

COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
REGULAR MEETING
April 27, 2021

The Henrico County Board of Supervisors convened a regular meeting on Tuesday, April 27, 2021, at 7:00 p.m. in the Board Room, Administration Building, Henrico County Government Center, Parham and Hungary Spring Roads, Henrico County, Virginia.

Members of the Board Present:

Daniel J. Schmitt, Chairman, Brookland District
Patricia S. O'Bannon, Vice-Chairman, Tuckahoe District
Thomas M. Branin, Three Chopt District
Tyrone E. Nelson, Varina District
Frank J. Thornton, Fairfield District

Other Officials Present:

John A. Vithoukias, County Manager
J. T. (Tom) Tokarz, County Attorney
Tanya Brackett Harding, CMC, Assistant to the County Manager/Clerk to the Board
W. Brandon Hinton, Deputy County Manager for Administration
Monica Smith-Callahan, Deputy County Manager for Community Affairs
Anthony E. McDowell, Deputy County Manager for Public Safety
Cari Tretina, Assistant to the County Manager/Chief of Staff
Steve J. Yob, Deputy County Manager for Community Operations
Benjamin A. Sheppard, Director of Public Relations

Mr. Schmitt called the meeting to order at 7:01 p.m.

Jeanetta Lee, Chaplain for the Henrico Police Division, delivered the invocation.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved the April 13, 2021, Regular and Special Meeting Minutes.

The vote of the Board was as follows:

Yes: Schmitt, O'Bannon, Branin, Nelson, Thornton

No: None

MANAGER'S COMMENTS

Mr. Vithoukias recognized Rick Baber, Utility Superintendent II in the Department of Public Utilities, who has received the 2021 America Public Works Association Mid-Atlantic Chapter's Robert S. Hopson Leadership Service Award. The award recognizes a public works supervisor for outstanding service and meritorious achievement in local government

service. Mr. Baber previously worked in the Department of Public Works and now oversees the Springfield Road and Charles City Road Use Areas and Transfer Station.

Ben Sheppard, Director of Public Relations, updated the Board on the survey discussed at the Board's retreat in January. Public Relations will begin marketing the survey on the County's social media accounts and will launch it in May.

Tony McDowell, Deputy County Manager for Public Safety, gave the Board the bi-weekly COVID-19 update. Mr. McDowell discussed the current positivity rate, progress in vaccinating County residents, and future vaccination clinics.

BOARD OF SUPERVISORS' COMMENTS

There were no comments from the Board.

RECOGNITION OF NEWS MEDIA

There were no media representatives present.

PUBLIC HEARING ITEMS

- 115-21 Resolution - Approval of Issuance of Bonds by Suffolk Redevelopment and Housing Authority for Place One Apartments - Brookland District.

No one from the public spoke in opposition to this item.

Eric Leabough, Director of Community Revitalization, noted that the Board's approval would not create any financial obligations for County taxpayers.

On motion of Mrs. O'Bannon, seconded by Mr. Thornton, and by unanimous vote, the Board approved this item – see attached resolution.

- 116-21 Resolution - Signatory Authority - Quitclaim of Portions of Water Utility Easements - T-Mobile Call Center - Varina District.

No one from the public spoke in opposition to this item.

On motion of Mr. Nelson, seconded by Mr. Branin, and by unanimous vote, the Board approved this item – see attached resolution.

PUBLIC COMMENTS

There were no comments from the public.

GENERAL AGENDA

- 117-21 Resolution - Adopting the 2021 Henrico County Emergency Operations Plan.

On motion of Mrs. O'Bannon, seconded by Mr. Branin, and by unanimous vote, the Board approved this item – see attached resolution.

- 118-21 Resolution - Approval of Bon Secours Mercy Health, Inc. d/b/a Bon Secours Critical Care Transport to Operate a Medical Transport Service in Henrico County.

On motion of Mr. Branin, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

- 119-21 Resolution - Determination Required for Virginia Housing Financing of Woodman Road Apartments - Brookland District.

On motion Mrs. O'Bannon, seconded by Mr. Branin, and by unanimous vote, the Board approved this item – see attached resolution.

- 120-21 Resolution - Approval of Charter Amendments - Richmond Regional Planning District Commission.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

- 121-21 Resolution - Award of Contract - Dorey Park Baseball Field Improvements - Varina District.

On motion of Mr. Nelson, seconded by Mr. Branin, and by unanimous vote, the Board approved this item – see attached resolution.

- 122-21 Resolution - Acquisition of Easements - 5312 Richmond Henrico Turnpike - Fairfield District.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

- 123-21 Resolution - Acquisition of Right-of-Way and Easements - 5350 Richmond Henrico Turnpike and 5209 Wilkinson Road - Fairfield District.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

- 124-21 Resolution - Acquisition of Right-of-Way and Easements - 100 Azalea - Fairfield District.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

- 125-21 Introduction of Ordinance - To Amend and Reordain Subsections (c) and (d) of Section 17-58 Titled "Charges" of the Code of the County of Henrico, To Change Bimonthly Refuse Collection Fees.

On motion of Mrs. O'Bannon, seconded by Mr. Thornton, and by unanimous vote, the Board approved this item – see attached resolution.

126-21 Resolution - Award of Contract - Annual Easement Clearing Services.

On motion of Mrs. O'Bannon, seconded by Mr. Nelson, and by unanimous vote, the Board approved this item – see attached resolution.

127-21 Resolution - Award of Contract - Annual Valve and Fire Hydrant Maintenance Services.

On motion of Mrs. O'Bannon, seconded by Mr. Branin, and by unanimous vote, the Board approved this item – see attached resolution.

128-21 Resolution - SCADA System Replacement - Water Reclamation Facility - Varina District.

On motion of Mrs. O'Bannon, seconded by Mr. Nelson, and by unanimous vote, the Board approved this item – see attached resolution.

129-21 Resolution - Award of Contract - Engineering Design Services for Advanced Traffic Management System.

On motion of Mr. Branin, seconded by Mr. Nelson, and by unanimous vote, the Board approved this item – see attached resolution.

130-21 Resolution - Award of Contract - Woodman Road Extension Multi-Use Trail - Brookland and Fairfield Districts.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

131-21 Resolution - Second Amendment to Agreement with Virginia Department of Transportation - E. Laburnum Avenue Sidewalk and Drainage Improvements - Fairfield District.

On motion of Mr. Thornton, seconded by Mrs. O'Bannon, and by unanimous vote, the Board approved this item – see attached resolution.

132-21 Resolution - Award of Contract - Annual Stormwater Management Facility Maintenance Services.

On motion of Mr. Branin, seconded by Mr. Nelson, and by unanimous vote, the Board approved this item – see attached resolution.

133-21 Introduction of Ordinance - To Amend and Reordain Section 22-126 of the Code of the County of Henrico Titled "Weight limits for specific streets" to Restrict Through Truck Traffic on Miller Road between Willson Road and Darbytown Road - Varina District.

On motion of Mr. Nelson, seconded by Mr. Branin, and by unanimous vote, the Board approved this item – see attached resolution.

There being no further business, the meeting was adjourned at 7:56 p.m.

A handwritten signature in black ink, appearing to read "Daniel A. Schumacher", written over a horizontal line.

Chairman, Board of Supervisors
Henrico County, Virginia



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 115-21
Page No. 1 of 1

Agenda Title: RESOLUTION – Approval of Issuance of Bonds by Suffolk Redevelopment and Housing Authority for Place One Apartments – Brookland District

<p>For Clerk's Use Only:</p> <p>Date: <u>4/27/2021</u></p> <p><input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to: _____</p>	<p>BOARD OF SUPERVISORS ACTION</p> <p>Moved by (1) <u>O'Bannon</u> Seconded by (1) <u>Thornton</u> (2) _____ (2) _____</p> <p>REMARKS: APPROVED</p>	<table border="0"> <thead> <tr> <th></th> <th>YES</th> <th>NO</th> <th>OTHER</th> </tr> </thead> <tbody> <tr> <td>Branin, T.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>Nelson, T.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>O'Bannon, P.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>Schmitt, D.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>Thornton, F.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> </tbody> </table>		YES	NO	OTHER	Branin, T.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Nelson, T.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	O'Bannon, P.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Schmitt, D.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Thornton, F.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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After holding advertised public hearings on April 27, 2021, the Board of Supervisors approved the attached resolution.

Comments: This resolution has been requested by Place One Preservation Limited Partnership, the proposed purchaser of Place One Apartments.

By Agency Head [Signature] By County Manager [Signature]

Routing: _____

Copy to: _____

Certified: [Signature]
A Copy Teste: _____
Clerk, Board of Supervisors

Date: _____

**RESOLUTION – APPROVAL OF ISSUANCE OF BONDS
BY THE SUFFOLK REDEVELOPMENT AND HOUSING AUTHORITY
FOR THE PLACE ONE APARTMENTS – BROOKLAND DISTRICT**

WHEREAS, the Board of Supervisors of Henrico County, Virginia (the “Board”), is the governing body of Henrico County, Virginia (the “County”); and

WHEREAS, Place One Apartments (the “Apartments”), located at 4222 Almore Avenue in the Brookland District of the County, is an approximately 114-unit, multifamily housing development which qualifies as a “qualified residential rental project” within the meaning of Section 142(d) of the Internal Revenue Code of 1986, as amended (the “Code”); and

WHEREAS, the proposed purchaser of the Apartments, Place One Preservation Limited Partnership, a Virginia limited partnership (the “Purchaser”), has a contract pursuant to which it will acquire and rehabilitate the Apartments; and

WHEREAS, the Purchaser will spend approximately \$55,221 per unit on labor and materials to improve the safety and living conditions at the Apartments with upgrades or replacements of the Apartments’ building system and components, including, without limitation, fire safety improvements, carbon monoxide detection devices, playground upgrades, landscaping upgrades, exterior lighting upgrades, kitchen and bathroom upgrades, roof upgrades and fencing improvements; and

WHEREAS, in accordance with federal tax law which fosters private investments in affordable housing, the Purchaser wishes to access private funds from the capital markets through the sale of tax-exempt bonds in an aggregate amount not to exceed \$18,000,000 (the “Bonds”) to finance a portion of the costs of the purchase and rehabilitation of the Apartments (collectively, the “Project”); and

WHEREAS, in order to accomplish this, the Purchaser has sought assistance from the Suffolk Redevelopment and Housing Authority (the “Authority”), as the County does not have a redevelopment and housing authority organized pursuant to the Virginia Housing Authorities Law, Chapter 1, Title 36 of the Code of Virginia of 1950, as amended (the “Act”); and

WHEREAS, the Authority held a public hearing on November 24, 2020, on the issuance of revenue bonds to assist in financing the Project and adopted a resolution on the same date agreeing to issue its bonds for such purpose, subject to, among other requirements, approval by the Board as required by Section 36-23 of the Act; and

WHEREAS, the Suffolk City Council adopted a resolution approving the issuance of the bonds on January 20, 2021; and

WHEREAS, Section 36-23 of the Act authorizes the Authority to provide financing assistance for multi-family residential housing developments in the County, provided the Board, after holding an advertised public hearing on the matter, adopts a resolution which declares a need for the Authority to exercise its powers within the County; and

WHEREAS, Section 36-23 of the Act requires further that before the Authority may issue bonds to assist with the Project, the consent must be obtained from any other housing authority with bonds outstanding on a project in the County; and

WHEREAS, each of the Harrisonburg Redevelopment and Housing Authority (the "Harrisonburg Authority") and the Richmond Redevelopment and Housing Authority (the "Richmond Authority") has bonds outstanding to assist in financing in the County, and, at the request of the Authority, each of the Harrisonburg Authority and the Richmond Authority expressed its consent to the issuance by the Authority of bonds to assist with the Project; and

WHEREAS, certified copies of the resolutions of the Authority and Suffolk City Council have been filed with the County evidencing the actions taken by the respective bodies; and

WHEREAS, the Board has held an advertised public hearing on April 27, 2021, regarding the need for the Authority to exercise its powers in the County as required by Section 36-23 of the Act following notice of such hearing in the form attached hereto as Exhibit A, published in a newspaper of general circulation within the County at least ten (10) days prior to the date set for such hearing as required by Section 36-23 of the Act; and

WHEREAS, the Board has held an additional, concurrent public hearing on April 27, 2021, on the Apartments and the issuance of the Bonds as required by Section 15.2-4906 of the Code of Virginia of 1950, as amended (the "Virginia Code"), and Section 147(f) of the Code, following notice of such hearing in the form attached hereto as Exhibit B, published in a newspaper of general circulation within the County (i) at least fourteen (14) days prior to the date set for such hearing as required by the applicable public hearing requirements of the Code and (ii) once a week for two successive weeks with the second advertisement published at least six (6) but not more than (21) days before the date set for such hearing, as required by Section 15.2-4906 of the Virginia Code; and

WHEREAS, a fiscal impact statement complying with the requirements of Section 15.2-4907 of the Virginia Code relating to the Apartments has been filed with the Board; and

WHEREAS, the County and the Purchaser have negotiated the Agreement and Memorandum of Understanding, in substantially the form attached hereto as Exhibit C (the "Agreement"), that creates certain operational and maintenance standards for the Project; and

WHEREAS, the advertised public hearings provided opportunities for interested persons to be heard, for the expressions of opinion, for arguments on the merits, and for the introduction of documentary evidence pertinent to the proposed issuance of the Bonds and the Authority's exercise of its powers in the County.

NOW THEREFORE BE IT RESOLVED by the Board of Supervisors of Henrico County, Virginia, as follows:

1. The Board acknowledges that with the assistance of the Authority through the issuance of its tax-exempt bonds, the financing would enable the aforementioned safety improvements to be implemented and the safety of the tenants at the Apartments and the

surrounding environs of the County would consequently be improved insofar as the improvements would be made with the proceeds of the Bonds, and therefore the Board hereby declares that there is a need for the Authority to exercise its powers within the County.

2. The Board finds, as required by Section 36-23 of the Act, that the dwelling accommodations available to the persons in the Apartments could be significantly improved and made substantially safer if the Authority exercises its powers within the territorial boundaries of the County.

3. The Board makes the appropriate findings as required by Section 36-23 of the Act, acknowledges the consent provided by the Harrisonburg Authority and the Richmond Authority, and approves the issuance of the Bonds by the Authority for the Apartments, as required by Section 147(f) of the Code and Section 15.2-4906 of the Virginia Code.

4. The Board approves the Agreement in substantially the form attached hereto as Exhibit C.

5. The Board's approval of this resolution is contingent upon immediate execution of the Agreement.

6. This approval does not constitute an endorsement to prospective purchasers of the Bonds or of the creditworthiness of the Apartments, the Project or the Purchaser.

7. The issuance of the Bonds shall not create a debt or pledge of the full faith and credit of the Commonwealth of Virginia, the County, the City of Suffolk, Virginia, or the Authority.

8. This resolution applies exclusively to the Project. Nothing contained herein shall be construed to authorize or permit the Authority to exercise its powers or engage in any other project financing except as authorized by this resolution.

9. This resolution will take effect immediately upon its adoption and will remain in effect for a period of one year from the date of its adoption.

EXHIBIT A

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Board of Supervisors of Henrico County, Virginia (the "County Board") will hold a public hearing pursuant to Section 36-23 of the Code of Virginia of 1950, as amended, to determine whether dwelling accommodations in the County can be made substantially safer through the exercise by the Suffolk Redevelopment and Housing Authority of its powers to issue tax-exempt bonds for the benefit of facilities located within the territorial boundaries of Henrico County. The public hearing, which may be continued or adjourned, will be held at 7:00 p.m. on Tuesday, April 27, 2021, before the County Board in the Board room at the Henrico Western Government Center at 4301 E. Parham Road, Henrico, Virginia 23228.

The public hearing will provide an opportunity for interested persons to be heard and communications and writings to be received and considered. Anyone may attend the meeting in person and express an opinion on the issuance of the bonds. In addition, anyone may be heard remotely during the meeting by phone or through the internet by completing and submitting the signup form in advance of the meeting. The signup form is available at <https://henrico.us/services/citizen-participation-registration/>. Alternatively, anyone may submit written comments in advance of the meeting by email to har66@henrico.us, through the County's webpage listed above, or by regular mail to Clerk, Henrico County Board of Supervisors, P.O. Box 90775, Henrico, VA 23273-0775. Any written comments received in advance of the meeting will be provided to the Board of Supervisors before the hearing and included in the record of the hearing. The hearing shall provide the fullest opportunity for the expression of opinion, for argument on the merits, and for the introduction of documentary evidence pertinent to the issuance of the proposed private activity bonds.

CLERK OF THE BOARD OF SUPERVISORS OF
HENRICO COUNTY, VIRGINIA

EXHIBIT B

**NOTICE OF PUBLIC HEARING BEFORE THE
BOARD OF SUPERVISORS OF HENRICO COUNTY, VIRGINIA
ON PROPOSED PRIVATE ACTIVITY BOND FINANCING FOR
PLACE ONE PRESERVATION LIMITED PARTNERSHIP**

Notice is hereby given that the Board of Supervisors of Henrico County, Virginia (the "County Board") will hold a public hearing on the request of Place One Preservation Limited Partnership, a Virginia limited partnership (the "Borrower"), whose address is 21515 Hawthorne Blvd, Suite 150, Torrance, California 90503, for the issuance by the Suffolk Redevelopment and Housing Authority (the "Authority") of up to \$18,000,000 of its revenue bonds to finance or refinance a portion of the cost of acquiring, constructing, renovating, rehabilitating and equipping a multifamily residential rental housing project consisting of nine three-story buildings containing approximately 114 units and related facilities known as Place One Apartments (the "Project") located on approximately 8.33 acres of land at 4222 Almora Avenue in the County of Henrico, Virginia. The Project will meet the requirements of a qualified residential rental project within the meaning of Section 142(d) of the Internal Revenue Code of 1986, as amended. The Project will be owned by the Borrower or an entity affiliated with and controlled by or under common ownership with the Borrower. The public hearing, which may be continued or adjourned, will be held at 7:00 p.m. on Tuesday, April 27, 2021, before the County Board in the Board room at the Henrico Western Government Center at 4301 E. Parham Road, Henrico, Virginia 23228.

The proposed private activity bonds will not pledge the credit or the taxing power of the Commonwealth of Virginia, the City of Suffolk, Virginia, the County of Henrico, Virginia, or the Authority but will be payable solely from the revenues derived from the Borrower and pledged therefor.

The public hearing will provide an opportunity for interested persons to be heard and communications and writings to be received and considered. Anyone may attend the meeting in person and express an opinion on the issuance of the bonds. In addition, anyone may be heard remotely during the meeting by phone or through the internet by completing and submitting the signup form in advance of the meeting. The signup form is available at <https://henrico.us/services/citizen-participation-registration/>. Alternatively, anyone may submit written comments in advance of the meeting by email to har66@henrico.us, through the County's webpage listed above, or by regular mail to Clerk, Henrico County Board of Supervisors, P.O. Box 90775, Henrico, VA 23273-0775. Any written comments received in advance of the meeting will be provided to the Board of Supervisors before the hearing and included in the record of the hearing. The hearing shall provide the fullest opportunity for the expression of opinion, for argument on the merits, and for the introduction of documentary evidence pertinent to the issuance of the proposed private activity bonds.

**CLERK OF THE BOARD OF SUPERVISORS OF
HENRICO COUNTY, VIRGINIA**

EXHIBIT C

MEMORANDUM OF UNDERSTANDING

Attached.

AGREEMENT AND MEMORANDUM OF UNDERSTANDING

This Agreement and Memorandum of Understanding (the "MOU") is made and entered into effective as of January 26, 2021 (the "Effective Date"), by and between Henrico County, Virginia (the "County") and Place One Preservation Limited Partnership (the "Owner") (collectively, the "Parties").

RECITALS

- A. The Owner is the purchaser of certain improved real property in Henrico County, Commonwealth of Virginia, consisting of an apartment community commonly known as Place One Apartments (comprised of one-hundred-fourteen (114) apartment units) having an address of 4222 Almora Avenue, Henrico, VA 23228 described generally in Exhibit A (the "Property").
- B. The Property is subject to a Housing Assistance Payments Contract pursuant to the United States Housing Act of 1937, 42 U.S.C. 1437 and the Department of Housing and Urban Development Act, 42 U.S.C. 3531.
- C. The Owner intends to pursue tax-exempt bond financing and tax credit equity to fund rehabilitation improvements to the Property (the "Financing").
- D. The Owner has obtained an inducement resolution from the Suffolk Redevelopment and Housing Authority for the issuance of its bonds in an amount not to exceed \$18,000,000 to finance the rehabilitation improvements contemplated for the Property.
- E. The Owner requests the Henrico County Board of Supervisors to adopt a resolution on April 27, 2021, authorizing the Suffolk Redevelopment and Housing Authority to issue bonds to finance the rehabilitation. A copy of the resolution to be presented is attached to this MOU as Exhibit B.
- F. In consideration of the adoption of the resolution by the Henrico County Board of Supervisors, this MOU is intended to outline for the County the commitment of the Owner upon the closing of the Financing to undertake certain rehabilitation improvements to the Property and other commitments outlined here.

UNDERSTANDING AND AGREEMENT

- 1. Defined Terms. All terms not otherwise defined herein shall have the meanings set forth below.
 - 1.1. "HUD" shall mean the United States Department of Housing and Urban Development.
 - 1.2. "Lender" shall mean the financial institution, bank, investor group or other funding source

that provides financing to the Owner.

1.3. "Project" shall mean the acquisition and rehabilitation of the Property, together with the Financing of such activities.

1.4. "VH" shall mean Virginia Housing.

2. Term. This MOU shall have a term of fifteen (15) years from the Effective Date and shall be binding on subsequent owners, except to a foreclosing lender or assignee of a foreclosing lender, of the Property (and any portion of the Property).
3. Condition of Property. The Owner shall maintain the Property in a decent, safe, and sanitary manner in accordance with the applicable standards of HUD and state and local laws. The Owner shall provide to the County through the County Manager or his designee a copy of any physical inspection report undertaken by HUD, at the reasonable request of the County. Further, the Owner agrees to use its best efforts to cure any health and safety deficiency identified in such report or identified by a County building inspector, within ten (10) business days of receiving written notice of the deficiency, or, if such deficiency cannot be reasonably cured in such ten (10) business day period, such longer period as may be necessary to address such deficiency provided that Owner is diligently pursuing cure of such deficiency. If the deficiency presents an imminent threat to the safety of residents requiring curing in less than ten (10) business days, then the Owner agrees to use its best efforts to cure the deficiency as soon as reasonably possible. The Owner shall also allow County officials and employees to inspect the Property as provided in Paragraph 10 of this MOU.
4. Improvements. As part of the Project, the Owner agrees to complete, at a minimum, the actions listed in the rehabilitation scope per Exhibit C (the "Improvements Scope"). All such improvements shall be completed within twenty-four (24) months from the closing of the Financing.
5. Minimum Investment for Site Improvements. As part of the Project, the Owner agrees to obtain site plan approval for all new site improvements for which approval is required by the County and approval to transfer the existing plan of development. Owner agrees to work in good faith to address any reasonable requests made by the County that fall outside the site plan approval process.
6. Property Maintenance Reserve Fund. The Financing will include the establishment of a replacement reserve account to assist in the funding of required repairs and be made available to the Project in accordance with Lender requirements.
7. Mitigation of Displacement of Residents. The Owner agrees to take all reasonable steps to

mitigate the displacement of current residents during and subsequent to completion of the Project in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (49 USC 4601 *et seq.*). In the event tenants are required to relocate temporarily because of the Project, such relocation shall not exceed twelve (12) months and all reasonable efforts shall be made to limit the relocation to fourteen (14) days, except for units being retrofitted for accessibility standards. During the relocation period, Owner shall reimburse tenants for (1) the actual cost incurred in moving to and from the Property for relocation purposes; and (2) any increased housing and utility costs at the temporary housing location. Owner shall also provide notice and advisory services in the event temporary relocation is required, including but not limited to: (1) advance written notice of the date and approximate duration of the temporary relocation; (2) the address of the suitable, decent, safe, and sanitary dwelling to be made available for the temporary period; and (3) terms and conditions under which the tenant may lease and occupy a decent, safe, and sanitary dwelling at the Property upon completion of the Project.

8. Meetings. The Parties, or Owner's Property Management designee (the "Property Manager"), including at least one (1) representative from the County Police Division and other such representatives as may be designated by the County, will meet annually, and additionally whenever reasonably requested by the County, to discuss the physical and social conditions of the Property and to assess compliance with the provisions of this MOU. In assessing compliance with the terms of this MOU, the Owner agrees to make available upon reasonable request by the County such work orders or other records that show Owner's compliance with the provisions of this MOU.
9. Cooperation with Local Law Enforcement. The Owner, through coordination with its Property Manager, shall work in concert with local law enforcement agencies and actively participate in any programs recommended by such agencies to reduce and prevent crime and to ensure the safety and well-being of all residents at the Property. Such work shall include, without limitation, establishment of a Neighborhood Watch program for the Property. Additionally, Owner shall develop and enforce no-trespassing and barring policies for individuals convicted of trespassing or serious crimes that would warrant barring from the Property. Owner shall further execute a no-trespassing enforcement agreement with the Henrico Police Division.
10. Inspection by County Employees. On a semi-annual basis, the Owner agrees to allow County employees to access the Property, including, upon seven (7) days written notice to the residents thereof, the interior of housing units, and any other onsite facilities, to ensure compliance with this MOU and with federal, state, and local laws and regulations associated with the condition of the property. Such inspectors shall be accompanied by Owner or Property Manager employees. Such inspections may include up to ten (10) percent of the apartment units. The Owner agrees to cooperate with the County to obtain the permission of individual residents necessary to fulfill this requirement. Any access to such units shall be consistent with due process and privacy rights available to such individuals. The Owner further agrees to cure any health and safety deficiency identified by County employees within ten (10) business days of receiving notice of the deficiency, or, if such deficiency cannot be reasonably addressed in such

ten (10) business day period, such longer period as may be necessary to cure such deficiency, provided that the Owner is diligently pursuing cure of such deficiency. If the deficiency presents an imminent threat to the safety of the residents requiring curing in less than ten (10) business days, then the Owner agrees to use its best efforts to cure the deficiency as soon as reasonably possible.

11. On-Site Property Manager. The Owner shall ensure that its Property Manager will maintain an employee on site during regular business hours at the Property, and a management employee shall be identified who will serve as a primary point of contact for the County, and emergency management support in the form of access to a Property Manager Employee is available twenty-four (24) hours a day, seven (7) days per week.
12. Background Checks. The Owner shall conduct all required background checks on prospective tenants in accordance with fair housing, state, and local laws and abide by all legal restrictions concerning prospective residents' criminal backgrounds.
13. Consequences of Breach. In the event of a breach by the Owner of any of the terms of this MOU, and upon Owner's receipt of written notice of the breach from the County, the Owner shall have ten (10) business days to cure the breach to the reasonable satisfaction of the County or, if such breach cannot be reasonably cured in such ten (10) business day period, such longer period as may be necessary to address such breach provided that Owner is diligently pursuing cure of such breach. If the breach presents an imminent threat to the safety of residents requiring curing in less than ten (10) business days, then the Owner agrees to use its best efforts to cure the deficiency as soon as reasonably possible. The cure of any breach made or tendered by any Lender and/or limited partner of the Owner shall be deemed to be a cure by the Owner and shall be accepted or rejected on the same basis as if made or tendered by the Owner. If the breach is not so cured beyond any cure periods, the County may take any action at law or in equity, including seeking specific performance, to cause a cure of such breach.
14. Amendments. This MOU may be amended only by the written agreement of the Parties.
15. Notices. Notices to any party shall be sent to the addresses of that party set forth below. Any party may require notices to be sent to a different address by giving notice thereof to the other party. All notices or other communication required or permitted hereunder shall be in writing, and shall be deemed to have been given on (i) the third day after deposit in the United States mail, postage prepaid, (ii) the first day after deposit with Federal Express or similar overnight delivery services, or (iii) the date of delivery, if delivered personally.

Owner:
Place One Preservation Limited Partnership
c/o Preservation Partners Development
21515 Hawthorne Blvd., Suite 150
Torrance, CA 90503
Attention: William E. Szymczak

County:
Henrico County Attorney's Office
Post Office Box 90775
Henrico, Virginia 23273-0775

16. No Opposition to Owner Tax Credit Allocation Request. The County hereby agrees that it will not oppose the Owner's application for Affordable Housing tax credits that will be submitted to VH in connection with the Project. Owner agrees to provide the County an electronic copy of the low-income housing tax-credit application and the bond financing application submitted to the Suffolk Redevelopment and Housing Authority for the Project.

17. Compliance by Owner with HUD, VH and Lender Requirements. The County agrees that compliance by the Owner with the provisions of this MOU is not intended to, and does not, supersede or conflict with any HUD, VH, and Lender requirements regarding the Project or the Owner's responsibilities described herein. Therefore, the Parties agree to interpret and apply this MOU in a manner that will not require the Owner to undertake anything that is prohibited by any HUD, VH, or Lender requirements.

18. Transfer of Property and Assumption of this MOU by Successors and Assigns. Throughout the term of this MOU, the Owner shall provide written notice of any proposed sale or assignment of its ownership rights in the Property to any third party or affiliate at least ten (10) business days prior to the consummation of such transaction. Owner hereby covenants and agrees that any third party or affiliate that acquires all or any portion of its ownership interest in the Property shall be required, as a condition precedent to the transfer of the Property to such purchaser, to assume in writing all the obligations and responsibilities of the Owner to the County in accordance with this MOU throughout its term. The notice of any such sale or transfer of the Property shall include a copy, in substantially final form, of the purchase and sale agreement by which the Property is to be sold that includes a provision or a separate assignment agreement whereby the purchaser expressly assumes and agrees to the terms of this MOU. This provision shall not apply to a foreclosing lender or assignee of a foreclosing lender.

As evidenced by the signature below of their authorized representative, the Owner and the County hereby agree to the terms of this MOU.

SIGNATURE PAGE TO FOLLOW

COUNTY:

HENRICO COUNTY, VIRGINIA

By: _____
Name: John Vithoukias
Its: Henrico County Manager

COMMONWEALTH OF VIRGINIA

COUNTY OF HENRICO to-wit:

I, the undersigned, a Notary Public in and for the jurisdiction aforesaid, do hereby certify that John Vithoukias, whose name is signed to the foregoing Agreement and Memorandum of Understanding, has acknowledged the same before me in my jurisdiction aforesaid and sworn the information is accurate to the best of his knowledge and belief.

Given under my hand this __ day of April, 2021.

Notary Public

My commission expires: _____

Commission number: _____

OWNER:
**PLACE ONE PRESERVATION LIMITED
PARTNERSHIP, a Virginia limited partnership**

By:

By: _____
Name: William E. Szymzak
Its: Manager

STATE OF _____
COUNTY/CITY OF _____ to-wit:

I, the undersigned, a Notary Public in and for the jurisdiction aforesaid, do hereby certify that _____, whose name is signed to the foregoing Agreement and Memorandum of Understanding, has acknowledged the same before me in my jurisdiction aforesaid and sworn the information is accurate to the best of his knowledge and belief.

Given under my hand this __ day of April, 2021.

Notary Public

My commission expires: _____

Commission number: _____

EXHIBIT A
Property Legal Description (attached)

Place One Apartments, Henrico, VA

Legal Description

ALL those certain lots, pieces or parcels of land, with all improvements thereon, lying and being in the County of Henrico, Virginia, containing 8.33 acres, all as shown on a certain plat entitled, "RESUBDIVISION OF PLACE ONE", prepared by A.G. Harocopos & Associates, P.C., dated October 7, 1977, which said plat is duly recorded in the Clerk's Office of said County in Plat Book 65 at page 72; to which plat reference is hereby made for a more particular description of the property hereby conveyed and being shown thereon as follows:

BEGINNING at a rod in the northern line of Almora Avenue, at a point thereon in the northwestern intersection of Almora Avenue and Portland Road; thence N 82 degrees 57' 45" W 539.87 feet to a rod in the northern line of Almora Avenue; thence along a curve to the north having a length of 23.88 feet, a radius of 15.00 feet and a tangent of 15.33 feet to a rod in the eastern line of Beth Road; thence N 08 degrees 16' 15" E 119.67 feet to a rod; thence N 8 degrees 20' 21" E 229.72 feet to a rod; thence N 77 degrees 53' 09" W 39.14 feet to a rod; thence N 07 degrees 57' 11" E 306.79 feet to a rod; thence S 85 degrees 15' 28" E 555.66 feet to a rod in the western line of Portland Road; thence along the western line of Portland Road S 03 degrees 36' 03" W 334.32 feet to a rod; thence N 84 degrees 45' 13" W 100.03 feet to a rod; thence S 03 degrees 33' 23" W 225.67 feet to a rod; thence S 82 degrees 57' 45" E 100.00 feet to a stone in the western line of Portland Road; thence S 03 degrees 36' 03" W 119.31 feet to a rod; thence along the curve to the west at the northwestern intersection of Portland Road and Almora Avenue, a length of 24.46 feet, a radius of 15.00 feet and a tangent of 15.93 feet to the point and place of beginning.

EXHIBIT B
Form of Board of Supervisors Resolution (attached)

**RESOLUTION – APPROVAL OF ISSUANCE OF BONDS
BY THE SUFFOLK REDEVELOPMENT AND HOUSING AUTHORITY
FOR THE PLACE ONE APARTMENTS – BROOKLAND DISTRICT**

WHEREAS, the Board of Supervisors of Henrico County, Virginia (the “Board”), is the governing body of Henrico County, Virginia (the “County”); and

WHEREAS, Place One Apartments (the “Apartments”), located at 4222 Almore Avenue in the Brookland District of the County, is an approximately 114-unit, multifamily housing development which qualifies as a “qualified residential rental project” within the meaning of Section 142(d) of the Internal Revenue Code of 1986, as amended (the “Code”); and

WHEREAS, the proposed purchaser of the Apartments, Place One Preservation Limited Partnership, a Virginia limited partnership (the “Purchaser”), has a contract pursuant to which it will acquire and rehabilitate the Apartments; and

WHEREAS, the Purchaser will spend approximately \$55,221 per unit on labor and materials to improve the safety and living conditions at the Apartments with upgrades or replacements of the Apartments’ building system and components, including, without limitation, fire safety improvements, carbon monoxide detection devices, playground upgrades, landscaping upgrades, exterior lighting upgrades, kitchen and bathroom upgrades, roof upgrades and fencing improvements; and

WHEREAS, in accordance with federal tax law which fosters private investments in affordable housing, the Purchaser wishes to access private funds from the capital markets through the sale of tax-exempt bonds in an aggregate amount not to exceed \$18,000,000 (the “Bonds”) to finance a portion of the costs of the purchase and rehabilitation of the Apartments (collectively, the “Project”); and

WHEREAS, in order to accomplish this, the Purchaser has sought assistance from the Suffolk Redevelopment and Housing Authority (the “Authority”), as the County does not have a redevelopment and housing authority organized pursuant to the Virginia Housing Authorities Law, Chapter 1, Title 36 of the Code of Virginia of 1950, as amended (the “Act”); and

WHEREAS, the Authority held a public hearing on November 24, 2020, on the issuance of revenue bonds to assist in financing the Project and adopted a resolution on the same date agreeing to issue its bonds for such purpose, subject to, among other requirements, approval by the Board as required by Section 36-23 of the Act; and

WHEREAS, the Suffolk City Council adopted a resolution approving the issuance of the bonds on January 20, 2021; and

WHEREAS, Section 36-23 of the Act authorizes the Authority to provide financing assistance for multi-family residential housing developments in the County, provided the Board, after holding an advertised public hearing on the matter, adopts a resolution which declares a need for the Authority to exercise its powers within the County; and

WHEREAS, Section 36-23 of the Act requires further that before the Authority may issue bonds to assist with the Project, the consent must be obtained from any other housing authority with bonds outstanding on a project in the County; and

WHEREAS, each of the Harrisonburg Redevelopment and Housing Authority (the "Harrisonburg Authority") and the Richmond Redevelopment and Housing Authority (the "Richmond Authority") has bonds outstanding to assist in financing in the County, and, at the request of the Authority, each of the Harrisonburg Authority and the Richmond Authority expressed its consent to the issuance by the Authority of bonds to assist with the Project; and

WHEREAS, certified copies of the resolutions of the Authority and Suffolk City Council have been filed with the County evidencing the actions taken by the respective bodies; and

WHEREAS, the Board has held an advertised public hearing on April 27, 2021, regarding the need for the Authority to exercise its powers in the County as required by Section 36-23 of the Act following notice of such hearing in the form attached hereto as Exhibit A, published in a newspaper of general circulation within the County at least ten (10) days prior to the date set for such hearing as required by Section 36-23 of the Act; and

WHEREAS, the Board has held an additional, concurrent public hearing on April 27, 2021, on the Apartments and the issuance of the Bonds as required by Section 15.2-4906 of the Code of Virginia of 1950, as amended (the "Virginia Code"), and Section 147(f) of the Code, following notice of such hearing in the form attached hereto as Exhibit B, published in a newspaper of general circulation within the County (i) at least fourteen (14) days prior to the date set for such hearing as required by the applicable public hearing requirements of the Code and (ii) once a week for two successive weeks with the second advertisement published at least six (6) but not more than (21) days before the date set for such hearing, as required by Section 15.2-4906 of the Virginia Code; and

WHEREAS, a fiscal impact statement complying with the requirements of Section 15.2-4907 of the Virginia Code relating to the Apartments has been filed with the Board; and

WHEREAS, the County and the Purchaser have negotiated the Agreement and Memorandum of Understanding, in substantially the form attached hereto as Exhibit C (the "Agreement"), that creates certain operational and maintenance standards for the Project; and

WHEREAS, the advertised public hearings provided opportunities for interested persons to be heard, for the expressions of opinion, for arguments on the merits, and for the introduction of documentary evidence pertinent to the proposed issuance of the Bonds and the Authority's exercise of its powers in the County.

NOW THEREFORE BE IT RESOLVED by the Board of Supervisors of Henrico County, Virginia, as follows:

1. The Board acknowledges that with the assistance of the Authority through the issuance of its tax-exempt bonds, the financing would enable the aforementioned safety improvements to be implemented and the safety of the tenants at the Apartments and the

surrounding environs of the County would consequently be improved insofar as the improvements would be made with the proceeds of the Bonds, and therefore the Board hereby declares that there is a need for the Authority to exercise its powers within the County.

2. The Board finds, as required by Section 36-23 of the Act, that the dwelling accommodations available to the persons in the Apartments could be significantly improved and made substantially safer if the Authority exercises its powers within the territorial boundaries of the County.

3. The Board makes the appropriate findings as required by Section 36-23 of the Act, acknowledges the consent provided by the Harrisonburg Authority and the Richmond Authority, and approves the issuance of the Bonds by the Authority for the Apartments, as required by Section 147(f) of the Code and Section 15.2-4906 of the Virginia Code.

4. The Board approves the Agreement in substantially the form attached hereto as Exhibit C.

5. The Board's approval of this resolution is contingent upon immediate execution of the Agreement.

6. This approval does not constitute an endorsement to prospective purchasers of the Bonds or of the creditworthiness of the Apartments, the Project or the Purchaser.

7. The issuance of the Bonds shall not create a debt or pledge of the full faith and credit of the Commonwealth of Virginia, the County, the City of Suffolk, Virginia, or the Authority.

8. This resolution applies exclusively to the Project. Nothing contained herein shall be construed to authorize or permit the Authority to exercise its powers or engage in any other project financing except as authorized by this resolution.

9. This resolution will take effect immediately upon its adoption and will remain in effect for a period of one year from the date of its adoption.

EXHIBIT C

Improvements Scope (attached)

Exhibit C – Improvements Scope

Complex Name: Place One Apartments

Address: 4222 Almora Ave

1) Site Improvements

- a. Repair and replace site handrails as needed.
- b. Replace playground surface in accordance with CPSC standards.
- c. Landscaping Upgrades and Tree Trimming
 - i. Landscaping improvements will be made in compliance with the Plan of Development approved by the County.
 - ii. Activities will include removal of dead trees and care for mature trees; revegetating common area with grass to assist in the absorption of storm water and prevent erosion.
 - iii. Replace any dead or missing plantings and refresh planting beds with revised landscaping plan.
 - iv. Parking areas will include peripheral landscaping consisting of 1 tree per 40-feet where parking areas abut adjoining streets, and 1 tree per 50-feet where parking areas abut adjoining properties.
 - v. Parking areas will include internal landscaping equal to one tree in each landscape island.
 - vi. Replacement trees must be a minimum of 2.5-inch caliper at time of planting. Planning staff must approve tree species and specification with administrative POD landscape plan.
 - vii. A revised POD landscape plan must be submitted for administrative review and approval.
 - viii. Zoysia grass or another hardy grass will be used to replace lawns in high traffic areas.
 - ix. Large trees located on the Property will be limbed to ensure that site lighting, security cameras, and the areas covered by the lighting and cameras remain unobscured by tree limbs (i.e., at least 15 feet from the ground). Limbs shall be no closer than 10 feet to any structure. Areas recommended for tree trimming include areas north of buildings possessing addresses 4266– 4298 Sprenkle Lane, the central courtyards and breezeways, and the trees along Almora Avenue.
 - x. Smaller trees will be limbed a minimum of 4 feet from the ground.
 - xi. Foundation plantings and shrubs will be maintained at 2-1/2 to 3 feet in height.
 - xii. The owner will ensure there are no conflicts between site lighting, camera views, and landscaping.
 - xiii. The yellow line on the diagram (shown below) shows the area for limbing. This would allow building mounted lights to spill into the common areas after dark while keeping the canopy in place for shade during the day.



- xiv. Cut Leyland Cypress trees overhanging Almora Ave to allow better parking along curb.
- xv. Dead trees and/or vegetation will be replaced within 30 days unless outside of the standard planting season, in which case the 30-day timeframe will begin at the beginning of the planting season.

Exhibit C – Improvements Scope

- xvi. Replaced HVAC units must be screened. New HVAC units are generally larger than existing units to function more efficiently. Existing lattice screens will be replaced. Screen framing must be PVC or treated wood.
 - xvii. Exterior outlets must be on gfcı protected circuits.
 - xviii. Replace dumpster enclosures with ADA accessible enclosures. Screen fencing must be 8-feet in height and opaque and have opaque gates. Chain link fencing with slats are not acceptable for screening.
- d. Drainage
- i. Evaluate existing site drainage and develop a comprehensive plan to address drainage issues. As indicated above, land disturbance exceeding 2,500 square feet will require submission of an administrative POD for review and approval.
 - ii. Downspouts will be relocated to prevent water from draining onto the walkways.
 - iii. Downspouts to connect to underground storm line when discharging on grades steeper than 20% or less than 1%; splash blocks will be placed below downspouts when downspouts are not connected to underground drains.
 - iv. Regrading to resolve drainage issue between buildings 5 & 6 by installing new yard drains tying into the drop inlets in the courtyard along with regrading areas in front of the buildings.
- e. Stormwater management
- i. Smaller drainage inlets will be jetted as needed.
 - ii. Any grading in excess 2,500-square foot of land disturbance or in the 100-year floodplain will require an administrative Plan of Development (POD) grading plan including an Erosion and Sediment Control Plan must be submitted for review and approval. An E&S (performance) bond and agreement will also be required.
- f. In accordance with Virginia Housing’s 2020 Minimum Design and Construction Requirements, grading around buildings will be done to provide positive slope not to exceed the finish floor elevation nor be within 6” of the bottom of the siding.
- i. Identify areas that require grading to drain water away from buildings and areas where adjoining grades are higher than finished floor of buildings.
 - ii. Provide a minimum distance of 6 inches between finished grade or mulch beds, and the bottom of siding and windowsills.
 - iii. Provide a minimum of 5% slope away from foundation walls, for a minimum distance of 10 feet.
 - iv. Provide alternate solutions acceptable to Henrico when required grades, slopes, or other site conditions make the above requirements infeasible.
 - v. Accessible units had area from sidewalk to houses graded towards houses.
- g. Sewer service
- i. Sanitary sewer is private, so it is the Owner’s responsibility to maintain all onsite sanitary laterals as well as sanitary sewer mains and manholes.
 - ii. Storm and sewer lines shall be inspected using a CCTV camera, jetted clear, and repaired or replaced where needed.
- h. Parking lot and sidewalk repairs
- i. Complete sidewalk, curb, and ramp repairs, as required by Virginia Housing’s 2020 Minimum Design and Construction Requirements. Correct all differences in elevation of sidewalk slabs greater than 0.25” which could present a tripping hazard. Parking area should be slurry sealed (to fill all cracks) and restriped.
- i. ADA parking stall improvements
- i. Create new accessible parking spaces and ensure that all new and existing accessible parking spaces are in compliance with state regulations, i.e., §36-99.11 (Code of Virginia). Identification of disabled parking spaces shall be designated by above grade signage.
 - ii. Access aisles and curb ramps will be located adjacent to accessible spaces.

Exhibit C – Improvements Scope

- iii. Install ADA ramps adjacent to ADA parking spaces.
- iv. Stripe out all parking stalls where ADA ramps are located.
- j. ADA Compliance
 - i. Replace step on interior courtyard near playground because ADA units at main parking area cannot access the playground area without encountering steps.
 - ii. All ADA ramps need to be replaced. They do not meet slope standards (worst one is near the dumpster on east side).
 - iii. Detectable warning devices are required on all ADA for raised crossings, curb ramps, islands and cut-through medians.
 - iv. Extend sidewalk along south side of main parking area to Beth Road (place pipe culvert in drainage ditch, pipe sizing calculations will be required), NW corner of property to Beth Road, and along Portland Road to driveway. Install ADA ramps at these locations, if required by code.
- k. Fencing
 - i. Fencing improvements will include the areas shown in black on the attached “Proposed Site Fencing Map.”
 - ii. Six-foot steel, Centurion II “Spartan” ornamental spear top fencing and posts (or an equivalent of material, quality, durability, security, and strength) will be provided in the northeast corner of the property as shown on the attached fencing map (shown by black lines).
 - iii. Four-foot steel, Centurion II “Protector” 3-rail fence and posts and a locking gate (or an equivalent of material, quality, durability, security, and strength) will be provided around the playground. The gate to the playground shall be self-closing with a magnetic locking mechanism.
 - iv. All decorative steel fencing shall have tamper-resistant fasteners and be black in color.
 - v. Include fencing on the administrative POD landscape plan for review and approval.

2) Exterior Building Improvements

- a. Install new unit signage
 - i. New signage will meet ADA standards.
- b. Roofing
 - i. Install new 30-year shingle roof, new gutters, round downspouts, leaf guards, concrete splash block.
 - ii. Remove existing shingles and replace with 30-year dimensional asphalt composition shingles flashing, ridge vents, vents and ridge caps.
 - iii. Install new ice shield and felt paper during roof replacement.
 - iv. Roofing budget should include an allocation for wood sheathing repair/ replacement. Roof sheathing at units 4290 and 4292 appears to be deflecting/failing.
 - v. Install gutter guards as needed to prevent clogs from tree foliage.
 - vi. Some downspouts were crushed and causing the gutter to overtop and caused erosion at foot of buildings. This will be repaired/replaced.
- c. Repair and/or replace damaged siding and trim, inclusive of ground-level and door/windowsills.
- d. Lighting
 - i. Replace unit entry lights to meet one-foot candle requirement.
 - ii. Hire an Electrical Engineer to design a site lighting package to provide consistent light using full cut-off fixtures across the Property. The minimum maintained light level should be no lower than 1.0 foot-candles throughout the parking areas, walkways, common areas, playgrounds, building entrances and building edges, dumpster enclosures and mailbox areas consistent with Virginia Housing requirements.
 - iii. a site lighting plan to the Police Division that also shows existing and proposed landscaping (to ensure no conflict between landscaping and lighting), and includes specifications of the fixtures,

Exhibit C – Improvements Scope

bulbs, mounts and/or poles and photometrics (on a site plan) as part of your crime prevention plan (noted above).

- iv. The minimum maintained light level should be no lower than 1.0 foot-candles.
- v. The lamps throughout the site should be the same. The emphasis is to have the same color of light (white or orange/yellow) throughout which will provide good color rendition, help with visibility, and reduce contrasts. Color rendition refers to how objects of various colors appear under a particular lamp. Metal halide, LED, or compact fluorescent lamps (white light) are preferred.
- vi. All light fixtures need to be full cut-off. See Photo's A and B (next page) for examples of full cut-off wall packs and pole lights.
- vii. Should post top fixtures be used, these fixtures also need to be full cut-off so that the light will be directed down to the ground, versus horizontally and up in the air. If decorative fixtures are installed, they should have the lamp in the top casing of the fixture so that the light will be directed towards the ground (See Photo C). This will also avoid glare because you do not actually see the lamp. Glare is defined as horizontal light that hinders vision.
- viii. Lighting is one of the most economical and effective forms of crime prevention available. For lighting to be effective it must be uniformly distributed so that dark areas and areas of sharp contrast are not created. The Illuminating Engineer Society of North America defines uniformity as "the evenness of the distribution of light on the surface(s)"...which "aids security perception, while reducing the necessity for eye adjustment..." IESNA G-1-03, 5.4.
- ix. In creating uniform lighting, consider:
 1. type of fixture
 2. the direction of the light
 3. the height of poles
 4. spacing of fixtures
- x. Routine maintenance of the lights is recommended.
 1. A schedule should be established to review lights to determine if any need replacing.
 2. Globes should be cleaned periodically to ensure full illumination from the light.
 3. A program should be established to relamp the complex, also known as group relamping. This method reduces cost by minimizing site visits for the purpose of relamping, and it ensures that the lamps being replaced are consistent with all surrounding lamps.
 4. A program should be established for the trimming and maintenance of tree canopies and other plant materials at or around the light poles so that illumination is not reduced.
- i. Utility pedestal(s) shall be locked/secured to restrict access from citizens.
- e. Exterior design
 - i. New unit entry doors will have varying/contrasting colors from the siding.
- f. Install new air handler screening at each unit with decorative and durable louver-style screen.
- g. Repair and/or replace unit mailboxes as needed.

3) Amenities

- a. An administrative POD must be submitted for review and approval for any new buildings or building additions. No new residential building construction is permitted within 10-feet of the 100-year floodplain.
- b. New community building including fitness room, business center, community room, and leasing office will take the place of the existing leasing office.
- c. Add new dog park beside Building 9.
- d. Add new bocce ball court between Building 6 and Building 2.
- e. Add new fenced community garden with planters between Building 3 and Building 2.
- f. Add new/upgrade existing playground equipment with rubber surfacing and benches and accessible playground components.
- g. Add new pavilion structure with BBQ grills and picnic benches in central courtyard area.

Exhibit C – Improvements Scope

- h. All units will have access to high-speed internet service. Campus-wide Wi-Fi access points will be provided.
- i. Resident services
 - i. Educational, Skill-Building, Health and Wellness Programs. The Owner agrees to work with local organizations and the County to provide or connect, at the Owner's option residents with educational and skill-building programs and health and wellness activities.
 - 1. Each program shall be provided on- or off-site, shall be free of charge, or for a nominal amount, and shall be provided at times that are reasonably convenient for residents.
 - 2. A minimum of 4 hours per month shall be offered for: (1) Educational and Skill-Building programs and (2) Health and Wellness Programs.
 - ii. Upon request of the County, the Owner also agrees to provide residents information concerning drug and alcohol abuse treatment options available within the County.
- j. Laundry Facility
 - i. Clean or replace ductwork for dryers in laundry room.
 - ii. Laundry room should be equipped with lever handle door hardware. The soft flooring inside the laundry room should be repaired/replaced.
 - iii. Replace exterior exhaust vents with bird and rodent resistant design. Replace washing machine water supply hoses with metal shielded hoses. Verify washer drain hose is secured to the drainpipe. Replace dryer vent hoses with metallic hoses. Seal openings to prevent rodent access.
 - iv. Laundry building needs to be updated with security features such as card access with traceable logs and security cameras. Consider restricting access during overnight hours.

4) Residential Units, General

- a. General drywall repairs throughout unit to ensure consistency
 - i. Drywall will be repaired as needed throughout units.
 - ii. Perform painting of all units, including both walls and ceilings with washable paint.
- b. Provide hard-wired and interconnected, combination smoke/carbon monoxide detectors in bedrooms and living rooms/hallways
 - i. Install hard-wire and interconnected smoke alarms in each bedroom and one on each occupant level. All alarms should have 10-year battery backup. One carbon monoxide alarm should be installed when gas appliances are installed (can be in combination with one smoke alarm).
- c. Overlay existing flooring in Entry, Kitchens and Baths with new vinyl flooring and vinyl base
 - i. Damaged floor underlayment and subflooring will be replaced as needed.
 - ii. Existing flooring should be replaced with durable and waterproof, scuff/dent/scratch-resistant luxury vinyl tile with a minimum thickness of 20 mil.
 - iii. Existing carpeted flooring that is damaged, stained, or worn shall be replaced with a durable carpet or waterproof luxury vinyl tile as specified above.
- d. Perform unit cleaning, baseboard repair/replacement and other miscellaneous unit maintenance
- e. Install returns on the interior stair handrails at the top and bottom of the stairs.
- f. Replace all doorknobs in accessible units with lever-style locksets.
- g. Install new/additional blown-in R-38 insulation where the attic is accessible or it is feasible to create access.

5) Residential Units, Building Systems

- a. Heating and Air Conditioning
 - i. Install new split system 15 SEER HVAC unit with Smart thermostat.
 - ii. Replace all damaged or deteriorated diffusers and grilles.
 - iii. Replace line sets, if unusable with new system.
 - iv. Clean all ducts.
 - v. Clean HVAC drainpipes, as needed.

Exhibit C – Improvements Scope

- vi. Outdoor Condenser units shall be mounted on new concrete or composite pads that are appropriately sized and level.
- b. Install with built-in or wall mounted humidistat to activate “high-exhaust” setting,
- c. Replace electrical panels and breakers with new. (Must be 1-foot above flood elevation on buildings located within 25 feet of the 100-year floodplain)
- d. Run new circuits and receptacles as required
- e. Install new hot water heater with drip pan in all units.
 - i. All hot water heaters shall have a 93% or greater efficiency rating. (Must be 1-foot above flood elevation on buildings located within 25 feet of the 100-year floodplain.)
 - ii. Consider tankless hot water heaters to conserve space.
- f. Plumbing drains/lines will be inspected with camera and appropriate repairs made as needed.

6) Residential Units, Windows and Doors

- a. Replace unit entry door with hollow metal insulated replacement doors that are a minimum of 1-¾ inches thick; Grade 2 hardware (lever, deadbolt) that meets fire code and serves as both a key lock and a single cylinder deadbolt; wide-angle peephole; threshold and sweep.
 - i. Replace storm doors as needed.
 - ii. Repair/replace trim around doors as required.
 - iii. Install strike plates into the framing studs using screws three inches or longer in length.
 - iv. Door hinges will be located on the inside of the door on residential units as well as on any accessory structures. The doors should not have more than 1/8th of an inch between them.
- b. Replace all bathroom and bedroom doors with new raised 6-panel doors. Replace unit interior door locksets and latch sets with lever-style handles.
- c. Replace all existing closet doors with new swing doors. Replace all missing utility closet doors.
- d. Remove and replace all unit light fixtures with new LED units.
- e. Replace bedroom windows as required to meet emergency egress dimensions to provide 5.7 sq. ft. of net opening, and a sill height not greater than 44 inches above the floor.
- f. Replace interior window treatments with new window blinds that are durable and similar in color with child safety cords.

7) Residential Units, Kitchen and Bath

- a. Prime and paint unit walls and ceilings in kitchens and baths with washable paint.
- b. Remove existing kitchen cabinets and countertops. Install new cabinetry, new laminate countertops and stainless-steel kitchen sink.
- c. Remove and replace kitchen and bathroom receptacles and cover plates, including GFCI and AFCI outlets as required by code.
- d. Install new, Energy Star rated appliances in kitchens (range and rangehood / microwave combination, refrigerator, dishwasher, garbage disposal)
 - i. Install metal shielded supply hose for dishwasher.
 - ii. Install automatic fire extinguisher canisters below the rangehood/microwave to protect cooktop surfaces.
 - iii. Ensure new ranges include temperature-limiting cooktop surfaces.
- e. Replace kitchen and bathroom faucet with new Watersense fixtures.
- f. Replace existing angle stops with new.
- g. Remove existing bath cabinets and install new cabinetry and install new cultured marble vanity tops with integral sinks.
- h. Install new Panasonic Whisper bathroom exhaust fan for continuous “low-exhaust” setting. Utilize a built-in or wall mounted humidistat to activate “high-exhaust” setting.

Exhibit C – Improvements Scope

- i. Replace existing toilets with new Watersense fixtures.
- j. Replace existing showerhead with new Watersense fixture.
- k. Replace existing handle, mixing valve, and spout with new.
- l. Install new 3-piece fiberglass tub surround.
- m. Reglaze bathtubs.
- n. Remove existing bath accessories, including toilet paper holders, shower curtain rods, curtains, and towel bars and replace with new.
- o. Replace or repair all plumbing lines identified as damaged or in need of repair or replacement during the renovation.

8) Residential Units, Accessibility (5% of Units)

- a. Renovations should include all general residential items listed above as well as:
 - i. Move walls, electrical, plumbing, mechanical as needed to meet accessible clearance requirements.
 - ii. Replace all flooring with new throughout each unit.
 - 1. See flooring specifications listed in section 4C above.
- b. Provide blocking in bathroom walls for grab bars and install grab bars as required.
- c. An additional 2% of units will have audio visual features and
 - i. Hardwired doorbell with a visual strobe.
 - ii. Smoke and CO detector must meet specifications highlighted in item 3.b. and be connected to a visual strobe in each bedroom, bathroom and living room.
- d. Incorporate ADA compliance items listed in Site Improvements section.

9) Safety and Security

- a. **Crime Prevention Plan.** Owner will abide by the crime prevention plan attached hereto and approved by the Henrico County Police Division on March 31, 2021, as amended from time to time.
- b. **Security Camera System.** The owner shall be responsible for installing and maintaining a functioning, high-quality, tamper resistant, closed-circuit video recording camera system in accordance with the approved Crime Prevention Plan.
- c. **Cooperation with Law Enforcement.** The Owner, through coordination with its Property Manager, will work in concert with local law enforcement agencies, in accordance with the approved Crime Prevention Plan.

FISCAL IMPACT STATEMENT
FOR PROPOSED BOND FINANCING

Date: November 24, 2020

To the County Board
of Henrico County, Virginia

Applicant: Place One Preservation Limited Partnership

Facility: Multifamily Housing Facility to be known as Place One Apartments

1.	Maximum amount of financing sought.	\$	18,000,000
2.	Estimated taxable value of the facility's real property to be constructed in the locality.	\$	15,750,000
3.	Estimated real property tax per year using present tax rates.	\$	118,125
4.	Estimated personal property tax per year using present tax rates.		N/A
5.	Estimated merchants' capital tax per year using present tax rates.		N/A
6.	(a) Estimated dollar value per year of goods that will be purchased from Virginia companies within the locality.	\$	596,966
	(b) Estimated dollar value per year of goods that will be purchased from non-Virginia companies within the locality.		N/A
	(c) Estimated dollar value per year of services that will be purchased from Virginia companies within the locality.		N/A
	(d) Estimated dollar value per year of services that will be purchased from non-Virginia companies within the locality.		N/A
7.	Estimated number of regular employees on year round basis.		3
8.	Average annual salary per employee.	\$	45,000

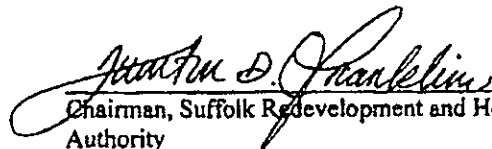
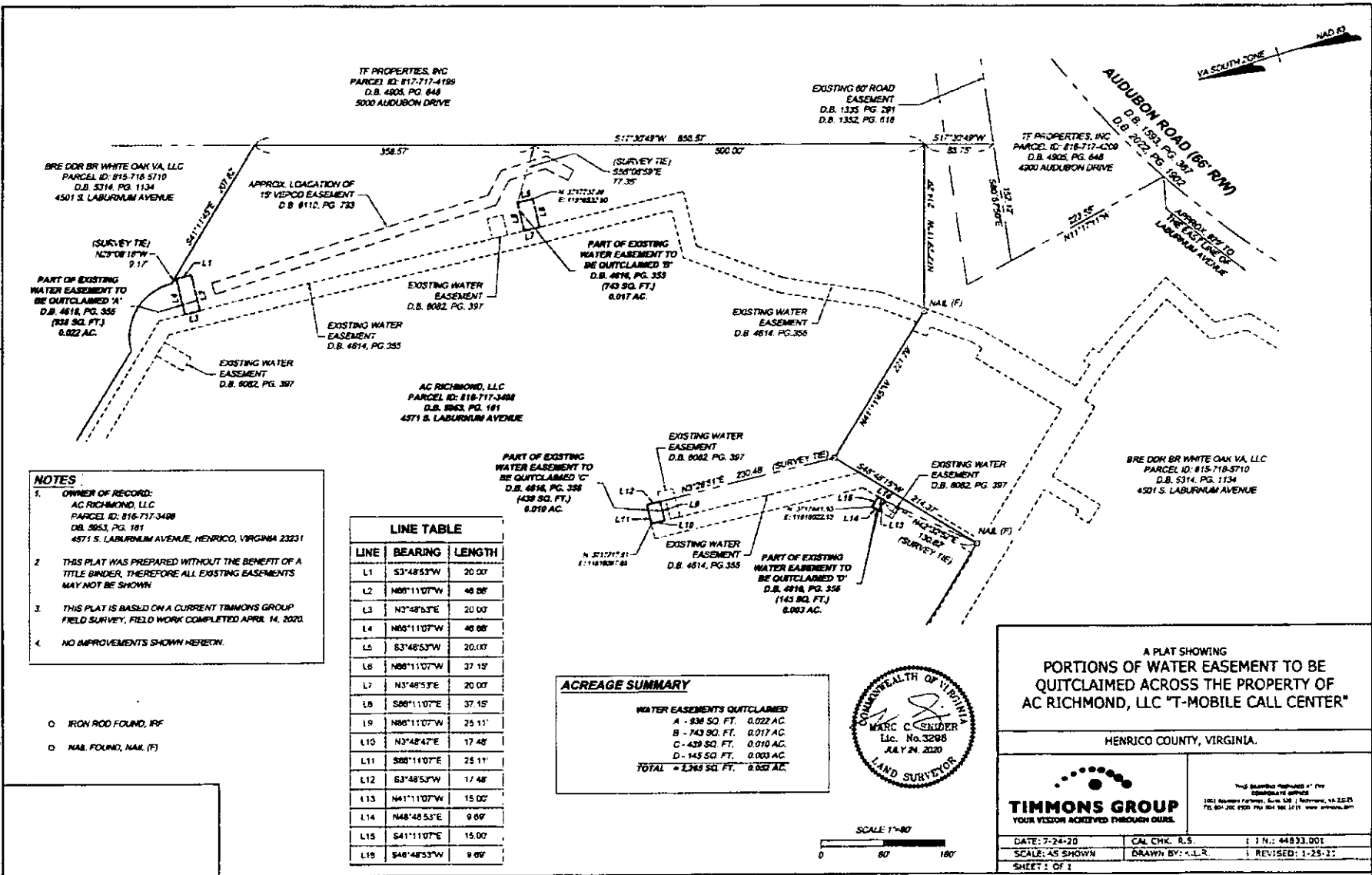

Jonathan D. Franklin
Chairman, Suffolk Redevelopment and Housing
Authority

EXHIBIT A

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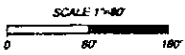
NOTES

- OWNER OF RECORD:
AC RICHMOND, LLC
PARCEL ID: 816-717-3488
DBL 5863, PG. 181
4571 S. LABURNUM AVENUE, HENRICO, VIRGINIA 23231
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE BINDER, THEREFORE ALL EXISTING EASEMENTS MAY NOT BE SHOWN.
- THIS PLAT IS BASED ON A CURRENT TIMMONS GROUP FIELD SURVEY, FIELD WORK COMPLETED APRIL 14, 2020.
- NO IMPROVEMENTS SHOWN HEREON.

LINE	BEARING	LENGTH
L1	S3°48'53"W	20.00'
L2	N86°11'07"W	48.08'
L3	N3°48'53"E	20.00'
L4	N86°11'07"W	48.08'
L5	S3°48'53"W	20.00'
L6	N86°11'07"W	37.15'
L7	N3°48'53"E	20.00'
L8	S86°11'07"E	37.15'
L9	N86°11'07"W	25.11'
L10	N3°48'47"E	17.48'
L11	S86°11'07"E	25.11'
L12	S3°48'53"W	17.48'
L13	N41°11'07"W	15.00'
L14	N48°48'53"E	9.69'
L15	S41°11'07"E	15.00'
L16	S48°48'53"W	9.69'

ACREAGE SUMMARY

WATER EASEMENTS QUITCLAIMED	
A - 834 SQ. FT.	0.022 AC.
B - 743 SQ. FT.	0.017 AC.
C - 439 SQ. FT.	0.010 AC.
D - 145 SQ. FT.	0.003 AC.
TOTAL	2,368 SQ. FT. = 0.055 AC.



A PLAT SHOWING
PORTIONS OF WATER EASEMENT TO BE
QUITCLAIMED ACROSS THE PROPERTY OF
AC RICHMOND, LLC "T-MOBILE CALL CENTER"

HENRICO COUNTY, VIRGINIA.

TIMMONS GROUP
YOUR VISION MOTIVATED THROUGH OURS.

This drawing prepared in full compliance with the provisions of the Virginia Professional Land Surveyor Act, Chapter 13.1 of the Code of Virginia, and the Rules and Regulations of the Board of Professional Land Surveyors of the State of Virginia.

1001 Adams Parkway, Suite 300 | Henrico, VA 23291
TEL: 804-260-8500 FAX: 804-260-1211 WWW.TIMMONSGROUP.COM

DATE: 7-24-20	CAL. CHK. R.S.	J.N.: 44833.001
SCALE: AS SHOWN	DRAWN BY: K.L.R.	REVISED: 1-25-22
SHEET 1 OF 1		



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 117-21

Page No. 1 of 1

Agenda Title: RESOLUTION — Adopting the 2021 Henrico County Emergency Operations Plan

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to: _____	BOARD OF SUPERVISORS ACTION Moved by (1) <u>O'Bannon</u> Seconded by (1) <u>Branin</u> (2) _____ (2) _____ REMARKS: APPROVED	<table border="0"> <tr> <td></td> <td>YES</td> <td>NO</td> <td>OTHER</td> </tr> <tr> <td>Branin, T.</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td>Nelson, T.</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td>O'Bannon, P.</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td>Schmitt, D.</td> <td><input checked="" type="checkbox"/></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> <tr> <td>Thornton, F.</td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> <td><input type="checkbox"/></td> </tr> </table>		YES	NO	OTHER	Branin, T.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Nelson, T.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	O'Bannon, P.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Schmitt, D.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Thornton, F.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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WHEREAS, the Virginia Emergency Services and Disaster Law requires every locality to maintain a current emergency operations plan; and,

WHEREAS, on February 14, 2017, the Board of Supervisors approved the last revision of the Henrico County Emergency Operations Plan; and,

WHEREAS, the Office of Emergency Management and Workplace Safety has prepared plan revisions for the Board's adoption.

NOW, THEREFORE, BE IT RESOLVED that the Henrico County Board of Supervisors adopts the 2021 Henrico County Emergency Operations Plan as the basic plan for County emergency operations as required by Va. Code §44-146.19(E).

Comment: The Chief of Emergency Management and Workplace Safety recommends approval of this Board paper; the County Manager concurs.

By Agency Head *Jacoba Bannard* By County Manager *[Signature]*

Certified: _____
A Copy Teste: _____
Clerk, Board of Supervisors

Copy to: _____

Date: _____

COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE

Agenda Item No. 11~~8~~-21

Page No. 2 of 2

Agenda Title: RESOLUTION — Approval of Bon Secours Mercy Health, Inc. d/b/a Bon Secours Critical Care Transport to Operate a Medical Transport Service in Henrico County

2. This approval does not authorize Bon Secours Critical Care Transport to respond to calls for emergency 911 services from the general public except when so requested by the County through its EMS system.
3. Nothing in this Resolution shall be deemed to recognize Bon Secours Critical Care Transport as an integral part of the official safety program of the County.

Comments: The Fire Chief recommends approval of this Board paper; the County Manager concurs.



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 119-21

Page No. 1 of 2

Agenda Title: RESOLUTION — Determination Required for Virginia Housing Financing of Woodman Road Apartments — Brookland District

<p>For Clerk's Use Only:</p> <p>Date: <u>4/27/2021</u></p> <p><input checked="" type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p><input type="checkbox"/> Amended</p> <p><input type="checkbox"/> Deferred to:</p>	<p>BOARD OF SUPERVISORS ACTION</p> <p>Moved by (1) <u>O'Bannon</u> Seconded by (1) <u>Branin</u></p> <p>(2) _____ (2) _____</p> <p>REMARKS:</p> <p align="center">A P P R O V E D</p>	<table border="0"> <thead> <tr> <th></th> <th>YES</th> <th>NO</th> <th>OTHER</th> </tr> </thead> <tbody> <tr> <td>Branin, T.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>Nelson, T.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>O'Bannon, P.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>Schmitt, D.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>Thornton, F.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> </tbody> </table>		YES	NO	OTHER	Branin, T.	✓	—	—	Nelson, T.	✓	—	—	O'Bannon, P.	✓	—	—	Schmitt, D.	✓	—	—	Thornton, F.	✓	—	—
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Nelson, T.	✓	—	—																							
O'Bannon, P.	✓	—	—																							
Schmitt, D.	✓	—	—																							
Thornton, F.	✓	—	—																							

WHEREAS, state law provides for construction financing of qualifying mixed-use, mixed-income projects by Virginia Housing (formerly VHDA); and,

WHEREAS, an entity owned by Millspring Commons Apartments, LLC has applied for Virginia Housing financing for the construction of a proposed apartment complex of up to 350 units at the former Laurel Park Shopping Center; and,

WHEREAS, the project would increase the availability of affordable housing in the County because the Virginia Housing financing would require the applicant to lease at least 20% of the dwellings to persons earning no more than 80% of the County's median income (adjusted for family size); and,

WHEREAS, for the Virginia Housing financing to be available, the Board of Supervisors must make certain determinations by resolution; and,

WHEREAS, pursuant to Section 36-55.30:2(A) of the Code of Virginia of 1950, as amended, the Board of Supervisors of the County of Henrico, Virginia, desires to designate the area (the "Area") described on Exhibit A attached hereto as a revitalization area.

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of Henrico County, Virginia, determines that:

- (1) The industrial, commercial or other economic development of the Area will benefit the County but the Area lacks the housing needed to induce manufacturing, industrial, commercial, governmental, educational, entertainment, community development, healthcare, or nonprofit enterprises or undertakings to locate or remain in the Area, and

By Agency Head _____

By County Manager _____

Certified:

A Copy Teste: _____

Clerk, Board of Supervisors

Copy to: _____

Date: _____

COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE

Agenda Item No. 119-21

Page No. 2 of 2

**Agenda Title: RESOLUTION — Determination Required for Virginia Housing Financing of
Woodman Road Apartments — Brookland District**

- (2) Private enterprise and investment are not reasonably expected, without assistance, to produce the construction or rehabilitation of decent, safe and sanitary housing and supporting facilities that will meet the needs of low and moderate income persons and families in the Area and will induce other persons and families to live within the Area and thereby create a desirable economic mix of residents in the Area.

Comments: The Director of Community Revitalization recommends approval of the Board paper; the County Manager concurs.

EXHIBIT A

All that certain piece or parcel of land with all appurtenances thereto belonging, lying and being in Brookland Magisterial District, Henrico County, Virginia, and more particularly described as follows:

BEGINNING at a pin set on the north line of Hungary Road as widened, and lying 336.91 feet, along said right of way, from the west line of Woodman Road, as widened. Said point being the Point of Beginning; thence in a westwardly direction along the said north line of Hungary Road, S 64°25' 22" W 167.12 feet to magnail set; thence continuing in a westwardly direction, S 54°48' 57" W 45.45 feet to a magnail set; thence continuing in a westwardly direction, S 68°55' 37" W 102.25 feet to a pin set, being a point of curvature; thence continuing in a westwardly direction along a curve to the right having a radius of 221.81 feet, a length of 59.72 feet, a chord bearing of S 76°35' 35" W and a chord distance of 59.54 feet to a pin set; thence continuing in a westwardly direction, S 84°19' 13" W 92.74 feet to a pin set; thence in a northwardly direction, leaving the said north line of Hungary Road, N 01° 11' 05" W 178.43 feet to a pin set; thence continuing in a northwardly direction, N 28°47' 55" W 207.72 feet to a pin set; thence continuing in a northwardly direction, N 28°28' 35" W 189.47 feet to a pin set, being a point of curvature; thence continuing in a northwardly direction along a curve to the right having a radius of 1,805.79 feet, a length of 171.81 feet, a chord bearing of N 26°35' 27" W and a chord distance of 171.75 feet to a stone; thence continuing in a northwardly direction partially along the eastern terminus of Shecardee Lane, N 23°25' 15" W 85.00 feet to a pin set, the northeast corner of the terminus of said Shecardee Lane; thence in a westwardly direction along the northern line of said Shecardee Lane, S 66°34' 45" W 64.45 feet to a set pin; thence in a northwardly direction leaving the north line of said Shecardee Lane, N 23°25' 15" W 195.94 feet to a set pin; thence in an eastwardly direction, N 67°46' 15" E 404.31 feet to a set pin; thence continuing in an eastwardly direction, N 67°42' 30" E 423.37 feet to a 5/8" Iron Rebar found on the west line of Woodman Road; thence in a southwardly direction along the said west line of Woodman Road, S 31°37' 26" E 222.68 feet to a magnail set, being a point of curvature; thence continuing in a southwardly direction along a curve to the right having a radius of 1,392.79 feet, a length of 348.96 feet, a chord bearing of S 24°26' 46" E and a chord distance of 348.05 feet to a pin set; thence continuing in a southwardly direction, S 17°16' 06" E 58.51 feet to a point, witnessed by a 1/5 Iron Rebar found 0.19 feet south along said west right of way line; thence in a westwardly direction leaving the west line of said Woodman Road, S 64° 51' 40" W 280.35 feet to a pin set; thence in a southwardly direction, S 32°12'40" E 255.25 feet to a pin set; thence in a westwardly direction, S 63°09' 45" W 135.00 feet to a point, witnessed by a 1/2" Iron Rebar found 0.37 feet west of said point; thence in a southwardly direction, S 32°14' 55" E 129.89 feet to a pin set on the north line of Hungary Road, the Point of Beginning.

**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 121-21

Page 2 of 2

Agenda Title: RESOLUTION — Award of Contract — Dorey Park Baseball Field Improvements — Varina District

2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.
3. The County Manager, or the Purchasing Director as his designee, is authorized to execute change orders within the scope of the project budget not to exceed 15% of the original contract amount.

Comments: Funding to support the contract is available within the project budget. The Director of Recreation and Parks and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.



COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE

Agenda Item No. 124-28
Page No. 1 of 1

Agenda Title: RESOLUTION — Acquisition of Right-of-Way and Easements — 100 Azalea Avenue —
Fairfield District

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to:	BOARD OF SUPERVISORS ACTION	YES NO OTHER
	Moved by (1) <u>Shoute</u> Seconded by (1) <u>O'Bannon</u> (2) _____ (2) _____	Branin, T. <input checked="" type="checkbox"/> _____
REMARKS: APPROVED	O'Bannon, P. <input checked="" type="checkbox"/> _____	Schmitt, D. <input checked="" type="checkbox"/> _____
	Thornton, F. <input checked="" type="checkbox"/> _____	

WHEREAS, the County needs to acquire 2,242 square feet of right-of-way, 133 square feet of permanent drainage easement, and 5,701 square feet of temporary construction easement across the property at 100 Azalea Avenue for the Richmond Henrico Turnpike Improvements Project; and,

WHEREAS, Sam's Azalea Properties, LLC owns the property and has agreed to sell the right-of-way and easements for \$30,000.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors that:

- (1) it authorizes the acquisition of the right-of-way and easements for \$30,000; and,
- (2) the County Manager, or his designee, and the County Attorney are authorized to execute all documents and undertake all actions necessary to complete the acquisition.

Comments: The Directors of Real Property and Public Works recommend approval of the Board paper; the County Manager concurs.

By Agency Head [Signature] By County Manager [Signature]

Copy to: _____
Certified: _____
A Copy Teste: _____
Clerk, Board of Supervisors
Date: _____



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 125-21
Page No. 1 of 1

Agenda Title: INTRODUCTION OF ORDINANCE — To Amend and Reordain Subsections (c) and (d) of Section 17-58 Titled “Charges” of the Code of the County of Henrico, To Change Bimonthly Refuse Collection Fees

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to: _____	BOARD OF SUPERVISORS ACTION Moved by (1) <u>O'Bannon</u> Seconded by (1) <u>Shutte</u> (2) _____ (2) _____ REMARKS: APPROVED	YES NO OTHER Branin, T. <input checked="" type="checkbox"/> _____ Nelson, T. <input checked="" type="checkbox"/> _____ O'Bannon, P. <input checked="" type="checkbox"/> _____ Schmitt, D. <input checked="" type="checkbox"/> _____ Thornton, F. <input checked="" type="checkbox"/> _____
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The Clerk is authorized to advertise in the Richmond Times-Dispatch on May 4, 2021, and May 11, 2021, the following ordinance for a public hearing to be held on May 25, 2021, at 7:00 p.m. in the Board Room.

“An ordinance to amend and reordain Subsections (c) and (d) of Section 17-58 titled ‘Charges’ of the Code of the County of Henrico, to change bimonthly refuse collection fees. A copy of the full text of this ordinance shall be on file in the Office of the County Manager.”

The advertisement of the ordinance shall contain the information specified and required by Section 15.2-107 of the Code of Virginia.

Comment: The Director of Public Utilities recommends approval of this Board paper, and the County Manager concurs.

By Agency Head [Signature] By County Manager [Signature]

Copy to: _____

Certified: _____
A Copy Teste: _____
Clerk, Board of Supervisors

Date: _____

ORDINANCE — To Amend and Reordain Subsections (c) and (d) of Section 17-58 Titled “Charges” of the Code of the County of Henrico, To Change Bimonthly Refuse Collection Fees

BE IT ORDAINED BY THE BOARD OF SUPERVISORS OF HENRICO COUNTY, VIRGINIA:

1. That subsections (c) and (d) of Section 17-58 of the Code of the County of Henrico be amended and reordained as follows:

Sec. 17-58. Charges.

• • • •

- (c) *Charge for residential refuse collection.* The bimonthly charge for county refuse collection shall be ~~\$30.00~~ **\$36.00** per single-family residential unit, regardless of the number of Supercans or privately-purchased containers used at the residential unit.
- (d) *Other premises.* Businesses or other establishments receiving county refuse collection service must use Supercans to dispose of refuse, and they may obtain an unlimited number of Supercans from the county for their use. The bimonthly charge for their refuse collection shall be ~~\$30.00~~ **\$36.00** per Supercan.

• • • •

2. That this ordinance shall be in full force and effect on and after July 1, 2021, as provided by law.



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 126-21

Page No. 1 of 2

Agenda Title: RESOLUTION — Award of Contract — Annual Easement Clearing Services

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to:	BOARD OF SUPERVISORS ACTION Moved by (1) <u>O'Bannon</u> Seconded by (1) <u>Nelson</u> (2) _____ (2) _____ REMARKS: APPROVED	<table border="0"> <tr> <td></td> <td>YES</td> <td>NO</td> <td>OTHER</td> </tr> <tr> <td>Branin, T.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>Nelson, T.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>O'Bannon, P.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>Schmitt, D.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>Thornton, F.</td> <td></td> <td></td> <td></td> </tr> </table>		YES	NO	OTHER	Branin, T.	✓			Nelson, T.	✓			O'Bannon, P.	✓			Schmitt, D.	✓			Thornton, F.			
	YES	NO	OTHER																							
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Nelson, T.	✓																									
O'Bannon, P.	✓																									
Schmitt, D.	✓																									
Thornton, F.																										

WHEREAS, the County received two bids on March 25, 2021, in response to Invitation to Bid No. 21-2119-2EAR for annual easement clearing services; and,

WHEREAS, the work consists of clearing vegetation in easements throughout the County as requested by the Department of Public Utilities Operations Division; and,

WHEREAS, the contract term shall commence on May 1, 2021, and end on April 30, 2022, with two one-year renewal options; and,

WHEREAS, the bids were as follows:

<u>Bidders</u>	<u>Bid Amounts</u>
Webb Development LLC Midlothian, VA	\$329,950
G.L. Howard, Inc. Rockville, VA	\$372,500

WHEREAS, after review and evaluation of the bids, it was determined that Webb Development LLC is the lowest responsive and responsible bidder.

By Agency Head [Signature] By County Manager [Signature]

Certified:
A Copy Teste: _____

Copy to: _____

Clerk, Board of Supervisors

Date: _____

COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE

Agenda Item No. 126-21

Page No. 2 of 2

RESOLUTION — Award of Contract — Annual Easement Clearing Services

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors:

1. The contract is awarded to Webb Development LLC, the lowest responsive and responsible bidder, in the amount of \$329,950 pursuant to Invitation to Bid No. 21-2119-2EAR and the bid submitted by Webb Development LLC.
2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.

Comment: Funding for the contract is available within the Water and Sewer Revenue Fund. The Director of Public Utilities and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 127-21

Page No. 1 of 2

Agenda Title: RESOLUTION — Award of Contract — Annual Valve and Fire Hydrant Maintenance Services

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to:	BOARD OF SUPERVISORS ACTION Moved by (1) <u>O'Bannon</u> Seconded by (1) <u>Bauer</u> (2) _____ (2) _____ REMARKS: APPROVED	<table style="width:100%; border-collapse: collapse;"> <tr> <td></td> <td style="text-align: center;">YES</td> <td style="text-align: center;">NO</td> <td style="text-align: center;">OTHER</td> </tr> <tr> <td>Branin, T.</td> <td style="text-align: center;">✓</td> <td style="text-align: center;">—</td> <td style="text-align: center;">—</td> </tr> <tr> <td>Nelson, T.</td> <td style="text-align: center;">✓</td> <td style="text-align: center;">—</td> <td style="text-align: center;">—</td> </tr> <tr> <td>O'Bannon, P.</td> <td style="text-align: center;">✓</td> <td style="text-align: center;">—</td> <td style="text-align: center;">—</td> </tr> <tr> <td>Schmitt, D.</td> <td style="text-align: center;">✓</td> <td style="text-align: center;">—</td> <td style="text-align: center;">—</td> </tr> <tr> <td>Thornton, F.</td> <td style="text-align: center;">✓</td> <td style="text-align: center;">—</td> <td style="text-align: center;">—</td> </tr> </table>		YES	NO	OTHER	Branin, T.	✓	—	—	Nelson, T.	✓	—	—	O'Bannon, P.	✓	—	—	Schmitt, D.	✓	—	—	Thornton, F.	✓	—	—
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Nelson, T.	✓	—	—																							
O'Bannon, P.	✓	—	—																							
Schmitt, D.	✓	—	—																							
Thornton, F.	✓	—	—																							

WHEREAS, the County received two bids on February 24, 2021, in response to Invitation to Bid No. 20-2093-12EAR for annual valve and fire hydrant maintenance services; and,

WHEREAS, the contract is for inspecting, testing, and maintaining water valves and hydrants as requested by the Department of Public Utilities; and,

WHEREAS, the contract will end April 30, 2022, unless the County extends it for two additional one-year terms; and,

WHEREAS, the bids were as follows:

<u>Bidders</u>	<u>Bid Amounts</u>
Hydromax USA, LLC	\$233,175
Omaha, NE	
Pure Technologies US, Inc.	\$639,705
Columbia, MD	

WHEREAS, after review and evaluation of the bids, it was determined that Hydromax USA, LLC is the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors:

- The contract is awarded to Hydromax USA, LLC, the lowest responsive and responsible bidder, in the amount of \$233,175 pursuant to Invitation to Bid No. 20-2093-12EAR and the bid submitted by Hydromax USA, LLC.

By Agency Head [Signature] By County Manager [Signature]

Certified: _____
A Copy Teste: _____

Copy to: _____

Clerk, Board of Supervisors

Date: _____

**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 127-21

Page No. 2 of 2

RESOLUTION — Award of Contract — Annual Valve and Fire Hydrant Maintenance Services

2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.

Comment: Funding for the contract is available within the Water and Sewer Revenue Fund. The Director of Public Utilities and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.

**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 128-21
Page No. 2 of 2

Agenda Title: **RESOLUTION — SCADA System Replacement —Water Reclamation Facility — Varina District**

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors:

1. The contract is awarded to Clark Construction Group, LLC, the lowest responsive and responsible bidder, in the amount of \$8,250,000 pursuant to Invitation for Bid No. 20-2096-12JOK, Addenda Nos. 1 and 2, and the bid submitted by Clark Construction Group, LLC.
2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.
3. The County Manager, or the Purchasing Director as his designee, is authorized to execute change orders within the scope of the project budget not to exceed 15% of the original contract amount.

Comments: Funding will be provided by the Water and Sewer Revenue Fund. The Director of Public Utilities and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 129-21
Page No. 1 of 1

Agenda Title: RESOLUTION — Award of Contract — Engineering Design Services for Advanced Traffic Management System

For Clerk's Use Only: Date: <u>4/27/2021</u> <input type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to: _____	BOARD OF SUPERVISORS ACTION Moved by (1) <u>Branin</u> Seconded by (1) <u>Nelson</u> (2) _____ (2) _____ REMARKS: APPROVED	<table border="0"> <tr> <td></td> <td>YES</td> <td>NO</td> <td>OTHER</td> </tr> <tr> <td>Branin, T.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>Nelson, T.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>O'Bannon, P.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>Schmitt, D.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> <tr> <td>Thornton, F.</td> <td align="center">✓</td> <td align="center">—</td> <td align="center">—</td> </tr> </table>		YES	NO	OTHER	Branin, T.	✓	—	—	Nelson, T.	✓	—	—	O'Bannon, P.	✓	—	—	Schmitt, D.	✓	—	—	Thornton, F.	✓	—	—
	YES	NO	OTHER																							
Branin, T.	✓	—	—																							
Nelson, T.	✓	—	—																							
O'Bannon, P.	✓	—	—																							
Schmitt, D.	✓	—	—																							
Thornton, F.	✓	—	—																							

WHEREAS, on October 10, 2017, the Board of Supervisors approved an agreement with the Virginia Department of Transportation ("VDOT") under which the County will upgrade the existing County-wide Advanced Traffic Management System; and,

WHEREAS, under the VDOT agreement, the County will obtain engineering design services for the project; and,

WHEREAS, the County received three proposals pursuant to RFP #20-2026-8KMW for the necessary engineering design services; and,

WHEREAS, Rummel, Klepper & Kahl, LLP was selected through competitive negotiation to provide the engineering design services; and,

WHEREAS, the Department of Public Works has negotiated an agreement with Rummel, Klepper & Kahl, LLP for a contract price of \$1,714,524.52; and,

WHEREAS, 100% of the project costs will be reimbursed by VDOT with federal Congestion Mitigation and Air Quality ("CMAQ") funds.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors:

1. The contract to provide engineering design services for the upgrade of the County's Advanced Traffic Management System is awarded to Rummel, Klepper & Kahl, LLP in accordance with RFP #20-2026-8KMW and its proposal.
2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.

COMMENTS: The Director of Public Works and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.

By Agency Head By County Manager

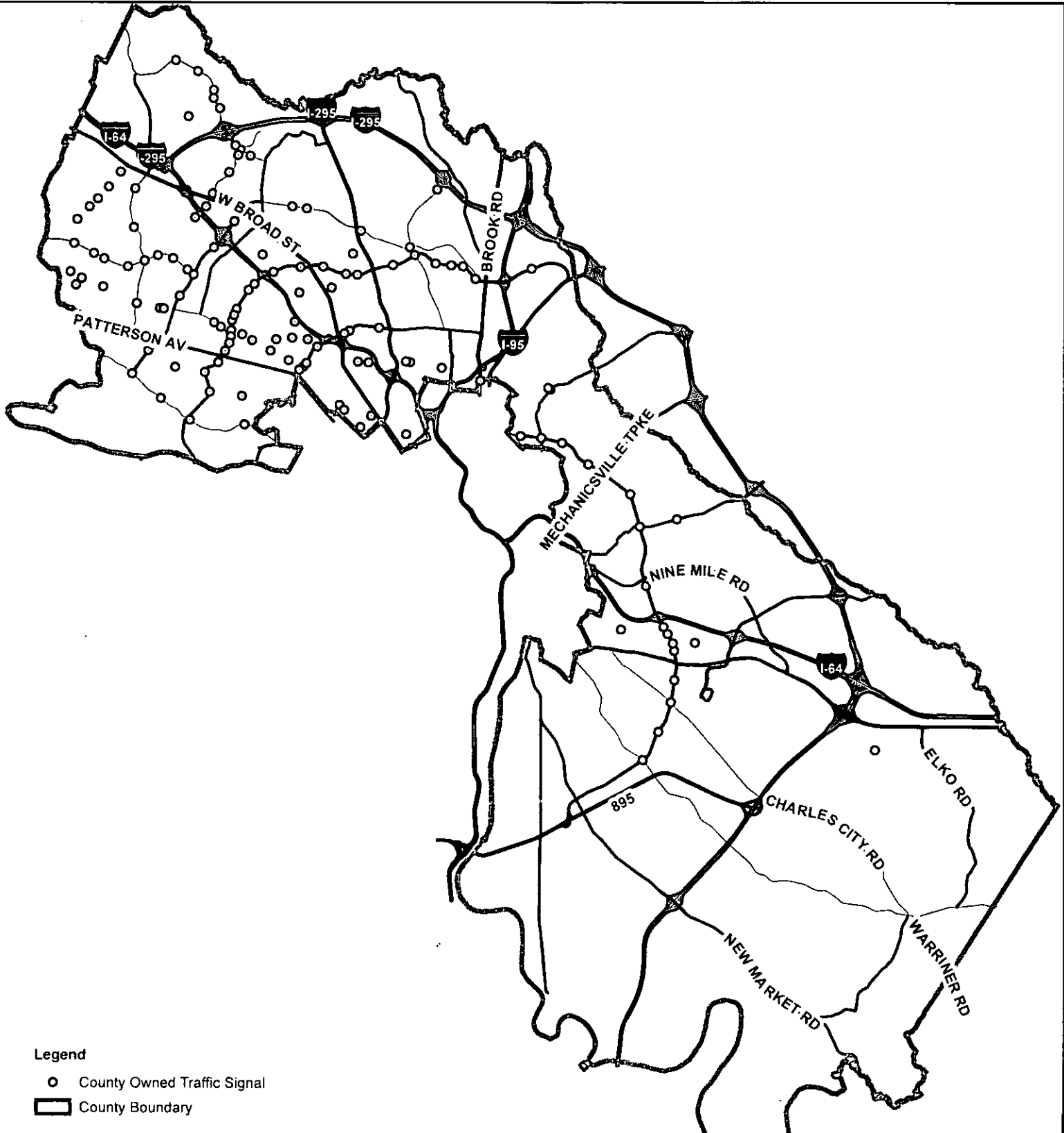
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Clerk, Board of Supervisors

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Date: _____



Advanced Traffic Management System



Legend

- County Owned Traffic Signal
- ▭ County Boundary

1 inch equals 3 miles



RESOLUTION – AWARD OF CONTRACT –
 ENGINEERING DESIGN SERVICES
 FOR ADVANCED TRAFFIC
 MANAGEMENT SYSTEM
 DISTRICT: COUNTY-WIDE
 DATE: APRIL 27, 2021

**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 13021

Page No. 2 of 2

Agenda Title: RESOLUTION – Award of Contract – Woodman Road Extension Multi-Use Trail – Brookland and Fairfield Districts

WHEREAS, after a review and evaluation of the bids, it was determined that George Nice & Sons, Inc. is the lowest responsive and responsible bidder; and,

WHEREAS, the final contract amount shall be determined upon completion of the project by multiplying the unit quantities authorized by the County by the unit prices submitted in the contractor's bid.

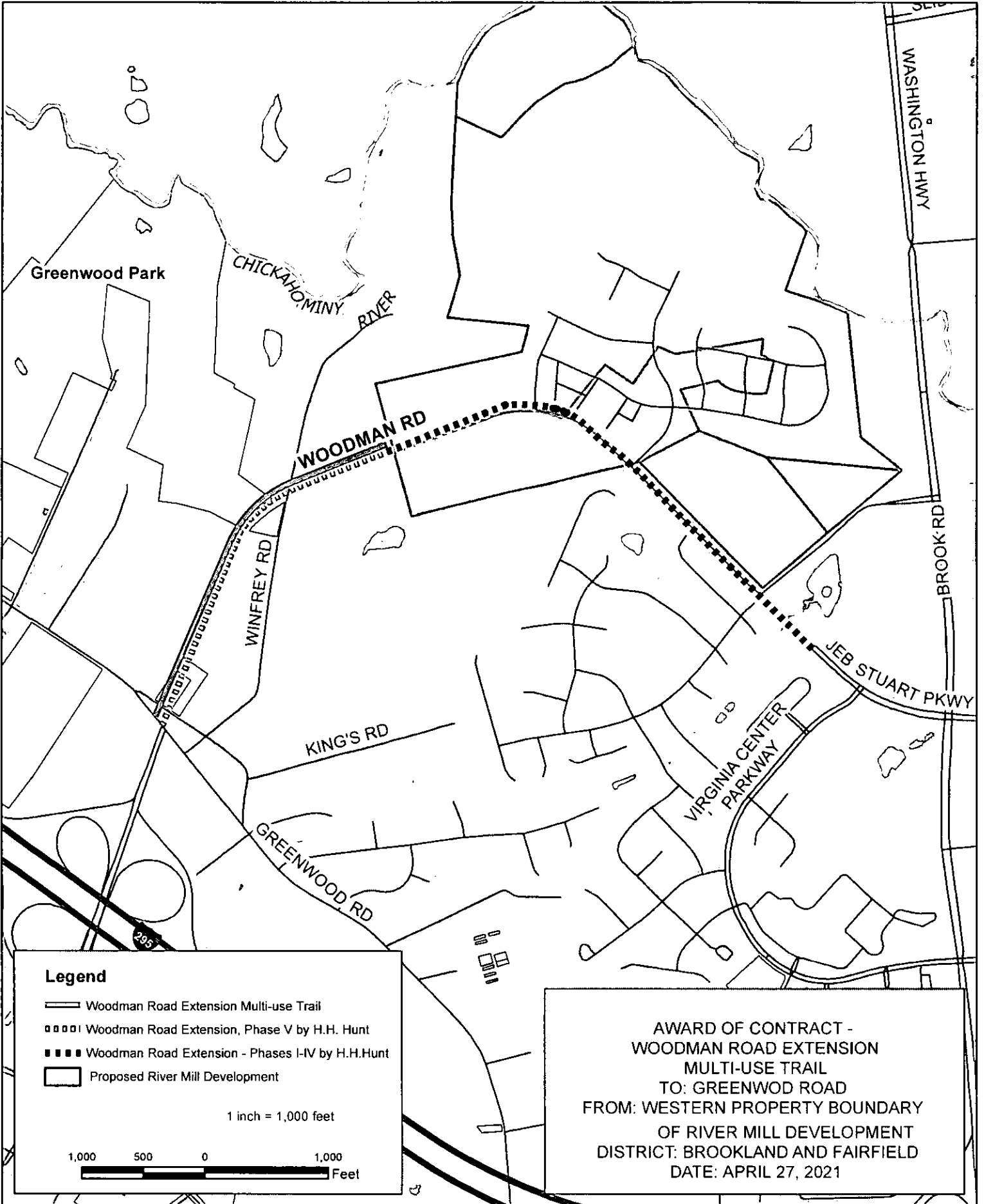
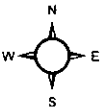
NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors:

1. The contract for \$211,603 is awarded to George Nice & Sons, Inc., the lowest responsive and responsible bidder, pursuant to ITB 21-2125-2JOK, Addendum No. 1, and the base bid submitted by George Nice & Sons, Inc.
2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.
3. The County Manager, or the Purchasing Director as his designee, is authorized to execute change orders within the scope of the project budget not to exceed 15% of the original contract amount.

COMMENT: Funding for the contract is available within the project budget. The Director of Public Works and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.



Woodman Road Extension Multi-Use Trail



Legend

- Woodman Road Extension Multi-use Trail
- Woodman Road Extension, Phase V by H.H. Hunt
- Woodman Road Extension - Phases I-IV by H.H. Hunt
- Proposed River Mill Development

1 inch = 1,000 feet

1,000 500 0 1,000 Feet

**AWARD OF CONTRACT -
WOODMAN ROAD EXTENSION
MULTI-USE TRAIL
TO: GREENWOD ROAD
FROM: WESTERN PROPERTY BOUNDARY
OF RIVER MILL DEVELOPMENT
DISTRICT: BROOKLAND AND FAIRFIELD
DATE: APRIL 27, 2021**



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 131-21

Page No. 1 of 1

Agenda Title: RESOLUTION — Second Amendment to Agreement with Virginia Department of Transportation — E. Laburnum Avenue Sidewalk and Drainage Improvements — Fairfield District

For Clerk's Use Only: Date: <u>4/21/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to: _____	BOARD OF SUPERVISORS ACTION Moved by (1) <u>Shmo</u> Seconded by (1) <u>O'Bannon</u> (2) _____ (2) _____ REMARKS: <div style="font-size: 2em; font-weight: bold; letter-spacing: 0.5em;">APPROVED</div>	<table border="0"> <thead> <tr> <th></th> <th>YES</th> <th>NO</th> <th>OTHER</th> </tr> </thead> <tbody> <tr> <td>Branin, T.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>Nelson, T.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>O'Bannon, P.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>Schmitt, D.</td> <td align="center">✓</td> <td></td> <td></td> </tr> <tr> <td>Thornton, F.</td> <td align="center">✓</td> <td></td> <td></td> </tr> </tbody> </table>		YES	NO	OTHER	Branin, T.	✓			Nelson, T.	✓			O'Bannon, P.	✓			Schmitt, D.	✓			Thornton, F.	✓		
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Branin, T.	✓																									
Nelson, T.	✓																									
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Schmitt, D.	✓																									
Thornton, F.	✓																									

WHEREAS, on August 21, 2017, the County entered into an agreement with the Virginia Department of Transportation ("VDOT") for the estimated project cost of \$833,973 for preliminary engineering, right-of-way acquisition, utility relocation, and construction of improvements to E. Laburnum Avenue from Mechanicsville Turnpike (Route 360) to Bolling Road; and,

WHEREAS, the improvements include installation of 1,450 feet of sidewalk, 1,200 feet of curb and gutter, associated drainage structures, and concrete pads and benches at two GRTC bus stops; and,

WHEREAS, on June 4, 2020, the County amended the agreement with VDOT to reflect the new estimated project cost of \$961,391, of which VDOT will reimburse the County a maximum of \$791,973; and,

WHEREAS, the Department of Public Works has negotiated a second amendment to reflect the new estimated project cost of \$1,213,896, of which VDOT will reimburse the County a maximum of \$1,030,809; and,

WHEREAS, the Department of Public Works will continue to work with VDOT to increase VDOT's funding for the project.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors that the County Manager is authorized to execute the second amendment to the agreement for improvements to E. Laburnum Avenue in a form approved by the County Attorney.

BE IT FURTHER RESOLVED that the County will provide the necessary oversight to ensure the project is developed in accordance with all applicable federal, state, and local requirements for design, right-of-way acquisition, and construction.

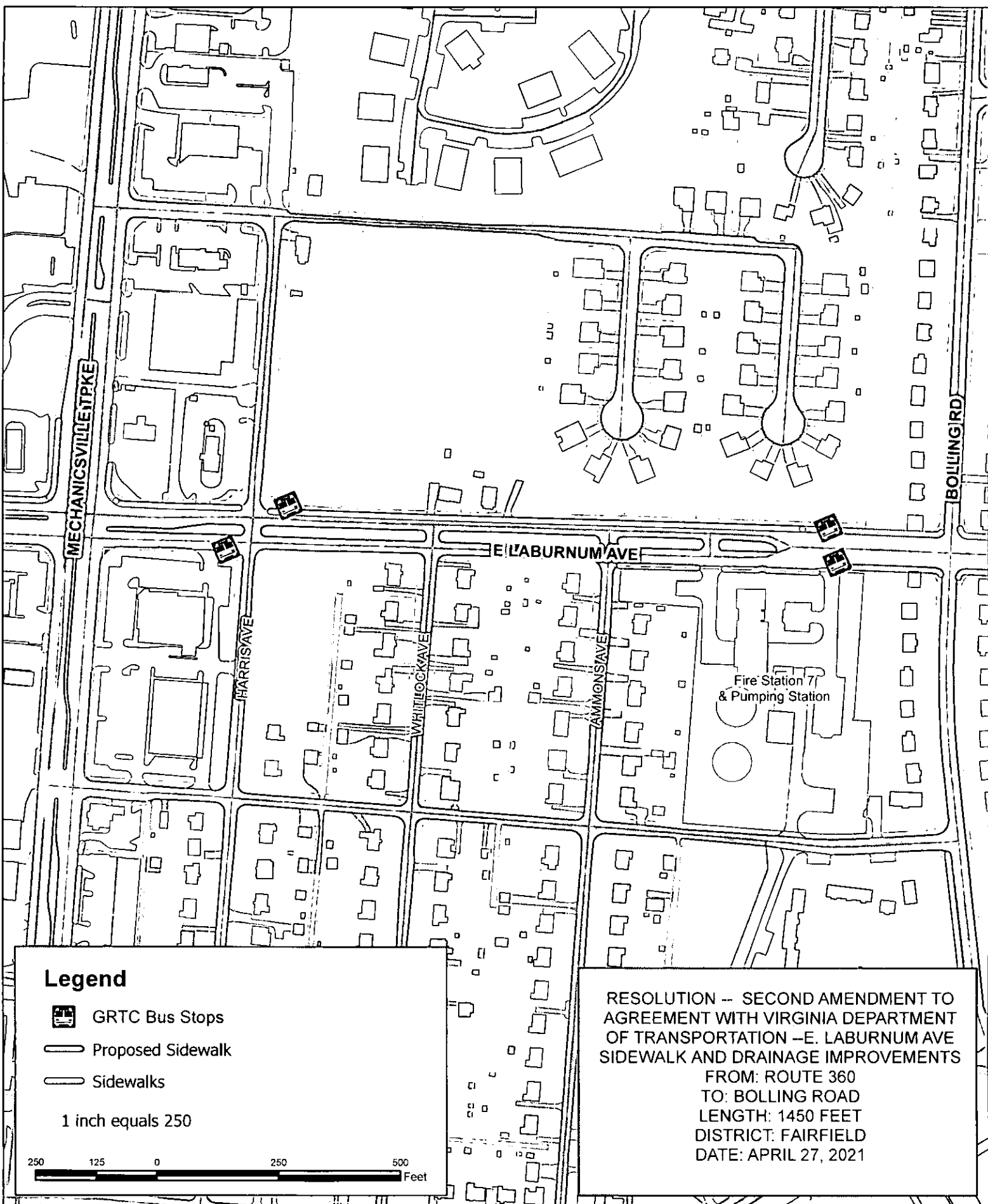
COMMENTS: The Director of Public Works recommends approval of the Board paper, and the County Manager concurs.

By Agency Head [Signature] By County Manager [Signature]




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 Date: _____



E. Laburnum Avenue Sidewalk and Drainage Improvements



Legend

-  GRTC Bus Stops
-  Proposed Sidewalk
-  Sidewalks

1 inch equals 250



RESOLUTION -- SECOND AMENDMENT TO AGREEMENT WITH VIRGINIA DEPARTMENT OF TRANSPORTATION -- E. LABURNUM AVE SIDEWALK AND DRAINAGE IMPROVEMENTS
FROM: ROUTE 360
TO: BOLLING ROAD
LENGTH: 1450 FEET
DISTRICT: FAIRFIELD
DATE: APRIL 27, 2021



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 132-21

Page No. 1 of 2

Agenda Title: RESOLUTION — Award of Contract — Annual Stormwater Management Facility Maintenance Services

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to:	BOARD OF SUPERVISORS ACTION Moved by (1) <u>Branin</u> Seconded by (1) <u>Nelson</u> (2) _____ (2) _____ REMARKS: APPROVED	YES NO OTHER Branin, T. <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> Nelson, T. <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> O'Bannon, P. <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> Schmitt, D. <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/> Thornton, F. <input checked="" type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>
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WHEREAS, the County received seven bids on February 25, 2021, in response to Invitation to Bid No. 20-2094-12EAR for stormwater management facility maintenance services; and,

WHEREAS, the work consists of maintenance and repair of privately-owned stormwater management facilities within residential subdivisions and County properties; and,

WHEREAS, the contract period will be from May 1, 2021, to April 30, 2022, with the option for two additional one-year terms; and,

WHEREAS, the bids were as follows:

<u>Bidders</u>	<u>Bid Amounts</u>
Atmos Solutions, Inc. Washington, DC	\$281,333.00
Blakemore Construction Corporation Columbia, MD	\$299,758.20
Webb Development, LLC Midlothian, VA	\$331,300.00
Environmental Quality Resources, LLC Millersville, MD	\$375,150.00

By Agency Head By County Manager

Copy to: _____

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Clerk, Board of Supervisors

Date: _____

**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 132-21

Page No. 2 of 2

**RESOLUTION — Award of Contract — Annual Stormwater Management Facility
Maintenance Services**

Bidders	Bid Amount
Talley & Armstrong, Inc. Henrico, VA	\$447,588.00
Harbor Dredge & Dock N. Chesterfield, VA	\$772,840.00
Possie B. Chenault, Inc. Bumpass, VA	\$998,575.00

WHEREAS, during the evaluation of the bids, it was determined that the bid of Atmos Solutions, Inc., was not responsive because the bidder did not have the required Virginia Contractor's License at the time of bid submission; and,

WHEREAS, Blakemore Construction Corporation is the lowest responsive and responsible bidder.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors:

1. The contract is awarded to Blakemore Construction Corporation, the lowest responsive and responsible bidder, in the amount of \$299,758.20 pursuant to Invitation to Bid No. 20-2094-12EAR and the bid submitted by Blakemore Construction Corporation.
2. The County Manager is authorized to execute the contract in a form approved by the County Attorney.

Comment: Funding for the contract is available within the project budget. The Director of Public Works and the Purchasing Director recommend approval of the Board paper, and the County Manager concurs.



**COUNTY OF HENRICO, VIRGINIA
BOARD OF SUPERVISORS
MINUTE**

Agenda Item No. 133-21

Page No. 1 of 1

Agenda Title: INTRODUCTION OF ORDINANCE – To Amend and Reordain Section 22-126 of the Code of the County of Henrico Titled “Weight limits for specific streets” to Restrict Through Truck Traffic on Miller Road between Willson Road and Darbytown Road – Varina District

For Clerk's Use Only: Date: <u>4/27/2021</u> <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <input type="checkbox"/> Amended <input type="checkbox"/> Deferred to: _____	BOARD OF SUPERVISORS ACTION Moved by (1) <u>Nelson</u> Seconded by (1) <u>Zani</u> (2) _____ (2) _____ REMARKS: APPROVED	<table border="0"> <thead> <tr> <th></th> <th>YES</th> <th>NO</th> <th>OTHER</th> </tr> </thead> <tbody> <tr> <td>Branin, T.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>Nelson, T.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>O'Bannon, P.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>Schmitt, D.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> <tr> <td>Thornton, F.</td> <td align="center"><input checked="" type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> <td align="center"><input type="checkbox"/></td> </tr> </tbody> </table>		YES	NO	OTHER	Branin, T.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Nelson, T.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	O'Bannon, P.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Schmitt, D.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Thornton, F.	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
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The Clerk is directed to advertise, in the *Richmond Times-Dispatch* on May 4 and May 11, 2021, the following ordinance for a public hearing to be held in the Board Room on May 25, 2021, at 7:00 p.m.:

“AN ORDINANCE to amend and reordain Section 22-126 of the Code of the County of Henrico titled ‘Weight limits for specific streets’ to restrict through truck traffic on Miller Road between Willson Road and Darbytown Road – Varina District. A copy of the full text of this ordinance shall be on file in the Office of the County Manager.”

Comment: The Director of Public Works recommends approval of the Board paper, and the County Manager concurs.

By Agency Head [Signature] By County Manager [Signature]

Copy to: _____ A Copy Teste _____
 Clerk, Board of Supervisors
 Date: _____