

CLARKE COUNTY BOARD OF SUPERVISORS
July 28, 2008 Adjourned Meeting 9:30 p.m.
Board of Supervisors Meeting Room

At an adjourned meeting of the Board of Supervisors of Clarke County, Virginia, held in the Board of Supervisors' Meeting Room, 2nd Floor Circuit Courthouse, 102 N. Church Street, Berryville, Virginia on Monday, July 28, 2008.

Board Members Present

Barbara Byrd; A. R. Dunning, Jr.; J. Michael Hobert; John Staelin; David Weiss

Staff Present

David Ash, Tom Judge, Gordon Russell

Others Present

Robina Rich Bouffault, Janet Alger, Philip Embury, Emily Rhodes, Jennifer Welliver, Dr. Michael Murphy, John Taylor, Alton Echols, Randy Cabell, Tony Parrot, Laura Oleniacz, and other citizens

Call to Order

Chairman Staelin called the meeting to order at 9:40 a.m.

Clarke County School Board Presentation – High School Construction Site

Robina Rich Bouffault, Chair Clarke County School Board, provided an overview of the School Board study of the various proposed sites that included a PowerPoint presentation titled *Comparison of Two High School Capacity Expansion Options New High School on Kettoctin Land vs. Addition to the Current High School*. Highlights of the presentation were:

- Overview of recent history beginning October 2007.
- Review of capacity expansion options dated May 27, 2008.
- Review of overall cost estimates for Kettoctin Land and CCHS – Addition. It was noted that the CCHS – Addition calculation did not contain estimates for possible costs of offsite easements or Town nutrient contract.

- Review of non-Monetary considerations for each site.
- Cost estimates for CCHS – Addition and D.G. Cooley Addition that includes green building construction at \$42,927,728.
- Cost estimates for new high school on Ketocin land and renovation of the current high school as an elementary school at \$43,976,312.
- Review of conclusions asserts that the best option is the purchase of the Ketocin site providing an additional 60 acres.
- Review of payment considerations for the additional funds needed noted that there is approximately \$29MM remaining of the original \$33MM bond issued in 2006 and further borrowing would not be necessary until the end of 2009 at the earliest.
- Joint Administrative Services estimated the additional borrowing impact on the tax rate would be 2.2 cents the first two years increasing to 4.8 cents and decreasing to 2.6 cents for the last two years of the 22-year schedule that was presented.
- Review of conceptual design of proposed new high school construction on the Ketocin site including access roads, buildings, stormwater retention, and athletic fields.

Robina Rich Bouffault asserted that the School Board desired to maintain the current working relationship with the Board of Supervisors. On behalf of the School Board, Mrs. Bouffault read the following request:

School Board Request for the Board of Supervisors

We would like an informal indication from the Board of Supervisors as to whether your Board would consider increasing the cost limit on the project, with the understanding that our School Board will make every reasonable effort to limit the cost of the project, that we will consult with and keep you, the Board of Supervisors, advised concerning our efforts to limit costs and otherwise keep you fully apprised of the progress of the project; and also with the understanding that the favorable indication from your Board today on this question does not bind you to increase the cost limit on the high school project.

Supervisor Byrd, noting the difficulties of the Handley High School construction, asked if Handley had been able to use any of its classrooms during the project. John Taylor advised that while they were using trailers during the high school renovation, some portion of the existing building is still used for instruction.

Chairman Staelin asked if the School Board had an estimate on the earliest an expansion of the high school from 800 to 1,000 students would occur. Robina Rich Bouffault responded that they would be designing the core for 1,000; and while she did not have estimated time line for expansion, she did speculate that it could be at least ten years in future noting that the high school population was currently decreasing.

Robina Rich Bouffault stated that the request would not require any funding now but additional funds would be requested in the future. Vice Chairman Hobert put forth that the School Board had assured that the project would be closely managed and they were asking for the Supervisors concurrence on their proposed construction plans that include the purchase of the Ketocin site. He also noted that more money would be needed to make it all happen.

Supervisor Dunning asked about renovation of the current high school for elementary use. Robina Rich Bouffault provided a rough outline of the renovation that would include leaving the existing walls in place, as well as the addition of skylights to bring natural lighting into corridors and classrooms.

Vice Chairman Hobert asked about future use of the existing buildings such as Vo-Ag. Robina Rich Bouffault stated that the Schools would continue to utilize the buildings and would be expanding vocational, technology and agriculture programs.

Chairman Staelin expressed support for the proposed plan.

Supervisor Byrd expressed her support of the proposed plan.

Supervisor Weiss expressed concern that the additional funding would be borne by the citizens. He noted that constituents had urged that they not under build or make the same mistakes as in the past. Supervisor Weiss expressed his support for the proposed plan.

Vice Chairman Hobert said that he believed it was a good investment. He opined that the vast majority of the county was ready, willing and able to move forward with the school. He favorably noted that the entire School Board had made an effort to be present in the meeting room. Vice Chairman Hobert expressed his support for the proposed plan.

Supervisor Dunning stated that he liked this piece of property and appreciated what Mr. Echols had given the County. He concurred that purchase of the additional acres were a good investment for the future. He also speculated that the economy would help the Schools hold down construction costs. Supervisor Dunning expressed his support for the proposed plan.

Closed Session

Supervisor Weiss moved to convene into Closed Session pursuant to Section §2.2.3711-A6 of the Code of Virginia to discuss contract negotiations. The motion was approved by the following vote:

John R. Staelin, Chair	-	Aye
J. Michael Hobert, Vice Chair	-	Aye
Barbara J. Byrd	-	Aye
A.R. Dunning, Jr.	-	Aye
David S. Weiss	-	Aye

The members of the Board of Supervisors being assembled within the designated meeting place, with open doors and in the presence of members of the public and/or the media desiring to attend, **Vice Chairman Hobert moved to reconvene in open session. The motion carried as follows:**

John R. Staelin, Chair	- Aye
J. Michael Hobert, Vice Chair	- Aye
Barbara J. Byrd	- Absent
A.R. Dunning, Jr.	- Absent
David S. Weiss	- Aye

Vice Chairman Hobert moved to execute the following Certification of Closed Session:

CERTIFICATION OF CLOSED SESSION

WHEREAS, the Board of Supervisors of the County of Clarke, Virginia, has convened a closed meeting on the date pursuant to an affirmative recorded vote and in accordance with the provisions of the Virginia Freedom of Information Act; and

WHEREAS, Section 2.2-3700 of the Code of Virginia requires a certification by the Board of Supervisors of the County of Clarke, Virginia that such closed meeting was conducted in conformity with Virginia law.

NOW, THEREFORE BE IT RESOLVED, that the Board of Supervisors of the County of Clarke, Virginia, hereby certifies that, to the best of each members knowledge, (i) only public business matters lawfully exempted from open meeting requirements by Virginia law were discussed in the closed meeting to which the certification resolution applies, and (ii) only such public business matters as were identified in the motion convening the closed meeting were heard, discussed or considered by the Board of Supervisors of the County of Clarke, Virginia.

The motion was approved by the following roll-call vote:

John R. Staelin, Chair	- Aye
J. Michael Hobert, Vice Chair	- Aye
Barbara J. Byrd	- Absent
A.R. Dunning, Jr.	- Absent
David S. Weiss	- Aye

No action was taken on matters discussed in closed session.

Supervisor Dunning left the meeting 11:10 am.

Supervisor Byrd left the meeting at 11:15 am.

Adjournment

There being no further business to be brought before the Board at 11:30 am. Chairman Staelin adjourned.

Next Meeting Date

The regular meeting of the Board of Supervisors is set for Tuesday, August 19, 2008 at 1:00 p.m. in the Board of Supervisors Meeting Room.

ATTEST: July 28, 2008

John Staelin, Chair

David L. Ash, County Administrator

Minutes Recorded and Transcribed by:
Lora B. Walburn
Deputy Clerk, Board of Supervisors