replacement of Cafeteria Tables – 10.15.25	-\$29,982.27
Less: FCHS Baseball Field Drainage – 10.15.25	-\$13,905
Less: CE & FMS Replace Flooring in Food Service Coolers – 11.05.25	-\$36,708
Less: Replace (2) Refrigerators at FCHS – 11.05.25	-\$49,398
Less: Abrams Academy Fire Alarm System – 11.19.25	-\$9,991.99
Less: FCHS Chiller (1) Tubes Cleaning – 11.19.25	-\$10,000
Less: FCHS VFD in the AHU – 11.19.25	-\$6,833
Less: FMS & FCHS Remote Well Monitoring System – 11.19.25	-\$6,450
FY26 Available:	\$186,716.34



COUNTY OF FLUVANNA

"Responsive & Responsible Government"

MEMORANDUM

Date: January 1, 2026
From: Theresa McAllister– Management Analyst
To: Board of Supervisors
Subject: Unassigned Fund Balance

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*FY25 Year End (Audited) Unassigned Fund Balance:	\$26,607,927
Unassigned Fund Balance – 12% Target Per Policy:	\$12,022,656
Unassigned Fund Balance – Excess Above Policy Target:	\$14,585,271
Less: Coves Monticello Performance Grant – 07.02.25	-\$63,208.33
Less: Pleasant Grove Park Paving CIP – 08.06.25	-\$21,216
Less: Information Technology ADP Services – 08.06.25	-\$11,535
Less: Fire Training Building – 09.17.25	-\$615,000
Less: FY25 to FY26 County Carryovers – 12.03.25	-\$67,921.40
Less: FY25 to FY26 County Carryovers – 12.17.25	-\$36,000
Current (Audited) Unassigned Fund Balance:	\$13,770,390.27

JOINT WORK SESSION WITH PLANNING COMMISSION

Discussion of
Special Use Permit conditions
for the proposed
Expedition Generating Station

Project Expedition (the “facility” or the “Project”) on Tax Map Parcels 27-A-1 and 27-A-4 (the “property” or the “site”)

1. The Board of Supervisors, or its designated representatives, reserves the right to inspect the Project site at any reasonable time without prior notice to ensure the operation of the facility meets the requirements of this special use permit and any other applicable permits.
2. The production of electrical power will occur through a combined cycle dual fuel gas turbine and steam turbine generating system that does not involve the use of burning coal or nuclear reaction.
3. The applicant shall access both the overhead electric line and the gas pipeline by easement from the Tenaska Virginia Power (TVP) plant property. The applicant shall not construct any off-site electrical transmission lines other than those needed to connect to the point of interconnection.
4. The only use of the property shall be electrical power production plant and accessory facilities with a nominal summer capacity of electrical generation of up to 1,540 megawatts. There shall be no other industrial uses on the subject property. No data center(s) shall be allowed on the subject parcels.
5. There shall be no abatement of local property taxes in association with this request.

Noise Attenuation

6. Noise attenuation measures shall be implemented to ensure that noise levels attributable to plant operations will be kept to an L90 reading of 60 dBA (decibels) or less at the property lines and 50 dBA or less at any dwelling in existence prior to SUP approval.
7. In addition to a 300' vegetative perimeter buffer, the following sound attention measures shall be implemented:
 - (a) combustion turbine generators shall be housed in buildings or enclosures to limit sound levels;
 - (b) exhaust stacks shall be equipped with silencers;
 - (c) low noise fans shall be used on plant heat exchangers;
 - (d) emissions control technology will be used; and
 - (e) gas turbine air inlets shall be equipped with silencers.
8. Construction activities that produce noise exceeding 60 dBA (decibels) at the property line shall not be conducted between the hours of 9:00 p.m. and 7:00 a.m. on weekdays or between 6:00 p.m. and 9:00 a.m. on Saturdays, Sundays, and legal holidays.

Light

9. Exterior lighting will be shielded to prevent any glare on adjacent properties. In addition, the facility will be designed to enable exterior lighting for distinct areas of the plant to be switched off while not in use.
10. Light trespass shall be limited to and should not exceed 0.5 foot-candles at the property line. All exterior luminaries shall be of a "shoebox" design and utilize cut-off optics. All luminaries shall be equipped with I.E.S. (Illuminating Engineering Society) Type V lenses that give circular light distribution for a maximum coefficient of utilization.
11. Site lighting shall not exceed 5 foot-candles except where special requirements are approved by the Zoning Administrator.
12. Notwithstanding the foregoing conditions 9, 10, and 11, the stack(s) and site shall comply with applicable lighting requirements of federal and state law and regulations.

Landscape and Buffer Provisions

13. Driveways and parking areas will have asphalt surface or better and shall be maintained in a manner that will keep dust to a minimum so as not to adversely impact adjacent properties. Any access road or utility easement shall be designed with curvature to effectively screen the development from ground level view from public roads.
14. The power production plant shall be centrally located on the northern Project parcel (Tax Map parcel 27-A-1) to greatest extent feasible and shall conform generally to the Special Use Permit Sketch Plan, dated August 26, 2025, prepared by Sargeant and Lundy.
15. A chain link fence or similar security device shall be placed around the power production plant facility at least six (6) feet in height and will feature prominent "No Trespassing" signs.
16. A minimum of a 300-foot-wide tree buffer will be maintained between the facility and adjoining property lines except for necessary access to electrical and gas utilities and access to the site. Security fencing may be placed inside the 300-foot buffer. Where no existing trees are present within this buffer area, vegetation will be planted in accordance with the Landscape Details attached to the Special Use Permit Sketch Plan. The buffer area will be kept in its natural state or maintained using good forestry practices to maximize its effect.
17. The impervious surface coverage shall not exceed 13% of the gross acreage for the site, provided that storm water detention ponds or reservoirs shall be considered pervious surfaces. The balance of the subject property shall be restricted from future development by the recordation of a declaration of restrictive covenants as approved by the County Attorney. The declaration shall contain a restrictive covenant prohibiting the development of a data center on the property.

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Such declaration shall permit the conserved area to be used for temporary construction laydown yards and parking as needed for maintenance, repair, and upgrades to the plant and its related facilities and structures, as well as public utilities, wells and sewage disposal systems, and stormwater detention and flood control devices. The undisturbed forested area shall be managed in accordance with a written forest management plan developed in consultation with the Virginia Department of Forestry. Forest management activities shall be consistent with applicable Best Management Practices as defined by the Virginia Department of Forestry.

18. There shall be only one (1) permanent detached sign for Project identification purposes (exclusive of directional signs), which will be a ground-mounted monument type sign with landscaping. Any sign lighting shall be from above and shielded away from adjacent properties.
19. Structures above the tree height shall be a neutral color.

Traffic Management and Transportation Improvements

20. Project access shall comply with the location and other access requirements as approved by the Virginia Department of Transportation.
21. The Applicant shall reimburse the County for the actual cost of the traffic study and construction traffic management plan, prepared by _____, dated _____ (the "Traffic Study"), up to sixty thousand dollars (\$60,000). Payment shall be remitted within thirty (30) days after receipt of an invoice from the County.
22. The Applicant shall comply with all VDOT requirements for temporary construction entrances and access roads, timing of "wide load" deliveries during off-peak times, and planning access routes to and from the site to minimize conflicts.
23. The Traffic Study concludes _____ and that construction of the Project will _____. To mitigate the Project's contribution to _____, the Applicant shall contribute \$ _____ to the County Capital Improvement Program fund to be applied toward the cost of constructing future transportation improvements designed to mitigate _____.

Environmental

24. All necessary permits shall be acquired from all applicable regulatory bodies of the state and federal government, and the Applicant shall maintain copies of such permits and periodic reports on site. These permits and reports shall be provided to the County upon request and within a reasonable time period. The facility may not operate until it has received all approvals from all applicable regulatory bodies of the state, federal, and local government according to the required timeframe. This facility shall utilize Best Available Control Technology (BACT) as determined by the Virginia Department of Environmental Quality (DEQ) for this facility to minimize impacts on air quality.

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25. Prior to issuance of a building permit, the applicant shall demonstrate that all wetland requirements, if any, have been addressed to the satisfaction of the U.S. Army Corps of Engineers and DEQ.
26. No on-site water wells shall be used for the power generation process. The applicant shall submit to the Virginia Department of Health at least annually the results of testing requirements for any well on site.
27. At such time as the plant shall not be used for electrical power production, the site shall be restored substantially to its prior condition, or such other condition as may be approved by the Board of Supervisors, within a reasonable time.

Off-Site Conservation

28. Not later than eighteen (18) months after the issuance of a building permit for the Project, the Applicant shall record deeded conservation protections over Tax Map Parcels 27-A-11 and 27-A-12, comprising approximately 350 acres (the "Conservation Land"). Such protections may be established by either of the following:
 - a. A donation of a perpetual open-space easement to a public body under the Virginia Open-Space Land Act (Va. Code §§ 10.1-1700 to -1705.1) or a conservation easement to a qualified holder under the Virginia Conservation Easement Act (Va. Code §§ 10.1-1009 to -1016.1). The Applicant will use all reasonable efforts to donate the easement to a public body (e.g. Virginia Department of Forestry) or to the Virginia Outdoors Foundation. Such easement shall require, without limitation, the following conservation protections:
 - (i) The Conservation Land shall be managed in accordance with a written forest management plan developed in consultation with the Virginia Department of Forestry.
 - (ii) Forest management activities shall be consistent with applicable Best Management Practices as defined by the Virginia Department of Forestry.
 - (iii) Riparian buffers of at least seventy-five (75) feet shall be required along each side of any perennial stream and fifty (50) feet shall be required along each side of all intermittent streams; provided, however, that vegetation within the riparian buffers may be removed or managed, as appropriate, to (1) construct and maintain public trails and recreational areas; (2) restore and enhance wildlife habitat; (3) prevent and control fire, disease, and the proliferation of invasive species; (4) dispose of dead, diseased, and dying trees or other vegetation, including fallen trees that are blocking stream channels, or trees with undermined root systems in imminent danger of falling, where stream bank erosion is a current or potential problem that outweighs any positive effects the fallen tree or trees may have on the stream ecosystem; and (5) construct and maintain

permanent or portable stream crossings for vehicles, farm machinery, pedestrians, and horses.

- (iv) Any public trails and recreational areas shall be constructed and maintained so as to minimize erosion. If located within a riparian buffer, non-impervious ground cover shall be used.
 - (v) The number and size of building footprints shall be subject to limitations determined by the donee to be consistent with the conservation purposes of the easement.
- b. A deed of dedication, declaration of restrictive covenants, or similar encumbrance enforceable by the County, to impose upon the Conservation Land the same restrictions and conditions that apply to the southern Project parcel, Tax Map Parcel 27-A-4. The Applicant will use best efforts to donate a conservation easement. This subsection (b) is provided solely to ensure that the Conservation Land is preserved in the event that no qualified easement holder defined in subsection (a) will take the easement by the designated deadline.

Compliance

- 29. If violations of any state or federal permit are reported to the local government by the applicable regulatory agency, the Board of Supervisors, and/or the County Administrator may request the applicant to provide, at the applicant's sole expense, the services of an appropriate firm to review the nature of the violation and any remedy, if any. This firm shall be selected by and report solely to the County.
- 30. A report will be prepared and provided to the County showing operational factors associated with the power plant that includes the name(s) and contact information for on-site supervisors, and verification of current, valid state and federal licenses and permits. The County will be promptly notified of any changes, normally within five business days.
- 31. Any complaints or inquiries by the Board of Supervisors, County Administrator, or Zoning Administrator will be responded to promptly. In the event the applicant is notified of any violation of applicable federal, state, or local laws, regulations, or permit conditions, the applicant shall notify the Zoning Administrator in writing within two business days of receiving such notice and fully inform the Zoning Administrator of the steps being taken to correct and/or remediate the violation. Authorized county personnel or their authorized agents will be permitted to inspect the facility without prior notice to ensure that all physical structures and plant operations comply with local regulations.
- 32. Nothing in this approval shall be deemed to obligate the County to acquire any interest in property, to construct, maintain or operate any facility or to grant any permits or approvals except as may be directly related hereto.

Stack Height

33. The Board of Supervisors hereby waives Section 22-17-16.A(3)(b) of the Fluvanna County Code and authorizes the chimney or stack height not to exceed 199 feet above ground level unless a greater height is determined to be necessary to comply with applicable air quality regulations or by "good engineering practice" as determined by the State Air Pollution Control Board or the Department of Environmental Quality pursuant to applicable regulations addressing stack heights. In no event shall the stack height exceed 230 feet above ground level. Following receipt of all required approvals for air emissions permits, the Applicant will provide to the Director of Planning the final maximum stack height needed (in compliance with the foregoing parameters).

Project-Related Community Benefits

The following two conditions are imposed to help ensure that the Project will not tend to change the character and established pattern of the area or community in which it is located, shall be compatible with the uses permitted by right in the zoning district, and shall not adversely affect the use and/or value of neighboring property.

34. Good Neighbor Fund. Within thirty (30) days of Full Notice to Proceed (NTP) (i.e. all conditions for construction, including pre-construction requirements, permits, financing, and third-party approvals have been met), the Applicant will establish a "Good Neighbor Fund" with a minimum of Five Million Dollars (\$5,000,000), to be used to help mitigate any impacts of construction and plant operation, including sound, experienced by homeowners on Fluvanna County parcels within two (2) miles of the Expedition plant footprint and/or Tenaska Virginia Generating Station plant footprint.

The Applicant or its agent shall administer the fund by providing annual payments for four consecutive years to homeowner(s) on each qualifying parcel following receipt of a written application on a form prepared by the Applicant and confirmation that the parcel qualifies based on location and residential occupancy. All applications must be received no later than sixty (60) days after NTP for consideration for payments from the Good Neighbor Fund, and the Applicant may, but is not required, to modify the list of qualifying parcels during the life of the payments. For each qualifying parcel, the payment will be made to the parcel owners of record, collectively. Following transfer of any home, the payment will be made to the successor homeowner upon Applicant's receipt of information regarding the new owner(s). Payments will commence for all qualifying Fluvanna County parcels ninety (90) days after NTP and continue for a total of four (4) years, after which time any funds remaining in the Good Neighbor Fund will be disbursed to the Applicant. Upon request, the Applicant will report to the County the number of applicants, number of qualifying homeowners, and amount of funds disbursed.

Payments will be tiered as follows:

- For homeowners on parcels abutting the Expedition and/or the Tenaska Virginia Generating Station parcels, payments shall be \$7,500 per year for a total of \$30,000 per recipient parcel.

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- For homeowners within one mile of Expedition and/or the Tenaska Virginia Generating Station (exclusive of abutting parcel owners), payments shall be \$5,000 per year for a total of \$20,000 per recipient parcel.
 - For homeowners between one and two miles of Expedition and/or the Tenaska Virginia Generating Station, payments shall be \$2,500 per year for a total of \$10,000 per recipient parcel.
35. Community Advisory Board. Within six (6) months of the approval of the special use permit, the Applicant or its agent (e.g. a third-party firm experienced in establishing and managing community associations or boards) will establish a Community Advisory Board (CAB) to ensure ongoing two-way dialogue between the Applicant and community and non-resident stakeholders. The CAB will adopt bylaws, including membership criteria, election and voting procedures, and provisions for regular and special meetings. The CAB shall operate during the duration of project development and construction and through the first year of operation of Expedition.

Public Safety

36. The applicant is responsible for providing the first response to any emergency relating to the operation of the power production plant in coordination with Fluvanna County Fire and Rescue and Emergency Services.
37. To offset the additional burden on first responders during construction and operation of the Project and to help decrease emergency response times in the area of the county in which the Project will be located, the Applicant shall contribute Five Million Dollars (\$5,000,000) to the County CIP fund within thirty (30) days of the Expedition plant's commercial operation date, to be allocated toward (a) construction of a fire station to support the Kidds Store area of the County, (b) a burn building for fire response training, and (c) Sheriff's Department funding needs.

SUP Validity Period

38. The special use permit may be deemed abandoned by the governing body if the approved use has not been initiated within two (2) years from the date of approval. For the purposes of this condition, "initiated" means that the Applicant has diligently pursued required County approvals and permits by submitting a site development plan.