

**CAROLINE COUNTY BOARD OF SUPERVISORS MEETING  
COMMUNITY SERVICES CENTER  
MILFORD, VIRGINIA**

6:00 P.M.

**CALL TO ORDER**

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**INVOCATION**

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**PLEDGE OF ALLEGIANCE**

**OPENING BOARD COMMENTS**

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**AMENDMENTS TO THE AGENDA**

1. PRESENTATIONS/REPORTS

- Report from Dominion Energy – Solar Power Overview and Renewable Energy Requirements of the Virginia Clean Economy Act

Requesting  
Department

County Administration

Documents:

[PRESENTATIONS AND REPORTS.PDF](#)

2. Consent Agenda A - Approval Of Warrants

Requesting  
Department

Finance Department

Documents:

[WARRANTS.PDF](#)

2. Consent Agenda B - Approval Of Planning Commission Schedule

Requesting  
Department

Planning and Community Development

Documents:

[SUMMARY OF PC RECOMMENDATIONS MARCH 24 2022.PDF](#)

2. Consent Agenda C - Request For Deferral - SPEX-16-2021 And SPEX-17-2021: Pruitt Properties, Inc., Owner / Woodford Solar, LLC, Applicant

**SPEX-16-2021 – Pruitt Properties, Inc., Owner / Woodford Solar, LLC, Applicant:**

Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article XV, Section 23.9. **The purpose** of this special exception request is to modify Section 8.V.7 of Article XV and Section 23.9.12 of

Article XV, to allow a minor solar energy project within an area in an identified 100-year flood plain. This project includes tax map #28-A-32 consisting of 348.5 acres, more or less. This property is located on Route 626 (Woodford Road), at its intersection with Route 638 (South River Road), Port Royal Voting District. The 2030 Comprehensive Plan designates this property as Agricultural Preservation/Flood Plain.

**SPEX-17-2021 – Pruitt Properties, Inc., Owner / Woodford Solar, LLC, Applicant:**

Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article IV, Section 5.40 (Minor Solar Energy Project) of the Caroline County Zoning Ordinance on tax map numbers 28-A-32 consisting of 348.5 acres, more or less. This property is located on Route 626 (Woodford Road), at its intersection with Route 638 (South River Road), Port Royal Voting District. The 2030 Comprehensive Plan designates this property as Agricultural Preservation/Flood Plain. **Proposed Use:** Minor Solar Energy Facility (15 Mw).

Requesting Department                      Planning and Community Development

Documents:

[BOS PACKET SPEX-16 AND 17-2021 DEFERRAL APRIL 12 2022.PDF](#)

2. Consent Agenda D - Approval Of Expenditures To Provide Electrical Service And Make Repairs To Water Pump House - Dawn Solid Waste Convenience Center

Requesting Department                      Public Works

Documents:

[ELECTRICAL SERVICE TO DAWN CONVENIENCE SITE.PDF](#)

2. Consent Agenda E - Approval Of Agreement With Brown Edwards For Auditing Services

Requesting Department                      County Administration

Documents:

[AGREEMENT WITH BROWN EDWARDS FOR AUDITING SERVICES.PDF](#)

7:30 P.M. PUBLIC COMMENTS

PUBLIC HEARINGS

3. Proposed Tax Rates For Tax Year 2022

Requesting Department                      County Administration

Documents:

[PROPOSED TAX RATES 2022.PDF](#)

4. County Administrator's Proposed Fiscal Year 2022/2023 Budget

Requesting Department County Administration

Documents:

[PROPOSED FY23 BUDGET.PDF](#)

5. Proposed Fiscal Years 2023 - 2027 Capital Improvements Program (CIP)

Requesting Department County Administration

Documents:

[PROPOSED CIP FY 23-27.PDF](#)

6. Proposed Repeal Of Chapter 103, Article V Of The Code Of Caroline County (Vehicle License Tax)

Requesting Department Commissioner's Office

Documents:

[ORDINANCE TO REPEAL VEHICLE LICENSE FEE.PDF](#)

7. An Ordinance To Amend Article VI, Section 103-41.1 Of The Code Of Caroline County To Remove Personal Property Tax Proration Of Boats And Boat Motors

Requesting Department Commissioner's Office

Documents:

[ORDINANCE AMENDMENT TO REMOVE PRORATION OF BOATS AND BOAT MOTORS.PDF](#)

8. SPEX-16-2021 & SPEX-17-2021 - Pruitt Properties, Inc., Owner/Woodford Solar, LLC, Applicant

**SPEX-16-2021 – Pruitt Properties, Inc., Owner / Woodford Solar, LLC, Applicant:**

Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article XV, Section 23.9. **The purpose** of this special exception request is to modify Section 8.V.7 of Article XV and Section 23.9.12 of Article XV, to allow a minor solar energy project within an area in an identified 100-year flood plain. This project includes tax map #28-A-32 consisting of 348.5 acres, more or less. This property is located on Route 626 (Woodford Road), at its intersection with Route 638 (South River Road), Port Royal Voting District. The 2030 Comprehensive Plan designates this property as Agricultural Preservation/Flood Plain. **DEFERRED UNTIL JUNE 14, 2022 AT THE REQUEST OF THE APPLICANT**

**SPEX-17-2021 – Pruitt Properties, Inc., Owner / Woodford Solar, LLC, Applicant:**

Request a Special Exception Permit in accordance with Article XVII, Section 13

(Standards for Special Use Permits) and Article IV, Section 5.40 (Minor Solar Energy Project) of the Caroline County Zoning Ordinance on tax map numbers 28-A-32 consisting of 348.5 acres, more or less. This property is located on Route 626 (Woodford Road), at its intersection with Route 638 (South River Road), Port Royal Voting District.

The 2030 Comprehensive Plan designates this property as Agricultural Preservation/Flood Plain. **Proposed Use:** Minor Solar Energy Facility (15 Mw).

**DEFERRED UNTIL JUNE 14, 2022 AT THE REQUEST OF THE APPLICANT**

Requesting Department                      Planning and Community Development

Documents:

[SPEX-16-2021 AND SPEX-17-021 WOODFORD SOLAR PRUITT PROPERTIES.PDF](#)

9. SPEX-15-2021 – Gramm Properties, LLC, Owner / Everett, Randall, Applicant

**SPEX-15-2021 – Gramm Properties, LLC, Owner / Everett, Randall, Applicant:**

Request a Special Exception Permit in accordance with Article XVII, Section 13 (Standards for Special Use Permits) and Article IV, Section 5.19 (Rural Commercial Recreational Use) of the Caroline County Zoning Ordinance on tax map #27-A-57 consisting of 20 acres, more or less. This property is located at 10287 Paige Road (Route 605) approximately one mile east of Edgehill Academy Road (Route 632), Port Royal Voting District. The 2030 Comprehensive Plan designates this property as Agricultural Preservation. **Proposed Use:** Motocross Training School.

Requesting Department                      Planning and Community Development

Documents:

[BOS PACKET SPEX-15-2021 APRIL 12 2022.PDF](#)

UNFINISHED BUSINESS

10. Review Of Special Exception Conditions: SPEX-11-2005 Mr. B's Bluegrass Park

Requesting Department                      Planning and Community Development

Documents:

[BOS PACKET REVIEW SPEX-11-2005 APRIL 12 2022.PDF](#)

11. RZ-07-2021 – D.R. Horton Owner / Applicant

**RZ-07-2021 – D.R. Horton Owner / Applicant:** Request an amendment to existing zoning proffers for Maple Grove Subdivision, zoned Planned Residential Development (with a density of no more than 10 dwelling units per acre), consisting of 20 acres +/- on tax map #52E2-1, Blocks A through P, Lot 1 through 84. This property is located at 7092 Durette Road, 0.37 miles west of Jefferson Davis Highway, abutting the YMCA, Ruther Glen, Virginia, Madison Voting District. The purpose of this amendment is to modify proffers accepted with RZ-04-2018 as they relate to age restricted communities to be consistent with Federal and State regulations. The 2030 Comprehensive Plan designates this area as being located within the Ladysmith Community Plan as Planned Mixed Use

Development.

Requesting  
Department

Planning and Community Development

Documents:

[BOS PACKET RZ-07-2021 APRIL 12 2022.PDF](#)

## INFORMATIONAL/CALENDAR ITEMS

### 12. INFORMATIONAL/CALENDAR ITEMS

- Capital Projects Update
- Schedule Worksession with County Attorney to Discuss Solar Agreement

Requesting  
Department

County Administration

Documents:

[INFO CALENDAR ITEMS.PDF](#)

## CLOSING BOARD COMMENTS

### CLOSED MEETING

A. Motion to Convene Closed Meeting in Accordance with the Following Sections of the Code of Virginia:

1. §2.2-3711 (A) 3. Discussion or Consideration of the Acquisition of Real Property for a Public Purpose, or of the Disposition of Publicly Held Real Property, Where Discussion in an Open Meeting Would Adversely Affect the Bargaining Position or Negotiating Strategy of the Public Body.; and
  2. §2.2-3711 (A) 1. Personnel
- B. Motion to Reconvene in Open Session
- C. Certification of Closed Meeting
- D. Action on Closed Meeting (if necessary)

Requesting  
Department

County Administration

## ADJOURNMENT

*Recess to April 19, 2022 Budget Worksession*

Requesting  
Department

County Administration

## APRIL 12, 2022 PORTFOLIO

Requesting  
Department

County Administration

Documents:

[APRIL 12, 2022 PORTFOLIO.PDF](#)