

MINUTES OF A TOWN COUNCIL WORK SESSION
TOWN OF LURAY, VIRGINIA
Tuesday, July 8, 2008

The Luray Town Council met in a work session on Tuesday, July 8, 2008 at 6:00 p.m. in the Luray Town Council Chambers located at 45 East Main Street, Luray, Virginia at which time there were present the following:

Presiding: Mayor Barry Presgraves

Council Present: Nancy Shifflett
Lonnie Arrington
Leroy Lancaster
Jerry Schiro
Earl "Rock" Racer

Council Absent: William Menefee

Also Present: Rick Black, Town Manager
Bryan Chrisman, Assistant Town Manager
Jason Spitler, Town Attorney
Mary Broyles, Treasurer
Danielle Babb, Deputy Clerk-Treasurer
Ralph H. Dean, Former Mayor
Andrew Jenner, Page News and Courier

Former Mayor, Ralph H. Dean, presented Barry Presgraves with a new gavel prior to the beginning of the meeting. Ralph Dean thanked members of council and staff for their support during his many years of service.

The meeting was called to order by Mayor Presgraves and everyone recited the Pledge of Allegiance to the flag.

Mayor Presgraves welcomed Jerry Schiro as he began his new term as a member of the council. Also, Mr. Presgraves thanked Andrew Jenner for his work with the town while he has served as a member of the Page News and Courier staff. Mr. Jenner is leaving the Page News and Courier to dedicate his time to attending graduate school.

Mayor Presgraves asked for changes or additions to the agenda. Councilman Racer would like to discuss the "Roadtrip to History" film.

PUBLIC HEARINGS

Town Manager, Rick Black, notified Council of two public hearings. The first public hearing will be a request from David and Laurie Ryman. Mr. and Mrs. Ryman are requesting a vacation of public right of way for a town owned strip of land near the intersection of South Broad Street and Campbell Street, which is a portion of a public alley. The Luray Caverns Corporation had previously requested a vacation of right of way but has chosen to look at other locations for their signage.

CURBSIDE RECYCLING

Town Planner, Ligon Webb, presented the latest developments regarding the proposed curbside recycling program. The Economic Development Authority has denied the town's request to use a portion of the EDA-owned site for a small recycling collection station. At the present time, Mr. Webb stated that the town is exploring other locations. Mr. Webb noted that the two other priorities are designing a collection truck and acquiring collection bins. Councilman Racer stated that he would like to focus on extending the life of the current landfill and take an aggressive approach to promote recycling. Mr. Racer will ask for Council to vote on this issue at the regular meeting on Monday night. Councilman Leroy Lancaster raised concerns over the collection costs in relation to rising fuel prices.

CONSTRUCTION PROJECTS

Town Manager, Rick Black, briefed Council on the many construction projects for this fiscal year. Regarding the train depot, the bid package has been forwarded to VDOT for review. VDOT has a 30-day time period to conduct the review. The low bidder was Dink's Construction of Harrisonburg, Virginia.

The Main Street Bridge work remains incomplete due to an application error or a manufacturer defect. Regardless of where the responsibility lies, the work must be corrected. Councilwoman Shifflett would like to see a time limit put on the correction of the re-surfacing project. Town Manager, Rick Black, stated that payment would be withheld from the vendor until the work was satisfactory. Despite the resurfacing problems the bridge railings are currently being installed.

Mr. Black advised Council that monthly meetings will be held on the progress of the Water Filtration Plant. At this time, the contractor has placed its construction trailer on site.

The first phase of the downtown façade project continues with some businesses complete while others are still under renovations. According to Doug Meredith of LMW PC, the second phase of the façade project will be presented for bids in the Sunday newspapers this week.

Regarding Phase IV of the Greenway, Mr. Black stated that the bridge will be delivered to the site tomorrow. Town Staff hopes to have a request for proposal prepared by month's end for the restroom construction.

Mr. Black informed Council of the intention to install water, sewer, electrical, and telephone service to the Recreation Park building. Also, plans have been made to rebuild the salt building before this fall. The West Main Street Tower site and Lake Arrowhead will be receiving new storage in the form of pole barns. Mr. Black feels that there is too much equipment being stored outdoors with no protection from inclement weather.

ROADTRIP TO HISTORY

Councilman Racer would like to know the progress on the historical movie concept previously presented by Mr. Bronson with Oak Tree Productions. Council discussed what time of year this should be filmed. Mr. Black stated that the total filming time is limited to a two day total. Mr. Black will obtain more information regarding when the project could begin.

ADVERTISING

Town Manager, Rick Black, asked for Council's input on the annual advertisement for the Chamber of Commerce guide. As well, he asked if Council would like to continue the advertisement with Virginia Municipal League. Councilman Racer stated that the advertisement was a valuable tool for the town.

WAYFINDING SIGNS

Mr. Black has requested Council issue a resolution of recognition for Wes Porter and Graphic Services for their work on the new wayfinding signs. Overall, Council and Staff have received positive feedback regarding the design.

APPOINTMENTS

Appointments need to be made for Planning Commission and other Committees. At the regular council meeting on Monday, July 14, nominations and approvals will need to take place.

MEETING AGENDAS

Mayor Presgraves would like Council members to utilize the consent agenda format. The consent agenda will include all regular business items requiring approval. These items would include; minutes, treasurer's report, etc. Council discussed the effectiveness of Council Work Sessions. Councilwoman Shifflett would like to see some form of meeting to address new topics and form strategic plans for the coming year. She feels that an organizational meeting could be very effective for the town's overall mission for the coming year. Councilman Arrington stated his concerns over the lack of citizen knowledge of agenda topics. Councilman Lancaster feels that the public should hear Council's discussion over topics at the regular meetings. Councilman Racer advised that he sees work sessions as a valuable tool and would like to see them continue. Councilman, Jerry Schiro, reported that most jurisdictions have a retreat of some sort to accomplish a mission for the coming year. As well, this can be an effective tool when new council members begin their term. Mr. Schiro feels that there are some items that can be excluded from the agenda and left to the Town Manager's discretion. Mayor Presgraves would like to see work sessions held when there are topics of substance that require a great deal of discussion.

TOWN ATTORNEY

EXECUTIVE SESSION

Property Acquisition, Section 2.2-3711.A.3

Mayor Presgraves requested a motion to adjourn into Executive Session for the purpose of discussing Property Acquisition, Section 2.2-3711.A.3. Councilman Racer motioned to recess the regular session and to convene in executive session; Councilman Lancaster seconded the motion with the following members voting YEA: Council Members Shifflett, Arrington, Lancaster, Schiro, and Racer.

Approved 5-0

After reopening the work session, Council agreed that only property acquisition was discussed during the Executive Session.

Following the Executive Session the Town Attorney, Jason Spitler, continued his report by updating Council on the Lord Fairfax Community College lease agreement. Mr. Black met with Kathleen Johnson, representative for LFCC, who stated that no emergency lease was available. However, LFCC plans to request an extension of the current agreement for approximately six to nine months. Mr. Spitler and Mr.

Black received assurance from Virginia Municipal League that liability coverage requirements for the premises would be satisfied. The only issues surrounding the agreement are building maintenance and alterations. Jason Spitler advised Council that he would like to see action on the agreement at the August meeting.

Lastly, Mr. Spitler briefed Council on recent airport developments and related funding. A draft of the hangar lease agreement has been provided to him by Powell Markowitz.

WATER TAPS

Mr. Black discussed the request from the Page County School Board to waive the facility fees for the new high school. The amount of the fees would total approximately \$ 62,000 for both water and sewer.

Mr. Black briefed Council on the Blue Ridge Village plans, which provided for one meter for multiple units. Town Staff has advised Mr. Brian Phelps that it is necessary for each unit to have its own meter; however one bill could be issued for the entire complex.

ADJOURNMENT

Before adjourning, Mayor Presgraves thanked Councilman Racer for his service on the NSVRC board. He noted that Mr. Schiro will be taking over his term on the board.

There being no further business, Mayor Presgraves adjourned the work session of the Town Council at approximately 8:10 pm.

Barry Presgraves
Mayor

Danielle P. Babb
Deputy Clerk-Treasurer