

The Rural Retreat Town Council held a Joint Public Hearing with the Rural Retreat Planning Commission during the regular meeting on February 8, 2011, at 7:00 p.m. in the Rural Retreat Town Hall Council Chambers.

PRESENT RURAL RETREAT TOWN COUNCIL MEMBERS

Mayor Timothy Litz, Vice-Mayor Keith Crigger, Ed Schaack, Scott Mecimore, Dale Yontz, Jerrell Hall, Peggy Hash

ABSENT

NONE

PRESENT RURAL RETREAT PLANNING COMMISSION MEMBERS

Chairman Charles McMillan, Vice-Chairman Ed Schaack, James A. Hall, George Reasor, Jr., Larry Lindsey, Allan West

ABSENT

Brenda Atwell

ADMINISTRATION PRESENT

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

OTHERS PRESENT

Bill Brogden and George Archer - Crown Real Estate; Michael Spraker; Chuck Sullins; Barry and Betty Guynn; Nancy Barrow

DETERMINATION OF A QUORUM

Mayor Litz called the meeting to order and determined a quorum was present.

INVOCATION

The invocation was given by Rev. Ed Schaack.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mayor Litz.

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JOINT PUBLIC HEARING

REQUEST BY NANCY BARROW TO VACATE AND DISCONTINUE RIGHT-OF-WAY ON MAPLE AVENUE – Mayor Litz read the following public notice as published in the *Wytheville Enterprise*: The Rural Retreat Planning Commission and Town Council will hold a Joint Public Hearing on Tuesday, February 8, 2011 at 7:00 p.m. in the Rural Retreat Town Hall Council Chambers, 307 South Main Street, Rural Retreat, Virginia. The purpose of this hearing is to receive public comments prior to the Commission's recommendation and the Council's consideration of an ordinance to discontinue and vacate a thirty (30) foot public right-of-way on Maple Avenue. All persons affected may appear and present their views. For additional information or to view/request a copy of the ordinance contact the Rural Retreat Town Hall between the hours of 8:00 a.m. and 4:30 p.m. in person or via telephone at 276-686-4221. Mayor Litz turned the meeting over to Planning Commission Chairman Charles McMillan. Chairman McMillan opened the public hearing for comments.

Chairman McMillan asked Barry and Betty Guynn and Nancy Barrow if they were aware of the right-of-way on their properties. Mr. Guynn responded he thought the right-of-way on their property extended to the Grace Lutheran Church property. Ms. Barrow stated she was unaware of the right-of-way because she was not told about it when she purchased the property. Mr. Guynn asked for the reason to close the right-of-way. Mr. Matney explained Ms. Barrow is interested in selling a portion of her property therefore she hired a realtor who in turn hired a surveyor. The surveyor discovered the property had previously been laid off into lots in 1945 resulting in the right-of-way being discovered. He added the discontinuance of the right-of-way will increase the marketability of the property for Ms. Barrow. Bill Brogden with Crown Real Estate explained the right-of-way wasn't included in the last survey in 1992. He continued by explaining Ms. Barrow is interested in selling the three lots for housing but the right-of-way needs to be vacated to complete one of the lots. Mr. Matney noted the three lots are lots of record. Mayor Litz added the town does not own this right-of-way. Chairman McMillan asked if anyone had comments against the request. There being no comments, he asked Mr. Guynn if this would affect his property. Mr. Guynn responded he didn't think so but he questioned the location of a power pole on his property. Following additional discussion among all parties the public hearing proceeded. Chairman McMillan asked Mr. and Mrs. Guynn if they had any further concerns. Mr. Guynn responded no. Chairman McMillan then closed the public hearing. He asked the Planning Commission members if they had any comments. There being no comments, Commissioner West made a motion to recommend to the Council to discontinue and vacate the thirty (30) foot public right-of-way on Maple Avenue. Commissioner Hall second the motion and it passed by a vote of six (6) for: Hall, Lindsey, McMillan, Reasor, Schaack, West; zero (0) against; one (1) absent: Atwell.

Chairman McMillan informed Mayor Litz the Planning Commission recommends to the Council by a vote of 6-0 to approve the request.

Mayor Litz asked the Council to act on the request at this time. Councilmember Schaack made a motion to accept the Planning Commission's recommendation to discontinue and vacate the

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thirty (30) foot public right-of-way on Maple Avenue and to adopt Ordinance No. 52 that states the right-of-way will be discontinued and vacated. The motion was second by Councilmember Hall and was passed by a vote of six (6) for: Crigger, Hall, Hash, Mecimore, Schaack, Yontz; zero (0) against.

APPROVAL OF MINUTES

A motion was made by Councilmember Hash, seconded by Councilmember Yontz to approve the minutes of the January 25, 2011 regular meeting as written. The motion passed by a vote of five (5) for: Crigger, Hash, Mecimore, Schaack, Yontz; zero (0) against; one (1) abstention: Hall.

CITIZEN'S TIME

Dr. Michael Spraker explained he was in attendance to make a formal inquiry about a piece of property that is owned by the town. He stated he has been practicing in Rural Retreat for almost 10 years and the town has been great to him but his practice has grown tremendously and has outgrown his current office space. Dr. Spraker explained he is interested in expanding his dental practice and the property owned by Dr. Humphrey has been offered to him however, the property is too small to accommodate his practice. He asked the Council if consideration would be given to selling him the property located beside Dr. Humphrey's former office complex. Dr. Spraker further stated he would like to move his dental office back to the downtown area because it was located there for many years. He asked if the town had any future intentions for the property. Mayor Litz explained to Dr. Spraker the property he is inquiring about is known as the Gammons lot. He added this may help him for future references. Mr. Matney addressed Dr. Spraker's question by stating several years ago the Council purchased the property because they felt it may provide tourism options for the town. He recommended referring the matter to the Personnel, Ordinances and Legal Matters Committee for review of Dr. Spraker's request. Mayor Litz commented to Dr. Spraker that the answer isn't no but maybe. He asked that he allow the committee time to review the request. Councilmember Mecimore asked Dr. Spraker how soon he would be making a decision. Dr. Spraker responded if the answer is maybe then he was willing to bring building designs to the Council for review. Dr. Spraker thanked the Council for their time.

Mr. James A. Hall addressed the council on behalf of the Rural Retreat Community Center Board. He explained the parking lot at the Community Center is coming apart and needs to be repaired however the Board doesn't have the money to repave it. He stated he would like the Council to consider including more money in their annual budget contribution to cover this expense. Mr. Hall added the Board members are concerned about potential injuries because of cracks and areas collapsing. Mr. Matney informed Mr. Hall he has asked Ronnie Dalton with Medley's Sugar Grove Asphalt to provide a quote for repaving. Mr. Hall stated he will provide the Council with a full report later but he wanted to bring awareness to the Community Center's needs prior to doing so. Mr. Matney expressed appreciation to Mr. Hall and the Community Center Board for their work in maintaining the facility. Mr. Hall noted the support is decreasing resulting in a struggle to break even.

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CORRESPONDENCE

Mr. Matney read a request from Linda Reasor on behalf of the Rural Retreat High School After-Prom Committee for a monetary donation toward the 2011 After-Prom Party. The donation will aid in offering a safe environment to the youth attending the prom. Mr. Matney noted the Council contributed \$100 to the event last year. Councilmember Mecimore made a motion to contribute \$100 to the Rural Retreat High School After-Prom Party. The motion was seconded by Councilmember Yontz and passed by a vote of six (6) for: Crigger, Hall, Hash, Mecimore, Schaack, Yontz; zero (0) against.

POLICE REPORT

Chief Mitchell explained his monthly activity report for January. He noted a decrease in activity with the only significant activity during the month was the incident with the Norfolk Southern train and Star Transport truck. He added an article is being written about the incident by a reporter with the *Wytheville Enterprise*. Discussion was held on resolving the Star Transport and Mid-Atlantic Manufacturing issues. Mr. Matney stated he believes the issues will be resolved when Mid-Atlantic Manufacturing begins using their physical address instead their mailing address. Mayor Litz inquired about the dog issues. Chief Mitchell responded he had been in contact with Wythe County Animal Control and they are working on the complaints. He added he is continuing to be in contact with the people on North Greever Street where it is believed dogs are again running loose. Mayor Litz asked Chief Mitchell if he has had the opportunity to monitor West Lee Highway. Chief Mitchell responded he had worked the area recently.

UNFINISHED BUSINESS

ORDINANCE TO VACATE RIGHT-OF-WAY ON MAPLE AVENUE – This item was previously addressed.

NEW BUSINESS

Personnel Committee Chairman stated discussion was held at the last meeting on writing a town mission statement. He distributed a draft statement that he mirrored after a statement he found while researching mission statements on the internet. Chairman Schaack asked the councilmember's to make suggestions about the draft. Councilmember Hash asked they be allowed to review the draft and bring comments to the next meeting. Chairman Schaack was in agreement. Mayor Litz stated this item will be readdressed at the next meeting and asked that it be placed under unfinished business.

COMMITTEE REPORTS

HERITAGE DAY – Chairman Yontz asked co-chairman Chuck Sullins to report on the meeting held prior to the council meeting. Mr. Sullins reported new additions to the event are being finalized. He stated he is working on a media package to be sent to the Dr. Pepper Corporation.

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The contracts are in place for the entertainment. The Citizen of the Year award will now be year specific and he asked for recommendations for the award. Sponsorships are being sought for the Wall of Honor. Chairman Yontz added the Wytheville Department of Museums is working with the Committee and they will be making their Christmas ornament after Rural Retreat since we are celebrating the 100th anniversary. He added it is his understanding the museum will also be starting a series of buildings for Rural Retreat and the Rural Retreat Drug Store will be the first building issued. Chairman Yontz also stated he would like to get permission from Dr. Pepper to use their information on these items. Councilmember Hash added she had been contacted by Danny Henson and he will be making reprints of Rural Retreat pictures. Mr. Henson is to offer a low price for the prints so the Committee can sell them at Heritage Day as a fundraiser. Chairman Yontz added the Old Dominion Historical Fire Society is also interested in attending the parade.

FINANCE & APPROPRIATIONS – Mrs. Guynn reported the adjusting entries have been received. Due to a few questions for the auditors concerning the entries, the fiscal year hasn't been closed. Once receiving a response, the entries will be completed.

PERSONNEL – Chairman Schaack reported the listing on the Virginia Employment Commission (VEC) website has been corrected. Mayor Litz asked how many applications have been received to date. Mr. Matney responded approximately five but many inquiries have been made.

TECHNOLOGY – Chairman Mecimore reported the committee met following the previous council meeting. He explained discussion was held on installing cameras in which research is being done on this. He added the monitors have been put on hold for now. Chairman Mecimore stated the next meeting will be held after the next council meeting pending weather conditions.

TOWN MANAGER'S REPORT

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

GAMMONS LOT – This item was previously addressed.

AEP LIGHT AUDIT PROGRAM – AEP is offering an incentive program for upgrades to more energy efficient lighting as part of their contract to public service authorities contingent upon a lighting audit. Mr. Matney stated this would be a great opportunity to upgrade the lighting in the town hall, town shop and the water and wastewater plants. Recent upgrades were completed at the fire house that included energy efficient lighting. He added he contacted Williams Supply as directed in the mailing from AEP and their personnel completed a walk through at the facilities. It was determined the florescent bulbs and ballast would need to be replaced along with the recessed light bulbs at the town hall. This program has a deadline of March 15. Councilmember Mecimore inquired about who maintains the street lights. Mr. Matney responded the town does but the bulbs are high pressure sodium so they are energy efficient. Vice-Mayor Crigger asked Allen West what fixtures will become obsolete in 2012. Mr. West responded the T-12 bulbs will

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be obsolete but the ballast will no longer be available after this year. He added to replace one fixture and a set of four florescent bulbs produces an average savings of \$19.00 per year. Mr. Matney also explained the bulbs for the town's Christmas decorations can be changed to LED lights which will also produce tremendous energy savings.

2012 BUDGET – The adjustments are being made to close the 2010 fiscal year. A revenue and expense report for the current year will be available soon. Mr. Matney noted the budget process will be expedited this year. He asked for special needs items to be given to him for inclusion in the budget. One item he has given consideration to is to widen Miller Street and the portion of West Railroad Avenue by the town shop in order to handle more traffic due to the closing of the Miller Street railroad crossing.

MILLER STREET RAILROAD CROSSING – The safety gates have been removed and barricades have been installed. Norfolk Southern is considering installing a section of guardrail on the north side of the crossing due to concerns of traffic coming off of Richmond Avenue and not realizing the crossing is closed. Mr. Matney stated he would discuss this with the Norfolk Southern real estate agent when the agent returns to his office after being out for a few days.

OUT-OF-TOWN WATER PROJECT UPDATES – All new water lines are now in service. The line on Gienow Road has been connected which put the new Dalton Enterprise facility in service. This allowed them to have fire protection so they could take occupancy of the facility.

RIDGE AVENUE WATER LINE PROJECT – Work is continuing on securing easements for the line extension. Four of the five property owners affected are non-residents.

IN-TOWN WATER PROJECT – No work has been completed since the last council meeting. Work should begin soon on Richmond Avenue and Church Street. Mr. Matney noted water service will be disrupted two days during this work but will not be consecutive days.

TEA-21 SIDEWALK PROJECT – Work is continuing on the installation of storm water drainage infrastructure on East Railroad Avenue. Conflicts continue to arise with existing water lines. As work progresses toward Main Street the water lines will no longer be an issue.

LEPC MEETING – The next LEPC meeting will be held Thursday, February 17th. Mayor Litz informed Mr. Matney he would notify him closer to the meeting as to whether he would be able to attend.

TREASURER'S REPORT

The bills for February 8, 2011 were read and approved.

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TALK OF THE TOWN

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

ADJOURNMENT

There being no additional business for discussion, the meeting was adjourned upon a motion by Councilmember Hall and was duly seconded and approved.

Mayor

Clerk