



**Minutes of the
Colonial Beach Town Council
Work Session held on
Wednesday, October 7, 2020 at 6:00 p.m.**
Colonial Beach Town Center
22 Washington Avenue

Present

Eddie Blunt, Mayor
Robin Schick, Vice Mayor
Patrick Ey, Council Member
Dallas Leamon, Council Member
Steve Cirbee, Council Member
Pat Ey, Council Member
Vicki Roberson, Council Member

Absent

All Council Members were present with the exception of Mr. Alger.

Also Present

Town Manager, Quinn Robertson
Deputy Town Manager, Rob Murphy
CFO, Lisa Okes
Town Clerk, Heather Oliver
Interim Zoning Administrator, Kathleen Easley
Interim Town Attorney, Vivian Seay-Giles

Call to Order

Mayor Blunt called the meeting to order at 6:01 p.m.

Roll Call of Members

Mayor Blunt noted that all council members were present with the exception of Mr. Alger.

Approval of the Agenda

Mr. Leamon made a motion to approve the agenda, as written. Ms. Roberson seconded the motion.

Mayor Blunt made a motion to make an addition to the agenda, adding Downtown Colonial Beach presentation by Joyce Reimherr under unfinished business. Mr. Leamon seconded the motion.

Mayor Blunt called for a roll call vote. Mr. Ey voted “aye,” Mr. Leamon voted “aye,” Mr. Cirbee voted “aye,” Ms. Roberson voted “aye,” Mr. Cirbee voted “aye,” Ms. Schick voted “aye,” and Mayor Blunt voted “aye”.

The motion to make an addition to the agenda passed with a unanimous vote of council members present.

Mr. Leamon made a motion to approve the agenda, as amended. Mr. Ey second the motion.

Mayor Blunt called for a roll call vote. Mr. Ey voted “aye,” Mr. Leamon voted “aye,” Mr. Cirbee voted “nay,” Ms. Roberson voted “aye,” Mr. Cirbee voted “aye,” Ms. Schick voted “aye,” and Mayor Blunt voted “aye”.

The motion to approve the agenda, as amended passed with a 5-1 vote of council members present.

Unfinished Business

Downtown Colonial Beach, Joyce Reimherr

Ms. Reimherr reported on the Commercial District’s Affiliates’ Grant that awarded to their nonprofit from the Department of Housing and Community Development through the VA Main Street.

The grant is a matching grant and up to \$7,000 can be awarded based on the success of amount raised to match. The purpose is to create a marketing brochure to encourage the sale of town-owned and private-owned properties in the downtown area. The objective of the award was modified because of the recent sale of town owned property. The current objective is to attract retail, commercial and residential occupancy in the downtown are.

Ms. Schick noted this grant was a different grant than the historic district grant. It is one of many grants that Downtown Colonial Beach has applied for.

Mayor Blunt stated this would be a great opportunity to blend the cruise lines that go down the river to stop here in Colonial Beach along with creating an area for tour buses to park.

Ms. Reihmerr stated there were no place to park buses during the Northern Neck Tourism event so to add an area for tour bus parking would be outstanding.

Mr. Cirbee noted the yard signs need to be enforced, the town is becoming to look tacky. We are trying to entice grant evaluators and developers and the town looks off-putting. We need to make the town more appealing to the people we are trying to attract.

Draft, Establishes the Parks and Recreation Commission

Mr. Ey presented the ordinance to establish the Parks and Recreation Commission that was presented before COVID and can now be reintroduced to the council and public. Once passed we can plan, organize and get the goals in place.

Mr. Cirbee asked if the commission will be equal to the fire department, school board and rescue squad from the sale of town owned funds.

Mr. Ey stated there will be a line item in the budget.

Mr. Robertson noted the line item has been created and there has been a position placed in the budget for the Parks and Recreation Director.

Ms. Schick asked if the Director was a member of the commission and would this be similar to how the zoning administrator oversees the planning commission.

Mr. Ey replied that is how it is planned to be set up and the director would not be on the commission.

Mr. Ey noted the members of the commission would be effective January 1st.

New Business

Camera Truck for Sewer and Water, Rob Murphy

Mr. Murphy reported he had attended a demonstration for the camera truck that would assist in identifying the areas in the water and sewer system that need repair. The town has over approximately 26 square miles on sewer/water lines. It is approximately \$20,000 for video of 3,000 feet of the lines.

The camera truck is \$293,000 with the capability of mapping into the GIS system. The purchase of the entire system would be lower expense overall and with the GIS capability the asset will forever be maintained.

Mr. Robertson noted they have gone through the procurement process and have consulted with Dewberry engineers. Purchasing the camera truck system is the option with a lower price tag with capabilities that would help the town progress in mapping, maintenance and repairs. This purchase would come from funds that were surplus in utilities and would not incur debt.

Mr. Cirbee stated the town does not have an employee in public works that is an engineer. It seems like any time a new toy comes out the town decides they need to have it. VDOT does not even have this equipment. They send it out to an engineering company to scope out and design a system.

Mr. Murphy stated the town has acquired support from an engineering company. There are other localities that are looking into this equipment. We have contacted surrounding localities that we are looking into the camera truck and they also have a need for this equipment.

Mayor Blunt stated there is an opportunity to purchase a piece of equipment to aid in resolving an issue that has been in this town for years. The recent rainfall has caused this problem to become worse. As years pass, more and more areas of pipes will need repairs and maintenance. It is better to have the equipment here then to wait 60 days for someone to come and to the job at a high cost.

(Multiple Discussions)

Ms. Schick stated she talked to two other localities about the purchase of the camera truck. They both stated if given the opportunity they would purchase the equipment. A point was made that when town workers are in 1-degree weather to make repairs, you want to make it as easy as possible for the workers to make the repair. DEQ had even made one of the two localities purchase the equipment and map at least 1 mile a year. We are not voting on this tonight and I hope to get more information before we vote on it.

(Multiple Discussions)

Resilience Committee, Robin Schick

Ms. Schick stated the Town has been involved with the RAFT program since February. This program helps create awareness on the community's resilience to coastal flooding. Our town is the most active out of the Northern Neck with this program. The establishment of this committee would ensure the future of the resilience of the town after the RAFT program.

Mayor Blunt asked if this all worked along with FEMA and the Northern Neck Emergency Operations Plan.

Ms. Schick assured they are involved.

Mr. Robertson stated Mr. Bill Cease is a part of this program.

Mayor Blunt recommended having someone with a Disaster Management background on the committee.

Resolution #39-20, Approves Sales Contracts and Development Agreement for Town-Owned Real Property

Mr. Robertson noted these agreements have been reviewed multiple times in closed session.

Ms. Seay-Giles summarized the contracts and the resolution.

Mayor Blunt asked if tonight was just to approve the sale of the property that has been discussed in closed meetings. That will not be finalized until after the public hearing on October 21st.

Ms. Seay-Giles replied tonight was just to authorize the execution of the documents only after the public hearing on October 21st after the authorization is passed. The October 21st public hearing is to assure the correct property identifications are passed.

Mr. Ey made a motion to approve Resolution #39-20, as written. Mayor Blunt seconded the motion.

Mr. Cirbee asked if the town had double checked if any of the property is was acquired by eminent domain.

Ms. Seay-Giles stated it would be up to the purchaser and not the seller to do the research.

(Multiple Discussions)

Ms. Seay-Giles noted within in the two weeks prior to the public hearing, the town can check and see how the properties in question were acquired.

Mr. Cirbee asked for clarification on the stipulations in the contract, such as providing access to the utilities.

Ms. Seay-Giles explained in detail the parts of the contract in question.

Mayor Blunt noted this is a great opportunity. Hopes that the future council members and staff nurture the growth of the town, so it doesn't grow to fast.

(Multiple Discussions)

Mr. Leamon asked what the sale of all this property would do to our bond rate.

Ms. Seay-Giles stated the vacant property is more of a liability not an asset. Your bank account will increase and will become the asset for the bond rate.

(Multiple Discussions)

Mr. Leamon made a motion to postpone the vote on this resolution until after the public hearing on October 21st. Mr. Cirbee seconded the motion.

Mayor Blunt called for a roll call vote. Mr. Ey voted "aye," Mr. Leamon voted "aye," Mr. Cirbee voted "nay," Ms. Roberson voted "aye," Mr. Cirbee voted "aye," Ms. Schick voted "aye," and Mayor Blunt voted "aye".

The motion to postpone the vote on the approval of the Sales Contracts and Development Agreement of Real Town Owned Property passed with a unanimous vote of council members present.

Status Items

Dog Park

Mayor Blunt thanked all of the parties involved in the dog park, especially public works. There will be mulch for the bedding in the fenced areas, water faucet and public works is working on the parking.

Mr. Cirbee asked for Mayor Blunt to clarify the expense of the town's share of the dog park.

Mayor Blunt stated the fencing cost \$15,000 and not the \$30,000 that was originally discussed. Fundraising by Rivah Dogs will continue so improvements can continue at the dog park.

CARES Act

Ms. Okes reported on the submitted amounts for reimbursement to the county and the reimbursements received.

Citizen Input

Walter Kern, The Meadows noted that 55 years ago Bobby Duke Sr and himself initiated the Colonial Beach Youth Athletic, it is still running till this day. He commended the people who are stepping up to be part of the Parks and Recreation Advisory Commission.

Lisette Montalvo, Irving Ave expressed her concern on the appointees for the Parks and Recreation Advisory Commission.

David Williams, Irving Ave asked for clarification on the Parks and Recreation Advisory Commission. Are the meetings going to be opened to the public? Is the commission going to make recommendations on the use of property for parks?

Mr. Ey stated the use of property is under the planning commission. This commission is for upkeeping the parks, planning events and programs. The commission will be in charge of the maintenance and activities.

Dr. Caryn Self-Sullivan reported the Dog Park is not completed and is not open, so please refrain from going to the Dog Park. Also, lets remember during the election to not address concerns on social media and contact the source.

Tim Trivett, Westmoreland County Supervisor reported the county is addressing the CB Fire Department hazard pay out of the CARES Act funds. On October 12th, the Cooper Library will reopen. A Westmoreland County Deputy will check temperatures as people enter. It will be open Monday 9AM to 1PM, Thursday 1PM to 5PM and Saturday 9AM to 1PM. Mr. Bowman from VDOT will be coming to the next meeting to introduce their new engineer. Ms. Crooks, the Director of Social Services for Westmoreland County will also be attending the next council meeting to inform on what has been taking place in Social Services with offering services.

Mr. Trivett expressed his concern on the recent parasailer that tried to land on the beach.

Mr. Trivett further expressed his condolences on the recent passing of Kathy Flanagan.

Closed Meeting

Mr. Ey made a motion to go into closed meeting pursuant to Virginia Code §2.2-3711(A)(3), discussion and consideration of the disposition of publicly held real property, where discussion in an open meeting would adversely affect the bargaining position or negotiating strategy of the public body. Subject matter of the sale of town property AND pursuant to Virginia Code §2.2-3711(A)(8), consultation with legal counsel employed or retained by a public body regarding specific legal matters requiring the provision of legal advice by such counsel. Nothing in this subdivision shall be construed to permit the closure of a meeting merely because an attorney representing the public body is in attendance or is consulted on the matter. Subject being a contract for a consultant. Ms. Roberson seconded the motion.

Mayor Blunt called for a roll call vote. Mr. Ey voted “aye,” Mr. Leamon voted “aye,” Mr. Cirbee voted “nay,” Ms. Roberson voted “aye,” Mr. Cirbee voted “aye,” Ms. Schick voted “aye,” and Mayor Blunt voted “aye”.

At 8:08 p.m. council moved into closed session.

Reconvene

Mr. Ey made a motion to reconvene in open session. Mr. Leamon seconded the motion. Mayor Blunt called for a roll call vote. Mr. Ey vote “aye,” Mr. Leamon voted “aye,” Mr. Cirbee voted “aye,” Ms. Roberson voted “aye,” Ms. Schick voted “aye,” and Mayor Blunt voted “aye.”

At 8:32 p.m. Mayor Blunt reconvened the meeting.

Certification

Mr. Ey made a motion that Council certify that only those matters as were identified in the motion to go into closed meeting were heard, discussed or considered. Ms. Roberson seconded the motion.

Mr. Ey, Mr. Leamon, Mr. Cirbee, Ms. Roberson, Ms. Schick and Mayor Blunt all so certified.

All council members present certified that only those matters as were identified were heard, discussed or considered during Closed Meeting.

Adjournment/Recess

Mr. Leamon made a motion to adjourn the meeting. Mr. Ey seconded the motion.

Mayor Blunt called for a roll call vote. Mr. Ey voted “aye,” Mr. Leamon voted “aye,” Mr. Cirbee voted “aye,” Ms. Roberson voted “aye,” Ms. Schick voted “aye,” and Mayor Blunt voted “aye.”

At 8:33 p.m. Mayor Blunt adjourned the meeting.

Heather Oliver, Town Clerk