

VIRGINIA:

At a recessed meeting of the Board of Supervisors of the County of Northampton, Virginia, held at the Board Room of the County Administration Building, 16404 Courthouse Road, Eastville, Virginia, on the 22nd day of February, 2016, at 5:00 p.m.

Present:

H. Spencer Murray, Chairman	Granville F. Hogg, Jr.
Larry LeMond, Vice Chairman	Robert G. Duer
Oliver H. Bennett	

The meeting was called to order by the Chairman.

Mr. Hogg arrived at 5:04 p.m.

It was the consensus of the Board that a presentation from Eastville Mayor James Sturgis be added to the end of this evening's agenda.

Tabled Item:

(1) Special Use Permit 2016-2: Hecate Energy has applied to obtain a special use permit for a 20-megawatt solar energy facility on property located 15446 Seaside Rd., near Cape Charles. The property, described as Tax Map 59, double circle A, parcel 2, is zoned AG, Agriculture, and contains approximately 185 acres of land.

Motion was made by Mr. LeMond, seconded by Mr. Bennett, that this item be taken off the table. All members were present and voted "yes." The motion was unanimously passed.

The Board recognized Ms. Patti Shorr and Mr. Preston Schultz with Hecate Energy who more fully articulated the benefits to the community as illustrated in correspondence dated February 12 and 22. This documentation is on file in the office of the County Administrator and commits to payment of real property taxes over the 35-year life of the property in the amount

of \$782,488.57 plus an additional \$200,000 in funds paid up-front to the County for use at the Board's discretion.

Supervisor Murray asked about the 35-year useful life of the equipment and was told that this was the industry standard. Supervisor LeMond asked about the noise of the tracker motors and was told that it was negligible. The 11 stations of inverters will be located in the interior of the project and have a 65 decibel rating. Supervisor Bennett asked about buffers and was told that buffers will be provided in accordance with the County's ordinance. In addition, much of the needed labor will be sourced locally. Supervisor Duer questioned whether a stormwater management plan would be done and was told that this will be part of the site plan review process should the project be approved. Mr. Schultz added that a solar use of the property will actually reduce run-off as opposed to agricultural use; i.e., not as much channelization. Mr. Duer said that he was worried about corrosion of the inverter equipment and asked if specific training would be provided to the area fire companies. Ms. Shorr said that the firemen will be invited to participate in the process and will be provided access and maps of the site. When questioned by Mr. Duer as to whether Hecate will sell its interest; i.e., were the commitments worth the February 12<sup>th</sup> paper that they were written on, Ms. Shorr responded that Hecate, with its financial partners, is committed to the project. Also, Mr. Duer asked if anybody in the County had seen Hecate's balance sheet and Ms. Shorr responded that it had not been requested. Lastly, Mr. Duer asked if the energy credits will be sold and Ms. Shorr responded that any credits gained will be owned by ODEC.

Supervisor Hogg referenced a June 2013 study developed by Argonne National Laboratory's Environmental Science Division entitled, "An Overview of Potential

Environmental, Cultural, and Socioeconomic Impacts and Mitigation Measures for Utility-Scale Solar Energy Development. He questioned several scenarios described in the study including:

(a) ground shaking during construction (Mr. Hogg will be suggesting to the neighbors that they take photographs of their foundations and walls);

(b) creation of contrast to existing community character if the property is reclassified to industrial (Ms. Shorr indicated that in her experience, projects are not reclassified to industrial with the arrival of a solar project);

(c) changes in land values (Mr. Schultz reported that studies have found no discernible change in the value of surrounding properties);

(d) danger to existing aquaculture and tourism industries (the landowner, Mr. Everette Watson, commented that groundwater will not be affected with this project);

(e) impact on temporary housing opportunities (Mr. Schultz indicated that in a previous project, entire homes were rented to the construction workers rather than utilizing hotel space);

(f) contact with FAA or the Navy (Ms. Shorr indicated that there is no requirement to obtain a permit from the FAA for a solar installation);

(g) lighting requirements (Ms. Shorr said that lighting will be installed in the control house and at the entrance gate in accordance with the County's ordinance.

Supervisor Murray read the conditions as recommended by the Planning Commission and requested that the Board consider acting on this matter during its regular March meeting.

County Attorney Bruce Jones confirmed that he would be developing a special use permit agreement for the Board's consideration, which sets forth those conditions as well as the financial considerations as proffered by the applicant.

Action Items:

(2) EMS Staffing/Funding Proposal

The Board discussed an EMS staffing/funding proposal as developed by EMS Director Hollye Carpenter. Her phased approach requests immediate hiring of four EMTs which will allow the provision of 3 staffed ambulances during the day and 3 at night. Questions were posed by several Board members and included comments relative to their desire to see some level of staffing provided to Northampton Fire & Rescue.

Mr. Hogg said that he would like to delay a decision until budget figures are available in the first part of April. Mr. John Andrzejewski, Director of Finance, was recognized and stated that as \$86,000 is the minimum that is being requested for the initial four positions, perhaps the Board would consider funding this from the Undesignated Fund Balance with further deliberations and source of funding to be determined during the FY 2017 budget process. The Chairman stated that he did not want to take funding from the Undesignated Fund Balance if it was not needed and that he would like to see funding options at the March meeting as well as some idea of where these resources were going to go.

When questioned by Supervisor Duer, Ms. Carpenter agreed to develop an asset and labor management analysis.

Mr. Greg DeYoung of the Fire & Rescue Commission, said that the Commission supported Ms. Carpenter's proposal but would recommend that the fourth ambulance be stationed at Nassawadox.

(3) Consider creating a new committee to work with volunteer EMS agencies

It was the consensus of the Board that the following individuals be appointed to serve on a new committee to work with the volunteer EMS agencies to develop agreements with the County:

Supervisor Larry LeMond  
Supervisor Granville F. Hogg, Jr.  
Dr. Ervin Jones  
Mr. Willie C. Randall, Jr.  
Ms. Hollye Carpenter and/or her designee

Said parameters of the agreements may include the following excerpted from the Ad-Hoc  
Emergency Care Committee's final report of January 12, 2016:

**Parameters to be considered in a County/EMS Volunteer Agency agreement**

- 1) If an agency loses its certification or for other reasons ceases to provide service
  - a) Equipment and supplies will continue to be available as needed to the citizens to ensure adequate coverage
  - b) Physical Facilities will likewise continue to be available to service the citizens who supported their creation through donations and taxes
  - c) A unified approach should be developed to provide for capital vehicle and equipment needs, including specifications and funding sources.
  - d) Agencies should agree to maintain vehicles in full working order or notify County of any inability to do so, so that corrective actions can be taken.
  - e) Consideration should be given in any agreement toward the bulk purchase of supplies, maintenance levels, and co-operative funding of those purchases
- 2) Billing
  - a) Agencies should all have billing service providers who can provide appropriate electronic data to "EMS Charts"
  - b) Consideration should be given to having the Board of Supervisors set a billing fee schedule for all units, including policy for write-offs.
- 3) Staffing
  - a) County and Agencies to agree on percentage of revenue paid to county for paid staff at the volunteer agency.
  - b) Parameters of this agreement may include:
    - i) If volunteers are unable to meet agreed staffing percentages and the County provides the necessary staff, revenue allocations may adjust accordingly
    - ii) Agencies agree to support and co-operate with all County efforts for training both additional and current Staff report
    - iii) Agencies agree to assist and support County efforts in staffing for more fully trained volunteers
- 4) Employment, paid and volunteer
  - i) Agreement should address need to reduce loss of personnel, (stop being a training ground for others); this may include:
    - (1) Offer bridge toll reimbursement to more fully tap tidewater market
    - (2) Need to do actuarial study on retirement incentive
      - (a) Design and provide an appropriate Hazard Duty Retirement Incentive
- 5) Revenue

- a) Agencies and County agree on a percentage of the standard hourly cost which will be reimbursed to the County based on # of hours filled by paid staff.
- b) Sufficient revenue to remain with volunteer agency to enable their operations and maintenance. It is not anticipated that billed revenue will fully cover personnel costs.

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(4) EMS Garage Discussion

Supervisor Murray indicated that he had contacted various metal building contractors and the Board discussed the building design and specifications as prepared by EMS Director Hollye Carpenter as well as two proposals as received from Beauchamp Construction.

Supervisor Hogg said that the Machipongo site, recently purchased by the County, is not appropriate given the amount of money being contemplated. He said that the Board needs to do a site plan to make sure that the proposed building and all required amenities can fit on the site. It was the consensus of the Board that the County Administrator and Ms. Carpenter be directed to work with Supervisor Hogg, engage an engineer to do a site plan, and review the Machipongo site on the basis of a 2, 3, and 4 bay-garage.

(5) Projects and Issues Listing

The following Projects and Issues Listing as modified by the Board last month was discussed again as follows:

**Northampton County Board of Supervisors**

**Projects and Issues Listing—Not in Priority Order**

January 25, 2016

<b><u>Project or Issue</u></b>	<b><u>Comments</u></b>
<b><u>1.</u></b> Complete 2017 Budget.....	see schedule
<b><u>2.</u></b> Implement 2009 ZO and Amendments.....	see schedule
<b><u>3.</u></b> Finalize USDA obligation.....	Need release letter

- 4.** Finalize/Adopt Board Manual.....February Meeting?
  - 5.** EMS/Volunteer Agreement.....Task Force comments
  - 6.** EMS Garage Decision.....Review options
  - 7.** EMS Staffing/Equipment Plan and Funding.....2017 Budget
  - 8.** VDH Services Contract FY 17.....Set meeting
  - 9.** Update Capital Plan needs.....List and \$\$\$\$
  - 10.** Properties (OWNED).....BOS 10/26/15
  - 11.** Cape Charles Access Road.....Target March 2016
  - 12.** Compensation and Classification Study.....Board Employees
  - 13.** AFD Application Ranking System (Advisory Group).....Comm of Revenue
  - 14.** Stronger Economies Together (SET).....Meetings/ANPDC
  - 15.** Facilities, Utilities, Harbors and Ramps, Solid Waste.....Develop Action List
  - 16.** E-911 System, Public Safety Communications (Southern).....Study options
  - 17.** Town of Eastville-Request for Boundary Adjustment.....In progress
  - 18.** Town of Cape Charles-Request for historic overlay district.....Pending
  - 19.** Appropriate staffing-Code Comp, Building, Parks and Rec.....Restructure?
  - 20.** Restructure Quarterly Financial Statements.....Finance
  - 21.** Review Financial Policies (update).....Finance
  - 22.** Review Personnel Policy Manual.....Finance, Legal, HR
  - 23.** Centralization of all finance staff.....Recommendations ?
  - 24.** Rural Health, Hecate, Sunset Inn, Bay Storage,.....Track and Assist
  - 25.** Follow Riverside Plans and actions in Nassawadox.....Town Issue
  - 26.** Review County Website content and updates.....Resources?
  - 27.** Identify Storm water management Facilities (pond maintenance).....Code Enforcement?
  - 28.** Re-draft Residential Rental Ordinance (deal with vacant only).....Confirm legality
  - 29.** Consider/Plan Review session for Strategic Plan.....Offsite event
  - 30.** Track Legislative Agenda (VACO releases) like DEQ Stormwater..... Adopted
- 10/13/15

*Additions Added by Board on January 25, 2016:*

- 31.** Elimination of Paper Through Automated Agenda Preparation And Delivery .....In Progress
- 32.** Request Assistance from the Commissioner of the Revenue on SLEAC Values.....

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Board comments are shown below relative to the specific priority affected:

#1. While Supervisor LeMond has met with the County Administrator and Finance Director with regard to the FY 2017 budget, Supervisor Murray said that he thought Mr. LeMond would concentrate on the school board's budget request and that Mr. Duer and Mr. Hogg would work on the remaining functions.

#8. A meeting has been held with Dr. David Matson and Mr. Scott Chandler of the Eastern Shore Health District and Mr. Chandler will be doing an analysis of the building.

#9. The County Administrator is updating the capital plan.

#10. Mr. Murray said that he would like to "re-ignite" the discussion relative to the disposition of the two old jail buildings. Supervisor Bennett volunteered to work on this initiative as well as the disposition of the former middle school building.

#20. Supervisor Murray will be working with staff to restructure the Quarterly Financial Statements.

#25. Supervisor Bennett will approach the Nassawadox Town Council.

#27. Supervisor Hogg will be working on this priority.

#28. Supervisor Murray will be working on this priority.

#29. Supervisor Murray said that he will be working with the County Administrator with regard to the Strategic Plan.

#31. The Board indicated that it wished to receive individual electronic files of the agenda packet materials rather than large files.

It was the consensus of the Board to add the following additional Priorities to the List:

#33. Continue to update the “Starting a Business” brochure

#34. Continue to focus on job development and an economic development plan

#35. Work on an abandoned building program – Mr. Murray to work on this.

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(6) Code Compliance Officer Position

Supervisor Murray stated that as part of the FY 2017 budget process, the Board should look at transferring this position to the Sheriff’s Office. The Board concurred. The Chairman and County Administrator will work with the Sheriff regarding the particulars of the position.

(7) Accounting Technician Position re: delinquent personal property responsibility

Chairman Murray said that he believed this position should be transferred to the Treasurer’s Office; it was a question of structure. However, Supervisors Duer, Hogg and LeMond disagreed, indicating that the position was working within its current placement in the Finance Department, and should remain there. It was the consensus of the Board to leave this position funded within the Finance Department.

At this time, the Board recognized Mayor James Sturgis of Eastville who indicated that the Town is attempting to respond to questions posed by Eastern Shore Rural Health relative to the Town providing water service to the proposed new Eastville medical center. The Chairman recommended that the Mayor address his questions directly to the Planning Commission and/or the applicant.

Secondly, the Mayor distributed what he called a “scaled-down” boundary adjustment proposal: a counter-proposal to the Board’s position of May 8, 2015. It was the consensus of the Board that it would review this submission during its March 8<sup>th</sup> closed session.

Adjourn

Motion was made by Mr. Hogg, seconded by Mr. LeMond, that the meeting be adjourned. All members were present and voted “yes.” The motion was unanimously passed.

The meeting was adjourned.

\_\_\_\_\_CHAIRMAN

\_\_\_\_\_ COUNTY ADMINISTRATOR