



Minutes of Council Meeting
Buchanan, VA

January 10, 2022

Present: Mayor Craig Bryant
Vice Mayor Chris Witt
Councilmember James Manspile
Councilmember Marlon Rickman
Councilmember Chris Petty

Attending: 12 Citizens, Board of Supervisors Amy Stinnett, 3 Employees, Town Attorney

Mayor Craig Bryant called the January 10, 2022 Council meeting to order at 7:00 p.m. This meeting was held in the Council Chambers. Town Manager McCulloch took roll call. With five councilmembers present, a quorum was established. A moment of silence was held and all that were present stated the Pledge of Allegiance.

The first item of business was to consider approval of the December 2021 Financial Report, and unpaid bills, the minutes from the November 4, 2021 Work Session, and minutes from the November 8, 2021 Regular Council Meeting. A motion for approval for all items under consent agenda was made by Councilmember Manspile, with a second from Councilmember Petty. Mayor Bryant asked for further discussion. With no further discussion, the motion carried with a vote of 5 - 0.

Mayor Bryant asked to revise the agenda for tonight. Mayor Bryant made a motion to delete item M of the old agenda, the closed session. Delete item N, new business resulting from the closed session on the old agenda, then add under H on the new agenda, New Business items add # 5 which is Discuss MOU Regarding Flood Preparedness Fund. That is the motion. Vice Mayor Witt seconded the motion. Mayor Bryant asked for further discussion. With no further discussion, the motion was passed by a vote of 5 – 0. Mayor Bryant stated that the agenda was amended.

Next on the agenda was Awards, Recognitions, and presentations. Mayor Bryant stated that there is a list of names here, it sure is exciting to recognize these young folks. I am glad they are all here. Mayor Bryant stated that what will be done is there is a proclamation that all of Council has signed and Mayor Bryant will read each of these individually. When Mayor Bryant says the name, please come up so that your parents can take pictures as you are recognized. Mayor Bryant read the Proclamations of Appreciation and Recognition for Gavin Price, Aaron Petty, and Jackson Tyree for each of their hard work and volunteering in the community, and being a co-Marshall for the Christmas Parade that had to be canceled due to inclement weather.

Next on the agenda was to hear citizen comments and petitions regarding agenda items. No one had signed up to speak.

Next on the agenda was New Business/Action Items/Public Hearings. The first item of new business was the Public Hearing for Rezoning/Zoning Text Amendment. Councilmember Manspile made a motion to open the Public Hearing with a second from Vice Mayor Witt. Mayor Bryant asked for further discussion. With no further discussion, the motion was carried by a vote of 5 – 0. Mayor Bryant stated that no one had signed up to speak and asked if anyone on the conference call would like to speak. No one wished to speak. Mayor Bryant made a motion to close the Public Hearing with a second from Councilmember Manspile. Mayor Bryant asked for further discussion. With no further discussion, the motion carried with a vote of 5 – 0. Councilmember Manspile made a motion to go back into the Regular Council meeting with a second from Councilmember Petty. Mayor Bryant asked for further discussion. With no further discussion, the motion carried with a vote of 5 – 0. Town Manager McCulloch stated that she was unsure if Council wanted to vote on the Zoning Text amendment, or the rezoning at this time. We had hoped to at this time. Mayor Bryant asked if that was what Resolution R22-0110-01 was for. Town Manager McCulloch stated that the Resolution is a separate item related to the project, but not about the Rezoning/Zoning Text Amendment. The ask is to vote on the Rezoning and Zoning Text Amendment as requested by Planning Commission. Town Manager McCulloch asked if Council can vote to add the mixed-use definition and to add it as a special use permit to trade to add a special use permit to add an ATM drive up, and to Rezone the Groendyk properties as trade. Councilmember Manspile stated that the agenda needs to be amended because this is not on the agenda. Town Attorney Puvak stated that it could be captured under Item 1. You held a Public Hearing for Rezoning and the Text Amendment. You should adopt an Ordinance amending the Zoning Ordinance, and then take action on the rezoning. Mayor Bryant restated that there were no comments or questions during the Public Hearing. Mayor Bryant made a motion to amend the Zoning to reflect the special use permit to allow those items that were just talked about. Councilmember Manspile seconded the motion. Mayor Bryant asked for further discussion. With no further discussion, the motion was carried by a vote of 5 – 0. Town Attorney Puvak stated that Council now needs to rezone the property from manufacturing to trade. Mayor Bryant made a motion to rezone the Groendyk property from manufacturing to trade. Vice Mayor Witt seconded the motion. Mayor Bryant asked for further discussion. With no further discussion, the motion carried with a vote of 5 – 0. Next action item was the consideration of Resolution R22-0110-01: Resolution Designation 19318 Main Street – Former Groendyk Properties (Parcels 65A-66 and 65A-68) as a Revitalization Area. Councilmember Petty made the motion to adopt the resolution with a second from Councilmember Manspile. Mayor Bryant asked for further discussion. With no further discussion, the Resolution was adopted with a vote of 5 – 0. The next action item was Consideration of Resolution R22-0110-02: A Resolution Authorizing Purchase of Electronic Equipment and Accessories for Council Chambers. Councilmember Manspile made the motion to approve with a second from Councilmember Petty. Mayor Bryant stated that the system here is outdated and needs to be updated. Mayor Bryant asked for further discussion. With no further discussion, the Resolution was approved by a vote of 5 – 0. The next action item was the Verbal Approval to Submit the PER by CHA to the USDA. Mayor Bryant asked for a brief summary. Town Manager McCulloch stated the engineering company CHA has done a Preliminary Engineering Report (PER) as part of a project Council requested, they do last year. The recommendation by our consultant was to send the PER to the USDA as part of a finished product, and to see that they adopt it. Then see what funding opportunities are available. Mayor Bryant made the motion with a second from Councilmember Manspile. Mayor Bryant asked for further discussion. With

no further discussion, approval was granted with a vote of 5 – 0. The last action item was to Discuss the MOU regarding the Flood Preparedness Fund. Mayor Bryant stated that what was in front of Council is a proposed MOU for a possible review and some sort of partnership to start the work of submitting a flood plan review for the Town of Buchanan. The last one was done in the 80's after the 1985 flood. Right now, there are monies available at the state level for contributions to flood review. Mayor Bryant stated that the Town of Buchanan does have the ability to apply for funds to help towards a flood study to look at the flooding in our area. The MOU is a draft that has been proposed by our County partners. Mayor Bryant stated that the MOU basically puts the Town of Buchanan more in a situation where the County would be the lead on administering the plan, as well as possibly anything that would come up in the plan, and to address the flooding. With the current situation, Mayor Bryant thinks that Council should consider who should administer this program, and Town should be involved in any flood study or looking at how this might affect the Town and its citizens. Mayor Bryant asked for any questions about this MOU. Mayor Bryant asked do we accept this as is, or reject it and have the Town Manager draft something more conducive to what the Town's wishes would be. Councilmember Petty stated that he thinks Council should reject the current MOU and have Town Manager McCulloch draft something. Vice Mayor Witt stated there are several red flags in the way the current draft MOU is written. He proposed rejecting the current MOU and write it up and move on from there. Councilmember Manspile stated that he is hesitant to spend tax payer's money and Town not be in charge of what that money does. He is all for the study in and of itself, but, if the majority is in the Town, the Town Manager is capable of drafting an MOU and proceeding. That is the best way for Council to look out for the Town's best interest. Mayor Bryant made a motion to reject the current MOU and allow the Town Manager to draft a rebuttal MOU with our partners to see if that will start a collaboration with our county partner to see about the feasibility of a flood study. Councilmember Petty seconded the motion. Mayor Bryant asked for further discussion. With no further discussion, the draft MOU was rejected by a vote of 5 – 0.

Next on the agenda was committee reports. Town Manager McCulloch stated the Special Events Committee has been in clean up mode from all the Christmas activities. That wrapped up with the Epiphany bonfire on January, 6, 2022. Overall, the Christmas activities were well attended. Small Business Saturday was the largest to date with good participation at the community market, as well as attendance by the public, which spilled over to shop and dine at the shops and restaurants in Town. The Town also received coverage from the news stations for the Christmas Eve Luminaries. There were a lot of visitors to see the luminaries as well as the festival of lights at the Town Park. Also, the Christmas Wreaths will be taken down by Shentel as their time permits. The timers on the utility poles will need to be checked before the next Christmas season. Lastly, one of the visitors for the Buchanan is Open for Business Saturday in November, has returned to the Town to make follow up visits with a few properties in mind. Hopefully we will have good news soon.

Next on the agenda was Citizen Comments and Petitions Regarding Non-Agenda Items. No one had signed up to speak.

Next on the agenda was Additional Comments. Mayor Bryant stated there were some concerns about water bills. Town Manager McCulloch stated that there had been a lot of questions about the water bills. The bills were mailed out on Tuesday, January 2, 2022. The office was closed the Friday and Monday prior, we were short staffed the week prior, and the Town Manager was on vacation one day that week. We believe there may be a delay from the post office as well. There was a question asked and we wanted to answer that. Councilmember Manspile made a motion to extend the late payment to

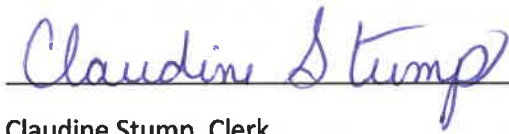
the 20th of January because a lot of citizens have not received their bills yet. Councilmember Manspile stated that he received his bill today, but that it was not date stamped by the post office. Councilmember Petty stated there were several that were not date stamped. Mayor Bryant stated that these are interesting times, and he would support that decision. Councilmember Petty seconded the motion to extend the late payment to the 20th. Mayor Bryant asked for further discussion. With no further discussion, the motion carried by a vote of 5 – 0. Mayor Bryant asked if there was anything else. Town Manager McCulloch stated there was nothing else.

Next on the agenda was Upcoming Meetings and Events. Mayor Bryant stated all the events were listed on the agenda.

Last on the agenda was Adjournment. Motion to Adjourn was made by Councilmember Manspile with a second made by Mayor Bryant. With no further discussion, the motion was approved 5 – 0.

Adjournment was at 7:30pm.

Respectfully submitted,



Claudine Stump, Clerk



Craig Bryant, Mayor