

MINUTES
WARSAW TOWN COUNCIL
REGULAR MEETING
MARCH 11, 2021 – 7:00 P.M.

The regular meeting of the Warsaw Town Council was held on Thursday, March 11th at 7:00 p.m. in Council Chambers at 78 Belle Ville Lane, Warsaw, VA. Council Members **Present:** Mayor Randall L. Phelps, Vice-Mayor Paul G. Yackel, Ogle E. Forrest, Sr., Ralph Self, Mary Beth Bryant and Faron Hamblin. Council Members **present by phone:** Rebecca Hubert. Council Members **absent:** Jonathan English

Town staff present: Town Manager Joseph N. Quesenberry, Police Chief Joan N. Kent, Treasurer and Clerk Julia Blackley-Rice, Community Development Specialist Melissa Coates, Bobby Moore, and Lee Ambrose

Also present: Andy Beale and Chris Self

The meeting was live streamed on the Town of Warsaw's Facebook page.

CALL TO ORDER & PLEDGE OF ALLEGIANCE

Mayor Phelps called the meeting to order and led in the Pledge of Allegiance at 7:00 p.m.

APPROVAL OF CONSENT AGENDA

Councilman Faron Hamblin makes a motion to approve the consent agenda with an amendment to add Chris Self after Public comment and councilman Ogle Forrest seconds his motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye

By Phone:

Rebecca Hubert	Aye
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Amended item: Joseph Quesenberry provided a backstory regarding the construction on Chris Self's property. A straight shot to the Self house would be approximately a quarter of a mile of pipework to access the town line. To run it as it should be, it would be at least a 4-inch line for pressure and due to distance. This would be considered a hardship and would be an exception to the town's code. There would be a serious cost enhancement for Mr. Self to run a water line that far. The terrain would be difficult to navigate a waterline through.

Paul Yackel makes a motion to waive the mandatory hookup to town water and sewer to Chris Self for the construction of a home on his parcel of land. Ogle Forrest seconds his motions carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye

By Phone:

Rebecca Hubert	Aye
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PUBLIC COMMENT

No public comments were submitted.

REPORTS

Mayor’s Report:

Deferred

Town Manager’s Report:

New A/V system was installed through the CARES act funding. A thank you letter was sent to council for the donations during the COVID vaccines. The Warsaw banner will return before the end of the month. The speakers were installed outside in the town on Main street. Cameras on main street were installed today and are working well. The new trash truck is in. Budget work session scheduled for March 25th at 6PM. There are 2 vacant Planning Commission spots. Officer R. Moore now lives in town and would like to be appointed.

Councilman Ogle Forrest made a motion to appoint Robert F. Moore to complete the Planning Commission term vacated by Mary Beth Bryant. Mary Beth Bryant seconds the motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye

By Phone:

Rebecca Hubert	Aye
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Police Report: For February there were 103 calls for service, 34 traffic stops, 35 summonses issued, 11 arrests, 2 grants applied for, and multiple DCJS and CJA meetings attended.

Wastewater Treatment Plant Report:

Report was sent by email. Average flow for January was 195,000 and average for February was 210,000. Major issue at the plant is that Sand filters are only supplied by a company based out of the Netherlands.

Faron Hamblin made a motion to approve expenditure for the sand filters for the Waste-water treatment plant. Ogle Forrest seconded the motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye

By Phone:

Rebecca Hubert Aye

Council Committee Reports:

Ordinance Committee met and will be addressed under Old Business. Economic development committee met.

Planning Commission:

Voted not to accept the zoning ordinance amendment for the Dolan storage units.

Northern Neck Regional Jail:

In packet for council members.

OLD BUSINESS

- Dolan storage units: Consensus of ordinance committee that the C-1 zoning is not a proper use for self-storage. The ordinance committee does not recommend amending the zoning amendment.

Paul Yackel makes a motion to deny the request and Mary Beth Bryant seconds that motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye

By Phone:

Rebecca Hubert Aye

- Revitalization: IRF grant is administered just like DHCD grant; Mr. Beale would apply for reimbursement request and the Town would pay and request from IRF. Seeking assistance from PDC for a fee of \$10k due at the end of the project. It is a complicated process, and it needs to be done right for the town to be reimbursed.
- VDOT TAP Grant: Relatively unchanged. The contractor for the Bounds/ St. John’s has not lived up to their end of the contract.
- Saddlery update/Rappahannock Outdoor adventures: Saddlery is moving along nicely. The operating license agreement is included in the packet provided for council. Zero percent of revenue in the first annual year is recommended. Canoe and Kayak renting will

have to be at least 2 days a week from Memorial Day to Labor Day and staffing operation will be 7 days a week for the certified tourism center.

NEW BUSINESS

Keystone Power Holdings: Company with over 25 years combined solar photovoltaics industry experience. Virginia is a new market due to Clean Energy Act being passed in 2020. Only allowed to install solar up to the usage; not able to sell back to the grid. There is no investment by the town; the system is installed and maintained by Keystone. Solar field generates DC which is converted to AC and generates to grid and is credited to your account. Keystone guarantees their uptime- either 80/85%. 546,000 total kw hours- 546,000/85% usage. Over 30 years that would be \$520,000 in savings. Keystone will increase rate by 2.25% and it will take 6 years before the town gets back to its current rate. OR the rate can be fixed at a 0% of escalator for 30 years but it wont be at a lower rate. Mayor Phelps advised that no action needs to be taken right now. He is a fan of solar energy but is hesitant to jump right in. Suggested to council to take this up in a work session.

IRF Grant Management Agreement NNPDC: The town will hold a lien against the property. OA in packet between Town and NNPDC. PDC budget is comprised mostly of contributions from counties. The Town does not directly fund the PDC.

Councilman Faron Hamblin motions to approve the agreement and authorize the Mayor and Town Manager to enter into agreement. Ralph Self seconds the motion and is carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye
By Phone:			
Rebecca Hubert		Aye	

USDA Resolution for Community Market: Grant for \$150,000 grant for Community Market. Councilman Ogle Forrest motions to approve the resolution as presented in the Council packet. Faron Hamblin seconds the motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye
By Phone:			
Rebecca Hubert		Aye	

Fourth Friday Concert Series/ Timed Together: Starting Memorial Day weekend, there will be a small concert event every 4th Friday at the Warsaw Town Park. A group out of Kilmarnock is helping to plan the events/will not charge us for the first 2. They provide equipment, etc. Concerts are free to the public. Timed together has left and the Town has been approached by

Kyran Belfield to open an interactive event space. Events would coincide with fourth Fridays. There would be a range from food trucks, wine tastings, outside games.

Business Improvement Grants:

2 businesses applied

Party box- ½ of \$697.53 and Angie’s- \$1012.50. Recommended by the Economic Development Committee.

Ogle Forrest motions to approve the grants and Mary Beth Bryant seconds the motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye
By Phone:			
Rebecca Hubert		Aye	

Warsaw Richmond County EDC: Town/council should recommend a 5th member. Town was approached by Charles Lamb and he would like to serve.

Ogle Forrest motions to recommend Charles Lamb as the 5th member and Ralph Self seconds that motion carried by the following votes:

Randall L. Phelps	Aye	Paul G. Yackel	Aye
Faron Hamblin	Aye	Ogle Forrest	Aye
Ralph Self	Aye	Mary Beth Bryant	Aye
By Phone:			
Rebecca Hubert		Aye	

Tourism website proposal:

Ralph Self suggested to defer until next month’s reading and council agreed.

Schedule Public Hearing-Capital Improvement plan/ Town Code amendment:

Can go over specifics in next month’s meeting.

CLOSED SESSION- PROSPECTIVE BUSINESS (A5) (A1)

CLOSING COMMENTS

Rebecca Hubert: Thanks to council for letting her call in.

Faron Hamblin:

Ralph Self:

Ogle Forrest:

Paul Yackel:

Randy Phelps:

Mayor Phelps adjourned the meeting at 9:45 pm.

Submitted by: Julia Blackley-Rice, Clerk