

Crozet Community Advisory Council

Thursday, June 18, 2009
7:00 pm-9:10 pm
The Meadows Community Center

CCAC Members Present: Nancy Virginia Bain, Paul Clark, Jon Mikalson, Terry Tereskerz, Jim Stork, Tim Tolson, Barbara Westbrook, Mary Rice, Bill Schrader, Meg Holden, David Mellen, Jo Ann Z. Perkins

CCAC Members Absent: Mike Marshall, Kelly Strickland, Jessica Mauzy

County Staff Present: Rebecca Ragsdale, Susan Stimart, Britton Miller, Elaine Echols, David Benish, Lee Catlin

Guests: Tom Goeke, Kelsey Stafford, Samantha Stafford, Will Yancey, Debbie Meslar-Little, Bev Ergenbright

Minutes prepared by: Jo Ann Z. Perkins

Agenda Review (Bill Schrader– CCAC Vice-Chair) Bill Schrader welcomed all to the meeting and changed the agenda order to accommodate the meeting within the time constraints.

Approval of Minutes: The minutes of the May 21 meeting was approved with the following correction. Many thanks were expressed to Jessica Mauzy for taking the minutes of the May meeting.

The Old Crozet School special use permit will be on the agenda of the Board of Supervisors, which will allow its reuse for Old Crozet School Arts along with the Field School (June 3rd meeting). The *Old Crozet School Arts* lease of the Old Crozet Elementary School and an amendment to SP 91-10 to allow for the existing Old Crozet School building and grounds to be used for both a private school for arts instruction (OCSA) and also the Field School, a private middle school for boys.

Master Plan Data Discussion (Rebecca Ragsdale/Elaine Echols, Susan Stimart): Elaine Echols gave us a sheet that presented the Dwelling Units and Population Information. This was a draft copy. Also the document presented a chart with numbers for population and dwelling units: existing and potential. Rebecca Ragsdale presented how the numbers were mathematically processed through the data. This information matched the following:

- 1) Existing Dwelling Units

- 2) Approved Developments
- 3) Potential Units under current zoning
- 4) Potential units under Crozet Master Plan

Jon Mikalson requested that the charts also give the present (existing) dwelling units and population. 2,124 existing units and 5,336 population.

Dwelling Units and Population Trends and Projections. Average Number of Residential Building Permits for the years of growth is as follows:

1990-1999

1994-2003

2000-2008

2004-2008

These blocks of time showed an interesting growth rate in the Crozet area.

David Benish remarked that this was like looking through a crystal ball and he stepped the CCAC through the math and the multipliers the county used to record some population numbers. New multipliers will be used after the 2010 Census. Tom Goeke asked about the dwelling/population capacity of the county. This has not been tabulated to date.

Susan Stimart presented date information on the Jobs-Non-Residential Data (commercial-office, commercial-retail, warehouse, storage, manufacturing, land uses) . In this data, the following information:

2004 Crozet Master Plan Goals for Employers

2004 Crozet Master Plan Assumption

Historic Jobs-Housing Data

Employer profile

Jo Ann Perkins commented that there were no agricultural employers listed other than the King Winery.

Handout was given that included Parks/Recreation/Greenways, Water & Sewer, Albemarle Police Department/Fire/Rescue Services and Library. Yet to receive data will be recycling, schools, transportation, affordable housing, and Non-Residential Build-out Potential Data

Collection/Assessment. The county staff has been working to get information to our focus groups to begin the revision process.

Master Plan Community Education Session Update/Schedule Review (Lee Catlin): Lee Catlin reported that the meeting with the public in May at the CUMC was well-attended. A hand-out giving the recording of the groups at the meeting showed that the focus areas have been identified by the county, CCAC, and the public are right on target. She stressed the importance of keeping on task and using the time chart.

June 18, 2009 Review/ Understand background data

July 16, 2009 Preliminary list of focus areas for public review

Late July/ Early August Public review and input on focus areas (several venues)

August 20, 2009 Final list of focus areas to recommend to PC and BOS

September PC meeting PC to review focus areas and recommend to BOS

October BOS meeting BOS to review and endorse focus areas

Early November Begin participation in meetings on focus areas

November 2009- July 2010 Develop recommendations for revisions to master plan

July 2010 PC (tent.) PC to review recommended revisions to master plan

Britton Miller showed us the business cards that we may be using to keep the public informed and how to contact us during the revision process.

Crozet Community Questionnaire (Tim Tolson): Tim Tolson stated that he has been given the report that 412 questionnaires have been started and 360 have been completed on the web site. Different members mentioned how they have been getting the word out to Crozet citizens to fill out the questionnaire. Plans are to have a table at the Summer Fest on June 27. The banner and handouts that we can use should be returned to the library for the next group to use. Plans are to meet at 5:30 at our next meeting to review the data.

By Laws: Tim Tolson remarked that we will have 7 people on the CCAC whose terms will expire in March 2010. We need to rewrite the by-laws so that we can have a staggered membership. Lee Catlin mentioned that she would work on a plan before the next meeting.

County Announcements/Development Updates (Rebecca Ragsdale): Rebecca Ragsdale reported that there were no new developments before the PC, other than what has been there. Final approval has been made for Ballard Field. Foothills have had no new

issues. There seems to be a lot of projects pending. Concern was raised that the ARB had a work session in late May where Re-Store N Station gave a presentation. Communication to the Planning Staff and the CCAC with regards to the meetings from the ARB has not been done in a timely fashion.

Jon Mikalson mentioned that some properties are not being kept mowed and should Crozet have an ordinance (?) to encourage the properties to be mowed? Two such properties he mentioned were county-owned.

Committee Updates (CCAC):

Library: The library has been approved and the architectural firm is beginning their work

Streetscape Phase II The hold-up is waiting for easements from some property owners.

Recycle: Apparently three trash haulers for the Crozet area will begin using recycle boxes for their customers for a small fee.

Bill Schrader asked if any guests had any comments.

The CCAC members thanked the county staff for their work and the reports/information given at the meeting. Yes, the county staff had met our expectations!

Adjourn at 9:10 PM