



TOWN OF HAYMARKET TOWN COUNCIL

CONTINUATION MEETING ~ MINUTES ~

David Leake, Mayor
<http://www.townofhaymarket.org/>

15000 Washington St
Haymarket, VA 20169

Friday, November 6, 2015

5:00 PM

Council Chambers

A Continuation Meeting of the Mayor and Council of the Town of Haymarket, VA, was held this evening in the Board Room, Commencing at 5:00 PM

Mayor David Leake called the meeting to order.

1. Call to Order

Councilman Matt Caudle: Present, Councilman Chris Morris: Present, Councilman Kurt Woods: Present, Councilman Joe Pasanello: Present, Councilwoman Susan Edwards: Present, Vice Mayor Steve Aitken: Present, Mayor David Leake: Present.

2. Agenda Items

A. Citizens Time

Pam Stutz - 6720 Jefferson Street

She congratulates Council that they want to move on with the Harrover property. She understands that part of the desire or plan for the property may be to remove the two structures. She feels these buildings provide the Town with history. The Town has struggled over the years to prevent the Town from becoming like any other Town. She is concerned about the Food Pantry. She wishes we didn't need a food pantry. She asks that Council consider incorporating a facility that could house the food pantry. She encourages the Council to make this consideration this evening.

David Jones - St. Michael's Anglican Church

St. Paul's was integral to the start of the food pantry. He feels the pantry has been a blessing and that Haymarket is known for its food pantry. He reminds that folks come to the food pantry it brings them to Haymarket. Not only the people who pick up food, but also those who donate. All of these people create commerce for the Town.

Eileen Smith

She has been associated with the food pantry for 8 years. Not only is it important to focus on who the pantry serves, 500-600/month, but also focus on the spirit of volunteerism. Children of all ages volunteer for the pantry.

Brianna - Bristow

She has been volunteering for the Food Pantry for over a year now. There are other things than food that people get from the Food Pantry. Some people volunteer and it adds to their resume. Some do it because of their secular beliefs. She believes the pantry adds value to the Town.

Cathy Pasanello - 6895 Track Court

She is proud that Haymarket is HEAL Healthy Eating/Active Living, certified town. She feels our residents deserve a park.

Rebecca Bare - 14977 Cheyenne Way

Numbers were thrown out at the last meeting. She reminds that The Town of Haymarket owns 5 historic properties. We can have a park and have both of those buildings in tact. She reminds that grants are available for funding. She watches the meetings and has not heard any discussions about grant applications. Every public hearing the Town has had, residents come out in full support of the food pantry. This shouldn't be a matter of picking and choosing between the park and the buildings.

Rhonda Reese - 6995 Manahoac Place

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She is a volunteer at the Food Pantry; her sons also volunteer there. She feels it is very important that the Food Pantry stay in Haymarket. She agrees why can't we do both the pantry and the park. There are many other blighted properties in Town that perhaps could be a park area.

Dottie Leonard - 14801 Washington Street

She agrees with the speaker who said the most critical use for everyone in the community is a park. She is a realtor of 26 years. The best and most efficient use would be for the Town to support another use. It is a large space for just the food pantry use. There was once a food pantry that became corrupt. She has a big heart for those in need and she would feed each of them if she could. She said the buildings are not worth the cost of moving them. She thinks it would be a good idea to have the front of the parcels plotted out for commercial businesses. There was a time she was fighting for her life and she could have used some help and no one from the pantry offered her food.

Joe Clark

He wanted to make a positive comment that they recently moved here. He volunteers his time at the pantry and thinks that

Carrie Fory - Maintenance Coordinator - Food Pantry

She really likes working there and hopes to continue. She was raised in an affluent area such as Haymarket. Her family relied on the same services. She asks that the Council think about what are we giving back?"

Brianna - Bristow

She thinks sharing the property with another use would give exposure to the pantry. She thinks it would make a great dog park. It would also make a nice community garden.

B. Consideration of Planning Commission Appointment

Move to appoint Cathy Pasanello to the Planning Commission for the term ending 06/30/2016.

Discussion: *Councilman Caudle is glad to have someone step up to serve the Town. Councilman Pasanello has known the applicant since 1976. The Town is lucky to have her and he does not need to abstain because he knows she objective and he can vote comfortably for her. Councilman Morris would like to invite all the folks that were here this evening to air their grievances to come serve on the Planning Commission.*

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kurt Woods, Councilman
SECONDER:	Susan Edwards, Councilwoman
AYES:	Caudle, Morris, Woods, Pasanello, Edwards, Aitken

C. 14740 Washington Street - Food Pantry Building

There is a matrix or outline provided this evening. The goal for the meeting tonight is give good direction to the staff with regard to the Harrover Master Plan.

The Mayor asks: Is now the time to exercise the 6-month notice in the lease agreement with the board of directors and assist them where we can so as to transition into a more suitable facility.

- Vice Mayor Aitken does not believe it is appropriate to give a 6-month notice at this time
- Councilman Pasanello does believe a 6-month notice is appropriate at this time
- Councilman Caudle does believe a 6-month notice is appropriate at this time
- Councilman Woods does not believe a 6-month notice is appropriate at this time
- Councilwoman Edwards does not believe a 6-month notice is appropriate at this time
- Councilman Morris does not believe a 6-month notice is appropriate at this time
- Mayor Leake suggest that a year notice be provided. Modified to 12/31/2016 and with the intent that if there is any further extension that we would extend
- Councilman Pasanello agrees a lease termination notice of 12/31/2016 is appropriate
- Councilman Caudle agrees a lease termination notice of 12/31/2016 is appropriate

- Vice Mayor Aitken agrees a lease termination notice of 12/31/2016 is appropriate
- Councilwoman Edwards believes we wait to give any notice until we have a more specific time and then give them notice

Move to instruct staff to notify the Haymarket Regional Food Pantry of the Town's intent to terminate their lease 12/31/2016 for 14740 Washington Street

RESULT: ADOPTED [5 TO 1]
MOVER: Steve Aitken, Vice Mayor
SECONDER: Kurt Woods, Councilman
AYES: Caudle, Morris, Woods, Pasanello, Aitken
NAYS: Susan Edwards

D. Appoint Liaison to Food Pantry for Relocation

Move to appoint Councilman Morris as the liaison to the Food Pantry

RESULT: ADOPTED [UNANIMOUS]
MOVER: Steve Aitken, Vice Mayor
SECONDER: Joe Pasanello, Councilman
AYES: Caudle, Morris, Woods, Pasanello, Edwards, Aitken

E. Master Plan Matrix

The following was discussed and affirmed this evening on what features are desired at Harrover Park

ELEMENT	COMP PLAN	PUBLIC FORUM	ARB	PC	TC	COUNCIL DIRECTION FOR MASTER PLAN
<u>Open Space</u> - Council indicated open space a priority. PC desired to see more. ARB supported concept A with open space elements shown. Forum and Comprehensive Plan Policy (Comp Plan) specifically state use as open space.	X	X	X	X	X	Council agrees that open space is priority, without taking into consideration the status of the current structures
<u>Pavilion</u> - An open-air pavilion generally supported by three public bodies (ARB, PC, TC), Forum, and Comp Plan.	X	X	X	X	X	No objections
<u>Trails Network</u> - Creating a walking environment with connections the Town's Streetscape and trails on the property supported by three public bodies, Forum, and Comp Plan.	X	X	X	X	X	No objections
<u>Major Community Playground</u> - Council preferred a multi-age playground; the PC and ARB preferred a major community playground, as did the public. Comp Plan specifically states consideration of playground.	X	X	X	X	X	No objections
<u>Amphitheater</u> - An open-air pavilion generally supported by three public bodies (ARB, PC, TC), Forum, and policy. Comp Plan references public use		X	X	X	X	Phase II or future facility
<u>Picnic Tables and Benches, etc.</u> - All three public bodies agreed that an early phase of development should include picnic tables, benches, etc. Comp Plan references park use.	X	X	X	X	X	No objections

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<u>Vehicular / Park Entry</u> - The PC did not favor the "dual entrance". Council preferred a single entrance across from Coach Way, but stated if a dual entrance remained it would want one way traffic flow. No recommendation stated in ARB, Forum or Comp Plan.				X	X	Single Entrance directly across from Coach Way
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PROGRAM ELEMENTS - MODERATE AGREEMENT:

ELEMENT	COMP PLAN	PUBLIC FORUM	ARB	PC	TC	COUNCIL DIRECTION FOR MASTER PLAN
Parking - General consensus of ARB and TC was that parking should not be a focus of the design. The Park should feature functional parking but be designed to be pedestrian friendly. Comp Plan and Forum silent on issue.				X	X	Minimal parking
Removal of Outbuildings (sheds, garage, etc.) - ARB recommended removal as an early phase. No specific recommendation by PC specific outbuildings, but general preference not to use existing structures (except as noted below). Council did not specify a preference on the outbuildings, but did make it a priority to create usable space as did Forum.			X	X	X	Remove and Reuse. Repurpose well house, remove two sheds. Only outbuilding should be used to service shed
4. Do we agree to remove all the out buildings now?						
Public Restrooms - All three bodies agreed that the property would need public bathroom facilities. The public did not specify the need for public bathroom facilities. Comp Plan references Community Center, which assumes public restrooms. Potential for reuse of Lewis home to provide public restroom.	X	X	X	X	X	Restroom facilities are needed in the park. As soon as possible depending on funds availability
5. Do we agree bathroom facilities are needed in phase one?						
Community Room / Meeting Space - Comp Plan references community center use. The public forum requested meeting space to be part of the park. The ARB desired meeting space/ the possibility of a gallery. The PC did not state that it was interested in a meeting space due in part to issue of staffing such a facility, but did, at the recommendation of staff, agree to vet option using one Lewis home for such a facility. The Council discussed for some time the issue with a mixed result. Ultimately the Council agreed to explore the possibility of having a meeting space as part of the Master Plan. Potential for reuse of Lewis home.	X	X	X	X		This plan will not provide a community room or meeting space facility
6. Do we agree the need for Town to provide a community room or meeting space?						

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PROGRAM ELEMENTS - DISCUSSION / LEWIS HOMES

a. Lewis Home / Former Police Department (14710 Washington Street) -	<u>REUSE</u>	<u>COUNCIL'S FINAL DIRECTION FOR MASTER PLAN</u>
<u>Comprehensive Plan:</u> Although the plan is out of date and conflicting, it does identify the Lewis Home as a contributing resource to the Town's Historic District, recommends adaptive reuse of historic structures, and directs maintenance of Town-owned historic resources.	X	
<u>Public Forum:</u> The public forum featured two groups of differing opinions. Group 1 was in favor of demolishing both buildings and/or restoring one of the better buildings and constructing purpose driven facilities. Group 2 was in favor of refurbishing the buildings in place to utilize as part of the Park plan.	X	
<u>ARB -</u> ARB came up with a hierarchical approach. Their first preference is to retain both buildings, including the former PD. Their next preference was to allow the removal of one facility, document it, potentially salvage it and honor it on site with historic markers or interpretations. Their least favorable approach would be to remove all the buildings, but if that was decided, the goal would be to follow the same format of document it, potentially salvage it and honor it on site with historic markers or interpretations.	X	
<u>PC:</u> The PC was unanimously in favor of demo of all buildings, however, reluctantly agreed to consider an option that retained one of the buildings. No preference to which stated.	X	
<u>Council:</u> Has not made final determination on the buildings. However, the general consensus led to the development of a Master Plan Concept that in vision 1 or none of the buildings.		Remove from Plan, offer to sell at \$1 for three months; if not sold, salvage. Direct staff to complete Certificate of Appropriateness priority being 1) Sale 2) Salvage of materials
7. Do we want to remove the Lewis Home / Former PD? (14710 Washington Street)		
If Retain : 8. Do we want to reduce the building footprint by removing additions to the original structure?		
If Remove: 9. Do we donate for relocation from the property? Yes 10. Do we want salvage the building for features throughout the park? 11. Do we want to honor the original building location in some way? Keep the fireplace (proposed), create a space with the outline of the footprint or historic marker?		

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b. Lewis Home / Current Food Pantry (14740 Washington Street) -	REUSE	COUNCIL'S FINAL DIRECTION FOR MASTER PLAN
Comprehensive Plan: Among other items, Comp Plan identifies Lewis Home as a contributing resource to the Town's Historic District, recommends adaptive reuse of historic structures, and directs maintenance of Town-owned historic resources.	X	
Public Forum: The public forum featured two groups of differing opinions. Group 1 was in favor of demolishing both buildings and/or restoring one of the better buildings and constructing purpose driven facilities. Group 2 was in favor of refurbishing the buildings in place to utilize as part of the Park plan.	X	
ARB - ARB came up with a hierarchical approach. Their first preference is to retain both buildings, including the current food pantry, noting of the two Lewis homes, the food pantry was the more architecturally intact. Their next preference was to allow the removal of one facility, document it, potentially salvage it and honor it on site with historic markers or interpretations. Their least favorable approach would be to remove the buildings, but if that was decided, the goal would be to follow the same format of document it, potentially salvage it and honor it on site with historic markers or interpretations.	X	
PC: The PC was unanimously in favor of demo of all buildings, however, reluctantly agreed to consider an option that retained one of the buildings. No preference to which stated.	X	
Council: Has not made final determination on the buildings. However, the general consensus led to the development of a Master Plan Concept that in vision 1 or none of the buildings.	X	Remove additions and maintain original structure for restroom/storage facility
12. Do we want to repurpose or remove the Lewis Home / Food Pantry? (14740 Washington Street)		
If Retain : 13. Do we want reduce the building footprint by removing additions to the original structure?		
If Remove: 14. Do we want to donate for relocation from the property? 15. Do we want salvage the building for features throughout the park? 16. Do we want to honor the original building location in some way? Keep the fireplace (proposed), create a space with the outline of the footprint or historic marker?		

F. 14710 Washington Street - Old Police Department Building

G. 14740 Washington Street - Food Pantry

3. Adjournment

A. Motion to Adjourn

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Kurt Woods, Councilman
SECONDER:	Joe Pasanello, Councilman
AYES:	Caudle, Morris, Woods, Pasanello, Edwards, Aitken

Submitted:

Approved:

Jennifer Preli, Town Clerk_____
David Leake, Mayor

