

BOARD OF SUPERVISORS MINUTES

APRIL 23, 2024

At a Worksession of the Orange County Board of Supervisors held on Tuesday, April 23, 2024, beginning at 4:00 p.m., in the Meeting Room of the Public Safety Building, 11282 Government Center Drive, Orange, Virginia. Present: R. Mark Johnson, Chairman; Keith F. Marshall, Vice Chairman; Eduward M. Van Hoven; Crystal D. Hale; and J. Bryan Nicol. Also present: Theodore L. Voorhees, County Administrator; Andrew McRoberts, Interim County Attorney; and Alyson A. Simpson, Chief Deputy Clerk.

RE: DISCUSSION OF CAPITAL FACILITIES COST MODEL PROJECT

Josh Frederick, Planning and Zoning Services Manager, explained that funds were included in the Fiscal Year 2024 Budget for a capital impacts analysis, with the purpose of determining the cost of new development on the County's needs for new capital facilities. He added that this type of study was helpful in understanding how new development impacted the County's budget and would be useful in making informed decisions on land use proposals.

Mr. Frederick indicated that TischlerBise was procured as the consultant to complete the study and they had successfully completed similar studies for other localities in Virginia. He outlined the proposed project timeline and then introduced Julie Herlands, Vice President of TischlerBise.

Ms. Herlands reviewed a PowerPoint Presentation, which included information on the following topics: a profile of TischlerBise; locality options for funding infrastructure; the purpose and value of a capital impacts study; the basics of cash proffers, as permitted in the Code of Virginia; the basics of impact fees, as permitted in the Code of Virginia; a comparison of cash proffers versus impact fees; the concept of mitigating capital impacts; a review of the project scope; and land use and growth assumptions data.

Discussion ensued among the Board regarding: the population growth rate between the last two census periods; an example of impact fees; the calculation or range of impact fee rates; allowable uses of impact fees; strategies to establish fees proportionate to the type and size of development; the purpose of this specific study for Orange County; limitations on the use of cash proffers; and the legal obligation to spend collected impact fees on the intended purpose.

The Board of Supervisors took the information on the capital impacts analysis under advisement, and there was no action taken at this time.

RE: ADJOURN

There being no further business to discuss, the Board concluded its Worksession at 4:56 p.m.

R. Mark Johnson, Chairman

Theodore L. Voorhees, County Administrator