SMITHFIELD TOWN COUNCIL AGENDA

May 6, 2025 at 6:30 PM

220 North Church Street

A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE

C. INFORMATIONAL SECTION

1. Manager's Report

2. Committee Summary Reports

D. UPCOMING MEETINGS AND ACTIVITIES

May 6 - 6:30 p.m. - Town Council Meeting
May 13 - 6:30 p.m. - Planning Commission Meeting
May 19 - 3:00 p.m. - Town Council Committee Meetings
Public Safety Committee
Water & Sewer Committee
Finance Committee
Parks & Recreation Committee
Public Works Committee
Public Buildings and Welfare Committee
May 20 - 6:30 p.m. - Board of Historic and Architectural Review
May 20 - 7:30 p.m. - Board of Zoning Appeals
May 26 - Town Office will be Closed in Observance of Memorial Day

NOTE: All of the above public meetings will be held at the Smithfield Center, unless otherwise noted.

E. Presentations

a. Update on Legislative Session by Senator Emily Jordan

F. Comments

A. Public Comments

B. Council Comments

NOTICE OF INTENT TO COMPLY WITH THE AMERICANS WITH DISABILITIES ACT. Reasonable efforts will be made to provide assistance or special arrangements to qualified individuals with disabilities in order to participate in or attend Town Council Meetings. ADA compliant hearing devices are available for use upon request. Please call (757) 356-9939 at least 24 hours prior to the meeting date so that proper arrangements may be made.

CONSENT AGENDA ITEMS

C 1. Motion to Adopt the Investigations Memorandum of Understanding (MOU) between the Department of Forensic Science, DNA Labs International, Inc. and the Smithfield Police Department

Public Safety Committee Chair, Mr. Steven G. Bowman

C 2. Motion to Award Contract to Virginia Auction Company for the Collection of Delinquent Taxes

Finance Committee Chair, Mr. Jeff Brooks

C 3. Motion to Adopt a Resolution to Appropriate FY 2023/2024 Highway Funds to FY 2024/2025 Highway Fund

Finance Committee Chair, Mr. Jeff Brooks

C 4. Motion to Approve the Subdivision Agreement for Modwash and Cypress Crossing Pump Station

Public Buildings and Welfare Committee Chair, Valerie Butler

C 5. **Invoices Over $20,000 Requiring Council Authorization**

a.	Town Gun Shop, Inc	$ 24,538.41
b.	Core and Main - Water Meters	$ 30,770.00
c.	Epps Building Inc - Town Hall Window Replacements	$ 24,600.00
d.	Virginia Control and Electrical Services LLC	$ 88,308.00
e.	Flock Safety - Cameras	$ 30,000.00

ACTION SECTION

1. PUBLIC HEARING: Cottages at Battery LLC

Tammie Clary, Director of Planning and Community Developement

2. PUBLIC HEARING: 219 Battery Park Road - Special Use Permit

Tammie Clary, Director of Planning and Community Developement

3. PUBLIC HEARING: 208 Middle Street - Special Use Permit

Tammie Clary, Director of Planning and Community Developement

4. PUBLIC HEARING: 105 Locherbie - Special Use Permit

Tammie Clary, Director of Planning and Community Developement

5. PUBLIC HEARING: 328 Main Street - Special Use Permit

Tammie Clary, Director of Planning and Community Developement

6. PUBLIC HEARING: 110 Thomas Street - BHAR Appeal

Tammie Clary, Director of Planning and Community Developement

7. Motion to Accept the Nominating Committee's Recomendation to Fill the Expiring Term of Faye Seeley (June 30, 2025) and the Unexpired Term of Greg Brown (June 30, 2027) to the Board of Zoning Appeals

8. Approval of Summary Minutes from the Joint Planning Commission and Town Council Meeting on February 25, 2025

9. Approval of Town Council Summary Minutes from April 1, 2025

10. **New Business**

11. **Old Business**

- **a.** Blight Update - 1502 Magruder Road
- **b.** Continued Budget Discussion for FY 2025/2026

12. **Adjournment**

TOWN COUNCIL REPORT

ATTACHMENTS:

Description	Type	Upload Date
Town Manager's Activity Report - April 2025	Activity Report	5/2/2025
Parks & Rec Activity Report - April 2025	Activity Report	5/2/2025
Tourism Activity Report - April 2025	Activity Report	5/2/2025
Zoning Permit Index - March 2025	Activity Report	5/2/2025
Zoning Permit Index - April 2025	Activity Report	5/2/2025

May 2, 2025

TO: **SMITHFIELD TOWN COUNCIL**

FROM: **MICHAEL R. STALLINGS, JR. ICMA-CM**
TOWN MANAGER

SUBJECT: **MONTHLY ACTIVITY REPORT – MAY 2025**

TOWN MANAGER:

- Attended Hampton Roads CAO Meeting 4/2/25
- Met with staff and tax collection company 4/4/25
- Attended Emergency Communications Board Meeting 4/8/25
- Attended Chamber of Commerce Board Meeting 4/8/25
- Met with staff Re: CIP 4/8/25
- Met with consultant Re: Utility Master Plan 4/11/25
- Met with WCP Foundation Vice-President 4/18/25
- Met with Finance Committee Chair Re: Budget 4/18/25
- Participated in Town Council Tour 4/21/25
- Met with consultant Re: LSC Master Plan 4/22/25
- Participated in Town Council Tour 4/23/25
- Participated in Town Council Tour 4/24/25
- Attended Committee Meetings 4/28/25
- Attended ODU MPA Advisory Board Meeting 4/29/25
- Attended VML Town Section Meeting 5/2/25

DIRECTOR OF HUMAN RESOURCES:

- Processed property/liability claims with VRSA as appropriate.
- Processed Workers Compensation claims as appropriate.
- Conduct recruiting efforts for the following positions:

    - Patrol Officer (Certified) (3) – Police Department
    - Transportation & Storm Water Manager - (Public Works & Utilities)
    - Utilities Marker – (Public Works & Utilities)
    - Utilities & Grounds Helper (Public Works & Utilities - 2)
    - Utilities Mechanic – (Public Works & Utilities)
    - Utilities Maintenance Technician (Public Works & Utilities)
- Led the Town's Safety Committee Meeting on April 10th
- Attended a webinar on Mower & Chainsaw Safety on April 9th
- Developed and conducted Training for Supervisors on Performance Management and Goal Setting on April 9th
- Continued work on Health Insurance & Benefits Renewal process
- Attended the Isle of Wight County Schools CTE Advisory Committee Meeting on April 22nd
- Continued work on FY2026 budget
- Coordinated employee Spring/Summer Picnic in partnership with the Parks Department
- Managed any personnel-related & benefits questions/issues as appropriate.
- Participated in all scheduled staff and Council meetings.

TOWN CLERK:

- Transcribed and proofed the monthly minutes from Town Council, Planning Commission and the Board of Historic and Architectural Review.
- Prepared April Town Council Committee Agenda and May Town Council Agenda. Scheduled and completed the Destruction of Records through DomaShred on April 21st.
- Attended scheduled Staff Meetings.
- Prepared summary reports from Town Council Committee meetings on April 28th.
- Completed sale of surplus property through GovDeals
- Continue to work on organizing Town records and disposing of documents according to General Schedules of the Library of Virginia.

TREASURERS DEPARTMENT:

- Attended the Town Council Public Meeting on Tuesday the 1st.
- Reviewed the annual reviews for staff – started points on those
- Discussion with Fran about job description
- NEOGov presentation
- State and Local Governments Webcast
    - Started internal controls document and will discuss with direct reports on the 8th
- Went through the Delinquent PP and RE List again
- Reviewed the delinquent real estate list.
- Discussion with Barbara and Lawson about the RE bill file

- Zoom call with VA Auction Services. This is for collection actions on delinquencies.
- Completed the FY25/26 Forecast
- Did POs for Highway (lots)
    - Updated POs that have been paid
- Updated Goals (for self and department) for the upcoming year
- Completed another module for TAV/Accounting online course
- ½ day on Friday the 4th
- ½ day on Monday the 7th (in the morning)
- Direct reports staff meeting on Tuesday the 8th.
- Demonstration with NeoGov on Tuesday
- Worked on Reviews
- Treasurer's Association of VA meeting on Wednesday (all day) in Williamsburg
- Pricing discussion with NeoGov on Friday
- Met with Lawson and Barbara to discuss RE Bills (that will go out by the end of the month), there were file issues we needed to fix
- Completed info about Utility bills and uploaded it to the Website
- Completed footnotes to the financial statements
- Completed the Benchmark report for Council meeting
- Did POs for Highway
- Updated Goals (for self and department) for the upcoming year
- Completed TAV/Accounting online course
- Continued working on the procedures list for:
    - Department
- Multiple lengthy discussions with Lawson and Barbara regarding Real Estate Bills
- Worked with the RE file to merge garbage billings in with the RE file
- Discussion with staff in permitting regarding garbage and map numbers
- Condensed collection providers information (had to read through both) into a document for TC Committee meeting
- ALFRF presentation on the 15th
- ½ day vacation on Wednesday the 16th
- Reviewed a/p for all departments
- Finished footnotes for TC Committee financial statements and sent to Lesley
- Posted "How to Read Financial Statements" to the website (Treasurer's)
- Published "Utility Bill Guide" to the website (Treasurer's)
- Attended the staff meeting at the Manor House on Tuesday

- Worked three full days on converting RE data from AS400 and comparing the data to the trash bills, and incorporating that into a file so we can send to the company that processes our tax bills.
- Added MAP numbers to the trash bills list.
- Completed another module for TAV/Accounting online course
- Met with Lawson and Barbara to discuss RE Bills (that will go out by the end of the month), there were file issues we needed to fix.
- Completed talking points for the Town Council Committee meeting.
- Attended Town Council Committee meeting (and presented) on Monday the 28th
- Updated investment benchmark schedule for April 2025
- Reviewed and approved payables files (reviewed budget line items)

COMMUNITY DEVELOPMENT AND PLANNING:

Planning Commission – APRIL 8TH, 2025

Public Hearing Special Use Permit – 208 Middle Street – Dymon Humphrey, applicant. FAVORABLY RECOMMENDED

Public Hearing Special Use Permit – 105 Locherbie – Willkris Services, LLC C/O William Campbell, applicant. FAVORABLY RECOMMENDED.

Public Hearing Special Use Permit – 328 Main St – 328 Main Street LLC C/O Jim Collins, applicant. FAVORABLY RECOMMENDED.

Entrance Corridor Overlay Review – 1607 S Church Street – Denise Alejandro, applicant. CONDITIONALLY APPROVED.

Entrance Corridor Overlay Review & PC Waiver – 837 West Main Street – David & Christina Lonberger, applicants. CONDITIONALLY APPROVED.

Entrance Corridor Overlay Review – 1807 S Church Street – Danielle Diaz, applicant. CONDITIONALLY APPROVED.

After the Fact Site Plan Amendment – Wellington Circle – Wellington Park Homeowners Association Inc. C/O Andre Dayton, applicant. APPROVED.

Proffer Amendment and 2 SUPs– The Cottages at Battery – Nathan Diehl & Brian Mullins, applicants. SUGGESTED CHANGES TO PROFFER AMENDMENT, 2 SUPs FAVORABLY RECOMMENDED.

Special Use Permit Applications under review

A. 13458 Benns Church Blvd – Miller Oil Co., Inc., applicant
B. 1810 S Church St – Natale & Josephine Carrollo, applicants
C. 895 W Main St – Brown's Enterprises, LLC, applicant
D. TPIN: 32-01-005 – L & L Land Development, LLC, applicant (The Promontory)
E. TPIN: 21A-01-511 – Development Logistics and Consulting (DLAC, LLC) (The Cottages at Battery)
F. TPIN: 22-01-006C5 - Smithfield Retail Management LLC, applicant
G. TPIN: 22J-01-013 – Feeman and Associates c/o Steven Gaskins

H. TPIN: 32-01- 096A2 – Randy Royal, applicant

Subdivision and Site Plans under review

A. TPIN:22-01-006C5 – Steven Barrett, applicant (restaurant w/drive-in)
B. Phase B, Mallory Pointe
C. Phase C, Mallory Pointe
D. Phase D, Mallory Pointe
E. TPIN:22-01-020 – Brad Martin, applicant (Battery Park Storage)
F. Cypress Crossing Infrastructure – Cameron Morgan, applicant

Rezonings under review

32-01-005 The Promontory – Kent Henry, applicant
32-01-096A2 Randy Royal, applicant

Subdivision and Commercial Sites Under Construction and Inspection

A. Church Square, Phase II
B. Cypress Creek Phase VI
C. Washington & James – James & Washington Square
D. 16" Water Main – Ken Turner (Mallory Point)
E. 1305 S. Church St. TPIN: 21A-01-511C – KLS Battery Park Development Group, LLC (Retail & Restaurant)
F. 201 Battery Park Road – Trey Gwaltney (Self Storage)
G. Phase A Erosion & Sediment Controls – Mallory Point
H. Phase A1, Mallory Pointe
I. Phase A2, Mallory Pointe
J. 204 Wimbledon Lane – Jack Bloom, applicant (Liberty Live Church)
K. 18403 Cypress Crossing – John Lombardo, applicant (Mod Wash)

Board of Historic & Architectural Review – APRIL 15TH, 2025

Fence Replacement – 111 Cary Street – Contributing – Steven Wingfield, applicant. APPROVED.

Fence Replacement and Driveway Install – 108 Cary Street – Landmark – Robert DeLauney, applicant. APPROVED.

Accessory Structure Replacement – 204 Grace Street – Landmark – Russell Hill, applicant. CONDITIONALLY APPROVED.

Board of Zoning Appeals – APRIL 15TH, 2025 (CANCELED)

Erosion & Sediment Control Program

Erosion and sediment control inspections were performed at 23 active residential construction sites throughout the Town and the required reports were submitted to Isle of Wight County for submission to the Department of Environmental Quality.

Certificate of Occupancies issued in APRIL 2025

0 Issued

Code Enforcement Updates Across Town APRIL 2025

A. Notices were sent/issued for the following violations:
   a. Inoperable Vehicle, 1 location
   b. Nuisance, 2 locations
   c. Grass Height Violation, 1 location
   d. No Special Use Permit, 1 location
   e. Detached sign landscaping violation, 1 location
   f. Other, 3 locations
   g. 12 Door hangers issued (1 Inoperable Vehicle, 3 Nuisance, 2 RV in front yard, 3 Boat & trailer/utility trailer parked on right of way, 3 Grass Height Violations.)

PUBLIC WORKS & UTILITES:

1. Directors Report

▪

Utility Staff performs the following duties monthly

A. Miss Utility marking
B. Read meters for billing and to transfer property owners.
C. Water cut-offs and cut-on
D. Check sewer pump stations daily.
E. Install and repair street signs.
F. Replace and repair broken water meters.
G. Perform maintenance on town-owned buildings such as Atlantic Contractors installing new hvac units at town hall.

2. Sewer Line Repairs and Maintenance

A.

3. Sewer Pump Station Repairs and Maintenance

A. Weekly and daily checks on all 27 pump stations.
   Performed the following scheduled maintenance at all pump stations.
   1. Cleaning of wet-well
   2. Alarm testing
   3. Sump pump cleaning
   4. Check Valve cleaning and repair.
   5. Generator check / Godwin pump check
   6. Control Panel / Flow monitor check
   7. Fence and Grounds inspection
   8. Inspected Structure
   9. Inspect and clean pumps.
   10. Level system check

11. Test limit switches
12. Bar screen cleaning
13. Rain gauge cleaning
14. Head pressure reading at 7 pump stations.

B. Lewis Construction repaired a bent sewer standpipe at Raising Star pump station. The standpipe is used when needing to hook up a Godwin bypass pump at station.

4. **Water Line Repairs and Maintenance.**
   A. Public works repaired water leaks at the following addresses:
   404 Jordan Dr.
   820 Easton Place
   928 Church St.
   5 Riverside Dr.
   205 Middle St.
   203 Azalea Dr.
5. **Well Repairs and Maintenance**

   A. All wells except 8A and 10 (at RO Plant) are off now that RO plant is running. Upgrades to well houses have been completed to keep wells in operating condition in case of an emergency. Emergency wells are flushed, sampled, and inspected once a month.

6. **Water Treatment Plant**

   A. Operate RO Plant and monitor distribution system.
   B. Daily lab analysis, monthly sampling, and reports for VDH, HRSD, DEQ and RO contractors.
   C. Performed monthly routine tasks including but not limited to:
      1. Daily Inspection of RO Plant and grounds.
      2. Monthly Tank inspections.
      3. Inspect and exercise plant generator monthly.
      4. Fill antiscalant day tank.
      5. Truck Inspections.
      6. Routine service of lime system.
      7. Service online fluoride and chlorine analyzers.
      8. Calibrate online turbidimeter and pH meter.
      9. Check and replace air filters.
      10. Test Alarms.

- Atlantic Heating and cooling fixed AC in the Chemical room

- Virginia controls installed new radios in the Church St. Elevated tank for better distribution communication.
- Va controls fixing controls in CPS pump room.
- De-winterized Plant and storage tanks.

7. **FOG/ Backflow/ Septic Pump Out Program**

A. Implementing the FOG Program to ensure compliance by:
1. Scheduling and meeting with FSE's for routine inspections.
2. Checking FSE's for compliance in record keeping and HRFOG Certifications, trying to get more certifications for education outreach.
3. Inspections to include proper record keeping of pump outs.
4. Inspections include proper record keeping of rendered grease clean out and pick up/throw out.
5. Working with FSE's to get more employees, specifically dishwashers certified by HRFOG.
6. Working to schedule inspections around FSE's clean out/pump out schedule for pump station problem areas.
7. Sending emails/letters to schedule more inspections.
8. Working with select FSE's to schedule inspection during pump out to monitor clean out and pumping is done to compliance.
9. Attendance of the HRFOG meeting via Zoom.

B. Implementing the Cross Connection and Backflow Program to ensure compliance by:
1. Entering reports and filing reports.
2. Conducted backflow inspections for new irrigation installations.
3. Conducted backflow inspections for CO requests.
4. Following up with residents with disconnected systems and/or placed on irrigation well, making letter to inform well drillers of new ordinance change.
5. January mailers' final non-compliance notices sent.
6. Sending out failed device notices as received.
7. July mailers' non-compliance notices sent.
8. Studying to become backflow certified.
9. Providing education to residents installing frost free yard hydrants.
10. Starting 2024 January mailers.

C. Maintaining of the Septic Pump Out Program
1. Sending 2023 non-compliance notices out for the invoices that were not provided by the due date.
2. Sending pump out reminders for 2024 were sent.
3. Sending pump out letters for 2023.

4. Working with the water department to get a complete town sewer list from the water dept to fill in gaps on non-town sewer residents.

8. **Miscellaneous or Construction**

A. Maintenance crew provided traffic control on Grace St. for Goodrich to trim trees.

ENGINEERING

1.) Blair Brother's Contracting: The contractor started and completed clearing of entrance pipes and re-grading of ditch section along Battery Park Road from its intersection of Nike Park Road to in front of 19501 Battery Park Road. Contractor re-graded the ditch line on Great Spring Road, one area in front of the Cypress Creek Maintenance area and another section across from the Isle of Wight Rescue Squad. The contractor also installed a large asphalt patch in Jersey Park at the intersection of East Street and West Virginia Avenue.

2.) Smithfield Lake Dam: Field inspections continue to be held this month involving the Dam. No structural deficiencies were noted this month on the dam site. The Town's engineer and TRC Companies have recently completed a full structural inspection of the dam and have submitted a 2-year recertification application for the dam to DCR. The Town has now installed the water level sensor in the emergency outfall of the dam, and it is currently forwarding to us water level information.

3.) The following projects are currently under design and review:
   a.) Battery Park Road storm pipe replacement near the Villas Subdivision. Plans have been developed to replace the existing 18" storm pipe with twin 48" x 68" elliptical pipes.
   b.) Battery Park Road culvert outfall and ditch enhancements project which is located near Greenbriar Lane. The site plans are complete and approved.
   c.) Cedar Street culvert outfall storm pipe extension and shoulder repair. Site plans are complete and approved. Additional drainage easement areas are being acquired.
   d.) Lewis Constr. and the Town are currently scheduling the replacement of a section of storm water drainage cross drainpipe on Great Spring Road. This schedule will be in conjunction with the Isle of Wight County sidewalk project on Main Street.

4.) South Church Street to Nike Park Bike Trail Project:
   Site plans are being completed and various sources of funding involving the construction of the project are now being examined.

5.) Meetings with VDOT representatives have been held to discuss the reconstruction of Grace Street. VDOT has now determined the corrective

measures required involving the drainage concerns at the intersection of Grace & James Streets. Reconstruction of this intersection has now begun.

6.) The developer has requested an inspection of Cypress Creek Phase VI for the acceptance of the streets into the Towns Maintenance system. A second inspection of storm water structures, curb & gutter sections and the installed roadway surface has been completed, and a punch list has been developed. The contractor is currently making corrections to all items noted on this punch list.

7.) A review of the proposed engineering site plans continues regarding the Mallory Farms subdivision Phase B.

With respect to Mallory Farms subdivision Phase A, Section 1 field inspections regarding stormwater structures and storm pipe installation, sanitary sewer pipe, manholes and the sanitary sewer pump station; along with the water main and laterals, continue to be performed. The contractor has now installed base asphalt as per approved site plans on Wharf Hill Drive, Wentworth Crossing, Purdie Lane & St. Luke's Lane.

Regarding Battery Park Road the contractor has installed the required base, intermediate and surface asphalt courses. All required line striping has also been installed and completed.

Phase A Section 2 the contractor continued and completed the clearing and grubbing phase of the project along with the installation of sediment basin # 3. Contractor has begun the installation of the storm water structures and storm pipe.

Parks and Recreation Activity Report for April 2025

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 6:30 PM - 8:00 PM SC AB Town Council 6:30 PM	2 **3:30 PM - 6:30 PM SC MHSu Brown-Wright Set 3:30 PM**	3 **10:00 AM - 11:00 PM SC MHSu Brown-Wright Wedding & Reception 4:00 PM**	4 **2:00 PM - 8:00 PM SC MHSu Marsh-Boyd Set and Rehearsal Dinner 5:00 PM** 4:00 PM - 6:30 PM LSC Parking Ruritan Cruise In 4:00 PM	5 **8:00 AM - 2:00 PM Town Streets Triathlon 8:00 AM** 9:00 AM - 5:00 PM LSC Baseball Fields SRA Baseball/Softball 9:00 AM **11:00 AM - 11:00 PM SC MHSu Marsh-Boyd Wedding & Reception 3:00 PM**
6 9:00 AM - 5:00 PM LSC Baseball Fields SRA Baseball/Softball 9:00 AM 2:00 PM - 3:00 PM WC Grounds WC Historic Walking Tours 2:00 PM	7	8 6:30 PM - 8:00 PM SC AB Planning Commission 6:30 PM	9	10 **9:00 AM - 11:00 PM SC MHSu Wild Turkey Federation Banquet 5:30 PM**	11	12 9:00 AM - 5:00 PM LSC Baseball Fields SRA Baseball/Softball 9:00 AM **9:00 AM - 5:00 PM OTS Officer Request -Smithfield Station 9:00 AM** ***11:00 AM - 5:00 PM WC MHouse/Grounds Wine Festival 11:00 AM***
13 9:00 AM - 5:00 PM LSC Baseball Fields SRA Baseball/Softball 9:00 AM	14	15 6:30 PM - 8:00 PM SC AB BHAR Meeting 6:30 PM	16 **2:00 PM - 9:00 PM SC MH Officer of Elections Appreciation Dinner 6:00 PM**	17 **8:30 AM - 1:00 PM SC MH Smfd Women's Club 10:00 AM**	18	19
20 Easter **7:00 AM - 8:00 AM WC Grounds Sunrise Service-Benns Church 7:00 AM**	21	22 **8:00 AM - 4:00 PM OTS Officer Request-Traffic 8:00 AM** 2:00 PM - 3:00 PM WC MHouse Town Mgrs Mtg 2:00 PM	23 **8:00 AM - 4:00 PM OTS Officer Request-Traffic 8:00 AM** 10:00 AM - 11:00 AM WC MHouse VA250 Committee 10:00 AM	24 Hambassador Tour	25 ***5:00 AM - 6:00 PM WC MHouse/Grounds Tour De Cure 6:00 AM*** **1:00 PM - 5:00 PM SC MHSu Windsor Prom Set 1:00 PM**	26 ***5:00 AM - 6:00 PM WC MHouse/Grounds Tour De Cure 6:00 AM*** **4:30 PM - 12:00 AM SC MHSu Windsor Prom 7:30 PM**
27 9:00 AM - 5:00 PM LSC Baseball Fields SRA Baseball/Softball 9:00 AM	28 3:00 PM - 6:00 PM SC AB Committee Meetings 3:00 PM 5:00 PM - 6:00 PM WC MHouse WCFB Meeting 5:00 PM 6:00 PM - 7:00 PM SC AB Schoolhouse Mtg 6:00 PM	29 3:00 PM - 5:00 PM SC AB Budget Committee Meetings 3:00 PM	30 **3:00 PM - 6:00 PM WC MHouse Ellis-Lomax Set 3:00 PM** **3:30 PM - 9:00 PM SC MHSu Smithfield Rotary Mental Health Expo 6:00 PM**			

Parks and Recreation Activity Report for April 2025

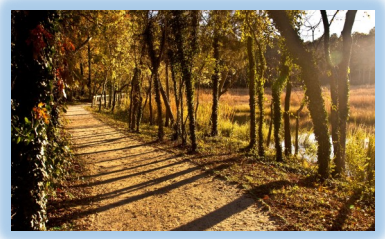


SMITHFIELD CENTER EVENTS STATISTICS & REVENUES			
Number of Events for month	12	Discounted Events for Month (town meetings, events)	8
Sales Totals for Month	$ 13,650	Total Event Attendance for month	1300

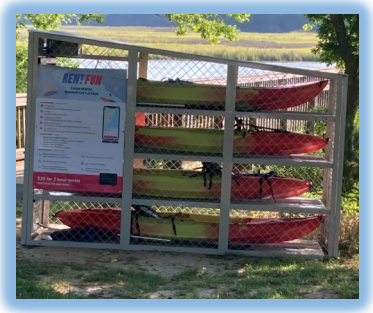
WINDSOR CASTLE EVENTS STATISTICS & REVENUES			
Number of Events for Month	6	Discounted Events for Month (town meetings, events)	4
Sales Totals for Month	$ 19,000	Total Event Attendance for month	5000



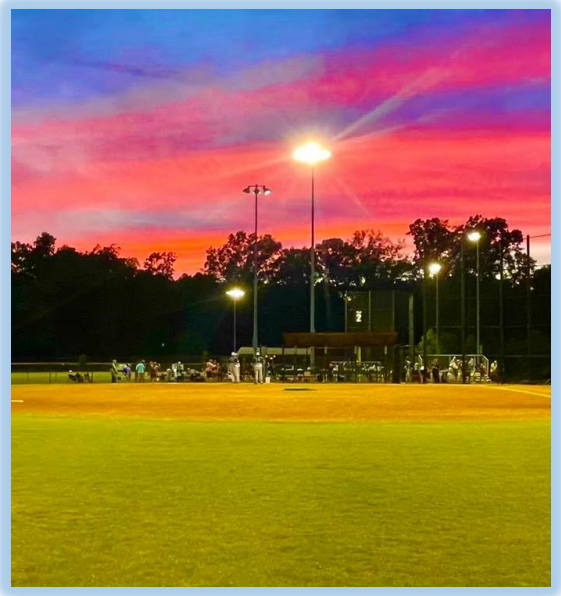
Parks and Recreation Activity Report for April 2025



WINDSOR CASTLE PARK Patron Counter		
April		
Total for Month	Daily Average	Peak Day- Sat, Apr 19
4400	176	324



WINDSOR CASTLE PARK Kayak Kiosk Revenue Share	
2024 TOTAL (Mar-Nov)	$ 8,666
2023 TOTAL (Jul-Nov)	$ 3,088



LUTER SPORTS COMPLEX
April
Totals
$ 1937.52 (SPYS Football 2024 Payment)

Parks and Recreation Activity Report for April 2025

Special Events

April 2025

Friday, April 4, 2025	5-7 P LSC Car Show 100 p	**Ruritans Cruise In Car Show**
Saturday, April 5, 2025	10 A-2:30 P Town Streets Bike Race Portion 500	**YMCA Triathlon**
Saturday, April 12, 2025	11 A-5 P WC Riverfront Festival 3500 p	**Wine Fest**
Saturday, April 26, 2025	8 P-12 P Smithfield Center Prom 200 p	**Windsor Prom**
Saturday, April 26, 2025	6 A-5 P Windsor Castle Park & Town, County Roads Bike Race 500 p	**Tour De Cure**

UPCOMING in May 2025

Saturday, May 3, 2025	7 p-11P Smithfield Center Prom 450 p	**Smithfield Prom**
Saturday, May 17, 2025	7 p-11P Smithfield Center Prom 450 p	**Kings Fork Prom**
Saturday, May 10, 2025	8 A-1 P Clontz Park Kids Fishing Clinic 450 p	**Kiwanis Fishing Clinic** Kiwanis Club-Wesley Brown
Saturday, May 17, 2025	9 A-4 P Main Street Art Show 3000 p	**Arts Festival** Tourism
Monday, May 26, 2025	11 A-12 P Veterans Memorial Community 150 p	**Memorial Day Service** American Legion
Saturday, May 31, 2025	6 A-5 PM WC Trails Race	**Medical Adventure Race** Riverside Health Systems

Smithfield/Isle of Wight Tourism
Activity Report –APRIL 2025

- Town Council 4/1/25.

- Coastal Virginia Tourism Alliance (CVTA) Welcome Center "Takeover" set up 4/1/25 and will run for the next 3 months at the Fredericksburg Welcome Center.

- Tourism ALL Staff meeting 4/2/25.

- VADMO Executive Board meeting 4/2/25.

- County Agenda Review Meeting 4/3/25.

- Meetings w/ SAIL VA 4/3/25, 4/16/25, 4/21/25 (w/ Smithfield Station), 4/24/25. Smithfield will be hosting a tall ship in June 2026, as part of the SAIL VA event (June 12-14, 2026).

- Board of Supervisor Meeting 4/3/25.

- County Walk at Work Day hosted at the Visitor Center 4/4/25.

- FARMERS MARKET season opened 4/5/25. FM Manager is out temporarily on maternity leave but Tourism staff and assistants are filling in, in her stead.

- VADMO (Virginia Association of DMO's) VTLI (Virginia Tourism Leadership Institute) class held in Harrisonburg 4/7-9/25. Director is in the first co-hort as well as the Chairman of the VADMO VTLI Organizing Committee.

- Director attended VADMO Spring Symposium in Harrisonburg 4/9-10/25. Excellent sessions and professional development opportunities.

- Set up for Smithfield Wine & Brew Fest 4/11/25. Smithfield Wine & Brew Fest held 4/12/25. SOLD OUT event with excellent attendance even with weather uncertainty. All Tourism full time staff worked event.

- Tourism Full Time Staff meeting 4/14/25; 4/21/25; 4/28/25.

- Juneteenth Organizing Committee meeting held 4/16/25. Plans are coming along for June 19th event that will be held along Main Street in various venues again this year.

- GMODS (Genuine Merchants of Downtown Smithfield) meeting held 4/15/25. Good attendance. Excellent conversations and information exchanged.

- Director worked on VA250 Commission/VTC grant throughout the month. Submitted 4/23/25. This grant is for $10,000 and would fund the VA250 Thematic Driving Trail through Smithfield and Isle of Wight County.

- Director and Marketing contractor attended SAFE STREETS FOR ALL meeting 4/16/25. SSFA is a grant awarded to Isle of Wight County for planning and implementation of safer transportation routes.

- Tourism staff attended STOP THE BLEED class 4/17/25.

- Director attended CVTA (Coastal Virginia Tourism Alliance) meeting 4/17/25. Assigned to head nomination committee for upcoming year.

- Board of Supervisors meeting 4/17/25.

- Hosted New Council Tours and Information Sessions 4/21; 4/23; 4/24. Tourism Annual Report reviewed.

- Director and Marketing Consultant met with Blueprint Inc. vendor 4/22/25. Potential partnership.

- Town Staff Meeting held 4/23/25.

- VA250 Committee meeting held 4/23/25. VA250 grant submitted for thematic driving tour, Mobile Museum will be at the IOW Museum for this year's upcoming Arts Festival in May, and many other VA250 events in progress.

- SVAE Board meeting 4/23/25. SWBF event reviewed. 2 Million Dollar May event is coming up May 7th at the Smithfield Center! Director participated in SVAE interviews for Assistant Festival Director position for SVAE. Candidates were excellent and a candidate was selected and offered the position. She will begin in May. This is part of the SVAE Success!(ion) Planning campaign.

- Continued to contract with Stephanie Kensicki (formerly of Smithfield Foods) for part-time marketing services. Will offer her full time employment in the next fiscal year as the Marketing & PR Coordinator as well as Assistant Director of the Department. Several personnel meetings held throughout month with leadership.

- VTC DRIVE Tourism Grant was awarded after the workshop held at the Smithfield Center from 3/7/25 to brainstorm ideas and work through information related to the VTC DRIVE Tourism grant application. Excellent stakeholder attendance and participation! The Tourism Raliegh/Durham marketing initiative will be funded through this grant.

- Director attended Council Committees 4/28/25.

- Director attended HSL (Historic Saint Luke's Church & Museum) Board meeting 4/29/25.

- Director and Marketing Coordinator met with website company regarding the significant update of the www.GenuineSmithfieldVa.com website 4/29/25.

- Salty Southern Route (regional trail featuring pork and peanuts with participating localities: Smithfield/IOW; Surry; Suffolk; Franklin/Southampton; Sussex.) Group continues to work with Visit Widget to create a new website and online trail app. Meeting held 4/29/25.

- Bridge Campaign marketing grant received from VTC (Virginia Tourism Corporation) for additional marketing opportunities to combat loss of visitation and revenue due to prolonged bridge construction.

- VISITOR CENTER open throughout Month. Tourism, County and Town Facebook postings throughout month. Update website events and ***Where the Locals Go*** event promotion newsletter weekly.

ZONING PERMIT MARCH 2025

PERMIT #	CONSTRUCTION TYPE	PROJECT	ADDRESS	CONTRACTOR/ OWNER
0701	FENCE		218 SAINT PAULS AVENUE	SUPERIOR FENCE AND RAIL / CHURCH SQUARE DEVELOPMENT
0702	SINGLE FAMILY RESIDENCE		800 SOUTH CHURCH STREET	QUALITY CARPENTERS INC
0704	DECK		8 JAMESVIEW CIRCLE	KATHY SCABERRY
0708	TEMPORARY STORAGE CONTAINER		516 PAGAN ROAD	JULIE DEESE
0709	SHED		600 BREANN COURT	TERRY SHEPHERD
0721	FENCE		2 WIDGEON COURT	JOHN MEANS
0722	COMMERCIAL RENOVATION		1305 SOUTH CHURCH STREET	G C COMMERCIAL INC / KLS BATTERY PARK DEVELOPMENT GROUP
0723	COMMERCIAL RENOVATION		1282 SMITHFIELD PLAZA	KENNETH J LAYTON INC / SUSO 4 SMITHFIELD FF LP C/O SUPER VALUE
0726	SINGLE FAMILY RESIDENCE		611 QUAIL STREET	KIRBOR HOMES / RANYA ALEXANDER
0728	FENCE		149 ROYAL BLACKHEATH	DANDALE FENCE LLC / D R HORTON INC
0729	SHED		102 HARRISON DRIVE	COLONIAL BARNS INC / ADAM HOFMAN
0732	PAVILLION		410 HUNTINGTON WAY	ALEXIS WAINSCOTT
0733	SHED		204 EDGEWOOD DRIVE	MARY WOMACK
0734	FENCE		2 JAMESVIEW CIRCLE	ROSENBAUM FENCE / BRIAN DOBMEIER
0735	FENCE		211 KESWICK PLACE	DECAL INC / VA FENCE COMPANY / JOSEPH CRONAUER
0737	HOME RENOVATIONS		110 THOMAS STREET	R A JONES INC / JOSEPH BARNES

ZONING PERMIT APRIL 2025

PERMIT #	CONSTRUCTION TYPE	PROJECT	ADDRESS	CONTRACTOR/ OWNER
0740	FNCE		1616 COLONIAL AVENUE	CALVIN DUGGER
0743	GARAGE		100 ROYAL BIRKDALE	SHEDS BY KEN / MICHAEL GEIGER
0744	FENCE		101 ROYAL BLACKHEATH	SUPERIOR FENCE / MAKUMD REGMI
0749	RELOCATE FENCE AND ERECT SHED		207 AZALEA DRIVE	CHRISTOPHER SMITH
0750	SINGLE FAMILY RESDENCE		104 ROYAL PORTRUSH	HOHMANN BUILDERS / RACHAEL SUMMITT
0751	ADDITION		1012 MAGRUDER ROAD	CARTER CONSTRUCTION / CECIL GWALTNEY
0752	FENCE		192 AYRSHIRE LOOP	DACAL INC / VA FENCE / COLE FAMILY TRUST
0758	SHED		109 ST ANNES	SHEDS BY KEN / JOHN MCKINNEY
0759	DECK		418 MUIRFIELD	MAJOR LEAGUE BUILDERS / JOHN KERR
0762	FENCE		172 ROYAL BLACKHEATH	ATLANTIC CONTRACTING LLC / MATTHEW BERRETT
0763	FENCE, CONCRETE PATIO, HOT TUB		176 ROYAL BLACKHEATH	ATLANTIC CONTRACTING LLC / JACOB PELLOWSKI
0766	SHED		125 LENORA COVE	RONALD LEVI
0768	EXTERIOR CHANGES		108 CARY STREET	NIKOLAI DETRICK
0769	FENCE		111 CARY STREET	STEVEN WINGFIELD
0770	FENCE		109 AYRSHIRE LOOP	SUPERIOR FENCE AND RAIL OF TIDEWATER / KYRRHA MEADOWS
0772	FENCE		31 DASHIELL DRIVE	HURRICANE FENCE COMPANY / ARNOLD TICHIAN
0773	SHED		105 NAIRN	SHEDS BY KEN / MICHAEL HOLLIDAY
0774	POOL		311 WATSON DRIVE	MICHAEL HARVILLE
0775	DUMPSTER ENCLOSURE		1229 BENNS CHURCH BOULEVARD	MECKLEY SERVICES INC / 7-ELEVEN
0776	INTERIOR COMMERCIAL RENOVATION		100 BENNS CHURCH BOULEVARD	HENDERSON INC / RIVERSIDE CARE FACILITY

0777	SHED		100 JOSHUA ROAD	COLONIAL BARNS INC / LEHAN CRANE
0779	SHED		311 JORDAN DRIVE	THOMAS FOGARTY
0781	FENCE		301 NOTTINGHAM PLACE	JOHNETTE CARTER
0783	DECK		5 POPLAR COURT	ALBINCO / KENDRA BRIGLIA
0785	FENCE		1602 MAGRUDER ROAD	DENNIS BRIDGER
0786	SHED		WELLINGTON CIRCLE	WELLINGTON PARK HOMEOWNERS ASSOCIATION INC
0788	SHED		213 WINCHESTER PLACE	JOHN HELLMANN
0789	FENCE		642 WESTMINSTER REACH	HERCULES FENCE COMPANY / MICHAEL JORDAN
0792	SHED		106 MOONE DRIVE	EDWARD CARAWAN

TOWN COUNCIL REPORT

ATTACHMENTS:

Description	Type	Upload Date
Public Safety Committee	Committee Summary	5/2/2025
Water & Sewer Committee	Committee Summary	5/2/2025
Finance Committee	Committee Summary	5/2/2025
Parks & Rec Committee	Committee Summary	5/2/2025
Public Works Committee	Committee Summary	5/2/2025
Public Buildings and Welfare Committee	Committee Summary	5/6/2025

May 2, 2025

TO: SMITHFIELD TOWN COUNCIL

FROM: LESLEY G. KING
TOWN CLERK

SUBJECT: INFORMATIONAL REPORT FOR THE PUBLIC SAFETY COMMITTEE MEETING HELD ON MONDAY, April 28TH, 2025

The Public Safety Committee met Monday, April 28th, 2025 at 3:00 p.m. at the Smithfield Center located at 220 North Church Street, Smithfield Virginia. Committee members attending were Mr. Steven G. Bowman, Mr. Bill Harris, and Mrs. Bebermeyer. Other Council members present were Ms. Valeire Butler, Mr. Darren Cutler, Mr. Jeff Brooks and Mr. Michael G. Smith, Mayor. Staff members present were Mr. Michael R. Stallings, Town Manager; Mr. William H. Riddick, III, Town Attorney; Mrs. Lesley King, Town Clerk; Ms. Laura Ross, Town Treasurer; Ms. Ashley Rogers, Director of Human Resources; Mr. Alonzo Howell, Chief of Police; Mr. Chris Meier, Deputy Chief of Police; Mrs. Tammie Clary, Director of Planning and Community Development; Mr. Ed Heide, Director of Public Utilities and Public Works; Ms. Amy Novak, Director of Parks and Recreation; Ms. Judy Winslow, Director of Tourism; Mr. Mark Kluck, Planning Technician, Mr. Steve Clark, Parks and Recreation; Mr. Charles Bryan, Planning Commission Member. Also, in attendance were Mr. Brian Mullins and Nathan Diehl of Development, Logistics and Consulting; Mr. Trevor Darling, CHT Towing Company; and Mr. Joseph Barnes. There were approximately 4 citizens present. The was no media present.

Public Safety Committee Chair, Mr. Steven G. Bowman, called the meeting to order.

A. MATTERS DISCUSSED BY COMMITTEE WHICH WILL BE ON THE COUNCIL'S AGENDA

1. Investigations Memorandum of Understanding (MOU) – Deputy Chief Meier stated that he will give a brief summary on the reason they need to enter into this investigations memorandum of understanding (MOU). The Smithfield Police Department has continued to pursue leads related to the double homicide that occurred in Jersey Park a year ago. As part of their exhaustive efforts, the Police Department is asking that the Town consider adopting this MOU between the Virginia Department of Forensic Science (DFS) and DNA Labs International to do specialized DNA testing related to this ongoing investigation. As part of the investigation and through a sales pitch on new technology, an M-VAC system was used to collect potential DNA evidence from the suitcase that was collected as evidence in this case. The filtered results of the M-Vac system were then put

in evidence. The M-Vac is a forensic collection tool that acts as a "DNA vacuum," allowing for the recovery of trace biological material from porous or challenging surfaces. This advance collection method increases the likelihood of recovering usable DNA profiles, especially when traditional swabbing methods are insufficient. The filter used in the M-Vac system, which captures the collected DNA material, requires specialized processing that the Virginia Department of Forensic Science is currently not equipped to perform. To address this, DNA Labs International, a privately accredited forensic laboratory, has agreed to conduct the DNA extraction and analysis of the M-Vac filter. This MOU allows DNA Labs International to perform the necessary testing and, if a DNA profile is developed, to return those results to the Department of Forensic Science. The Department of Forensic Science will then upload any qualifying profiles to the Combined DNA Index System (CODIS) for comparison against other known offenders and forensic profiles, which may assist in identifying potential suspects or linking cases. In summary this partnership bridges a critical gap in our forensic capabilities by leveraging advanced private-sector resources while still ensuring that any results are validated and processed through official state channels for national database access. If the MOU is adopted the Police Department will send the collected evidence to the lab in Florida for testing. There is a cost associated with this initial testing as well as any follow-up testing that is required. They anticipate the initial testing to cost approximately $4,500 and if a DNA profile is developed there would be additional cost for genetic genealogy to help build a profile for the subject. Mayor Smith stated that this is most likely not a budgeted item and asked where the funding would come from to give the Police Department this tool to help with solving criminal cases. The Town Manager stated that we can identify funds out of the existing budget to cover this expense. The request for Town Council would be to approve the MOU so that the Police Department can move forward with the testing. Deputy Chief Meiers explained that if they develop a profile and the profile hits on the CODIS Data Bank there will be no need for anything else. If they do not develop a profile at all, then there will not be any need for anything else. If they develop a profile and it does not return on CODIS they can do this genetic genealogy which will look at profiles of a relative of this person. Through further investigation by the Police Department, with this relative, may be able to track down the person that may have committed this crime. The genetic genealogy test is approximately $7,000. The Town Manager stated that they will exhaust any efforts they can to try to bring this case to closure; however, full disclosure if we have to go down that path we will. Councilman Bowman mentioned other cases that have been solved through CODIS and stated that spending the $4,500 for two lives that were lost in the manner that they were I think we owe it to the family and the loved ones to expend those funds in an attempt to bring this matter to a conclusion. This item will be placed on the consent agenda for consideration at the May 6th Town Council meeting.

B. MATTERS DISCUSSED BY COMMITTEE WHICH WILL NOT BE ON THE COUNCIL'S AGENDA

1. Operational Update for the Smithfield Police Department – March Activity Report – Chief Howell stated their March Activity Report was included in today's agenda packet and he would be glad to answer any questions as they relate to this report. Chief Howell reported that in the form of additional operational updates, in reference to the recent bank robbery. The evidence from the bank robbery has been turned over to the FBI. This case is being picked up by the FBI because it is multi-jurisdictional, and they will be spearheading the case for processing the evidence and moving forward with the prosecution for the robbery that occurred in Smithfield and surrounding jurisdictions. Chief Howell added that Smithfield was the first jurisdiction to bring charges because at the time we had the strongest case, so he is very proud of the hours spent by the Smithfield Police Department. They literally started from nothing and were able to build a case and bring about charges that will help other jurisdictions as well to bring this criminal activity to the court system. Councilman Bowman mentioned that it was a wonderful piece of police work to bring this person to justice.

Chief Howell mentioned that one of their retired police officers, Mr. Clarence Seamster, passed away at the end of last week. The Smithfield Police Department will be assisting the family this evening and tomorrow with the home going celebration for former Officer Seamster. They will be providing police escorts and things of that nature for the family. Councilman Bowman stated that he had the honor of serving as Chief of Police from 2012 to 2017 and had a chance to work very very closely with former officer Seamster. He was the type of person that regardless of what you asked him to do, he was always there. He was a really dedicated human being. He was the type of person that we need as police officers. He had a heart and cared. He was a person that we lost way too early.

Vice Mayor Harris mentioned that the Police Department had hosted a tour of their facility for Town Council members last week. All of them that participated thanked them but he would like to thank them publicly. It is remarkable what our Police Department does with what you have. They spent two hours touring police facilities and meeting the support staff as well as the officers. Everybody in this Town owes you a debt of gratitude every day. You guys are doing a tremendous job, and I thank you for the opportunity to say that publicly. Chief Howell stated that he would convey those comments to the staff. Thank you.

2. Operational Update for the Smithfield Volunteer Fire Department – Assistant Chief Jeff Smith was not able to attend to give Town Council an update on operations.

3. Operational Update for the Isle of Wight Rescue Squad – Chief Carroll was not able to attend to give Town Council an update on operations.

The meeting was adjourned at 3:15 p.m.

May 2, 2025

TO: SMITHFIELD TOWN COUNCIL

FROM: LESLEY G. KING
TOWN CLERK

SUBJECT: WATER AND SEWER COMMITTEE MEETING - CANCELLED

The Water and Sewer Committee scheduled for Monday, April 28th, 2025 at the Smithfield Center located at 220 North Church Street was cancelled due to lack of agenda items.

May 2, 2025

TO: SMITHFIELD TOWN COUNCIL

FROM: LESLEY G. KING
TOWN CLERK

SUBJECT: INFORMATIONAL REPORT FOR THE FINANCE COMMITTEE MEETING HELD ON MONDAY, APRIL 28TH, 2025.

The Finance Committee held a meeting on Monday, April 28th, 2025 at 5:11 pm. at the Smithfield Center located at 220 North Church Street, Smithfield Virginia. Committee members attending were Mr. Jeff Brooks, Ms. Valerie Butler, and Mr. Bill Harris. Other Council members present were Mayor Michael Smith, Mr. Darren Cutler, Mr. Steve Bowman, and Mrs. Mary Ellen Bebermeyer. Staff members present were Mr. Michael R. Stallings, Town Manager; Mr. William H. Riddick, III, Town Attorney; Ms. Lesley King, Town Clerk; Ms. Laura Ross, Town Treasurer; Mrs. Ashley Rogers, Director of Human Resources; Mrs. Tammie Clary, Director of Planning and Community Development; Mr. Ed Heide, Director of Public Works; Mrs. Amy Novak, Director of Parks and Recreation; Mr. Mark Kluck, Planner II; Ms. Judy Winslow, Director of Tourism; Mr. Steve Clark, Parks and Recreation; Mr. Charles Bryan, Planning Commission Member. There were two (2) additional citizens. The was no media present.

Finance Committee Chair Mr. Jeff Brooks, called the meeting to order.

A. MATTERS DISCUSSED BY COMMITTEE WHICH WILL BE ON THE COUNCIL AGENDA

1. Request for Proposals for Delinquent Tax Collection – Ms. Ross reported that at the last committee meeting she talked a bit about delinquent taxes. Currently delinquencies for Real Estate are $376,860 and Personal Property are $365,804. These numbers will fluctuate a little bit because they have sent out delinquent bills, and they are not due until the 30th of April. The older bills totaled approximately $55,000. Ms. Ross explained that she has been talking with a couple of companies about handling the collection of delinquent taxes because it would be a cumbersome process for her to go out and seize vehicles. She and the Town Manager have talked with Virginia Auction Company, and they do collections for Isle of Wight, Town of Windsor, and City of Newport News. They also talked with Tax VA and they all follow the same collection

process. They send out delinquent tax letters to the taxpayers based on what days the Town wants to send them out. They can go along the whole process of 30-day letters, 60-day letters, 90-day letters and after that they can start to seize property. They must also follow several Codes of VA and that was included in today's packet. Ms. Ross stated that when letters go out and it looks like it is from a collection agency you get a lot of people that come in and pay. Councilman Cutler asked if the Town was selling the debt, or can we still relieve the debt later down the road even it goes to collections. The Town Manager replied the town is not selling the debt. We are employing their services to collect the debt. The Town adds a 20% collection service fee on top of the debt that is owed to pay for this service. Councilman Cutler stated that if a resident came to us with a hardship, we could still provide relief if we wanted to. The Town Manager stated that was correct. The Town Attorney asked Ms. Ross if she plans to do just Personal Property Taxes or Personal Property and Real Estate? Ms. Ross stated that you can do both; however, the collection agency suggested starting out with just Personal Property. The Town Attorney stated either one of these firms would be great for the collection of personal Property taxes; however, there is a law firm in Newport News, Dolan Reid, PLLC, that has done and continues to do Real Estate tax collections for Virginia Beach, Suffolk, Portsmouth, Newport News, Isle of Wight County, Southampton, Surry, and Sussex. They have been doing this for 21 years and they do a great job. He has talked with Ms. Ross about piggy backing on Isle of Wight County's contract to do the real estate tax collections. Real Estate taxes must be delinquent for three years before you can proceed. A lot of times delinquent real estate is on heir property and it belongs to a lot of different people and nobody is willing to pay the taxes. Ms. Ross stated that both firms interviewed offer very similar services to the Town so she would like to recommend Awarding the contract to Virginia Auction Company. This item will be added to the Town Council Consent Agenda for consideration at their May 6th, 2025 meeting.

2. Appropriation of FY 2023/2024 Highway Funds to FY 2024/2025 Highway Fund – the Town Manager explained that at the end of last fiscal year the Town had $131,394.16 remaining in the Highway Fund Operating Budget. These are funds that are received from the state for the maintenance of the roadways within the Town. The ask today is to have the funds appropriated in this year's operating budget so that we can go ahead and spend those funds down on maintenance projects. The state likes to see that we are spending all the money they send us, so we typically roll over those funds each year if there are any that remain unspent. This resolution will put those funds in this operating budget and allow us to spend them on some road maintenance projects. This item will be added to the Town Council Consent Agenda for consideration at their May 6th, 2025 meeting.

3. Invoices Over $20,000 Requiring Council Authorization –

a. Town Gun Shop, Inc $ 24,538.41

This invoice is for gun supplies for the Police Department. Committee recommends sending this invoice to Town Council for consideration at their meeting on May 6th, 2025.

b. Core and Main $ 30,770.00

This invoice is for budgeted water meters. Committee recommends sending this invoice to Town Council for consideration at their meeting on May 6th, 2025.

c. Epps Building, Inc. $ 24,600.00

This invoice is for window replacements at Town Hall. Committee recommends sending this invoice to Town Council for consideration at their meeting on May 6th, 2025.

d. Virginia Control and Electrical Services $ 88,308.00

This invoice is partial billing for providing, installing, and programming thirty one Scada Systems 900Mhz radios for the RO Plant and Pump Stations. Committee recommends sending this invoice to Town Council for consideration at their meeting on May 6th, 2025.

e. Flock Safety $ 30,000.00

This invoice is for additional cameras for the Police Department. Committee recommends sending this invoice to Town Council for consideration at their meeting on May 6th, 2025.

B. MATTERS DISCUSSED BY COMMITTEE WHICH WILL <u>NOT</u> BE ON THE COUNCIL'S AGENDA.

1. <u>March Financial Statements</u> – Ms. Ross reported that like previous months the footnotes will explain everything in the financial statements. She stated that the total revenue collected is $8,337,000. That is 56.11% of the budgeted amount. As you can see revenue is starting to increase. They have been working on the Real Estate bills and are getting ready to send them to BMS who is the company that mails out all the bills. Real Estate bills total approximately $2.5 million and will be due June 5th. Total expenses to date are $8,103,000 and that is 52.47% of budget. Total debt for the Town is $3,689,000.

2. <u>March Cash Balances/VIP Investment Update</u> – Ms. Ross reported the Town has $18,458,676 in usable funds. The Town has designated Funds totaling $4,656,748. Ms. Ross stated that the Town's total amount invested is $10,008,044 and $2,017,250 of that is for utilities and designated funds. The Town has a lot of that in the Virginia Investment Pool. That seems to be paying pretty well right now. She stated that she is a little concerned about the rates so she will continue to watch that. Ms. Ross stated that has had a discussion with the bank about treasury notes and bills, but she is not real comfortable with them at this time. We will stay with VIP for now. The benchmark sheet confirms that we are in compliance with all of our investment.

3. FY 2025/2026 Budget Discussion - The Town Manager stated that everyone should have received a draft of the proposed budget on Friday morning. The official budget proposal will hit the streets on May 1st. At that time, it will also go live on the website. The Town Manager explained that the biggest thing that hit us this year was health insurance. We knew we were going to have a significant increase in health insurance, but we were not really prepared for what we ended up getting. We received a 35% - 38% increase in health insurance. Typically, we put it out there to see what we get back from our current provider as well as others. Our current provider, who is Anthem, has over recent years been favorable. This year because of the large increase with our current provider a different option became favorable. There is a pool that is created by the state called The Local Choice (TLC). It was formed for government entities. Just to give you a comparison, if we stay where we are and take the hit that came to us with our current provider the cost to the Town would be $267,000. Employees would see an increase of about $66,000. When staff started looking at TLC, that would drop our increase down to $108,000. It also cuts the cost for our employees to $38,000 which is still above where we are today. The caveat to TLC is that once you get into TLC you are in TLC. Again, it is a state program, and it is rather difficult and expensive to get out of it. The Town Manager explained that in talking with our consultant at Anthem he has never seen anyone leave it. The Town of Windsor and Isle of Wight County both use TLC for health insurance. Some of the benefits that come with being in TLC is they cap the rate you can see from year to year. For Example, the highest increase anyone in TLC saw this year was 12%. Also, if the Town was to go to TLC then we would not have to bid it out each year. So, the only real negative is that once you are in you are in. This year it does realize a saving to the Town and our employees and Anthem is the provider through TLC. We would be in the same network; however, some of the plans change a little bit.

The Town Manager stated there are no proposed tax rate increases io the General Fund side of the budget. When you look at the budget and you look at the bottom line it looks like a huge increase. He explained that is because we have about $3.5 million dollars that he is recommending that we pull from reserves to fund some capital projects. The largest of these projects is the maintenance building that our Parks and Rec Department needs. The maintenance building is expected to be approximately $2 million. The Town also has the $900,000 contribution for the Turner Drive project that we committed to. The rest will be on other capital project in the Public Works Department and throughout the Town. We have funded the bulk of these capital projects with reserves. Once you take these projects out the budget is only $250,000 more than it was last year. We are relatively flat and the bulk of the increase is health insurance. The budget does include a 4% recommended salary increase for employees. The other thing you will see that is kind of unique is some of the departments will look like they are actually costing less money. In the past we had split out our property and liability insurance through the state program VRSA across all departments. It was kind of hard to determine what amount went where. He has consolidated that and now under non-departmental and all of our insurance cost for property and liability insurance are there.

The Town Manager stated that these are the main things in the General Fund. He state that the proposed budget has already been advertised because of the way the state requirements are now for advertisement windows. They have advertised for a public hearing on May 19th @ 6:30 p.m. which is the same day as committees. The intent is to adopt the budget at the June 3rd Town Council meeting. The draft budget that was sent out on Friday, April 25th is what is being advertised. While discussing the budget we can go down from what was advertised but we cannot go up. Councilman Brooks stated that in order to get TLC rolling, we will need to make a vote at Town Council level. The Town Manager stated that we have started the paperwork to get the ball rolling and if Town Council decides not to go with TLC they will pull it back. Town Council will have to make an official vote to approve the agreement to go into TLC. He explained that the only thing that has us kind of in the air is we have found out that they have put the TLC program out to bid. So, while our pricing will not change there is a chance the provider might. The folks at Anthem feel pretty confident that they will continue to be the provider; however, we do not know that for sure. Vice Mayor Harris asked if there is much of a reduction in benefits with TLC. The differences right now with us being on a commercial plan the town is able to offer four different plans to employees and there are five different tiers. With TLC you only have three tiers to choose from which include employee, employee plus one, and employee and family. That is the only significant change in coverage. We did go from a no deductible plan to a $250 deductible plan for our highest level. Councilwoman Bebermeyer stated that it sounds like this has been around for a while is there a reason why we have not joined TLC in past years other than the fact that once you are in it you can not get out of it very easily. The Town Manager explained that every time that the Town has priced it before the commercial options were more cost effective.

The Town Manager stated that in regard to the Water and Sewer Funds the Town had a rate study done last year. The consultants looked at our current revenues, current expenditures, our capital needs, our future capital needs, as well as all our fees that we charge across the board in our utility funds. The consultants have recommended an increase in both the water and sewer rates. The current water rate is $7 per thousand gallons. They recommend that we go to $8.50 per thousand gallons. The current sewer rate is $3.99 and they recommend we go to $6.00 per thousand gallons. These rates will provide us with the assets we need to complete capital projects that we will have to do to maintain our system. They looked at everything that is in our capital improvements program and the revenue that it would take to cover these expenses. With the sewer, they looked out five years and the $6 stays there. With the water it goes to $8.50 and then there are small incremental increases they recommend in out years so that we can keep up with the cost of doing business and the capital projects we have in the future. This is the only place within the proposed budget that we are recommending increases. Again, these rate increases are based off the results of the water and sewer study that was done for us. It does not recommend increasing any of our debt service fees, compliance fees, tap fees, or connection fees. All of these stay where they are. The Town Manager stated that if there are any questions between now and the Town Council meeting next week, please

give him a call. Councilwoman Butler asked that with all the construction that we have going on did we consider increasing tap fees at all? The consultants did evaluate that and felt they were in line and where they should be. Vice Mayor Harris stated that he was going to try to suggest that we payoff the debt service loan and remove the debt service fee. He explained that bi-monthly everyone that uses water in the Town of Smithfield pays this debt service fee as part of their water bill. Currently this is a perpetual fee that is just going to keep on going. The Town Manager stated that was correct. Given the fact that the Town does have a cushion coupled with the fact that we are in horrible economic times he would like to consider removing the debt service fee. Especially since the water and sewer rates will be increasing. The county has already indicated that they are going to revisit property values and reassess sooner than later. Given the fact that our debt service really does not reduce the principle very much over the long term. I think an argument can be made that if we pay this off the number one benefit would be taking some burden off of our citizens. Number two it would eliminate that constant interest kick against our existing monies. He stated that he would like to hear what other Town Council members think. This is an opportunity for Town Council to relieve this payment from the backs of our citizens because many citizens in the Town of Smithfield are on a fixed incomes. Again, with prices increasing in other areas it just makes sense economically and benefits our citizens. The Town Manager asked to clarify if Vice Mayor Harris was asking the Town to take reserves and pay our debt off? Vice Mayor Harris stated that was correct. The Town Manager stated that we can do that. The Town Manager then asked if you are also asking about the elimination of the debt service fee that is on the water bills. Vice Mayor Harris stated that if we pay the debt off would that not remove the debt service fee? The Town Manager explained that if the Town does away with the debt service fee it would cause our water rates to go up. The reason the water rates would increase is because that debt service fee is factored into the Town funds for capital projects. If he removes the revenue that is generated from that debt service fee he would then go back to the consultants and have them revisit the water rate study to see how the removal of the debt service fee impacts the utilities. The consultant would most likely recommend that we go higher on our rates because we would then have to make that revenue that in generated through the debt service fee. They looked at the future and made the assumption that sometime in the not too distant future we will have to make a borrow in the utility funds for some of these projects. That debt service fee would then be used to pay those debts off. If we go ahead and get rid of that debt service fee now the Town will need to up our revenue from water sales to cover those capital projects in the future. Vice Mayor Harris stated that he is obviously not a financial genius, but it sounds to me like you are saying that the debt service fund that is being collected to pay off the debt is not all going to pay off the debt. Some of it is being used to keep the individual water bills down. The Town Manager stated that is not correct. The Town must generate revenue to pay the debt payments. Even if I pay off what is existing today there will be projects in the not too distant future where the Town will have to borrow. An example would be the second skid in the RO Plant. We will have to make a borrow for that. He explained that he will need revenue to pay those debt payments. If the debt service fee goes away, the

only place for him to get that revenue is from rates. The utility rates will need to be increased to generate the revenue needed to pay the debt. Councilman Bowman asked for the Town Manager to explain what a second skid is at the RO Plant. The Town Manager explained that currently our RO Plant has only one treatment vessel that is called a skid. The Town has been doing engineering work to add a second treatment vessel for a multitude of reasons. Redundancy is one of the reasons. If the one skid goes down currently there is no backup in place. When we have to take it offline for maintenance it has to be done after hours. During the summer that can be difficult because of how long the plant has to run. Adding this second treatment vessel would give us additional capacity in the plant. If there was ever a need to produce more water, we would have the capacity to do it. There will be debt that will occur when we do this; however, without that debt service fee the only place for me to find that revenue is to increase rates. Councilman Cutler stated that when he looks at the proposed budget on this and then looks at the second RO skid funding, which is projected at $200,000 annually, are you saying that the $11.47 fee funds that $200,000 for the future RO skid? It will help us payoff any debt that the Town incurs for that capital project or others. Councilman Cutler asked when in the future do we plan on buying this second skid? The Town Manager stated that they are doing the engineering work now, so it depends on when that wraps up and Town Council authorizes us to do so. The consultants looked at all of our capital projects and when we have them planned out and this was their recommendation. The Town Manager stated that he will ask the consultants to go back and see what it would look like if we removed the debt service fee. He believes it will result in a significant rate increase. Councilman Cutler asked if the debt service fee originated with the purchase of the current RO skid. The Town Manager stated that it originated when the RO Plant was constructed. There were no additional fees prior to that. Councilman Cutler stated that theoretically under Vice Mayor Harris' proposal we could payoff the debt, eliminate the fee, and then reinstate the fee when and if we decide to purchase the second RO skid. The Town Manager stated that in theory yes, but that is assuming that there are no other needs that come up that we would need that money for. In theory that makes sense, but he would have to go back to the consultants and have them reevaluate. Councilman Cutler state that it sounds like a perpetual tax. The Town Manager stated that is basically what it is. It is a debt service fee that helps us fund the debt that the utility fund has. Councilman Cutler stated that what he is hearing is we could payoff our debt and alleviate this fee for our citizens and not pay the interest. The Town Manager explained they had evaluated this, and the bulk of the town's debt is in an interest rate that is less than 2%. So, the cash on hand is generating more money than the Town is spending on interest. That is why staff have not recommended paying off the loan. Councilman Cutler stated that he was talking about the loan balance of $966,000 that has a 6.3% interest rate. The Town Manager stated that if he pays this loan off he would still have debt to pay with the debt service fee. Councilman Cutler asked if all three of these lines of credit that are in use are all related to the RO Plant. The Town Manager clarified that they are all related to utility projects because the RO Plant and a water tank were both constructed at the same time. That is why staff did not recommend paying off these loans because it

does not make financial sense to pay them off. The Town Manager explained that we could take some of our reserves and pay off the $737,000. Staff would then need to sit down and look at what that looks like as far as being able to use cash reserves for projects that we have on the books versus needing to borrow money to pay for projects on the books. Vice Mayor Harris stated that was his next question because we do have significant cash reserves. The Town Manager asked Town Council not to get utility cash reserves and general fund cash reserves co-mingled. All of the Town's utility funds are enterprise funds. They operate on their own and stand on their own. Any reserves that are associated with the general fund are not available for utility projects. Ms. Ross explained that so far this year, even though we are looking at all of the funds, year to date we have received $676,000 in interest. Over the next few months, she envisions $800,000 in interest. Ms. Ross stated that because the interest rate is so low on these loans if we paid them off we would not be able to realize this much money. The Town Manager stated that has been the balancing act that they have had to determine internally. How much is it worth to pay it off versus the amount of money we are generating in interest. In the General Fund that means lower tax rate. In the Utility Fund it means lower bills for customers. There is a balancing act of carrying reserves that generate revenue that then offset cost to end users versus using that to cash fund projects. Again, the Town Manager stated that if it is an exercise that Council would like for him to do, he will ask the consultants to determine what the water rate would have to be if we were to get rid of the debt service fee. Councilman Bowman mentioned that he thinks that would be appropriate to be sure we have done our due diligence. The debt service fee currently generates $268,000 a year. Councilwoman Bebermeyer asked if there was a way to ease into the utility rate increases. The Town Manager stated that with the water fund you are talking an additional $1.50. He did the calculations on what that would mean and it was not significant. The sewer rate increase is more significant because the town has not increased the sewer rate in a long time. Councilman Cutler asked if it was possible to increase our connection fees to reduce the increase to the water and sewer rates. The Town Manager explained that the only downside is you have unintended consequences because then Joe citizen who is building a single house, his cost of entry is significant or if we have a year where the housing market slows way down and drops off we are then struggling to make ends meet. The Town Manager stated that typically he likes for revenues to cover operation and maintenance. Those connection fees really need to go into funding capital improvements. Consumption will go down some, but it will never go away and development could dry up tomorrow if the market crashes. Based on the water rate that is being recommended, for a normal user, it will be somewhere between $10 and $12 every two months. On the sewer side it was a little bit more significant and would be approximately $15 to $25 difference every two months for an average user. Vice Mayor Harris asked where are we on the request from the nonprofits? The Town Manager replied that everything as requested is in the budget. Vice Mayor Harris also asked if there was room to bump up the contribution for any of these organizations. The Town Manager stated there may potentially be a little room depending on how much you want to bump them. Vice Mayor Harris asked if we could bump the Isle of Wight Arts League

another $500 to $1,000. Their request barely covers their increase in rent. The Town Manager stated that we could increase that contribution by $1000. He reminded everyone that if they have any additional questions, please reach out to him and he would be glad to answer them. This item will be added to Town Council's agenda for further discussion on May 6th, 2025.

Meeting Adjourned @ 6:02 p.m.

May 2, 2025

TO: SMITHFIELD TOWN COUNCIL

FROM: LESLEY G. KING
TOWN CLERK

SUBJECT: PARKS AND RECREATION COMMITTEE MEETING - CANCELLED

The Parks and Recreation Committee scheduled for Monday, April 28th, 2025 at the Smithfield Center located at 220 North Church Street was cancelled due to lack of agenda items.

May 2, 2025

TO: SMITHFIELD TOWN COUNCIL

FROM: LESLEY G. KING
TOWN CLERK

SUBJECT: PUBLIC WORKS COMMITTEE MEETING - CANCELLED

The Public Works Committee scheduled for Monday, April 28th, 2025 at the Smithfield Center located at 220 North Church Street was cancelled due to lack of agenda items.

May 2, 2025

TO: SMITHFIELD TOWN COUNCIL

FROM: LESLEY G. KING
TOWN CLERK

SUBJECT: INFORMATIONAL REPORT FOR THE PUBLIC BUILDINGS & WELFARE COMMITTEE MEETING HELD ON MONDAY, APRIL 28TH, 2025.

The Public Buildings and Welfare Committee held a meeting on Monday, April 28th, 2025 at 3:15 p.m. at the Smithfield Center located at 220 North Church Street, Smithfield Virginia. Committee members attending were Ms. Valerie Butler, Mr. Bill Harris, and Mr. Darren Cutler. Other Council members present were Mayor Michael Smith, Mr. Jeff Brooks, Mr. Steve Bowman, and Mrs. Mary Ellen Bebermeyer. Staff members present were Mr. Michael R. Stallings, Town Manager; Mr. William H. Riddick, III, Town Attorney; Ms. Lesley King, Town Clerk; Ms. Laura Ross, Town Treasurer; Mrs. Ashley Rogers, Director of Human Resources; Mrs. Tammie Clary, Director of Planning and Community Development; Mr. Ed Heide, Director of Public Works; Mr. Mark Kluck, Planner II; Ms. Amy Novak, Director of Parks and Recreation; Mr. Steve Clark, Parks and Recreation; Ms. Judy Winslow, Director of Tourism; Mr. Charles Bryan, Planning Commission Member. Also, in attendance were Mr. Brian Mullins and Nathan Diehl of Development Logistics and Consulting; Mr. Trevor Darling, CHT Towing Company; and Mr. Joseph Barnes. There were two (2) additional citizens. The was no media present.

Public Buildings and Welfare Committee Chair, Mrs. Valerie Butler, called the meeting to order.

A. **MATTERS DISCUSSED BY COMMITTEE WHICH WILL BE ON COUNCIL'S AGENDA**

1. Pre-Public Hearing Discussion: Cottages at Battery LLC – Mrs. Clary reported that the applicants are seeking a proffer amendment for the construction of 104 single family-attached condominium dwellings in accordance with the Smithfield Zoning Ordinance Article 3.F.B.2. These units would have zero lot line dwellings as attached residential and feature some units with attached rear detached garages. Each lot would conform to the required setbacks, lot widths and minimums, as if lot lines existed. The

zoning district will remain MFR (Multi-Family Residential). The development will feature a clubhouse and pool, along with sidewalks connecting to Battery Park Road and Colonial Avenue. The applicants are providing 7.3 acres of common open space and 2.3 acres of active recreation open space. In order to facilitate this project, the applicants have applied for the following: A special Use Permit for relief from Article 3.E.I.2.B, which requires 1 recreational vehicle parking space per 4 dwelling units. No RV parking is provided. The second Special Use Permit is for relief from Article 3.E.I.6.B, which requires not fewer than 3 attached units. The applicants are attaching not more than two units. This application was tabled at the November 2024 Planning Commission meeting and favorably recommended to Town Council at the April Planning Commission meeting, with 1 dissenting vote. This project reduces the number of previously approved by 46 units and provides additional housing within Town. We treat condominium units in the Zoning Ordinance through SUPs if they do not comply with the Attached Residential requirements. The applicants are present if Town Council has any questions or needs additional information. Vice Mayor Harris asked for zoning clarification. The Town treats condominium units in the zoning ordinance through special use permits. He asked Mrs. Clary to explain that a little further. Mrs. Clary explained that if you are not meeting any of the requirements in the attached residential, and if you are proposing a condominium unit, you can apply for a special use permit. Vice Mayor Harris acknowledged that the applicants did a great job adjusting and getting down to the by right numbers. He stated that he has a series of concerns that are outside the physical structure and more related to the condominium structure and the HOA. Who would be responsible for making the repairs on exterior walls, windows, doors, and roofs under the HOA regulations that you are proposing. It is a condominium so it would be the HOA. Vice Mayor Harris stated that he would like to see what the HOA is responsible for better defined in the amended proffers. He asked for confirmation that the homeowner would be responsible for everything interior. Mr. Mullins stated that was correct. What are the benefits to the developer to construct, own, operate and maintain the pump station? Mr. Diehl stated that the on-site elevations are such that it is really not feasible to be able to get gravity sewer to serve the entire site. A pump station is going to be required due to the elevations. The question was asked what responsibilities fall on the developer if there are disruptions in the service of the pump station. Mr. Mullins explained that as they have in the past, they have a company, Virginia Pump, that does monthly maintenance and then they also are on call twenty-four seven just as if it was a regular public utility from a municipality. All of this maintenance is handled by the HOA. There is no cost to the Town for the pump station. Vice Mayor Harris asked the applicants what their role was in the original stages of the HOA. Mr. Mullins stated that the developer carries it until such time as the HOA is solvent enough to be able to take over. As in any other subdivision they do have reserves and they do reserve studies as they are required to do. Vice Mayor Harris asked that when a maintenance issue comes up and a lot of houses have not yet been built is it typical to use a third party in terms of evaluating the need or the contracts. Mr. Mullins stated that they use a third party on all their projects. It is a management

company that starts with us at the beginning and then reverts to the HOA once it is in place. The company that they have used for years is United Properties Association. Councilman Cutler asked if the HOA fees will remain static once set. Mr. Mullins stated that they will go up with inflation. It is indexed at the end of each year. Councilman Cutler asked how long the developer will warranty the pumping station and installation. Mr. Mullins stated that as the developer they have a one-year defect bond in place and then after that the maintenance is carried through the HOA themselves. Councilwoman Bebermeyer asked if the Town has any other private pump stations in Town. Stated replied that the Villas has a private pump station. Councilman Cutler asked if this pump will be similar in cost and size for what we are accounting for in our CIP projects. Mr. Diehl stated that typically the Town's pump station is designed to handle a lot more units and a lot more flow than this. So, the Town's pumps have a lot more horsepower and cost quite a bit more. These pumps will still have the same typical life longevity as your town-owned pumps, but they are not going to be nearly as large. Mr. Mullins stated that they do have redundancy within the pump station itself. We have a secondary pump in case the first pump ever goes out. The secondary pump though may not be the size and horsepower of the primary pump; however, it works until Virginia Pump can get on site. A typical one would probably be 60% of what the primary one is but there is redundancy. Mrs. Clary added that even though it is proposed to be a private pump station it will still be reviewed during the site plan review process. They will be required to submit evaluations to verify that what they are building will actually handle these 104 units. Councilman Cutler stated that the neighborhood is a little bit uncharacteristic for the Town or at least appears to be on what is presented and the nature of purchase. I understand that there will be more opportunities for review; however, at some point there will be no turning back. That is why there are so many questions. Mr. Diehl asked if there were further concerns related to the sewer? Councilman Cutler stated that there was concern related to the overall cost of the HOA, and the cost of repairing and maintaining these components over ten to thirty years. Mr. Diehl stated that if you step back and look at it as a general picture, without specifics on pricing and input. He feels that when you have a group of units like this and everyone's paying into an HOA, it is much mor cost-effective to maintain all these units through the HOA versus each individual homeowner coming out and hiring someone to come paint their house one year and company Z to come out and pressure wash another year. Councilman Cutler stated that he would agree with that. He asked if the developer had an updated starting cost be for these homes. Mr. Mullins stated that they have a fairly close number of $350,000 but it will not be finalized until they get all the permits, they need from the Town. Councilman Cutler asked who the builder would be for this project. Mr. Mullins stated that they do not know at his point. They have several interested builders. Councilman Cutler asked what the long-term cost for maintaining the private roads, private sewer, and private water. Mr. Mullins explained that it will change from year to year. The first one they did over 20 years ago has been maintained throughout this entire time. The reserve studies that have to be done by law do include everything that is being proposed from the HOA so that it can be

repaired or replaced in a set amount of time. Councilman Cutler stated that he noticed in the proffers that there was no addressing the impact to our school systems. He knows this is not a 55+ community so is there no concern that this will impact the school system. Mrs. Clary stated that the Town did not receive any comments from Isle of Wight County Schools. Isle of Wight County Schools had already accounted for the 150 units that were originally approved, but we did not receive any additional comments on this project. Councilman Cutler stated that it is positive in the sense that there are fewer homes but with schools particularly middle school at near capacity your perception of positive on this might be a little different. Mr. Mullins stated that the head count for this project was already taken with the original application for 150 units. Councilman Cutler stated that he understands that but at the same time we have Mallory Point, The Grange @ 10Main, and we have other projects in the county just outside the town limits and every developers project effects our schools and the quality of our education and the capacity of our schools. The Town Attorney interrupted Councilman Cutler to let him know he is exactly right; however, state law prohibits it. If the developer offered the Town the money we could not except it because the school has not identified a need for improvements in their CIP. Everyone has a level of frustration with the schools because they have a proprietary program about impact on schools. Councilman Cutler stated that he appreciated the Town Attorney's insight however after attending the recent Planning Commission Training, part of the discussion that was held there was in regards to proffers for schools. The attorney there at this training said the same thing that you cannot demand things, but they can solicit things to your schools. The Town Attorney stated that years ago the proffered amount for schools was $11,089 per student and you either paid it or you did not get your project. The General Assembly said you cannot do that and that is completely illegal. Councilman Cutler stated that he trusts the Town Attorney with his guidance; however, it appears from the VCU course that their land use attorney has a different position on this. He explained that what he is observing collectively from all the developers is an objective look at our school system and the capacity. Everyone of them wants to say if my student puts you at 101% then I am going to give you this amount for the 101% student and 102% students. Meanwhile, the multiple developers that are buying to build in the Town of Smithfield are either not offering anything for our schools or they are offering a conditional donation to our schools. And there is an inconsistent offer from the three builders that we are in discussions with at this time. How are these new developments going to support our schools. Ultimately, he would like to see the Town get to a more consistent approach to how we support our schools with new development. The Town Manager explained that the town submits all of these plans to the school system and if the school system returns to us no impact then that is what we have to go on. If the schools say there is an impact then we address the impact. For this project the school system told us there was no impact to schools with the 150 units. This project has been reduced to 104 units. Councilwoman Bebermeyer asked if the schools were asked again with this revised application. Mrs. Clary stated that this new application was submitted to the school

system for review and comment. Councilman Cutler asked if he was hearing that if the Town does not get a response we take that as a negative response or do we take no comment as they have no concerns with the project. The Town Manager explained that with the original rezoning, we got a response that said the school has sufficient capacity. With this one, the Town got no response and since the number of units is less and they have already accounted for this number of units, the only assumption we can make is that they are in the same position. The original 150 units are already in their population count. Vice Mayor Harris mentioned that with this approval of the 150 units being done six years ago it would not have included the projections from the Promontory development so you would think that all of these numbers would have to be readjusted. The Town Manager stated that the spreadsheet that was handed out at the last Intergovernmental Meeting included Mallory Point, The Grange, Cottages at Battery, the Promontory and other projects outside the town limits in the County. Vice Mayor Harris stated that he is still not real clear on the concept under which this project goes forward with condominium use of the land. All of the land is commonly owned and at one of their past meetings an explanation came forward. If Johnny wants to build a fence or a fire pit in his backyard, he can do that? Mr. Mullins stated that they would have to go before the HOA like anyone else and make an application for it. Vice Mayor Harris asked if the option still exists to have a garage or not. Mr. Mullins replied that every unit would have a garage with no option for the purchaser. Council Cutler stated that based on the history of your neighborhoods that you have built, you mentioned one has been there for twenty years. In a catastrophic scenario, what is going to be the HOA's biggest cost? Mr. Mullins stated that he could not even begin to speculate on that. Anything of this nature would be covered by the HOA reserves. Councilwoman Bebermeyer asked how the reserve fund gets started. Mr. Mullins explained that as the developer they take on 100% of the debt until it is transferred over to the HOA. As homes are built those HOA fees go to the reserve fund. The HOA does not take over until they can sustain the maintenance of the development. Mr. Mullins reminded Council that they do not set the HOA fees. The third party, UPA, are the ones that set the fees. They go out and do all the reserve studies then they come back to say what the HOA dollar needs to be. Councilman Cutler asked whey the developer is building private roads and water system opposed to building something that is turned over to the Town. Mr. Mullins stated because that is what they are prepared to do. The previous developer was prepared to do that as well. Councilwoman Butler stated that The Villas have private roads and pump station as well. Councilman Cutler stated that the reason he was asking this is because the Town has run into some scenarios with places around town that maybe they would like the Town to take over their services. Why would we not want something built to Town standards rather than built privately. Councilman Bowman stated that the Villas has chosen to keep it that way so they can control ingress and egress and solicitation. Councilwoman Bebermeyer state that she can see this with the private roads, but the private pump station is where she is a little confused. I do not know who the private pump station benefits. It does not benefit the residents of that development. The Town Attorney stated that it

benefits the Town not having to maintain an additional pump station. Councilwoman Bebermeyer expressed concern for the Town citizens that will be purchasing homes there and does not see the advantage to having a private pump station. Mr. Diehl explained that a private pump station sounds complicated, but they are not. It is a vault in the ground with a couple of pumps. The pumps to be honest are not extremely expensive when you are looking at a project with the HOA like this. If it was a single home with a pump station of this size it might be a different case, but a pump station of this size would not be sized for a single-family home. There is not a lot that can go wrong with the pump station. The Town Engineer indicated that they did not want the Town to maintain the pump station. Councilman Cutler stated that his last comment he has is back to the schools. The Town has an inconsistency and theoretically this developer starts building these homes and the Promontory starts at the same time. The Promontory has said every student you get over the 100 percent we are going to pay you some money. This developer has not said that. Theoretically, if the Promontory builds out first and only gets to 99% then when the Cottages build out and pushes us over the 100% we will get no money for the students over the 100%. In this scenario our school system got zero dollars. Councilwoman Butler asked how you control something like that. Councilman Cutler stated that you need to have every developer have a consistent proffer agreement. Councilwoman Butler explained that it is her understanding that if it is not in the School's CIP we cannot accept funding from a developer. Councilman Cutler stated that he thinks we can all agree that if the school system told the Promontory that your students could put us over 100% then it is perfectly reasonable in the time that has elapsed that the Cottages could be the development to also put us over 100%. The Town Attorney explained the difference to Councilman Cutler. The Cottages have an approved project and have vested rights. Promontory is an application. Councilman Bowman stated that this is the exact same thing he said in a committee meeting about a month ago. Town Council is catching heck over developments that were conditioned years ago. He stated that Councilman Cutler's logic is certainly not flawed because why does one get a break when they may be the trip point. Councilman Cutler stated that it is not too late because they are requesting a proffer amendment. The Town Attorney explained that the circumstances say they do not impact the schools. Councilman Cutler stated that they did not impact the schools in 2016 but building now does impact the schools. The Town Attorney cautioned Council to be very careful about what you say about schools. You can ask the question, but you may not request proffers for schools in connection with a zoning application when the warrants do not justify it. The Town Attorney stated that for the record that is brightline law. Councilman Bowman stated that he and Councilwoman Butler had attending the same Planning Commission Training and there were some things that were in conflict with what they were being told there versus what they experienced here. Councilman Cutler stated that he would like to see if we can take a new look at this or a new approach to see if there is a way we could do this a little differently or a little better to make sure that even though we do not own the schools, we are doing our due diligence to care for them. The Town Manager stated that he does not disagree; however,

he does not think this mechanism exists today for us to do that. That needs to be a combined effort between the Town and the school system. It could possibly require some kind of general assembly action for us to legally be able to do it but that mechanism does not exist today. When the schools tell us there is no impact, we do not have anything to go further than that. The Town Attorney reminded Town Council that the Promontory is just an application at this time and the Cottages is an approved project. The developer is just trying to amend their proffers. The Promontory may or may not be approved and your action may or may not have an impact on the school system. Councilman Cutler stated that just as sure as they are setting this proffer amendment, if the developer wants to, they could proffer whatever they wanted. They could write in there what the Promontory said. It is not impossible, and it is not written in stone at this point. Everything is still in negotiation. Councilman Bowman stated that if you use that as a rationale for denying, then we might have a problem. The Town Attorney stated that was correct. Mayor Smith stated that he wanted to commend the developer for reducing the size of the project. Ms. Clary stated that the developer has indicated that they will have a revised proffer amendment included in the packet for next week's Town Council meeting. This item will be on Town Council's agenda as a public hearing and for consideration at the May 6th, 2025 meeting.

2. Pre-Public Hearing Discussion: 219 Battery Park Road – Special Use Permit – Mrs. Clary reported that the applicant is seeking approval for a special use permit under Article 3.K.C.16 to allow outdoor storage. The applicant will store not more than 6 vehicles at a time, for no longer than 2 weeks. All cars will be concealed behind the fence. This application was favorably recommended to Town Council with the condition that cars can be stored up to 30 days. The positive for this application is the SUP will bring this parcel into compliance as outdoor storage. The negative for this application is that it is not a by-right use and requires an SUP. The applicant is present if you have any additional questions or concerns. Councilman Bowman stated it could be really easy for this type of business to have their storage migrate from the back to the front. I want to make sure that it is clearly understood that this storage, if we approve it, is going to be out of sight. This is an entrance corridor, and I do not want disabled vehicles or other things on our thoroughfare coming into the Town of Smithfield. Mr. Darling stated he has no problem with doing what is asked to get and maintain his special use permit. He stated that they have another yard out in the County and cars will be moved to that location if they need to sit for longer than 2 weeks. Councilwoman Bebermeyer asked if the fence was around the entire property or just the front. Mr. Darling stated the property would be completely enclosed. This item will be placed on Town Council's agenda as a public hearing and consideration at the May 6th, 2025 meeting.

3. Pre-Public Hearing Discussion: 208 Middle Street – Special Use Permit – Mrs. Clary reported that the applicant is seeking a special use permit in accordance with Article 3.D.C.28 to utilize the property located at 208 Middle Street as a child day care

home occupation for not more than 8 children, ages 2 months to 5 years, Monday – Friday 7am – 5pm. This application was favorably recommended to Town Council with a grace period until 6pm, provided the applicant maintains state licensing and provides semiannual inspection reports within 30 days. Staff also require the applicant to comply with any requirements from IOW County's building code. Vice Mayor Harris asked if the applicant has plans to fence in the outdoor play area. Mrs. Clary stated that if it is a requirement from Isle of Wight County then it will be fenced. Vice Mayor Harris stated that it is a state requirement. Mrs. Clary stated that if that is a requirement then the applicant will have to comply. Mayor Smith asked who inspects these small daycares. Mrs. Clary explained that they are required to be licensed by the state. It is her understanding from the Planning Commission that there are regular inspections that are completed periodically. Part of the favorable recommendation was that the Town would be provided these reports within thirty days. Councilman Bowman asked how many children you are allowed to keep. She explained that our ordinance allows for up to ten; however, she was told by the County or State for the licensing that she could only have eight at this location. This special use permit only allows for up to eight children. Councilwoman Butler asked if we could get a response from the applicant on whether a fence will be installed. Mrs. Clary stated that she would follow up with the applicant. This item will be placed on Town Council's agenda as a public hearing and consideration at the May 6th, 2025 meeting.

4. Pre-Public Hearing Discussion: 105 Locherbie – Special Use Permit – Mrs. Clary reported the applicant is seeking approval for an accessory apartment in accordance with Smithfield Zoning Ordinance Article 2.Q. The resident of the proposed apartment is related to the owners of the primary structure by blood, adoption, or marriage and the primary structure will continue to be occupied. The applicant is proposing a 655 square foot accessory apartment located over a free-standing 816 square foot garage in compliance with Article 2.Q.8.a. The structure will be approximately eighteen (18') feet in height. This application was favorably recommended to Town Council at the April Planning Commission meeting. The positives of this application will allow the applicant to have an accessory apartment in conformance with the SZO. The negative of this application is that it is not a by-right use and does require a SUP. Councilman Brooks asked if there was any dialog on this special use permit at Planning Commission level. Mrs. Clary stated that it was a favorable recommendation. The applicant was present and there was not much discussion surrounding it. The Planning Commission did not identify any negatives to this request. The Town does have a very strict accessory apartment section in our ordinance that requires the SUP, affidavits and annual renewals. This item will be placed on Town Council's agenda as a public hearing and consideration at the May 6th, 2025 meeting.

5. Pre-Public Hearing Discussion: 328 Main Street – Special Use Permit – Mrs. Clary reported that the applicant is seeking approval to rent 328 Main Street, which is an

existing single-family residential dwelling, as a short-term and long-term rental property. According to the Smithfield Zoning Ordinance (SZO) Article 2.Z.1, short-term rentals as principal uses are permissible by Special Use Permit (SUP) only. There are no changes to the property proposed in order to accommodate the short-term rental. This application was favorably recommended to Town Council at the April Planning Commission meeting. The positive for this application is that it provides additional accommodations in the heart of the Historic District. The negative of this application is that it is not a by-right use and does require a SUP. A recommendation should be conditioned on the applicant following the conditions outlined in Article 2.Z.1.a through Article 2.Z.1.i., except for Article 2.Z.1.b. These conditions do require a signed and notarized short-term rental affidavit ensuring compliance. Councilman Cutler asked if the Town has any requirements for parking for short-term rentals in our zoning ordinance. Mrs. Clary replied that the Town does not. She explained that the town does not have requirements for parking regardless of whether it is a short-term rental or not. Councilman Cutler stated that means you are not required to provide a single parking space for short-term rental. Mrs. Clary stated that she would have to go back to the affidavit but she did not believe we included anything on parking. Councilwoman Bebermeyer mentioned that she is pretty sure that the driveway is a shared driveway with the neighbor next door. Mayor Smith mentioned that there are a number of houses along Main Street that have shared driveways, and if you cannot get in the driveway you must park on the street. He does not see a problem with the parking issue. Vice Mayor Harris stated that his question for the applicant on Tuesday will be has he entered into an agreement with the other owners of the shared driveway. Councilman Cutler suggested that we revisit the ordinance for short term rentals and potential parking issues. This item will be placed on Town Council's agenda as a public hearing and consideration at the May 6th, 2025 meeting.

6. Pre-Public Hearing Discussion: 110 Thomas Street – BHAR Appeal – The applicants are appealing the Board of Historic & Architectural Review's (BHAR) March 19th, 2025 decision, which resulted in a conditional approval for the proposed exterior changes to the single-family dwelling at 110 Thomas Street, a contributing property. BHAR approved all requested exterior changes as presented except for two requests: The applicants wanted to wrap the existing wooden rakes, fascia, and trim with white Mastic PVC-coated aluminum. The BHAR approved the replacement with solid PVC material. The applicants wanted to cover the existing wooden soffits with new white Mastic Beaded vinyl soffits. The BHAR approved the use of Hardie-branded or an equivalent composite material for the soffits. The use of vinyl products has generally been discouraged in the Historic District. Included in the attachments are excerptions from the Historic District Guidelines that address the treatment for historic materials including wood and addresses alternative materials as well. According to the appeals process, this application is forwarded to Town Council for their review and decision. The applicant is present if you have any additional questions or need clarification. Councilwoman Bebermeyer clarified that there were nine changes that went before BHAR. Seven of

them were approved. Which are the numbers that were not approved and are being appealed here. Mrs. Clary replied items two and three are being appealed. Councilman Bowman asked if the seven that were approved stand alone as approved. The Town Attorney stated that the seven approved do stand alone. He mentioned that a BHAR member may be present at next week's public hearing to answer questions. Councilman Cutler stated that BHAR gave the applicant some options for the items that were denied and asked why the applicant did not want to go with the options recommended. Mr. Barnes stated that there are several considerations. One is the cost and the workmanship that they are going to put into it for the preservation. The applicants do not prefer the solid PVC on the windows for potential leakage issues. I think in the staff report it states that it is white coated PVC mask. Actually, the coating will be the same color as the trim that was selected and that is part of the cost issue. Mr. Barnes stated that they will make their technical argument at next week's public hearing. It is a significant cost in terms of what they budgeted and considering contingency items that they must budget for because it is a 1935 structure that needs some care. Mr. Barnes stated that they think the wrapping is a better option, including maintenance issues in the future. They are entering the years where they are aging out and they are looking for the lowest maintenance approach that they can. They feel this is a reasonable option for them from what they see in the corridor. Vice Mayor Harris mentioned the house that he has restored along Grace Street and understands the increased expense to maintain these old structures. When a redo or wrapping from a distance cannot be discernably different from the exact original product. It seems to him that the Town should do our best to be cooperative with the person that is taking on the renovations. This item will be placed on Town Council's agenda as a public hearing and consideration at the May 6th, 2025 meeting.

7. Subdivision Agreement – Modwash and Cypress Crossing Pump Station – Mrs. Clary mentioned that this is the Town's subdivision agreement for the approved site plan for the Modwash and the Cypress Crossing Pump Station that will be supporting this project. This agreement allows the Town to place our bond for the work that is being done in the right-of-way along with that pump station so we can ensure that the Town is bonded for that. This item will be moved to Town Council's consent agenda for consideration at the May 6th meeting.

8. Blighted Property Update – 1502 Magruder Road – Mrs. Clary stated that in your packet today staff has provide pictures of the installed fencing at the property. Mr. Small who is the attorney for the owners of 1502 Magruder Road was present to give Town Council an update on the property. Mr. Small explained that the additional photos that he is providing today show the fence has been installed around the blighted property as they had said it would be. It was installed on April 17th. In the interim he also got a call from Mr. Riddick and there was concern expressed that with the change of the weather there was an issue of mosquitoes because of the pool water. At the back of the package that is being passed out is a receipt showing that his clients did purchase treatment for the

mosquitoes, and they also applied that treatment to the pool on April 17th. In addition to that they have submitted to the insurance company all of the information that the insurance company has requested. The sworn statement of his clients was rescheduled for May 16th. When the insurance company asked to move the sworn statement to May 16th he advised them that if they did that, he would need to have absolute assurance that it would not be extended again because the Town needs to know what is going to happen. Mr. Small stated that he has an agreement with the attorney for the insurance carrier that they will not move the sworn statement again. The reason for rescheduling the date of the sworn statement was that the attorney's office was relocating. Mr. Small stated that he does not know why he did not know about this sooner. The Attorney also mentioned that the prime adjuster was out of town. It was his opinion that they would get a faster decision from the insurance company if the prime adjuster is actually sitting in on the sworn statement so there is no miscommunication between the lawyer and the owners. Mr. Small stated that he has also advised the attorney that they must have a decision from the insurance company shortly after the sworn statement so he can report back to the Town by the June Town Council meeting. Mr. Small stated that this is the update that he has at this time. Councilman Bowman stated to say that he was disappointed is an understatement. He has a hard time reconciling the fact that the attorney for the insurance carrier did not know they were going to be relocating. It has been one thing after another. He explained that he lives within five houses of this blighted structure. It is not a salvageable structure. He stated that he has consulted with the Department of State Police and they have indicated that they have no problem whatsoever from an investigative perspective having this structure torn down and removed. He thinks the people in this neighborhood have put up with this long enough. Town Council has been very understanding and the fence that was put up does absolutely nothing to mitigate the way it looks. He has never seen a situation like this take this long for some type of resolution. The people that built a brand-new home next door and have looked at this every day have been pretty patient as well. Councilman Bowman continued to express his concern about the time it is taking to have this structure removed. At this point even if the Town declared this structure blighted the owner has 90 days before the Town can move forward with removing the blighted structure. Councilman Bowman stated that he intends to move forward at the May 6th Town Council meeting to ask this Council to declare this structure as a blighted structure. The Town has waited long enough. If this structure was salvageable or waiting on some type of remediation, he might be able to understand it, but that is not the case. Mr. Small followed up with the point that Councilman Bowman had talked with the Virginia State Police. He stated that he also talked with the investigating officer and was surprised to find out that the investigation was still ongoing. That was a surprise to him. He reached out to the investigator and he confirmed that they have not yet technically closed the investigation into this fire. He does not know why it has not been closed because they did not have any evidence of an accelerant. Mr. Small stated that he understands the Council's frustration and his clients are frustrated as well. His clients hired him to handle the hours of responding to the

insurance company. They are bending over backwards to give the insurance company everything they want. If they do not comply with the insurance company it gives the insurance company an excuse to deny their claim. Mr. Small stated that he does not disagree with Councilman Bowman. He has never seen an insurance company delay the removal of a damaged structure this long. At this time his clients have done what they said they would do by installing a fence around the property and coming back with an update on where they are. He would ask Town Council not to vote on it being a blighted structure until their June Town Council meeting. He has told the insurance company that they must have a decision before the June Town Council meeting. His hope is that the Town moving forward with declaring it a blighted structure will help incentivize the insurance company to make a decision. Councilman Bowman stated that based on your comments it would benefit your clients for the Town to move forward with declaring it a blighted structure and maybe get the insurance company to move along a little bit faster. What is the harm is declaring it a blighted structure? Mr. Small stated that if you declare it a blighted structure, unless I am wrong, that means the Town has taken over the property. The Town Attorney stated that there is a process that the Town must follow, and your clients would have 90 days before the Town could take further action. Mayor Smith stated the 90 days takes us to August if we declare the structure as blighted at the May 6th meeting. He asked what are the steps after the initial 90 days that the Town would take. The Town Attorney explained that the Town gave the owners notice that they had to submit a plan. Their plan was essentially we are relying on the insurance. If the Town rejects their plan, which would be the action at the May 6th meeting to declare it a blighted structure. They have a 90-day period during which they have the opportunity to complete the work. If the work is not completed during this 90-day period, then the Town can seize control and do what is necessary to abate the problem. Then a lien is placed against the property for the cost of abating the nuisance. Mr. Small continued to request that the Town Council give him until the June Town Council meeting before declaring it a blighted structure. Councilman Bowman stated that his position to ask Town Council at their May 6th meeting to vote this structure as blighted has not changed. Vice Mayor Harris stated that if he had to vote tonight, he would vote to declare the structure as blighted immediately. He agrees with Councilman Bowman, the argument you have for your clients is fine, but our obligations are to the community as a whole.

B. **MATTERS DISCUSSED BY COMMITTEE WHICH WILL <u>NOT</u> BE ON COUNCIL'S AGENDA**

1. <u>Additional Item: Cypress Creek Bridge Repairs</u> – The Town Manager mentioned that VDOT announced today that on Thursday and Friday of this week they will be doing full closures of the Cypress Creek Bridge. The closure will allow them to remove beam spans. The closure will be from 7 am to 7 pm both days.

Meeting adjourned at 5:01 p.m.

TOWN COUNCIL REPORT

SUBJECT:

May 6 - 6:30 p.m. - Town Council Meeting
May 13 - 6:30 p.m. - Planning Commission Meeting
May 19 - 3:00 p.m. - Town Council Committee Meetings
- Public Safety Committee
- Water & Sewer Committee
- Finance Committee
- Parks & Recreation Committee
- Public Works Committee
- Public Buildings and Welfare Committee

May 20 - 6:30 p.m. - Board of Historic and Architectural Review
May 20 - 7:30 p.m. - Board of Zoning Appeals
May 26 - Town Office will be Closed in Observance of Memorial Day

TOWN COUNCIL REPORT

TOWN COUNCIL REPORT

TOWN COUNCIL REPORT

TOWN COUNCIL REPORT

ITEM: Motion to Adopt the Investigations Memorandum of Understanding (MOU) between the Department of Forensic Science, DNA Labs International, Inc. and the Smithfield Police Department

FROM: Public Safety Committee Chair, Mr. Steven G. Bowman

ATTACHMENTS:

Description	Type	Upload Date
Memo - Investigations MOU	Cover Memo	4/14/2025
Investigations Memorandum of Understanding	Agreement	4/14/2025

Town of Smithfield

Memorandum

April 28, 2025

TO: Public Safety Committee

FROM: Michael Stallings, Town Manager

SUBJECT: Investigations MOU

The Smithfield PD has continued to pursue leads related to the double homicide that occurred in Jersey Park a year ago. As part of their exhaustive efforts, the PD has asked that the Town consider adopting the enclosed MOU. Below is a brief prepared by the Investigations Lieutenant regarding it's purpose.

Purpose:
This memo is to inform you of a Memorandum of Understanding (MOU) established between the Virginia Department of Forensic Science (DFS) and DNA Labs International regarding specialized DNA testing related to an ongoing double homicide investigation.

Background:
As part of the investigation, an *M-Vac* system was used to collect potential DNA evidence. The M-Vac is a forensic collection tool that acts as a "DNA vacuum," allowing for the recovery of trace biological material from porous or challenging surfaces. This advanced collection method increases the likelihood of recovering usable DNA profiles, especially when traditional swabbing methods are insufficient.

Issue:
The filter used in the M-Vac system, which captures the collected DNA material, requires specialized processing that the Virginia DFS is currently not equipped to perform. To address this, DNA Labs International — a private, accredited forensic laboratory — has agreed to conduct the DNA extraction and analysis of the M-Vac filter.

MOU Purpose:
The MOU allows DNA Labs International to perform the necessary testing and, if a DNA profile is developed, to return those results to DFS. DFS will then upload any qualifying profiles to the Combined DNA Index System (CODIS) for comparison against known

offenders and forensic profiles, which may assist in identifying potential suspects or linking cases.

Summary:
This partnership bridges a critical gap in our forensic capabilities by leveraging advanced private-sector resources while still ensuring that any results are validated and processed through official state channels for national database access.

If adopted, the PD would send collected evidence to the lab in Florida for testing. There is a cost associated with this initial testing as well as any follow-up testing that is required. We anticipate the initial testing to be around $4,500 and if a DNA profile is developed there would be additional cost for genetic genealogy to help build a profile for the subject. There would be additional cost for the genetic genealogy if needed.

MEMORANDUM OF UNDERSTANDING

BETWEEN

THE VIRGINIA DEPARTMENT OF FORENSIC SCIENCE

AND

DNA LABS INTERNATIONAL, INC.

AND

SMITHFIELD POLICE DEPARTMENT

FOR

UPLOAD OF ELIGIBLE DNA PROFILES INTO THE COMBINED DNA INDEX SYSTEM (CODIS) IN SUPPORT OF CASEWORK FOR SMITHFIELD POLICE DEPARTMENT

This Memorandum of Understanding (hereinafter referred to as the "MOU") is made by and between the Virginia Department of Forensic Science (hereinafter referred to as "DFS") and DNA Labs International, Inc. having its principal place of business at 700 W. Hillsboro Blvd, Building 3, Deerfield Beach, Florida 33441 (hereinafter referred to as "DLI") and the Smithfield Police Department (hereinafter referred to as "SPD").

WHEREAS, the Federal Bureau of Investigation (FBI) sponsors the Combined DNA Index System (CODIS) as a part of a technical assistance program to state and local forensic DNA laboratories which allows the forensic DNA laboratories to store and match DNA records from legally collected samples, offenders, and crime scene evidence;

WHEREAS, DFS is a CODIS participating laboratory processing a sublicense for the CODIS software and contributes DNA records to the National DNA Index System (NDIS) pursuant to a Memorandum of Understanding with the FBI and the NDIS Operational Procedures Manual;

WHEREAS, DLI, as a private laboratory offering contract DNA analysis services, does not have access to CODIS;

WHEREAS, SPD, has retained DLI to perform DNA analysis services for crime scene evidence related to the criminal investigation of crimes occurring within the jurisdiction of SPD;

WHEREAS, DLI, is accredited by the ANSI-ASQ National Accreditation Board (hereinafter referred to as ANAB) ISO/IEC 17025 and is willing to accept SPD cases, pursuant to a contractual agreement for DNA analysis services;

WHEREAS, some SPD cases require the resulting DNA record to be uploaded into CODIS to develop investigative leads;

WHEREAS, DFS agrees to perform the required NDIS case reviews and approvals and to upload the results into CODIS, when eligible, for SPD cases as long as DLI adheres to the procedures established herein;

NOW, THEREFORE, in consideration of the mutual obligations contained herein, it is agreed by and between DFS and DLI and SPD as follows:

1.0 Compliance with Outsourcing Agreement Requirements

Pursuant to Standard 17 of the *Quality Assurance Standards for Forensic DNA Testing Laboratories* (see Attachment A), DLI:

A. Shall comply with the accreditation requirements of federal law;

B. Provide to DFS documentation of compliance with the *Quality Assurance Standards for Forensic DNA Testing Laboratories* and federal accreditation requirements of federal law at the request of DFS;

C. Shall not, if performing forensic DNA analysis for SPD and generating DNA data that may be entered into or searched in CODIS, initiate analysis for a specific case or set of cases for SPD until documented approval has been obtained from DFS's Technical Leader of acceptance of ownership of the DNA data;

D. Shall cooperate with DFS with any technical review process or verification process DFS may require prior to upload and searching of any DNA data into CODIS;

E. If submitting DNA data to DFS for entry into and searching in CODIS, shall not enter and search the submitted DNA data in any other DNA data base, other than a quality control database such as a staff index search, whether owned and maintained by DLI or any other entity. If DFS learns that the DNA data has been entered and searched in a non-CODIS data base, DFS will immediately remove the DNA data from CODIS in compliance with NDIS procedures; and

F. Shall cooperate with an annual on-site visit of DLI by the DFS Technical Leader, or a designated DFS employee who is qualified or previously qualified DNA analyst in the technology, platform and typing amplification kit, used to generate DNA data. In lieu of an on-site visit by the DFS Technical Leader or his/her designee, DFS may, at its option, accept an on-site visit conducted by a designated FBI employee.

2.0 Scope of Activities

A. During the term of the MOU, DLI shall screen SPD cases for the CODIS eligibility based on DFS's *CODIS Operating Policies and Procedures Manual* (see Attachment B). DFS shall review the *NDIS Laboratory Approval Form* (see Attachment C) completed by DLI prior to any technical processing and submission by DLI to DFS. In conjunction with the *NDIS Laboratory Approval Form*, DLI will provide to DFS the Case Submission Form (see Attachment D) prepared by SPD. DLI will not proceed to process a CODIS case for SPD prior to receiving DFS approval.

B. After DFS approves the processing of a CODIS case, the technical processing arrangements shall be governed by DLI's standard operating procedures and consistent with their technical procedures. Failure to follow the DLI standard operating procedures and technical procedures shall be grounds for DFS refusal to upload affected samples.

C. DLI shall provide DFS with a complete copy of DLI's standard operating procedures relating to work performed subsequent to the execution of MOU on or before the date the MOU is signed by the parties. If, during the term of the MOU, DLI's standard operating procedures are altered or changed, DLI shall provide written notice of the alteration or change as well as an updated copy of the new standard

operating procedures relating to the performance of this MOU to DFS at least (10) business days prior to the implementation of any alteration or change.

D. DLI agrees that its standard operating procedures shall at all times satisfy or exceed the guidelines for quality assurance detailed in the FBI's *Quality Assurance Standards for Forensic DNA Testing Laboratories* (see Attachment A). Failure to comply with the FBI's *Quality Assurance Standards for Forensic DNA Testing Laboratories* shall be grounds for the immediate termination of this MOU.

E. Once processed, DLI shall provide a copy of all analysis results, as defined in the technical procedures, to DFS for upload to CODIS. DFS has the exclusive right to make a final determination regarding the CODIS eligibility of a DNA profile.

F. DFS shall report any CODIS hit related to DLI analysis results to SPD. If this hit is an identification hit, the parties agree DFS will not provide additional analysis or testimony regarding any subsequent confirmation.

3.0 Referral to Other Laboratories

DLI agrees that it shall not refer SPD to any other private forensic laboratory or vendor for additional forensic analyses or services without (a) notifying DFS in advance of the referral and (b) providing proper notification to SPD regarding the potential limitations of any data developed from such analyses if the other private forensic laboratory or vendor does not have access to CODIS.

4.0 Term

In addition to the termination provisions set forth above, the term of this agreement shall commence on the date that this MOU is fully executed by all parties and shall extend until any party terminates this MOU, for any reason, with 30-days advance written notice.

5.0 Changes

No changes to the MOU shall become effective unless a formal modification has been issued in writing and signed by an authorized representative of each party. From time to time, however, the parties recognize that *DFS's CODIS Operating Policies and Procedures Manual* and the FBI's *Quality Assurance Standards for Forensic DNA Testing Laboratories* may be revised or changed. The parties agree that DFS shall provide such revisions or changes to DFS's *CODIS Operating Policies and Procedures Manual* or the FBI's *Quality Assurance Standards for Forensic DNA Testing Laboratories* to DLI and that thereafter such revisions or changes shall be incorporated in and made part of this MOU without the need for the parties to re-execute this MOU.

6.0 Limitation of Liability

DLI shall be legally responsible for any demands, claims, action, suits, or proceedings brought by any third party against it that is a consequent of DLI's failure to perform under the standards set forth in this MOU. DLI agrees to indemnify, defend, and hold harmless the Commonwealth of Virginia, DFS, its officers, agency, and employees from and against any and all damages, claims, suits, judgments, expenses, actions, and costs of every name and description caused by any gross negligent act or

omission of following the standards set forth in this MOU in the performance of DLI of the services under this MOU.

7.0 Choice of Law

This MOU shall be governed by, and construed in accordance with, the Constitution and the laws of the Commonwealth of Virginia.

8.0 Notification of Legal Actions

DLI shall notify DFS in writing within (5) business days after initial notification to DLI of any legal actions brought by a third party against DFS or DLI involving SPD cases.

9.0 Notification of Change in Accreditation Status or Adverse Audit/ Inspection Findings

DLI shall notify DFS in writing within (5) business days after initial notification to DLI of any change in its accreditation status issued by its accrediting body and/or any adverse audit or inspection findings, whether resulting from an external or internal audit.

10.0 Confidentiality

Except to the extent required by law, DLI shall not disclose any CODIS Information obtained pursuant to the MOU, including the information contained in the NDIS Laboratory Approval Form, to any individual or entity other than DFS or SPD, unless otherwise authorized in writing by DFS.

11.0 Consolidation Clause

This written MOU represents the entire agreement between the parties regarding the upload into CODIS of results obtained from DNA analyses conducted by DLI for SPD, both oral and written.

DFS, DLI, and SPD hereby express agreement to all of the above and enter into a joint agreement until such time that the parties shall amend or revise said agreement in writing.

[THE REMAINDER OF THIS PAGE LEFT INTENTIONALLY BLANK.

SIGNATURE PAGE TO FOLLOW.]

By:

VIRGINIA DEPARTMENT OF FORENSIC SCIENCE

Linda C. Jackson
Director

Date

DNA LABS INTERNATIONAL, INC

Allison Nunes
Chief Operations Officer

Date

SMITHFIELD POLICE DEPARTMENT

Chief Alonzo Howell
Smithfield Police Department

Date

TOWN COUNCIL REPORT

ITEM: Motion to Award Contract to Virginia Auction Company for the Collection of Delinquent Taxes

FROM: Finance Committee Chair, Mr. Jeff Brooks

ATTACHMENTS:

Description	Type	Upload Date
Delinquent Tax Collection	Cover Memo	4/18/2025

Delinquent Tax Collection 4/18/25

Our current process:

Personal Property: After 90 days – a delinquent notice is sent.

> Delinquent as of 3/24/25 $365,804 and is due 4/30/25. The majority of these are 2024 however older ones are $36,000. After five years no collection efforts may be taken.

Real Estate: Delinquent as of 3/24/25 $376,860.56.

At the present time, we do not take further action on either tax type.

Code of VA regarding delinquent taxes and collections:

§58.1-3934 - Collection of delinquent local taxes or other charges

§58.1-3941 - What may be distrained for taxes

§18.2-101 - Selling, etc., of goods distrained or levied on

§58.1-3965 – When land may be sold for delinquent taxes: notice of sale; owner's right of redemption

Use of collection companies/attorneys that specialize in this type of collection is a best practice. We have proposals from two and both have contracts with municipalities in the area:

- TACS www.taxva.com
  - Prince George County
  - City of Norfolk
  - Henry County
- Virginia Auction Company www.VaAuctionCo.com
  - City of Newport News
  - Isle of Wight
  - Town of Windsor

Collection Companies:

Service Provided:

• The company scans all data and normalizes placement into the collection system.

• Conduct selected address research on accounts prior to mailing to minimize returned mail.

• Mail preapproved correspondence to a portion of the accounts loaded from the client. This limited mailing permits a live data integrity test prior to performing a full mail drop on client accounts to limit data or integration errors to a controlled environment.

• Responses generated from the mailings are handled by inbound call representatives and correspondence is sorted and managed based upon actions required.

• Notice of large volume mailings are provided to in an effort to coordinate with peak office workloads.

• Follow-up correspondence is initiated on accounts that have not responded and are not mail return accounts.

• Accounts that refuse payment are immediately referred to their staff that handle forced collections action.

• Research returned mail for updated addresses using a variety of skip tracing tools.

• Follow-up correspondence and calls are made to ensure payment.

• Regular management reports are forwarded to the client on a preapproved schedule.

• Regular weekly report and remittance of collections.

Process Overview Personal Property

1. A delinquency letter is mailed to the delinquent taxpayer. The taxpayer is

given a time frame 30, 60 or 90 days at the treasurer's discretion to resolve

the delinquency.

2. Following the aforementioned deadline, a 72-hour non-restraining warrant is

hand delivered to the vehicle or the door by a collection agent.

3. Following the 72-hour non-restraining warrant a ''Final Notice'' is hand

delivered to the vehicle or the door by a collection agent.

a. Vehicle(s) booted at residence or towed or stored at a lot.

b. If payment is not made:

Vehicle(s) auctioned to the highest bidder to cover delinquent taxes.

Process Overview Real Estate

1. A delinquency letter is mailed to the delinquent taxpayer. The taxpayer is

given a time frame 30 days to resolve the delinquency. If not resolved:

2. Title search.

3. Lienholders are notified.

4. Pre-litigation notice suit filed with local circuit court.

5. Preparation for auction.

6. Auction.

How this benefits Smithfield:

• Staff does not have to visit taxpayers and do the collection activities

• These companies specialize in collection activities, and they handle taxpayer issues.

• Taxes are collected.

Cost:

20% of what is owed, collected and added to the outstanding bill. If real estate must be sold, there are additional fees depending upon amount of what is outstanding.

Both companies provide the same services, I would like to propose that we use Virginia Auction Company and if we are not satisfied with their services, we can use TACS.

Laura Ross

TOWN COUNCIL REPORT

ITEM: Motion to Adopt a Resolution to Appropriate FY 2023/2024 Highway Funds to FY 2024/2025 Highway Fund

FROM: Finance Committee Chair, Mr. Jeff Brooks

ATTACHMENTS:

Description	Type	Upload Date
Resolution - Appropriation of HIghway Funds	Resolution	4/15/2025

Resolution

A Resolution Appropriating The Sum Of $131,394.16 from the Highway Budget Fund Balance to the 2024/2025 Highway Budget.

WHEREAS, at the end of the 2023/24 fiscal year, there was $131,394.16 remaining unspent in the Highway Fund Operating Budget, and;

WHEREAS, the Town Council must appropriate these funds into the FY24/25 Highway Fund operating budget so that those funds may be used for various highway projects;

WHEREAS, these shall be expended before the end of the 24/25 fiscal year.

NOW, THEREFORE BE IT RESOLVED by the Council of the Town of Smithfield, Virginia as follows:

Section 1. That the sum of $131,394.16 is appropriated to the FY 2024/2025 Highway Budget

Section 2. This resolution shall be effective on and after its adoption.

Adopted:

TESTE:

_____

Town Clerk

TOWN COUNCIL REPORT

ITEM: Motion to Approve the Subdivision Agreement for Modwash and Cypress Crossing Pump Station

FROM: Public Buildings and Welfare Committee Chair, Valerie Butler

ATTACHMENTS:

Description	Type	Upload Date
Subdivision Agreement - Modwash and Cypress Crossing Pump Station	Agreement	4/16/2025

SUBDIVISION AGREEMENT
MODWASH AND CYPRESS CROSSING PUMP STATION

THIS SUBDIVISION AGREEMENT, made this _____ day of _____, 2025 by and between _____, LLC, a Delaware limited liability company, of the first part, herein referred to as "Developer"; and TOWN OF SMITHFIELD, a Virginia municipal corporation situate in Isle of Wight County, of the second part, herein referred to as "Town".

WHEREAS, the Developer has proposed the subdivision development of a 4,540 +/- square foot building and a 144 +/- square foot pumping station on a certain tract or parcel of land situate in Town to be known as "HUTTON SMITHFIELD SUBDIVISION LOCATED AT 184403 CYPRESS CROSSING" and desires to have a plat for this development of the subdivision approved by the Town and admitted to record in the Clerk's Office of the Circuit Court of Isle of Wight County, Virginia (the "Subdivision Plat"); and

WHEREAS, installation of sewer, water, streets lights, entrance signage, and street improvements required by the Subdivision Ordinance of the Town by Developer has not commenced and Developer desires to enter into this Agreement and to furnish the financial assurances required by the Subdivision Ordinance of Town so that the subdivision plat may be approved for recordation, upon Town's assurances that Town will accept such improvements and thereafter operate and maintain same; and

WHEREAS, Developer is required to pay the costs of designing and installing certain sewer lines within the Development.

NOW, THEREFORE, THIS AGREEMENT WITNESSETH: That for and in consideration of the approval of the Subdivision Plat and the covenants and agreements herein contained, it is agreed as follows:

ARTICLE I

1. Town hereby authorizes the necessary Town officials to approve the Subdivision Plat of HUTTON SMITHFIELD SUBDIVISION LOCATED AT 18403 CYPRESS CROSSING for recordation subject to compliance with the design and review standards of the Subdivision Ordinance of the Town and in line with the current Hampton Roads Planning District Commission (HRPDC) Regional Construction Standards along with Town Design Standards. From here on in, any reference to Town Design Standards will also include the current Hampton Roads Planning District Commission (HRPDC) Regional Construction Standards.

2. Within twelve (12) months from the date of approval of the Subdivision Plat for HUTTON SMITHFIELD SUBDIVISION LOCATED AT 18403 CYPRESS CROSSING, Developer agrees to have completed the construction and installation of the sewer, water, and street improvements in the property shown on the plat of HUTTON SMITHFIELD SUBDIVISION LOCATED AT 18403 CYPRESS CROSSING, as required by the Subdivision Ordinance of the Town and Town Design Standards.

3. The sewer system improvements, including certain off-site improvements to the sewer system of the Town as required by the Subdivision Ordinance of the Town ("Sewer Improvements"), water system improvements ("Water Improvements"), and street lights and street improvements ("Street Improvements"), are collectively referred to herein as ("the Improvements"). The design, construction and installation of the improvements shall be in compliance with all requirements of the Town, the State Health Department, the State Water Control Board, and the Virginia Department of Transportation and shall be subject to final approval by Town at all steps of design and construction. No construction of the improvements shall commence until the plans and specifications have been approved by the Town and the financial assurances provided as required by Article II of this Agreement. No changes in the plans and specifications shall be made without further approval by Town. All such plans, as finally approved by Town, shall become part of this Subdivision Agreement, Developer shall dedicate and convey the Improvements to the Town upon as hereinafter, and Town shall accept the same. No buildings shall be connected to the sewer or water improvements prior to acceptance of the Improvements by Town, except that in hardship cases temporary use may be made with the approval of Town and where Developer accepts full responsibility and bears the cost of such operation.

4. Town reserves the right and shall fix, and retain all appropriate sewer and water tap fees for properties connected to the sewer and/or water lines constructed and installed by Developer. The initial water and sewer connection and availability fees for each commercial connection are dependent on meter size. These fees are subject to change from time to time upon the action of Town Council in accordance with the provisions of the Town Code and applicable state law. All connection fees shall be payable to the Town in full when application is made for a zoning permit for that lot or parcel of land. In addition to fees due and owing to the Town of Smithfield, there are connection fees due and owing to the Hampton Roads Sanitation District in connection with connection to the Town's sewer system.

ARTICLE II

1. Developer will, upon execution of this Subdivision Agreement, in order to comply with the Subdivision Ordinance of the Town, provide Town with an unconditional and irrevocable letter of credit in the initial amount of $_1,661,228.00__which shall serve as Developer's bond for performance and shall be calculated at 120% of the total estimated cost of construction of the Improvements, on the itemized cost estimate sheet, as verified by the Department of Public Works and Utilities. The letter of credit and the performance bond, totally $_1,661,228.00___ will be conditioned upon the performance of all covenants and provisions of this Subdivision Agreement. The form and substance of the letters of credit shall be subject to the approval of Town's attorney.

2. In the event Developer fails to complete the Improvements provided hereinabove in the time designated, Town may complete or cause the same to be completed, and Developer shall be liable to pay to Town the cost necessary to complete the Improvements up to the amount set forth in paragraph 1 of this Article. Any requests by Developer for an extension in the time for completion shall be delivered to Town in writing no later than forty-five (45) days prior to the date for completion as established by the provisions of Article 1, paragraph 2. of this agreement. Any requests for extensions shall be considered and reviewed by the Town council. In the event that an extension is granted, the Developer shall pay an administrative review fee equal to two and one-half percent (2.5%) of the amount of the surety being extended to compensate Town for its significant administrative costs caused as a result of Developer not completing the improvements within the time period established by this agreement.

3. In the event of default by Developer described above, Town may, at its option, collect the cost for the completion of the Improvements hereof from Developer prior to the actual construction of same. In the event the estimated cost is greater than the cost necessary to complete the Improvements, Town shall refund difference to Developer.

4. Reductions in the amount of the surety held by Town may be made by the Town as construction progresses and is approved by Town, except that in no instance shall the amount of the surety be reduced to less than twenty percent 20% of the cost of construction of the Improvements, as determined by the Department of Public Works and Utilities.

5. If Developer shall faithfully execute each and all requirements of this Subdivision Agreement, then the aforementioned letter of credit shall be released by Town to Developer within 30 days of Town's final inspection and after written notification by the Town to Developer of Town's acceptance of the Improvements.

ARTICLE III

1. Developer will not under any circumstances permit the discharge of sewage originating on any other property or premises, either directly or indirectly, into the Sewer Improvements without the specific prior approval of Town. With the approval of Town, Developer may agree with owners of adjacent properties to construct joint facilities to be connected to the Sewer Improvements.

2. Developer agrees that no structure shall be connected to, and that no effluent shall be discharged into the Sewer Improvements prior to infiltration tests and notification by the Town to Developer of Town's tentative acceptance of the Sewer Improvements or portions thereof.

3. Developer shall pay to Town a fee assessed for the inspection of the Improvements constructed as part of the subdivision, which fee is to be paid prior to the construction of the Improvements and equal to two and one half percent (2.5%) of the estimated construction costs of the Water and Sewer Improvements and one and one half percent (1.5%) of the estimated construction costs of the Road Improvements, as submitted by the Developer on the itemized cost estimate sheet, and verified by the Department of Public Works and Utilities.

4. The execution of this agreement authorizes Town staff entry upon the properties for the purposes of Inspections of the Improvements.

5. Town shall have the right at any and all times to make, connect, or permit the connection of any other sewer or sewer connections or extensions with the Sewer Improvements, at any point or points, and shall have the right to at any and all times to take and dispose of sanitary sewage, through the Sewer Improvements from persons beyond and adjacent to the Development and originating on properties other than that described in this agreement provided the number of connections and capacity necessary for HUTTON SMITHFIELD SUBDIVISION LOCATED AT 18403 CYPRESS CROSSING is reserved.

6. Developer will not under any circumstances permit the flow of water from Town's existing water system into the Water Improvements without the specific prior approval of Town. With the approval of Town, Developer may agree with the owners of adjacent properties to construct joint facilities to be connected to the Water Improvements.

ARTICLE IV

1. Upon completion of the construction of the Sewer Improvements, and the final inspection and acceptance of construction by Town, Developer shall forthwith convey to Town, free and clear of any encumbrances, and in form approved by Town, all of Developer's right, title and interest to the Improvements, including but not limited to sewer and water mains, force mains, laterals, lines, pipes, pumping stations, and other related facilities, street lights and street improvements, and shall grant and convey to Town, with General Warranty of title any lots or sewage pumping station sites, with access or right-of-way and/or easements of which said force main, gravity mains or any other facility is constructed, all without cost to Town. Such transfer and conveyance shall include but not be limited to all facilities capable of serving more than one customer plus laterals up to but outside private property lines. Facilities on private property serving one customer shall become the property of that customer.

2. Developer hereby grants to the Town, the exclusive right to establish and re-establish rates for sewer and water service to be furnished by Town after acceptance of the Improvements by Town. Developer covenants and agrees that any contracts for sewer service which it may enter into with customers in HUTTON SMITHFIELD SUBDIVISION LOCATED AT 18403 CYPRESS CROSSING at any time prior to its conveyance of the Improvements to Town shall incorporate by reference the provisions of this Subdivision Agreement.

3. Developer shall indemnify Town and keep and hold Town free and harmless from any contractual liability to Developer and from all claims on account of injury to Developer or any other person, firm or corporation, or damage to the property of Developer or any other person, firm or corporation arising from or growing out of Developer design, and/or approval, construction and/or installation of the Improvements, and in the event that suit shall be brought against Town, either independently or jointly with such Developer, on account hereof, Developer shall defend the Town in such suit at no cost to Town. In the event of a final judgement being obtained against Town, either independently or jointly with Developer, then Developer shall pay such judgement with all costs and hold the Town harmless therefrom.

4. Developer, or its lessee or purchaser of any property in the aforesaid subdivision hereby waives as against Town, any and all rights or claims which they may now have, or may hereafter have on account of injury or damage to Developer, lessee or purchaser or on account of injury or damage to the property of Developer, lessee or purchaser directly or indirectly resulting from the failure of Town to supply sewer or water service to Developer, lessee or purchaser in whole or in part under this Agreement; provided, however, that this waiver shall not be construed to relieve Town from any of its contractual obligations to Developer under this Subdivision Agreement.

5. The approval of any final plat or plan of this subdivision or any section thereof under this Subdivision Agreement shall not be deemed an acceptance by the Town of the Improvements for their maintenance, repair, or operations. Until accepted in writing by the Town, the Developer shall be fully responsible for maintenance, repairs, and operations of and shall assume all risks and liability associated with the Improvements. The Developer shall pay the costs of repairing or replacing the Improvements because of defects due to inferior materials or faulty workmanship appearing within two (2) years after acceptance by the Town. The Developer shall post a bond or other security (the "Defect Bond") in form approved by the Town's attorney and with surety acceptable to the Town in the amount of twenty percent (20%) of the total construction costs of the Improvements. The Defect Bond shall guarantee the repair of defects in the Improvements due to the inferior materials or faulty workmanship as required by this Subdivision Agreement.

6. The Town agrees to accept, operate and maintain the aforesaid Improvements upon conveyance to the Town by the Developer, provided that all terms and conditions of this Subdivision Agreement are complied with by the Developer, and especially that (1) the

Developer has completed the Improvements in accord with the plans and specifications approved by the Town; (2) the Developer has tendered such appropriate instruments approved by the Town pursuant to Article IV, paragraph 1. of this Subdivision Agreement; (3) satisfactory evidence is provided by the Developer that the Improvements have been paid for in full by the Developer; (4) upon receipt by the Town of five hard copies and PDF versions of "as built" construction plans prepared by the engineering firm which designed the improvements; one copy of CCTV videos, the submission of CAD files; and (5) upon full compliance with the provisions of the Town's street lighting policy and all ordinances relating to street lights in effect at the time of the installation of street lights.

ARTICLE V

1. The Developer shall bear its pro rata share of the cost of upgrading the Town's existing water system, (the off-site systems).

2. The design and construction of the upgrading of the off-site systems shall be performed by the Town at its expense.

ARTICLE VI

1. Upon execution of this Subdivision Agreement it shall be recorded in the Clerk's Office of the Circuit Court of Isle of Wight County at the Developer's expense.

2. Developer agrees to obtain the full release of any deed of trust lien on its land in so far as it shall apply to the Improvements and any and all land and easements to the Improvements and any and all land referred to in Article IV, Paragraph 1. of this Agreement, and Town shall not be required to accept the Improvements or connect them to Town facilities until such release has been obtained.

3. Developer and its lessee or purchaser of any property in the aforesaid subdivision hereby agrees that any such property remaining or becoming subject to any existing or subsequent easements, including any scenic easement heretofore or hereafter recorded, shall continue to be subject to such to the extent provided for by the provisions of said easement of record. Developer specifically agrees to reserve unto itself and unto the Town the right of entry upon the lots being conveyed, an easement of entry upon the property for the purpose of removing any obstructions to

the drainage easements, ditches and other drainage structures and facilities located upon the property.

4. Developer and its Lessee or purchaser of any property in the aforesaid subdivision hereby recognizes that no buffer component of a Resource Preservation area in aforesaid Subdivision shall be disturbed, cleared or mowed in contravention of any Federal, State or Municipal law or regulation to which the Resource Preservation Area is then legally subject and shall include a covenant to this effect in its declaration of restrictions and conditions.

5. This Subdivision Agreement shall not be assignable or transferable by Developer without the prior consent of Town.

6. This Subdivision Agreement shall be binding upon Developer's successors and assigns.

SIGNATURE PAGES TO FOLLOW

WITNESS the following signatures, the Town of Smithfield having caused these presents to be executed on its behalf by its Town Manager pursuant to resolutions duly adopted by the Town Council of the Town of Smithfield on _____, 2025.

_____, LLC,
a Delaware limited liability company

By:_____
, Authorized Representative

STATE OF _____

CITY/COUNTY OF _____, to-wit:

The foregoing instrument was acknowledged before me this ____ day of_____, 2025 by _____, Authorized Representative of _____, LLC, a Delaware limited liability company.

_____
Notary Public

My Commission Expires: _____

TOWN OF SMITHFIELD

By:_____
Michael Stallings, Town Manager

STATE OF VIRGINIA
CITY/COUNTY OF _____ to-wit:

The foregoing instrument was acknowledged before me this ____ day of _____, 2025 by Michael Stallings, as Town Manager of the Town of Smithfield.

_____
Notary Public

My Commission Expires: _____

TOWN COUNCIL REPORT

SUBJECT:

$ 24,538.41

ATTACHMENTS:

Description	Type	Upload Date
Town Gun Shop, Inc	Invoice	4/15/2025

INVOICE

Town Gun Shop, Inc. dba Town Police Supply
PO Box 417
3985 Virginia Avenue
Collinsville, VA 24078

Voice: (276) 647-4161
Fax: (276) 647-4812

TOWN POLICE SUPPLY

Invoice Number: CD040125
Invoice Date: Apr 1, 2025
Page: 1

Bill To:	Ship to:
SMITHFIELD POLICE DEPT. P. O. Box 246 SMITHFIELD, VA 23431 US	SMITHFIELD POLICE DEPT 913 S CHURCH STREET SMITHFIELD, VA 23430

Customer ID	Customer PO	Payment Terms	
297	DAVID ADAMS	Net 20 Days	
Sales Rep ID	**Shipping Method**	**Ship Date**	**Due Date**
	GLOCK		4/21/25

Quantity	Item	Description	Unit Price	Amount
27.00	PA455S302MOS5H1	GLOCK 45 MOS PACKAGE WITH HOLOSUN 508T AND NTF/NTR SIGHTS, 3 MAGS	776.83	20,974.41
6.00	UA265S702	GLOCK 26 GEN5 9MM, FRONT SERRATIONS, GLOCK NIGHT SIGHTS, 3 MAGAZINES	409.00	2,454.00
60.00	39328	GLOCK GEN 5 MOD 17 MAG, 9MM, 17RD CREDIT FOR TRADE-INS WILL BE GIVEN UPON RECEIPT	18.50	1,110.00

Subtotal	24,538.41
Sales Tax	
Total Invoice Amount	24,538.41
Payment/Credit Applied	
TOTAL	**24,538.41**

TOWN COUNCIL REPORT

SUBJECT:

$ 30,770.00

ATTACHMENTS:

Description	Type	Upload Date
Core and Main - Water Meters	Invoice	4/15/2025

CORE & MAIN

INVOICE

VENDOR # 10759

1830 Craig Park Court
St. Louis, MO 63146

ACCOUNT # 04-006-44 2060-0000-45400

DEPT HEAD _____

TOWN MANAGER _____

Invoice #	W692679
Invoice Date	3/28/25
Account #	095205
Sales Rep	MARTINSBURG HOUSE2
Phone #	304-263-6986
Branch # 514	Martinsburg, WV
Total Amount Due	$30,770.00

Remit To:
CORE & MAIN LP
PO BOX 28330
ST LOUIS, MO 63146

3218 1 MB 0.622 E0126 I0156 D14145837569 S2 P10751051 0002:0002

TOWN OF SMITHFIELD
PO BOX 246
SMITHFIELD VA 23431-0246

Shipped to:
STOCK #209 CHESAPEAKE
293 Cary Street
PO BOX 246
SMITHFIELD, VA

RECEIVED
APR - 9 2025
BY: _____

Thank you for the opportunity to serve you! We appreciate your prompt payment.

Date Ordered	Date Shipped	Customer PO #	Job Name	Job #	Bill of Lading	Shipped Via	Invoice #
3/27/25	3/28/25	CIP-25-04				BEST WAY	W692679

Product Code	Description	Quantity Ordered	Quantity Shipped	B/O	Price	UM	Extended Price
43ED2A31RPWG1SG89	T10 5/8X5/8 R900I PROCODER MTR USG PLS BTM W/6' ANT ED2A31RPWG11SG89	100	100		305.00000	EA	30,500.00

Online ADVANTAGE™

• Manage billing online • Reprint invoices
• Retrieve proof of deliveries

Be suspicious of emails requesting wire transfers or payments to Core & Main using updated remittance information. For tips about how to identify bad actors, visit coreandmain.com/identifying-fraud.

Freight	Delivery	Handling	Restock	Misc.
$270.00				

Terms: NET 30
Ordered By: JAY LATCHUM

Subtotal:	30,500.00
Other:	270.00
Tax:	0.00
Invoice Total:	$30,770.00

This transaction is governed by and subject to CORE & MAIN's standard terms and conditions, which are incorporated by reference and accepted. To review these terms and conditions, please visit: https://coreandmain.com/terms-of-sale/.

Docusign Envelope ID: 2D68465C-E43F-4527-AC29-5DFED6425504

Town of Smithfield

310 Institute St., PO Box 246
Smithfield, VA 23430
Phone: (757) 365-4200
Fax: (757) 357-4253
Website: www.smithfieldva.gov

PURCHASE ORDER

DATE	3/27/2025
PO #	CIP-25-04

VENDOR

Core & Main
117 Industrial Circle
Martinsburg, WV. 25403
(304) -263-6986

SHIP TO

Town of Smithfield
Ed Heide
293 Cary Street
Smithfield, Va. 23431
(757) 634-2869

RECEIVED
APR - 9 2025
BY:

REQUESTED BY	PAYMENT TERMS	SHIP VIA	FISCAL YEAR	SHIPPING TERMS
Ed	NET 30		24	

ITEM #	DESCRIPTION	QTY	UNIT PRICE	TOTAL
	5/8 x 5/8 Procode R900I Meters	100		$30,500.00
				-
	T10 5/8 X 5/8 R 900I Procoder Meter			-
	USG PLS BTM with/ 6' antenna			-
				-
				-
				-
				-
				-
				-
				-
				-
				-
				-
				-
				-

SUBTOTAL	$30,500.00
TAX	-
SHIPPING	-
OTHER	-
TOTAL	**$30,500.00**

Comments or Special Instructions

Ed Heide Ed Heide
Department Head

Laura Ross Laura Ross
Town Treasurer

Michael Stallings Michael Stallings
Town Manager

TOWN COUNCIL REPORT

SUBJECT:

$ 24,600.00

ATTACHMENTS:

Description	Type	Upload Date
Epps Building INc - Town Hall Window Replacements	Invoice	4/18/2025

Epps Building Inc.

New Construction ~ Additions
Garages ~ Decks ~ Sheds
Class A Contractor ~ Licensed and Insured

Paul Epps

Phone (757) 357-2640 • Cell (757) 371-5035
803 Burton Drive, Smithfield, VA 23430

MAR 26 2025

Contractors Invoice

TO: Town of Smithfield
310 Institute St.
Smithfield, Va 23430

WORK PERFORMED AT;
Smithfield Town Hall
310 Institute St.
Smithfield, Va 23430

DATE 3-25-25

DESCRIPTION OF WORK PERFORMED

* old Fire Dept. Windows *

* Take out 3 large metal Frame Windows

* Install new window Frame white in color with Double pane glass

* Glass Has Low-E gas Between glass

* Add metal Trim up To Brick To Finish off

* Haul away all debris and clean up

* cost per window is $8,200 Times 3 windows

Total $24,600

ACCEPTANCE OF CONTRACT

If any payment has not been received within 14 days of its due date, a $75.00 late charge will be added to the sum due. In addition, any sums due after thirty (30) days of the due date will be charged a finance charge of 1-1/2% per month. All cost of collection, including attorney's fees of 33-1/3% will be charged to the customer. The cost of collection will include any lost wages and income the electrician and/or company may incur in the collection proceedings.

Signature _____

All Material is guaranteed to be as specified, and the above work was performed in accordance with the drawings and specifications provided for the above work, and was completed in a substantial workmanlike manner for the agreed sum of

Dollars ($ 24,600).

This a ☐ Partial ☒ Full invoice due and payable by: March (Month) 28TH (Day) 2025 (Year)

In accordance with our ☐ Agreement ☐ Proposal No. _____ Dated 3-25-25

Modlin Printing 120111

Town of Smithfield

310 Institute St., PO Box 246
Smithfield, VA 23430
Phone: (757) 365-4200
Fax: (757) 357-4253
Website: www.smithfieldva.gov

PURCHASE ORDER

DATE	2/8/2025
PO #	CIP - 25 - 03

VENDOR	SHIP TO
Epps Building Inc. 803 Burton Drive Smithfield, Va.23430 (757) 357-2640	Town of Smithfield Jessie Snead 293 Cary Street Smithfield, Va. 23431 (757) 634-2869

REQUESTED BY	PAYMENT TERMS	SHIP VIA	FISCAL YEAR	SHIPPING TERMS
Jessie	NET 30		24	

ITEM #	DESCRIPTION	QTY	UNIT PRICE	TOTAL
	Windows for Town Hall (Fire House)			-
	Remove windows	3	8,200.00	24,600.00
	Repair any defects in opening			-
	Install new windows			-
	Cauk around windows			-
	Haul away all debris			-
				-
				-
				-
				-
				-
				-
				-
				-
				-
			SUBTOTAL	$24,600.00
			TAX	-
			SHIPPING	-
			OTHER	-
			TOTAL	**$24,600.00**

Comments or Special Instructions

Replace 3 windows (fire house) Town hall

CIP public buildings 04-100-443200-0000-48100

Ed Heide
Department Head

Laura Ross
Town Treasurer

Michael Stallings
Town Manager

TOWN COUNCIL REPORT

SUBJECT:

$ 88,308.00

ATTACHMENTS:

Description	Type	Upload Date
Virginia Controls and Electrical Services LLC - Install and Program SCADA Systems for RO Plant and Pump Stations	Invoice	4/18/2025

Virginia Control and Electrical Services LLC
804 Curtis Sanders Ct
Chesapeake, VA 23321

3/26/2025

Invoice Number VCE1207
Due Date 4/25/2025

Town of Smithfield
310 Institute St.
Smithfield, VA 23430

Please Remit To: Virginia Control and Electrical Services, LLC
804 Curtis Saunders Court
Chesapeake, VA 23321

Payment Terms: Net 30

Purchase Order Number: SCIP-25-05
Job Number: TOS2061
Scope of Work: ***PARTIAL BILLING***

Provide, Install and Program (31) Scada Systems 900Mhz Radios for the RO Plant and Pump Stations in Smithfield, VA

Contract	88,308.00
TOTAL AMOUNT	88,308.00

Thank you for doing business with us. Payments accepted via Check or ACH.
We reserve the right to bill a monthly finance charge of 1.5% on those accounts not paid per payment terms.

TOWN COUNCIL REPORT

SUBJECT:

$ 30,000.00

ATTACHMENTS:

Description	Type	Upload Date
Flock Safety - Cameras	Invoice	4/25/2025

flock safety

INVOICE

Flock Group Inc dba Flock Safety
www.flocksafety.com

Invoice Number	INV-63301
Invoice Date:	4/24/2025
Due Date:	5/24/2025
Payment Terms:	Net 30
PO#:	

Bill To: VA - Smithfield PD (Isle of Wight)
913 S Church St
Smithfield, Virginia, 23430

Ship To: VA - Smithfield PD (Isle of Wight)
913 S Church St
Smithfield, Virginia 23430

Billing Company Name: VA - Smithfield PD (Isle of Wight)
Billing Contact Name: William Wooley
Billing Email Address: wwooley@smithfieldva.gov

Payment Terms: Net 30
Contracted Billing Structure: Annual

Notes: Renewal - VA - Smithfield PD - Phase 1: Year 1 of 12 Month Term, 2025 - 2026
(Concession credit of 3,000.00 applied. Balance due of 30,000.00)

Please note a minor change to our invoices starting February 1, 2025 updating product/SKU names listed in each line item. This change is only to naming conventions and will not affect the products, functionality, or services you receive from Flock Safety. Please update your payment system to reflect these new product/SKU names as needed.

ITEMS	QTY	UNIT PRICE	SALES TAX	TOTAL
FlockOS ™	1	$0.00	$0.00	$0.00
Flock Safety Video Camera PTZ w/ LTE Service, fka Condor	1	$3,000.00	$0.00	$3,000.00
Flock Safety LPR, fka Falcon	10	$3,000.00	$0.00	$30,000.00

Unless otherwise noted on the Order Form, the Term shall commence upon first installation and validation of Flock Hardware.
Link to Location of Services:

VENDOR # _____

ACCOUNT # 04-100-431100-0000-460006

DEPT HEAD _____

TOWN MANAGER _____

Subtotal:	**$33,000.00**
Sales Tax:	**$0.00**
Credit:	**$3,000.00**
Payments:	**$0.00**
Balance Due:	**$30,000.00**

If you have questions about your invoice or need to update your billing contact information, please email billing@flocksafety.com or call 866-901-1781, option 3.

flock safety

INVOICE

Flock Group Inc dba Flock Safety
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Invoice Number	INV-63301
Invoice Date:	4/24/2025
Due Date:	5/24/2025
Payment Terms:	Net 30
PO#:	

Payment Remittance Information	
Pay by Check:	**Pay by ACH:**
Payable to: Flock Group Inc Memo: INV-63301 Mail to: PO Box 121923 Dallas, TX 75312-1923	Account Legal Name: Flock Group Inc. Account Number: 3302113966 Account Type: Checking Routing / SWIFT Code: 121140399 / SVBKUS6S
If paying by check, please include the remittance slip below.	*If paying by ACH, please include your invoice number in the memo section of the ACH transfer request.*

Please be aware that failure to pay the invoice by the due date may result in an interest penalty or disconnection of service, as specified in your contract.

Detach and Return with Payment

Make Checks Payable to: Flock Group Inc

If sending via USPS:
Flock Group Inc
PO Box 121923
Dallas, TX 75312-1923

Or

If sending via UPS, FedEx or USPS:
Flock Group Inc
891923
1501 North Plano Rd. ste 100
Richardson, TX 75081

Account: VA - Smithfield PD (Isle of Wight)

Invoice # INV-63301

Amount Due: **$30,000.00**

Amount Enclosed: $_____

TOWN COUNCIL REPORT

ITEM: PUBLIC HEARING: Cottages at Battery LLC

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Public Notice: Cottages at Battery - Proffer Amendment	Public Hearing	4/15/2025
Public Notice: Cottages at Battery - Special Use Permits	Public Hearing	4/16/2025
Revised Proposed Proffers - Cottages at Battery	Backup Material	5/2/2025
Staff Report - Cottages at Battery	Public Hearing	4/16/2025
General Development Plan - Cottages at Battery	Public Hearing	4/16/2025
Elevations - Cottages at Battery	Public Hearing	4/16/2025
Street View - Cottages at Battery	Public Hearing	4/16/2025
Amenities - Cottages at Battery	Public Hearing	4/16/2025
Traffic Impact Analysis - Cottages at Battery	Public Hearing	4/16/2025
Affadavit Owner - Cottages at Battery	Public Hearing	4/16/2025
Alta Survey - Cottages at Battery	Public Hearing	4/16/2025
Tax map Number - Cottages at Battery	Public Hearing	4/16/2025
Adjacent Owners - Cottages at Battery	Public Hearing	4/16/2025
Soil Resource Report - cottages at Battery	Public Hearing	4/16/2025
Assessment and Probability Analysis - Cottages at Battery	Cover Memo	4/24/2025
Phase 1 Environmental Site Assessment - Cottages at Battery	Public Hearing	4/16/2025

NOTICE OF PUBLIC HEARING

TOWN COUNCIL OF THE TOWN OF SMITHFIELD

PROFFER AMENDMENT

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia will hold a public hearing at the regular meeting of the Town Council at the Smithfield Center, 220 N Church St, Smithfield, VA 23430, on Tuesday, May 6th, 2025 at 6:30 PM to consider the application of Development Logistics and Consulting, LLC, applicant on behalf of Cottages At Battery, LLC, owner, C/O Brian Mullins for a proffer amendment application under the provisions of Article 5.I.5. of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted Tuesday, September 1st, 1998, and as amended thereafter.

The property which is the subject of this proffer amendment application is located at TPIN 21A-01-511 and is currently zoned Multifamily Residential (MFR) and Entrance Corridor Overlay (ECO).

Copies of the current Zoning Ordinance of the Town of Smithfield, Virginia, adopted Tuesday, September 1st, 1998, and all amendments thereto, along with copies of the current official zoning map and the applicant's proffer amendment application, are on file and may be examined in the Community Development & Planning Department, 310 Institute St, Smithfield, VA 23430. Any person desiring to be heard in favor of, in opposition to, or to express his or her views with respect to the aforesaid revisions and amendments may appear and be heard.

TOWN OF SMITHFIELD, VIRGINIA

Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

NOTICE OF PUBLIC HEARING

TOWN COUNCIL OF THE TOWN OF SMITHFIELD

SPECIAL USE PERMITS

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia will hold a public hearing at the regular meeting of the Town Council at the Smithfield Center, 220 N Church St, Smithfield, VA 23430, on Tuesday, May 6th, 2025 at 6:30 PM to consider the application of Development Logistics and Consulting, LLC, applicant on behalf of Cottages At Battery, LLC, owner, C/O Brian Mullins for Special Use Permit (SUP) applications under the provisions of Article 3.E.I.10.A.1., of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted Tuesday, September 1st, 1998, and as amended thereafter, for the following:

Relief from Article 3.E.I.2.B, as no recreational vehicle parking is provided.

Relief from Article 3.E.I.6.B, not more than 2 units will be attached.

The property which is the subject of this SUP application is located at TPIN 21A-01-511, which is located on the south side of Battery Park Road and contains 18.25 +/- acres. The parcel's current zoning designation is Multifamily Residential (MFR) and Entrance Corridor Overlay (ECO).

Copies of the current Zoning Ordinance of the Town of Smithfield, Virginia, adopted Tuesday, September 1st, 1998, and all amendments thereto, along with copies of the SUP applications, are on file and may be examined in the Community Development & Planning Department, 310 Institute St, Smithfield, VA 23430.

TOWN OF SMITHFIELD, VIRGINIA

Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

PROPOSED PROFFERS BY OWNER IN CONNECTION WITH THE PROPOSED REZONING FOR THE DEVELOPMENT KNOWN AS THE COTTAGES AT BATTERY, LLC
DATED April 29, 2025

The undersigned applicant, Cottages at Battery, LLC, a Virginia limited liability company, (hereinafter called "Owner / Developer"), is the owner of the Parcels subject to this application and states that the following conditions are voluntarily proffered for the reclassification of property identified as The Cottages at Battery. The Owner hereby voluntarily proffers that the development of the property proposed for reclassification under this application shall be in accordance with the conditions set forth below. The Owner grants consent to the following proffers as evidenced by its signature hereto. Where exhibits are referenced in this proffer they are on file with the Town of Smithfield.

1. The Cottages at Battery shall be constructed in general conformance to the conceptual plan entitled "The Cottages at Battery, Smithfield Virginia, dated June 17, 2024, Revised March 24, 2025, prepared by AES which is occasionally referred to hereafter as the "Conceptual Plan". Substantial deviation, as determined by the Zoning Administrator of the Town of Smithfield, from general design and layout as submitted in the Conceptual Plan shall require resubmission and approval by the Planning Commission in accordance with all applicable provisions as established by Town of Smithfield Zoning Ordinance.

2. The development shall include, at a minimum, the following:

   A. A condominium owners association established in accordance with Virginia law which shall be responsible for the maintenance and upkeep of the following features of the development:

      (i) All open space, common areas, and other amenities noted in this Proffer Agreement;

      (ii) All stormwater management infrastructure, shall be managed in accordance with best management practices and previously established and recorded Easements and Reciprocal Agreements;

      (iii) Landscaped buffer areas, as shown in the Conceptual Plan (whether or not the buffer area is located on individual units or on property under the ownership of the Owner and/or the property owners association), are to be maintained and protected via a recorded restriction as "landscaped buffer areas".

      (iv) The condominium owners association shall maintain a review board, tasked with reviewing applications for all exterior improvements in the development. The review board shall authorize all improvements before the Town of Smithfield issues any permit, waiver, or other authorization. The review board is also tasked with enforcing the minimum architectural standards of the development.

      (v) The development shall be served by a private pump station, private roads, private sewer installed by the developer and maintained by the condominium owners association subject to an Easement in favor of

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the Town of Smithfield granted for the purpose of ensuring the proper maintenance by the Condominium Association of all structures and the right of enforcement against the Condominium Association of all maintenance requirements.

(vi) The development shall be served by a public water line constructed according to Town of Smithfield standards and requirements and subject to an Easement in favor of the Town of Smithfield granted for the purpose of maintaining the same in perpetuity.

B. Each unit will have a detached garage. No shed or other outbuildings will be allowed.

C. Foundation plantings will be provided by the Developer for each unit.

D. Developer shall provide a Clubhouse and Pool, bike racks, a dog park, frisbee golf and a connection to Colonial Avenue through the site to Battery Park for walking and golf carts, all of which shall be available to purchasers not later than the date on which the 90th zoning permit is issued.

E. Left and right turn lanes shall be installed for the purpose of exiting the site at the Battery Park right-of-way.

F. The Condominium Association shall maintain all common area to include the clubhouse, pool, landscaping and turf on the Property, contract and pay for all maintenance for exterior building components to include: Roof, Windows, Doors, handrails, cornice and power washing of all units and common area buildings and pay all required fees and costs associated with the maintenance of the stormwater management facilities.

G. All homes and Common Area Buildings shall be constructed at a minimum in accordance with the following materials and / or standards:

(i) Brick- various traditional brick colors and modules and bonding variations encouraged

(ii) Stone-natural stone and stone veneer. Cast stone only for sills, headers, and accents

(iii) Siding- Cement or fiberboard siding or high-quality vinyl or its equivalent where brick or stone is not used. No aluminum. Variance in texture and color is encouraged.

(iv) Units next to or across the street cannot be the same primary color

(v) Accent materials shall be varied to create differentiation between units

(vi) Minimum 12” foundation exposure. Foundation to be parged or have veneer- no bare cinder block or exposed concrete turn-down slabs.

(vii) Front face of units to be varied 2' for every other home to enhance the streetscape. Exceptions may be granted in the event a particular lot will not allow for the construction of a unit.

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H. Commercial vehicles over 1 ton with commercial writing, tractors, mobile homes, RVs, trailers, campers, camper trailers, boats and other watercraft shall only be parked in enclosed garages. RVs, boats, and other watercraft may be parked in the driveway for 48 hours for loading and unloading.

I. Subject to its ability to obtain building permits and meet zoning guidelines, Owner shall ensure that all units / homes are constructed in general conformance to the elevations attached hereto as Exhibit A. Substantial deviation, as determined by the Zoning Administrator of the Town of Smithfield, from general design and layout as submitted in the Conceptual Plan shall require resubmission and approval by the Planning Commission in accordance with all applicable provisions as established by Town of Smithfield Zoning Ordinance.

Witness the following signature:
Owner / Developer The Cottages at Battery, LLC

By: Robert B Mullins 04 / 29 / 2025
Robert B. Mullins Its: Manager

Doc ID: 0fddb8a67273875dd38e3fa9ec20547f54a3d8d2

TOWN COUNCIL STAFF REPORT: PUBLIC HEARING: PROFFER AMENDMENT & 2 SPECIAL USE PERMITS
TUESDAY, MAY 6TH, 2025, 6:30 PM

Applicant	Development Logistics and Consulting C/O Nathan Diehl & Brian Mullins 1885 Governor's Pointe Drive Suffolk, VA 23436
Owner	Cottages at Battery LLC 5859 Harbour View Blvd STE 300 Suffolk, VA 23435
Property	TPIN 21A-01-511 18.25 ac S side Battery Park Road 340' from the corner of S Church & Battery Park Road
Zoning	Multi-Family Residential (MF-R) & Entrance Corridor Overlay (ECO)
Adjacent Zoning	Highway Retail Commercial (HRC), Suburban Residential (SR), Neighborhood Residential (NR), MFR & ECO
Project Description	The applicants are seeking a proffer amendment for the construction of 104 single family-attached condominium dwellings in accordance with SZO Article 3.F.B.2. These units would have zero lot line dwellings as attached residential and feature some units with attached rear detached garages. Each lot would conform to the required setbacks, lot widths and minimums, as if lot lines existed. The zoning district will remain MFR (Multi-Family Residential). The development will feature a clubhouse and pool, along with sidewalks connecting to Battery Park Road and Colonial Ave. The applicants are providing 7.3 acres of common open space and 2.3 acres of active recreation open space. In order to facilitate this project, the applicants have applied for the following: 1st Special Use Permit: Relief from Article 3.E.I.2.B, which requires 1 recreational vehicle parking space per 4 dwelling units. No RV parking is provided. 2nd Special Use Permit: Relief from Article 3.E.I.6.B, which requires not fewer than 3 attached units. The applicants are attaching not more than two units. This application was tabled at the November 2024 Planning Commission meeting and favorably recommended to Town Council at the April Planning Commission meeting, with 1 dissenting vote.
Zoning Recommendation	This project reduces the number of previously approved units by 46 units and provides additional housing within Town. We treat condominium units in the Zoning Ordinance through SUPs if they do not comply with the Attached Residential requirements.
Enclosures	1. IOW County Museum

Please direct inquiries to Tammie Clary at 1-(757)-365-4200 or tclary@smithfieldva.gov.

SITE STATISTICS

SITE AREA	18.2± AC
NET DEVELOPABLE	13.0± AC
PROPOSED UNITS	104 LOTS
DENSITY PROVIDED	8 DU/AC
OPEN SPACE REQUIRED	4.6± AC (25%)
OPEN SPACE PROVIDED	7.3± AC (40.3%)
ACTIVE RECREATION AREA REQUIRED (50% OF REQUIRED OPEN SPACE)	2.3± AC
TOTAL ACTIVE REC. AREA PROVIDED	2.3± AC
TOTAL PARKING REQUIRED (@ 2 PER UNIT):	243 SPACES
GUEST PARKING REQUIRED (@ 1 PER 3 UNITS):	35 SPACES
TOTAL PARKING PROVIDED:	255 SPACES
GUEST PARKING PROVIDED:	47 SPACES

UNIT ELEVATION KEY

- PARKER: ELEVATION K
- PARKER A: ELEVATION L
- REESE B: ELEVATION K
- REESE B: ELEVATION L
- TATE C: ELEVATION K
- TATE C: ELEVATION L



0' 50' 100' 200' 400' 800' 1,600'

Rev.	Date	Description	Drwn. Permit By:
01	10/24/25	PER STAFF COMMENTS AND CLIENT REVISIONS	GRR

Hampton Roads
816 Greenbrier Circle, Suite F
Chesapeake, Virginia 23320
Phone: (757) 547-9808
www.aesva.com

AES CONSULTING ENGINEERS

Hampton Roads | Central Virginia | Middle Peninsula | Shenandoah Valley

REZONING SUBMITTAL

THE COTTAGES AT BATTERY

TOWN OF SMITHFIELD, VIRGINIA

Project Contacts:	JDS/GRR
Project Number:	H10274-00
Scale: 1" = 50'	Date: 06-17-2024

Sheet Title:

RENDERED CONCEPTUAL PLAN

Sheet Number

2

















Example Mailbox Kiosk



Example Mailbox Kiosk



Example Mailbox Kiosk



Example Mailbox Kiosk



Example Mailbox Kiosk



Example Mailbox Kiosk


Example LS Screening



Example LS Screening



Example LS Screening

Memorandum

To: Mark Ricketts, P.E., L.S.
AES Consulting Engineers
816 Greenbrier Circle, Suite F
Chesapeake, Virginia 23320

Date: August 15, 2024

Project #: 35262.00

From: Oliver Burke, P.E.
Nancy Kaur

Re: Cottages at Battery Park – Traffic Evaluation

Cottages at Battery Park – Traffic Evaluation

Introduction

The Cottages at Battery Park is a proposed 18.3-acre residential development located southeast of the Battery Park Road and S Church Street (US258) intersection in Smithfield, Virginia. A Traffic Impact Analysis (TIA) was performed for this site in 2019 (Battery Park Multifamily TIA), and a separate TIA in 2023 (Smithfield DMV TIA) was performed to analyze the updated commercial outparcel within the site. The residential site traffic outlined in the Battery Park Road TIA were incorporated in the background traffic analysis for the Smithfield DMV TIA as an approved development. Vanasse Hangen Brustlin (VHB), Inc. was retained by AES-Consulting Engineers to prepare a low-level traffic impact evaluation to reevaluate previously recommended improvements for the Cottages at Battery development with minor changes to the proposed residential unit type and density.

Both the Battery Park Multifamily TIA and Smithfield DMV TIA identified the following recommendations:

Battery Park Road / Site Driveway 1 *(Intersection 4)*

- Maintain Existing Lane Configuration:
  - Battery Park Road (Eastbound: one left turn lane, one through lane, and one right turn taper
  - Battery Park Road (Westbound): One Shared through-right turn lane
  - Site Driveway (Northbound): One Channelized right turn lane
  - John Rolfe Drive (Southbound): One exclusive left turn lane, one exclusive right turn lane

Battery Park Road / Site Driveway 2 *(Intersection 5)*

- Maintain Existing Lane Configuration:
  - Battery Park Road (Eastbound): one through lane, and one exclusive right turn lane
  - Battery Park Road (Westbound): One exclusive left turn lane and one through lane
  - Site Driveway (Northbound): One shared left turn-right turn lane

The 2023 Smithfield DMV TIA additionally recommended the following improvement:

S Church Street / Williams Street *(Intersection 2)*

- Restrict westbound approach to prohibit outbound left-turns onto S Church Street

S Church Street / Mercer Street *(Intersection 3)*

- Construct the westbound approach to provide one inbound and one outbound lane
- Construct a northbound right-turn taper

Supplemental analysis is being performed to verify that the recommendations from both studies can support the current development plan provided by AES, dated February 20th, 2024, which is included in **Attachment A**. The 2019 Battery Park Multifamily TIA is an approved residential development that included 150 condominium units. The February 2024 site plan includes only 130 condominium units, an overall 20-unit reduction from the previous site plan. This memorandum summarizes the associated traffic impacts of the development with updated unit counts and subsequent reduction in site generated traffic.

Figure 1 illustrates the proposed development location and surrounding roadway network. Site access is granted via two driveways along Battery Park Road with additional shared access along S Church Street at Williams Street and the DMV Driveway / Mercer Street intersection.



Figure 1: Study Area

Memorandum

Trip Generation

Traffic generated by the proposed development was determined using trip generation methodology contained in the *Institute of Transportation Engineers (ITE) Trip Generation Manual, 11th Edition, 2021* and are illustrated in **Table 1.** Previously reported site generated traffic included in the 2019 Battery Park Multifamily TIA are included for comparison. ITE land use code 220 was used for both scenarios to provide a consistent approach.

Table 1: Trip Generation

Trip Generation	Land Use (Code)	Units	Daily		AM Peak		PM Peak	
			In	Out	In	Out	In	Out
Previous TIA	Multifamily Housing (Low Rise) (220)	150	549	549	16	53	53	31
			1098		69		84	
Updated	Multifamily Housing (Low Rise) (220)	130	454	455	15	48	48	28
			909		63		76	
Net Difference		**-20**	**-95**	**-94**	**-1**	**-5**	**-5**	**-3**
			-189		**-6**		**-8**	

As shown in **Table 1**, the updated density for the Cottages at Battery Park development has the potential to generate 63 and 76 trips during the AM and PM peak periods, respectively. The revised layout will generate fewer trips than those presented within the 2019 TIA, reducing daily traffic by 189 trips.

Site Trip Distribution and Traffic Assignment

Directional distribution and assignment of trips generated by the proposed development is based on the methodologies presented within the Battery Park Multifamily TIA. However, as part of the Smithfield DMV TIA, the westbound left-turns at the S Church Street and Williams Street intersection were prohibited. This requirement was a stipulation from the initial site plan approval when a full-movement access was requested at Mercer Street. With the restricted access at Williams Street, existing and proposed traffic destined to southbound S, Church Street were shifted to DMV Driveway / Mercer Street intersection.

As noted previously, the Smithfield DMV TIA analyzed the new commercial developments as well as the Battery Park Multifamily development. Detailed trip distribution for the proposed development is illustrated in **Figure 2** and reflects the changes in access at the Williams Street intersection.

Given the recent approval of the Smithfield DMV which included the Battery Park Multifamily as well as the revised roadway connection, the trip generation for this comparison includes the net reduction in site trips based on the previously applied distribution and are illustrated in **Figure 3.**

Memorandum

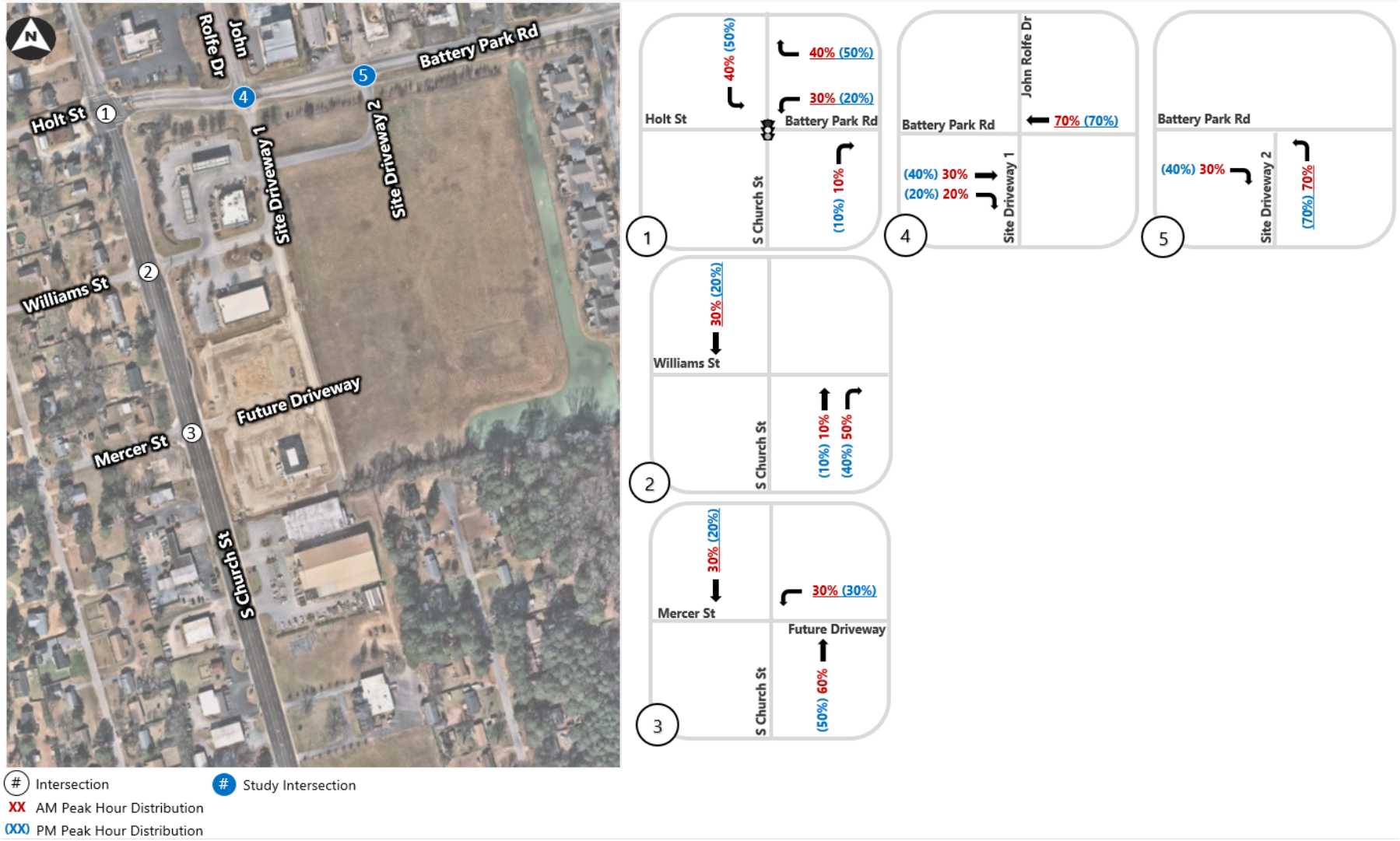
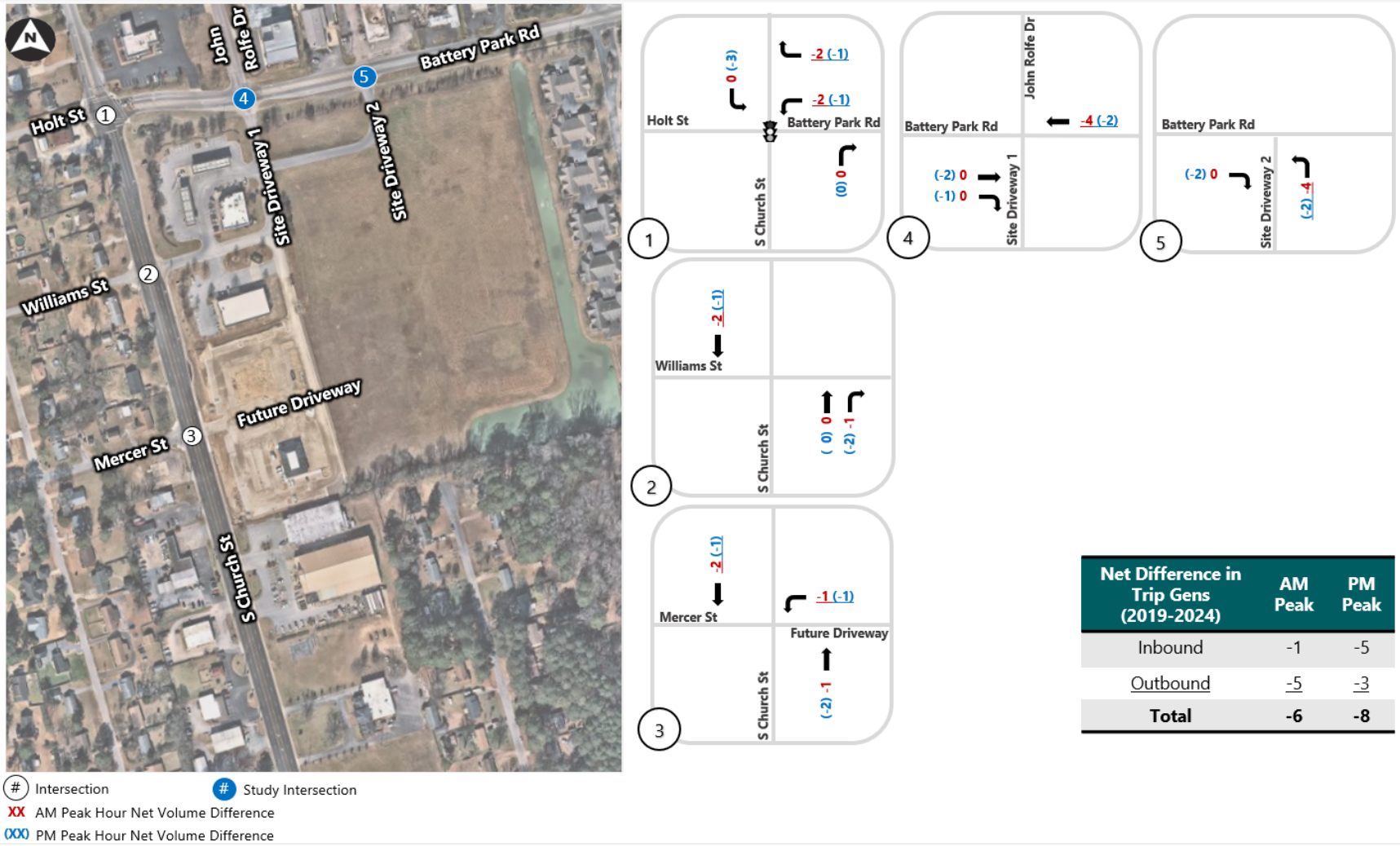


Figure 2: Updated Site Distribution

Memorandum



Net Difference in Trip Gens (2019-2024)	AM Peak	PM Peak
Inbound	-1	-5
Outbound	-5	-3
Total	**-6**	**-8**

Figure 3: Net Difference in Site Trips

Build Traffic Conditions

The 2029 Horizon Build peak hour traffic volumes from the Smithfield DMV TIA account for the site trips in the Battery Park Multifamily TIA and the site trips generated by the commercial outparcel. As such, the horizon build condition within the Smithfield DMV TIA reflects the most accurate projection for the full build out traffic conditions within the study area. The Horizon Build peak hour volumes from the Smithfield DMV TIA are included in **Attachment B**.

Figures 5 & 6 illustrate the updated total horizon build traffic in the AM and PM peak periods. These traffic volumes were generated using the 2029 horizon build volumes from the Smithfield DMV TIA and applying the net reduction in trips from the Battery Park Multifamily illustrated in **Figure 3**.

Turn Lane Warrant Analysis

This supplemental memo is intended to reevaluate previously recommended improvements at the two site driveways along Battery Park Road as a part of the Cottages at Battery Park development. Turn lane warrant analysis was performed for the eastbound right turn at the intersection of Battery Park Road and Site Driveway 1 is included in **Attachment C**.

Results of the turn lane warrant analysis indicate that a right-turn lane taper is required based on the PM conditions, however the existing lane configurations at the driveway include a right-turn taper of 100 feet, therefore no additional improvements are required.

Memorandum

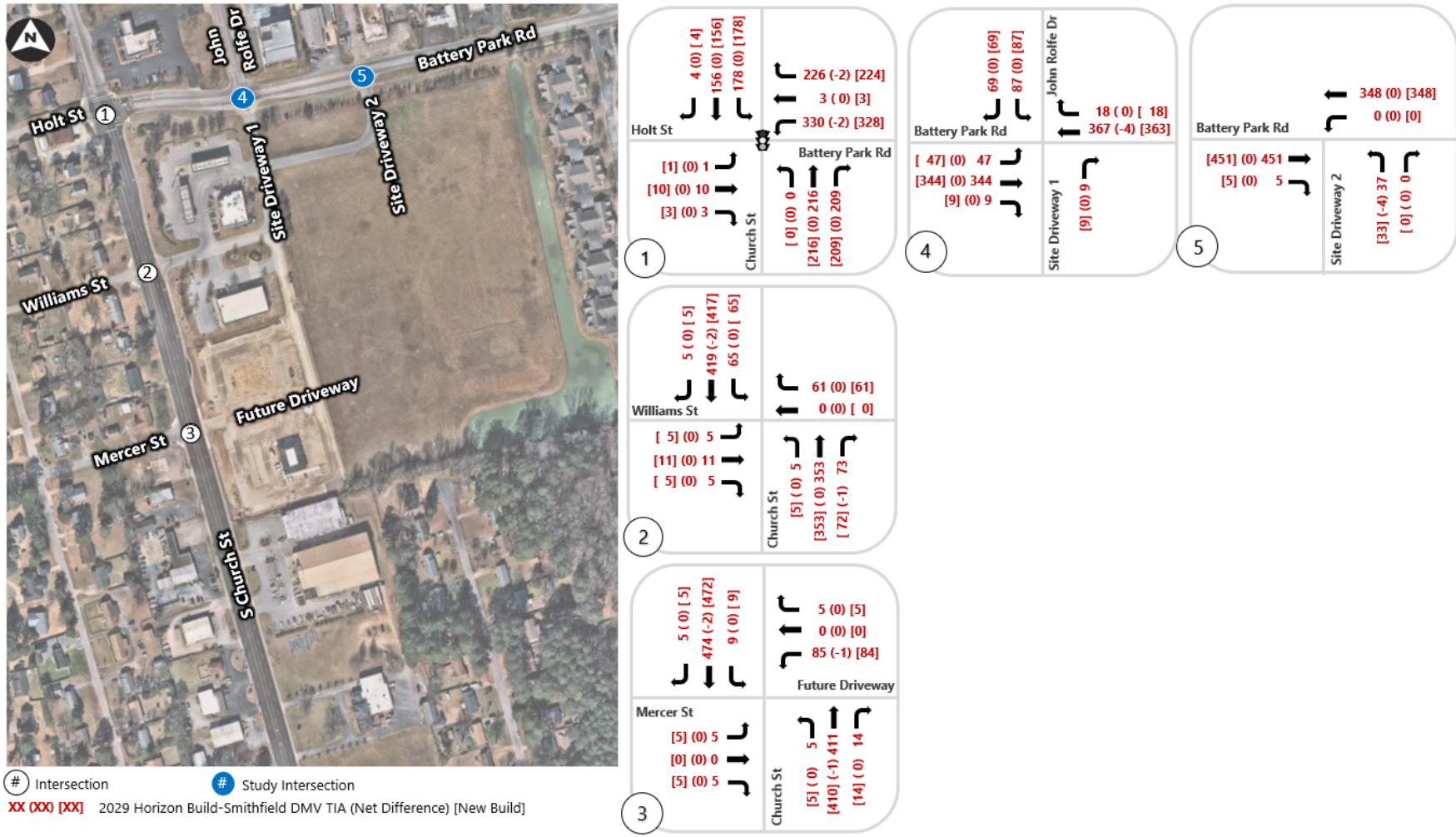


Figure 4: Updated Build AM Peak Hour 2029 Conditions

Memorandum

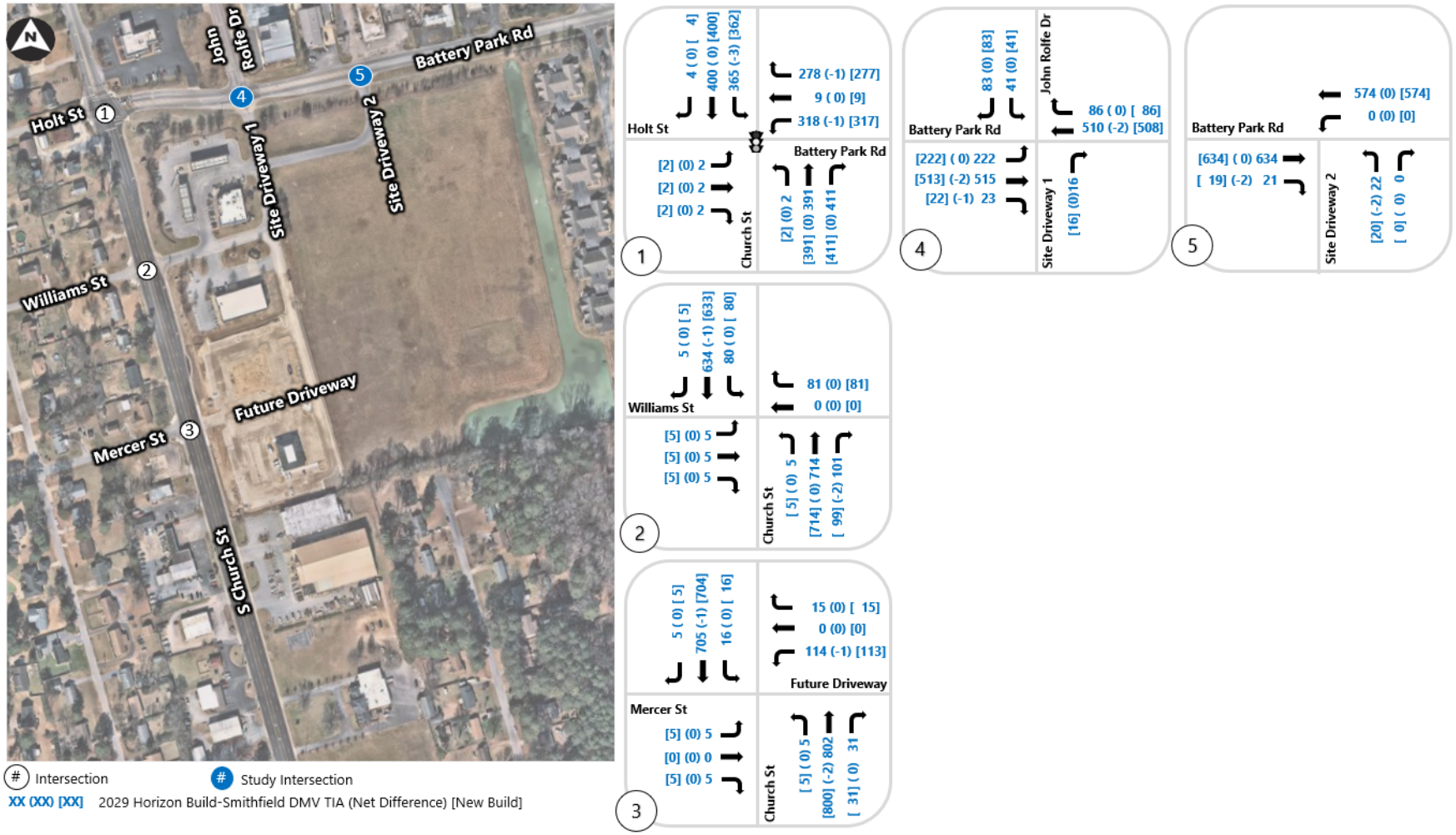


Figure 6: Updated Build PM Peak Hour 2029 Conditions

Conclusion

This supplemental memo is intended to reevaluate previously recommended improvements at the two intersections of Battery Park Road and the Site Driveways as a part of the Cottages at Battery Park development. A TIA was conducted in 2019 (Battery Park Multifamily) based upon a site plan including 150 condominium units. This memorandum summarizes the traffic impacts at site driveways associated with reducing the unit count to 130 condominium units. With the reduction in dwelling units, there is a reduction in site trips and previously recommended improvements still apply for the site driveways. It is recommended that the intersections maintain the existing lane configurations to support the proposed Cottages at Battery Park development.

Based on the updated analysis outlined in this technical memorandum, the previously recommended improvements are still applicable and include the following:

Battery Park Road / Site Driveway 1

- Maintain Existing Lane Configuration:
  - Battery Park Road (Eastbound: one left turn lane, one through lane, and one right turn taper
  - Battery Park Road (Westbound): One Shared through-right turn lane
  - Site Driveway (Northbound): One Channelized right turn lane
  - John Rolfe Drive (Southbound): One exclusive left turn lane, one exclusive right turn lane

Battery Park Road / Site Driveway 2

- Maintain Existing Lane Configuration:
  - Battery Park Road (Eastbound): one through lane, and one exclusive right turn lane
  - Battery Park Road (Westbound): One exclusive left turn lane and one through lane
  - Site Driveway (Northbound): One shared left turn-right turn lane



VICINITY MAP
(APPROXIMATE SCALE: 1" = 1000')

SITE DATA:

Parcel Number: 21A-01-511
Current Zoning: MF-R

Total Site Area:	+/-22.2 AC
Remaining Commercial Parcel & Road:	+/-3.9 AC
Remaining Site Area:	+/-18.3 AC

	Acres X Capacity Rating	Net Developable Area
Slopes (<10%):	15.6 AC X 100%	15.6 AC
Slopes (10%-20%):	0 AC X 75%	0.0 AC
Slopes (21%-30%):	0.5 AC X 50%	0.5 AC
Slopes (31%+):	0 AC X 10%	0.0 AC
Shrink Swell Soils:	0 AC X 75%	0.0 AC
Wetlands:	0 AC X 0 %	0.0 AC
Ponds:	1.7 AC X 0%	0.0 AC
Public ROW:	0 AC X 0 %	0.0 AC
NET DEVELOPABLE AREA:		16.1 AC

Total Units Provided: 130 Condominium units
Density: 8.074 du/AC

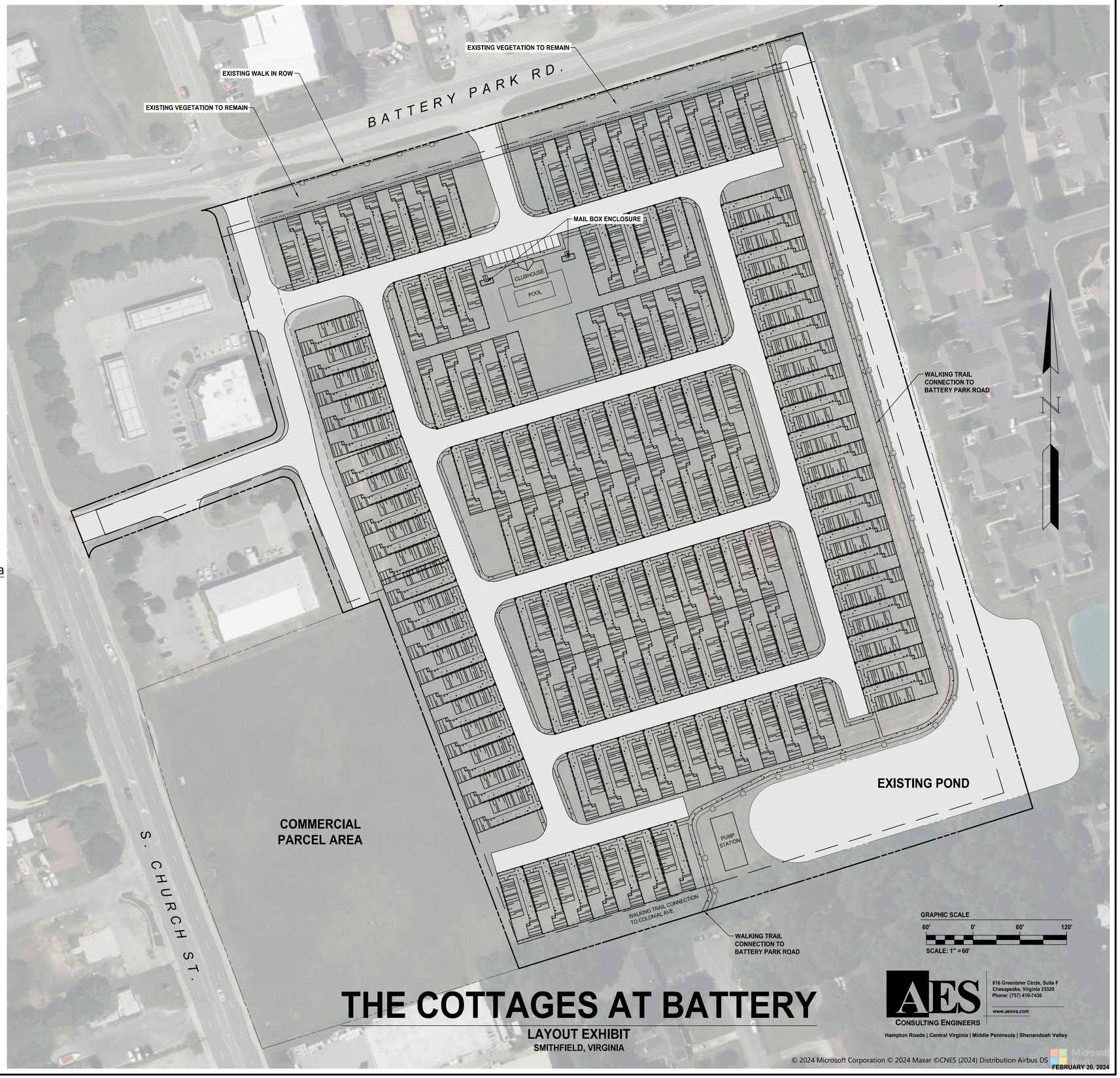
Proposed Zoning: A-R
- Max Building Height: 35'
- Front Yard: 12' From Private Travelway
- Side Yard: 16' From Private Travelway
- Rear Yard: 25'
- Rear Privacy Yard: 200SF Min.

Open Space Requirements:
- -25% gross site area shall be common open space (4.6 AC)
- -6.0AC Provided
- -50% common open space to be active recreation (2.3 AC)
- - 2.9AC Provided

Total Impervious = 9.1AC

Entrance Corridor Overlay District:
- Front Yard Setback: 40'
- Corner Yard Setback: 40'
- Side Yard: 10'
- Rear Yard: 20'

ATTACHMENT A



THE COTTAGES AT BATTERY

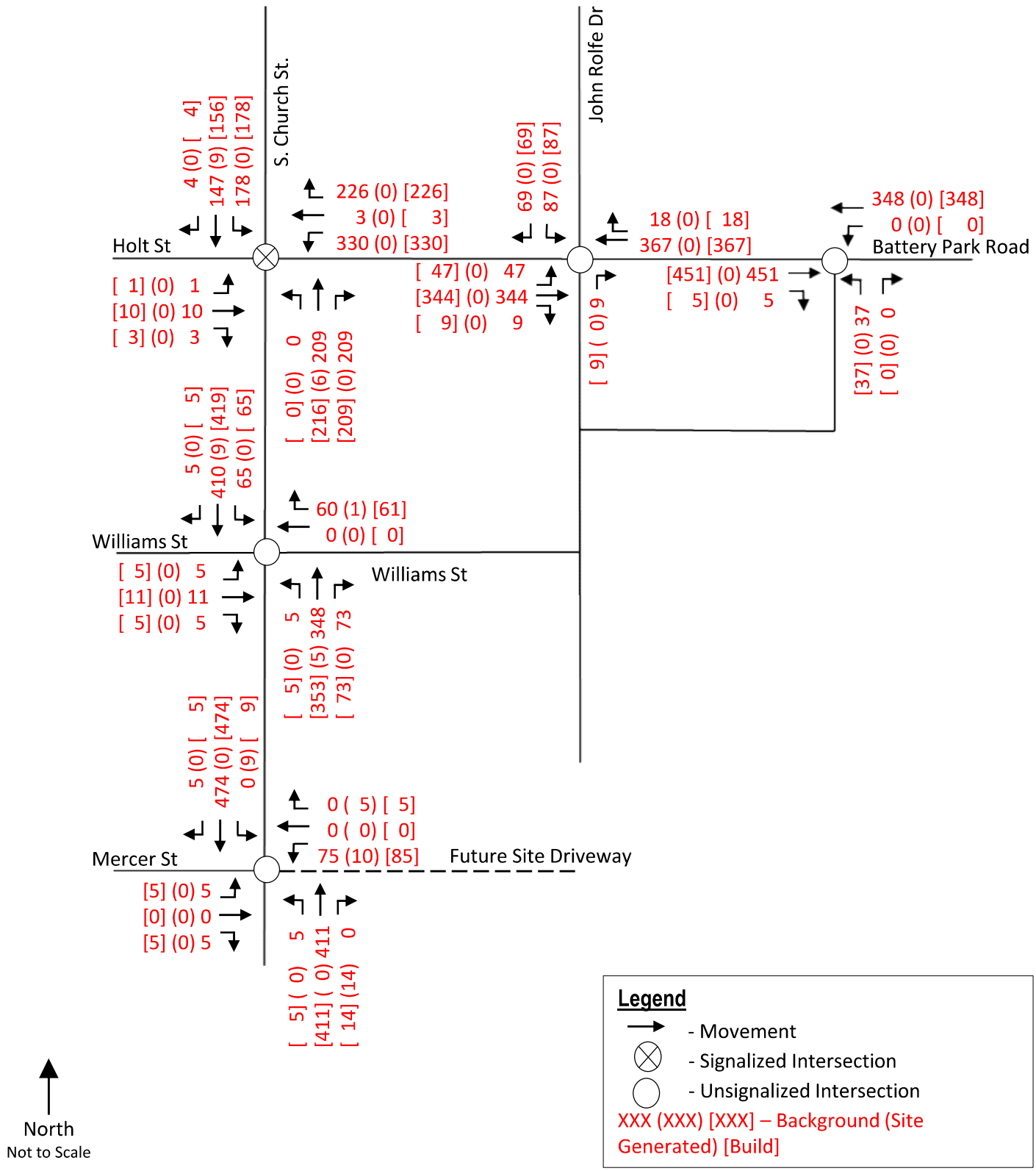
LAYOUT EXHIBIT
SMITHFIELD, VIRGINIA

AES CONSULTING ENGINEERS
816 Greenbrier Circle, Suite F
Chesapeake, Virginia 23320
Phone: (757) 416-7436
www.aesva.com
Hampton Roads | Central Virginia | Middle Peninsula | Shenandoah Valley

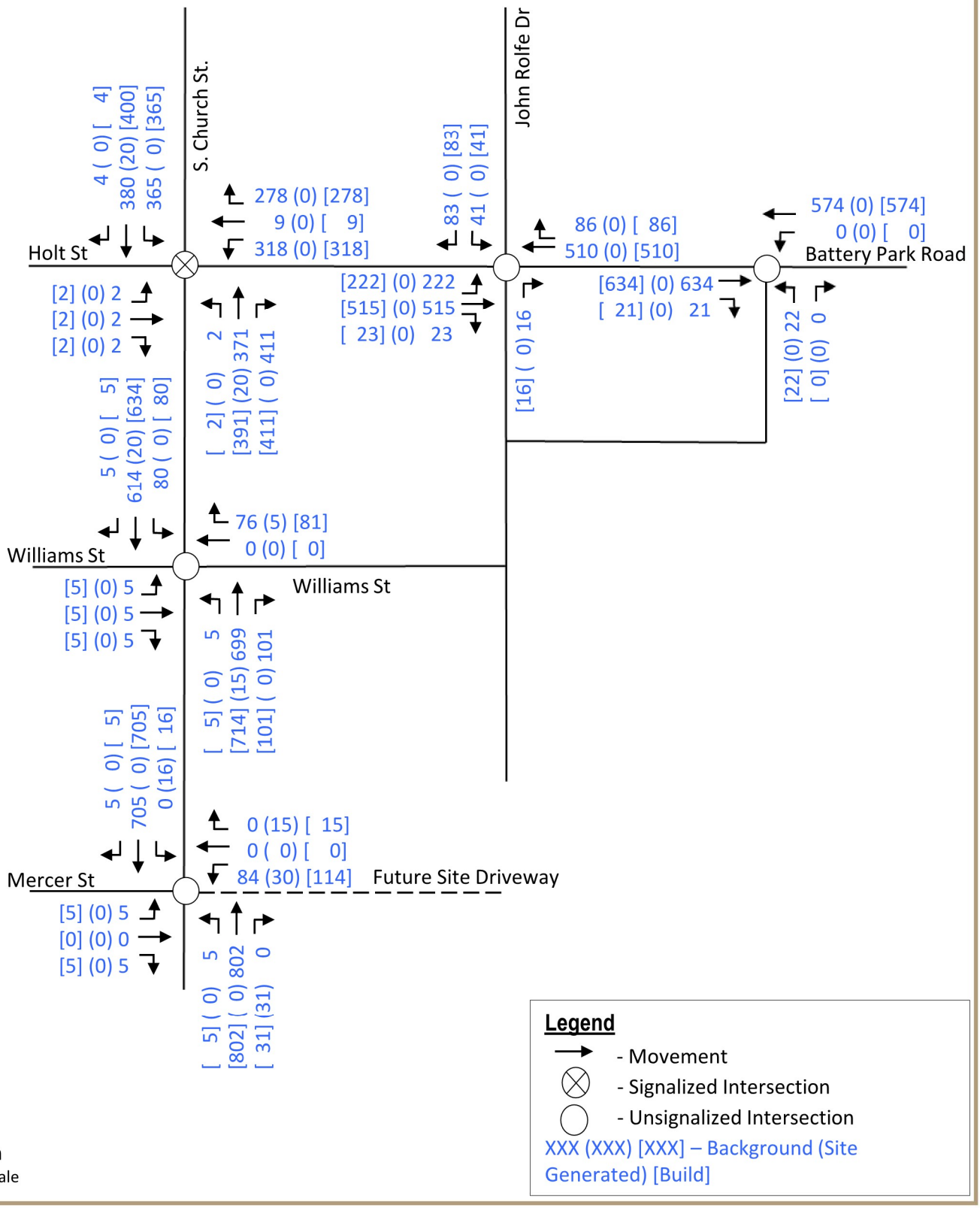
© 2024 Microsoft Corporation © 2024 Maxar ©CNES (2024) Distribution Airbus DS

FEBRUARY 20, 2024

2029 Horizon Year Build – AM Peak Hour Volumes



2029 Horizon Year Build – PM Peak Hour Volumes



Battery Park Road and Site Driveway 1 Eastbound Right-Turn Lane Warrant

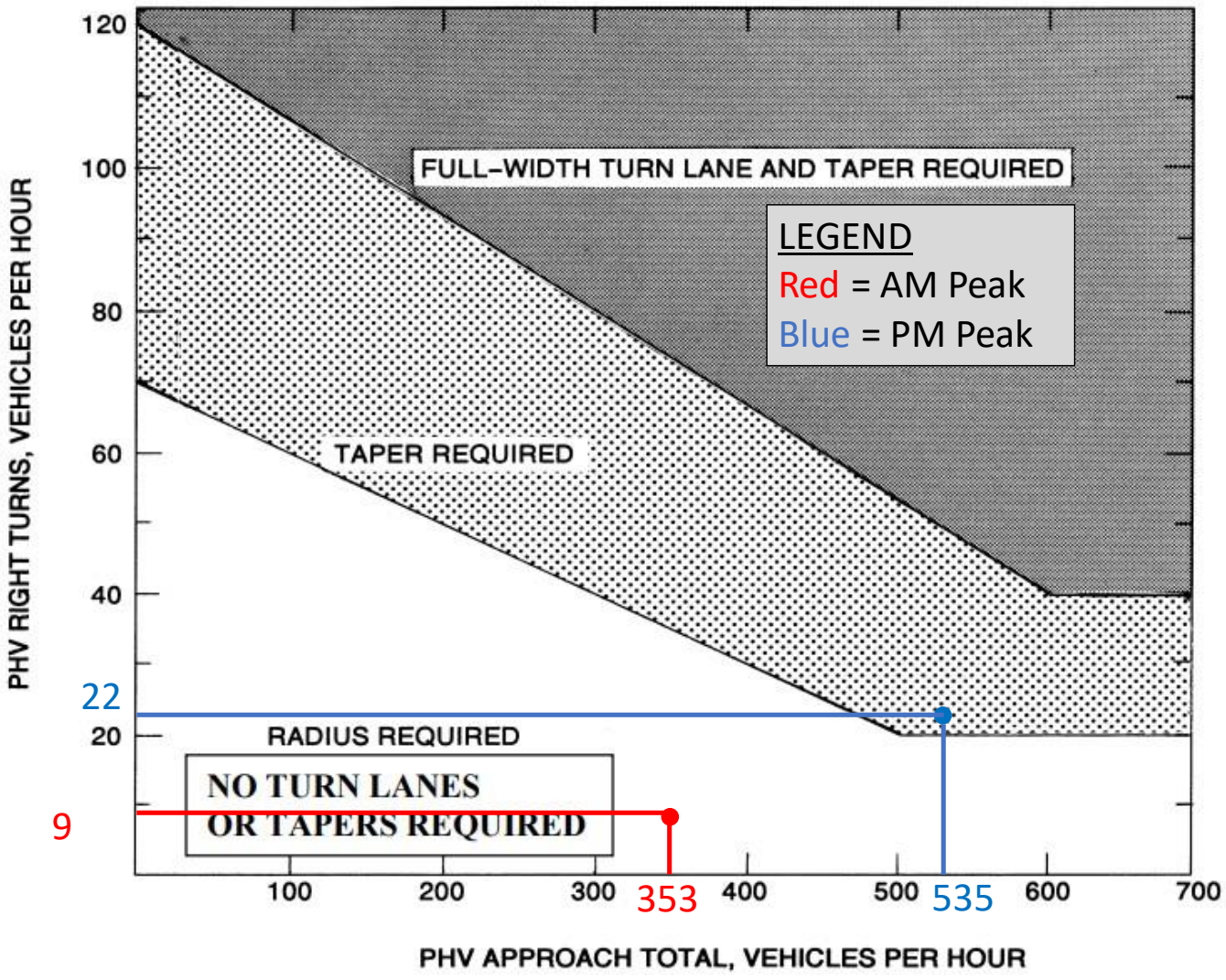


FIGURE 3-26 WARRANTS FOR RIGHT TURN TREATMENT (2-LANE HIGHWAY)

Attachment C

AES
CONSULTING ENGINEERS

816 Greenbrier Circle, Suite F
Chesapeake, Virginia 23320
Phone (757) 410-7436
Fax (757) 220-8994
aesva.com

June 12, 2024

Ms. Tammie Clary
Community Development & Planning Director
310 Institute Street
P.O. Box 246
Smithfield, VA 23431

RE: Cottages at Battery – Endorsement and Authorization

Dear Ms. Clary,

As the property owner of the land to which the rezoning and Special Use Permit (SUP) applications apply and are being sought, I hereby authorize coordination with and submittal of all required documents supporting the proposed rezoning and SUP applications by me, my development partner, and agent listed below.

Brian Mullins
Developer & Property Owner

Authorized Persons and Organizations
Mr. Nathan Diehl, Development Partner
AES Consulting Engineers, 816 Greenbrier Circle, Suite F, Chesapeake, VA 23320 – Mark Ricketts, P.E., L.S.

OWNER ACKNOWLEDGMENT

STATE OF VIRGINIA
CITY/~~COUN~~TY OF SUFFOLK, to wit:

I, Jennefer Jordan Ambrose, a Notary Public in and for the City and State aforesaid, do hereby certify that Brian Mullins whose name is signed to the foregoing Agreement has acknowledged the same before me in my City and State aforesaid. He/She/They is/are personally known to me or has/have produced _____ identification.

GIVEN under my hand this 14th day of JUNE, 20 24

Notary Public

My Commission Expires: MARCH 31, 2027 (SEAL)

Notary Registration Number: 7830758

JENNEFER JORDAN AMBROSE
NOTARY PUBLIC
Commonwealth of Virginia
Reg. #7830758
My Commission Expires March 31, 2027

AES
CONSULTING ENGINEERS

816 Greenbrier Circle, Suite F
Chesapeake, Virginia 23320
Phone (757) 410-7436
Fax (757) 220-8994
aesva.com

June 12, 2024

Ms. Tammie Clary
Community Development & Planning Director
310 Institute Street
P.O. Box 246
Smithfield, VA 23431

RE: Cottages at Battery – Affidavit

Dear Ms. Clary,

I hereby certify and attest that **no member** of the Smithfield Planning Commission or the Smithfield Town Council has any interest in the land to be rezoned either individually, by ownership of stock in a corporation owning such land, partnership, as the beneficiary of a trust, or the settler of an irrevocable trust, and I further certify and attest that **no member** of their immediate household has any such interest in the outcome of the decision.

Brian Mullins

OWNER ACKNOWLEDGMENT

STATE OF VIRGINIA

CITY/COUNTY OF SUFFOLK, to wit:

I, Jennefer Jordan Ambrose, a Notary Public in and for the City and State aforesaid, do hereby certify that Brian Mullins whose name is signed to the foregoing Agreement has acknowledged the same before me in my City and State aforesaid. He/She/They is/are personally known to me or has/have produced _____ identification.

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Notary Public

My Commission Expires: MARCH 31, 2027

Notary Registration Number: 7830758

JENNEFER JORDAN AMBROSE
NOTARY PUBLIC
Commonwealth of Virginia
Reg. #7830758
My Commission Expires March 31, 2027

(SEAL)

ALTA/NSPS LAND TITLE SURVEY

OF A PORTION OF

RESIDUAL PARCEL A

"MINOR SUBDIVISION PLAT OF PARCEL A SUBDIVISION PLAT OF THE PROPERTY OF JAMES P. POWELL & EDNA S. POWELL"

(2012-87-1 & 2)

TOWN OF SMITHFIELD, VIRGINIA

LEGAL DESCRIPTION

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE, LYING AND BEING IN TOWN OF SMITHFIELD, ISLE OF WIGHT
COUNTY, VIRGINIA, DESIGNATED AS "RESIDUE PARCEL A" AS SHOWN ON THAT PLAT ENTITLED "MINOR SUBDIVISION PLAT OF PARCL A SUBDIVISION PLAT OF THE PROPERTY OF JAMES P. POWELL & EDNA S. POWELL, AS RECORDED IN P.C. 2-123-5, T.P. 21A-01-511, TOWN OF SMITHFIELD, VIRGINIA" DATED APRIL 15, 2012 AND MADE BY PARRISH LAYNE DESIGN GROUP, ENGINEERS, SURVEYORS, PLANNERS, WHICH SAID PLAT IS
DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF ISLE OF WIGHT COUNTY, VIRGINIA, AS NO. 2012-87-1 & 2, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF THE PROPERTY HEREIN CONVEYED.

LESS AND EXCEPT THAT PORTION OF PROPERTY CONVEYED TO THE TOWN OF SMITHFIELD BY DEED DATED OCTOBER 14, 2016, RECORDED IN THE AFORESAID CLERK'S OFFICE AS INSTRUMENT NUMBER 160005679 AND AS
SHOWN ON PLAT RECORDED AS INSTRUMENT NUMBER 160005678, CONTAINING 0.0785 ACRES.

LESS AND EXCEPT THAT PORTION OF REAL PROPERTY SHOWN AS PARCEL 1 AS SHOWN ON THAT CERTAIN PLAT ENTITLED "SUBDIVISION & EASEMENT PLAT OF PROPERTY OF KLS BATTERY PARK DEVELOPMENT GROUP, LLC, LOCATED ON SOUTH CHURCH STREET, TOWN OF SMITHFIELD, ISLE OF WIGHT COUNTY, VIRGINIA", DATED MARCH 17, 2021, RECORDED IN THE AFORESAID CLERK'S OFFICE, INSTRUMENT NUMBER 210003071.
TOGETHER WITH AND SUBJECT TO THAT CERTAIN CROSS EASEMENT, DEVELOPMENT AND MAINTENANCE AGREEMENT RECORDED AS INSTRUMENT NUMBER 040005653; THAT CERTAIN RECIPROCAL EASEMENT AGREEMENT
WITH COVENANTS AND RESTRICTIONS AS RECORDED AS INSTRUMENT NUMBER 110003857 AND CORRECTED BY INSTRUMENT NUMBER 120001481 AND THAT CERTAIN DECLARATION OF RECIPROCAL INGRESS AND EGRESS
EASEMENT RECORDED AS INSTRUMENT NUMBER 210003072.

PROPERTY KNOWN AS: 3374 S. CHURCH ST., SMITHFIELD, VA
(FOR IDENTIFICATION, BUT NOT INSURANCE PURPOSES)

STEWART TITLE SCHEDULE B SECTION 2 - EXCEPTIONS

9. EASEMENT GRANTED TO VIRGINIA ELECTRIC AND POWER COMPANY BY INSTRUMENT RECORDED IN DEEDBOOK 128, PAGE 216. **(DESCRIPTION TO VAGUE TO PLOT OR DETERMINE WHETHER IT AFFECTS PROPERTY)**

10. BLANKET EASEMENT GRANTED TO HOME TELEPHONE COMPANY BY INSTRUMENT RECORDED IN DEED BOOK 143, PAGE 259. **(DESCRIPTION TO VAGUE TO PLOT OR DETERMINE WHETHER IT AFFECTS PROPERTY)**

11. EASEMENT GRANTED TO VIRGINIA ELECTRIC AND POWER COMPANY BY INSTRUMENT RECORDED IN DEED BOOK 151, PAGE 384 AND AS SHOWN ON PLAT BOOK 4, PAGE 20. **(DESCRIPTION TO VAGUE TO PLOT OR DETERMINE WHETHER IT AFFECTS PROPERTY)**

12. EASEMENT GRANTED TO CONTEL OF VIRGINIA, INC. BY INSTRUMENT RECORDED IN DEED BOOK 360, PAGE 445. **(HIGHWAY PLAN NOT SUPPLIED TO THE SURVEYOR)**

13. EASEMENTS GRANTED TO THE COMMONWEALTH OF VIRGINIA AND VIRGINIA ELECTRIC AND POWER COMPANY BY INSTRUMENT RECORDED IN DEED BOOK 387, PAGE 744 AND CONFIRMED BY ORDER RECORDED IN DEED BOOK 412, PAGE 51. **(HIGHWAY PLAN NOT SUPPLIED TO THE SURVEYOR)**

14. EASEMENT GRANTED TO THE TOWN OF SMITHFIELD BY INSTRUMENT RECORDED AT 160005680. **(DOES NOT AFFECT THE PROPERTY)**

15. RIGHTS AND OBLIGATIONS CONTAINED IN THE PROPOSED PROFFERED CONDITIONS FOR THE PARK AT BATTERY CONDOMINIUM DEVELOPMENT RECORDED AT INSTRUMENT NUMBER 200000581. **(BLANKET IN NATURE BUT, AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

16. DEED OF EASEMENT GRANTED TO THE TOWN OF SMITHFIELD BY INSTRUMENT NUMBER 210003073 AND AS SHOWN ON PLAT RECORDED AT INSTRUMENT NUMBER 210003071. **(AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

17. RIGHTS AND OBLIGATIONS CONTAINED IN THAT CERTAIN CROSS EASEMENT, DEVELOPMENT AND MAINTENANCE AGREEMENT RECORDED AT INSTRUMENT NUMBER 040005653. **(BLANKET IN NATURE BUT, AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

18. RIGHTS AND OBLIGATIONS CONTAINED IN THAT CERTAIN DECLARATION OF RECIPROCAL INGRESS AND EGRESS EASEMENT RECORDED AS INSTRUMENT NUMBER 210003072. **(BLANKET IN NATURE BUT, AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

19. FIFTEEN-FOOT UTILITY EASEMENT GRANTED TO THE TOWN OF SMITHFIELD AND FIFTEEN-FOOT PRIVATE DRAINAGE EASEMENT AS SHOWN ON PLAT RECORDED IN PLAT BOOK 2012-87-1 AND 2012-87-2. **(AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

20. STORMWATER DRAINAGE AND MAINTENANCE EASEMENTS RECORDED AT INSTRUMENT NUMBER 210004046. **(AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

21. DRAINAGE EASEMENT RESERVED BY DECLARATION OF EASEMENT AND AGREEMENT RECORDED AT INSTRUMENT NUMBER 210004046. **(AFFECTS THE PROPERTY AND IS SHOWN ON THE SURVEY)**

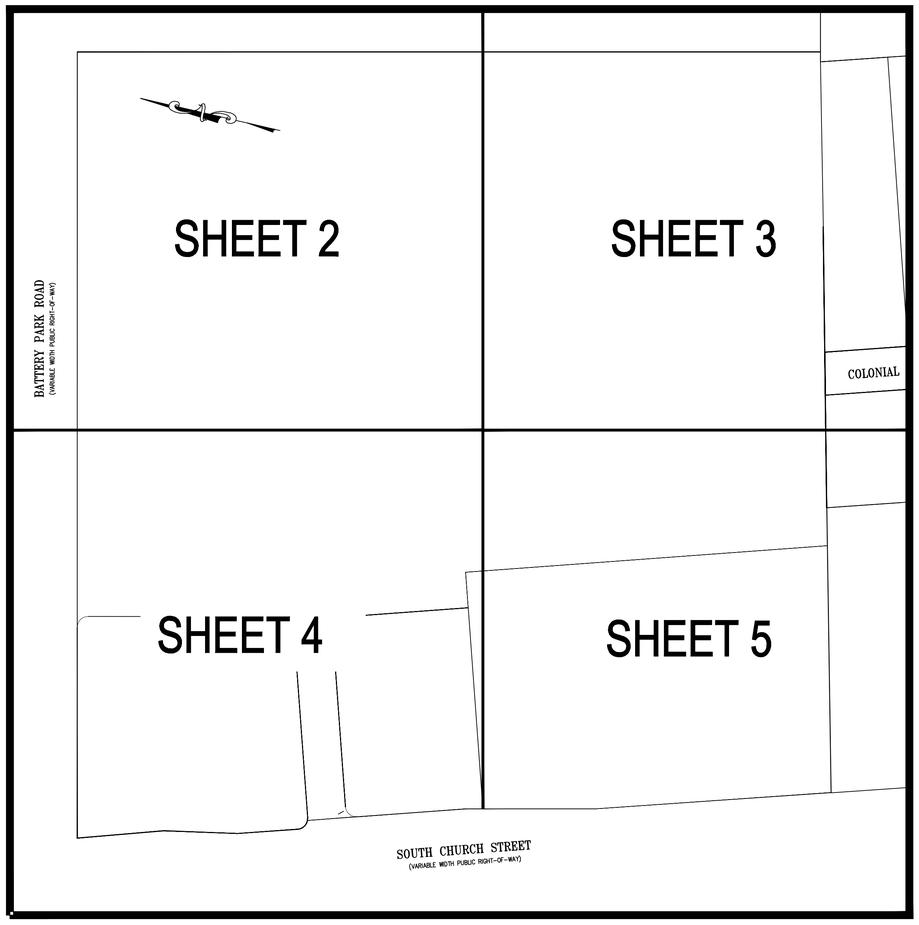
SURVEY NOTES

1) THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT BY STEWART TITLE, ISSUE DATE: 1-25-24 AT 8:00 AM.

2) THE PROPERTY SHOWN HEREON APPEARS ON TO BE IN ZONES X AS SHOWN ON PANEL 151E OF THE FLOOD INSURANCE RATE MAPS FOR TOWN OF SMITHFIELD, VIRGINIA, COMMUNITY No. 51093C0151E, DATED: 12-2-15. FOR FURTHER INFORMATION REGARDING FLOOD ZONES, CONTACT THE TOWN OF SMITHFIELD COMMUNITY FLOOD OFFICIAL.

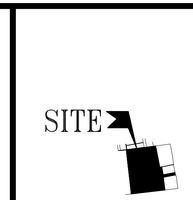
3) THIS SURVEY DID NOT INVESTIGATE THE EXISTENCE OR NON-EXISTENCE OF ANY WETLANDS, HAZARDOUS WASTE OR ANY OTHER ENVIRONMENTAL FEATURES THAT MAY AFFECT SAID PROPERTY AS SHOWN HEREON.

4) NO CURRENT EARTH MOVING ACTIVITY WAS OBSERVED ON SITE DURING THE COURSE OF SURVEY. PARCEL ID:21A-01-511C IS CURRENTLY UNDER CONSTRUCTION.



SHEET LAYOUT

SCALE: 1"=100'



LOCATION MAP SCALE: NTS

No.	Date	Description
		REVISIONS

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	DELTA	CHORD BEARING	CHORD	TANGENT
C1	15.00'	23.56'	90°00'00"	N 65°27'04" W	21.21'	15.00'
C2	15.00'	23.56'	90°00'00"	S 24°32'56" W	21.21'	15.00'
C3	15.0000'	23.6243'	90°14'17"	S 65°19'56" E	21.2572'	15.0625'
C4	15.0000'	22.4678'	85°49'15"	N 26°38'18" E	20.4256'	13.9439'
C5	15.0000'	23.5619'	90°00'00"	N 61°16'19" W	21.2132'	15.0000'
C6	97.0000'	17.8853'	10°33'52"	S 79°15'19" W	17.8600'	8.9681'
C7	113.0000	20.6588'	10°28'30"	N 79°18'03" E	20.6300'	10.3582'
C8	15.0000'	3.6847'	14°04'28"	N 76°35'10" E	3.6754'	1.8516'

CERTIFICATION

TO: STEWART TITLE, COTTAGES AT BATTERY PARK, LLC, INTEGRITY BANK FOR BUSINESS, ITS SUCCESSORS AND/OR ASSIGNS AS THEIR INTEREST MAY APPEAR.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1-4,7(a), 8-9, 13, 14, 16 & 17 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON FEBRUARY 11, 2024.

COMMONWEALTH OF VIRGINIA
CRAIG B. DAVENPORT
Lic. No. 2055
02-17-24
LAND SURVEYOR

ALTA/NSPS LAND TITLE SURVEY
OF A PORTION OF
RESIDUAL PARCEL A
"MINOR SUBDIVISION PLAT OF PARCEL A SUBDIVISION PLAT OF THE PROPERTY OF JAMES P. POWELL & EDNA S. POWELL"
(2012-87-1 & 2)
TOWN OF SMITHFIELD, VIRGINIA

JOB#	24004
DWG:	24004 ALTA.dwg
DATE:	2-17-24
SCALE: N/A	-

SHEET NUMBER
1 OF 5

NOW OR FORMERLY
VILLAS OF SMITHFIELD
CONDOMINIUM UNIT OWNERS
ASSOCIATION INC.
(INSTR.#060006032)
PARCEL B
(2-123-5)
PARCEL ID: 22-01-009
ZONED: MF-R

TOP OF BANK
TOE OF SLOPE
TOP OF BANK
TOE

PIN
S 16°16'57" E 1038.1500'
1036.44'

STORMWATER MANAGEMENT
POND EASEMENT
(2-123-5)

INV.=19.83
TOE OF SLOPE
TOP OF BANK
INV.=22.93

STORM
MANHOLE
RIM=26.19
INV.=

N 73°06'57" E 138.70'

PIN

N 73°16'55" E 146.14'

PIN

EDGE OF WOODS
EDGE OF WOODS

BATTERY PARK ROAD
(VARIABLE WIDTH PUBLIC RIGHT-OF-WAY)

STORM
MANHOLE
RIM=25.87
INV.=

N 73°13'04" E 125.63'

PIN

N 71°11'25" E 45.85'

PIN

ASPHALT
SURFACE

GRAVEL

STORM
MANHOLE
RIM=27.82
INV.=

EDGE OF WOODS
EDGE OF WOODS

50' VARIABLE
INGRESS/EGRESS EASEMENT
(INSTR.#210003071)

N 74°03'53" E 157.45'

EDGE OF WOODS
E OF WOODS

NT

A PORTION OF
RESIDUAL PARCEL A
"MINOR SUBDIVISION PLAT OF PARCEL A SUBDIVISION PLAT OF THE
PROPERTY OF JAMES P. POWELL & EDNA S. POWELL"
(2012-87-1 & 2)
794,047 S.F. OR 18.229 AC.
TAX PARCEL 21A-01-511

VACANT PARCEL – NO BUILDINGS

MATCHLINE SEE SHEET 3

TOE OF SLOPE
TOP OF BANK

MATCHLINE SEE SHEET 4

MATCHLINE SEE SHEET 5

0' 30' 60' 90'

GRAPHIC SCALE 1"=30'

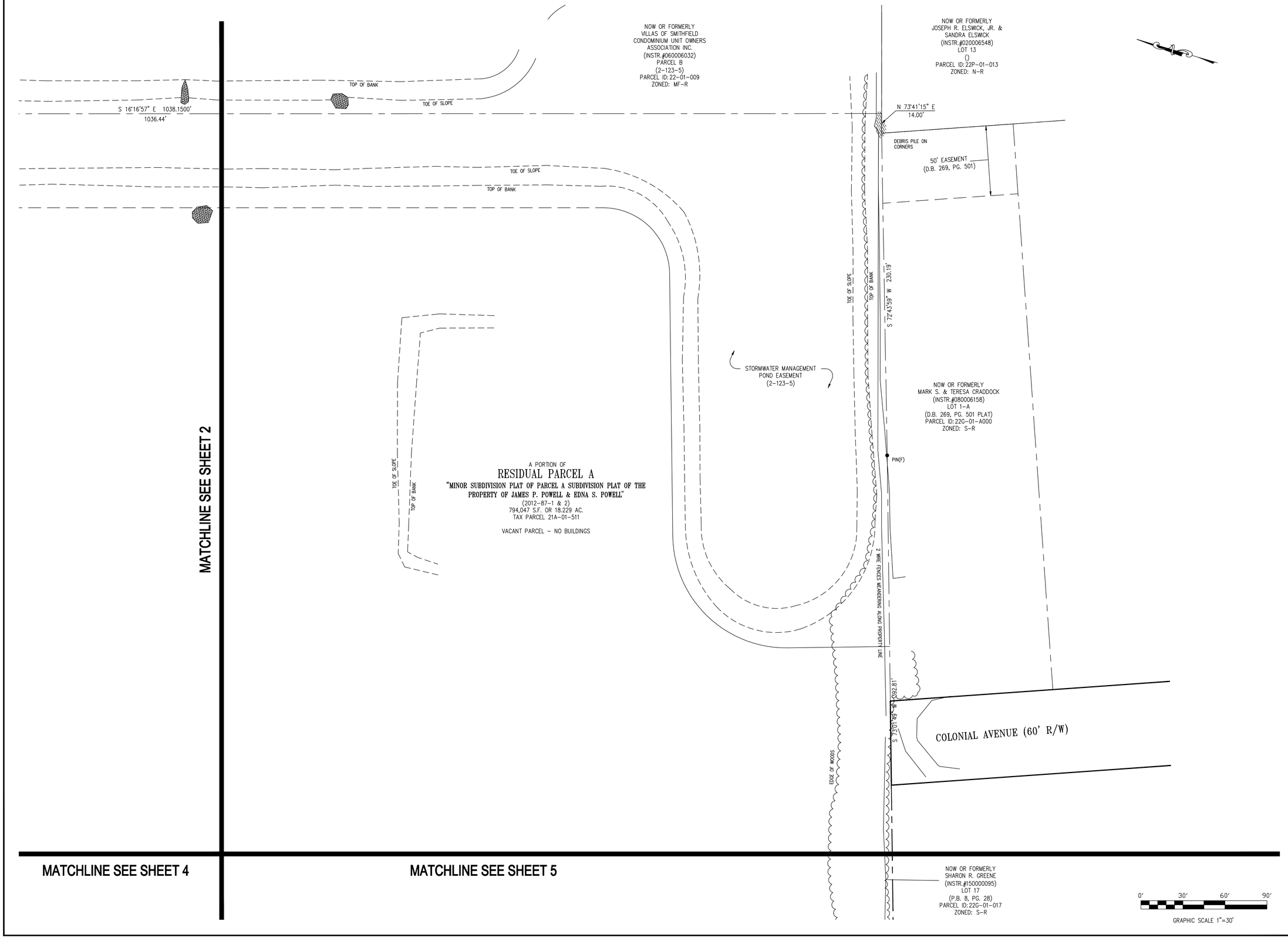
No.	Date	Description
		REVISIONS

COMMONWEALTH OF VIRGINIA
CRAIG B. DAVENPORT
Lic. No. 2055
02-17-24
LAND SURVEYOR

ALTA/NSPS LAND TITLE SURVEY
OF A PORTION OF
RESIDUAL PARCEL A
"MINOR SUBDIVISION PLAT OF PARCEL A SUBDIVISION
PLAT OF THE PROPERTY OF
JAMES P. POWELL & EDNA S. POWELL"
(2012-87-1 & 2)
TOWN OF SMITHFIELD, VIRGINIA

JOB#	24004
DWG:	24004 ALTA.dwg
DATE:	2-17-24
SCALE:	–

SHEET NUMBER
2 OF 5



No.	Date	Description
		REVISIONS

COMMONWEALTH OF VIRGINIA
CRAIG B. DAVENPORT
Lic. No. 2055
02-17-24
LAND SURVEYOR

ALTA/NSPS LAND TITLE SURVEY
OF A PORTION OF
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(2012-87-1 & 2)
TOWN OF SMITHFIELD, VIRGINIA

JOB#	24004
DWG:	24004 ALTA.dwg
DATE:	2-17-24
SCALE:	1"=30' -

SHEET NUMBER
3 OF 5

MATCHLINE SEE SHEET 2

MATCHLINE SEE SHEET 3

MATCHLINE SEE SHEET 5

A PORTION OF
RESIDUAL PARCEL A
"MINOR SUBDIVISION PLAT OF PARCEL A SUBDIVISION PLAT OF
THE PROPERTY OF JAMES P. POWELL & EDNA S. POWELL"
(2012-87-1 & 2)
794,047 S.F. OR 18.229 AC.
TAX PARCEL 21A-01-511

VACANT PARCEL – NO BUILDINGS

BATTERY PARK ROAD
(VARIABLE WIDTH PUBLIC RIGHT-OF-WAY)

SOUTH CHURCH STREET
(VARIABLE WIDTH PUBLIC RIGHT-OF-WAY)

NOW OR FORMERLY
MD 347 CONOWINGO LLC
(INSTR.#120005698)
PARCEL A-1
(2012-87-1 & 2)
PARCEL ID:21A-01-511B
ZONED: ECO & HR-C

NOW OR FORMERLY
FOR M VENTURE LLC
(INSTR.#150002190)
PARCEL A-2
(2011-64-1 & 2)
PARCEL
ID:21A-01-511A
ZONED: ECO & HR-C

NOW
KLS DE

PARCE
ZONE

50' VARIABLE INGRESS/EGRESS EASEMENT (INSTR.#210003071)

15' PRIVATE DRAINAGE EASEMENT (INSTR.#210003071)

20' SANITARY SEWER EASEMENT
(INSTR.#040005646)
(INSTR.#210003071)

SILT FENCE

STORM MANHOLE RIM=28.85 INV.=

CATCH BASIN RIM=35.35 INV.=31.65(S) INV.=31.55(N)

CATCH BASIN RIM=35.45 INV.=31.83(N) INV.=31.86(S)

CATCH BASIN RIM=36.60 INV.=

CATCH BASIN RIM=37.95 INV.=

CATCH BASIN RIM=37.14 INV.=

CATCH BASIN RIM=37.45 INV.=

STORM MANHOLE RIM=37.96 INV.=

CATCH BASIN RIM=39.06 INV.=34.77

CATCH BASIN RIM=39.18 INV.=

STORM MANHOLE RIM=43.08 INV.=

ASPHALT SURFACE

EDGE OF WOODS

TOE OF SLOPE

TOP OF BANK

50' INGR (INS

INV.=31.57

INV.=35.41

10" PIN OAK

12" CPP

N 74°03'53" E 157.45'

S 73°58'24" W 132.69'

S 16°16'20" E 2.26'

N 16°16'19" W 272.33'

N 20°27'04" W 176.19'

S 69°32'56" W 50.00'

N 69°32'56" E 268.15'

S 69°32'56" W 250.00'

S 20°27'04" E 69.39'

PIN
PIN(F)
RIMS

C1 C2 C3 C4 C5 C6 C7 C8

0' 20' 40' 60'

GRAPHIC SCALE 1"=30'

No.	Date	Description
		REVISIONS

COMMONWEALTH OF VIRGINIA
CRAIG B. DAVENPORT
Lic. No. 2055
02-17-24
LAND SURVEYOR

ALTA/NSPS LAND TITLE SURVEY
OF A PORTION OF
RESIDUAL PARCEL A
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(2012-87-1 & 2)
TOWN OF SMITHFIELD, VIRGINIA

JOB#	24004
DWG:	24004 ALTA.dwg
DATE:	2-17-24
SCALE:	1"=30' –

SHEET NUMBER
4 OF 5

MATCHLINE SEE SHEET 2

MATCHLINE SEE SHEET 3

MATCHLINE SEE SHEET 4

A PORTION OF
RESIDUAL PARCEL A
"MINOR SUBDIVISION PLAT OF PARCEL A SUBDIVISION PLAT OF
THE PROPERTY OF JAMES P. POWELL & EDNA S. POWELL"
(2012-87-1 & 2)
794,047 S.F. OR 18.229 AC.
TAX PARCEL 21A-01-511

VACANT PARCEL - NO BUILDINGS

NOW OR FORMERLY
SHARON R. GREENE
(INSTR.#150000095)
LOT 17
(P.B. 8, PG. 28)
PARCEL ID:22G-01-017
ZONED: S-R

EDGE OF WOODS

S 72°50'21" W
53.21'

PIN(F)

N 20°27'04" W 506.59'

SILT FENCE

INV.=35.41

S 69°32'56" W 50.00'

ASPHALT SURFACE

GRAVEL

50' VARIABLE INGRESS/EGRESS EASEMENT
(INSTR.#210003071)

PARCEL 1 CURRENTLY UNDER CONSTRUCTION

15' PRIVATE DRAINAGE EASEMENT
(INSTR.#210003071)

N 20°27'04" W 176.19'

C1

10" PIN OAK

CATCH BASIN
RIM=37.45
INV.=

STORM MANHOLE
RIM=37.96
INV.=

12" CPP

10" PIN OAK

CATCH BASIN
RIM=39.06
INV.=34.77

NOW OR FORMERLY
FOR M VENTURE LLC
(INSTR.#150002190)
PARCEL A-2
(2011-64-1 & 2)
PARCEL
ID:21A-01-511A
ZONED: ECO & HR-C

NOW OR FORMERLY
KLS DEVELOPMENT GROUP
LLC
(INSTR.#)
PARCEL 1
(I#213071)
PARCEL ID:21A-01-511C
ZONED: ECO & HR-C

NOW OR FORMERLY
RJLIII & ARL LLC
(INSTR.#200005006)
PARCEL A-1
(2-167-3, 2011-23-1)
PARCEL ID:21A-01-512
ZONED: HR-C

TC 39.85
39.40

N 69°32'56" E 268.15'

S 69°32'56" W 250.00'

ASPHALT SURFACE

20' SANITARY SEWER EASEMENT
(INSTR.#040005646)
(INSTR.#210003071)

C8 69.39' S 20°27'04" E C2

C3

PIN
PIN

ASPHALT SURFACE

STORM MANHOLE
RIM=43.08
INV.=

SOUTH CHURCH STREET
(VARIABLE WIDTH PUBLIC RIGHT-OF-WAY)

0' 30' 60' 90'

GRAPHIC SCALE 1"=30'

REVISIONS

No.	Date	Description

COMMONWEALTH OF VIRGINIA
CRAIG B. DAVENPORT
Lic. No. 2055
02-17-24
LAND SURVEYOR

ALTA/NSPS LAND TITLE SURVEY
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(2012-87-1 & 2)
TOWN OF SMITHFIELD, VIRGINIA

JOB#	24004
DWG:	24004 ALTA.dwg
DATE:	2-17-24
SCALE:	1"=30' -

SHEET NUMBER
5 OF 5

Cottages @ Battery



2/19/2024, 12:15:12 PM

1:4,514

0 0.03 0.06 0.12 mi

0 0.05 0.1 0.2 km

Parcels

Roads

County Boundary

City of Newport News, VITA, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA, Virginia Geographic Information Network (VGIN)

Isle of Wight GIS Office

Virginia Geographic Information Network (VGIN) | City of Newport News, VITA, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA |

Cottages @ Battery w/ Topo



2/19/2024, 12:14:07 PM

1:4,514

0 0.03 0.06 0.12 mi

0 0.05 0.1 0.2 km

- Parcels
- Roads
- Contours_2ft
- County Boundary

City of Newport News, VITA, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA, Virginia Geographic Information Network (VGIN)

Isle of Wight GIS Office

Virginia Geographic Information Network (VGIN) | City of Newport News, VITA, Esri, HERE, Garmin, INCREMENT P, USGS, EPA, USDA |

Isle of Wight, Virginia

generated on 2/19/2024 11:03:24 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
21A-01-511	3374	S CHURCH ST, SMITHFIELD	$1,095,000	2/12/2024

Property Owner Information

Property Owner	WATERFORD AT BATTERY PARK LLC
Property Owner Address	5400 LAKESIDE AVENUE VIRGINIA BEACH VA 23451
Transfer Date	06/03/2021
Document No.	214045
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	ADJ TOM POWELL PLAT 2-123-5 PARCEL A PLAT 2012-87-1 & 2
Parcel Address	S CHURCH ST, SMITHFIELD		
Legal Acreage	18.2500		

Parcel Information

Property Class Code	COMMERCIAL/INDUSTRIAL
Neighborhood Code	100
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$1,095,000	Adj. Factor Applied	0.00
Current AV - Total Improv.	$0	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$1,095,000	Appraisal Date	3/28/2023
Reason for Change Code	24		
Prior AV - Total Land	$1,095,000		
Prior AV - Total Improv.	$0		

Isle of Wight, Virginia

generated on 2/19/2024 11:05:00 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
21A-01-511A	22141	1205 S CHURCH ST, SMITHFIELD	$1,746,300	2/12/2024

Property Owner Information

Property Owner	FOR M VENTURE LLC
Property Owner Address	335 JACKSON CREEK RD DELTAVILLE VA 23043
Transfer Date	06/02/2015
Document No.	150002190
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	PARCEL A-2 POWELL PROPERTY PLAT 2011-64-1 & 2
Parcel Address	1205 S CHURCH ST, SMITHFIELD		
Legal Acreage	1.2300		

Parcel Information

Property Class Code	COMMERCIAL/INDUSTRIAL
Neighborhood Code	100
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$481,000	Adj. Factor Applied	0.00
Current AV - Total Improv.	$1,265,300	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$1,746,300	Appraisal Date	3/28/2023
Reason for Change Code	24		
Prior AV - Total Land	$481,000		
Prior AV - Total Improv.	$1,117,000		

Isle of Wight, Virginia

generated on 2/19/2024 11:05:28 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
21A-01-511B	23164	1201 S CHURCH ST, SMITHFIELD	$2,066,700	2/12/2024

Property Owner Information

Property Owner	MD 347 CONOWINGO LLC ACCOUNTS PAYABLE (RF 130)
Property Owner Address	3611 ROLAND AVE BALTIMORE MD 21211
Transfer Date	11/27/2012
Document No.	120005698
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	PARCEL A-1 J P & E S POWELL PROPERTY PLAT 2012-87-1 & 2
Parcel Address	1201 S CHURCH ST, SMITHFIELD		
Legal Acreage	2.1600		

Parcel Information

Property Class Code	COMMERCIAL/INDUSTRIAL
Neighborhood Code	100
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$941,800	Adj. Factor Applied	0.00
Current AV - Total Improv.	$1,124,900	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$2,066,700	Appraisal Date	3/28/2023
Reason for Change Code	24		
Prior AV - Total Land	$753,400		
Prior AV - Total Improv.	$957,500		

Isle of Wight, Virginia

generated on 2/19/2024 11:06:00 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
21A-01-511C	26308	1305 S CHURCH ST, SMITHFIELD	$1,352,100	2/12/2024

Property Owner Information

Property Owner	KLS DEVELOPMENT GROUP LLC
Property Owner Address	125 86TH ST VIRGINIA BEACH VA 23451
Transfer Date	11/02/2023
Document No.	
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	PARCEL 1 KLS BATTERY PARK DEV PROP PLAT I#213071
Parcel Address	1305 S CHURCH ST, SMITHFIELD		
Legal Acreage	3.8800		

Parcel Information

Property Class Code	COMMERCIAL/INDUSTRIAL
Neighborhood Code	100
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$1,352,100	Adj. Factor Applied	0.00
Current AV - Total Improv.	$0	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$1,352,100	Appraisal Date	3/28/2023
Reason for Change Code	24		
Prior AV - Total Land	$1,183,100		
Prior AV - Total Improv.	$0		

Isle of Wight, Virginia

generated on 2/19/2024 11:19:21 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
21A-01-512	3375	1409 S CHURCH ST, SMITHFIELD	$2,752,100	2/12/2024

Property Owner Information

Property Owner	RJLIII & ARL LLC
Property Owner Address	P O BOX 303 SMITHFIELD VA 23431
Transfer Date	09/03/2020
Document No.	205006
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	ADJ R J LITTLE ON RT 10 PLAT 2-167-3 PLAT 2011-23-1
Parcel Address	1409 S CHURCH ST, SMITHFIELD		
Legal Acreage	3.0500		

Parcel Information

Property Class Code	COMMERCIAL/INDUSTRIAL
Neighborhood Code	100
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$1,062,900	Adj. Factor Applied	0.00
Current AV - Total Improv.	$1,689,200	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$2,752,100	Appraisal Date	3/28/2023
Reason for Change Code	24		
Prior AV - Total Land	$930,000		
Prior AV - Total Improv.	$1,590,500		

Isle of Wight, Virginia

generated on 2/19/2024 11:17:07 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
22-01-009	18152	201 VILLA DR, SMITHFIELD	$0	2/12/2024

Property Owner Information

Property Owner	VILLAS OF SMITHFIELD CONDOMINIUM UNIT OWNERS ASSOCIATION INC
Property Owner Address	601 THIMBLE SHOALS BLVD STE 202 NEWPORT NEWS VA 23606
Transfer Date	08/04/2006
Document No.	060006032
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	ADJ TOM POWELL PLAT 2-123-5 - PARCEL B
Parcel Address	201 VILLA DR, SMITHFIELD		
Legal Acreage	17.9600		

Parcel Information

Property Class Code	SINGLE FAMILY SUBURB
Neighborhood Code	1
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$0	Adj. Factor Applied	0.00
Current AV - Total Improv.	$0	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$0	Appraisal Date	3/16/2023
Reason for Change Code	24		
Prior AV - Total Land	$0		
Prior AV - Total Improv.	$0		

Isle of Wight, Virginia

generated on 2/19/2024 11:18:31 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
22G-01-017	5224	1600 COLONIAL AVE, SMITHFIELD	$233,400	2/12/2024

Property Owner Information

Property Owner	GREENE SHARON R
Property Owner Address	1600 COLONIAL AVE SMITHFIELD VA 23430
Transfer Date	07/21/2015
Document No.	150000095
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	LOT 17 COLONIAL ACRES PLAT 8/28
Parcel Address	1600 COLONIAL AVE, SMITHFIELD		
Legal Acreage	.3600		

Parcel Information

Property Class Code	SINGLE FAMILY URBAN
Neighborhood Code	47
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$40,000	Adj. Factor Applied	0.00
Current AV - Total Improv.	$193,400	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$233,400	Appraisal Date	8/12/2022
Reason for Change Code	24		
Prior AV - Total Land	$36,000		
Prior AV - Total Improv.	$122,800		

Isle of Wight, Virginia

generated on 2/19/2024 11:17:56 AM CST

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
22G-01-A000	5240	1601 COLONIAL AVE, SMITHFIELD	$250,900	2/12/2024

Property Owner Information

Property Owner	CRADDOCK MARK S & TERESA
Property Owner Address	PSC 817 BOX 1544 FPO AE 09622
Transfer Date	12/05/2008
Document No.	080006158
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	LOT 1-A COLONIAL ACRES RECREATIONAL AREA
Parcel Address	1601 COLONIAL AVE, SMITHFIELD		
Legal Acreage	.9700		

Parcel Information

Property Class Code	SINGLE FAMILY URBAN
Neighborhood Code	47
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$50,000	Adj. Factor Applied	0.00
Current AV - Total Improv.	$200,900	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$250,900	Appraisal Date	8/12/2022
Reason for Change Code	24		
Prior AV - Total Land	$45,000		
Prior AV - Total Improv.	$129,000		

Isle of Wight, Virginia

generated on 2/22/2024 9:27:55 AM CST

Parcel

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
22P-01-013	5640	403 FOREST VIEW LN, SMITHFIELD	$339,200	2/12/2024

Property Owner Information

Property Owner	ELSWICK JOSEPH R JR & SANDRA
Property Owner Address	403 FOREST VIEW LANE SMITHFIELD VA 23430
Transfer Date	10/28/2002
Document No.	020006548
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	DV
Township No.	001,	Legal Desc.	L 13 PH 2 WILLOW OAKS
Parcel Address	403 FOREST VIEW LN, SMITHFIELD		
Legal Acreage	.4300		

Parcel Information

Property Class Code	SINGLE FAMILY URBAN
Neighborhood Code	57
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$55,000	Adj. Factor Applied	0.00
Current AV - Total Improv.	$284,200	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$339,200	Appraisal Date	8/15/2022
Reason for Change Code	24		
Prior AV - Total Land	$55,000		
Prior AV - Total Improv.	$216,300		

United States Department of Agriculture

NRCS

Natural Resources Conservation Service

A product of the National Cooperative Soil Survey, a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local participants

Custom Soil Resource Report for Isle of Wight County, Virginia



January 24, 2024

Preface

Soil surveys contain information that affects land use planning in survey areas. They highlight soil limitations that affect various land uses and provide information about the properties of the soils in the survey areas. Soil surveys are designed for many different users, including farmers, ranchers, foresters, agronomists, urban planners, community officials, engineers, developers, builders, and home buyers. Also, conservationists, teachers, students, and specialists in recreation, waste disposal, and pollution control can use the surveys to help them understand, protect, or enhance the environment.

Various land use regulations of Federal, State, and local governments may impose special restrictions on land use or land treatment. Soil surveys identify soil properties that are used in making various land use or land treatment decisions. The information is intended to help the land users identify and reduce the effects of soil limitations on various land uses. The landowner or user is responsible for identifying and complying with existing laws and regulations.

Although soil survey information can be used for general farm, local, and wider area planning, onsite investigation is needed to supplement this information in some cases. Examples include soil quality assessments (http://www.nrcs.usda.gov/wps/portal/nrcs/main/soils/health/) and certain conservation and engineering applications. For more detailed information, contact your local USDA Service Center (https://offices.sc.egov.usda.gov/locator/app?agency=nrcs) or your NRCS State Soil Scientist (http://www.nrcs.usda.gov/wps/portal/nrcs/detail/soils/contactus/?cid=nrcs142p2_053951).

Great differences in soil properties can occur within short distances. Some soils are seasonally wet or subject to flooding. Some are too unstable to be used as a foundation for buildings or roads. Clayey or wet soils are poorly suited to use as septic tank absorption fields. A high water table makes a soil poorly suited to basements or underground installations.

The National Cooperative Soil Survey is a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local agencies. The Natural Resources Conservation Service (NRCS) has leadership for the Federal part of the National Cooperative Soil Survey.

Information about soils is updated periodically. Updated information is available through the NRCS Web Soil Survey, the site for official soil survey information.

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How Soil Surveys Are Made

Soil surveys are made to provide information about the soils and miscellaneous areas in a specific area. They include a description of the soils and miscellaneous areas and their location on the landscape and tables that show soil properties and limitations affecting various uses. Soil scientists observed the steepness, length, and shape of the slopes; the general pattern of drainage; the kinds of crops and native plants; and the kinds of bedrock. They observed and described many soil profiles. A soil profile is the sequence of natural layers, or horizons, in a soil. The profile extends from the surface down into the unconsolidated material in which the soil formed or from the surface down to bedrock. The unconsolidated material is devoid of roots and other living organisms and has not been changed by other biological activity.

Currently, soils are mapped according to the boundaries of major land resource areas (MLRAs). MLRAs are geographically associated land resource units that share common characteristics related to physiography, geology, climate, water resources, soils, biological resources, and land uses (USDA, 2006). Soil survey areas typically consist of parts of one or more MLRA.

The soils and miscellaneous areas in a survey area occur in an orderly pattern that is related to the geology, landforms, relief, climate, and natural vegetation of the area. Each kind of soil and miscellaneous area is associated with a particular kind of landform or with a segment of the landform. By observing the soils and miscellaneous areas in the survey area and relating their position to specific segments of the landform, a soil scientist develops a concept, or model, of how they were formed. Thus, during mapping, this model enables the soil scientist to predict with a considerable degree of accuracy the kind of soil or miscellaneous area at a specific location on the landscape.

Commonly, individual soils on the landscape merge into one another as their characteristics gradually change. To construct an accurate soil map, however, soil scientists must determine the boundaries between the soils. They can observe only a limited number of soil profiles. Nevertheless, these observations, supplemented by an understanding of the soil-vegetation-landscape relationship, are sufficient to verify predictions of the kinds of soil in an area and to determine the boundaries.

Soil scientists recorded the characteristics of the soil profiles that they studied. They noted soil color, texture, size and shape of soil aggregates, kind and amount of rock fragments, distribution of plant roots, reaction, and other features that enable them to identify soils. After describing the soils in the survey area and determining their properties, the soil scientists assigned the soils to taxonomic classes (units). Taxonomic classes are concepts. Each taxonomic class has a set of soil characteristics with precisely defined limits. The classes are used as a basis for comparison to classify soils systematically. Soil taxonomy, the system of taxonomic classification used in the United States, is based mainly on the kind and character of soil properties and the arrangement of horizons within the profile. After the soil

scientists classified and named the soils in the survey area, they compared the individual soils with similar soils in the same taxonomic class in other areas so that they could confirm data and assemble additional data based on experience and research.

The objective of soil mapping is not to delineate pure map unit components; the objective is to separate the landscape into landforms or landform segments that have similar use and management requirements. Each map unit is defined by a unique combination of soil components and/or miscellaneous areas in predictable proportions. Some components may be highly contrasting to the other components of the map unit. The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The delineation of such landforms and landform segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, onsite investigation is needed to define and locate the soils and miscellaneous areas.

Soil scientists make many field observations in the process of producing a soil map. The frequency of observation is dependent upon several factors, including scale of mapping, intensity of mapping, design of map units, complexity of the landscape, and experience of the soil scientist. Observations are made to test and refine the soil-landscape model and predictions and to verify the classification of the soils at specific locations. Once the soil-landscape model is refined, a significantly smaller number of measurements of individual soil properties are made and recorded. These measurements may include field measurements, such as those for color, depth to bedrock, and texture, and laboratory measurements, such as those for content of sand, silt, clay, salt, and other components. Properties of each soil typically vary from one point to another across the landscape.

Observations for map unit components are aggregated to develop ranges of characteristics for the components. The aggregated values are presented. Direct measurements do not exist for every property presented for every map unit component. Values for some properties are estimated from combinations of other properties.

While a soil survey is in progress, samples of some of the soils in the area generally are collected for laboratory analyses and for engineering tests. Soil scientists interpret the data from these analyses and tests as well as the field-observed characteristics and the soil properties to determine the expected behavior of the soils under different uses. Interpretations for all of the soils are field tested through observation of the soils in different uses and under different levels of management. Some interpretations are modified to fit local conditions, and some new interpretations are developed to meet local needs. Data are assembled from other sources, such as research information, production records, and field experience of specialists. For example, data on crop yields under defined levels of management are assembled from farm records and from field or plot experiments on the same kinds of soil.

Predictions about soil behavior are based not only on soil properties but also on such variables as climate and biological activity. Soil conditions are predictable over long periods of time, but they are not predictable from year to year. For example, soil scientists can predict with a fairly high degree of accuracy that a given soil will have a high water table within certain depths in most years, but they cannot predict that a high water table will always be at a specific level in the soil on a specific date.

After soil scientists located and identified the significant natural bodies of soil in the survey area, they drew the boundaries of these bodies on aerial photographs and

identified each as a specific map unit. Aerial photographs show trees, buildings, fields, roads, and rivers, all of which help in locating boundaries accurately.

Soil Map

The soil map section includes the soil map for the defined area of interest, a list of soil map units on the map and extent of each map unit, and cartographic symbols displayed on the map. Also presented are various metadata about data used to produce the map, and a description of each soil map unit.

Custom Soil Resource Report
Soil Map



Map Scale: 1:3,820 if printed on A landscape (11" x 8.5") sheet.

N

Meters: 0 50 100 200 300

Feet: 0 150 300 600 900

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

MAP LEGEND

Area of Interest (AOI)
- Area of Interest (AOI)

Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features
- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features
- Streams and Canals

Transportation
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Isle of Wight County, Virginia
Survey Area Data: Version 19, Sep 5, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: May 18, 2022—May 31, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Chickahominy silt loam	13.9	34.4%
7	Kinston loam	9.5	23.5%
12A	Peawick silt loam, 0 to 2 percent slopes	0.1	0.2%
16	Rumford loamy sand	16.9	41.9%
Totals for Area of Interest		**40.3**	**100.0%**

Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The

delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however, onsite investigation is needed to define and locate the soils and miscellaneous areas.

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

Isle of Wight County, Virginia

3—Chickahominy silt loam

Map Unit Setting

National map unit symbol: 4057
Elevation: 0 to 300 feet
Mean annual precipitation: 43 to 53 inches
Mean annual air temperature: 66 to 73 degrees F
Frost-free period: 165 to 260 days
Farmland classification: Not prime farmland

Map Unit Composition

Chickahominy and similar soils: 85 percent
Minor components: 8 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Chickahominy

Setting

Landform: Stream terraces
Landform position (three-dimensional): Tread
Down-slope shape: Concave
Across-slope shape: Concave
Parent material: Loamy marine deposits and/or clayey marine deposits

Typical profile

H1 - 0 to 2 inches: silt loam
H2 - 2 to 65 inches: silty clay

Properties and qualities

Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Poorly drained
Runoff class: Very high
Capacity of the most limiting layer to transmit water (Ksat): Very low to moderately low (0.00 to 0.06 in/hr)
Depth to water table: About 0 to 6 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: High (about 9.5 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 4w
Hydrologic Soil Group: D
Ecological site: F153BY065NC - Wet Clay Flats and Depressions, F153AY065NC - Wet Clay Flats and Depressions
Hydric soil rating: Yes

Minor Components

Kinston

Percent of map unit: 8 percent
Landform: Flood plains
Landform position (three-dimensional): Tread

Down-slope shape: Linear
Across-slope shape: Linear
Ecological site: F153BY090NC - Flooded Mineral Soil Floodplains and Terraces, F153AY090NC - Flooded Mineral Soil Floodplains and Terraces
Hydric soil rating: Yes

7—Kinston loam

Map Unit Setting

National map unit symbol: 405d
Elevation: 50 to 300 feet
Mean annual precipitation: 43 to 53 inches
Mean annual air temperature: 66 to 73 degrees F
Frost-free period: 165 to 260 days
Farmland classification: Not prime farmland

Map Unit Composition

Kinston and similar soils: 85 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Kinston

Setting

Landform: Flood plains
Landform position (three-dimensional): Tread
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Loamy fluviomarine deposits

Typical profile

H1 - 0 to 9 inches: loam
H2 - 9 to 60 inches: sandy clay loam

Properties and qualities

Slope: 0 to 4 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Poorly drained
Runoff class: Very high
Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high (0.57 to 1.98 in/hr)
Depth to water table: About 0 to 12 inches
Frequency of flooding: Frequent
Frequency of ponding: None
Available water supply, 0 to 60 inches: High (about 9.7 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 6w
Hydrologic Soil Group: B/D
Ecological site: F153BY090NC - Flooded Mineral Soil Floodplains and Terraces, F153AY090NC - Flooded Mineral Soil Floodplains and Terraces

Hydric soil rating: Yes

12A—Peawick silt loam, 0 to 2 percent slopes

Map Unit Setting

National map unit symbol: 404l
Elevation: 20 to 350 feet
Mean annual precipitation: 43 to 53 inches
Mean annual air temperature: 66 to 73 degrees F
Frost-free period: 165 to 260 days
Farmland classification: Farmland of statewide importance

Map Unit Composition

Peawick and similar soils: 85 percent
Minor components: 10 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Peawick

Setting

Landform: Marine terraces
Landform position (three-dimensional): Tread
Down-slope shape: Convex
Across-slope shape: Convex
Parent material: Loamy marine deposits

Typical profile

H1 - 0 to 4 inches: silt loam
H2 - 4 to 70 inches: clay loam

Properties and qualities

Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Moderately well drained
Runoff class: Medium
Capacity of the most limiting layer to transmit water (Ksat): Very low to moderately low (0.00 to 0.06 in/hr)
Depth to water table: About 18 to 36 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: Moderate (about 8.4 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: D
Ecological site: F153AY045NC - Moist Clay Rises and Flats, F153BY045NC - Moist Clay Rises and Flats
Hydric soil rating: No

Minor Components

Chickahominy

Percent of map unit: 5 percent
Landform: Stream terraces
Landform position (three-dimensional): Tread
Down-slope shape: Concave
Across-slope shape: Concave
Ecological site: F153BY065NC - Wet Clay Flats and Depressions, F153AY065NC - Wet Clay Flats and Depressions
Hydric soil rating: Yes

Kinston

Percent of map unit: 5 percent
Landform: Flood plains
Landform position (three-dimensional): Tread
Down-slope shape: Linear
Across-slope shape: Linear
Ecological site: F153BY090NC - Flooded Mineral Soil Floodplains and Terraces, F153AY090NC - Flooded Mineral Soil Floodplains and Terraces
Hydric soil rating: Yes

16—Rumford loamy sand

Map Unit Setting

National map unit symbol: 404s
Elevation: 50 to 300 feet
Mean annual precipitation: 43 to 53 inches
Mean annual air temperature: 66 to 73 degrees F
Frost-free period: 165 to 260 days
Farmland classification: Not prime farmland

Map Unit Composition

Rumford and similar soils: 85 percent
Minor components: 5 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Rumford

Setting

Landform: Marine terraces
Landform position (three-dimensional): Tread
Down-slope shape: Convex
Across-slope shape: Convex
Parent material: Loamy marine deposits

Typical profile

H1 - 0 to 16 inches: loamy sand
H2 - 16 to 36 inches: sandy loam
H3 - 36 to 60 inches: sand

Properties and qualities

Slope: 0 to 4 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Well drained
Runoff class: Very low
Capacity of the most limiting layer to transmit water (Ksat): High (1.98 to 5.95 in/hr)
Depth to water table: More than 80 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: Low (about 5.5 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2s
Hydrologic Soil Group: A
Ecological site: F153BY030NC - Dry Loamy Rises and Flats, F153AY030NC - Dry Loamy Rises and Flats
Hydric soil rating: No

Minor Components

Kinston

Percent of map unit: 5 percent
Landform: Flood plains
Landform position (three-dimensional): Tread
Down-slope shape: Linear
Across-slope shape: Linear
Ecological site: F153BY090NC - Flooded Mineral Soil Floodplains and Terraces, F153AY090NC - Flooded Mineral Soil Floodplains and Terraces
Hydric soil rating: Yes

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Assessment and Probability Analysis
Cottages at Battery Tract
18.25 Acres
Isle of Wight County
Updated April 23, 2025

Introduction

On April 5, 2025, Circa~ Cultural Resource Management, LLC (Circa~) completed an assessment on the 18.25-acre Cottages at Battery tract of land in Smithfield in Isle of Wight County, Virginia (Figures 1 and 2). The parcel is bordered by Battery Park Road to the north, an unnamed access road to the commercial properties on the west, a residential development to the south, and a large stormwater management pond and housing development to the east. Carol D. Tyrer, Registered Professional Archaeologist (RPA), completed the walkover. Dawn M. Muir, RPA, completed the historical research, and Skye Hughes, RPA, and Simone Sattler assisted with the graphics.



Figure 1. Approximate project location, Benns Church quad.



Figure 2. Detailed map showing approximate project location, Benns Church quad.

Environmental Background

The primary reasons for incorporating environmental studies into archaeological projects are to learn of possible environmental constraints or lack of constraints, to determine the presence or absence of critical resources that might have influenced site distribution, etc., and to discover environmental factors—erosion, deposition, subsidence, and historical land use patterns—that might influence the integrity of archaeological sites once they have formed. A brief environmental summary of the Project Area is provided below.

The Project Area is located on the lower Mid-Atlantic coastal plain south of the Pagan River and Moon Creek and north of Jones Creek. The Project Area drains to the east and south towards the upper reaches of Jones Creek. The Project Area features a broad, fairly level coastal plain upland. The Project Area's elevation ranges from approximately 42 feet above mean sea level (AMSL) near South Church Street and falls to 22 feet AMSL in the southeast corner. The Project Area consists of a grassy field with a fringe of hardwood and softwood trees along the Project Area boundaries. An unnamed paved access road provides access to the interior of the Project Area. The site can be accessed via an unnamed access road off Battery Park Road.

Aerial photos from 1994 to present show little change within the Project Area during the last 31 years. The earlier images indicate the rural agricultural nature of the Project Area and the region. The southeastern corner was forested. By 2008, the gas station was built to the west of the Project Area, and the farmhouse was demolished, also to the west of the Project Area. The 2008 image also illustrates that the eastern half of the property was

disturbed by the construction of the stormwater management pond in the southeastern corner and along the eastern edge of the Project Area. The northern and western portions were impacted by the development of the paved access road to the gas station and the commercial lots that front South Front Street. In addition, development has occurred all around the Project Area during this period (Figures 3 - 8).



Figure 3. 1994 Aerial view of Project Area, from Google Earth.



Figure 4. 2002 Aerial view of Project Area, from Google Earth.



Figure 5. 2008 Aerial view of Project Area, from Google Earth.



Figure 6. 2014 Aerial view of Project Area, from Google Earth.



Figure 7. 2019 Aerial view of Project Area, from Google Earth.



Figure 8. Current (2025) aerial view of Project Area, from Google Earth.

Soils

Three soil types and variants exist within the Project Area (Natural Resources Conservation Service [NRCS] 2025). These include Chickahominy silt loam, Kinston loam, and Rumford loamy sand (Table 1 and Figure 9). These types and variants are described below, including references to drainage, hunting, gathering, horticultural, and agricultural productivity potential. Further, conclusions regarding the suitability of each for historical and Native American occupation and archaeological site probability are also explained.

Soil maps and associated data provide an analysis of soil types within a geographic area. Despite soil surveyors' comprehensive and detailed coverage of most areas, researchers often miss microenvironments due to their small footprints. Unfortunately, resource-rich microenvironments were often common sites of cultural activity. As such, this analysis of archaeological potential is a "best guess" using the best available data.

Well-drained, agriculturally and horticulturally productive soils proximal to transportation corridors were the best choices for occupation during the historic period. Secondary areas, such as those containing wet soils and acid soils, after improvement, such as drainage and liming, may have also been suitable choices for historic occupation. No navigable waterways exist within the Project Area; thus, water travel is not a factor in the site probability analysis of this tract.

Areas of wet soils may have been attractive to Native American cultures. In these areas, edible herbaceous plant species may have been gathered, and faunal species browsing these areas may have been hunted successfully. Well-drained soils proximal to these

resource-rich areas may have made adequate hunting and gathering campsites where the hunted and gathered resources were processed. These sites would have left an observable archaeological footprint. Little archaeological evidence would be located within the wet areas, the immediate locale of resource procurement.

Areas containing gravelly soils may have been especially attractive to stone tool-manufacturing Native American cultures, but the level of attraction may have depended on the type and quality of the gravels available in these locations. Well-drained soils proximal to quarry-able, gravel-rich areas would have made adequate lithic material procurement campsites, but in this case, archaeological materials may be located at both the campsites and the quarry sites.

Table 1. Soils Identified Within the Project Area Boundaries.

Soil Symbol	Soil Name	Acres Within the Project Area	Location Within Project Area	Percentage Within the Project Area
3	Chickahominy silt loam	9.00	Eastern, northern, central, southern	49.20%
7	Kinston loam	7.30	Central, northern, southern	39.60%
16	Rumford loamy sand	2.10	Western, northern, southern	11.20%

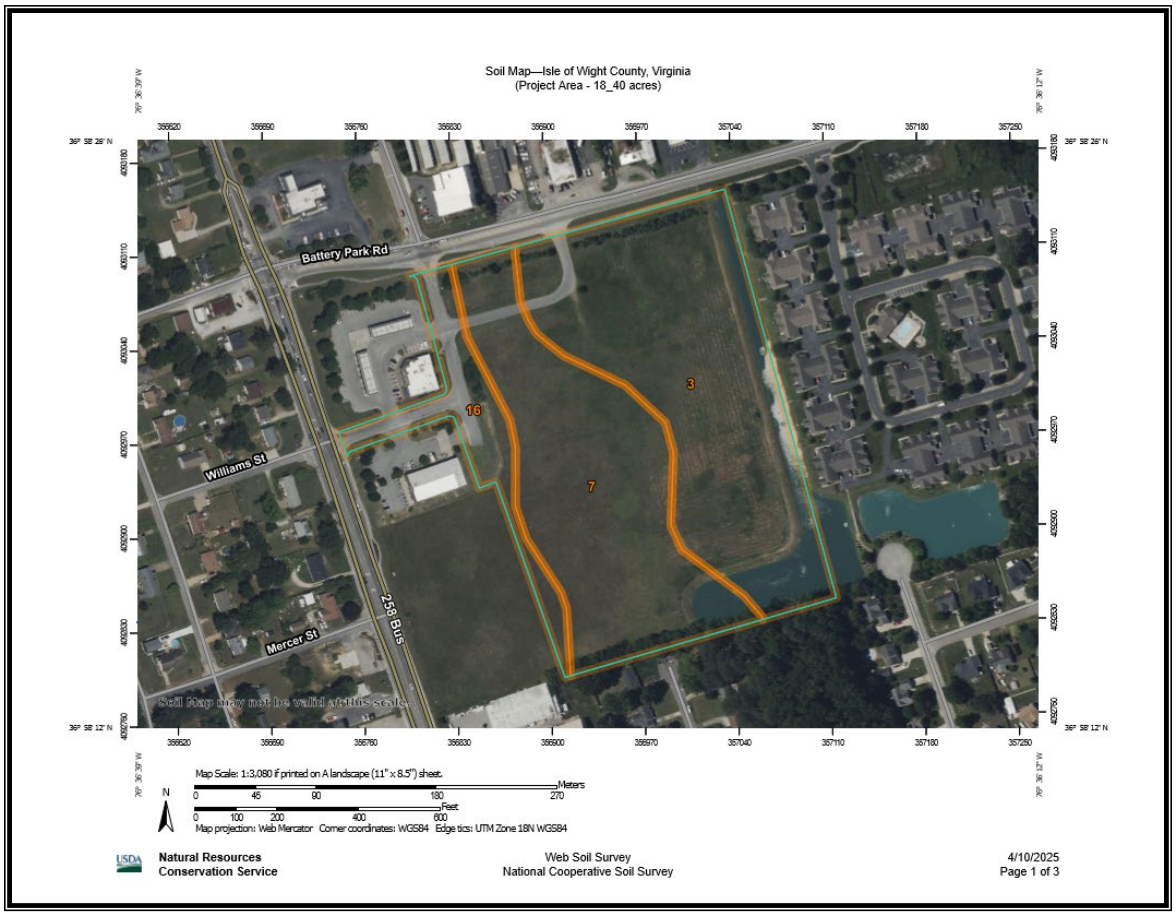


Figure 9. Project Area soil map, from NRCS website.

Soils Identified Within the Project Area

Chickahominy Soil (3)
Chickahominy soil is a very deep, poorly drained, slowly permeable soil formed in the clayey fluvial sediments along the Coastal Plain river terraces (NRCS 2025). Solum thickness ranges from 60 to over 80 inches. The soil is extremely acidic throughout unless limed. Where cultivated, this soil can support corn, soybean, hay, or pasture. Where wooded, this soil can support red maple, sweet gum, water oak, willow oak, and scattered loblolly pine.

Kinston Soil (7)
Kinston soil is a very deep, poorly drained, moderately permeable soil formed in marine sediments found on floodplains of the Coastal Plain (NRCS 2025). Solum thickness ranges from 40 to 72 inches, and depth to bedrock is over 72 inches in this strongly acidic to very strongly acidic soil. The content of rock fragments is 0% to 3% throughout the solum. This soil features negligible surface runoff. Most of this soil is in forests with limited pasture and crop growth. This soil can support growing pasture, corn, soybeans, and general farm crops where cleared. Where forested, this soil can support water-tolerant hardwoods such as sweet gum, black gum, water oak, poplar, hickory, beech, elm, and ironwood. Loblolly pines are also found in some drained areas.

Rumford Soil (16)
Rumford soil is a very deep, moderately well to somewhat excessively drained, moderately rapidly permeable soil formed in marine sediments found on marine terraces of the Coastal Plain (NRCS 2025). The depth to bedrock is over 72 inches in this extremely acidic to strongly acidic soil. Quartz gravel makes up 0% to 15% of the solum and 0% to 50% of the C-horizon. Most of this soil is in cropland or forested. Where cultivated, this soil can support corn, soybeans, small grains, and hay. Where forested, this soil can support loblolly pine, Virginia pine, and various other hardwoods.

Previous Research
Circa~ performed an archival search for the Cottages at Battery Project Area using the VDHR online V-CRIS system on April 9, 2025. This research was completed to determine if historic resources exist within the Project Area boundaries. The search identified eight archaeological resources within a one-mile radius of the Project Area's boundaries and 15 architectural resources within 1,500 feet of the Project Area's boundaries (Table 2). Figures 10 through 12 show the approximate Project Area boundaries (yellow-shaded area) and resources within proximity. Of the resources identified, no archaeological resources were identified within the Project Area, and only one architectural resource was identified within the Project Area. This resource is shaded in Table 2 and discussed in detail in the "Results and Summary" section of this report.

According to the VDHR V-CRIS search, five Phase I surveys have been completed within a one-mile radius of the Project Area between 1981 and 2019 (Figure 13). One Phase I survey was conducted to the north of the Project Area. Three Phase I surveys were conducted to the west of the Project Area. One Phase I survey was conducted to the south of the Project Area. None of these survey areas covered the Project Area. In addition, one VDHR easement for Site 300-5033 is located within one mile of the Project Area, with no VDHR easements directly within the Project Area.

Table 2. Archaeological Resources Within a One-Mile Radius of Project Area Boundaries and Architectural Resources within 500 feet of Project Area Boundaries.

VDHR Survey Number	Date of resource	Description of resource	Survey Information	Recommendation
Archaeological Sites – One-Mile Radius				
44IW0132	19th century	Transportation/communication site	Phase I survey 5/88	None made
44IW0145	Archaic	Camp	Phase I survey 4/97 and 2/93	None made
44IW0146	Native American 17th century	Camp	Phase I survey 2/93	None made
44IW0147	20th century	Single dwelling	Phase I survey 2/93	VDHR determined not eligible 4/13/93
44IW0148	17th century	Transportation/communication site	Phase I survey 2/93 Phase II survey 1/94	VDHR determined eligible 4/13/94
44IW0161	18th century 19th century	Single dwelling	Phase I survey 7/93	VDHR determined not eligible 4/13/94
44IW0163	19th century	Single dwelling	Phase I survey 7/93	VDHR determined

VDHR Survey Number	Date of resource	Description of resource	Survey Information	Recommendation
	20th century			not eligible 4/13/94
44IW0276	Woodland 18th century 19th century 20th century	Artifact scatter, camp, farmstead	Phase I survey 5/19, 1/11, and 1/10 Phase III data recovery 5/17	None made
Architectural Resources – 1,500-foot radius				
300-0110	ca. 1925	J. H. Nelms Property, Church Street	Phase I survey 6/88	None made
300-0111	ca. 1920	E. E. Proctor House, 1000 Church Street	Phase I survey 6/88	None made
300-0112	ca. 1850	Powell House, 1301 South Church Street, site includes one house, one garage, one smokehouse, and two sheds	Phase I survey 6/88 Reported demolished no date	None made
300-0113	ca. 1935	Hall House, 1031 Church Street	Phase I survey 6/88	None made
300-0114	ca. 1935	Winslow House, 1113 Church Street	Phase I survey 6/88	None made
300-5017	ca. 1930	House, 1002 South Church Street, site includes one house and one garage	Phase I survey 9/99	None made
300-5018	ca. 1940	House, 1018 South Church Street, site includes one house and one garage	Phase I survey 9/99	None made
300-5019	ca. 1930	House, 1104 South Church Street	Phase I survey 9/99	None made
300-5020	ca. 1940	House, 1204 South Church Street, site includes one house and one garage	Phase I survey 9/99	Not eligible
300-5021	ca. 1930	House, 1206 South Church Street	Phase I survey 9/99	Not eligible
300-5022	ca. 1940	House, 1208 South Church Street, site includes one house and one shed	Phase I survey 9/99	Not eligible
300-5023	ca. 1930	House, 1210 South Church Street, site includes one house and two sheds	Phase I survey 9/99	Not eligible
300-5024	ca. 1940	House, 1212 South Church Street	Phase I survey 9/99	Not eligible
300-5025	ca. 1950	Tastee Treetz, South Church Street	Phase I survey 9/99	Not eligible
300-5026	ca. 1930	Battery Park Grill, corner of John Rolf Road and Battery Park Road	Phase I survey 9/99	Not eligible

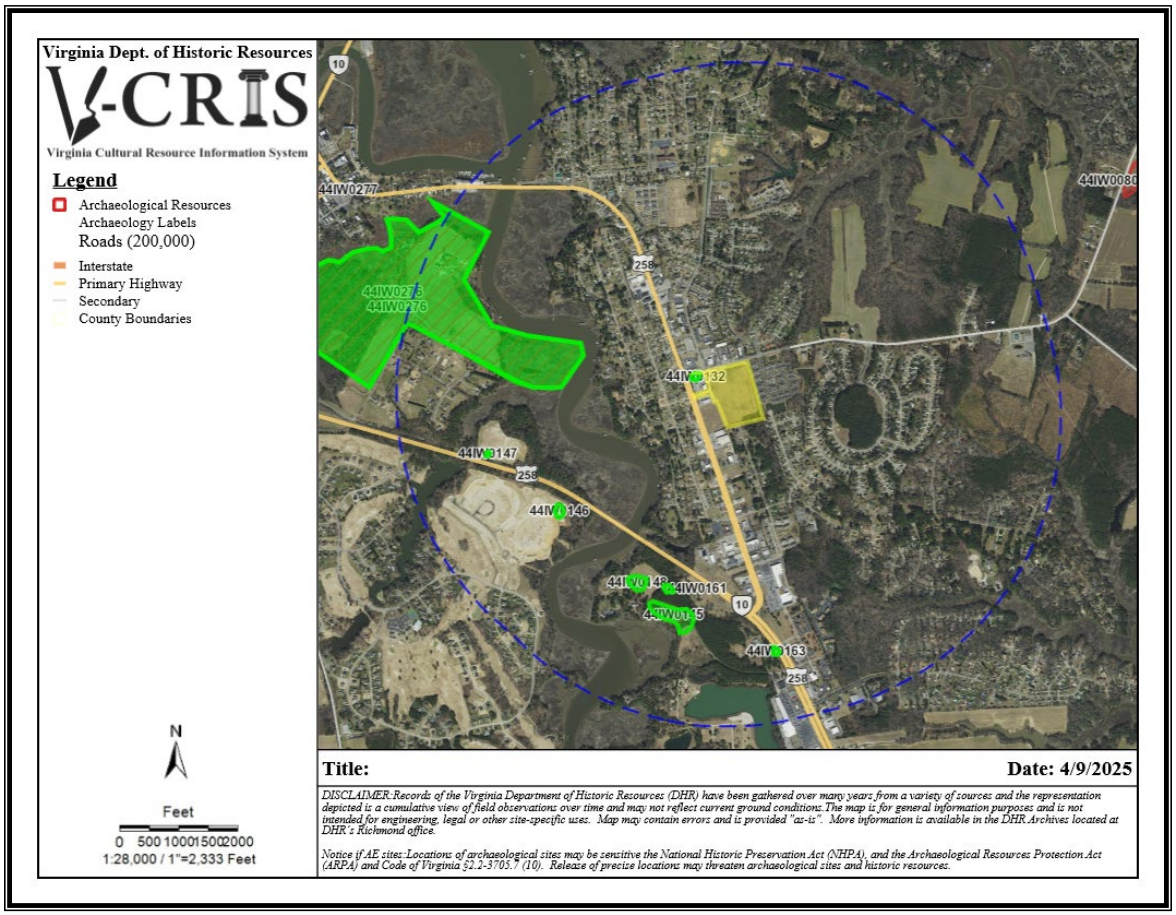


Figure 10. V-CRIS map showing previously identified archaeological resources (highlighted in green) within a one-mile radius of Project Area boundaries.

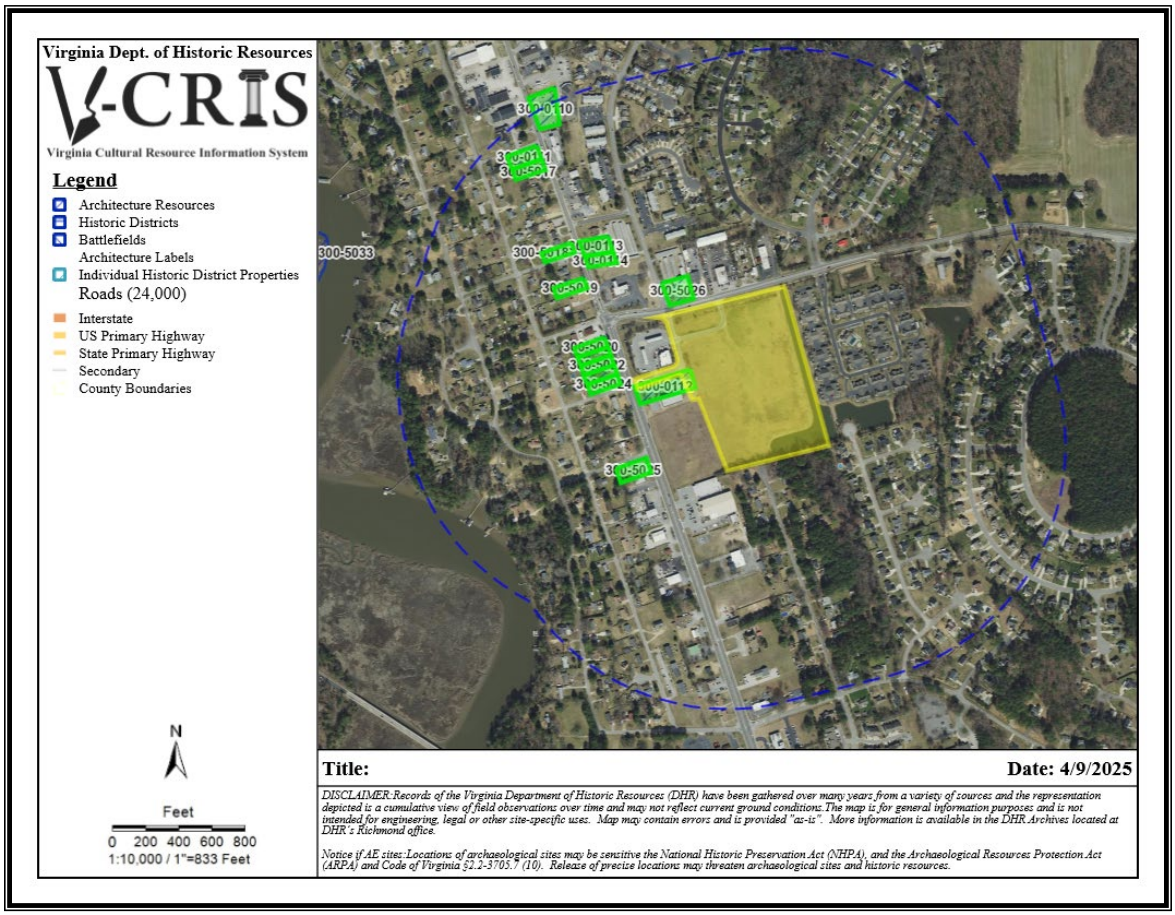


Figure 11. V-CRIS map showing previously identified architectural resources within a 1,500-foot radius of Project Area boundaries.

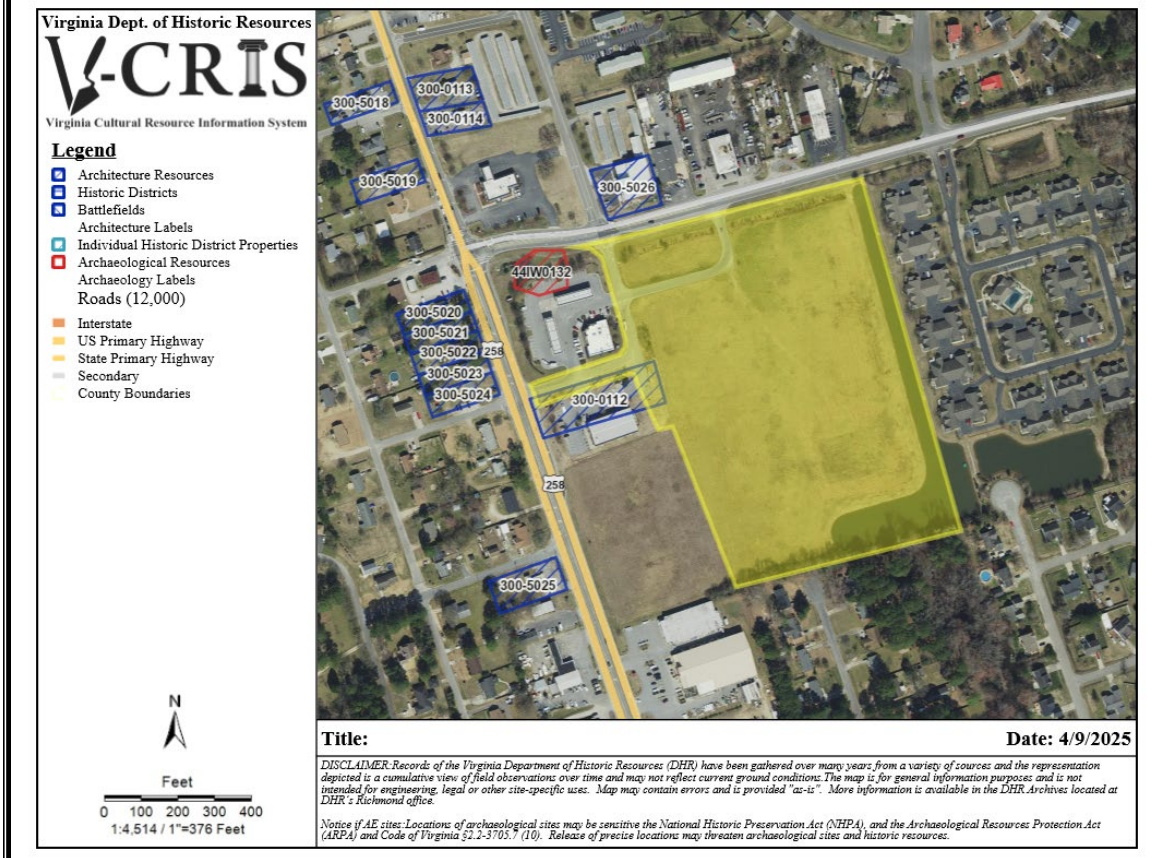


Figure 12. Detailed V-CRIS map showing previously identified resources within proximity to the Project Area boundaries.

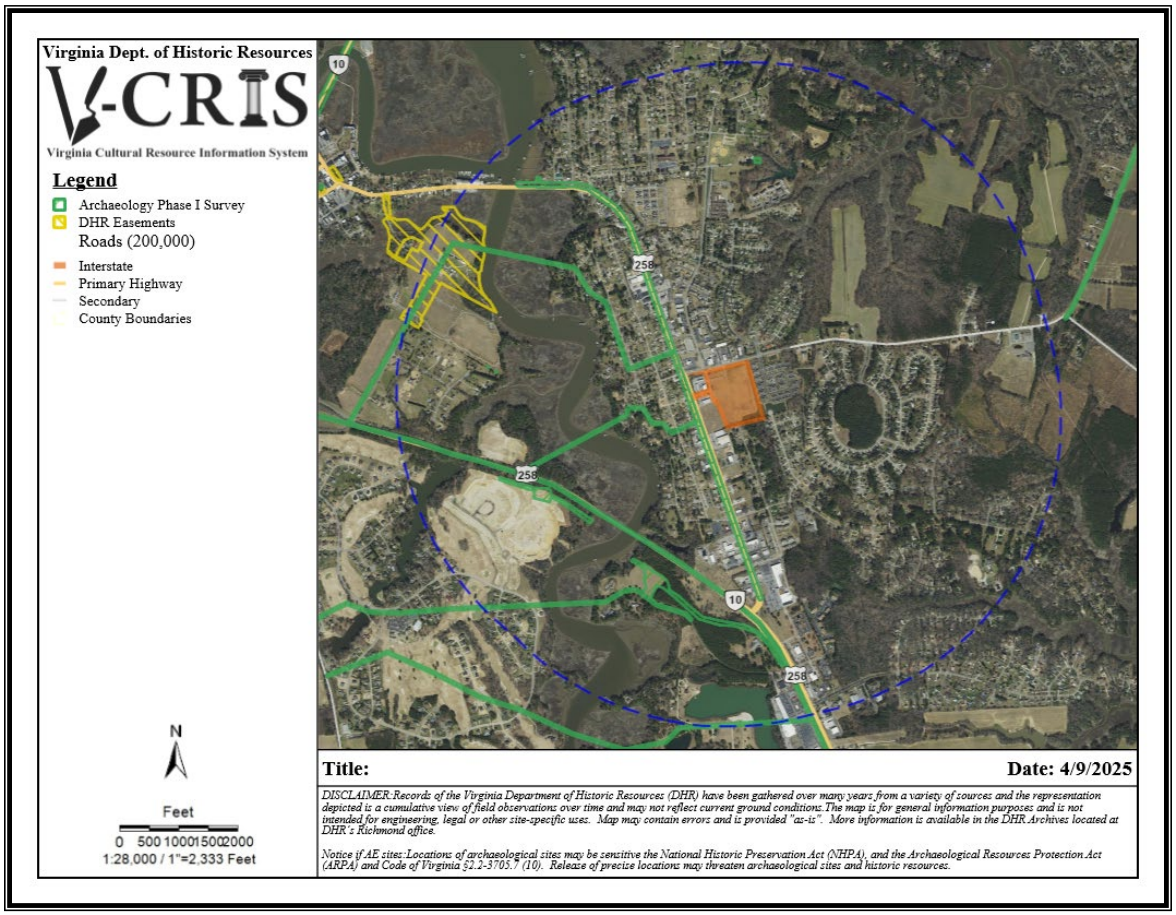


Figure 13. V-CRIS map showing Project Area in orange and previous survey areas outlined in green.

Historic Map Review

A review of historical mapping indicates no development within the Project Area. These maps show the area as mostly open, with forested land in the southeastern corner, which may have been too wet to farm. By the 1919 USGS map, there is one building on the extreme western edge of the Project Area under the gas station. This building remains throughout the 1920s and 1930s, but by the 1952 USGS map, it is no longer visible. However, a new building appears just to the south of this building, still on the extreme western edge of the Project Area. This building remains throughout the rest of the 20th century. In the 1960s, a utility corridor ran through the western portion of the Project Area, which remains today (Figures 14 – 22).



Figure 14. Detail of the *S.E. portion of Virginia and N.E. portion of N'th Carolina*. Ch. Worrett, 1860s.

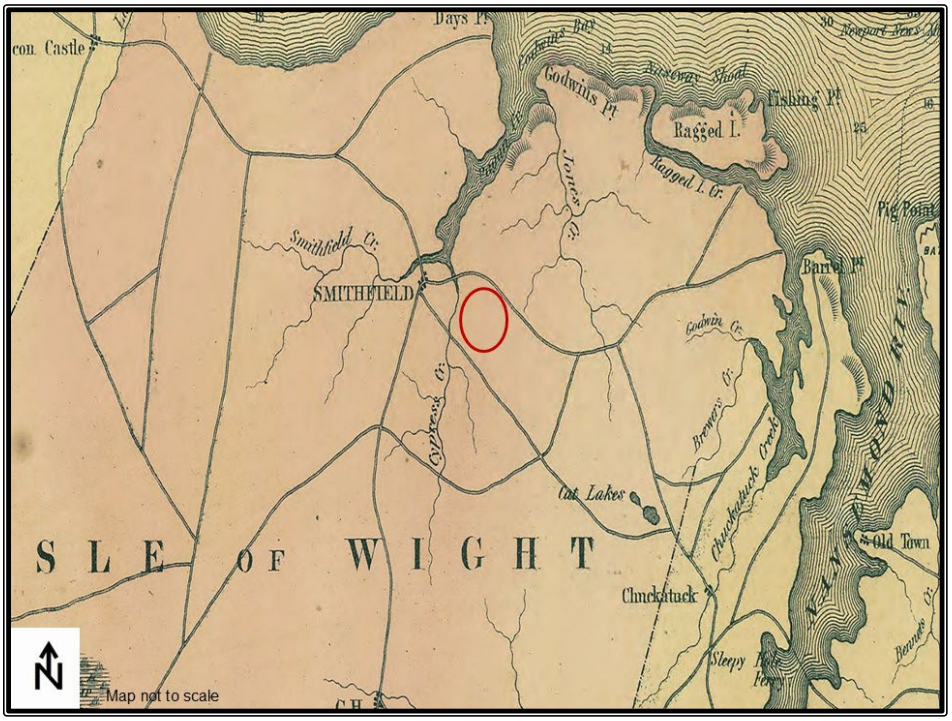


Figure 15. Detail of *Johnson's map of the vicinity of Richmond and Peninsular Campaign in Virginia: showing also the interesting localities along the James, Chickahominy, and York Rivers*, 1862

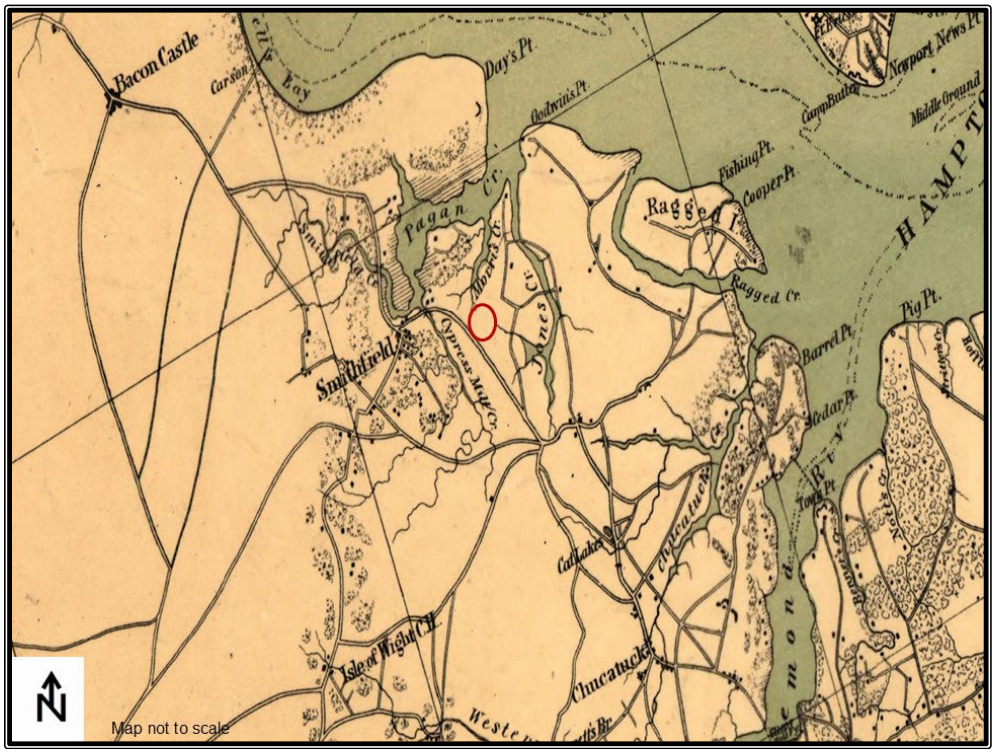


Figure 16. Detail of *Military map of southeastern Virginia*, A. Lindenkohl, 1864.

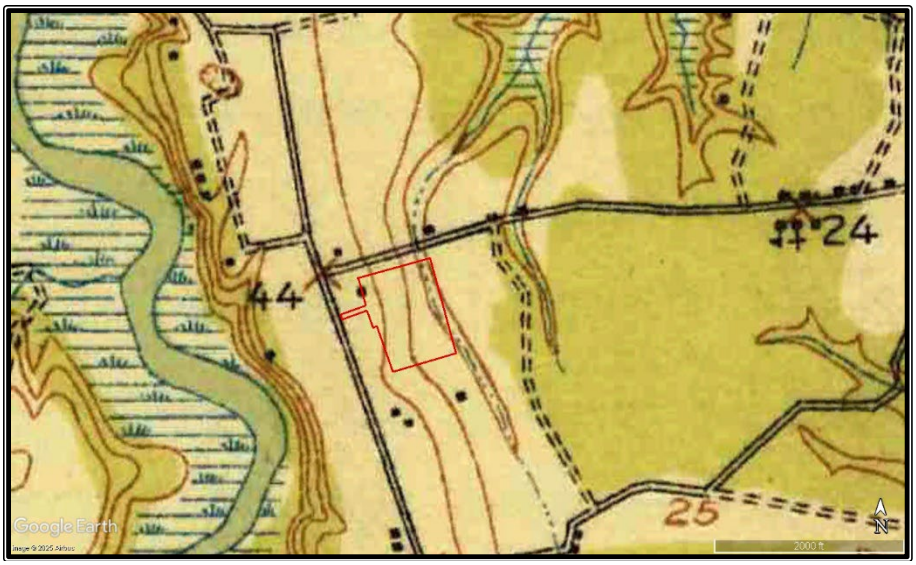


Figure 17. Detailed view of the Project Area on a 1919 Smithfield, Virginia, USGS quadrangle map.

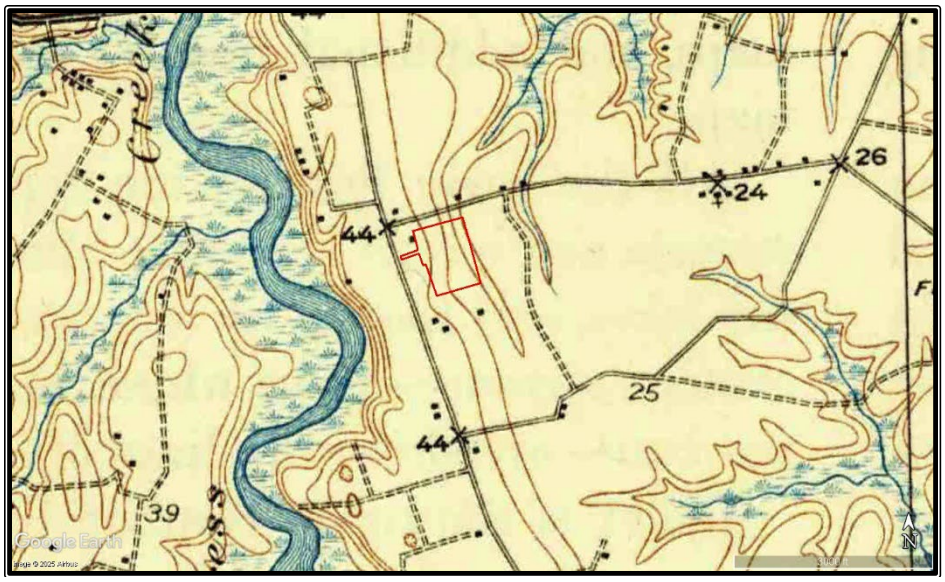


Figure 18. Detailed view of the Project Area on a 1919 (1929 edition) Smithfield, Virginia USGS quadrangle map.

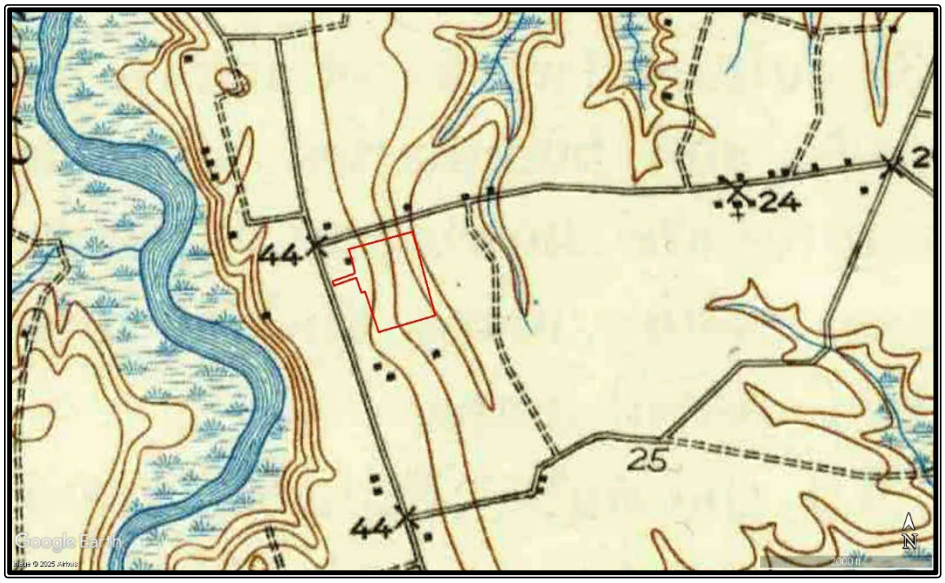


Figure 19. Detailed view of the Project Area on a 1919 (1938 edition) Smithfield, Virginia USGS quadrangle map.

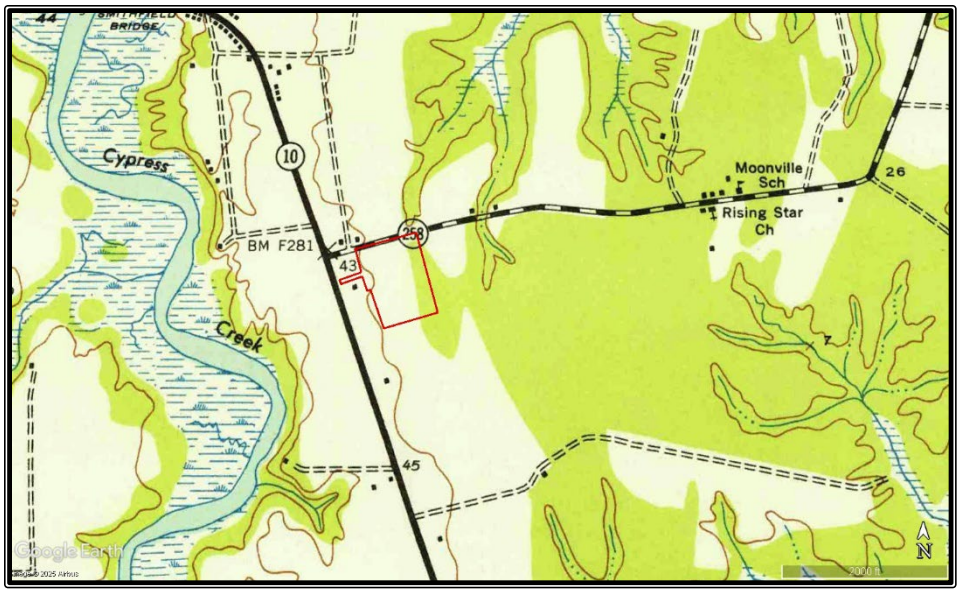


Figure 20. Detailed view of the Project Area on a 1952 Benns Church Virginia, USGS quadrangle map.

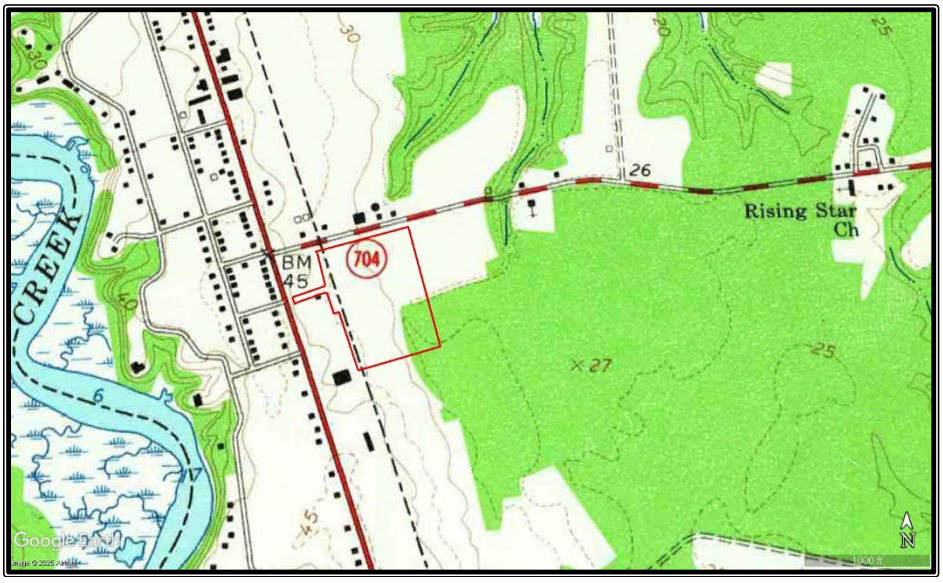


Figure 21. Detailed view of the Project Area on a 1957 (1966 edition) Benns Church, Virginia quadrangle map.

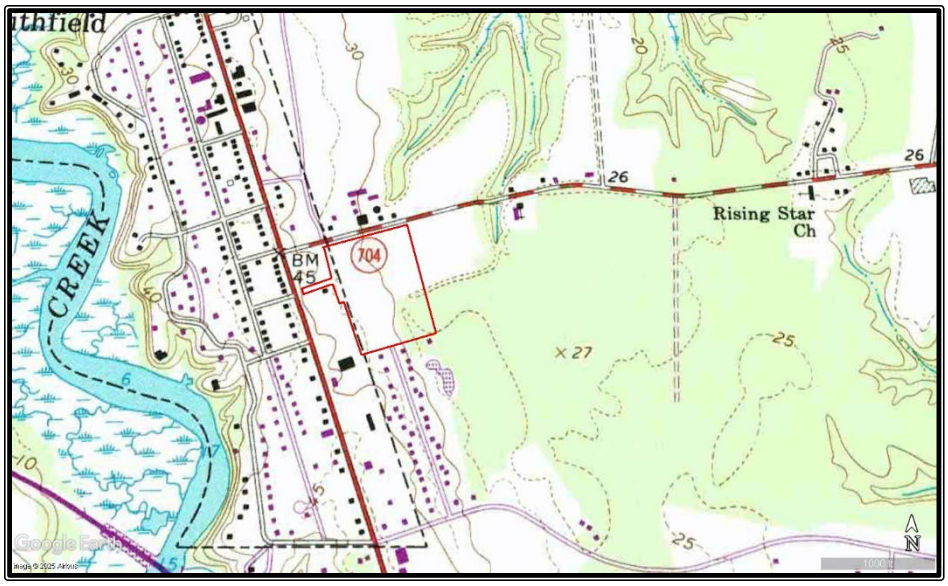


Figure 22. Detailed view of the Project on 1965 (1992 edition) Benns Church, Virginia quadrangle map.

Results and Summary

This study was conducted to provide information on the current condition of the property, as well as to assess the potential for the presence of archaeological or architectural resources within the Project Area. Fieldwork was completed on April 5, 2025, and included a pedestrian walkover of the tract to identify any obvious archaeological or architectural resources and the site potential of various landforms. Plates 1 through 10 illustrate the current conditions of the Project Area.



Plate 1. View of the stormwater management pond in the southeastern corner of the Project Area, looking southeast.



Plate 2. View of the Project Area from the southeastern corner, looking north.



Plate 3. View of the Project Area from the southeastern corner towards the commercial properties along the western boundary, looking northwest.



Plate 4. View of the southern edge of the Project Area towards the residential and commercial properties, looking southwest.



Plate 5. View of the residential properties along the eastern border of the Project Area, looking east.



Plate 6. View of the residential properties and the stormwater management pond along the eastern border of the Project Area, looking south.



Plate 7. View of the construction road to access the stormwater management pond and the residential development on the southern edge of the Project Area, looking south.



Plate 8. View of the paved access to the commercial properties along the western border of the Project Area, looking west.



Plate 9. View of the paved access to the commercial properties along the western border of the Project Area and the area where the soil is excessively drained, looking south.



Plate 10. View of the paved access to the commercial properties along the western border of the Project Area and the area where the soil is excessively drained, looking north.

This study was conducted to provide information on the current condition of the Project, including map-projected sites within the Project. Fieldwork was completed and included a pedestrian walkover and judgmental shovel testing to identify any obvious archaeological or architectural resources. All open, exposed areas were inspected for artifacts and signs of cultural features. Archival research commenced with examining cartographic and historical works on file online with the Library of Congress, Isle of Wight County, and VDHR. Efforts were made to determine whether historic roads and sites were present within the Project Area and whether subsurface cultural deposits were likely present. Data accumulated during previous archival research on historic sites throughout the region was also examined.

The Project Area consists of a grassy field with a fringe of hardwood and softwood trees along the property's edges. The soil review and analysis indicate only 2.10 acres of excessively drained soil type on the western side of the Project Area, mainly under the paved access road, with the remaining 16.3 acres consisting of poorly drained soils with hydric characteristics. In addition, the 2008 aerial indicates the eastern side of the site was impacted by the construction of the stormwater management pond.

Three shovel tests, approximately 1.50 feet in diameter, were judgmentally excavated to sample the landforms. All shovel tests were excavated according to natural levels to the sterile subsoil, and all soils were screened through ¼-inch wire mesh. Profiles were recorded for representative shovel tests, and soil color was recorded per the Munsell classification system. All shovel tests were recorded on standard field forms. All shovel tests were backfilled. In general, shovel test profiles indicated two soil strata before reaching sterile subsoil. Stratum A, approximately 0.30 to 0.65 feet thick, consisted of a grayish-brown (10YR 6/4) sandy silty loam. Stratum B, approximately 0.20 to 0.45 feet thick, consisted of yellowish-brown (10YR 6/6) silty sand. Stratum C excavated approximately 0.15 to 0.20 feet thick, consisting of a sterile yellowish-brown (2.5Y 5/6) sandy clay subsoil. No artifacts were recovered from the shovel test excavations. No standing structures were noted on the property. Plates 1 through 12 show the typical conditions of the Project. Figure 19 shows the shovel test locations.



Figure 19. Shovel test location map.

Architectural Resources

Site 300-0112

Site 300-0112 is the circa 1850 Powell House, identified by the Virginia Department of Transportation (VDOT) in 1988 when they completed a Phase I cultural resources survey for improvements to Route 10 in Smithfield. According to the VDHR V-CRIS form, VDOT noted that the site was situated approximately 100 yards from the right-of-way and included one house, one garage, one smokehouse, and two sheds. VDOT noted that the house was a one-story, vernacular style, with a hall and parlor plan, a wood-frame house clad in weatherboard, and resting on a brick foundation. The gable roof was covered in standing-seam metal, and there was an interior brick chimney and one exterior brick chimney. The one-story front porch had simple posts, a decorative cornice, a flat roof, and a trellis balustrade. The windows were sash, double-hung, 6/6, wood-frame and there was an enclosed side porch and addition on the north elevation. VDOT did not provide any description of the outbuildings. They stated that the house was well-preserved and appeared to be the oldest building in the area. They noted that the house was surrounded by modern commercial development, and according to the VDHR V-CRIS form, they did not make any recommendations regarding the site's eligibility for listing on the National Register of Historic Places. There is a 2019 note on the VDHR V-CRIS that is not attributed to any organization that stated aerial views indicated that the property had been cleared of buildings and redeveloped since 2002 (Figure 11). No

further survey work occurred at the site, and there is no formal determination of eligibility for the site listed on the VDHR V-CRIS form.



Plate 11. View of the access road from South Church Street and the location of Site 300-0112, looking southeast.

In addition, five structures dating from the 1930s to 1950s were previously identified across South Church Street, and one structure at the intersection of South Church Street and Battery Park Road. These structures face South Church Road, with the five structures looking towards the commercial property in front of the Project Area, and the other property faces South Church Street looking away from the Project Area. The 1999 Phase I survey recommended the structures were not eligible for listing on the National Register of Historic Places. The one historical 1860 house and outbuildings were demolished in 2008, as shown in the aerial imagery and Figure 11.

Based on the historical analysis, fieldwork, and soil classification of poorly drained soils, Circa~ recommends the undertaking's probability of affecting significant cultural resources is extremely low. In addition, the Project Area is surrounded by commercial properties to the west and north and residential properties to the south and east, which would mask the Project development from nearby historic structures. Circa~ recommends no additional survey work for the Project Area.

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1992 Benns Church Quad map. Available online at http://historicalmaps.arcgis.com/usgs/

Virginia Department of Historic Resources
No date V-CRIS form for Site 030-0112. Available online at https://vcris.dhr.virginia.gov

PHASE I ENVIRONMENTAL SITE ASSESSMENT

Waterford at Battery Park, LLC Property
Unaddressed Parcel Southeast of the Intersection of
South Church Street and Battery Park Road
Smithfield, Virginia 23430

Tax Map Number 21A-01-511



For

Development Logistics and Consulting, LLC
Attn: Brian Mullins
1885 Governor's Pointe Drive, Suite B
Suffolk, Virginia 23436

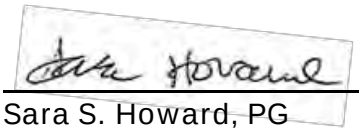
By

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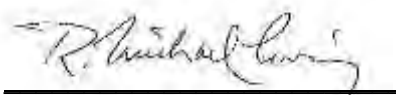
Report Date: February 1, 2024

Professional Statement

"We declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional as defined in § 312.10 of 40 CFR 312" and "we have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the Subject Property. We have developed and performed all the appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312."



Sara S. Howard, PG
Qualified Environmental Professional



R. Michael Ewing
Qualified Environmental Professional

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1.0 EXECUTIVE SUMMARY

1.1 Property Description

This Phase I Environmental Site Assessment (ESA) was completed for an unaddressed tax parcel located at the southeast corner of the intersection of South Church Street and Battery Park Road in Smithfield, Virginia (Tax Parcel Number 21A-01-511) (the "Subject Property"). The site consists of an undeveloped, approximately 18.25-acre, grassy field with a stormwater impoundment along the eastern boundary and around the southeast corner of the parcel. There are no structures on the site.

1.2 Critical Dates

Report issuance date	February 1, 2024
Date of earliest interview with owner, operator, or occupant	January 31, 2024
Date of federal, tribal, state, and local government records review	January 17, 2024
Dates of site visit	January 25, 2024
Date of environmental professional declaration	February 6, 2024
Earliest date from above	January 17, 2024
Presumed report viability date	July 15, 2024

1.3 Findings and Opinions

We have performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E1527-21 of an unaddressed parcel southeast of the intersection of South Church Street and Battery Park Road, Smithfield, Virginia, the Subject Property. Any exceptions to, or deletions from, this practice are described in Section 2.0 of this report.

This assessment has revealed no Recognized Environmental Conditions, Controlled Recognized Environmental Conditions, Historical Recognized Environmental Conditions or Significant Data Gaps in connection with the Subject Property.

2.0 INTRODUCTION

2.1 Purpose/Scope of Services

Bay Environmental was contracted by Brian Mullins, Manager of Development Logistics and Consulting, LLC, to complete a Phase I ESA on the above referenced property in Smithfield, Virginia (Vicinity Map, Appendix A). The Phase I ESA has been completed in general accordance with the American Society of Testing and Materials (ASTM) Standard E 1527: *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process* (2021). This investigation included an examination of the Property and a review of records to determine if there were any RECs, as defined by ASTM E-1527-21, which would create environmental liability or limit the use of the Property.

Unless a different purpose is stated: The purpose of this Phase I ESA is intended to permit a *user* to satisfy one of the requirements to qualify for the *innocent landowner*, *contiguous property owner*, or *bona fide prospective purchaser* limitations on CERCLA liability that is, the practice that constitutes *all appropriate inquiries* into the previous ownership and uses of the Subject Property consistent with good commercial and customary standards and practices as defined at 42 U.S.C. § 9601(35)(B).

The term "recognized environmental condition" is defined in ASTM Practice E 1527-21 at Section 1.1.1 as:

> "(1) the presence of *hazardous substances* or *petroleum products* in, on, or at the Subject Property due to a *release* to the *environment*; (2) the likely presence of *hazardous substances* or *petroleum products* in, on, or at the Subject Property due to a *release* or likely *release* to the *environment*; or (3) the presence of *hazardous substances* or *petroleum products* in, on, or at the Subject Property under conditions that pose a *material threat* of a future *release* to the *environment*. A *de minimis condition* is not a *recognized environmental condition*."

An environmental site assessment meeting or exceeding ASTM 1527-21 is presumed to be viable when it is conducted within 180 days of the date of acquisition of the Subject Property. If the Phase I ESA is not being conducted as part of an acquisition the report is presumed to be viable if it is conducted within 180 days of the transaction (such as a lease or refinance). The presumed report viability date is calculated by adding 180 days to the earliest date a Phase I ESA component was completed. If the report viability date has passed, but it has been less than a year since the first component of the Phase I ESA was completed, a Phase I ESA Update should be conducted. A new Phase I ESA should be conducted if the date of the earliest Phase I ESA component is greater than one year ago. All information contained in a Phase I ESA should be collected or updated within one year of the acquisition/transaction date.

2.2 Limitations and Exceptions

Adjacent properties were viewed from the Subject Property and public thoroughfares. A thorough inspection of these properties was precluded by lack of access.

Business environmental risk items, such as radon, lead based paint, asbestos, cultural and historic resources, wetlands, and mold, which are not a standard part of an ASTM Phase I ESA, were not included in this investigation unless specifically discussed as a "Non-Scope ASTM Item."

An evaluation of regulatory compliance was not included in the scope of this investigation.

No sampling or testing (for example water, soil, building materials, or air) was conducted during this Phase I ESA.

Emerging contaminants such as Per- and Polyfluoroalkyl Substances (PFAS) are not currently regulated by CERCLA as hazardous substances. Therefore, they are outside the scope of a Phase I ESA and are not included in the scope of this report.

This Phase I ESA is based upon conditions at the time of completion of the individual ESA elements.

2.3 Data Failure and Data Gaps

Aerial photographs and topographic maps were not reviewed for the years between or prior to the dates listed in this report. The review and description of these historical documents represents the best interpretation of the environmental professional. This is not believed to be a significant data gap.

Sanborn fire insurance maps did not exist for this location. This is not believed to be a significant data gap as there are other historical sources.

3.0 SITE INSPECTION

3.1 Methodology

Sara Howard of Bay Environmental inspected the Subject Property on January 25, 2024. The Subject Property was inspected by walking throughout most of the interior of the site and around the perimeter, where accessible.

Adjacent properties were only viewed from the Subject Property and public thoroughfares.

3.2 General Site Information

Table 1 below summarizes general information regarding the Subject Property and surrounding properties. Figure 2 (Appendix A) and Photographs 1-5 depict the Subject Property.

Table 1: Subject Property Information.	
Subject Property Location	
Southeast corner of the intersection of South Church Street & Battery Park Road in Smithfield, VA.	
Current Use(s) of Subject Property	
The Property currently contains an undeveloped grassy field and stormwater pond.	
Past Use(s) of Subject Property	
The Property has been a vacant lot with undeveloped grassy areas and woods since at least 2006. Based upon a review of historical aerial photographs, it appears that about 3/4th of the Subject Property was used for agriculture prior to 2006, dating back to at least 1959. During this 46+ year period, the southeast quadrant of the site was wooded land.	
Current Use(s) of Adjoining Properties	
North	Battery Park Road, then commercial (Smithfield Self Storage, James River Mechanical, Steeltech Industrial Fab, Charlie's Body Shop, Lennox A/C & Farm Bureau Insurance)
South	Commercial (True Value hardware) and residential
East	Residential (Villas of Smithfield)
West	Commercial (Royal Farms, Dollar General and DMV office under construction), South Church Street and a mix of commercial and residential
Past Use(s) of Adjoining Properties	
Adjoining properties to the north and west were used for residential and commercial purposes back to at least the late 1950s. Aerials show that the adjoining property to the east was agricultural until 2000, then transitioned to residential. Adjoining properties to the south were agricultural and wooded land until at least 1961; commercial development near the SW corner of the Property began by 1963 and residential development on adjoining parcels along the southern border began in the early 1980s.	

Table 1: Subject Property Information (cont.)	
Current and Past Surrounding Area Uses	
The area is currently a mix of commercial businesses and residential properties. The 1959 aerial appears to show that much of the area to the north, east and south of the Subject Property was agricultural or wooded land, transitioning to residential and commercial usage in the early 1960s along the South Church Street and Battery Park Road corridors.	
Description of Subject Property Improvements	
Structures	There are no structures on the site.
Roads	The Subject Property can be accessed from Battery Park Road to the north and South Church Street from the west.
Sewage Disposal/ Septic Systems	N/A
Water Source	N/A
Heat Source	N/A
Interior Drains or Sumps	N/A
Pits, Ponds, or Lagoons	There is a stormwater containment ditch along the eastern boundary of the property and a pond near the southeast corner, with a ditch extending a short distance west of this structure (see Figure 2).
Wastewater	N/A
Stormwater	Stormwater containment system as described above.
Wells	None observed
Other	N/A



Photograph 1: View of the property looking northeast from the SW corner.



Photograph 2: View of the west side of the Property looking north from the SW corner.



Photograph 3: View of the south end of the Property looking east from the SW corner.



Photograph 4: View of the stormwater pond at the southeast corner of the Property.



Photograph 5: Representative views of commercial businesses on the adjacent parcels to the north, across Battery Park Road.

3.3 Site Inspection and Recognized Environmental Conditions

Bay Environmental inspected the Subject Property with regard to potential RECs. Table 2 lists the items inspected; a narrative of the findings follows.

Table 2: Visual Inspection Checklist.

	On-site (Check for yes)	Off-site (Check for yes)
Hazardous Substances and Petroleum Products in Connection with Identified Uses		
Aboveground Storage Tanks (ASTs)/Fill-Vent Lines		
Underground Storage Tanks (USTs)/Fill-Vent Lines		
Strong, Pungent, or Noxious Odors		
Pools of Liquid		
Drums, Totes, and/or Intermediate Bulk Containers		
Containerized Materials		
Hazardous Substances and Petroleum Products not in Connection with Identified Uses		
Unidentified Substance Containers		
Potential PCB Containing Equipment		
Stains or Corrosion Inside the Building		
Stained Soil or Pavement		
Stressed Vegetation		
Solid Waste		
Other Hazardous Substances and/or Petroleum Related Items		

No on-site or off-site RECs were observed during the property inspection.

4.0 RECORDS REVIEW

4.1 Regulatory Database Review

Information from federal and state database records was obtained from Environmental Data Resources, Inc. (EDR). See Appendix B for complete database details.

4.1.1 Federal Database Review

Table 3: Federal Database Listings Having Potential Impacts to the Property.	
Database (A-H) and Listings (1, 2, etc.)	ASTM Minimum Search Distance / Listing Distance
A. National Priorities List	1.0 mile
NONE FOUND	
B. Delisted National Priorities List	0.5 mile
NONE FOUND	
C. SEMS & SEMS Archive (formerly CERCLIS and CERCLIS NFRAP)	0.5 mile
NONE FOUND	
D. RCRA CORRACTS List	1.0 mile
NONE FOUND	
E. RCRA TSD List	0.5 mile
NONE FOUND	
F. RCRA Generators List	Subject Property and Adjoining Properties
Charlie's Body Shop, 213 Battery Park Rd.	Adjacent North, across Battery Park Rd
G. Institutional Control/Engineering Control Registries	Subject Property Only
NONE FOUND	
H. Emergency Response Notification System (ERNS)	Subject Property Only
NONE FOUND	

Note – The properties listed in this table are those Bay Environmental has deemed as having potential for impact(s) to the Subject Property. Please see Appendix B for a complete listing of properties within the minimum search distance. Please also see Appendix B for definitions of acronyms.

Based upon the Federal database review, one federally listed facility exists within the minimum search distances:

- Charlie's Body Shop, located across Battery Park Road from the Subject Property, was identified as a RCRA Small Quantity Generator of hazardous wastes. Records obtained from the Virginia Department of Environmental Quality (DEQ) by Bay Environmental

during a previous (2019) assessment of the Property noted that a compliance inspection of the site conducted in 2002 by the agency found no violations of regulatory issues. No other records were available for review. The listing is not considered to be a potential impairment to the subject Property and no further assessment is believed to be necessary.

4.1.2 State Database Review

Table 4: State Database Listings Having Potential Impacts to the Property.	
Database (A-I) and Listings (1, 2, etc.)	ASTM Minimum Search Distance / Listing Distance
A. State Equivalent of NPL	1.0 mile
Virginia does not have a program that is a state equivalent of NPL	
B. State Equivalent of CERCLIS	0.5 mile
Virginia does not have a program that is a state equivalent of CERCLIS	
C. Solid Waste Landfill/Disposal Site	0.5 mile
NONE FOUND	
D. Leaking Underground Storage Tank (LUST)	0.5 mile
Several cases but none deemed to have potential for significant impairment to the Subject Property.	
E. Registered Underground Storage Tank (UST) and Aboveground Storage Tank (AST)	Property and Adjoining Properties
Two listings for adjacent properties (see below)	
F. Institutional Control/Engineering Control Registries	Property Only
NONE FOUND	
G. Voluntary Remediation Program (VRP)	0.5 mile
NONE FOUND	
H. Brownfield Sites	0.5 mile
NONE FOUND	
I. Spills	Property and Adjoining Properties
Royal Farms, 1201 S. Church Street	Adjacent to NW corner of the Subject Property

Note – The properties listed in this table are those Bay Environmental has deemed as having potential for impact(s) to the subject property. Please see Appendix B for a complete listing of properties within the minimum search distance. Please also see Appendix B for definitions of acronyms.

A review of the State database identified several state-listed facilities within the search radius of the Property:

- Seven LUST cases were listed within the minimum search distance of the Property. None of the cases were on or immediately adjacent to the Subject Property and all of the sites appear to be cross-gradient to the Property. These LUST cases have been formally closed by the DEQ and are not believed to represent a potential for significant impairment to the Property. Therefore, no further assessment is believed to be warranted.

- The state database identified two adjoining sites with DEQ-registered USTs:

    - A former gas station (now a True Value Hardware store) located at 1409 South Church Street had three 10,000-gallon gasoline tanks and an 8,000-gallon kerosene tank, all of which were removed from the ground at an unspecified date. There are no indications in the record of any leakage or other environmental concerns associated with these tanks and no further assessment is recommended.

    - Royal Farms gas station/convenience store, located on a contiguous parcel at the northwest corner of the Subject Property (1201 S. Church St), was identified as having three gasoline USTs (two 15,000 gallon and one 30,000 gallon). All of these tanks are currently in use. Information obtained from the DEQ in response to a FOIA request from Bay Environmental showed that these USTs were installed in July 2006. The records indicate that the DEQ's most recent tank inspection in September 2020 found the USTs to be in full compliance with regulatory requirements. No further assessment is believed to be warranted.

- The database revealed a petroleum SPILL case that occurred in March 2023 on the site of the Royal Farms store adjacent to the Subject Property. Records show that approximately 10 gallons of gasoline was accidentally spilled while a customer was fueling a vehicle. The DEQ verified that necessary compliance actions had been completed and the pollution report (SPILL) case was closed. No additional review is recommended.

The database did not reveal any unmapped ("orphan") sites within the minimum search distances of the Property.

4.2 Historical Use Records

4.2.1 Fire Insurance Maps

Based on a review of Sanborn Fire Insurance Maps by Environmental Data Resources (EDR), no coverage of the area is available for the Subject Property (Appendix C).

4.2.2 Aerial Photographs

Aerial photographs reviewed for this Phase I ESA were obtained from Google Earth for 2022 and Environmental Data Resources, Inc. for the years 1959, 1961, 1963, 1972, 1982, 1989, 1994, 2000, 2006, 2009, 2012 and 2016 (Appendix C). A summary of findings is as follows:

Table 5: Aerial Photographs Review Summary.

Year	Location	Description of Properties
2022 - 2012	Within the Site	Similar to the time of the site visit (vacant, undeveloped grassy field with stormwater impoundment along eastern boundary and SE corner of parcel; paved access road connecting Royal Farms at NW corner of property to Battery Park Rd)
	North	Battery Park Road and commercial properties (Smithfield Self Storage, James River Mechanical, Steeltech Industrial Fab, Charlie's Body Shop, Lennox A/C & Farm Bureau insurance)
	South	Commercial (True Value Hardware) and residential
	East	Residential (Villas of Smithfield)
	West	Similar to the time of the site visit (S. Church Street, then a mix of commercial and residential (across Church St); Royal Farms and Dollar General located on parcels contiguous to the Subject Property)
2009	Within the Site	Similar to the time of the site visit
	North	Similar to the time of the site visit
	South	Similar to the time of the site visit
	East	Similar to the time of the site visit
	West	Similar to the time of the site visit (except Dollar General not yet built)
2006	Within the Site	Vacant, undeveloped grassy field
	North	Similar to the time of the site visit
	South	Similar to the time of the site visit
	East	Similar to the time of the site visit
	West	Similar to the 2009 photograph (except Royal Farms not yet built)
2000 - 1982	Within the Site	Primarily agricultural with wooded area at SE corner of Property; aerial photographs show residential or farm buildings on western side of the Property. No stormwater impoundment ditches or pond on the site.
	North	Similar to the time of the site visit
	South	Similar to the time of the site visit
	East	Agricultural and undeveloped wooded area at south end
	West	Similar to the 2006 photograph
1972 - 1963	Within the Site	Similar to the 1982 photograph
	North	Similar to the time of the site visit, but less commercial or residential
	South	Commercial at SW corner; wooded and no residential development on adjoining properties
	East	Agricultural and wooded land
	West	Similar to the 2006 photograph

Table 6: Aerial Photographs Review Summary (cont.)		
Year	Location	Description of Properties
1961 - 1959	Within the Site	Similar to the 1982 photograph
	North	Battery Park Road and possibly agricultural with house or farm buildings
	South	Agricultural and wooded land
	East	Agricultural and wooded land
	West	Similar to the 2006 photograph

Note: Portions of this aerial photograph review summary were taken from a previous (2019) site assessment of the Subject Property performed by Bay Environmental, Inc.

No RECs were identified through the aerial photograph review.

4.2.3 Historical Topographic Maps

Topographic Maps reviewed for this Phase I ESA Update were obtained from the U.S. Geological Survey for the years 2022, 2016, 2010, 1992, 1986, 1980, 1972, 1965, 1957 and 1952 (Appendix C).

No structures are illustrated on the 2022-2010 maps. Based on a review of the topographic maps, no development of the Subject Property was apparent throughout the 60-year period covered by the map series. Buildings were depicted on adjoining properties to the north (across Battery Park Road) and south from 1992-1952 and to the west (across South Church Street) from 1992-1957. The maps do not show any apparent development on the adjoining land to the east of the Subject Property.

Moon Creek, a tributary of the Pagan River, is depicted in all of the maps, although the older topos (1986-1952) label this waterway as "Morris Creek". Most of the land from the Subject Property east and northeast to the Pagan River is shown as wetlands and/or wooded land.

No RECs were identified through the topographic map review.

4.2.4 Tax Files

Based on a review of the Isle of Wight County tax records, the Property is currently owned by Waterford at Battery Park, LLC.

4.2.5 Recorded Land Title Records

Recorded land title records were not provided by the User of this report. However, this is not believed to be a significant data gap because other historical sources were available. If any pertinent information regarding recorded land title records is provided at a later date, an addendum will be added to this report.

4.2.6 Building Department Records

The Property consists of a vacant, grassy lot. Therefore, building department records were not reviewed.

4.2.7 Zoning/Land Use

According to the Isle of Wight County real estate records, the Property Class is Commercial/Industrial. It is currently vacant land.

4.2.8 Street Directories

A street directory review was not conducted since the Subject Property does not have a formal street address.

4.3 Physical Setting Sources

4.3.1 Topographic Map

A review of the Benns Church, Virginia topographic map (USGS; photo revised 1986) revealed that the Property is approximately between 25 and 40 feet above sea level. The vicinity map was also interpreted to show that the apparent groundwater and surface flow is in a northeasterly direction towards the headwaters of Moon Creek, a tributary of the Pagan River.

4.3.2 Geologic Map

The subject property is located within the Coastal Plain Physiographic Province of Virginia. A review of the Geologic Map and Generalized Cross Sections of the Coastal Plain and Adjacent Parts of the Piedmont, Virginia (U.S. Geological Survey, 1989) revealed that the Property has been mapped as the Sedgefield Member of the Tabb Formation, which is pebbly to boulder, clayey sand and fine to medium, shelly sand grading upward to sandy and clayey silt.

4.3.3 Groundwater Map

A review of the *Groundwater Map of Virginia* (Virginia Water Control Board, 1985) revealed that the Property lies within the Coastal Plain Ground Water Area. This area is composed of unconsolidated sediments of Cretaceous to recent age overlying a bedrock basement. The sediments thicken eastward from a featheredge at the Fall Zone to 7,000 feet along the coastline. Sediments dip gently eastward and are subdivided into four major aquifers from the land surface downward. The Aquifers are separated by confining beds, which restrict but do not prevent vertical flow of groundwater.

4.3.4 Soil Survey Map

The USDA Natural Resource Conservation Service reports that the Property consists of Chickahominy silt loam, Kinston loam, and Rumford loamy sand. The soil map with full soil descriptions is included in Appendix A.

5.0 INTERVIEWS

Sara Howard of Bay Environmental coordinated the interviews discussed in the following sub-sections. Appendix D contains documentation from the interviews.

5.1 User Provided Information

According to ASTM Standard E-1527-21, the "user" of this report should provide the following information:

- Provide chain of title information with environmental liens and activity or use limitations
- Provide information to the environmental professional if the user has specialized knowledge or experience relevant to RECs in connection with the Subject Property
- Provide information to the environmental professional if the user has actual knowledge of environmental lien or activity use limitations in connection with the Subject Property
- Provide information to the environmental professional if the user has knowledge of a lower purchase price due to hazardous substances or petroleum products, if applicable
- Provide information to the environmental professional if the user has commonly known or reasonably ascertainable information relevant to RECs in connection with the Subject Property
- Degree of obviousness of releases or threatened releases at the Subject Property and the ability to detect releases or threatened releases by appropriate investigation
- Provide reasoning to the environmental professional for the purpose of the Phase I ESA.

The user of this report provided most of this information through the User Questionnaire included in Appendix D. Specifically, Nathan Diehl, representative of Development Logistics and Consulting, LLC (the User), completed the User Questionnaire.

5.2 Interviews with Past and Present Owners, Operators, and Occupants

John T. Mamoudis, representative of Waterford at Battery Park, LLC, the current owner of the Subject Property, was interviewed via telephone by Sara Howard of Bay Environmental regarding the environmental condition of the Subject Property. In short, Mr. Mamoudis indicated that the Subject Property has been grassy land since their purchase and they have only mowed the site (see Appendix D, Record of Communication).

5.3 Interviews with State and/or Local Government Officials

A FOIA request was submitted to the Town of Smithfield for all records related to USTs, ASTs, petroleum releases and/or other hazmat incidents on the Subject Property. The Town's response indicated that they did not have any records relevant to the FOIA inquiry (see Appendix D).

A FOIA request was submitted to the Virginia DEQ for records related to petroleum storage tanks on the Subject Property, as well as information regarding a reported spill at the site. The DEQ provided relevant records in response to this FOIA inquiry (see discussion in Section 4.1.2).

6.0 FINDINGS AND OPINIONS

This assessment has revealed no Recognized Environmental Conditions, Controlled Recognized Environmental Conditions, Historical Recognized Environmental Conditions or Significant Data Gaps in connection with the Subject Property.

7.0 CONCLUSIONS

We have performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E1527-21 of an unaddressed parcel at the southeast corner of the intersection of South Church Street and Battery Park Road, Smithfield, Virginia, the Subject Property. Any exceptions to, or deletions from, this practice are described in Section 2.0 of this report.

This assessment has revealed no Recognized Environmental Conditions, Controlled Recognized Environmental Conditions, Historical Recognized Environmental Conditions, or Significant Data Gaps in connection with the Subject Property.

8.0 REFERENCES

American Society of Testing and Materials (ASTM), 2021, *Standard E-1527-21: Standard Practice for Environmental Site Assessments*.

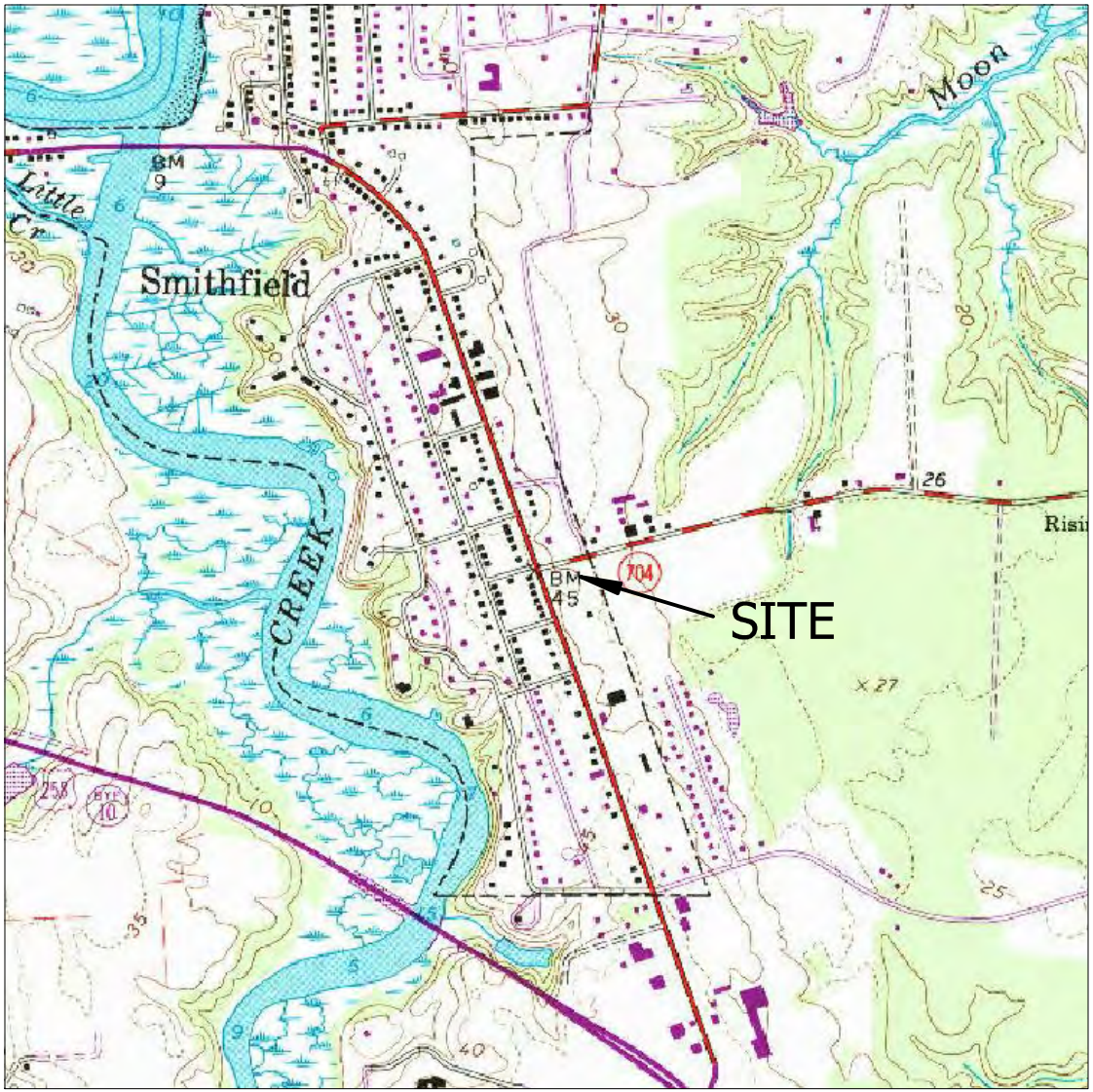
Mixon, R.B., Berquist, Jr., C.R., Newell, W.L., Johnson, G.H., Powars, D.S., Schindler, J.S., and Rader, E.K., 1989, *Geologic Map and Generalized Cross Sections of the Coastal Plain and Adjacent Parts of the Piedmont, Virginia*: U.S. Geological Survey Miscellaneous Investigations Series I-2033.

Smith, P.J. and Ellison, R.P., 1985, *Groundwater Map of Virginia*: Virginia Water Control Board, Ground Water Program, Information Bulletin 560.

Soil Survey Staff, Natural Resources Conservation Service, United States Department of Agriculture. Web Soil Survey. Available online at http://websoilsurvey.nrcs.usda.gov/. Accessed 1/29/2024.

U.S. Geological Survey, 1986, Topographic Quadrangle, *Benns Church,* Virginia.

Appendix A: Figures



SOURCE: USGS TOPOGRAPHICAL QUADRANGLE MAP, BENNS CHURCH, VIRGINIA 1986.

NOT TO SCALE

DATE: 1/25/24

BAY # 19-053-01 (2024 UPDATE)

DRAWN BY: RME

NORTH

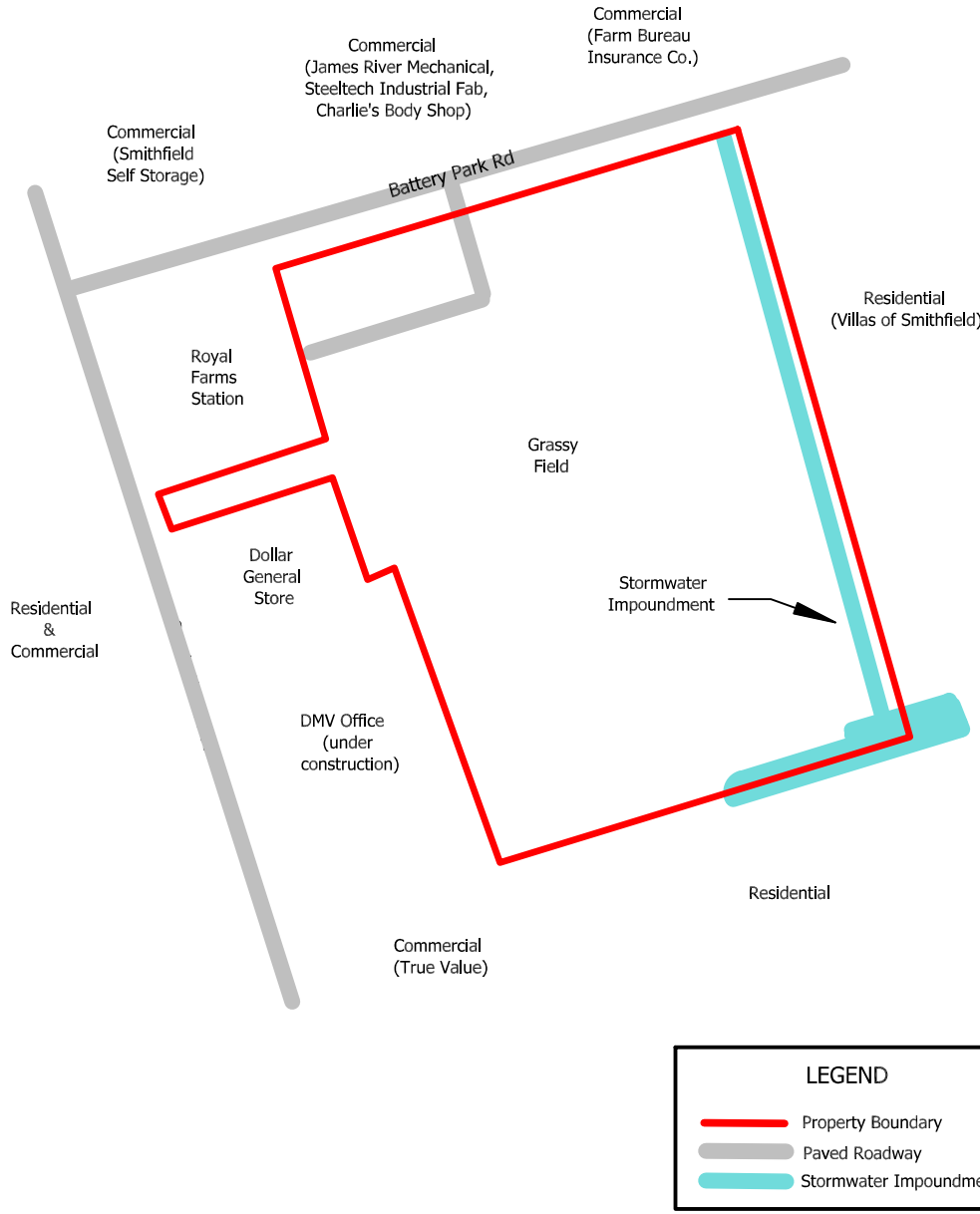
FIGURE 1: VICINITY MAP

UNADDRESSED PARCEL ON BATTERY PARK RD

SMITHFIELD, VIRGINIA

BAY ENVIRONMENTAL, INC.

Environmental Consulting Services



NOT TO SCALE

DATE: 1/26/24

BAY # 19-053-01
(2024 UPDATE)

DRAWN BY: RME

NORTH

FIGURE 2: SITE MAP

UNADDRESSED PARCEL SOUTHEAST OF
THE INTERSECTION OF S. CHURCH ST
& BATTERY PARK RD
SMITHFIELD, VIRGINIA

BAY ENVIRONMENTAL, INC.
Environmental Consulting Services

Soil Map—Isle of Wight County, Virginia



Map Scale: 1:2,210 if printed on A portrait (8.5" x 11") sheet.

N

Meters: 0 30 60 120 180

Feet: 0 100 200 400 600

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

MAP LEGEND

Area of Interest (AOI)

- Area of Interest (AOI)

Soils

- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features

- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features

- Streams and Canals

Transportation

- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background

- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:15,800.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Isle of Wight County, Virginia
Survey Area Data: Version 19, Sep 5, 2023

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: May 18, 2022—May 31, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
3	Chickahominy silt loam	8.3	51.7%
7	Kinston loam	6.8	42.2%
16	Rumford loamy sand	1.0	6.1%
Totals for Area of Interest		**16.1**	**100.0%**

Appendix B: Regulatory Records Documentation

Battery Park Road/South Church St
Battery Park Road/South Church St
Smithfield, VA 23430

Inquiry Number: 7543162.8s
January 17, 2024

The EDR Radius Map™ Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

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GEOCHECK ADDENDUM

GeoCheck - Not Requested

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

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EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E1527 - 21), the ASTM Standard Practice for Environmental Site Assessments for Forestland or Rural Property (E2247 - 16), the ASTM Standard Practice for Limited Environmental Due Diligence: Transaction Screen Process (E1528 - 22) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

TARGET PROPERTY INFORMATION

ADDRESS

BATTERY PARK ROAD/SOUTH CHURCH ST
SMITHFIELD, VA 23430

COORDINATES

Latitude (North):	36.9718360 - 36° 58' 18.60''
Longitude (West):	76.6072140 - 76° 36' 25.97''
Universal Tranverse Mercator:	Zone 18
UTM X (Meters):	356935.0
UTM Y (Meters):	4092752.0
Elevation:	31 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	50021583 BENNS CHURCH, VA
Version Date:	2022
Southwest Map:	50021590 SMITHFIELD, VA
Version Date:	2022

AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	20180830
Source:	USDA

MAPPED SITES SUMMARY

Target Property Address:
BATTERY PARK ROAD/SOUTH CHURCH ST
SMITHFIELD, VA 23430

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	ROYAL FARMS 130	1201 S CHURCH ST	UST, Financial Assurance	Higher	1 ft.
A2		1201 SOUTH CHURCH ST	SPILLS	Higher	1 ft.
B3	STEPHEN H GASKINS	1402 S. CHURCH ST.	UST	Higher	116, 0.022, SW
B4	D & H TIRE CO	1410 S CHURCH STREET	EDR Hist Auto	Higher	118, 0.022, SW
B5	CARTER CONSTRUCTION	1410 SOUTH CHURCH ST	UST	Higher	118, 0.022, SW
C6	KEENS	1409 SOUTH CHURCH ST	UST	Higher	159, 0.030, SSW
7	CHARLIES BODY SHOP I	213 BATTERY PARK RD	RCRA-SQG, FINDS, ECHO	Lower	215, 0.041, North
C8	ROGERS VETERINARY HO	1500 S CHURCH ST	LTANKS	Higher	287, 0.054, SSW
C9	ROGERS VETERINARY HO	1500 S CHURCH ST	UST	Higher	287, 0.054, SSW
10	JENETTE'S COUNTRY ST	1200 S. CHURCH ST.	UST	Higher	407, 0.077, WNW
11	SENTRY FOOD MART #5	1007 S CHURCH ST	LUST, LTANKS, UST	Higher	896, 0.170, NW
D12	SUPREME PETROLEUM IN	1001 SOUTH CHURCH ST	UST, SPILLS, Financial Assurance	Higher	1269, 0.240, NW
D13	HOLIDAY FOOD STORE 1	1001 SOUTH CHURCH ST	LTANKS	Higher	1269, 0.240, NW
14	BELL HENRY PROPERTY	18449 BATTERY PARK R	LUST, LTANKS	Lower	1287, 0.244, NE
15	CALIBER COLLISION CE	928 S CHURCH ST	RCRA-VSQG, LUST, LTANKS, UST, FINDS, ECHO	Higher	1979, 0.375, NW
16	SMITHFIELD MEDICAL C	919 S. CHURCH ST.	LUST, LTANKS	Higher	2258, 0.428, NNW
17	MOORE KATHLEEN RESID	902 TALBOT DR	LTANKS	Higher	2483, 0.470, NW

EXECUTIVE SUMMARY

TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

STANDARD ENVIRONMENTAL RECORDS

Lists of Federal NPL (Superfund) sites

NPL ---------- National Priority List
Proposed NPL ---------- Proposed National Priority List Sites
NPL LIENS ---------- Federal Superfund Liens

Lists of Federal Delisted NPL sites

Delisted NPL ---------- National Priority List Deletions

Lists of Federal sites subject to CERCLA removals and CERCLA orders

FEDERAL FACILITY ---------- Federal Facility Site Information listing
SEMS ---------- Superfund Enterprise Management System

Lists of Federal CERCLA sites with NFRAP

SEMS-ARCHIVE ---------- Superfund Enterprise Management System Archive

Lists of Federal RCRA facilities undergoing Corrective Action

CORRACTS ---------- Corrective Action Report

Lists of Federal RCRA TSD facilities

RCRA-TSDF ---------- RCRA - Treatment, Storage and Disposal

Lists of Federal RCRA generators

RCRA-LQG ---------- RCRA - Large Quantity Generators
RCRA-VSQG ---------- RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

Federal institutional controls / engineering controls registries

LUCIS ---------- Land Use Control Information System
US ENG CONTROLS ---------- Engineering Controls Sites List

US INST CONTROLS ..... Institutional Controls Sites List

Federal ERNS list

ERNS ..... Emergency Response Notification System

Lists of state- and tribal hazardous waste facilities

SHWS ..... This state does not maintain a SHWS list. See the Federal CERCLIS list and Federal NPL list.

Lists of state and tribal landfills and solid waste disposal facilities

SWF/LF ..... Solid Waste Management Facilities

Lists of state and tribal leaking storage tanks

INDIAN LUST ..... Leaking Underground Storage Tanks on Indian Land

Lists of state and tribal registered storage tanks

FEMA UST ..... Underground Storage Tank Listing
AST ..... Registered Petroleum Storage Tanks
INDIAN UST ..... Underground Storage Tanks on Indian Land

State and tribal institutional control / engineering control registries

ENG CONTROLS ..... Engineering Controls Sites Listing
INST CONTROL ..... Voluntary Remediation Program Database

Lists of state and tribal voluntary cleanup sites

VCP ..... Voluntary Remediation Program
INDIAN VCP ..... Voluntary Cleanup Priority Listing

Lists of state and tribal brownfield sites

BROWNFIELDS ..... Brownfields Site Specific Assessments

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS ..... A Listing of Brownfields Sites

Local Lists of Landfill / Solid Waste Disposal Sites

INDIAN ODI ..... Report on the Status of Open Dumps on Indian Lands
ODI ..... Open Dump Inventory
DEBRIS REGION 9 ..... Torres Martinez Reservation Illegal Dump Site Locations
IHS OPEN DUMPS ..... Open Dumps on Indian Land

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL ..... Delisted National Clandestine Laboratory Register

US CDL	National Clandestine Laboratory Register

Local Land Records

LIENS 2	CERCLA Lien Information

Records of Emergency Release Reports

HMIRS	Hazardous Materials Information Reporting System
SPILLS 90	SPILLS 90 data from FirstSearch

Other Ascertainable Records

RCRA NonGen / NLR	RCRA - Non Generators / No Longer Regulated
FUDS	Formerly Used Defense Sites
DOD	Department of Defense Sites
SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing
US FIN ASSUR	Financial Assurance Information
EPA WATCH LIST	EPA WATCH LIST
2020 COR ACTION	2020 Corrective Action Program List
TSCA	Toxic Substances Control Act
TRIS	Toxic Chemical Release Inventory System
SSTS	Section 7 Tracking Systems
ROD	Records Of Decision
RMP	Risk Management Plans
RAATS	RCRA Administrative Action Tracking System
PRP	Potentially Responsible Parties
PADS	PCB Activity Database System
ICIS	Integrated Compliance Information System
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
MLTS	Material Licensing Tracking System
COAL ASH DOE	Steam-Electric Plant Operation Data
COAL ASH EPA	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER	PCB Transformer Registration Database
RADINFO	Radiation Information Database
HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing
DOT OPS	Incident and Accident Data
CONSENT	Superfund (CERCLA) Consent Decrees
INDIAN RESERV	Indian Reservations
FUSRAP	Formerly Utilized Sites Remedial Action Program
UMTRA	Uranium Mill Tailings Sites
LEAD SMELTERS	Lead Smelter Sites
US AIRS	Aerometric Information Retrieval System Facility Subsystem
US MINES	Mines Master Index File
ABANDONED MINES	Abandoned Mines
MINES MRDS	Mineral Resources Data System
FINDS	Facility Index System/Facility Registry System
DOCKET HWC	Hazardous Waste Compliance Docket Listing
UXO	Unexploded Ordnance Sites
ECHO	Enforcement & Compliance History Information
FUELS PROGRAM	EPA Fuels Program Registered Listing
PFAS NPL	Superfund Sites with PFAS Detections Information
PFAS FEDERAL SITES	Federal Sites PFAS Information
PFAS TSCA	PFAS Manufacture and Imports Information

PFAS TRIS List of PFAS Added to the TRI
PFAS RCRA MANIFEST PFAS Transfers Identified In the RCRA Database Listing
PFAS ATSDR PFAS Contamination Site Location Listing
PFAS WQP Ambient Environmental Sampling for PFAS
PFAS NPDES Clean Water Act Discharge Monitoring Information
PFAS ECHO Facilities in Industries that May Be Handling PFAS Listing
PFAS ECHO FIRE TRAINING Facilities in Industries that May Be Handling PFAS Listing
PFAS PART 139 AIRPORT All Certified Part 139 Airports PFAS Information Listing
AQUEOUS FOAM NRC Aqueous Foam Related Incidents Listing
BIOSOLIDS ICIS-NPDES Biosolids Facility Data
AIRS Permitted Airs Facility List
NPDES Comprehensive Environmental Data System
COAL ASH Coal Ash Disposal Sites
DRYCLEANERS Drycleaner List
ENF Enforcement Actions Data
TIER 2 Tier 2 Information Listing
UIC Underground Injection Control Wells

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP EDR Proprietary Manufactured Gas Plants
EDR Hist Cleaner EDR Exclusive Historical Cleaners

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF Recovered Government Archive Solid Waste Facilities List
RGA LUST Recovered Government Archive Leaking Underground Storage Tank

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property.
Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

STANDARD ENVIRONMENTAL RECORDS

Lists of Federal RCRA generators

RCRA-SQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting

the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

A review of the RCRA-SQG list, as provided by EDR, and dated 12/04/2023 has revealed that there is 1 RCRA-SQG site within approximately 0.25 miles of the target property.

Lower Elevation	Address	Direction / Distance	Map ID	Page
CHARLIES BODY SHOP I	***213 BATTERY PARK RD***	***N 0 - 1/8 (0.041 mi.)***	***7***	***27***
EPA ID:: VAR000005546				

Lists of state and tribal leaking storage tanks

LUST: The Leaking Underground Storage Tank Database.

A review of the LUST list, as provided by EDR, has revealed that there are 4 LUST sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
SENTRY FOOD MART #5	***1007 S CHURCH ST***	***NW 1/8 - 1/4 (0.170 mi.)***	***11***	***44***
Database: LUST REG TD, Date of Government Version: 06/30/2013				
Facility Status: Closed				
Facility ID: 200000066962				
Pollution Complaint Num: 20065077				
Pollution Complaint Num: 19962351				
Pollution Complaint Num: 20125114				
CALIBER COLLISION CE	***928 S CHURCH ST***	***NW 1/4 - 1/2 (0.375 mi.)***	***15***	***76***
Database: LUST REG TD, Date of Government Version: 06/30/2013				
Facility Status: Closed				
Facility ID: 200000091144				
Pollution Complaint Num: 20015054				
SMITHFIELD MEDICAL C	***919 S. CHURCH ST.***	***NNW 1/4 - 1/2 (0.428 mi.)***	***16***	***87***
Database: LUST REG TD, Date of Government Version: 06/30/2013				
Facility Status: Closed				
Facility ID: 200000067059				
Pollution Complaint Num: 19922199				

Lower Elevation	Address	Direction / Distance	Map ID	Page
BELL HENRY PROPERTY	***18449 BATTERY PARK R***	***NE 1/8 - 1/4 (0.244 mi.)***	***14***	***75***
Database: LUST REG TD, Date of Government Version: 06/30/2013				
Facility Status: Closed				
Facility ID: 200000850566				
Pollution Complaint Num: 20095077				

LTANKS: The Leaking Tanks Database contains current Leaking petroleum tanks. The data comes from the Department of Environmental Quality.

A review of the LTANKS list, as provided by EDR, and dated 08/02/2023 has revealed that there are 7 LTANKS sites within approximately 0.5 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
ROGERS VETERINARY HO Facility Status: Closed CEDS Facility Id: 200000881611 Pollution Complaint #: 20165101	1500 S CHURCH ST	SSW 0 - 1/8 (0.054 mi.)	C8	31
SENTRY FOOD MART #5 Facility Status: Closed CEDS Facility Id: 200000066962 Pollution Complaint #: 20065077 Pollution Complaint #: 19962351 Pollution Complaint #: 20125114	***1007 S CHURCH ST***	***NW 1/8 - 1/4 (0.170 mi.)***	***11***	***44***
HOLIDAY FOOD STORE 1 Facility Status: Closed CEDS Facility Id: 200000091727 Pollution Complaint #: 20155126	1001 SOUTH CHURCH ST	NW 1/8 - 1/4 (0.240 mi.)	D13	74
CALIBER COLLISION CE Facility Status: Closed CEDS Facility Id: 200000091144 Pollution Complaint #: 20015054	***928 S CHURCH ST***	***NW 1/4 - 1/2 (0.375 mi.)***	***15***	***76***
SMITHFIELD MEDICAL C Facility Status: Closed CEDS Facility Id: 200000067059 Pollution Complaint #: 19922199	***919 S. CHURCH ST.***	***NNW 1/4 - 1/2 (0.428 mi.)***	***16***	***87***
MOORE KATHLEEN RESID Facility Status: Closed CEDS Facility Id: 200000889118 Pollution Complaint #: 20195235	902 TALBOT DR	NW 1/4 - 1/2 (0.470 mi.)	17	89

Lower Elevation	Address	Direction / Distance	Map ID	Page
BELL HENRY PROPERTY Facility Status: Closed CEDS Facility Id: 200000850566 Pollution Complaint #: 20095077	***18449 BATTERY PARK R***	***NE 1/8 - 1/4 (0.244 mi.)***	***14***	***75***

Lists of state and tribal registered storage tanks

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Environmental Quality's Underground Storage Tank Data Notification Information.

A review of the UST list, as provided by EDR, and dated 07/04/2023 has revealed that there are 8 UST sites within approximately 0.25 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
ROYAL FARMS 130	***1201 S CHURCH ST***	***0 - 1/8 (0.000 mi.)***	***A1***	***8***

CEDS Facility ID: 200000845582 Tank Status: CURR IN USE Facility Id: 5040328				
STEPHEN H GASKINS CEDS Facility ID: 200000091708 Tank Status: CLS IN GRD Facility Id: 5013297	1402 S. CHURCH ST.	SW 0 - 1/8 (0.022 mi.)	B3	15
CARTER CONSTRUCTION CEDS Facility ID: 200000064428 Tank Status: CLS IN GRD Facility Id: 5001323	1410 SOUTH CHURCH ST	SW 0 - 1/8 (0.022 mi.)	B5	18
KEENS CEDS Facility ID: 200000065759 Tank Status: REM FROM GRD Facility Id: 5012125	1409 SOUTH CHURCH ST	SSW 0 - 1/8 (0.030 mi.)	C6	22
ROGERS VETERINARY HO CEDS Facility ID: 200000881611 Tank Status: REM FROM GRD Facility Id: 5043030	1500 S CHURCH ST	SSW 0 - 1/8 (0.054 mi.)	C9	32
JENETTE'S COUNTRY ST CEDS Facility ID: 200000091759 Tank Status: REM FROM GRD Facility Id: 5018693	1200 S. CHURCH ST.	WNW 0 - 1/8 (0.077 mi.)	10	35
SENTRY FOOD MART #5 CEDS Facility ID: 200000066962 Tank Status: REM FROM GRD Facility Id: 5003023	***1007 S CHURCH ST***	***NW 1/8 - 1/4 (0.170 mi.)***	***11***	***44***
SUPREME PETROLEUM IN CEDS Facility ID: 200000091727 Tank Status: REM FROM GRD Tank Status: CURR IN USE Facility Id: 5014431	***1001 SOUTH CHURCH ST***	***NW 1/8 - 1/4 (0.240 mi.)***	***D12***	***57***

ADDITIONAL ENVIRONMENTAL RECORDS

Records of Emergency Release Reports

SPILLS: The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment. PREP staff often work to assist local emergency responders, other state agencies, federal agencies, and responsible parties, as may be needed, to manage pollution incidents. Oil spills, fish kills, and hazardous materials spills are examples of incidents that may involve the DEQ's PREP Program.

A review of the SPILLS list, as provided by EDR, has revealed that there is 1 SPILLS site within approximately 0.001 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
Not reported Database: SPILLS, Date of Government Version: 08/21/2023	1201 SOUTH CHURCH ST	0 - 1/8 (0.000 mi.)	A2	14

Facility Status: Closed

Other Ascertainable Records

Financial Assurance: A listing of financial assurance information for underground storage tank facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

A review of the Financial Assurance list, as provided by EDR, has revealed that there is 1 Financial Assurance site within approximately 0.001 miles of the target property.

Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
ROYAL FARMS 130	***1201 S CHURCH ST***	***0 - 1/8 (0.000 mi.)***	***A1***	***8***
Database: Financial Assurance 1, Date of Government Version: 07/20/2023				
Facility ID: 5040328				
ROF Own Id: 41197				

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR Hist Auto: EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

A review of the EDR Hist Auto list, as provided by EDR, has revealed that there is 1 EDR Hist Auto site within approximately 0.125 miles of the target property.

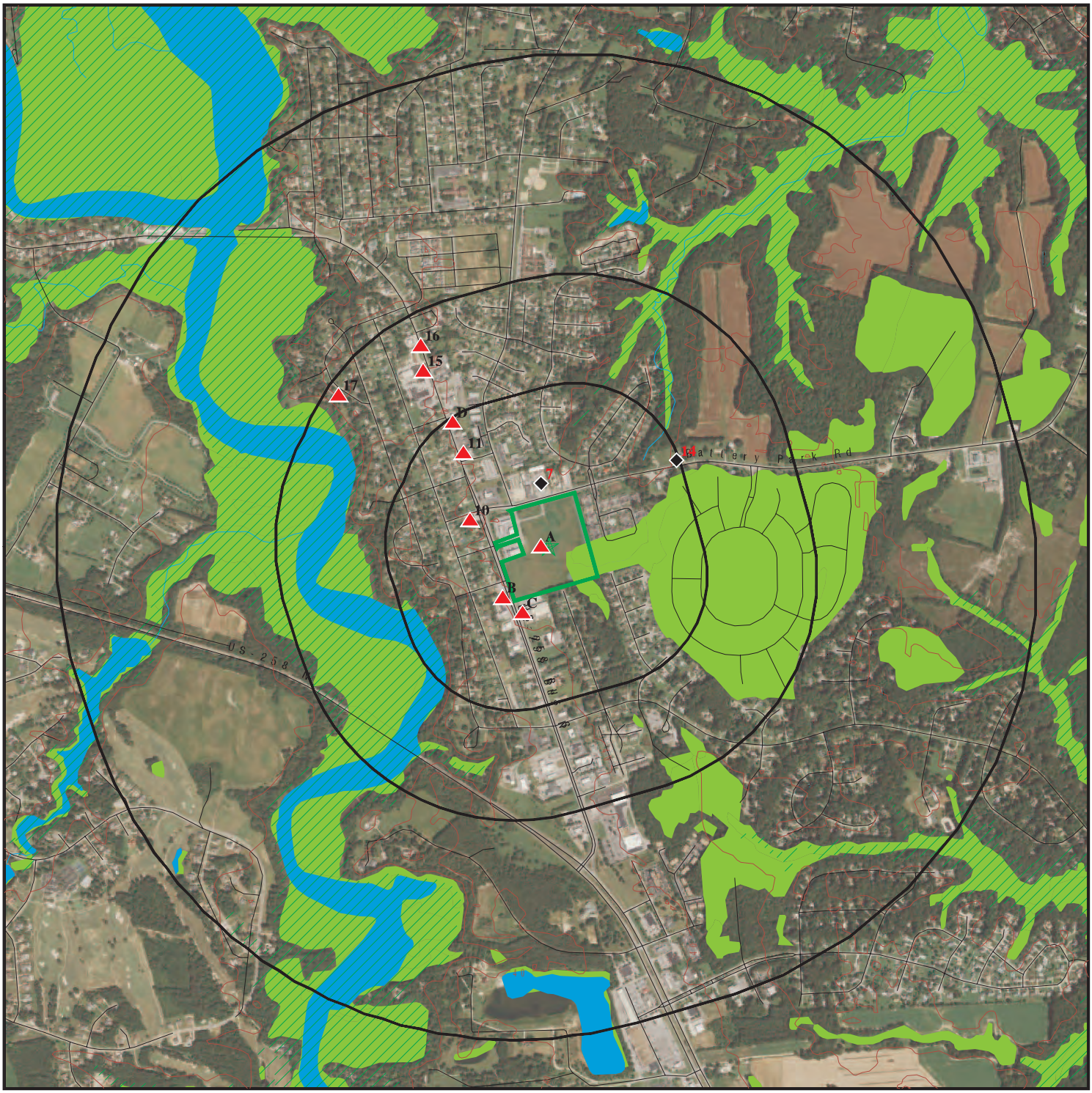
Equal/Higher Elevation	Address	Direction / Distance	Map ID	Page
D & H TIRE CO	1410 S CHURCH STREET	SW 0 - 1/8 (0.022 mi.)	B4	18

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 1 records.

Site Name	Database(s)
EXXON BULK PLANT	LUST, LTANKS, UST

OVERVIEW MAP - 7543162.8S



Target Property

Sites at elevations higher than or equal to the target property

Sites at elevations lower than the target property

Manufactured Gas Plants

National Priority List Sites

Dept. Defense Sites

0 1/4 1/2 1 Miles

Indian Reservations BIA

Special Flood Hazard Area (1%)

0.2% Annual Chance Flood Hazard

National Wetland Inventory

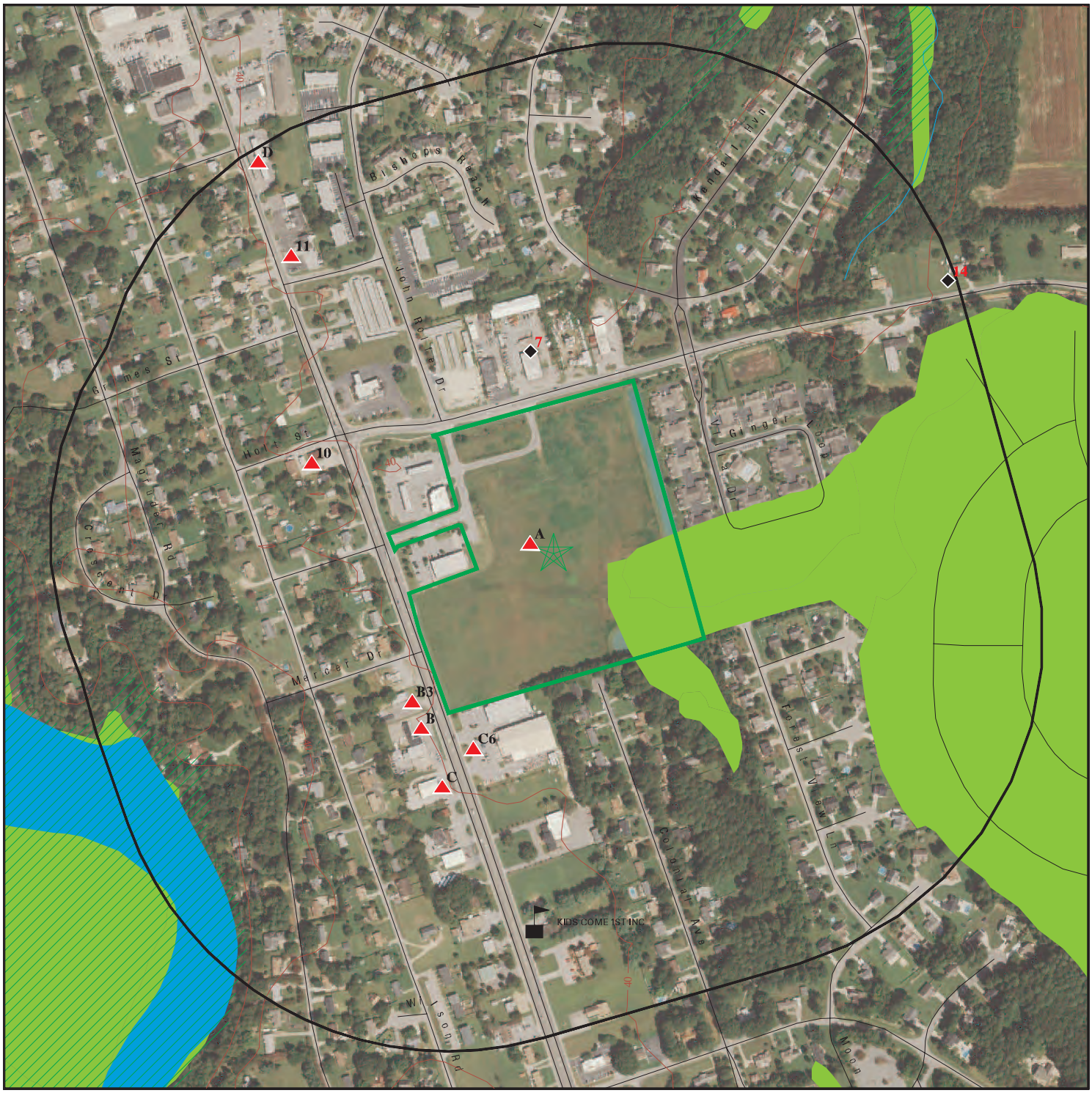
N

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME:	Battery Park Road/South Church St	CLIENT:	Bay Environmental
ADDRESS:	Battery Park Road/South Church St Smithfield VA 23430	CONTACT:	Sara Howard
		INQUIRY #:	7543162.8s
LAT/LONG:	36.971836 / 76.607214	DATE:	January 17, 2024 3:36 pm

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DETAIL MAP - 7543162.8S



- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Special Flood Hazard Area (1%)
- 0.2% Annual Chance Flood Hazard
- National Wetland Inventory

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME:	Battery Park Road/South Church St	CLIENT:	Bay Environmental
ADDRESS:	Battery Park Road/South Church St Smithfield VA 23430	CONTACT:	Sara Howard
		INQUIRY #:	7543162.8s
LAT/LONG:	36.971836 / 76.607214	DATE:	January 17, 2024 3:38 pm

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MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
STANDARD ENVIRONMENTAL RECORDS								
Lists of Federal NPL (Superfund) sites								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	1.000		0	0	0	0	NR	0
Lists of Federal Delisted NPL sites								
Delisted NPL	1.000		0	0	0	0	NR	0
Lists of Federal sites subject to CERCLA removals and CERCLA orders								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
Lists of Federal CERCLA sites with NFRAP								
SEMS-ARCHIVE	0.500		0	0	0	NR	NR	0
Lists of Federal RCRA facilities undergoing Corrective Action								
CORRACTS	1.000		0	0	0	0	NR	0
Lists of Federal RCRA TSD facilities								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
Lists of Federal RCRA generators								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		1	0	NR	NR	NR	1
RCRA-VSQG	0.250		0	0	NR	NR	NR	0
Federal institutional controls / engineering controls registries								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROLS	0.500		0	0	0	NR	NR	0
Federal ERNS list								
ERNS	0.001		0	NR	NR	NR	NR	0
Lists of state- and tribal hazardous waste facilities								
SHWS	N/A		N/A	N/A	N/A	N/A	N/A	N/A
Lists of state and tribal landfills and solid waste disposal facilities								
SWF/LF	0.500		0	0	0	NR	NR	0
Lists of state and tribal leaking storage tanks								
LUST	0.500		0	2	2	NR	NR	4

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
INDIAN LUST	0.500		0	0	0	NR	NR	0
LTANKS	0.500		1	3	3	NR	NR	7
Lists of state and tribal registered storage tanks								
FEMA UST	0.250		0	0	NR	NR	NR	0
UST	0.250		6	2	NR	NR	NR	8
AST	0.250		0	0	NR	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
State and tribal institutional control / engineering control registries								
ENG CONTROLS	0.500		0	0	0	NR	NR	0
INST CONTROL	0.500		0	0	0	NR	NR	0
Lists of state and tribal voluntary cleanup sites								
VCP	0.500		0	0	0	NR	NR	0
INDIAN VCP	0.500		0	0	0	NR	NR	0
Lists of state and tribal brownfield sites								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ADDITIONAL ENVIRONMENTAL RECORDS								
Local Brownfield lists								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
Local Lists of Landfill / Solid Waste Disposal Sites								
INDIAN ODI	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
Local Lists of Hazardous waste / Contaminated Sites								
US HIST CDL	0.001		0	NR	NR	NR	NR	0
US CDL	0.001		0	NR	NR	NR	NR	0
Local Land Records								
LIENS 2	0.001		0	NR	NR	NR	NR	0
Records of Emergency Release Reports								
HMIRS	0.001		0	NR	NR	NR	NR	0
SPILLS	0.001		1	NR	NR	NR	NR	1
SPILLS 90	0.001		0	NR	NR	NR	NR	0
Other Ascertainable Records								
RCRA NonGen / NLR	0.250		0	0	NR	NR	NR	0
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
US FIN ASSUR	0.001		0	NR	NR	NR	NR	0
EPA WATCH LIST	0.001		0	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	0.001		0	NR	NR	NR	NR	0
TRIS	0.001		0	NR	NR	NR	NR	0
SSTS	0.001		0	NR	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	0.001		0	NR	NR	NR	NR	0
RAATS	0.001		0	NR	NR	NR	NR	0
PRP	0.001		0	NR	NR	NR	NR	0
PADS	0.001		0	NR	NR	NR	NR	0
ICIS	0.001		0	NR	NR	NR	NR	0
FTTS	0.001		0	NR	NR	NR	NR	0
MLTS	0.001		0	NR	NR	NR	NR	0
COAL ASH DOE	0.001		0	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	0.001		0	NR	NR	NR	NR	0
RADINFO	0.001		0	NR	NR	NR	NR	0
HIST FTTS	0.001		0	NR	NR	NR	NR	0
DOT OPS	0.001		0	NR	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	0.001		0	NR	NR	NR	NR	0
US AIRS	0.001		0	NR	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.250		0	0	NR	NR	NR	0
MINES MRDS	0.250		0	0	NR	NR	NR	0
FINDS	0.001		0	NR	NR	NR	NR	0
DOCKET HWC	0.001		0	NR	NR	NR	NR	0
UXO	1.000		0	0	0	0	NR	0
ECHO	0.001		0	NR	NR	NR	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0
PFAS NPL	0.250		0	0	NR	NR	NR	0
PFAS FEDERAL SITES	0.250		0	0	NR	NR	NR	0
PFAS TSCA	0.250		0	0	NR	NR	NR	0
PFAS TRIS	0.250		0	0	NR	NR	NR	0
PFAS RCRA MANIFEST	0.250		0	0	NR	NR	NR	0
PFAS ATSDR	0.250		0	0	NR	NR	NR	0
PFAS WQP	0.250		0	0	NR	NR	NR	0
PFAS NPDES	0.250		0	0	NR	NR	NR	0
PFAS ECHO	0.250		0	0	NR	NR	NR	0
PFAS ECHO FIRE TRAINING	0.250		0	0	NR	NR	NR	0
PFAS PART 139 AIRPORT	0.250		0	0	NR	NR	NR	0
AQUEOUS FOAM NRC	0.250		0	0	NR	NR	NR	0
BIOSOLIDS	0.001		0	NR	NR	NR	NR	0
AIRS	0.001		0	NR	NR	NR	NR	0
NPDES	0.001		0	NR	NR	NR	NR	0
COAL ASH	0.500		0	0	0	NR	NR	0

MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
DRYCLEANERS	0.250		0	0	NR	NR	NR	0
ENF	0.001		0	NR	NR	NR	NR	0
Financial Assurance	0.001		1	NR	NR	NR	NR	1
TIER 2	0.001		0	NR	NR	NR	NR	0
UIC	0.001		0	NR	NR	NR	NR	0
EDR HIGH RISK HISTORICAL RECORDS								
EDR Exclusive Records								
EDR MGP	1.000		0	0	0	0	NR	0
EDR Hist Auto	0.125		1	NR	NR	NR	NR	1
EDR Hist Cleaner	0.125		0	NR	NR	NR	NR	0
EDR RECOVERED GOVERNMENT ARCHIVES								
Exclusive Recovered Govt. Archives								
RGA LF	0.001		0	NR	NR	NR	NR	0
RGA LUST	0.001		0	NR	NR	NR	NR	0
- Totals --		0	11	7	5	0	0	23

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

N/A = This State does not maintain a SHWS list. See the Federal CERCLIS list.

A1 **ROYAL FARMS 130** **UST** **U004082652**
1201 S CHURCH ST **Financial Assurance** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
1 ft.

Site 1 of 2 in cluster A

Relative: Higher
Actual: 32 ft.

Facility:

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5040328
Facility Type:	GAS STATION
CEDS Facility ID:	200000845582

Owner:

Owner Id:	41197
Owner Name:	Two Farms Inc
Owner Address:	3611 Roland Ave
Owner Address2:	Not reported
Owner City, State, Zip:	Baltimore, MD 21211
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	3
Number of Inactive AST:	0
Number of Inactive UST:	0

UST:

Facility ID:	5040328
Federally Regulated:	Yes
Tank Number:	1
Tank Capacity:	30000
Tank Contents:	GASOLINE
Tank Status:	**CURR IN USE**
Tank Type:	UST

Tank Material:

Install Date:	7/19/2006
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	Yes
Tank Materials: Double Walled	Yes
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	Yes
Tank Release Detection: Vapor Monitor	No

ROYAL FARMS 130 (Continued) **U004082652**

Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Not reported
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	Yes
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Overfill Automatic Shutoff and Alarm
Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	Yes
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5040328
Federally Regulated:	Yes
Tank Number:	2
Tank Capacity:	15000
Tank Contents:	GASOLINE
Tank Status:	**CURR IN USE**
Tank Type:	UST

Tank Material:

Install Date:	7/19/2006
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	Yes
Tank Materials: Double Walled	Yes
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

ROYAL FARMS 130 (Continued) **U004082652**

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	Yes
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Not reported
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	Yes
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Overfill Automatic Shutoff and Alarm

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	Yes
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5040328
Federally Regulated:	Yes

Tank Number:	3
Tank Capacity:	15000
Tank Contents:	GASOLINE
Tank Status:	**CURR IN USE**
Tank Type:	UST

Tank Material:

Install Date:	7/19/2006
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	Yes
Tank Materials: Double Walled	Yes

ROYAL FARMS 130 (Continued) **U004082652**

Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	Yes
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Not reported
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	Yes
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Overfill Automatic Shutoff and Alarm

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	Yes
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

VA Financial Assurance 1:

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5040328
Owner Name:	Two Farms Inc
ROF Own Id:	41197
Tank Type:	UST

ROYAL FARMS 130 (Continued) **U004082652**

Mechanism:	Insurance
Gallonage:	Not reported
Per Occurence:	$1,000,000.00
Third Party:	$1,000,000.00
Annual Aggregate:	$2,000,000.00
In Compliance:	Not reported
Total Capacity:	30000
CEDS Facility Name:	Royal Farms 130
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5040328
Owner Name:	Two Farms Inc
ROF Own Id:	41197
Tank Type:	UST
Mechanism:	Insurance
Gallonage:	Not reported
Per Occurence:	$1,000,000.00
Third Party:	$1,000,000.00
Annual Aggregate:	$2,000,000.00
In Compliance:	Not reported
Total Capacity:	15000
CEDS Facility Name:	Royal Farms 130
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5040328
Owner Name:	Two Farms Inc
ROF Own Id:	41197
Tank Type:	UST
Mechanism:	Insurance
Gallonage:	Not reported
Per Occurence:	$1,000,000.00
Third Party:	$1,000,000.00
Annual Aggregate:	$2,000,000.00
In Compliance:	Not reported
Total Capacity:	15000
CEDS Facility Name:	Royal Farms 130
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5040328
Owner Name:	Two Farms Inc
ROF Own Id:	41197
Tank Type:	UST

ROYAL FARMS 130 (Continued) **U004082652**

Mechanism:	Insurance
Gallonage:	Not reported
Per Occurence:	$1,000,000.00
Third Party:	$1,000,000.00
Annual Aggregate:	$2,000,000.00
In Compliance:	Not reported
Total Capacity:	30000
CEDS Facility Name:	Royal Farms 130
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5040328
Owner Name:	Two Farms Inc
ROF Own Id:	41197
Tank Type:	UST
Mechanism:	Insurance
Gallonage:	Not reported
Per Occurence:	$1,000,000.00
Third Party:	$1,000,000.00
Annual Aggregate:	$2,000,000.00
In Compliance:	Not reported
Total Capacity:	15000
CEDS Facility Name:	Royal Farms 130
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	ROYAL FARMS 130
Address:	1201 S CHURCH ST
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5040328
Owner Name:	Two Farms Inc
ROF Own Id:	41197
Tank Type:	UST
Mechanism:	Insurance
Gallonage:	Not reported
Per Occurence:	$1,000,000.00
Third Party:	$1,000,000.00
Annual Aggregate:	$2,000,000.00
In Compliance:	Not reported
Total Capacity:	15000
CEDS Facility Name:	Royal Farms 130
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

A2 **SPILLS** **S130284114**
1201 SOUTH CHURCH STREET **N/A**
< 1/8 **SMITHFIELD, VA 23430**
1 ft.

Site 2 of 2 in cluster A

Relative: SPILLS:
Higher

Actual: Name:	Not reported
32 ft. Address:	1201 SOUTH CHURCH STREET
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Fips City/County:	093/Isle of Wight County
Status:	Closed
Reference Id:	308489
IR Number:	Not reported
Associated IR:	Not reported
Incident Date:	03/05/2023
Call Received Date:	03/05/2023
Closure Comments:	Appropriate compliance actions completed and verified by DEQ.
Threat To:	Not reported
Terrorism (Y/N):	Not reported
Characterize Incident:	Petroleum
Incident Type:	Pollutant Discharge to Land(PDL)
Incident Subtype:	Not reported
Materials:	Gasoline
Effect To Receptor:	Not reported
Water Body:	Not reported
Low Quantity To Water:	Not reported
High Quantity To Water:	Not reported
Quantity Units:	Not reported
Other Receptors:	Not reported
RP Company:	Smithfield Volunteer FD
RP Name:	Not reported
Property Owner:	Not reported
Property Company:	Not reported
Duration Of Event (Hrs):	Not reported
Impacts:	Not reported
Other Impacts:	Not reported
Steps Taken:	Not reported
Steps Taken Description:	Not reported
System Components:	Not reported
Other System Components:	Not reported
Cause Of Event:	Not reported
Corrective Action Taken:	Not reported
Weather Status:	No
Precipitation (Wet):	Not reported
Discharge Type:	Not reported
Discharge Volume:	Not reported
Unknown Discharge (Y/N):	Not reported
Site Name:	GASOLINE PUMP SPILL - ROYAL FARMS
Closure Date:	04/24/2023
Orig. Call Incident Description:	A vehicle took off with a gas nozzle still attached and released approximately 10 gallons of gasoline onto the pavement. Royal Farms has an environmental company on scene to clean up the fuel. No waterways affected. No VDEM assistance requested.
Original Call Material Description:	Not reported
Original Call Location Description:	Royal Farms
Incident Ongoing at time of Call:	No
Agencies Notified (Y/N):	Not reported

(Continued) **S130284114**

Other Agencies:	VA Department of Emergency Management (VDEM), VA Department of Health, Office of Drinking
Permitted (Y/N):	No
Call Reported By Company Name:	Not reported
Call Property Owner Company Name:	Not reported
Call Property Owner Name:	Not reported
Site Summary:	A vehicle took off with a gas nozzle still attached and released approximately 10 gallons of gasoline onto the pavement. Royal Farms has an environmental company on scene to clean up the fuel. No waterways affected. No VDEM assistance requested.

B3 **STEPHEN H GASKINS** **UST** **U003691040**
SW **1402 S. CHURCH ST.** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
0.022 mi.
116 ft. **Site 1 of 3 in cluster B**

Relative: Higher

Actual: 41 ft.

Facility:

Name:	STEPHEN H GASKINS
Address:	1402 S. CHURCH ST.
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5013297
Facility Type:	COMMERCIAL
CEDS Facility ID:	200000091708

Owner:

Owner Id:	29520
Owner Name:	STEPHEN H GASKINS
Owner Address:	RT. 2; BOX 130
Owner Address2:	Not reported
Owner City, State, Zip:	CARROLLTON, VA 23314
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	2

UST:

Facility ID:	5013297
Federally Regulated:	Yes
Tank Number:	1
Tank Capacity:	500
Tank Contents:	GASOLINE
Tank Status:	**CLS IN GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/6/1966
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No

STEPHEN H GASKINS (Continued) **U003691040**

Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5013297
Federally Regulated:	Yes
Tank Number:	2
Tank Capacity:	10000
Tank Contents:	GASOLINE
Tank Status:	**CLS IN GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/7/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No

STEPHEN H GASKINS (Continued) **U003691040**

Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

B4 **D & H TIRE CO** **EDR Hist Auto** **1020417683**
SW **1410 S CHURCH STREET** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
0.022 mi.
118 ft. **Site 2 of 3 in cluster B**

Relative: EDR Hist Auto
Higher

Actual:
40 ft.

Year:	Name:	Type:
1975	GRIFFIS TIRE CO	Gasoline Service Stations
1976	GRIFFIS TIRE CO	Gasoline Service Stations
1977	GRIFFIS TIRE CO	Gasoline Service Stations
1978	GRIFFIS TIRE CO	Gasoline Service Stations
1979	GRIFFIS TIRE CO	Gasoline Service Stations
1980	D & H TIRE CO	Gasoline Service Stations
1982	D & H TIRE CO	Gasoline Service Stations
1983	D & H TIRE CO	Gasoline Service Stations

B5 **CARTER CONSTRUCTION COMPANY** **UST** **U003689073**
SW **1410 SOUTH CHURCH STREET** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
0.022 mi.
118 ft. **Site 3 of 3 in cluster B**

Relative:
Higher

Actual:
40 ft.

Facility:

Name:	CARTER CONSTRUCTION COMPANY
Address:	1410 SOUTH CHURCH STREET
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5001323
Facility Type:	CONTRACTOR
CEDS Facility ID:	200000064428

Owner:

Owner Id:	33628
Owner Name:	CARTER CONSTRUCTION COMOANY
Owner Address:	1410 SOUTH CHURCH STREET
Owner Address2:	Not reported
Owner City, State, Zip:	SMITHFIELD, VA 23430
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	3

UST:

Facility ID:	5001323
Federally Regulated:	Yes
Tank Number:	2
Tank Capacity:	Not reported
Tank Contents:	GASOLINE
Tank Status:	**CLS IN GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No

CARTER CONSTRUCTION COMPANY (Continued) **U003689073**

Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	Yes
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	Yes
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5001323
Federally Regulated:	Yes

Tank Number:	3
Tank Capacity:	Not reported
Tank Contents:	GASOLINE
Tank Status:	**CLS IN GRD**

CARTER CONSTRUCTION COMPANY (Continued) **U003689073**

Tank Type:	UST
Tank Material:	
Install Date:	Not reported
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	Yes
Tank Materials: Other	No
Tank Materials: Other Note	Not reported
Release Detection:	
Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	Yes
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

CARTER CONSTRUCTION COMPANY (Continued) **U003689073**

Facility ID:	5001323
Federally Regulated:	Yes
Tank Number:	4
Tank Capacity:	Not reported
Tank Contents:	GASOLINE
Tank Status:	**CLS IN GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	Yes
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No

CARTER CONSTRUCTION COMPANY (Continued) **U003689073**

Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	Yes
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

C6 **KEENS** **UST** **U003690852**
SSW **1409 SOUTH CHURCH STREET** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
0.030 mi.
159 ft. **Site 1 of 3 in cluster C**

Relative:
Higher

Actual:
39 ft.

Facility:

Name:	KEENS
Address:	1409 SOUTH CHURCH STREET
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5012125
Facility Type:	GAS STATION
CEDS Facility ID:	200000065759

Owner:

Owner Id:	30307
Owner Name:	CARROLL E. KEEN, JR
Owner Address:	1802 SOUTH CHURCH STREET
Owner Address2:	Not reported
Owner City, State, Zip:	SMITHFIELD, VA 23430
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	4

UST:

Facility ID:	5012125
Federally Regulated:	Yes
Tank Number:	1
Tank Capacity:	10000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/3/1974
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No

KEENS (Continued) **U003690852**

Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5012125
Federally Regulated:	Yes
Tank Number:	2
Tank Capacity:	10000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/3/1974
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No

KEENS (Continued) **U003690852**

Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5012125
Federally Regulated:	Yes

Tank Number:	3
Tank Capacity:	10000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**

KEENS (Continued) **U003690852**

Tank Type:	UST
Tank Material:	
Install Date:	5/3/1974
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported
Release Detection:	
Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

KEENS (Continued) **U003690852**

Facility ID:	5012125
Federally Regulated:	Yes
Tank Number:	4
Tank Capacity:	8000
Tank Contents:	KEROSENE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/3/1974
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No

KEENS (Continued) **U003690852**

Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

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7 **CHARLIES BODY SHOP INC** **RCRA-SQG** **1001121444**
North **213 BATTERY PARK RD** **FINDS** **VAR000005546**
< 1/8 **SMITHFIELD, VA 23431** **ECHO**
0.041 mi.
215 ft.

Relative: **Lower**

Actual: **28 ft.**

RCRA Listings:

Date Form Received by Agency:	19960923
Handler Name:	Charlies Body Shop Inc
Handler Address:	213 BATTERY PARK RD
Handler City,State,Zip:	SMITHFIELD, VA 23431
EPA ID:	VAR000005546
Contact Name:	DEBBIE LIVESAY
Contact Address:	PO BOX 608
Contact City,State,Zip:	SMITHFIELD, VA 23431
Contact Telephone:	757-357-5830
Contact Fax:	Not reported
Contact Email:	Not reported
Contact Title:	Not reported
EPA Region:	03
Land Type:	Private
Federal Waste Generator Description:	Small Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Va
State District:	6
Mailing Address:	PO BOX 608
Mailing City,State,Zip:	SMITHFIELD, VA 23431
Owner Name:	Charlies Body Shop Inc
Owner Type:	Private
Operator Name:	Not reported
Operator Type:	Not reported
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No
Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N

CHARLIES BODY SHOP INC (Continued) **1001121444**

Sub-Part K Indicator:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
202 GPRA Corrective Action Baseline:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20000915
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Hazardous Waste Summary:

Waste Code:	D001
Waste Description:	Ignitable Waste
Waste Code:	D007
Waste Description:	Chromium
Waste Code:	D035
Waste Description:	Methyl Ethyl Ketone
Waste Code:	F003
Waste Description:	The Following Spent Nonhalogenated Solvents: Xylene, Acetone, Ethyl Acetate, Ethyl Benzene, Ethyl Ether, Methyl Isobutyl Ketone, N-Butyl Alcohol, Cyclohexanone, And Methanol; All Spent Solvent Mixtures/Blends Containing, Before Use, Only The Above Spent Nonhalogenated Solvents; And All Spent Solvent Mixtures/Blends Containing, Before Use, One Or More Of The Above Nonhalogenated Solvents, And A Total Of Ten Percent Or More (By Volume) Of One Or More Of Those Solvents Listed In F001, F002, F004, And F005; And Still Bottoms From The Recovery Of These Spent Solvents And Spent Solvent Mixtures.
Waste Code:	F005
Waste Description:	The Following Spent Nonhalogenated Solvents: Toluene, Methyl Ethyl Ketone, Carbon Disulfide, Isobutanol, Pyridine, Benzene, 2-Ethoxyethanol, And 2-Nitropropane; All Spent Solvent Mixtures/Blends Containing, Before Use, A Total Of Ten Percent Or More (By Volume) Of One Or More Of The Above Nonhalogenated Solvents Or Those Solvents Listed In F001, F002, Or F004; And Still Bottoms From The Recovery Of These Spent Solvents And Spent Solvent Mixtures.

CHARLIES BODY SHOP INC (Continued) **1001121444**

Handler - Owner Operator:
Owner/Operator Indicator: Owner
Owner/Operator Name: CHARLIES BODY SHOP INC
Legal Status: Private
Date Became Current: Not reported
Date Ended Current: Not reported
Owner/Operator Address: PO BOX 608
Owner/Operator City,State,Zip: SMITHFIELD, VA 23431
Owner/Operator Telephone: 757-357-5830
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Historic Generators:
Receive Date: 19960923
Handler Name: CHARLIES BODY SHOP INC
Federal Waste Generator Description: Small Quantity Generator
State District Owner: Va
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

List of NAICS Codes and Descriptions:
NAICS Codes: No NAICS Codes Found

Has the Facility Received Notices of Violations:
Found Violation: No
Agency Which Determined Violation: Not reported
Violation Short Description: Not reported
Date Violation was Determined: Not reported
Actual Return to Compliance Date: Not reported
Return to Compliance Qualifier: Not reported
Violation Responsible Agency: Not reported
Scheduled Compliance Date: Not reported
Enforcement Identifier: Not reported
Date of Enforcement Action: Not reported
Enforcement Responsible Agency: Not reported
Enforcement Docket Number: Not reported
Enforcement Attorney: Not reported
Corrective Action Component: Not reported
Appeal Initiated Date: Not reported
Appeal Resolution Date: Not reported
Disposition Status Date: Not reported
Disposition Status: Not reported
Disposition Status Description: Not reported
Consent/Final Order Sequence Number:Not reported
Consent/Final Order Respondent Name: Not reported
Consent/Final Order Lead Agency: Not reported
Enforcement Type: Not reported
Enforcement Responsible Person: Not reported

CHARLIES BODY SHOP INC (Continued) **1001121444**

Enforcement Responsible Sub-Organization: Not reported
SEP Sequence Number: Not reported
SEP Expenditure Amount: Not reported
SEP Scheduled Completion Date: Not reported
SEP Actual Date: Not reported
SEP Defaulted Date: Not reported
SEP Type: Not reported
SEP Type Description: Not reported
Proposed Amount: Not reported
Final Monetary Amount: Not reported
Paid Amount: Not reported
Final Count: Not reported
Final Amount: Not reported

Found Violation: No
Agency Which Determined Violation: Not reported
Violation Short Description: Not reported
Date Violation was Determined: Not reported
Actual Return to Compliance Date: Not reported
Return to Compliance Qualifier: Not reported
Violation Responsible Agency: Not reported
Scheduled Compliance Date: Not reported
Enforcement Identifier: Not reported
Date of Enforcement Action: Not reported
Enforcement Responsible Agency: Not reported
Enforcement Docket Number: Not reported
Enforcement Attorney: Not reported
Corrective Action Component: Not reported
Appeal Initiated Date: Not reported
Appeal Resolution Date: Not reported
Disposition Status Date: Not reported
Disposition Status: Not reported
Disposition Status Description: Not reported
Consent/Final Order Sequence Number: Not reported
Consent/Final Order Respondent Name: Not reported
Consent/Final Order Lead Agency: Not reported
Enforcement Type: Not reported
Enforcement Responsible Person: Not reported
Enforcement Responsible Sub-Organization: Not reported
SEP Sequence Number: Not reported
SEP Expenditure Amount: Not reported
SEP Scheduled Completion Date: Not reported
SEP Actual Date: Not reported
SEP Defaulted Date: Not reported
SEP Type: Not reported
SEP Type Description: Not reported
Proposed Amount: Not reported
Final Monetary Amount: Not reported
Paid Amount: Not reported
Final Count: Not reported
Final Amount: Not reported

Evaluation Action Summary:
Evaluation Date: 20020411
Evaluation Responsible Agency: State
Found Violation: No
Evaluation Type Description: COMPLIANCE ASSISTANCE VISIT

CHARLIES BODY SHOP INC (Continued) **1001121444**

Evaluation Responsible Person Identifier:	R6LAS
Evaluation Responsible Sub-Organization:	TW
Actual Return to Compliance Date:	Not reported
Scheduled Compliance Date:	Not reported
Date of Request:	Not reported
Date Response Received:	Not reported
Request Agency:	Not reported
Former Citation:	Not reported

Evaluation Date:	20020918
Evaluation Responsible Agency:	State
Found Violation:	No
Evaluation Type Description:	COMPLIANCE EVALUATION INSPECTION
Evaluation Responsible Person Identifier:	R6LAS
Evaluation Responsible Sub-Organization:	TW
Actual Return to Compliance Date:	Not reported
Scheduled Compliance Date:	Not reported
Date of Request:	Not reported
Date Response Received:	Not reported
Request Agency:	Not reported
Former Citation:	Not reported

FINDS:
Registry ID: 110006458528

Click Here for FRS Facility Detail Report:

Environmental Interest/Information System:
The Resource Conservation and Recovery Act Information System (RCRAInfo) is EPA's comprehensive information system in support of the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. It tracks many types of information about generators, transporters, treaters, storers, and disposers of hazardous waste.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1001121444
Registry ID:	110006458528
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110006458528
Name:	CHARLIES BODY SHOP INC
Address:	213 BATTERY PARK RD
City,State,Zip:	SMITHFIELD, VA 23431

C8 **ROGERS VETERINARY HOSPITAL** **LTANKS** **S118457026**
SSW **1500 S CHURCH ST** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
0.054 mi.
287 ft. **Site 2 of 3 in cluster C**

Relative:
Higher

Actual:
40 ft.

LTANKS:

Name:	ROGERS VETERINARY HOSPITAL
Address:	1500 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430

ROGERS VETERINARY HOSPITAL (Continued) **S118457026**

Region:	TRO
CEDS Facility Id:	200000881611
Case Status:	**Closed**
Pollution Complaint #:	20165101
Reported:	11/24/2015
Case Closed Date:	12/02/2015
Program:	RP Lead
Federally Regulated UST (Y/N):	Y
Regulated Petroleum UST (1):	Y
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

C9 **ROGERS VETERINARY HOSPITAL** **UST** **U004248188**
SSW **1500 S CHURCH ST** **N/A**
< 1/8 **SMITHFIELD, VA 23430**
0.054 mi.
287 ft. **Site 3 of 3 in cluster C**

Relative:
Higher

Actual:
40 ft.

Facility:

Name:	ROGERS VETERINARY HOSPITAL
Address:	1500 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5043030
Facility Type:	COMMERCIAL
CEDS Facility ID:	200000881611

Owner:

Owner Id:	48866

ROGERS VETERINARY HOSPITAL (Continued) **U004248188**

Owner Name:	Rogers Veterinary Hospital
Owner Address:	1500 Church St
Owner Address2:	Not reported
Owner City, State, Zip:	Smithfield, VA 23430
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	2

UST:

Facility ID:	5043030
Federally Regulated:	Yes
Tank Number:	1
Tank Capacity:	550
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	Not reported
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No

ROGERS VETERINARY HOSPITAL (Continued) **U004248188**

Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	GRAVITY
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5043030
Federally Regulated:	Yes
Tank Number:	2
Tank Capacity:	550
Tank Contents:	DIESEL
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	Not reported
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No

ROGERS VETERINARY HOSPITAL (Continued) **U004248188**

Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	GRAVITY
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

10
WNW
< 1/8
0.077 mi.
407 ft.

JENETTE'S COUNTRY STORE **UST** **U003691646**
1200 S. CHURCH ST. **N/A**
SMITHFIELD, VA 23430

Relative:
Higher

Actual:
41 ft.

Facility:

Name:	JENETTE'S COUNTRY STORE
Address:	1200 S. CHURCH ST.
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5018693
Facility Type:	GAS STATION
CEDS Facility ID:	200000091759

Owner:

Owner Id:	30516
Owner Name:	SMITHFIELD FARMERS, INC
Owner Address:	P.O. BOX 424
Owner Address2:	Not reported
Owner City, State, Zip:	SMITHFIELD, VA 23430
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	7
Owner Id:	42371
Owner Name:	Jenette B. Chapman
Owner Address:	1200 S. Church Street
Owner Address2:	Not reported
Owner City, State, Zip:	Smithfield, VA 23430

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Owner Type:	PRIVATE
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	7

UST:

Facility ID:	5018693
Federally Regulated:	Yes
Tank Number:	1C
Tank Capacity:	6000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1992
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	Yes
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Compartmentalized Stip3

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Yes
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	Yes
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5018693
Federally Regulated:	No

Tank Number:	2C
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1992
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	Yes
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Compartmentalized Stip3

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Yes
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Pipe Release Detection: Line Tightness	Yes
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	Not reported
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5018693
Federally Regulated:	Yes
Tank Number:	R1
Tank Capacity:	1000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5018693
Federally Regulated:	Yes

Tank Number:	R2
Tank Capacity:	2000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5018693
Federally Regulated:	Yes

Tank Number:	R3
Tank Capacity:	550
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5018693
Federally Regulated:	Yes

Tank Number:	R4
Tank Capacity:	550
Tank Contents:	KEROSENE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	Not reported
Tank Materials: Bare Steel	No

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	Not reported
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5018693
Federally Regulated:	Yes

Tank Number:	R5

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Tank Capacity:	500
Tank Contents:	KEROSENE
Tank Status:	**REM FROM GRD**
Tank Type:	UST
Tank Material:	
Install Date:	Not reported
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported
Release Detection:	
Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	Not reported
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No

JENETTE'S COUNTRY STORE (Continued) **U003691646**

Pipe Materials: Other No
Pipe Materials: Other Note Not reported

11
NW
1/8-1/4
0.170 mi.
896 ft.

SENTRY FOOD MART #5
1007 S CHURCH ST
SMITHFIELD, VA 23430

LUST **U003689343**
LTANKS **N/A**
UST

Relative:
Higher

Actual:
39 ft.

LUST REG TD:

Region: TD
Region Code: TRO
Facility ID: 200000066962
Facility Status: **Closed**
Completed Date: 11/17/2005
Pollution Complaint Num: 20065077
Fed Regulated Tank: Yes
Phase Code: RR
Event Description: Release Reported
Comments: Release reported

Region: TD
Region Code: TRO
Facility ID: 200000066962
Facility Status: **Closed**
Completed Date: 12/05/2005
Pollution Complaint Num: 20065077
Fed Regulated Tank: Yes
Phase Code: CLOSURE
Event Description: Case Closure Date - Letter Sent
Comments: Case closed, no further corrective action letter sent

Region: TD
Region Code: TRO
Facility ID: 200000066962
Facility Status: **Closed**
Completed Date: 03/01/1996
Pollution Complaint Num: 19962351
Fed Regulated Tank: Yes
Phase Code: RR
Event Description: Release Reported
Comments: SIR RPT NOTED LOSS TREND.

Region: TD
Region Code: TRO
Facility ID: 200000066962
Facility Status: **Closed**
Completed Date: 03/02/1999
Pollution Complaint Num: 19962351
Fed Regulated Tank: Yes
Phase Code: CLOSURE
Event Description: Case Closure Date - Letter Sent
Comments: CASE CLOSED.

Region: TD
Region Code: TRO
Facility ID: 200000066962

SENTRY FOOD MART #5 (Continued) **U003689343**

Facility Status:	**Closed**
Completed Date:	03/09/2012
Pollution Complaint Num:	20125114
Fed Regulated Tank:	Yes
Phase Code:	RR
Event Description:	Release Reported
Comments:	Release Reported
Region:	TD
Region Code:	TRO
Facility ID:	200000066962
Facility Status:	**Closed**
Completed Date:	08/23/2012
Pollution Complaint Num:	20125114
Fed Regulated Tank:	Yes
Phase Code:	CLOSURE
Event Description:	Case Closure Date - Letter Sent
Comments:	Case Closed

LTANKS:

Name:	SENTRY FOOD MART 5
Address:	1007 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000066962
Case Status:	**Closed**
Pollution Complaint #:	20065077
Reported:	11/17/2005
Case Closed Date:	12/05/2005
Program:	RP Lead
Federally Regulated UST (Y/N):	Y
Regulated Petroleum UST (1):	Y
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported

SENTRY FOOD MART #5 (Continued) **U003689343**

RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported
Name:	SENTRY FOOD MART #5
Address:	1007 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000066962
Case Status:	**Closed**
Pollution Complaint #:	19962351
Reported:	03/01/1996
Case Closed Date:	03/02/1999
Program:	RP Lead
Federally Regulated UST (Y/N):	Y
Regulated Petroleum UST (1):	N
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported
Name:	FORMER SMITHFIELD FOOD STORE
Address:	1007 S CHURCH ST

SENTRY FOOD MART #5 (Continued) **U003689343**

City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000066962
Case Status:	**Closed**
Pollution Complaint #:	20125114
Reported:	03/09/2012
Case Closed Date:	08/23/2012
Program:	RP Lead
Federally Regulated UST (Y/N):	Y
Regulated Petroleum UST (1):	Y
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

Facility:

Name:	SENTRY FOOD MART #5
Address:	1007 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5003023
Facility Type:	GAS STATION
CEDS Facility ID:	200000066962

Owner:

Owner Id:	42736
Owner Name:	ONDONNKRANG Inc
Owner Address:	110 Jerdone Pl
Owner Address2:	Not reported

SENTRY FOOD MART #5 (Continued) **U003689343**

Owner City, State, Zip:	Yorktown, VA 23692
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	8
Owner Id:	42694
Owner Name:	Summit Retailers Inc
Owner Address:	81 Lincoln St
Owner Address2:	Not reported
Owner City, State, Zip:	Hampton, VA 23669
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	8
Owner Id:	36113
Owner Name:	UNKNOWN
Owner Address:	Not reported
Owner Address2:	Not reported
Owner City, State, Zip:	Not reported
Owner Type:	UNKNOWN
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	8
Owner Id:	34357
Owner Name:	Angus I. Hines Inc
Owner Address:	PO Box 1080
Owner Address2:	1426 Holland Road Suffolk, 23434
Owner City, State, Zip:	Suffolk, VA 23439
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	8

UST:

Facility ID:	5003023
Federally Regulated:	Yes
Tank Number:	1
Tank Capacity:	8000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	4/4/1985
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	Yes
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No

SENTRY FOOD MART #5 (Continued) **U003689343**

Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Yes
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	SIR
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	SIR

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5003023
Federally Regulated:	Yes

Tank Number:	2
Tank Capacity:	6000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

SENTRY FOOD MART #5 (Continued) **U003689343**

Tank Material:

Install Date:	4/4/1985
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	Yes
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Yes
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	SIR
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	SIR

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

SENTRY FOOD MART #5 (Continued) **U003689343**

Facility ID:	5003023
Federally Regulated:	Yes
Tank Number:	3
Tank Capacity:	6000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	4/4/1985
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	Yes
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Yes
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	SIR
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	SIR
Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No

SENTRY FOOD MART #5 (Continued) **U003689343**

Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5003023
Federally Regulated:	Yes
Tank Number:	4
Tank Capacity:	2000
Tank Contents:	KEROSENE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	4/4/1985
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	Yes
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Yes
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	SIR
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No

SENTRY FOOD MART #5 (Continued) **U003689343**

Pipe Release Detection: Other Note	SIR
Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5003023
Federally Regulated:	Yes
Tank Number:	R1
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported

SENTRY FOOD MART #5 (Continued) **U003689343**

Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5003023
Federally Regulated:	Yes
Tank Number:	R2
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No

SENTRY FOOD MART #5 (Continued) **U003689343**

Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5003023
Federally Regulated:	Yes

Tank Number:	R3
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

SENTRY FOOD MART #5 (Continued) **U003689343**

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5003023
Federally Regulated:	Yes

Tank Number:	R4
Tank Capacity:	550
Tank Contents:	USED OIL
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No

SENTRY FOOD MART #5 (Continued) **U003689343**

Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

D12 **SUPREME PETROLEUM INC** **UST** **U003691161**
NW **1001 SOUTH CHURCH ST.** **SPILLS** **N/A**
1/8-1/4 **SMITHFIELD, VA 23430** **Financial Assurance**
0.240 mi.
1269 ft. **Site 1 of 2 in cluster D**

Relative: Higher
Actual: 40 ft.

Facility:

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
City,State,Zip:	SMITHFIELD, VA 23430

SUPREME PETROLEUM INC (Continued) **U003691161**

Facility Id:	5014431
Facility Type:	GAS STATION
CEDS Facility ID:	200000091727

Owner:

Owner Id:	52172
Owner Name:	Surai Real Estate, LLC
Owner Address:	3225 Braddock Landing Rd
Owner Address2:	Not reported
Owner City, State, Zip:	Chesapeake, VA 23321
Owner Type:	Not reported
Number of Active AST:	0
Number of Active UST:	3
Number of Inactive AST:	0
Number of Inactive UST:	6

Owner Id:	34753
Owner Name:	Supreme Petroleum Inc
Owner Address:	1200 Progress Rd
Owner Address2:	Not reported
Owner City, State, Zip:	Suffolk, VA 23434
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	3
Number of Inactive AST:	0
Number of Inactive UST:	6

UST:

Facility ID:	5014431
Federally Regulated:	Yes

Tank Number:	1
Tank Capacity:	12000
Tank Contents:	GASOLINE
Tank Status:	**CURR IN USE**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1999
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	Yes
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No

SUPREME PETROLEUM INC (Continued) **U003691161**

Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Not reported
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	Yes
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5014431
Federally Regulated:	Yes

Tank Number:	2C
Tank Capacity:	8000
Tank Contents:	GASOLINE
Tank Status:	**CURR IN USE**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1999
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	Yes
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No

SUPREME PETROLEUM INC (Continued) **U003691161**

Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Not reported
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	Yes
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5014431
Federally Regulated:	Yes
Tank Number:	3C
Tank Capacity:	4000
Tank Contents:	DIESEL
Tank Status:	**CURR IN USE**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1999
Tank Materials: Bare Steel	No
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No

SUPREME PETROLEUM INC (Continued) **U003691161**

Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	Yes
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	Yes
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	Yes
Tank Release Detection: Overfill Install	Not reported
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	No
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	Yes
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	PRESSURE
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	Yes
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5014431
Federally Regulated:	Yes

Tank Number:	R1
Tank Capacity:	4000
Tank Contents:	GASOLINE

SUPREME PETROLEUM INC (Continued) **U003691161**

Tank Status:	**REM FROM GRD**
Tank Type:	UST
Tank Material:	
Install Date:	5/5/1966
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported
Release Detection:	
Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

SUPREME PETROLEUM INC (Continued) **U003691161**

Facility ID:	5014431
Federally Regulated:	Yes
Tank Number:	R2
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/5/1966
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No

SUPREME PETROLEUM INC (Continued) **U003691161**

Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5014431
Federally Regulated:	Yes
Tank Number:	R3
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/5/1966
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No

SUPREME PETROLEUM INC (Continued) **U003691161**

Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5014431
Federally Regulated:	Yes
Tank Number:	R4
Tank Capacity:	3000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/5/1966
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported

SUPREME PETROLEUM INC (Continued) **U003691161**

Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5014431
Federally Regulated:	Yes
Tank Number:	R5
Tank Capacity:	3000
Tank Contents:	DIESEL
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/5/1966
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No

SUPREME PETROLEUM INC (Continued) **U003691161**

Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5014431
Federally Regulated:	Yes

Tank Number:	R6
Tank Capacity:	4000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/5/1976
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

SUPREME PETROLEUM INC (Continued) **U003691161**

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

SPILLS:

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH STREET
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Fips City/County:	093/Isle of Wight County
Status:	Closed
Reference Id:	7807
IR Number:	2011-T-2063
Associated IR:	Not reported
Incident Date:	02/06/2011
Call Received Date:	02/04/2011
Closure Comments:	Matter referred to local authority, (fire Dept.). No further action required at this time.
Threat To:	Not reported
Terrorism (Y/N):	N
Characterize Incident:	Unknown

SUPREME PETROLEUM INC (Continued) **U003691161**

Incident Type:	Petroleum(Petroleum), Surface Spill(Petroleum)
Incident Subtype:	Petroleum * Surface Spill
Materials:	Gasoline
Effect To Receptor:	Not reported
Water Body:	Not reported
Low Quantity To Water:	Not reported
High Quantity To Water:	Not reported
Quantity Units:	Not reported
Other Receptors:	Not reported
RP Company:	Not reported
RP Name:	Not reported
Property Owner:	Not reported
Property Company:	Not reported
Duration Of Event (Hrs):	0
Impacts:	Not reported
Other Impacts:	Not reported
Steps Taken:	Not reported
Steps Taken Description:	Not reported
System Components:	Not reported
Other System Components:	Not reported
Cause Of Event:	Not reported
Corrective Action Taken:	Not reported
Weather Status:	No
Precipitation (Wet):	0
Discharge Type:	Not reported
Discharge Volume:	0
Unknown Discharge (Y/N):	N
Site Name:	SUPREME PETROLEUM
Closure Date:	04/05/2011
Orig. Call Incident Description:	David Laseres (SP?) stated the gas station has a problem controling fuel contained between dispenser and cars. Gasoline on ground and car. Kitty litter always on the ground. The gas station will place a bag over the dispenser and then remove the bag from the dispenser and still the issus is not resolved. Call back numbers for David, 757-9711 (w), 757-784-3105.
Original Call Material Description:	Gasoline
Original Call Location Description:	Supreme Petroleum 1001 S Church St
Incident Ongoing at time of Call:	Yes
Agencies Notified (Y/N):	N
Other Agencies:	Not reported
Permitted (Y/N):	Yes
Call Reported By Company Name:	Supreme Petroleum
Call Property Owner Company Name:	Not reported
Call Property Owner Name:	Not reported
Site Summary:	David Laseres (SP?) stated the gas station has a problem controling fuel contained between dispenser and cars. Gasoline on ground and car. Kitty litter always on the ground. The gas station will place a bag over the dispenser and then remove the bag from the dispenser and still the issus is not resolved. Call back numbers for David, 757-9711 (w), 757-784-3105.

VA Financial Assurance 1:

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431

SUPREME PETROLEUM INC (Continued) **U003691161**

Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Financial Test
Gallonage:	2890015
Per Occurence:	$50,000.00
Third Party:	$150,000.00
Annual Aggregate:	$200,000.00
In Compliance:	Not reported
Total Capacity:	12000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Financial Test
Gallonage:	2890015
Per Occurence:	$50,000.00
Third Party:	$150,000.00
Annual Aggregate:	$200,000.00
In Compliance:	Not reported
Total Capacity:	8000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Financial Test
Gallonage:	2890015
Per Occurence:	$50,000.00
Third Party:	$150,000.00
Annual Aggregate:	$200,000.00
In Compliance:	Not reported
Total Capacity:	4000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431

SUPREME PETROLEUM INC (Continued) **U003691161**

Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Not reported
Gallonage:	Not reported
Per Occurence:	Not reported
Third Party:	Not reported
Annual Aggregate:	Not reported
In Compliance:	Not reported
Total Capacity:	12000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Not reported
Gallonage:	Not reported
Per Occurence:	Not reported
Third Party:	Not reported
Annual Aggregate:	Not reported
In Compliance:	Not reported
Total Capacity:	8000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Not reported
Gallonage:	Not reported
Per Occurence:	Not reported
Third Party:	Not reported
Annual Aggregate:	Not reported
In Compliance:	Not reported
Total Capacity:	4000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431

SUPREME PETROLEUM INC (Continued) **U003691161**

Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Certificate of Deposit
Gallonage:	2097589
Per Occurence:	$30,000.00
Third Party:	$120,000.00
Annual Aggregate:	$150,000.00
In Compliance:	Not reported
Total Capacity:	12000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Certificate of Deposit
Gallonage:	2097589
Per Occurence:	$30,000.00
Third Party:	$120,000.00
Annual Aggregate:	$150,000.00
In Compliance:	Not reported
Total Capacity:	8000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Certificate of Deposit
Gallonage:	2097589
Per Occurence:	$30,000.00
Third Party:	$120,000.00
Annual Aggregate:	$150,000.00
In Compliance:	Not reported
Total Capacity:	4000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431

SUPREME PETROLEUM INC (Continued) **U003691161**

Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Not reported
Gallonage:	Not reported
Per Occurence:	Not reported
Third Party:	Not reported
Annual Aggregate:	Not reported
In Compliance:	Not reported
Total Capacity:	12000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Not reported
Gallonage:	Not reported
Per Occurence:	Not reported
Third Party:	Not reported
Annual Aggregate:	Not reported
In Compliance:	Not reported
Total Capacity:	8000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

Name:	SUPREME PETROLEUM INC
Address:	1001 SOUTH CHURCH ST.
Address 2:	Not reported
City,State,Zip:	SMITHFIELD, VA 23430
Facility ID:	5014431
Owner Name:	Supreme Petroleum Inc
ROF Own Id:	34753
Tank Type:	UST
Mechanism:	Not reported
Gallonage:	Not reported
Per Occurence:	Not reported
Third Party:	Not reported
Annual Aggregate:	Not reported
In Compliance:	Not reported
Total Capacity:	4000
CEDS Facility Name:	Supreme Petroleum Incorporated 1001 South Church S
Tank Status:	CURR IN USE
Active Federally Regualted UST:	Y

D13
NW
1/8-1/4
0.240 mi.
1269 ft.

HOLIDAY FOOD STORE 104
1001 SOUTH CHURCH ST.
SMITHFIELD, VA 23430

Site 2 of 2 in cluster D

LTANKS **S117622881**
N/A

Relative:
Higher

Actual:
40 ft.

LTANKS:

Name:	HOLIDAY FOOD STORE 104
Address:	1001 SOUTH CHURCH ST.
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000091727
Case Status:	**Closed**
Pollution Complaint #:	20155126
Reported:	12/24/2014
Case Closed Date:	04/14/2015
Program:	RP Lead
Federally Regulated UST (Y/N):	Y
Regulated Petroleum UST (1):	Y
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

14
NE
1/8-1/4
0.244 mi.
1287 ft.

BELL HENRY PROPERTY
18449 BATTERY PARK RD
SMITHFIELD, VA 23430

LUST **S109526545**
LTANKS **N/A**

Relative:
Lower

Actual:
21 ft.

LUST REG TD:

Region:	TD
Region Code:	TRO
Facility ID:	200000850566
Facility Status:	**Closed**
Completed Date:	01/07/2009
Pollution Complaint Num:	20095077
Fed Regulated Tank:	No
Phase Code:	RR
Event Description:	Release Reported
Comments:	Release reported

Region:	TD
Region Code:	TRO
Facility ID:	200000850566
Facility Status:	**Closed**
Completed Date:	02/17/2009
Pollution Complaint Num:	20095077
Fed Regulated Tank:	No
Phase Code:	CLOSURE
Event Description:	Case Closure Date - Letter Sent
Comments:	Case closed, no further corrective action letter sent

LTANKS:

Name:	BELL HENRY PROPERTY
Address:	18449 BATTERY PARK RD
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000850566
Case Status:	**Closed**
Pollution Complaint #:	20095077
Reported:	01/07/2009
Case Closed Date:	02/17/2009
Program:	RP Lead
Federally Regulated UST (Y/N):	N
Regulated Petroleum UST (1):	N
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	Y
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Category 2
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported

BELL HENRY PROPERTY (Continued) **S109526545**

Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

15
NW
1/4-1/2
0.375 mi.
1979 ft.

Relative:
Higher

Actual:
40 ft.

CALIBER COLLISION CENTER - SMITHFIELD 1780
928 S CHURCH ST
SMITHFIELD, VA 23430

RCRA-VSQG **1000292648**
LUST **VAD023957723**
LTANKS
UST
FINDS
ECHO

RCRA Listings:

Date Form Received by Agency:	20230117
Handler Name:	Caliber Collision Center - Smithfield 1780
Handler Address:	S CHURCH ST
Handler City,State,Zip:	SMITHFIELD, VA 23430
EPA ID:	VAD023957723
Contact Name:	GREGORY NICHOLS
Contact Address:	LAKE VISTA
Contact City,State,Zip:	LEWISVILLE, TX 75067
Contact Telephone:	469-948-9500
Contact Fax:	Not reported
Contact Email:	LICENSEANDPERMITS@CALIBERCOLLISON.COM
Contact Title:	CAO
EPA Region:	03
Land Type:	Private
Federal Waste Generator Description:	Conditionally Exempt Small Quantity Generator
Non-Notifier:	Not reported
Biennial Report Cycle:	Not reported
Accessibility:	Not reported
Active Site Indicator:	Handler Activities
State District Owner:	Va
State District:	6
Mailing Address:	LAKE VISTA
Mailing City,State,Zip:	LEWISVILLE, TX 75067
Owner Name:	Caliber Bodyworks Of Virginia Llc
Owner Type:	Private
Operator Name:	Caliber Bodyworks Of Virginia Llc
Operator Type:	Private
Short-Term Generator Activity:	No
Importer Activity:	No
Mixed Waste Generator:	No
Transporter Activity:	No
Transfer Facility Activity:	No
Recycler Activity with Storage:	No

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Small Quantity On-Site Burner Exemption:	No
Smelting Melting and Refining Furnace Exemption:	No
Underground Injection Control:	No
Off-Site Waste Receipt:	No
Universal Waste Indicator:	No
Universal Waste Destination Facility:	No
Federal Universal Waste:	No
Active Site State-Reg Handler:	---
Federal Facility Indicator:	Not reported
Hazardous Secondary Material Indicator:	N
Sub-Part K Indicator:	Not reported
2018 GPRA Permit Baseline:	Not on the Baseline
2018 GPRA Renewals Baseline:	Not on the Baseline
202 GPRA Corrective Action Baseline:	No
Subject to Corrective Action Universe:	No
Non-TSDFs Where RCRA CA has Been Imposed Universe:	No
Corrective Action Priority Ranking:	No NCAPS ranking
Environmental Control Indicator:	No
Institutional Control Indicator:	No
Human Exposure Controls Indicator:	N/A
Groundwater Controls Indicator:	N/A
Significant Non-Complier Universe:	No
Unaddressed Significant Non-Complier Universe:	No
Addressed Significant Non-Complier Universe:	No
Significant Non-Complier With a Compliance Schedule Universe:	No
Financial Assurance Required:	Not reported
Handler Date of Last Change:	20230117
Recognized Trader-Importer:	No
Recognized Trader-Exporter:	No
Importer of Spent Lead Acid Batteries:	No
Exporter of Spent Lead Acid Batteries:	No
Recycler Activity Without Storage:	No
Manifest Broker:	No
Sub-Part P Indicator:	No

Hazardous Waste Summary:

Waste Code:	D000
Waste Description:	Not Defined
Waste Code:	D001
Waste Description:	Ignitable Waste
Waste Code:	D002
Waste Description:	Corrosive Waste
Waste Code:	F002
Waste Description:	The Following Spent Halogenated Solvents: Tetrachloroethylene, Methylene Chloride, Trichloroethylene, 1,1,1-Trichloroethane, Chlorobenzene, 1,1,2-Trichloro-1,2,2-Trifluoroethane, Ortho-Dichlorobenzene, Trichlorofluoromethane, And 1,1,2, Trichloroethane; All Spent Solvent Mixtures/Blends Containing, Before Use, A Total Of Ten Percent Or More (By Volume) Of One Or More Of The Above Halogenated Solvents Or Those Solvents Listed In F001, F004, And F005; And Still Bottoms From The Recovery Of These Spent Solvents And Spent Solvent Mixtures.

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Waste Code: F003
Waste Description: The Following Spent Nonhalogenated Solvents: Xylene, Acetone, Ethyl Acetate, Ethyl Benzene, Ethyl Ether, Methyl Isobutyl Ketone, N-Butyl Alcohol, Cyclohexanone, And Methanol; All Spent Solvent Mixtures/Blends Containing, Before Use, Only The Above Spent Nonhalogenated Solvents; And All Spent Solvent Mixtures/Blends Containing, Before Use, One Or More Of The Above Nonhalogenated Solvents, And A Total Of Ten Percent Or More (By Volume) Of One Or More Of Those Solvents Listed In F001, F002, F004, And F005; And Still Bottoms From The Recovery Of These Spent Solvents And Spent Solvent Mixtures.

Waste Code: F004
Waste Description: The Following Spent Nonhalogenated Solvents: Cresols, Cresylic Acid, And Nitrobenzene; And The Still Bottoms From The Recovery Of These Solvents; All Spent Solvent Mixtures/Blends Containing, Before Use, A Total Of Ten Percent Or More (By Volume) Of One Or More Of The Above Nonhalogenated Solvents Or Those Solvents Listed In F001, F002, And F005; And Still Bottoms From The Recovery Of These Spent Solvents And Spent Solvent Mixtures.

Waste Code: F005
Waste Description: The Following Spent Nonhalogenated Solvents: Toluene, Methyl Ethyl Ketone, Carbon Disulfide, Isobutanol, Pyridine, Benzene, 2-Ethoxyethanol, And 2-Nitropropane; All Spent Solvent Mixtures/Blends Containing, Before Use, A Total Of Ten Percent Or More (By Volume) Of One Or More Of The Above Nonhalogenated Solvents Or Those Solvents Listed In F001, F002, Or F004; And Still Bottoms From The Recovery Of These Spent Solvents And Spent Solvent Mixtures.

Handler - Owner Operator:
Owner/Operator Indicator: Operator
Owner/Operator Name: OPERNAME
Legal Status: Private
Date Became Current: Not reported
Date Ended Current: Not reported
Owner/Operator Address: OPERSTREET
Owner/Operator City,State,Zip: OPERCITY, AK 99999
Owner/Operator Telephone: 215-555-1212
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Owner/Operator Indicator: Operator
Owner/Operator Name: CALIBER BODYWORKS OF VIRGINIA LLC
Legal Status: Private
Date Became Current: 20221212
Date Ended Current: Not reported
Owner/Operator Address: 2941 LAKE VISTA
Owner/Operator City,State,Zip: LEWISVILLE, TX 75067
Owner/Operator Telephone: 469-948-9500
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: LICENSEANDPERMITS@CALIBERCOLLISON.COM

Owner/Operator Indicator: Owner
Owner/Operator Name: GWALTNEY, CECIL

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Legal Status: Private
Date Became Current: Not reported
Date Ended Current: Not reported
Owner/Operator Address: OWNERSTREET
Owner/Operator City,State,Zip: OWNERCITY, AK 99999
Owner/Operator Telephone: 215-555-1212
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: Not reported

Owner/Operator Indicator: Owner
Owner/Operator Name: CALIBER BODYWORKS OF VIRGINIA LLC
Legal Status: Private
Date Became Current: 20221212
Date Ended Current: Not reported
Owner/Operator Address: 2941 LAKE VISTA
Owner/Operator City,State,Zip: LEWISVILLE, TX 75067
Owner/Operator Telephone: 469-948-9500
Owner/Operator Telephone Ext: Not reported
Owner/Operator Fax: Not reported
Owner/Operator Email: LICENSEANDPERMITS@CALIBERCOLLISON.COM

Historic Generators:
Receive Date: 20001016
Handler Name: GWALTNEY MOTOR CO
Federal Waste Generator Description: Not a generator, verified
State District Owner: Va
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 19861028
Handler Name: GWALTNEY MOTOR CO
Federal Waste Generator Description: Small Quantity Generator
State District Owner: Va
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No
Spent Lead Acid Battery Exporter: No
Current Record: No
Non Storage Recycler Activity: Not reported
Electronic Manifest Broker: Not reported

Receive Date: 20230117
Handler Name: CALIBER COLLISION CENTER - SMITHFIELD 1780
Federal Waste Generator Description: Conditionally Exempt Small Quantity Generator
State District Owner: Va
Large Quantity Handler of Universal Waste: No
Recognized Trader Importer: No
Recognized Trader Exporter: No
Spent Lead Acid Battery Importer: No

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Spent Lead Acid Battery Exporter: No
Current Record: Yes
Non Storage Recycler Activity: No
Electronic Manifest Broker: No

List of NAICS Codes and Descriptions:
NAICS Code: 811121
NAICS Description: AUTOMOTIVE BODY, PAINT, AND INTERIOR REPAIR AND MAINTENANCE

Has the Facility Received Notices of Violations:
Found Violation: No
Agency Which Determined Violation: Not reported
Violation Short Description: Not reported
Date Violation was Determined: Not reported
Actual Return to Compliance Date: Not reported
Return to Compliance Qualifier: Not reported
Violation Responsible Agency: Not reported
Scheduled Compliance Date: Not reported
Enforcement Identifier: Not reported
Date of Enforcement Action: Not reported
Enforcement Responsible Agency: Not reported
Enforcement Docket Number: Not reported
Enforcement Attorney: Not reported
Corrective Action Component: Not reported
Appeal Initiated Date: Not reported
Appeal Resolution Date: Not reported
Disposition Status Date: Not reported
Disposition Status: Not reported
Disposition Status Description: Not reported
Consent/Final Order Sequence Number: Not reported
Consent/Final Order Respondent Name: Not reported
Consent/Final Order Lead Agency: Not reported
Enforcement Type: Not reported
Enforcement Responsible Person: Not reported
Enforcement Responsible Sub-Organization: Not reported
SEP Sequence Number: Not reported
SEP Expenditure Amount: Not reported
SEP Scheduled Completion Date: Not reported
SEP Actual Date: Not reported
SEP Defaulted Date: Not reported
SEP Type: Not reported
SEP Type Description: Not reported
Proposed Amount: Not reported
Final Monetary Amount: Not reported
Paid Amount: Not reported
Final Count: Not reported
Final Amount: Not reported

Evaluation Action Summary:
Evaluation Date: 20001016
Evaluation Responsible Agency: State
Found Violation: No
Evaluation Type Description: COMPLIANCE EVALUATION INSPECTION
Evaluation Responsible Person Identifier: R6LAS
Evaluation Responsible Sub-Organization: TW
Actual Return to Compliance Date: Not reported

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Scheduled Compliance Date:	Not reported
Date of Request:	Not reported
Date Response Received:	Not reported
Request Agency:	Not reported
Former Citation:	Not reported

LUST REG TD:

Region:	TD
Region Code:	TRO
Facility ID:	200000091144
Facility Status:	**Closed**
Completed Date:	11/07/2000
Pollution Complaint Num:	20015054
Fed Regulated Tank:	Yes
Phase Code:	RR
Event Description:	Release Reported
Comments:	Release reported

Region:	TD
Region Code:	TRO
Facility ID:	200000091144
Facility Status:	**Closed**
Completed Date:	11/08/2000
Pollution Complaint Num:	20015054
Fed Regulated Tank:	Yes
Phase Code:	CLOSURE
Event Description:	Case Closure Date - Letter Sent
Comments:	Case closed/letter sent

LTANKS:

Name:	GWALTNEY MOTOR COMPANY
Address:	928 S CHURCH STREET
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000091144
Case Status:	**Closed**
Pollution Complaint #:	20015054
Reported:	11/07/2000
Case Closed Date:	11/08/2000
Program:	RP Lead
Federally Regulated UST (Y/N):	Y
Regulated Petroleum UST (1):	Y
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	Y
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

Facility:

Name:	GWALTNEY MOTOR CO
Address:	928 S CHURCH STREET
City,State,Zip:	SMITHFIELD, VA 23430
Facility Id:	5016729
Facility Type:	AUTO DEALER
CEDS Facility ID:	200000091144

Owner:

Owner Id:	32362
Owner Name:	Gwaltney Motor Company
Owner Address:	928 S Church Street
Owner Address2:	Not reported
Owner City, State, Zip:	Smithfield, VA 23430
Owner Type:	COMMERCIAL
Number of Active AST:	0
Number of Active UST:	0
Number of Inactive AST:	0
Number of Inactive UST:	4

UST:

Facility ID:	5016729
Federally Regulated:	Yes
Tank Number:	2-C
Tank Capacity:	500
Tank Contents:	USED OIL
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/7/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported

Pipe Type:	GRAVITY
Pipe Materials: Bare Steel	Yes
Pipe Materials: Galvanized Steel	No
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

Facility ID:	5016729
Federally Regulated:	Yes

Tank Number:	4-B
Tank Capacity:	500
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Tank Type:	UST
Tank Material:	
Install Date:	5/7/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported
Release Detection:	
Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Facility ID:	5016729
Federally Regulated:	Yes
Tank Number:	5-A
Tank Capacity:	2000
Tank Contents:	GASOLINE
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	5/7/1971
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No
Pipe Release Detection: Other Note	Not reported
Pipe Type:	NO VALVE SUCTION
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported
Facility ID:	5016729
Federally Regulated:	Yes
Tank Number:	6
Tank Capacity:	500
Tank Contents:	USED OIL
Tank Status:	**REM FROM GRD**
Tank Type:	UST

Tank Material:

Install Date:	1/1/1993
Tank Materials: Bare Steel	Yes
Tank Materials: Cath Protect Steel	No
Tank Materials: Epoxy Steel	No
Tank Materials: Fiberglass	No
Tank Materials: Concrete	No
Tank Materials: Composite	No
Tank Materials: Double Walled	No
Tank Materials: Lined Interior	No
Tank Materials: Excav Liner	No
Tank Materials: Insulated Tank Jacket	No
Tank Materials: Repaired	No
Tank Materials: Unknown	No
Tank Materials: Other	No
Tank Materials: Other Note	Not reported

Release Detection:

Tank Release Detection: Leak Deferred	No
Tank Release Detection: Manual Gauge	No
Tank Release Detection: Auto Gauge	No
Tank Release Detection:Tank Tightness	No
Tank Release Detection: Vapor Monitor	No
Tank Release Detection: Inventory	No
Tank Release Detection: Stat Invent Recon	No
Tank Release Detection: Spill Install	No
Tank Release Detection: Overfill Install	No
Tank Release Detection: Groundwater	No
Tank Release Detection: Int Sec Containment	No
Tank Release Detection: Int Double Walled	No
Tank Release Detection: Other Method	No
Tank Release Detection: Other Note	Not reported
Pipe Release Detection: Leak Deferred	Not reported
Pipe Release Detection: Autoleak	Not reported
Pipe Release Detection: Line Tightness	No
Pipe Release Detection: Stat Invent Recon	No
Pipe Release Detection: Groundwater	No
Pipe Release Detection: Int Sec Containment	No
Pipe Release Det: Interior Double Walled	No
Pipe Release Detection: Other Method	No

CALIBER COLLISION CENTER - SMITHFIELD 1780 (Continued) **1000292648**

Pipe Release Detection: Other Note	Not reported
Pipe Type:	UNKNOWN
Pipe Materials: Bare Steel	No
Pipe Materials: Galvanized Steel	Yes
Pipe Materials: Copper	No
Pipe Materials: Fiberglass	No
Pipe Materials: Cath Protect	No
Pipe Materials: Double Walled	No
Pipe Materials: Sec Containment	No
Pipe Materials: Repaired	No
Pipe Materials: Unknown	No
Pipe Materials: Other	No
Pipe Materials: Other Note	Not reported

FINDS:
Registry ID: 110006825267

Click Here for FRS Facility Detail Report:

Environmental Interest/Information System:
The Resource Conservation and Recovery Act Information System (RCRAInfo) is EPA's comprehensive information system in support of the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. It tracks many types of information about generators, transporters, treaters, storers, and disposers of hazardous waste.

Click this hyperlink while viewing on your computer to access additional FINDS: detail in the EDR Site Report.

ECHO:

Envid:	1000292648
Registry ID:	110006825267
DFR URL:	http://echo.epa.gov/detailed-facility-report?fid=110006825267
Name:	CALIBER COLLISION CENTER - SMITHFIELD 1780
Address:	928 S CHURCH ST
City,State,Zip:	SMITHFIELD, VA 23430

16
NNW
1/4-1/2
0.428 mi.
2258 ft.

SMITHFIELD MEDICAL CENTER **LUST U003692693**
919 S. CHURCH ST. **LTANKS N/A**
ISLE OF WIGHT, VA 23397

Relative:
Higher

Actual:
39 ft.

LUST REG TD:

Region:	TD
Region Code:	TRO
Facility ID:	200000067059
Facility Status:	**Closed**
Completed Date:	05/18/1992
Pollution Complaint Num:	19922199
Fed Regulated Tank:	No
Phase Code:	RR
Event Description:	Release Reported
Comments:	CONTAMINATION FROM DISPOSAL OF WASTE OIL IN A SEPTIC TANK.

SMITHFIELD MEDICAL CENTER (Continued) **U003692693**

Region:	TD
Region Code:	TRO
Facility ID:	200000067059
Facility Status:	**Closed**
Completed Date:	09/22/1993
Pollution Complaint Num:	19922199
Fed Regulated Tank:	No
Phase Code:	CLOSURE
Event Description:	Case Closure Date - Letter Sent
Comments:	CASE CLOSED-NO FURTHER ACTION REQUIRED.

LTANKS:

Name:	SMITHFIELD MEDICAL CENTER
Address:	919 S. CHURCH ST.
City,State,Zip:	ISLE OF WIGHT, VA 23397
City,State,Zip:	ISLE OF WIGHT, VA 23397
Region:	TRO
CEDS Facility Id:	200000067059
Case Status:	**Closed**
Pollution Complaint #:	19922199
Reported:	05/18/1992
Case Closed Date:	09/22/1993
Program:	RP Lead
Federally Regulated UST (Y/N):	N
Regulated Petroleum UST (1):	N
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	N
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Not reported
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

17
NW
1/4-1/2
0.470 mi.
2483 ft.

MOORE KATHLEEN RESIDENCE
902 TALBOT DR
SMITHFIELD, VA 23430

LTANKS **S125238265**
N/A

Relative:
Higher

Actual:
41 ft.

LTANKS:

Name:	MOORE KATHLEEN RESIDENCE
Address:	902 TALBOT DR
City,State,Zip:	SMITHFIELD, VA 23430
City,State,Zip:	SMITHFIELD, VA 23430
Region:	TRO
CEDS Facility Id:	200000889118
Case Status:	**Closed**
Pollution Complaint #:	20195235
Reported:	05/24/2019
Case Closed Date:	01/29/2020
Program:	RP Lead
Federally Regulated UST (Y/N):	N
Regulated Petroleum UST (1):	N
Excluded UST (1):	N
Deferred UST (1):	N
Partially Deferred UST (1):	N
Exempt 1 UST (2):	N
Exempt 2 Heating Oil UST (2):	Y
Small Heating Oil AST (2):	N
Regulated AST (3):	N
Unregulated AST (3):	N
Other Y/N:	N
Unknown Y/N:	N
Other Description:	Not reported
Heating Oil Category:	Category 3
Changed By:	Not reported
Changed Date:	Not reported
Inserted By:	Not reported
Inserted Date:	Not reported
Verified By:	Not reported
Verify Date:	Not reported
Reference Point:	Not reported
RST ID:	Not reported
RST Poll Complaint Number:	Not reported
Des First Name:	Not reported
Des Last Name:	Not reported
RST Rec Code:	Not reported
RST Priority:	Not reported
RST Fed Reg Tank:	Not reported
RST Responsibility Ind:	Not reported
RST Suspect Confirm Ind:	Not reported
Facility Location:	Not reported
FIC Description:	Not reported
Latitude:	Not reported
Longitude:	Not reported

Count: 1 records. ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
SMITHFIELD	U003691631	EXXON BULK PLANT	BATTERY PARK RD.	23430	LUST, LTANKS, UST

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

Number of Days to Update: Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

STANDARD ENVIRONMENTAL RECORDS

Lists of Federal NPL (Superfund) sites

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: N/A
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)
Telephone: 202-564-7333

EPA Region 1
Telephone 617-918-1143

EPA Region 6
Telephone: 214-655-6659

EPA Region 3
Telephone 215-814-5418

EPA Region 7
Telephone: 913-551-7247

EPA Region 4
Telephone 404-562-8033

EPA Region 8
Telephone: 303-312-6774

EPA Region 5
Telephone 312-886-6686

EPA Region 9
Telephone: 415-947-4246

EPA Region 10
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: N/A
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991
Date Data Arrived at EDR: 02/02/1994
Date Made Active in Reports: 03/30/1994
Number of Days to Update: 56

Source: EPA
Telephone: 202-564-4267
Last EDR Contact: 08/15/2011
Next Scheduled EDR Contact: 11/28/2011
Data Release Frequency: No Update Planned

Lists of Federal Delisted NPL sites

Delisted NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: N/A
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Quarterly

Lists of Federal sites subject to CERCLA removals and CERCLA orders

FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 09/25/2023
Date Data Arrived at EDR: 09/26/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 77

Source: Environmental Protection Agency
Telephone: 703-603-8704
Last EDR Contact: 12/20/2023
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Varies

SEMS: Superfund Enterprise Management System

SEMS (Superfund Enterprise Management System) tracks hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the United States. The list was formerly know as CERCLIS, renamed to SEMS by the EPA in 2015. The list contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This dataset also contains sites which are either proposed to or on the National Priorities List (NPL) and the sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/22/2024
Data Release Frequency: Quarterly

Lists of Federal CERCLA sites with NFRAP

SEMS-ARCHIVE: Superfund Enterprise Management System Archive

SEMS-ARCHIVE (Superfund Enterprise Management System Archive) tracks sites that have no further interest under the Federal Superfund Program based on available information. The list was formerly known as the CERCLIS-NFRAP, renamed to SEMS ARCHIVE by the EPA in 2015. EPA may perform a minimal level of assessment work at a site while it is archived if site conditions change and/or new information becomes available. Archived sites have been removed and archived from the inventory of SEMS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list the site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. The decision does not necessarily mean that there is no hazard associated with a given site; it only means that. based upon available information, the location is not judged to be potential NPL site.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/22/2024
Data Release Frequency: Quarterly

Lists of Federal RCRA facilities undergoing Corrective Action

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 12/04/2023
Date Data Arrived at EDR: 12/06/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 6

Source: EPA
Telephone: 800-424-9346
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

Lists of Federal RCRA TSD facilities

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 12/04/2023
Date Data Arrived at EDR: 12/06/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 800-438-2474
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

Lists of Federal RCRA generators

RCRA-LQG: RCRA - Large Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 12/04/2023
Date Data Arrived at EDR: 12/06/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 800-438-2474
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

RCRA-SQG: RCRA - Small Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 12/04/2023
Date Data Arrived at EDR: 12/06/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 800-438-2474
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

RCRA-VSQG: RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators)

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Very small quantity generators (VSQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 12/04/2023
Date Data Arrived at EDR: 12/06/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 800-438-2474
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

Federal institutional controls / engineering controls registries

LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 08/03/2023
Date Data Arrived at EDR: 08/07/2023
Date Made Active in Reports: 10/10/2023
Number of Days to Update: 64

Source: Department of the Navy
Telephone: 843-820-7326
Last EDR Contact: 11/02/2023
Next Scheduled EDR Contact: 02/19/2024
Data Release Frequency: Varies

US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 08/21/2023
Date Data Arrived at EDR: 08/21/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 78

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 11/17/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Varies

US INST CONTROLS: Institutional Controls Sites List

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 08/21/2023
Date Data Arrived at EDR: 08/21/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 78

Source: Environmental Protection Agency
Telephone: 703-603-0695
Last EDR Contact: 11/17/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Varies

Federal ERNS list

ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 09/18/2023
Date Data Arrived at EDR: 09/20/2023
Date Made Active in Reports: 12/11/2023
Number of Days to Update: 82

Source: National Response Center, United States Coast Guard
Telephone: 202-267-2180
Last EDR Contact: 12/13/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

Lists of state- and tribal hazardous waste facilities

SHWS: This state does not maintain a SHWS list. See the Federal CERCLIS list and Federal NPL list.

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: Department of Environmental Quality
Telephone: 804-698-4236
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 03/25/2024
Data Release Frequency: N/A

Lists of state and tribal landfills and solid waste disposal facilities

SWF/LF: Solid Waste Management Facilities

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 08/23/2023
Date Data Arrived at EDR: 08/29/2023
Date Made Active in Reports: 09/05/2023
Number of Days to Update: 7

Source: Department of Environmental Quality
Telephone: 804-698-4238
Last EDR Contact: 12/19/2023
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Semi-Annually

Lists of state and tribal leaking storage tanks

LUST REG WC: Leaking Underground Storage Tank List

Leaking underground storage tank site locations. Includes: counties of Alleghany, Bedford, Botetourt, Craig, Floyd, Franklin, Giles, Henry, Montgomery, Patrick, Pulaski, Roanoke; cities of Bedford, Clifton Forge, Covington, Martinsville, Radford, Roanoke, Salem.

Date of Government Version: 06/04/2015
Date Data Arrived at EDR: 06/05/2015
Date Made Active in Reports: 07/07/2015
Number of Days to Update: 32

Source: Department of Environmental Quality West Central Regional Office
Telephone: 540-562-6700
Last EDR Contact: 08/29/2016
Next Scheduled EDR Contact: 12/12/2016
Data Release Frequency: No Update Planned

LUST REG TD: Leaking Underground Storage Tank Sites

Leaking underground storage tank site locations. Includes: counties of Accomack, Isle of Wight, James City, Northampton, Southampton, York; cities of Chesapeake, Franklin, Hampton, Newport News, Norfolk, Poquoson, Portsmouth, Suffolk, Virginia Beach, Williamsburg.

Date of Government Version: 06/30/2013
Date Data Arrived at EDR: 07/05/2013
Date Made Active in Reports: 09/16/2013
Number of Days to Update: 73

Source: Department of Environmental Quality Tidewater Regional Office
Telephone: trofoia@deq.vir
Last EDR Contact: 09/26/2016
Next Scheduled EDR Contact: 01/09/2017
Data Release Frequency: Quarterly

LUST REG SW: Leaking Underground Storage Tank Database
Leaking underground storage tank site locations. Includes: counties of Bland, Buchanan, Carroll, Dickenson, Grayson, Lee, Russell, Scott, Smyth, Tazewell, Washington, Wise, Wythe; cities of Bristol, Galax, Norton.

Date of Government Version: 07/15/2013
Date Data Arrived at EDR: 07/18/2013
Date Made Active in Reports: 09/16/2013
Number of Days to Update: 60
Source: Department of Environmental Quality Southwest Regional Office
Telephone: 276-676-4800
Last EDR Contact: 10/11/2016
Next Scheduled EDR Contact: 01/23/2017
Data Release Frequency: No Update Planned

LUST REG SC: Leaking Underground Storage Tanks
Leaking underground storage tank site locations. Includes: counties of Amherst, Appomattox, Buckingham, Campbell, Charlotte, Cumberland, Halifax, Lunenburg, Mecklenburg, Nottoway, Pittsylvania, Prince Deward; cities of Danville, Lynchburg.

Date of Government Version: 09/06/2013
Date Data Arrived at EDR: 09/06/2013
Date Made Active in Reports: 09/17/2013
Number of Days to Update: 11
Source: Department of Environmental Quality, South Central Region
Telephone: 434-582-5120
Last EDR Contact: 08/29/2016
Next Scheduled EDR Contact: 12/12/2016
Data Release Frequency: Semi-Annually

LUST REG PD: Leaking Underground Storage Tank Sites
Leaking underground storage tank site locaitons. Includes: counties of Amelia, Brunswick, Charles City, Chesterfield, Dinwiddie, Essex, Gloucester, Goochland, Greensville, Hanover, Henrico, King and Queen, King William, Lancaster, Mathews, Middlesex, New Kent, Northumberland, Powhatan, Prince George, Richmond, Surry, Sussex, Westmoreland; cities of Colonial Heights, Emporia, Hopewell, Petersburg.

Date of Government Version: 12/02/2014
Date Data Arrived at EDR: 12/04/2014
Date Made Active in Reports: 01/16/2015
Number of Days to Update: 43
Source: Department of Environmental Quality Piedmont Regional Office
Telephone: 804-527-5020
Last EDR Contact: 08/29/2016
Next Scheduled EDR Contact: 12/12/2016
Data Release Frequency: Quarterly

LUST REG NO: Leaking Underground Storage Tank Tracking Database
Leaking underground storage tank site locations. Includes: counties of Arlington, Caroline, Culpeper, Fairfax, Fauquier, King George, Loudoun, Louisa, Madison, Orange, Prince William, Rappahannock, Spotsylvania, Stafford; cities of Alexandria, Fairfax, Falls Church, Fredericksburg, Manassas, Manassas Park.

Date of Government Version: 05/18/2004
Date Data Arrived at EDR: 05/22/2004
Date Made Active in Reports: 07/09/2004
Number of Days to Update: 48
Source: Department of Environmental Quality Northern Regional Office
Telephone: 703-583-3800
Last EDR Contact: 09/06/2011
Next Scheduled EDR Contact: 12/19/2011
Data Release Frequency: No Update Planned

LUST REG VA: Leaking Underground Storage Tank List
Leaking underground storage tank site locations. Includes: counties of Albemarle, Augusta, Bath, Clarke, Fluvanna, Frederick, Greene, Highland, Nelson, Page, Rockbridge, Rockingham, Shenandoah, Warren; cities of Buena Vista, Charlottesville, Harrisonburg, Lexington, Staunton, Waynesboro, Winchester.

Date of Government Version: 12/06/2011
Date Data Arrived at EDR: 12/08/2011
Date Made Active in Reports: 01/16/2012
Number of Days to Update: 39
Source: Department of Environmental Quality Valley Regional Office
Telephone: 540-574-7800
Last EDR Contact: 08/29/2016
Next Scheduled EDR Contact: 12/12/2016
Data Release Frequency: No Update Planned

INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land
A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 1
Telephone: 617-918-1313
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 4
Telephone: 404-562-8677
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 04/19/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 8
Telephone: 303-312-6271
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 04/25/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 04/19/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: Environmental Protection Agency
Telephone: 415-972-3372
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R5: Leaking Underground Storage Tanks on Indian Land
Leaking underground storage tanks located on Indian Land in Michigan, Minnesota and Wisconsin.

Date of Government Version: 04/14/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA, Region 5
Telephone: 312-886-7439
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 04/26/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 6
Telephone: 214-665-6597
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land
LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

LTANKS: Leaking Petroleum Storage Tanks
Includes releases of petroleum from underground storage tanks and aboveground storage tanks.

Date of Government Version: 08/02/2023
Date Data Arrived at EDR: 08/22/2023
Date Made Active in Reports: 11/08/2023
Number of Days to Update: 78
Source: Department of Environmental Quality
Telephone: 804-698-4010
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Quarterly

Lists of state and tribal registered storage tanks

FEMA UST: Underground Storage Tank Listing
A listing of all FEMA owned underground storage tanks.

Date of Government Version: 03/08/2023
Date Data Arrived at EDR: 03/09/2023
Date Made Active in Reports: 05/30/2023
Number of Days to Update: 82
Source: FEMA
Telephone: 202-646-5797
Last EDR Contact: 01/11/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

UST: Registered Petroleum Storage Tanks
Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 07/04/2023
Date Data Arrived at EDR: 08/22/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 77
Source: Department of Environmental Quality
Telephone: 804-698-4010
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Quarterly

AST: Registered Petroleum Storage Tanks
Registered Aboveground Storage Tanks.

Date of Government Version: 07/04/2023
Date Data Arrived at EDR: 08/22/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 77
Source: Department of Environmental Quality
Telephone: 804-698-4010
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Quarterly

INDIAN UST R5: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 04/14/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 5
Telephone: 312-886-6136
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R6: Underground Storage Tanks on Indian Land
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 04/26/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66
Source: EPA Region 6
Telephone: 214-665-7591
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66

Source: EPA Region 10
Telephone: 206-553-2857
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66

Source: EPA Region 4
Telephone: 404-562-9424
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66

Source: EPA Region 8
Telephone: 303-312-6137
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 04/20/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66

Source: EPA, Region 1
Telephone: 617-918-1313
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 04/25/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66

Source: EPA Region 7
Telephone: 913-551-7003
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 04/19/2023
Date Data Arrived at EDR: 05/09/2023
Date Made Active in Reports: 07/14/2023
Number of Days to Update: 66

Source: EPA Region 9
Telephone: 415-972-3368
Last EDR Contact: 10/11/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Varies

State and tribal institutional control / engineering control registries

ENG CONTROLS: Engineering Controls Sites Listing

A listing of sites with Engineering Controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 09/05/2023
Date Data Arrived at EDR: 10/06/2023
Date Made Active in Reports: 12/22/2023
Number of Days to Update: 77

Source: Department of Environmental Quality
Telephone: 804-698-4228
Last EDR Contact: 01/12/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Quarterly

INST CONTROL: Voluntary Remediation Program Database

Sites included in the Voluntary Remediation Program database that have deed restrictions.

Date of Government Version: 09/05/2023
Date Data Arrived at EDR: 10/06/2023
Date Made Active in Reports: 12/22/2023
Number of Days to Update: 77

Source: Department of Environmental Quality
Telephone: 804-698-4228
Last EDR Contact: 01/12/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Quarterly

Lists of state and tribal voluntary cleanup sites

VRP: Voluntary Remediation Program

The Voluntary Cleanup Program encourages owners of elected contaminated sites to take the initiative and conduct voluntary cleanups that meet state environmental standards.

Date of Government Version: 09/05/2023
Date Data Arrived at EDR: 10/06/2023
Date Made Active in Reports: 12/22/2023
Number of Days to Update: 77

Source: Department of Environmental Quality
Telephone: 804-698-4228
Last EDR Contact: 01/12/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Quarterly

INDIAN VCP R7: Voluntary Cleanup Priority Lisitng

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008
Date Data Arrived at EDR: 04/22/2008
Date Made Active in Reports: 05/19/2008
Number of Days to Update: 27

Source: EPA, Region 7
Telephone: 913-551-7365
Last EDR Contact: 07/08/2021
Next Scheduled EDR Contact: 07/20/2009
Data Release Frequency: Varies

INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 07/27/2015
Date Data Arrived at EDR: 09/29/2015
Date Made Active in Reports: 02/18/2016
Number of Days to Update: 142

Source: EPA, Region 1
Telephone: 617-918-1102
Last EDR Contact: 12/12/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Varies

Lists of state and tribal brownfield sites

BROWNFIELDS: Brownfields Site Specific Assessments

To qualify for Brownfields Assessment, the site must meet the Federal definition of a Brownfields and should have contaminant issues that need to be addressed and a redevelopment plan supported by the local government and community. Virginia's Department of Environmental Quality performs brownfields assessments under a cooperative agreement with the U.S. Environmental Protection Agency at no cost to communities, property owners or, prospective purchasers. The assessment is an evaluation of environmental impacts caused by previous site uses similar to a Phase II Environmental Assessment.

Date of Government Version: 10/16/2023
Date Data Arrived at EDR: 10/17/2023
Date Made Active in Reports: 01/10/2024
Number of Days to Update: 85

Source: Department of Environmental Quality
Telephone: 804-698-4207
Last EDR Contact: 10/17/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Quarterly

ADDITIONAL ENVIRONMENTAL RECORDS

Local Brownfield lists

US BROWNFIELDS: A Listing of Brownfields Sites

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 08/15/2023
Date Data Arrived at EDR: 08/30/2023
Date Made Active in Reports: 12/01/2023
Number of Days to Update: 93

Source: Environmental Protection Agency
Telephone: 202-566-2777
Last EDR Contact: 12/14/2023
Next Scheduled EDR Contact: 03/25/2024
Data Release Frequency: Semi-Annually

Local Lists of Landfill / Solid Waste Disposal Sites

INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998
Date Data Arrived at EDR: 12/03/2007
Date Made Active in Reports: 01/24/2008
Number of Days to Update: 52

Source: Environmental Protection Agency
Telephone: 703-308-8245
Last EDR Contact: 10/23/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Varies

DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009
Date Data Arrived at EDR: 05/07/2009
Date Made Active in Reports: 09/21/2009
Number of Days to Update: 137

Source: EPA, Region 9
Telephone: 415-947-4219
Last EDR Contact: 01/11/2024
Next Scheduled EDR Contact: 04/29/2024
Data Release Frequency: No Update Planned

ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985
Date Data Arrived at EDR: 08/09/2004
Date Made Active in Reports: 09/17/2004
Number of Days to Update: 39

Source: Environmental Protection Agency
Telephone: 800-424-9346
Last EDR Contact: 06/09/2004
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

IHS OPEN DUMPS: Open Dumps on Indian Land

A listing of all open dumps located on Indian Land in the United States.

Date of Government Version: 04/01/2014
Date Data Arrived at EDR: 08/06/2014
Date Made Active in Reports: 01/29/2015
Number of Days to Update: 176

Source: Department of Health & Human Serivces, Indian Health Service
Telephone: 301-443-1452
Last EDR Contact: 10/28/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Varies

Local Lists of Hazardous waste / Contaminated Sites

US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations that have been removed from the DEAs National Clandestine Laboratory Register.

Date of Government Version: 08/21/2023
Date Data Arrived at EDR: 08/21/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 78

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 11/17/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: No Update Planned

US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 08/21/2023
Date Data Arrived at EDR: 08/21/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 78

Source: Drug Enforcement Administration
Telephone: 202-307-1000
Last EDR Contact: 11/17/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Quarterly

Local Land Records

LIENS 2: CERCLA Lien Information

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: Environmental Protection Agency
Telephone: 202-564-6023
Last EDR Contact: 12/04/2023
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Semi-Annually

Records of Emergency Release Reports

HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 09/18/2023
Date Data Arrived at EDR: 09/20/2023
Date Made Active in Reports: 11/14/2023
Number of Days to Update: 55

Source: U.S. Department of Transportation
Telephone: 202-366-4555
Last EDR Contact: 12/13/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

SPILLS BRL: Prep/Spills Database Listing

A listing of spills locations located in the Blue Ridge Regional area, Lynchburg.

Date of Government Version: 09/18/2009
Date Data Arrived at EDR: 09/18/2009
Date Made Active in Reports: 10/06/2009
Number of Days to Update: 18

Source: DEQ, Blue Ridge Regional Office
Telephone: 434-582-6218
Last EDR Contact: 11/28/2011
Next Scheduled EDR Contact: 03/12/2012
Data Release Frequency: Varies

SPILLS WC: Prep Database

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment.

Date of Government Version: 09/21/2009
Date Data Arrived at EDR: 09/29/2009
Date Made Active in Reports: 10/30/2009
Number of Days to Update: 31

Source: Department of Environmental Quality, West Central Region
Telephone: 540-562-6700
Last EDR Contact: 09/06/2011
Next Scheduled EDR Contact: 12/19/2011
Data Release Frequency: No Update Planned

SPILLS PC: Pollution Complaint Database

Pollution Complaints Database. The pollution reports contained in the PC database include the initial release reporting of Leaking Underground Storage Tanks and all other releases of petroleum to the environment as well as releases to state waters. The database is current through 12/1/93. Since that time, all spill and pollution reporting information has been collected and tracked through the DEQ regional offices.

Date of Government Version: 06/01/1996
Date Data Arrived at EDR: 10/22/1996
Date Made Active in Reports: 11/21/1996
Number of Days to Update: 30

Source: Department of Environmental Quality
Telephone: 804-698-4287
Last EDR Contact: 03/08/2010
Next Scheduled EDR Contact: 06/21/2010
Data Release Frequency: No Update Planned

SPILLS NO: PREP Database

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment.

Date of Government Version: 09/23/2009
Date Data Arrived at EDR: 09/29/2009
Date Made Active in Reports: 10/30/2009
Number of Days to Update: 31

Source: Department of Environmental Quality, Northern Region
Telephone: 703-583-3864
Last EDR Contact: 09/06/2011
Next Scheduled EDR Contact: 12/19/2011
Data Release Frequency: No Update Planned

SPILLS PD: PREP Database

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment.

Date of Government Version: 10/20/2009
Date Data Arrived at EDR: 10/29/2009
Date Made Active in Reports: 12/03/2009
Number of Days to Update: 35

Source: Department of Environmental Quality, Piedmont Region
Telephone: 804-527-5020
Last EDR Contact: 02/06/2012
Next Scheduled EDR Contact: 05/21/2012
Data Release Frequency: Quarterly

SPILLS: Prep/Spills Database Listing

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment. PREP staff often work to assist local emergency responders, other state agencies, federal agencies, and responsible parties, as may be needed, to manage pollution incidents. Oil spills, fish kills, and hazardous materials spills are examples of incidents that may involve the DEQ's PREP Program.

Date of Government Version: 08/21/2023
Date Data Arrived at EDR: 08/22/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 77

Source: Department of Environmental Quality
Telephone: 804-698-4287
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Quarterly

SPILLS VA: PREP Database

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment.

Date of Government Version: 08/08/2012
Date Data Arrived at EDR: 08/09/2012
Date Made Active in Reports: 10/05/2012
Number of Days to Update: 57

Source: Department of Environmental Quality, Valley Regional Office
Telephone: 540-574-7800
Last EDR Contact: 05/06/2013
Next Scheduled EDR Contact: 08/19/2013
Data Release Frequency: Quarterly

SPILLS TD: PREP Database

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment.

Date of Government Version: 09/17/2009
Date Data Arrived at EDR: 09/23/2009
Date Made Active in Reports: 10/06/2009
Number of Days to Update: 13

Source: Department of Environmental Quality, Tidewater Region
Telephone: trofoia@deq.vir
Last EDR Contact: 09/06/2011
Next Scheduled EDR Contact: 12/19/2011
Data Release Frequency: Quarterly

SPILLS SW: Reportable Spills

The Department of Environmental Quality's POLLUTION RESPONSE PROGRAM, known as PREP, provides for responses to air, water, and waste pollution incidents in order to protect human health and the environment.

Date of Government Version: 01/21/2010
Date Data Arrived at EDR: 01/22/2010
Date Made Active in Reports: 02/16/2010
Number of Days to Update: 25

Source: Department of Environmental Quality, Southwest Region
Telephone: 276-676-4839
Last EDR Contact: 07/13/2012
Next Scheduled EDR Contact: 10/29/2012
Data Release Frequency: No Update Planned

SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 09/01/2012
Date Data Arrived at EDR: 01/03/2013
Date Made Active in Reports: 02/15/2013
Number of Days to Update: 43

Source: FirstSearch
Telephone: N/A
Last EDR Contact: 01/03/2013
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

Other Ascertainable Records

RCRA NonGen / NLR: RCRA - Non Generators / No Longer Regulated

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 12/04/2023
Date Data Arrived at EDR: 12/06/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 6

Source: Environmental Protection Agency
Telephone: 800-438-2474
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 08/07/2023
Date Data Arrived at EDR: 08/15/2023
Date Made Active in Reports: 10/10/2023
Number of Days to Update: 56

Source: U.S. Army Corps of Engineers
Telephone: 202-528-4285
Last EDR Contact: 11/10/2023
Next Scheduled EDR Contact: 02/26/2024
Data Release Frequency: Varies

DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 06/07/2021
Date Data Arrived at EDR: 07/13/2021
Date Made Active in Reports: 03/09/2022
Number of Days to Update: 239

Source: USGS
Telephone: 888-275-8747
Last EDR Contact: 01/10/2024
Next Scheduled EDR Contact: 04/22/2024
Data Release Frequency: Varies

FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 04/02/2018
Date Data Arrived at EDR: 04/11/2018
Date Made Active in Reports: 11/06/2019
Number of Days to Update: 574

Source: U.S. Geological Survey
Telephone: 888-275-8747
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: N/A

SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 07/30/2021
Date Data Arrived at EDR: 02/03/2023
Date Made Active in Reports: 02/10/2023
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 615-532-8599
Last EDR Contact: 11/08/2023
Next Scheduled EDR Contact: 02/19/2024
Data Release Frequency: Varies

US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 09/18/2023
Date Data Arrived at EDR: 09/20/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 83

Source: Environmental Protection Agency
Telephone: 202-566-1917
Last EDR Contact: 12/13/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Quarterly

EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

Date of Government Version: 08/30/2013
Date Data Arrived at EDR: 03/21/2014
Date Made Active in Reports: 06/17/2014
Number of Days to Update: 88

Source: Environmental Protection Agency
Telephone: 617-520-3000
Last EDR Contact: 10/31/2023
Next Scheduled EDR Contact: 02/12/2024
Data Release Frequency: Quarterly

2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 09/30/2017
Date Data Arrived at EDR: 05/08/2018
Date Made Active in Reports: 07/20/2018
Number of Days to Update: 73

Source: Environmental Protection Agency
Telephone: 703-308-4044
Last EDR Contact: 11/03/2023
Next Scheduled EDR Contact: 02/12/2024
Data Release Frequency: Varies

TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 06/14/2022
Date Made Active in Reports: 03/24/2023
Number of Days to Update: 283

Source: EPA
Telephone: 202-260-5521
Last EDR Contact: 12/14/2023
Next Scheduled EDR Contact: 03/25/2024
Data Release Frequency: Every 4 Years

TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2021
Date Data Arrived at EDR: 08/18/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 81

Source: EPA
Telephone: 202-566-0250
Last EDR Contact: 11/13/2023
Next Scheduled EDR Contact: 02/26/2024
Data Release Frequency: Annually

SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 10/19/2023
Date Data Arrived at EDR: 10/20/2023
Date Made Active in Reports: 01/16/2024
Number of Days to Update: 88

Source: EPA
Telephone: 202-564-4203
Last EDR Contact: 10/20/2023
Next Scheduled EDR Contact: 01/29/2024
Data Release Frequency: Annually

ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: 703-416-0223
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Annually

RMP: Risk Management Plans

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 09/01/2023
Date Data Arrived at EDR: 09/27/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 85

Source: Environmental Protection Agency
Telephone: 202-564-8600
Last EDR Contact: 01/12/2024
Next Scheduled EDR Contact: 04/19/2024
Data Release Frequency: Varies

RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995
Date Data Arrived at EDR: 07/03/1995
Date Made Active in Reports: 08/07/1995
Number of Days to Update: 35

Source: EPA
Telephone: 202-564-4104
Last EDR Contact: 06/02/2008
Next Scheduled EDR Contact: 09/01/2008
Data Release Frequency: No Update Planned

PRP: Potentially Responsible Parties

A listing of verified Potentially Responsible Parties

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: EPA
Telephone: 202-564-6023
Last EDR Contact: 12/04/2023
Next Scheduled EDR Contact: 02/12/2024
Data Release Frequency: Quarterly

PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 03/20/2023
Date Data Arrived at EDR: 04/04/2023
Date Made Active in Reports: 06/09/2023
Number of Days to Update: 66

Source: EPA
Telephone: 202-566-0500
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Annually

ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 11/18/2016
Date Data Arrived at EDR: 11/23/2016
Date Made Active in Reports: 02/10/2017
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/26/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Quarterly

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25
Source: EPA/Office of Prevention, Pesticides and Toxic Substances
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009
Date Data Arrived at EDR: 04/16/2009
Date Made Active in Reports: 05/11/2009
Number of Days to Update: 25
Source: EPA
Telephone: 202-566-1667
Last EDR Contact: 08/18/2017
Next Scheduled EDR Contact: 12/04/2017
Data Release Frequency: No Update Planned

MLTS: Material Licensing Tracking System
MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 07/20/2023
Date Data Arrived at EDR: 09/01/2023
Date Made Active in Reports: 09/20/2023
Number of Days to Update: 19
Source: Nuclear Regulatory Commission
Telephone: 301-415-0717
Last EDR Contact: 01/11/2024
Next Scheduled EDR Contact: 04/29/2024
Data Release Frequency: Quarterly

COAL ASH DOE: Steam-Electric Plant Operation Data
A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2021
Date Data Arrived at EDR: 04/14/2023
Date Made Active in Reports: 07/10/2023
Number of Days to Update: 87
Source: Department of Energy
Telephone: 202-586-8719
Last EDR Contact: 11/27/2023
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Varies

COAL ASH EPA: Coal Combustion Residues Surface Impoundments List
A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 01/12/2017
Date Data Arrived at EDR: 03/05/2019
Date Made Active in Reports: 11/11/2019
Number of Days to Update: 251
Source: Environmental Protection Agency
Telephone: N/A
Last EDR Contact: 11/27/2023
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Varies

PCB TRANSFORMER: PCB Transformer Registration Database
The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 09/13/2019
Date Data Arrived at EDR: 11/06/2019
Date Made Active in Reports: 02/10/2020
Number of Days to Update: 96
Source: Environmental Protection Agency
Telephone: 202-566-0517
Last EDR Contact: 11/03/2023
Next Scheduled EDR Contact: 02/12/2024
Data Release Frequency: Varies

RADINFO: Radiation Information Database
The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 07/01/2019
Date Data Arrived at EDR: 07/01/2019
Date Made Active in Reports: 09/23/2019
Number of Days to Update: 84

Source: Environmental Protection Agency
Telephone: 202-343-9775
Last EDR Contact: 12/19/2023
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Quarterly

HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2007
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006
Date Data Arrived at EDR: 03/01/2007
Date Made Active in Reports: 04/10/2007
Number of Days to Update: 40

Source: Environmental Protection Agency
Telephone: 202-564-2501
Last EDR Contact: 12/17/2008
Next Scheduled EDR Contact: 03/17/2008
Data Release Frequency: No Update Planned

DOT OPS: Incident and Accident Data

Department of Transporation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 01/02/2020
Date Data Arrived at EDR: 01/28/2020
Date Made Active in Reports: 04/17/2020
Number of Days to Update: 80

Source: Department of Transporation, Office of Pipeline Safety
Telephone: 202-366-4595
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Quarterly

CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 12/31/2023
Date Data Arrived at EDR: 01/11/2024
Date Made Active in Reports: 01/16/2024
Number of Days to Update: 5

Source: Department of Justice, Consent Decree Library
Telephone: Varies
Last EDR Contact: 01/03/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2021
Date Data Arrived at EDR: 03/09/2023
Date Made Active in Reports: 03/20/2023
Number of Days to Update: 11

Source: EPA/NTIS
Telephone: 800-424-9346
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 04/01/2024
Data Release Frequency: Biennially

INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 07/14/2015
Date Made Active in Reports: 01/10/2017
Number of Days to Update: 546

Source: USGS
Telephone: 202-208-3710
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Semi-Annually

FUSRAP: Formerly Utilized Sites Remedial Action Program

DOE established the Formerly Utilized Sites Remedial Action Program (FUSRAP) in 1974 to remediate sites where radioactive contamination remained from Manhattan Project and early U.S. Atomic Energy Commission (AEC) operations.

Date of Government Version: 03/03/2023
Date Data Arrived at EDR: 03/03/2023
Date Made Active in Reports: 06/09/2023
Number of Days to Update: 98

Source: Department of Energy
Telephone: 202-586-3559
Last EDR Contact: 10/25/2023
Next Scheduled EDR Contact: 02/12/2024
Data Release Frequency: Varies

UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 08/30/2019
Date Data Arrived at EDR: 11/15/2019
Date Made Active in Reports: 01/28/2020
Number of Days to Update: 74

Source: Department of Energy
Telephone: 505-845-0011
Last EDR Contact: 11/09/2023
Next Scheduled EDR Contact: 02/26/2024
Data Release Frequency: Varies

LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

Date of Government Version: 09/19/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 16

Source: Environmental Protection Agency
Telephone: 703-603-8787
Last EDR Contact: 01/02/2024
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Varies

LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust

Date of Government Version: 04/05/2001
Date Data Arrived at EDR: 10/27/2010
Date Made Active in Reports: 12/02/2010
Number of Days to Update: 36

Source: American Journal of Public Health
Telephone: 703-305-6451
Last EDR Contact: 12/02/2009
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 10/12/2016
Date Data Arrived at EDR: 10/26/2016
Date Made Active in Reports: 02/03/2017
Number of Days to Update: 100

Source: EPA
Telephone: 202-564-2496
Last EDR Contact: 09/26/2017
Next Scheduled EDR Contact: 01/08/2018
Data Release Frequency: Annually

US MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 08/01/2023
Date Data Arrived at EDR: 08/22/2023
Date Made Active in Reports: 11/07/2023
Number of Days to Update: 77

Source: Department of Labor, Mine Safety and Health Administration
Telephone: 303-231-5959
Last EDR Contact: 11/17/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Semi-Annually

MINES VIOLATIONS: MSHA Violation Assessment Data

Mines violation and assessment information. Department of Labor, Mine Safety & Health Administration.

Date of Government Version: 01/02/2024
Date Data Arrived at EDR: 01/03/2024
Date Made Active in Reports: 01/04/2024
Number of Days to Update: 1

Source: DOL, Mine Safety & Health Admi
Telephone: 202-693-9424
Last EDR Contact: 01/03/2024
Next Scheduled EDR Contact: 02/19/2024
Data Release Frequency: Quarterly

US MINES 2: Ferrous and Nonferrous Metal Mines Database Listing

This map layer includes ferrous (ferrous metal mines are facilities that extract ferrous metals, such as iron ore or molybdenum) and nonferrous (Nonferrous metal mines are facilities that extract nonferrous metals, such as gold, silver, copper, zinc, and lead) metal mines in the United States.

Date of Government Version: 01/07/2022
Date Data Arrived at EDR: 02/24/2023
Date Made Active in Reports: 05/17/2023
Number of Days to Update: 82

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Varies

US MINES 3: Active Mines & Mineral Plants Database Listing

Active Mines and Mineral Processing Plant operations for commodities monitored by the Minerals Information Team of the USGS.

Date of Government Version: 04/14/2011
Date Data Arrived at EDR: 06/08/2011
Date Made Active in Reports: 09/13/2011
Number of Days to Update: 97

Source: USGS
Telephone: 703-648-7709
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Varies

ABANDONED MINES: Abandoned Mines

An inventory of land and water impacted by past mining (primarily coal mining) is maintained by OSMRE to provide information needed to implement the Surface Mining Control and Reclamation Act of 1977 (SMCRA). The inventory contains information on the location, type, and extent of AML impacts, as well as, information on the cost associated with the reclamation of those problems. The inventory is based upon field surveys by State, Tribal, and OSMRE program officials. It is dynamic to the extent that it is modified as new problems are identified and existing problems are reclaimed.

Date of Government Version: 11/28/2023
Date Data Arrived at EDR: 11/29/2023
Date Made Active in Reports: 12/11/2023
Number of Days to Update: 12

Source: Department of Interior
Telephone: 202-208-2609
Last EDR Contact: 11/28/2023
Next Scheduled EDR Contact: 03/18/2024
Data Release Frequency: Quarterly

MINES MRDS: Mineral Resources Data System
Mineral Resources Data System

Date of Government Version: 08/23/2022
Date Data Arrived at EDR: 11/22/2022
Date Made Active in Reports: 02/28/2023
Number of Days to Update: 98

Source: USGS
Telephone: 703-648-6533
Last EDR Contact: 11/20/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Varies

FINDS: Facility Index System/Facility Registry System
Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 11/03/2023
Date Data Arrived at EDR: 11/08/2023
Date Made Active in Reports: 11/20/2023
Number of Days to Update: 12

Source: EPA
Telephone: (215) 814-5000
Last EDR Contact: 11/08/2023
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Quarterly

UXO: Unexploded Ordnance Sites
A listing of unexploded ordnance site locations

Date of Government Version: 09/06/2023
Date Data Arrived at EDR: 09/13/2023
Date Made Active in Reports: 12/11/2023
Number of Days to Update: 89

Source: Department of Defense
Telephone: 703-704-1564
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 04/22/2024
Data Release Frequency: Varies

DOCKET HWC: Hazardous Waste Compliance Docket Listing
A complete list of the Federal Agency Hazardous Waste Compliance Docket Facilities.

Date of Government Version: 05/06/2021
Date Data Arrived at EDR: 05/21/2021
Date Made Active in Reports: 08/11/2021
Number of Days to Update: 82

Source: Environmental Protection Agency
Telephone: 202-564-0527
Last EDR Contact: 11/15/2023
Next Scheduled EDR Contact: 03/04/2024
Data Release Frequency: Varies

ECHO: Enforcement & Compliance History Information
ECHO provides integrated compliance and enforcement information for about 800,000 regulated facilities nationwide.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 01/04/2024
Number of Days to Update: 93

Source: Environmental Protection Agency
Telephone: 202-564-2280
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Quarterly

FUELS PROGRAM: EPA Fuels Program Registered Listing
This listing includes facilities that are registered under the Part 80 (Code of Federal Regulations) EPA Fuels Programs. All companies now are required to submit new and updated registrations.

Date of Government Version: 08/14/2023
Date Data Arrived at EDR: 08/15/2023
Date Made Active in Reports: 10/19/2023
Number of Days to Update: 65

Source: EPA
Telephone: 800-385-6164
Last EDR Contact: 11/10/2023
Next Scheduled EDR Contact: 02/26/2024
Data Release Frequency: Quarterly

PFAS NPL: Superfund Sites with PFAS Detections Information

EPA's Office of Land and Emergency Management and EPA Regional Offices maintain data describing what is known about site investigations, contamination, and remedial actions under the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) where PFAS is present in the environment.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 703-603-8895
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS FEDERAL SITES: Federal Sites PFAS Information

Several federal entities, such as the federal Superfund program, Department of Defense, National Aeronautics and Space Administration, Department of Transportation, and Department of Energy provided information for sites with known or suspected detections at federal facilities.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS TRIS: List of PFAS Added to the TRI

Section 7321 of the National Defense Authorization Act for Fiscal Year 2020 (NDAA) immediately added certain per- and polyfluoroalkyl substances (PFAS) to the list of chemicals covered by the Toxics Release Inventory (TRI) under Section 313 of the Emergency Planning and Community Right-to-Know Act (EPCRA) and provided a framework for additional PFAS to be added to TRI on an annual basis.

Date of Government Version: 12/28/2023
Date Data Arrived at EDR: 12/28/2023
Date Made Active in Reports: 01/04/2024
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 202-566-0250
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS TSCA: PFAS Manufacture and Imports Information

EPA issued the Chemical Data Reporting (CDR) Rule under the Toxic Substances Control Act (TSCA) and requires chemical manufacturers and facilities that manufacture or import chemical substances to report data to EPA. EPA publishes non-confidential business information (non-CBI) and includes descriptive information about each site, corporate parent, production volume, other manufacturing information, and processing and use information.

Date of Government Version: 12/28/2023
Date Data Arrived at EDR: 12/28/2023
Date Made Active in Reports: 01/04/2024
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS RCRA MANIFEST: PFAS Transfers Identified In the RCRA Database Listing

To work around the lack of PFAS waste codes in the RCRA database, EPA developed the PFAS Transfers dataset by mining e-Manifest records containing at least one of these common PFAS keywords: PFAS, PFOA, PFOS, PERFL, AFFF, GENX, GEN-X (plus the VT waste codes). These keywords were searched for in the following text fields: Manifest handling instructions (MANIFEST_HANDLING_INSTR), Non-hazardous waste description (NON_HAZ_WASTE_DESCRIPTION), DOT printed information (DOT_PRINTED_INFORMATION), Waste line handling instructions (WASTE_LINE_HANDLING_INSTR), Waste residue comments (WASTE_RESIDUE_COMMENTS).

Date of Government Version: 12/28/2023
Date Data Arrived at EDR: 12/28/2023
Date Made Active in Reports: 01/04/2024
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS ATSDR: PFAS Contamination Site Location Listing

PFAS contamination site locations from the Department of Health & Human Services, Center for Disease Control & Prevention. ATSDR is involved at a number of PFAS-related sites, either directly or through assisting state and federal partners. As of now, most sites are related to drinking water contamination connected with PFAS production facilities or fire training areas where aqueous film-forming firefighting foam (AFFF) was regularly used.

Date of Government Version: 06/24/2020
Date Data Arrived at EDR: 03/17/2021
Date Made Active in Reports: 11/08/2022
Number of Days to Update: 601

Source: Department of Health & Human Services
Telephone: 202-741-5770
Last EDR Contact: 10/23/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Varies

PFAS WQP: Ambient Environmental Sampling for PFAS

The Water Quality Portal (WQP) is a part of a modernized repository storing ambient sampling data for all environmental media and tissue samples. A wide range of federal, state, tribal and local governments, academic and non-governmental organizations and individuals submit project details and sampling results to this public repository. The information is commonly used for research and assessments of environmental quality.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 10/10/2023
Number of Days to Update: 7

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS NPDES: Clean Water Act Discharge Monitoring Information

Any discharger of pollutants to waters of the United States from a point source must have a National Pollutant Discharge Elimination System (NPDES) permit. The process for obtaining limits involves the regulated entity (permittee) disclosing releases in a NPDES permit application and the permitting authority (typically the state but sometimes EPA) deciding whether to require monitoring or monitoring with limits. Caveats and Limitations: Less than half of states have required PFAS monitoring for at least one of their permittees and fewer states have established PFAS effluent limits for permittees. New rulemakings have been initiated that may increase the number of facilities monitoring for PFAS in the future.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 01/04/2024
Number of Days to Update: 93

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS ECHO: Facilities in Industries that May Be Handling PFAS Listing

Regulators and the public have expressed interest in knowing which regulated entities may be using PFAS. EPA has developed a dataset from various sources that show which industries may be handling PFAS. Approximately 120,000 facilities subject to federal environmental programs have operated or currently operate in industry sectors with processes that may involve handling and/or release of PFAS.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS ECHO FIRE TRAINING: Facilities in Industries that May Be Handling PFAS Listing

A list of fire training sites was added to the Industry Sectors dataset using a keyword search on the permitted facilitys name to identify sites where fire-fighting foam may have been used in training exercises. Additionally, you may view an example spreadsheet of the subset of fire training facility data, as well as the keywords used in selecting or deselecting a facility for the subset. as well as the keywords used in selecting or deselecting a facility for the subset. These keywords were tested to maximize accuracy in selecting facilities that may use fire-fighting foam in training exercises, however, due to the lack of a required reporting field in the data systems for designating fire training sites, this methodology may not identify all fire training sites or may potentially misidentify them.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PFAS PART 139 AIRPORT: All Certified Part 139 Airports PFAS Information Listing

Since July 1, 2006, all certified part 139 airports are required to have fire-fighting foam onsite that meet military specifications (MIL-F-24385) (14 CFR 139.317). To date, these military specification fire-fighting foams are fluorinated and have been historically used for training and extinguishing. The 2018 FAA Reauthorization Act has a provision stating that no later than October 2021, FAA shall not require the use of fluorinated AFFF. This provision does not prohibit the use of fluorinated AFFF at Part 139 civilian airports; it only prohibits FAA from mandating its use. The Federal Aviation Administration?s document AC 150/5210-6D - Aircraft Fire Extinguishing Agents provides guidance on Aircraft Fire Extinguishing Agents, which includes Aqueous Film Forming Foam (AFFF).

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-272-0167
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

AQUEOUS FOAM NRC: Aqueous Foam Related Incidents Listing

The National Response Center (NRC) serves as an emergency call center that fields initial reports for pollution and railroad incidents and forwards that information to appropriate federal/state agencies for response. The spreadsheets posted to the NRC website contain initial incident data that has not been validated or investigated by a federal/state response agency. Response center calls from 1990 to the most recent complete calendar year where there was indication of Aqueous Film Forming Foam (AFFF) usage are included in this dataset. NRC calls may reference AFFF usage in the ?Material Involved? or ?Incident Description? fields.

Date of Government Version: 09/23/2023
Date Data Arrived at EDR: 10/03/2023
Date Made Active in Reports: 12/21/2023
Number of Days to Update: 79

Source: Environmental Protection Agency
Telephone: 202-267-2675
Last EDR Contact: 12/28/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

PCS: Permit Compliance System

PCS is a computerized management information system that contains data on National Pollutant Discharge Elimination System (NPDES) permit holding facilities. PCS tracks the permit, compliance, and enforcement status of NPDES facilities.

Date of Government Version: 07/14/2011
Date Data Arrived at EDR: 08/05/2011
Date Made Active in Reports: 09/29/2011
Number of Days to Update: 55

Source: EPA, Office of Water
Telephone: 202-564-2496
Last EDR Contact: 12/27/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: No Update Planned

PCS ENF: Enforcement data

No description is available for this data

Date of Government Version: 12/31/2014
Date Data Arrived at EDR: 02/05/2015
Date Made Active in Reports: 03/06/2015
Number of Days to Update: 29

Source: EPA
Telephone: 202-564-2497
Last EDR Contact: 12/27/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

BIOSOLIDS: ICIS-NPDES Biosolids Facility Data

The data reflects compliance information about facilities in the biosolids program.

Date of Government Version: 12/31/2023
Date Data Arrived at EDR: 01/03/2024
Date Made Active in Reports: 01/16/2024
Number of Days to Update: 13

Source: Environmental Protection Agency
Telephone: 202-564-4700
Last EDR Contact: 01/03/2024
Next Scheduled EDR Contact: 04/29/2024
Data Release Frequency: Varies

PFAS: Per- and Polyfluoroalkyl Substances

PFOS and PFOA stand for perfluorooctane sulfonate and perfluorooctanoic acid, respectively. Both are fluorinated organic chemicals, part of a larger family of compounds referred to as perfluoroalkyl substances (PFASs).

Date of Government Version: 09/29/2023
Date Data Arrived at EDR: 10/04/2023
Date Made Active in Reports: 12/26/2023
Number of Days to Update: 83

Source: Department of Environmental Quality
Telephone: 804-698-4336
Last EDR Contact: 01/12/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

AIRS: Permitted Airs Facility List

A listing of permitted Airs facilities.

Date of Government Version: 09/11/2023
Date Data Arrived at EDR: 09/12/2023
Date Made Active in Reports: 12/01/2023
Number of Days to Update: 80

Source: Department of Environmental Quality
Telephone: 804-698-4000
Last EDR Contact: 12/06/2023
Next Scheduled EDR Contact: 03/25/2024
Data Release Frequency: Annually

CEDS: Comprehensive Environmental Data System

Virginia Water Protection Permits, Virginia Pollution Discharge System (point discharge) permits and Virginia Pollution Abatement (no point discharge) permits.

Date of Government Version: 09/11/2023
Date Data Arrived at EDR: 09/21/2023
Date Made Active in Reports: 12/12/2023
Number of Days to Update: 82

Source: Department of Environmental Quality
Telephone: 804-698-4077
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Quarterly

COAL ASH: Coal Ash Disposal Sites

A listing of facilities with coal ash impoundments.

Date of Government Version: 08/25/2023
Date Data Arrived at EDR: 08/29/2023
Date Made Active in Reports: 11/15/2023
Number of Days to Update: 78

Source: Department of Environmental Protection
Telephone: 804-698-4285
Last EDR Contact: 12/19/2023
Next Scheduled EDR Contact: 03/11/2024
Data Release Frequency: Varies

DRYCLEANERS: Drycleaner List

A listing of registered drycleaners.

Date of Government Version: 08/28/2023
Date Data Arrived at EDR: 08/29/2023
Date Made Active in Reports: 11/15/2023
Number of Days to Update: 78

Source: Department of Environmental Quality
Telephone: 804-698-4407
Last EDR Contact: 01/12/2024
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Varies

ENFORCEMENT: Enforcement Actions Data

A listing of enforcement actions.

Date of Government Version: 09/26/2023
Date Data Arrived at EDR: 09/28/2023
Date Made Active in Reports: 10/24/2023
Number of Days to Update: 26

Source: Department of Environmental Quality
Telephone: 804-698-4031
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 04/08/2024
Data Release Frequency: Quarterly

Financial Assurance 1: Financial Assurance Information Listing

A listing of financial assurance information for underground storage tank facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 07/20/2023
Date Data Arrived at EDR: 07/20/2023
Date Made Active in Reports: 10/10/2023
Number of Days to Update: 82

Source: Department of Environmental Quality
Telephone: 804-698-4205
Last EDR Contact: 10/23/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Varies

Financial Assurance 2: Financial Assurance Information listing
Solid waste financial assurance information.

Date of Government Version: 07/21/2023
Date Data Arrived at EDR: 07/25/2023
Date Made Active in Reports: 10/10/2023
Number of Days to Update: 77

Source: Department of Environmental Quality
Telephone: 804-698-4123
Last EDR Contact: 10/22/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Varies

TIER 2: Tier 2 Information Listing
A listing of facilities which store or manufacture hazardous materials and submit a chemical inventory report.

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 09/15/2023
Date Made Active in Reports: 12/07/2023
Number of Days to Update: 83

Source: Department of Environmental Quality
Telephone: 804-698-4159
Last EDR Contact: 12/11/2023
Next Scheduled EDR Contact: 03/25/2024
Data Release Frequency: No Update Planned

UIC: Underground Injection Control Wells
A listing of underground injection controls wells.

Date of Government Version: 07/24/2023
Date Data Arrived at EDR: 07/25/2023
Date Made Active in Reports: 07/26/2023
Number of Days to Update: 1

Source: Department of Mines, Minerals and Energy
Telephone: 276-415-9700
Last EDR Contact: 10/25/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Quarterly

EDR HIGH RISK HISTORICAL RECORDS

EDR Exclusive Records

EDR MGP: EDR Proprietary Manufactured Gas Plants
The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: No Update Planned

EDR Hist Auto: EDR Exclusive Historical Auto Stations
EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR Hist Cleaner: EDR Exclusive Historical Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A
Date Data Arrived at EDR: N/A
Date Made Active in Reports: N/A
Number of Days to Update: N/A

Source: EDR, Inc.
Telephone: N/A
Last EDR Contact: N/A
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

EDR RECOVERED GOVERNMENT ARCHIVES

Exclusive Recovered Govt. Archives

RGA LF: Recovered Government Archive Solid Waste Facilities List

The EDR Recovered Government Archive Landfill database provides a list of landfills derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Quality in Virgina.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 01/20/2014
Number of Days to Update: 203

Source: Department of Environmental Quality
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

RGA LUST: Recovered Government Archive Leaking Underground Storage Tank

The EDR Recovered Government Archive Leaking Underground Storage Tank database provides a list of LUST incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Quality in Virgina and at the Regional VA Levels.

Date of Government Version: N/A
Date Data Arrived at EDR: 07/01/2013
Date Made Active in Reports: 01/15/2014
Number of Days to Update: 198

Source: Department of Environmental Quality
Telephone: N/A
Last EDR Contact: 06/01/2012
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 08/07/2023
Date Data Arrived at EDR: 08/08/2023
Date Made Active in Reports: 10/24/2023
Number of Days to Update: 77

Source: Department of Energy & Environmental Protection
Telephone: 860-424-3375
Last EDR Contact: 11/07/2023
Next Scheduled EDR Contact: 02/19/2024
Data Release Frequency: No Update Planned

NJ MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 12/31/2018
Date Data Arrived at EDR: 04/10/2019
Date Made Active in Reports: 05/16/2019
Number of Days to Update: 36

Source: Department of Environmental Protection
Telephone: N/A
Last EDR Contact: 12/27/2023
Next Scheduled EDR Contact: 04/15/2024
Data Release Frequency: Annually

NY MANIFEST: Facility and Manifest Data
Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 12/31/2019
Date Data Arrived at EDR: 11/30/2023
Date Made Active in Reports: 12/01/2023
Number of Days to Update: 1

Source: Department of Environmental Conservation
Telephone: 518-402-8651
Last EDR Contact: 11/30/2023
Next Scheduled EDR Contact: 02/05/2024
Data Release Frequency: Quarterly

PA MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 06/30/2018
Date Data Arrived at EDR: 07/19/2019
Date Made Active in Reports: 09/10/2019
Number of Days to Update: 53

Source: Department of Environmental Protection
Telephone: 717-783-8990
Last EDR Contact: 01/05/2024
Next Scheduled EDR Contact: 04/22/2024
Data Release Frequency: Annually

RI MANIFEST: Manifest information
Hazardous waste manifest information

Date of Government Version: 12/31/2020
Date Data Arrived at EDR: 11/30/2021
Date Made Active in Reports: 02/18/2022
Number of Days to Update: 80

Source: Department of Environmental Management
Telephone: 401-222-2797
Last EDR Contact: 11/09/2022
Next Scheduled EDR Contact: 02/26/2024
Data Release Frequency: Annually

WI MANIFEST: Manifest Information
Hazardous waste manifest information.

Date of Government Version: 05/31/2018
Date Data Arrived at EDR: 06/19/2019
Date Made Active in Reports: 09/03/2019
Number of Days to Update: 76

Source: Department of Natural Resources
Telephone: N/A
Last EDR Contact: 11/29/2023
Next Scheduled EDR Contact: 03/18/2024
Data Release Frequency: Annually

Oil/Gas Pipelines
Source: Endeavor Business Media
Petroleum Bundle (Crude Oil, Refined Products, Petrochemicals, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)) N = Natural Gas Bundle (Natural Gas, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)). This map includes information copyrighted by Endeavor Business Media. This information is provided on a best effort basis and Endeavor Business Media does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of Endeavor Business Media.

Electric Power Transmission Line Data
Source: Endeavor Business Media
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GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Sensitive Receptors: There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

AHA Hospitals:
Source: American Hospital Association, Inc.
Telephone: 312-280-5991
The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

Medical Centers: Provider of Services Listing
Source: Centers for Medicare & Medicaid Services
Telephone: 410-786-3000
A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

Nursing Homes
Source: National Institutes of Health
Telephone: 301-594-6248
Information on Medicare and Medicaid certified nursing homes in the United States.

Public Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

Private Schools
Source: National Center for Education Statistics
Telephone: 202-502-7300
The National Center for Education Statistics' primary database on private school locations in the United States.

Daycare Centers: Licensed Facilities
Source: Department of Social Services
Telephone: 804-692-1900

Flood Zone Data: This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.
Source: FEMA
Telephone: 877-336-2627
Date of Government Version: 2003, 2015

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005, 2010 and 2015 from the U.S. Fish and Wildlife Service.

Current USGS 7.5 Minute Topographic Map
Source: U.S. Geological Survey

STREET AND ADDRESS INFORMATION

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Appendix C: Historical Records Documentation

Isle of Wight, Virginia

generated on 1/17/2024 11:25:46 AM CST

Parcel

Parcel ID	Alt. PIN	Parcel Address	AV - Tot. Lnd & Improv.	Data as of
21A-01-511	3374	S CHURCH ST, SMITHFIELD	$1,095,000	1/15/2024

Property Owner Information

Property Owner	WATERFORD AT BATTERY PARK LLC
Property Owner Address	5400 LAKESIDE AVENUE VIRGINIA BEACH VA 23451
Transfer Date	06/03/2021
Document No.	214045
Document Reference No.	

Location Information

Tax Group Code	55	Routing No.	
Township No.	001,	Legal Desc.	ADJ TOM POWELL PLAT 2-123-5 PARCEL A PLAT 2012-87-1 & 2
Parcel Address	S CHURCH ST, SMITHFIELD		
Legal Acreage	18.2500		

Parcel Information

Property Class Code	COMMERCIAL/INDUSTRIAL
Neighborhood Code	100
Neighborhood Factor	.00
Neighborhood Type	B

Assessment Information

Current AV - Total Land	$1,095,000	Adj. Factor Applied	0.00
Current AV - Total Improv.	$0	Average AV/Acre	$0
AV - Tot. Lnd & Improv.	$1,095,000	Appraisal Date	3/28/2023
Reason for Change Code	24		
Prior AV - Total Land	$1,095,000		
Prior AV - Total Improv.	$0		

1201 S CHURCH ST

1201 S CHURCH ST

SMITHFIELD, VA 23430

Inquiry Number: 5555875.3

February 07, 2019

Certified Sanborn® Map Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

Certified Sanborn® Map Report

02/07/19

Site Name:

1201 S CHURCH ST
1201 S CHURCH ST
SMITHFIELD, VA 23430
EDR Inquiry # 5555875.3

Client Name:

Bay Environmental
648 Independence Parkway
Chesapeake, VA 23320
Contact: Michael Ewing

The Sanborn Library has been searched by EDR and maps covering the target property location as provided by Bay Environmental were identified for the years listed below. The Sanborn Library is the largest, most complete collection of fire insurance maps. The collection includes maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow, and others. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by the Sanborn Library LLC, the copyright holder for the collection. Results can be authenticated by visiting www.edrnet.com/sanborn.

The Sanborn Library is continually enhanced with newly identified map archives. This report accesses all maps in the collection as of the day this report was generated.

Certified Sanborn Results:

Certification # 4FF0-48C6-AAB7

PO # NA

Project NA

UNMAPPED PROPERTY

This report certifies that the complete holdings of the Sanborn Library, LLC collection have been searched based on client supplied target property information, and fire insurance maps covering the target property were not found.

Sanborn® Library search results

Certification #: 4FF0-48C6-AAB7

The Sanborn Library includes more than 1.2 million fire insurance maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow and others which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

- ✓ Library of Congress
- ✓ University Publications of America
- ✓ EDR Private Collection

The Sanborn Library LLC Since 1866™

Limited Permission To Make Copies

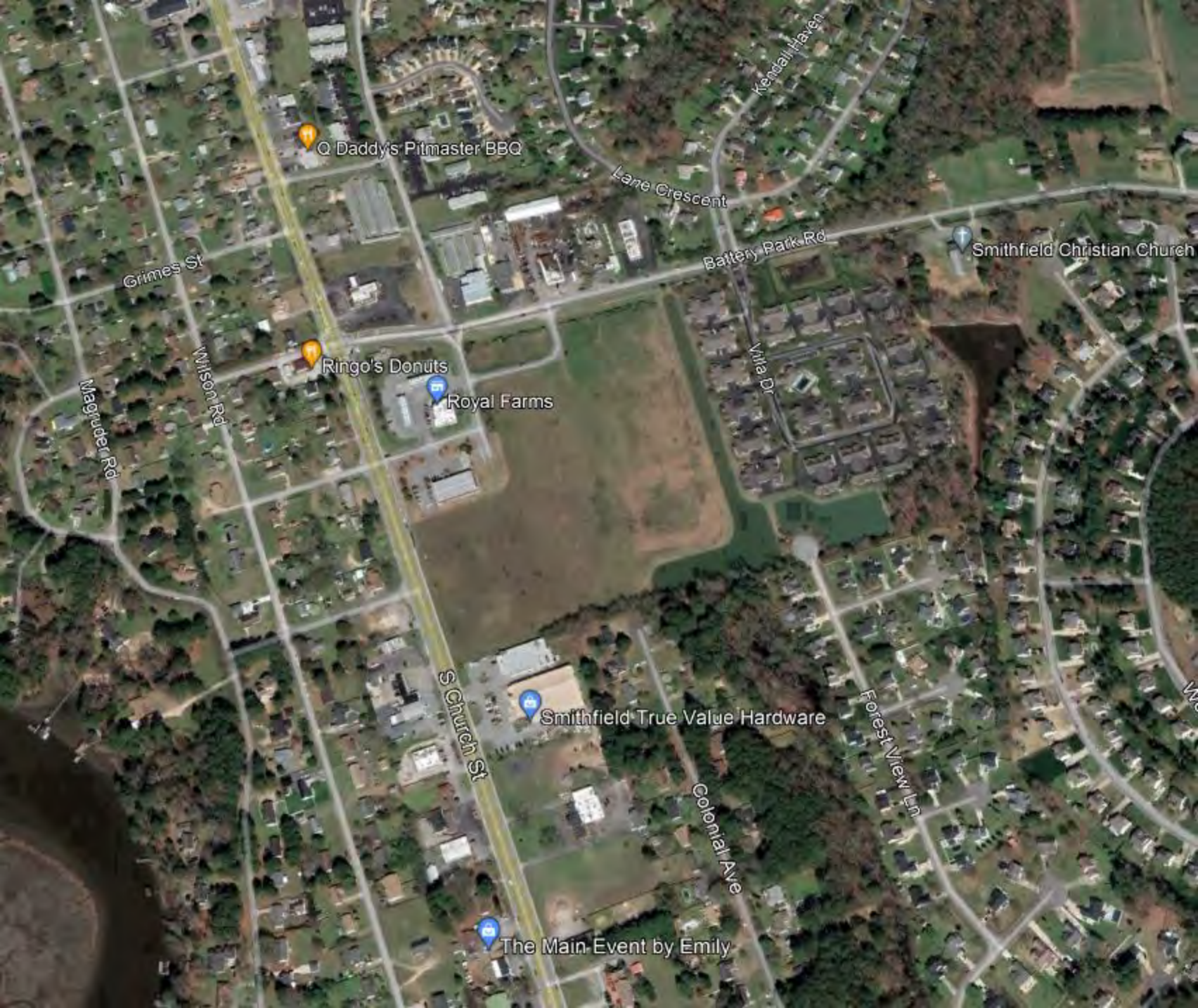
Bay Environmental (the client) is permitted to make up to FIVE photocopies of this Sanborn Map transmittal and each fire insurance map accompanying this report solely for the limited use of its customer. No one other than the client is authorized to make copies. Upon request made directly to an EDR Account Executive, the client may be permitted to make a limited number of additional photocopies. This permission is conditioned upon compliance by the client, its customer and their agents with EDR's copyright policy; a copy of which is available upon request.

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Q Daddy's Pitmaster BBQ
Kendall Haven
Lane Crescent
Battery Park Rd
Smithfield Christian Church
Grimes St
Wilson Rd
Ringo's Donuts
Royal Farms
Magruder Rd
Villa Dr
S Church St
Smithfield True Value Hardware
Forest View Ln
Colonial Ave
The Main Event by Emily

1201 S CHURCH ST

1201 S CHURCH ST

SMITHFIELD, VA 23430

Inquiry Number: 5555875.5

February 07, 2019

The EDR Aerial Photo Decade Package

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

EDR Aerial Photo Decade Package

02/07/19

Site Name:

1201 S CHURCH ST
1201 S CHURCH ST
SMITHFIELD, VA 23430
EDR Inquiry # 5555875.5

Client Name:

Bay Environmental
648 Independence Parkway
Chesapeake, VA 23320
Contact: Michael Ewing

Environmental Data Resources, Inc. (EDR) Aerial Photo Decade Package is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's professional researchers provide digitally reproduced historical aerial photographs, and when available, provide one photo per decade.

Search Results:

Year	Scale	Details	Source
2016	1"=500'	Flight Year: 2016	USDA/NAIP
2012	1"=500'	Flight Year: 2012	USDA/NAIP
2009	1"=500'	Flight Year: 2009	USDA/NAIP
2006	1"=500'	Flight Year: 2006	USDA/NAIP
2000	1"=750'	Flight Date: March 24, 2000	USGS
1994	1"=500'	Acquisition Date: March 06, 1994	USGS/DOQQ
1989	1"=750'	Flight Date: March 17, 1989	USGS
1982	1"=500'	Flight Date: April 01, 1982	USDA
1972	1"=500'	Flight Date: February 14, 1972	USGS
1963	1"=500'	Flight Date: March 30, 1963	USGS
1961	1"=500'	Flight Date: June 20, 1961	USGS
1959	1"=500'	Flight Date: December 08, 1959	USGS

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= 500'
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EDR


INQUIRY #: 5555875.5
YEAR: 2012
= 500'
N
EDR


INQUIRY #: 5555875.5
YEAR: 2009
= 500'
N
EDR


INQUIRY #: 5555875.5
YEAR: 2006
= 500'
N
EDR



INQUIRY #: 5555875.5

YEAR: 2000

= 750'

N

EDR

Subject boundary not shown because it exceeds image extent or image is not georeferenced.



INQUIRY #: 5555875.5

YEAR: 2000

= 750'

N

EDR

Subject boundary not shown because it exceeds image extent or image is not georeferenced.


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YEAR: 1994
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EDR


1623-15
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YEAR: 1989
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EDR
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YEAR: 1989

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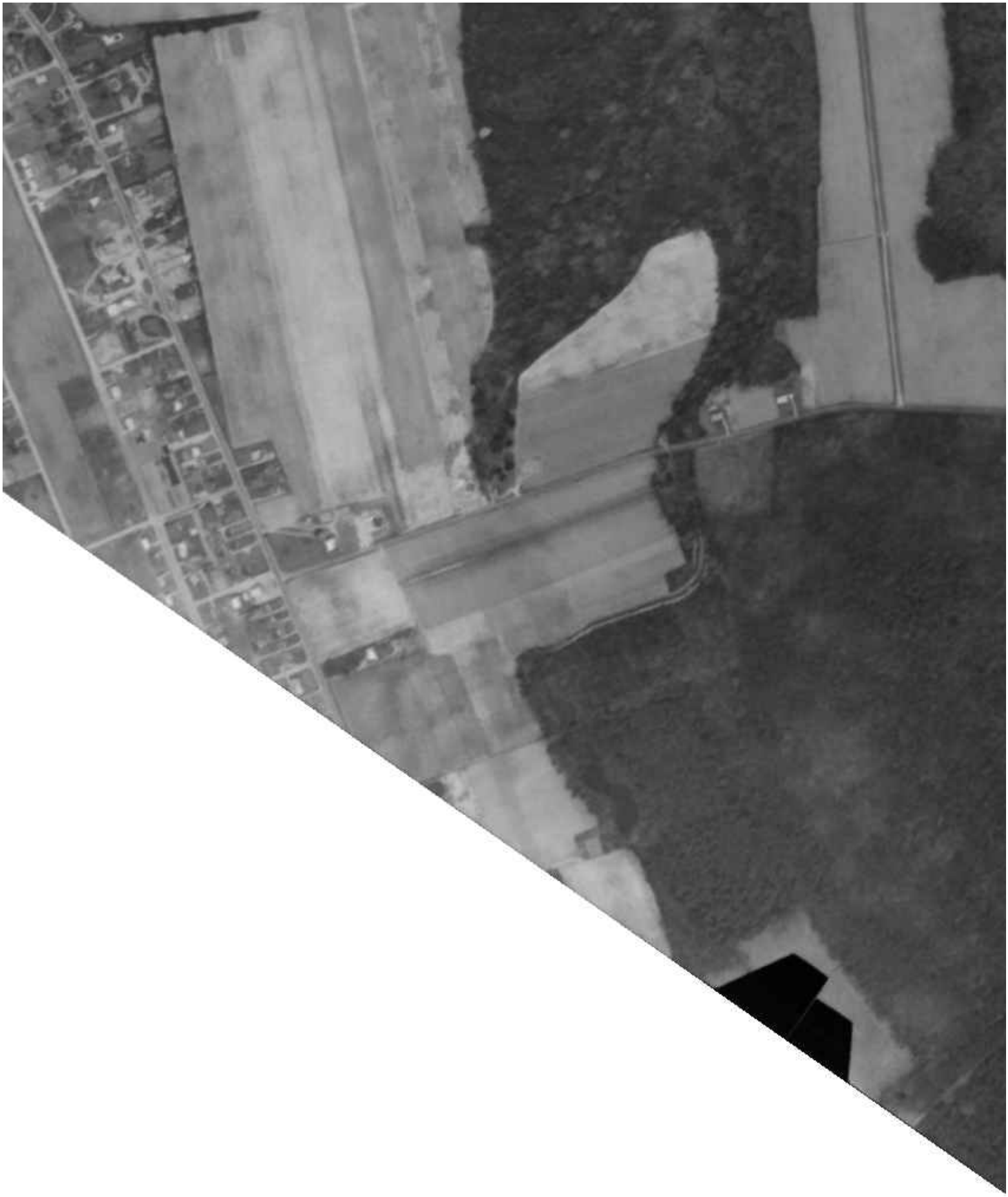
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EDR



INQUIRY #: 5555875.5

YEAR: 1963

= 500'

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EDR



INQUIRY #: 5555875.5

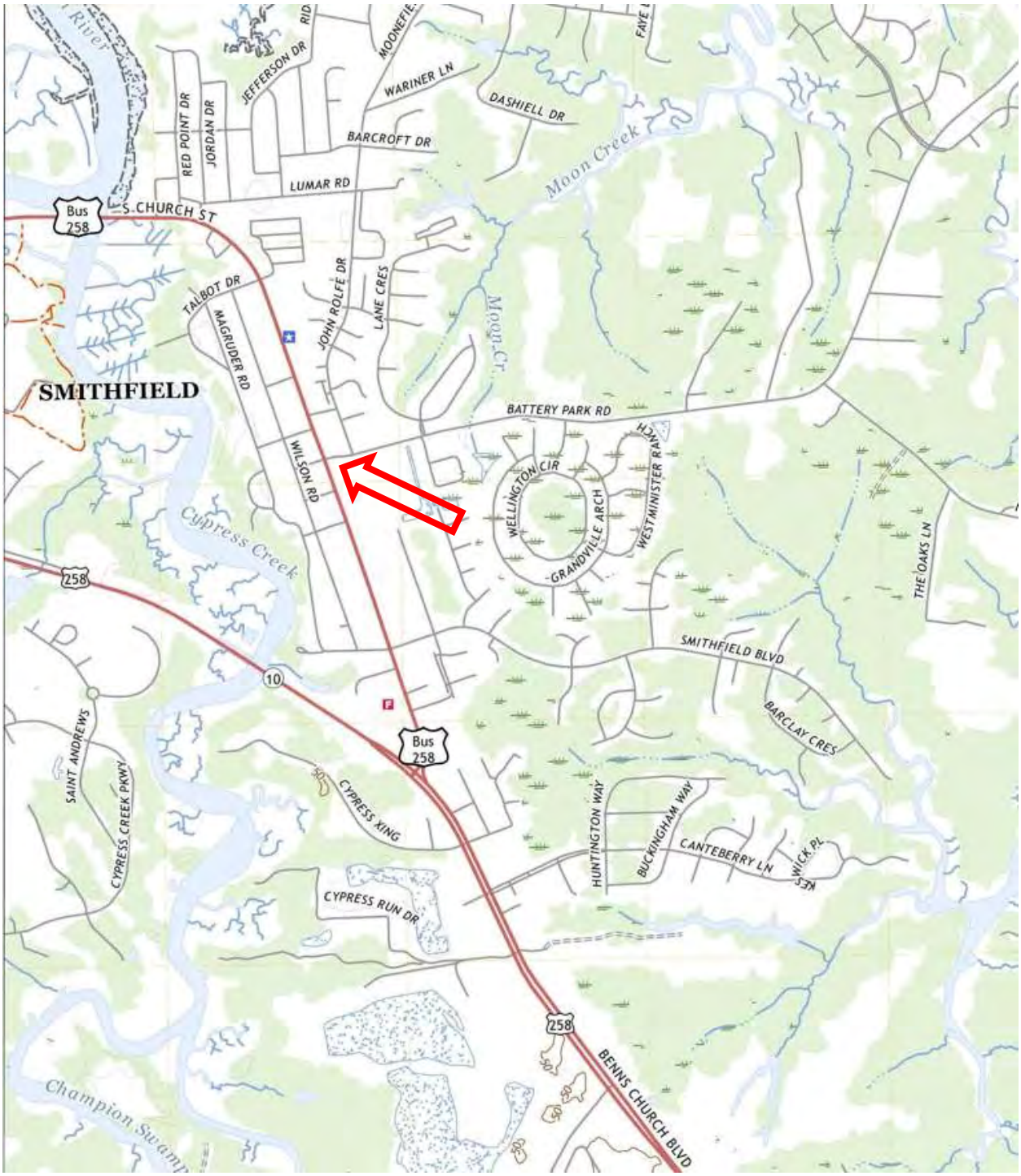
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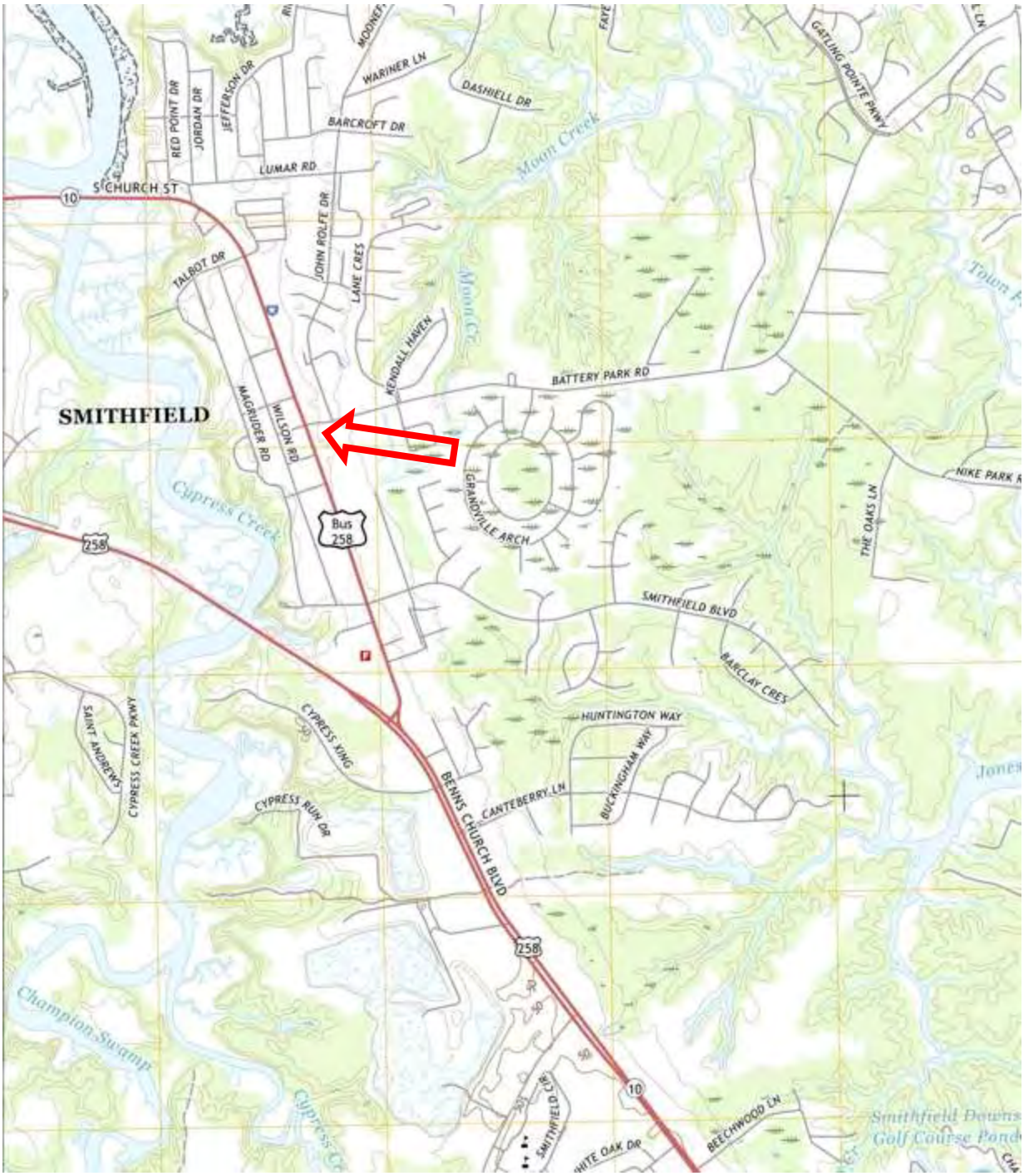
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EDR

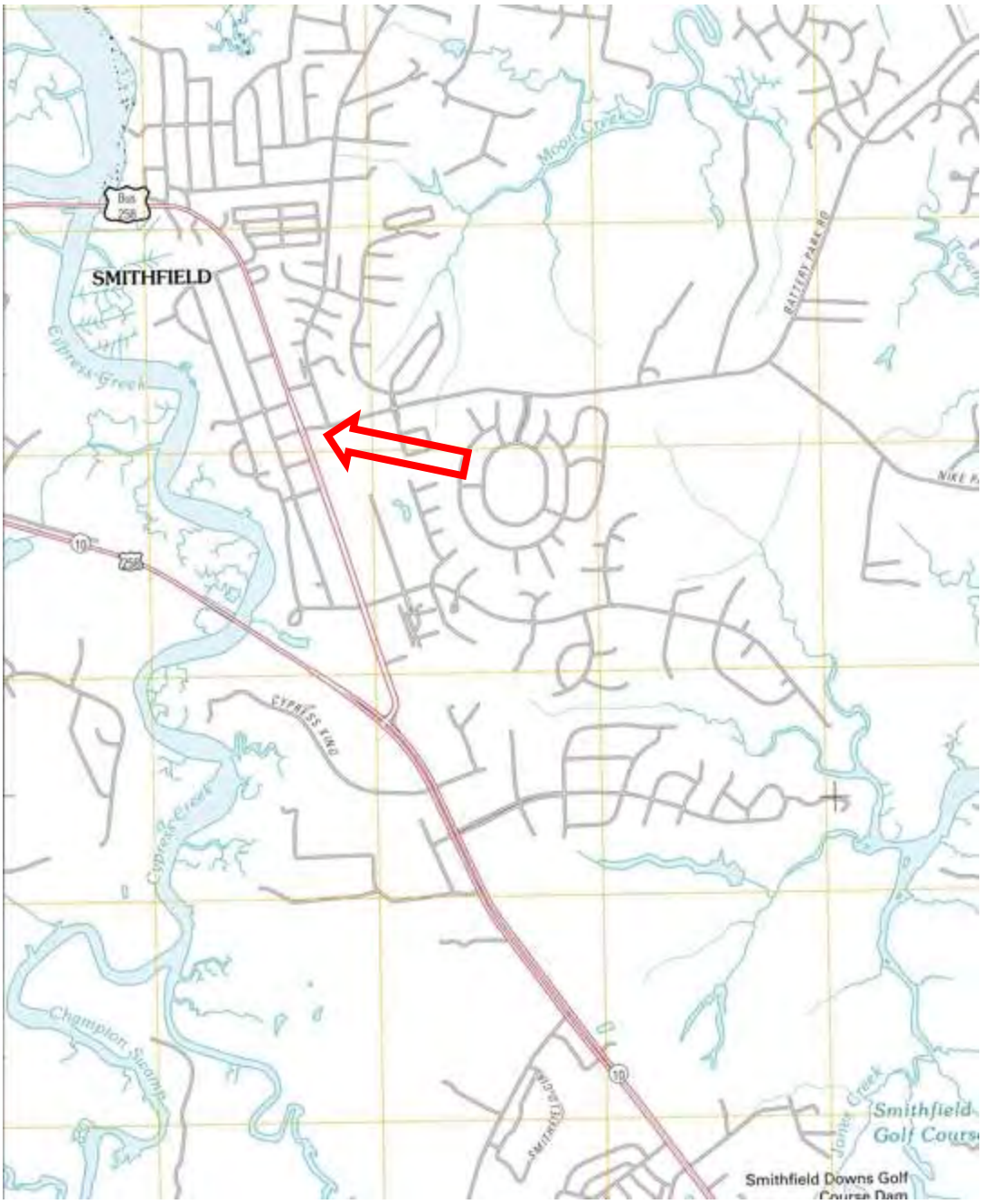

INQUIRY #: 5555875.5
YEAR: 1959
= 500'
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EDR



Topographic Quadrangle, Benns Church, 2022



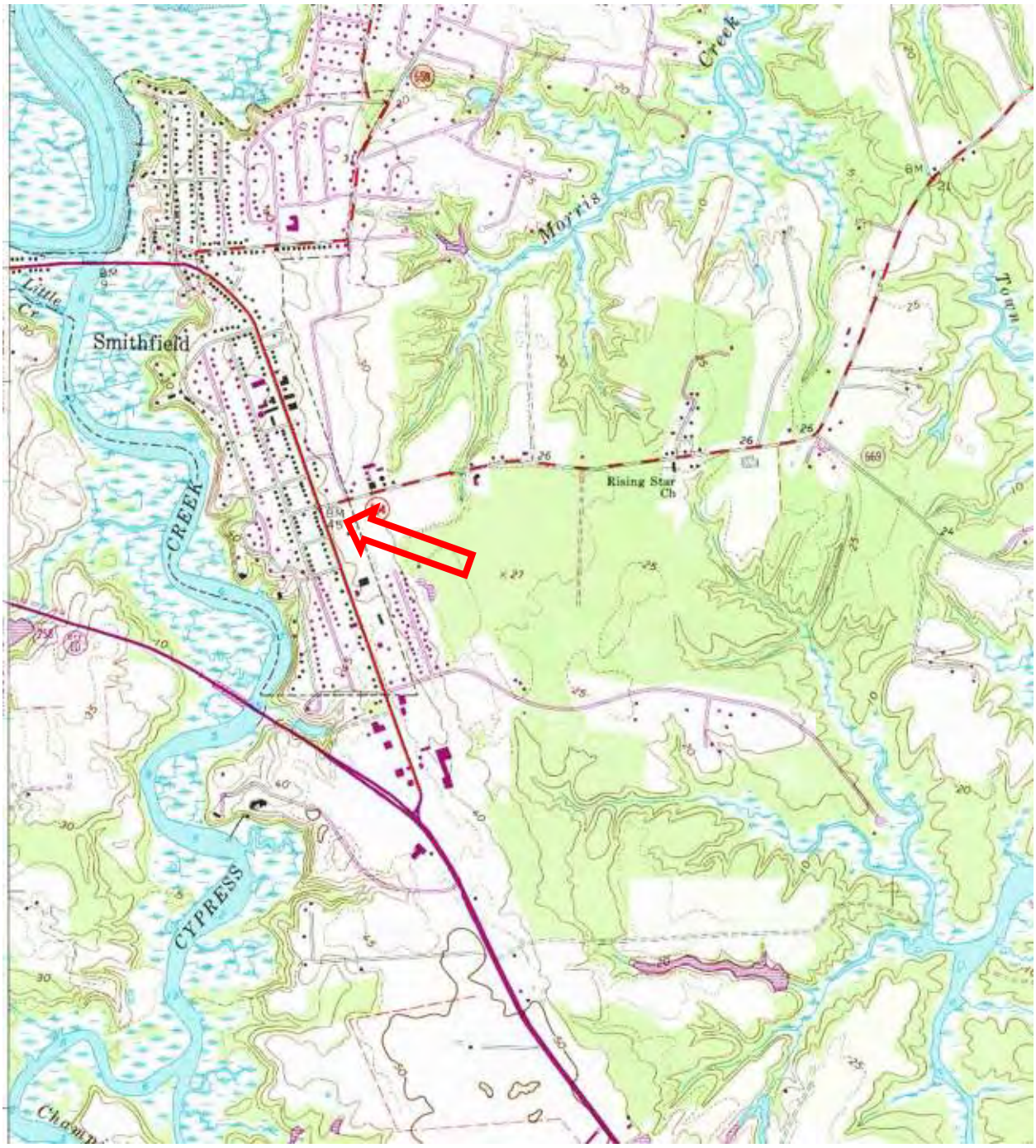
Topographic Quadrangle, Benns Church, 2016



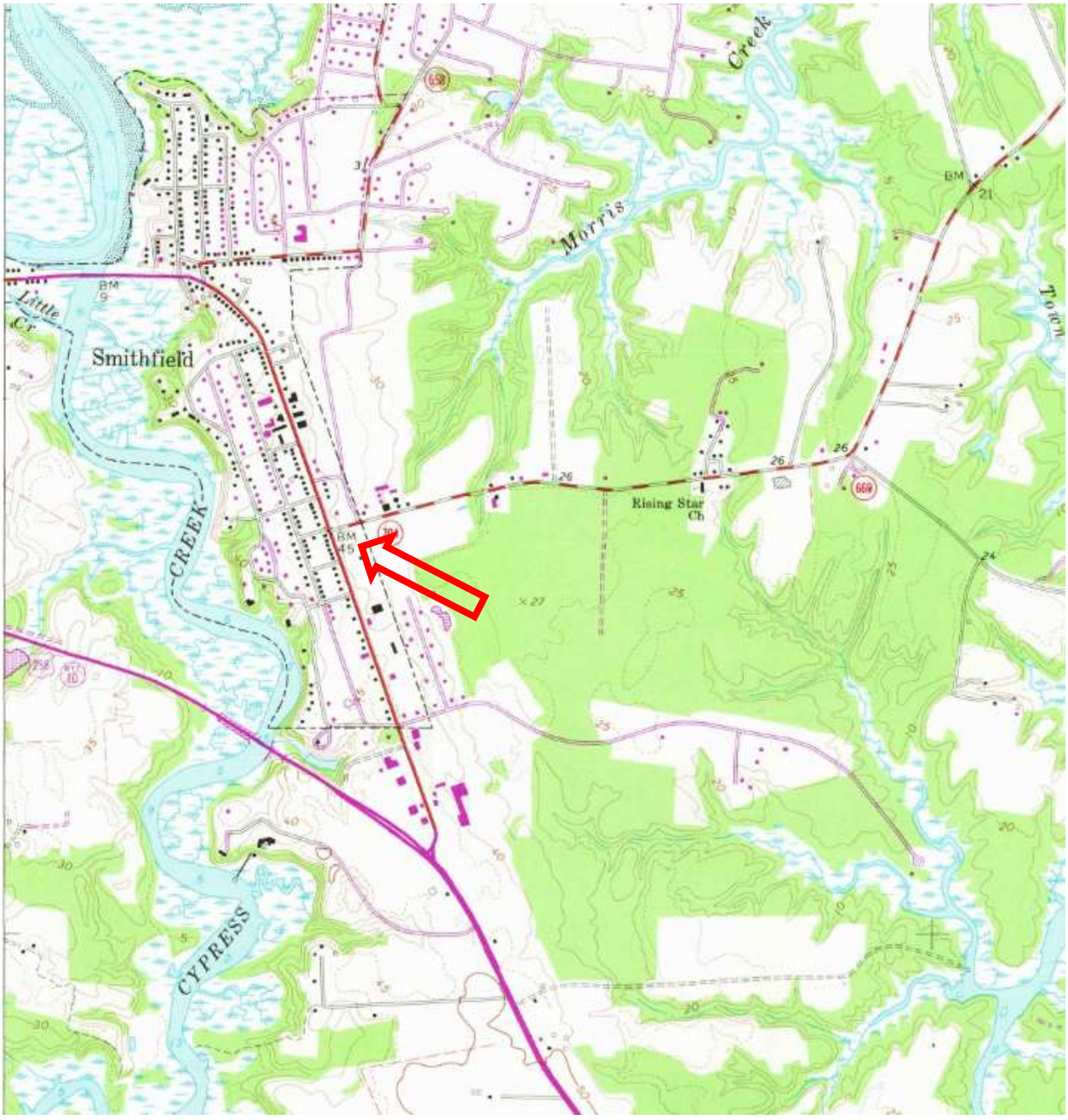
Topographic Quadrangle, Benns Church, 2010



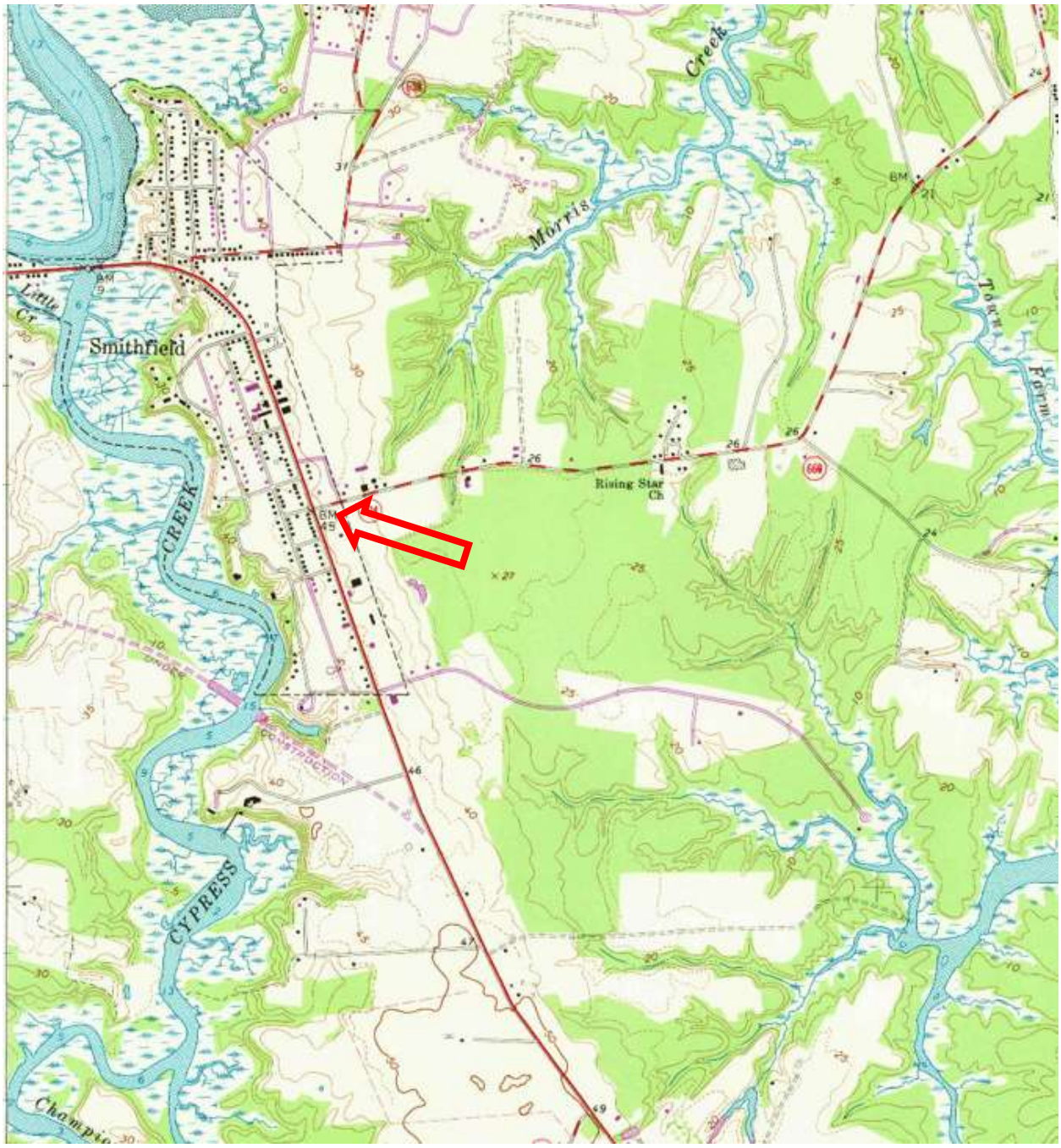
Topographic Quadrangle, Benns Church, 1965, photorevised 1982, minor revision 1992



Topographic Quadrangle, Benns Church, 1965, photorevised 1986



Topographic Quadrangle, Benns Church, 1965, photorevised 1980



Topographic Quadrangle, Benns Church, 1965, photorevised 1972



Topographic Quadrangle, Benns Church, 1965



Topographic Quadrangle, Benns Church, 1957



Topographic Quadrangle, Benns Church, 1952

Appendix D: Interview Documentation

USER QUESTIONNAIRE

Property Location/Address:

1301 South Church St., Smithfield, VA

To qualify for one of the Landowner Liability Protections (LLPs)[1] offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001 the user should provide the following information to the environmental professional. Failure to provide this information could result in a determination that "all appropriate inquiry" is not complete.

Please provide supporting details for any answers that are "yes."

(1.) Environmental liens that are filed or recorded against the subject property (40 CFR 312.25).
Did a search of recorded land title records identify any environmental liens against the subject property that are filed or recorded under federal, tribal, state or local law?

Yes ☐ No ☒ N/A ☐

(2.) Activity and land use limitations that are in place on the subject property or that have been filed or recorded against the subject property (40 CFR 312.26).
Did a search of recorded land title records identify any AULs, such as engineering controls, land use restrictions or institutional controls that are in place at the subject property and/or have been field or recorded in a registry under federal, tribal, state or local law?

Yes ☐ No ☒ N/A ☐

(3.) Specialized knowledge or experience of the person seeking to qualify for LLP (40 CFR 312.28).
Do you have any specialized knowledge or experience related to the subject property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the subject property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?

Yes ☐ No ☒

(4.) Relationship of the purchase price to the fair market value of the subject property if it were not contaminated (40 CFR 312.29).
Does the purchase price being paid for this subject property reasonably reflect the fair market value of the subject property?

Yes ☒ No ☐

If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the subject property?

Yes ☐ No ☐ N/A ☒

(5.) Commonly known or reasonably known or reasonably ascertainable information about the subject property (40 CFR 312.30).

	Yes	No
	☐	☒

Are you aware of commonly known or reasonably ascertainable information about the subject property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example, as user,

Past uses appear from aerials appear to be vacant/ farmed/ wooded

(a.) Do you know the past uses of the subject property?	☐	☒
(b.) Do you know of specific chemicals that are present or once were present at the subject property?	☐	☒
(c.) Do you know of spills or other chemical releases that have taken place at the subject property?	☐	☒
(d.) Do you know of any environmental cleanups that have taken place at the subject property?	☐	☒

(6.) The degree of obviousness of the presence of likely presence of contamination at the subject property, and the ability to detect the contamination by appropriate investigation (40 CFR 312.31).

	Yes	No
Based on your knowledge and experience related to the subject property are there any obvious indicators that point to the presence or likely presence of releases at the subject property?	☐	☒

Additional Information:

1. Reason why Phase I ESA is required:
Rezoning/ Development

2. Type of Property:

		Type of Transaction:	
Commercial	☐	Purchase	☒
Industrial	☐	Financing	☐
Residential	☐	Sale	☐
Vacant/Undeveloped	☒	Lease	☐
Other _____		Other _____	

3. Are there any existing environmental reports, documents, correspondence, etc. available for review? Previous ESA by Bay Env.

Yes	No
☒	☐

User Name/Company: Development Logistics and Consulting, LLC

Address: 1885 Governor's Pointe Dr., Ste. B, Suffolk VA 23436

User Signature: _____ Date 1-17-24

Printed Name of User: Nathan Diehl

[1] Landowner Liability Protections, or LLPs, is the term used to describe the three types of potential defenses to Superfund liability in EPA's *Interim Guidance Regarding Criteria Landowners Must Meet in Order to Qualify for Bona Fide Prospective Purchaser, Contiguous Property Owner, or Innocent Landowner Limitations on CERCLA Liability ("Common Elements"* Guide) issued on March 6, 2003.

BAY ENVIRONMENTAL, INC.

RECORD OF COMMUNICATION

Contact Name: John Mamoudis

Date: January 31, 2024

Phone: 757-449-3925

Re: property information

Comments: Mr. Mamoudis contacted Sara Howard by telephone and stated that nothing has changed on the Subject Property since they purchased it. All they have done is cut the grass.

From:	JOHN MAMOUDIS
To:	Sara Howard
Cc:	Mike Ewing
Subject:	Re: Phase I ESA - Battery Park Rd & S Church St - Owner Questionnaire
Date:	Wednesday, January 31, 2024 10:15:01 AM

Jan.31 , 2024 @ 10:07 am :
Sarah , you and I just spoke on the phone and you interviewed me in lieu of the Owner Questionnaire , if you need anything in the future, just let me know .
Thank You ,
John T.Mamoudis
757-449-3925
Sent from my iPhone

> On Jan 31, 2024, at 9:30 AM, Sara Howard <sara@bay-environmental.com> wrote:
>
> Hi Mr. Mamoudis, I wanted to follow up on my email from last week. Please complete and return the attached questionnaire at your earliest convenience. Thank you!
>
> Sara Howard, PG
> Due Diligence Manager
> **Bay Environmental, Inc.**
>
> Phone: 757-436-5900
>
> ---
>
> **From:** Sara Howard
> **Sent:** Friday, January 19, 2024 10:54 AM
> **To:** jtmdev@aol.com
> **Subject:** Phase I ESA - Battery Park Rd & S Church St - Owner Questionnaire
>
> Hi Mr. Mamoudis,
>
> Brian Mullins at Quality Homes has contracted Bay Environmental to complete a Phase I ESA on Tax Parcel Number 21A-01-511 (the ~18 acre parcel near the corner of Battery Park Rd and S Church St in Smithfield). As part of the Phase I ESA I am forwarding you an Owner Questionnaire. Please complete and return the attached form.
>
> Thank you!
>
> Sara Howard, PG
> Due Diligence Manager
> **Bay Environmental, Inc.**

From:	Joseph Reish
To:	Sara Howard
Cc:	Tammie Clary; Lesley King; Mark Kluck
Subject:	RE: FOIA - S Church St/Battery Park Rd
Date:	Wednesday, January 17, 2024 3:00:50 PM

Good afternoon Ms. Howard,

Thank you for contacting the Town of Smithfield, Virginia with your FOIA request. I have researched TPIN 21A-01-511 and have found no records of any "underground storage tanks, aboveground storage tanks, and/or hazmat or petroleum incidents.

Thanks again, and feel free to contact me if there are any questions or concerns.

Joe

Joseph R. Reish, CZO
Code Compliance Inspector
Town of Smithfield, Virginia
757-365-4271
jreish@smithfieldva.gov

From: Sara Howard <sara@bay-environmental.com>
Sent: Wednesday, January 17, 2024 1:45 PM
To: Lesley King <lking@smithfieldva.gov>
Subject: FOIA - S Church St/Battery Park Rd

Caution: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

I would like records of underground storage tanks, aboveground storage tanks, and/or hazmat or petroleum incidents at an unaddressed parcel near the intersection of Battery Park Rd and S Church St. The parcel number is 21A-01-511. I will FOIA Isle of Wight County too. Thank you!

Sara Howard, PG
Due Diligence Manager
Bay Environmental, Inc.
648 Independence Pkwy, Suite 100
Chesapeake, VA 23320

Phone: 757-436-5900
Cell: 757-692-4352

Department of Environmental Quality

Freedom of Information Act Request Form

Did you know the information you are looking for may already be online? We have compiled a list of the most frequently requested FOIA items. Please take a moment to review this resource prior to submitting a request.

Online FOIA Resources

Requestor Information

Name: Sara Howard

Company: Bay Environmental, Inc.

Complete Address:

Street: 648 Independence Pkwy., Suite 100

City: Chesapeake

State: VA

Zip Code: 23320

Office Phone: +1 (757) 436-5900

Cell Phone: +1 (757) 692-4352

E-mail Address: sara@bay-environmental.com

Requested Site Information

Facility Name (if applicable):

Former Name/Owner (if applicable):

Complete Address:

*Please Note: DEQ is unable to search latitude/longitude, parcel or tax ids, radii, or adjacent properties without an address. To add **multiple addresses**, please use the plus (+) and minus (-) buttons below.*

Street (Required)	City	Zip Code	
213 Battery Park Rd	Smithfield	23430	+ -
1201 S Church St	Smithfield	23430	+ -

Additional Information: List each property individually and include the PC#, IR#, Facility ID, Permit #, EPA ID#, or adjacent properties if known.

Charles Body Shop, 213 Battery Park Rd, RCRA Generator ID: VAR000005546
Royal Farms, 1201 S Church Street, UST Facility ID 5040328 & Spill/Prep data from 2023

What Date Range is this request for?

○ Last 12 Months ○ Last 5 years ◉ All to

Requested Information

Please be specific as possible in describing the information you are requesting.

Please provide past history and current usage of property. Any information is helpful. (Example: private residence, undeveloped land, current operating business, former business, industrial property, etc.

*Depending on the form and/or volume of information available, there may be charges for your request. If a potential charge applies, you will be contacted prior to request fulfillment.

Where to Send This Form

To determine where your request should be submitted, select either the DEQ regional office where your site(s) is located, Central Office or entire state to include multiple locations.

Tidewater

To submit this FOIA request for entire state or Central Office, please email this form to deqfoias@deq.virginia.gov. Questions about your request can be answered by calling (540) 574-7886.

For more information on DEQ Locations, please visit http://www.deq.virginia.gov/locations.aspx.

Notification for Underground Storage Tanks (USTs)

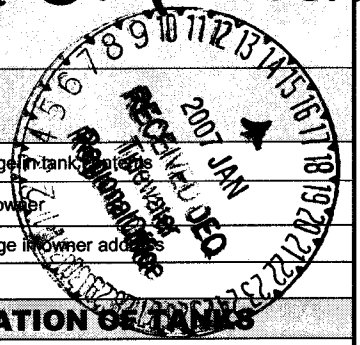
Virginia DEQ Water Form 7530-2

(See reverse for mailing instructions) Rev. (01/03)

STATE USE ONLY

RECEIVED
JAN 23 2007
OSRR

ID Number 5-040328
Date Received 01/16/07
Date Entered 01/18/07
Entered By Angie Gent
Comments



PART I: PURPOSE OF NOTIFICATION

✓ Check all that apply:

- [x] New (not previously registered) facility
- [ ] New tank(s) at previously registered facility
- [ ] Change in tanks (e.g., upgrade)
- [ ] Change in piping (e.g., upgrade)
- [ ] Temporary closure
- [ ] Tank removal or closure
- [ ] Piping removal or closure
- [ ] Other (specify):
- [ ] Change in tank contents
- [ ] New owner
- [ ] Change in owner address

PART II: OWNERSHIP OF TANKS

A. Owner Name: TWO FARMS INC.
B. Owner Address: 3611 Roland Ave.
C. City, State, Zip: Baltimore, MD. 21211
D. Name of Contact Person: ROB RINEHART
E. Title of Contact Person: Director - Gasoline Trading
F. Phone Number: (410) 889-0200 Fax Number: (410) 889-2644
G. E-mail Address: rrinehart@royalfarms.com
H. Name of Previous Owner:

PART III: LOCATION OF TANKS

A. Facility Name: ROYAL FARMS #130
B. Facility Street Address (P.O. Box not acceptable): 1201 South Church Street
C. City, Zip: SMITHFIELD 23430
D. County or Municipality where Facility is Located:
E. Name of Contact Person: ROB RINEHART
F. Title of Contact Person: Director - Gasoline Trading
G. Phone Number: (410) 889-0200 Fax Number: (410) 889-2644
H. E-mail Address:

PART IV: TYPE OF OWNER

- [ ] Federal government
- [ ] State government
- [ ] Local government
- [ ] Commercial
- [x] Private

PART V: TYPE OF FACILITY

- [x] Retail gas station
- [ ] Petroleum distributor
- [ ] Local government
- [ ] Federal non-military
- [ ] Federal military
- [ ] State government
- [ ] Commercial (non-resale)
- [ ] Industrial
- [ ] Other _____
- [ ] Residence
- [ ] Farm

PART VI: FINANCIAL RESPONSIBILITY

The tank owner has met the financial responsibility requirements contained in 9 VAC 25-590-10 et seq. using the following methods/mechanisms

- [ ] Self Insurance
- [x] Insurance
- [ ] Letter of Credit
- [ ] Virginia Petroleum Storage Tank Fund
- [ ] Guarantee
- [ ] Surety Bond
- [ ] Trust Fund

PART VII: OWNER CERTIFICATION

I certify under penalty of law that I have personally examined and am familiar with the information submitted in this and all attached documents, and that based on my inquiry of those individuals immediately responsible for obtaining the information, I believe that the submitted information is true, accurate and complete. I understand that the owner of the underground storage tanks hereby registered is responsible for compliance with the requirements of Virginia Regulations 9 VAC 25-580-10 et seq. and federal regulation 40 CFR Part 280, among other requirements. I warrant and represent that I am the owner or that I have the authority to sign this certification on behalf of the owner. I understand that this notification form is sufficient evidence to establish ownership of tanks subject to 9 VAC 25-580-10 et seq.

Rob Rinehart Director-Gasoline — Name and Title (Type or Print)
Signature
1/11/07 — Date

PART VIII: INSTALLER CERTIFICATION

I certify that the installation of this tank was performed in accordance with all federal, state and local installation requirements. I warrant and represent that I am the installer or that I have the authority to sign this certification on behalf of the installer.

Jeffrey O'Connell — Name and Title (Type or Print)
Signature
11/8/06 — Date
Jones & Frank Corp. — Company Name
1300 Lakeside Rd Vonore — Address
(865) 853-3500 — Telephone Number

PART IX: TANK DESCRIPTION FOR NEW INSTALLATIONS AND AMENDMENTS

Owner Tank Identification Number									
DEQ Tank Identification Number									
Tank Status	☒ New Tank ☐ Amendment		☒ New Tank ☐ Amendment		☒ New Tank ☐ Amendment		☐ New Tank ☐ Amendment		☐ New Tank ☐ Amendment	
Date of Installation (MM/DD/YYYY)	7-19-06		7-19-06		7-19-06					
Date of Amendment (MM/DD/YYYY)										
Tank Capacity (Gallons)	30,000		15,000		15,000					
Substance stored (if hazardous, include CERCLA name and/or CAS number)	unlead		Plem		Diesel					
Material of Construction (v all that apply)	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping
Fiberglass Reinforced Plastic	☐	☒	☐	☒	☐	☒	☐	☐	☐	☐
Coated and Cathodically Protected/STI-P3®	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Double Walled	☒	☒	☒	☒	☒	☒	☐	☐	☐	☐
Impressed Current System Steel	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Composite (Steel Clad with Fiberglass)/ACT 100 ®	☒		☒		☒		☐		☐	
Lined Interior	☐		☐		☐		☐		☐	
Polyethylene Tank Jacket	☐		☐		☐		☐		☐	
Concrete	☐		☐		☐		☐		☐	
Excavation Liner	☐		☐		☐		☐		☐	
Asphalt Coated or Bare Steel	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Secondary Containment		☐		☐		☐		☐		☐
Polyflexible piping		☐		☐		☐		☐		☐
Galvanized Steel		☐		☐		☐		☐		☐
Other (specify)										
Has tank/piping been repaired?	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Piping Type	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping
Safe Suction (No Check Valve at Tank)		☐		☐		☐		☐		☐
U.S. Suction (Check Valve at Tank)		☐		☐		☐		☐		☐
Pressure		☒		☒		☒		☐		☐
Gravity Fed		☐		☐		☐		☐		☐
Release Detection	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping
Manual Tank Gauging	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Tightness Testing	☒	☐	☒	☐	☒	☐	☐	☐	☐	☐
Inventory Control	☐		☐		☐		☐		☐	
Automatic Tank Gauging	☒	☐	☒	☐	☒	☐	☐	☐	☐	☐
Vapor Monitoring	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Groundwater Monitoring	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Interstitial Monitoring-Double Walled	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Interstitial Monitoring-Secondary Containment	☒	☐	☒	☐	☒	☐	☐	☐	☐	☐
MECHANICAL ~~Automatic~~ Line Leak Detectors		☒		☒		☒		☐		☐
Statistical Inventory Reconciliation	☐	☐	☐	☐	☐	☐	☐	☐	☐	☐
Other (specify)										
Spill Containment & Overfill Prevention	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping	Tank	Piping
Spill Containment/Bucket	☒		☒		☒		☐		☐	
Overfill Automatic Shutoff	☒		☒		☒		☐		☐	
Overfill Alarm	☒		☒		☒		☐		☐	
Overfill Ball Float Valve	☐		☐		☐		☐		☐	

COMMONWEALTH of VIRGINIA

DEPARTMENT OF ENVIRONMENTAL QUALITY
TIDEWATER REGIONAL OFFICE
5636 Southern Boulevard, Virginia Beach, Virginia 23462
(757) 518-2000 Fax (757) 518-2009
www.deq.virginia.gov

Molly Joseph Ward
Secretary of Natural Resources

David K. Paylor
Director

Craig Nicol
Regional Director

September 3, 2020

Royal Farms
3611 Roland Ave.
Baltimore MD 21211
Attn. Kevin Pelegrini

RE: Underground Storage Tank (UST) Compliance:

5040328 Royal Farms 130 1201 S. Church Street Smithfield VA. 23430

Dear Mr. Pellegrini,

The Department of Environmental Quality (DEQ) has an inspection program that promotes the regulation entitled "Underground Storage Tanks; Technical Standards and Corrective Action Requirements (9 VAC 25-580-10, et seq.). Items that are pertinent to the inspection program include UST notification, Performance standards and operating requirements.

On Tuesday, September 8th, 2020, I will be conducting a formal inspection of the USTs at the above-mentioned facilities. **I** will meet you or your representative at **9:00 A.M at Royal Farms 130, 1201 S. Church Street, Smithfield VA 23430**

Please *have someone available who is able to demonstrate knowledge of the UST and operation of release detection methods. Inspectors will need access into fill ports and into any covered tank related equipment.* **During DEQ inspections, someone should be available to lift all covers.**

The following items will be included during the inspection:

- **Verification of general facility information** (UST owner and address information).
- **Verification of UST systems** (installation date, upgrades, tank capacity, and substance stored).
- **Verification of spill containment device, overfill protection, and corrosion protection** for tank and piping system(s

- **Review of corrosion protection records** for inspection and/or assessment records for tank and piping system(s), and any records of recent tests, maintenance, repair, and calibration of the corrosion protection equipment.

- **Review of leak detection records** for tank and piping system(s) for the past year, and any records of recent maintenance, repair, and calibration of on-site leak detection equipment.

- **Demonstration of Financial Responsibility** by providing the inspector with the current demonstration mechanism, certification of financial responsibility, and certification of annual gallonage. Please see the Financial Responsibility details package enclosed.

I have also enclosed an **individualized checklist for your facilities** to serve as a guideline in evaluating your UST system(s), and prepare you for the upcoming inspections.

If you have any questions regarding the upcoming inspections, please do not hesitate to contact me at (757) 518-2030, or by email at howard.miller@deq.virginia.gov

Thank you for your cooperation.

Sincerely,

Howard Miller
Petroleum Facility Inspector

Enclosures

Cc 5040328

Compliance Checklist for 2020 UST Inspections.

This is an unofficial checklist based on records that are on file with the DEQ. This checklist is not necessarily complete or correct and is only to serve as a guide in preparing for inspections that may occur at any time.

1. Financial Responsibility Documentation

This site will need to contact Josiah Bennett, Office of Financial Responsibility Programs & Data Management, at (804) 698-4205 or email him at **Josiah.Bennett@deq.viriginia.Gov** to update the financial responsibility documentation**.**

2. Verification of spill prevention equipment

3. Spill containment buckets should be kept clean and dry

4. Verification of overfill prevention equipment (This can sometimes be seen during the inspection)

Shutoff Valve, Ball Float, & Alarm

5. Corrosion Protection

Our records indicate that the USTs are Act-100's or fiberglass. The piping is fiberglass, or polyflex. Piping is booted so a CP test is not required.

Piping in the sumps need to be verified that the pipes are isolated from contact with the earthen material.

Release Detection (tanks)

Our records indicate that you are using **an ATG** your tank release detection. You will need to have records of monitoring for the last 12 months available, during the inspection.

6. Release Detection (piping)

Release Detection For Pressurized & Gravity Fed Piping:

Pumps are safe suction and do not require annual line leak detector function test - **OR -** at least monthly 3.0 gph piping test from Automatic Tank Gauge.

Annual **line** tightness test - **OR -** Monthly 0.2 gph piping test from Automatic Tank Gauge - **OR -** Annual 0.1 gph piping test from Automatic Tank Gauge **-OR -** Other form of monthly monitoring.

7. Operator Training

All UST system operators are required to have approved training regarding the UST regulations by **August 8, 2012.** The UST owner should document their Class A, B and C operators and ensure all operators obtain certificate to document successful training completion.

You will need to have the following records available, during the inspection:

Copy of the written emergency instructions and procedures posted in the store
Copy of the Class A Operator Training Certificate
Copy of the Class B Operator Training Certificate
Copy of the Class C Operator Training Certificate
Copy of the List of designated Class A, Class B, and Class C operators for the UST facility

During DEQ inspections, someone should be available to lift all covers and open all dispenser skirts

(keys are usually required to get under the dispensers). Access to Groundwater Monitoring wells may require a socket wrench. All records from the past year should be made available.

Underground Storage Tank Facility Inspection Report

Facility Information

Facility Id:	5040328	Inspection Date:	9/8/2020
Registered Name:	Royal Farms 130	Inspected By :	Howard Miller
Registered Address :	1201 S Church St Smithfield, VA 23430	Actual Address :	1201 S Church St Smithfield, VA 23430

Tank Owner

Two Farms Inc
3611 Roland Ave
Baltimore, MD 21211

Tank Owner Contact

Rob Rinehart
3611 Roland Avenue
Baltimore, MD 21211

Compliance Summary

Temporary Closure

This inspection did not identify any Temporary Closure compliance issues which need to be addressed at this time.

Spill Prevention

This inspection did not identify any Spill Prevention compliance issues which need to be addressed at this time.

Overfill Protection

This inspection did not identify any Overfill Protection compliance issues which need to be addressed at this time.

Tank Release Detection

This inspection did not identify any Tank Release Detection compliance issues which need to be addressed at this time.

Pipe Release Detection

This inspection did not identify any Pipe Release Detection compliance issues which need to be addressed at this time.

Tank Corrosion Protection

This inspection did not identify any Tank Corrosion Protection compliance issues which need to be addressed at this time.

Pipe Corrosion Protection

This inspection did not identify any Pipe Corrosion Protection compliance issues which need to be addressed at this time.

Secondary Containment

This inspection did not identify any Secondary Containment compliance issues which need to be addressed at this time.

Operator Training

This inspection did not identify any Operator Training compliance issues which need to be addressed at this time.

Registration

This inspection did not identify any Registration compliance issues which need to be addressed at this time.

Inspection Comments

Inspection

This site has a TLS 350 performing CSLD.A required test were on site. A site test was performed on October 8 2019.A required paperwork was on site.

Tank Release Detection

- 1 -
Pass: 09/19, 10/19, 11/19, 12/19, 01/20, 02/20, 03/20, 04/20, 05/20, 06/20, 07/20, 08/20, 09/20

- 2 -
Pass: 09/19, 10/19, 11/19, 12/19, 01/20, 02/20, 03/20, 04/20, 05/20, 06/20, 07/20, 08/20, 09/20

- 3 -
Pass: 09/19, 10/19, 11/19, 12/19, 01/20, 02/20, 03/20, 04/20, 05/20, 06/20, 07/20, 08/20, 09/20

Tank Information

Tank Num	Contents	Capacity	Status	Date Installed	Spill Prevention	Overfill Device
1	GASOLINE	30000 gallons	CURRENTLY IN USE	7/19/2006	Yes	AUTOMATIC SHUTOFF
2	GASOLINE	15000 gallons	CURRENTLY IN USE	7/19/2006	Yes	AUTOMATIC SHUTOFF
3	GASOLINE	15000 gallons	CURRENTLY IN USE	7/19/2006	Yes	AUTOMATIC SHUTOFF

Material of Construction

Tank Num	Tank Materials	Piping Materials

1	Double Walled, Composite (Steel Clad w/ Fiberglass/ACT-100/ACT-100U)	Fiberglass Reinforced Plastic, Double Walled
2	Double Walled, Composite (Steel Clad w/ Fiberglass/ACT-100/ACT-100U)	Fiberglass Reinforced Plastic, Double Walled
3	Double Walled, Composite (Steel Clad w/ Fiberglass/ACT-100/ACT-100U)	Fiberglass Reinforced Plastic, Double Walled

Release Detection

Tank Number	Tank RD Method	Piping	Piping RD Method	Last LTT	Last ALLD Test
1	Tightness Testing, Automatic Tank Gauging, Interstitial Monitoring- Secondary Containment	PRESSURE	Automatic Line Leak Detectors	10/8/2019 Passed	10/8/2019 Passed
2	Tightness Testing, Automatic Tank Gauging, Interstitial Monitoring- Secondary Containment	PRESSURE	Automatic Line Leak Detectors	10/8/2019 Passed	10/8/2019 Passed
3	Tightness Testing, Automatic Tank Gauging, Interstitial Monitoring- Secondary Containment	PRESSURE	Automatic Line Leak Detectors	10/8/2019 Passed	10/8/2019 Passed

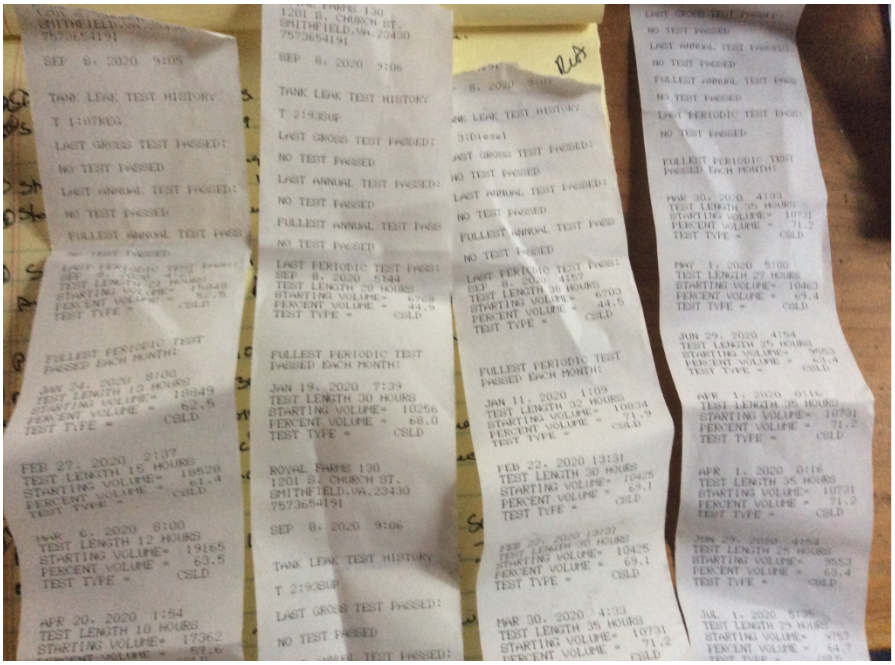
Corrosion Protection System

Tank Num	Last Tank CP Test	Last Pipe CP Test
1		
2		
3		

Site Sketch






1201 S. CHURCH ST.
SMITHFIELD,VA.23430
7573654191
SEP 8, 2020 9:05
TANK LEAK TEST HISTORY
LAST GROSS TEST PASSED:
NO TEST PASSED
LAST ANNUAL TEST PASSED:
NO TEST PASSED
FULLEST ANNUAL TEST PASS
NO TEST PASSED
LAST PERIODIC TEST PASS:
SEP 8, 2020 5144
TEST LENGTH 30 HOURS
STARTING VOLUME= 6703
PERCENT VOLUME = 44.5
TEST TYPE = CSLD
FULLEST PERIODIC TEST
PASSED EACH MONTH:
JAN 19, 2020 7139
TEST LENGTH 30 HOURS
STARTING VOLUME= 10256
PERCENT VOLUME = 68.0
TEST TYPE = CSLD
ROYAL FARMS 130
1201 S. CHURCH ST.
SMITHFIELD,VA.23430
7573654191
SEP 8, 2020 9:06
TANK LEAK TEST HISTORY
T 21938UP
LAST GROSS TEST PASSED:
NO TEST PASSED
FEB 27, 2020 2137
TEST LENGTH 15 HOURS
STARTING VOLUME= 18528
PERCENT VOLUME = 61.4
TEST TYPE = CSLD
MAR 6, 2020 8100
TEST LENGTH 12 HOURS
STARTING VOLUME= 19165
PERCENT VOLUME = 63.5
TEST TYPE = CSLD
APR 20, 2020 1154
TEST LENGTH 10 HOURS
STARTING VOLUME= 17362
JAN 11, 2020 1109
TEST LENGTH 35 HOURS
STARTING VOLUME= 10834
PERCENT VOLUME = 71.9
TEST TYPE = CSLD
FEB 22, 2020 1331
TEST LENGTH 30 HOURS
STARTING VOLUME= 10425
PERCENT VOLUME = 69.1
TEST TYPE = CSLD
MAR 30, 2020 4133
TEST LENGTH 35 HOURS
STARTING VOLUME= 10731
PERCENT VOLUME = 71.2
TEST TYPE = CSLD
MAY 1, 2020 5100
TEST LENGTH 27 HOURS
STARTING VOLUME= 10463
PERCENT VOLUME = 69.4
TEST TYPE = CSLD
JUN 29, 2020 4154
TEST LENGTH 25 HOURS
STARTING VOLUME= 9553
PERCENT VOLUME = 63.4
TEST TYPE = CSLD
APR 1, 2020 0116
TEST LENGTH 35 HOURS
STARTING VOLUME= 10731
PERCENT VOLUME = 71.2
TEST TYPE = CSLD
APR 1, 2020 0116
TEST LENGTH 35 HOURS
STARTING VOLUME= 10731
PERCENT VOLUME = 71.2
TEST TYPE = CSLD

HazMat Incident

HazMat Incident

Initial Date/Time:	03/05/2023 18:10:00	**State Mission Number:**	VDEM-2023-03-05-0016
SAU Analyst:	Tyler McConnon		
Hazard Class:	Class 3 - Flammable Liquid	**Mode Facility:**	02 Fixed Facility
		Type:	Notification
		Notification Type:	
		Facility Notified NRC:	
Jurisdiction:	Isle of Wight County	**Facility Name:**	Royal Farms Gas Station
Incident Address:	1201 S Church St, Smithfield, VA 23430	**Origin:**	Local Jurisdiction
Latitude / Longitude:	36.972140 / -76.609640	**Callback Number:**	757-620-9289
VDEM Region:	Region 5	**OIC On Scene:**	
Caller Name:	Chris Edwards/Smithfield Volunteer FD	**Incident Date:**	03/05/2023
Contact Name:	Chris Edwards/Smithfield Volunteer FD	**Incident Time:**	17:30

Incident Details

Details

A vehicle took off with a gas nozzle still attached and released approximately 10 gallons of gasoline onto the pavement. Royal farms has an environmental company on scene to clean up the fuel. No waterways affected. No VDEM assistance requested.

EHS:			**NRC #:**		
Water Affected:	Yes	No	**Which Water:**	N/A	
Fish Kill:	Yes	No	**DEQ Notified:**	Yes	No
DEQ Office:	TRO		**DEQ On Scene:**	Yes	No

Product(s) Involved

Product	UN #	Quantity	Quantity Type
Gasoline		10	Gallons

Incident Information

Container Type:	Hose		**Other Specify:**		
Evacuation:	Yes	No	**Distance:**		
Injuries:	Yes	No	**How Many:**		
RHMO 1:	Cannon		**Actions:**	Notification Only	
RHMO 2:			**Actions:**		
Time Out:			**In Service:**		
Time On Scene:					
Regional Team(s) Responding:			**Time Notified:**		

Regional Team(s) Responding:

Time Notified:

Notifications

		Initial Date/Time Notified	Acknowledged	Initial Date/Time Emailed
RHMO 1:	Cannon			03/05/2023 18:24
RHMO 2:				
DEQ Duty Officer:	TRO			03/05/2023 18:24
VHD ODW:	Yes			03/05/2023 18:24
VEST Team Lead:				
VEST Ops Chief:				
Regional Support Div. Dir. East:				
Regional Support Div. Dir. West:				
On Call Regional Support:				
Response & Recovery Div. Dir.:				
Special Ops Branch Chief:				
HazMat Programs Chief:				
Regional Support East & West Group:				
VDEM Field Response Group:				
RAD Shipment Group:				
USCG MSO:				
Virginia Fusion Center:				
VDACS:				
Other:				

Action Taken

History

1824 - Report emailed to RHMO Cannon, TRO, ODW
Tyler McConnon as Situational Awareness Unit at 18:10:11 on 03/05/2023

Report Status

Incident Closed:

Yes | No

Attachments

Attachment	Description

Pollution Incident Summary Report

Incident Summary

IR#: 308489
Site Name: Gasoline Pump Spill - Royal Farms
Incident Date: 3/5/2023
Date Received: 3/5/2023
Status: Closed
Assigned To: Brooke Strickland
Program: PREP
911 Address: 1201 South Church Street, Smithfield, VA 23430

HMVA #: VDEM-2023-03-05-0016
NRC #:
EPA #:
SSORS #:
Sewage Related: No
Latitude: 36.9724008040
Longitude: -76.6087568690
Geographic Region: Tidewater

Program Participants

Name	Program
Count: 1	
Christopher Bowe	Petroleum Compliance

Incident Details

Incident Date: 3/5/2023
Incident Description: A vehicle took off with a gas nozzle still attached and released approximately 10 gallons of gasoline onto the pavement. Royal Farms has an environmental company on scene to clean up the fuel. No waterways affected. No VDEM assistance requested.

Materials Information

Material Name	Low Range	High Range	Units
Material Count: 1			
Gasoline	10	10	Gallons

Incident Type

Program/Media	Type
Count: 1	
PDL	Pollutant Discharge to Land

Receptor Information

Impacted/Threatened Water Body: No
Water Body Name:
Status:
Amount to Water:

Low Range	High Range	Units

Other Receptor Information:

Other IR Information

Characterize Incident as: Petroleum
Weather Event:
Site Summary Notes:

Contacts

Contact Type	Organization Name	Name	Address	City	State	Phone Number
Contact Count: 1						
Reported By	Smithfield Volunteer FD	Chris Edwards				7576209289

Agencies Notified

- VA Department of Emergency Management (VDEM)
- VA Department of Health, Office of Drinking Water (VDH-ODW)

Associated Programs

Item	Description
Associated Programs Count: 2	
Royal Farms 130	Tank Registration
Royal Farms 130	CORE Facility

Events

Type	Event Date	Due Date	Completed Date	Assigned Staff	Created By
Event Count: 5					
Closed Call/IR	4/24/2023			Brooke Strickland	BESTRICKLAND
Status Reason: Appropriate compliance actions completed and verified by DEQ.,					
Under Investigation	3/8/2023			Brooke Strickland	BESTRICKLAND
Assigned	3/8/2023			Brooke Strickland	BESTRICKLAND
Assigned to: Brooke Strickland, Assigned By: BESTRICKLAND					
Program Participant Assigned	3/7/2023			Patrick Regan	PRREGAN
From: ceds@deq.virginia.gov To: Christopher.Bowe@deq.virginia.gov Subject: PReP: Pollution Report Program Participant Body: You have been identified as a program participant.Please review the report by accessing the CEDS URL: https://ceds.deq.virginia.gov/ui/#prepReports/308489					
Call Received	3/7/2023			Patrick Regan	PRREGAN

Sewage Information

Duration of Event (HRs):
Wet Weather Event:
Precipitation (inches):
Discharge Treated:
Discharge Volume (gallons): Discharge Volume Unknown:
Type of Structure:
Corrective Action Taken:

Cause of Event

Cause	Description
Count: 0	

Impact of Events

Impact	Description

Count: 0

Steps to Reduce, Prevent, Mitigate

Step	Description
Count: 0	

Documents

Title	Document Type	Document Date	Document File Type
Document Count: 1			
Isle of Wight County Hazmat VDEM-2023-03-05-0016	Correspondence	3/5/2023	PDF

Pollution Report as Received

Incident Date: 03/05/2023 05:03
Received Date: 03/05/2023 06:27
Received By: Patrick Regan
Incident Still Occurring? No
Agencies Notified? No
Sewage Related: No

911 Address: 1201 South Church Street, Smithfield, VA 23430

City/County (FIPS): Isle of Wight County
Geographic Region: Tidewater
Agencies Notified: VA Department of Emergency Management (VDEM), VA Department of Health, Office of Drinking Water (VDH-ODW)

Description of Incident: A vehicle took off with a gas nozzle still attached and released approximately 10 gallons of gasoline onto the pavement. Royal Farms has an environmental company on scene to clean up the fuel. No waterways affected. No VDEM assistance requested.

Location Description: Royal Farms

Receptor Information

Impacted/Threatened Water Body: No
Water Body:
Water Body Status:

Other IR Info

NRC #:
EPA #:
SSORS #:
HMVA #: VDEM-2023-03-05-0016

Permit Details

Facility Permitted? No
Facility Name:
Permit ID:

Contacts

Reported By
Smithfield Volunteer FD
Chris Edwards
(757) 620-9289

Responsible Party
UNKNOWN

Contact On Scene
N

Property Owner
N

Appendix E: Professional Qualifications

BAY ENVIRONMENTAL, INC.
Environmental Consulting Services

R. MICHAEL EWING

EDUCATION/TRAINING

Old Dominion University, Master of Science, Marine Biology, 1975.

OSHA 40-hour HAZWOPER Certification

OSHA 10-Hour Maritime, Shipyard Employment Certification

RCRA and U.S. Department of Transportation Hazardous Materials Training

USCG 100-ton Master Captain's License

ISO 9001 and ISO 14001 Auditor

PROFESSIONAL AFFILIATIONS

Elizabeth River Project River Restoration Advisory Committee, Vice Chairman and Member of Technical Committee, 2012 to Present

Virginia Ship Repair Association, Environmental Committee Chair, 2004-2010

SUMMARY OF QUALIFICATIONS

Mr. Ewing has over 35 years of environmental experience including extensive basic and applied research in the areas of marine pollution and dynamics of marine biological communities, as well as more than two decades of environmental program management in private industry. His experiences include, but are not limited to, the following areas:

- Scientific Investigator or Project Manager of long-term environmental studies
- Environmental regulatory compliance assessments
- Air (Title V) Permitting
- Hazardous Waste management
- Toxic Substances Control Act (TSCA) compliance auditing
- Stormwater permitting and Pollution Prevention Plans
- SPCC and Facility Response Plans
- Environmental Management System (EMS) development
- ISO 9001 (Quality) and ISO 14001 (Environmental) Auditing
- Due diligence assistance in corporate mergers and acquistions, including completion and reviews of Phase I-II Site Assessments

SUMMARY OF PROFESSIONAL EXPERIENCE

Bay Environmental, Inc., Project Manager, 2016 to present
Responsible for conducting Phase I Environmental Site Assessments or assisting other staff with Phase I investigations. Perform other duties as assigned.

Environmental Programs Manager, BAE Systems Ship Repair, 1999 to 2016
Responsible for all aspects of the environmental compliance program at Norfolk Ship Repair and for providing management oversight for the environmental programs at other BAE Systems' ship repair facilities in the Eastern U.S. Principal duties included ensuring compliance with all regulatory permits and corporate environmental policies, developing and assessing effectiveness of operating procedures, preparation or review of permit applications, monitoring employee performance and performing regulatory compliance inspections and EMS audits at BAE shipyards and numerous other BAE Systems' facilities throughout the country.

Environmental Consultant, Self-employed, 1994 to 1999.

Old Dominion University Applied Marine Research Lab, Associate Director and Research Faculty, 1984 to 1994
Responsible for management of seven laboratory, administrative and research groups. Principal duties including personnel management, preparation of annual budgets for laboratory operations and budgets for submitting with research proposals, assisting the Director with technical aspects of program operations and research projects, serving as Principal Investigator, Co-PI, or Project Manager of funded academic research projects, and other duties as assigned by the Director.

BAY ENVIRONMENTAL, INC.
Environmental Consulting Services

SARA S. HOWARD, P.G.

EDUCATION/TRAINING

College of William and Mary, Bachelor of Science, Geology, 2000

OSHA 40-hour HAZWOPER certification

16-hour mold inspector course

ASTM Phase I Site Assessment and Transaction Screen Process; ESA Practices for Commercial Real Estate Training

ITRC Phytotechnologies Workshop

VDEQ Basic Stormwater Management Course

VDEQ Stormwater Management Inspector Course

PROFESSIONAL REGISTRATIONS

Professional Geologist:
Virginia, 2006
North Carolina, 2005

Virginia Licensed Asbestos Inspector, 2002

PROFESSIONAL AFFILIATIONS

Member Commercial Real Estate Women (CREW) Hampton Roads, 2006 - present

Co-Chair CREW Community Service Committee 2008-2010

SUMMARY OF QUALIFICATIONS

Ms. Howard has been working as an environmental consultant for over 17 years. She has gained a wide range of experience through her involvement in numerous projects including:

- Environmental due diligence investigations.
- Asbestos inspections.
- Stormwater permitting, SWPPP Preparation, and compliance inspections.
- Virginia Petroleum Storage Tank Trust Fund projects.
- Site Characterization Reports and Risk Assessments.
- Corrective Action Plans.
- Spill Prevention Control and Countermeasures Plans.
- RCRA Closure and Corrective Action.

SUMMARY OF EXPERIENCE

Bay Environmental, Inc., Environmental Scientist, 2004 to present
Conduct and manage Phase I and II Environmental Site Assessments for state, municipal, and private clients; write industrial Stormwater Pollution Prevention Plans; conduct industrial and construction stormwater inspections; complete stormwater permitting; conduct underground and aboveground storage tank investigations for VPSTF projects; perform monthly and quarterly groundwater monitoring, sampling, and reporting; install monitoring wells; collect soil and groundwater samples; write Corrective Action Plans; prepare Site Characterization Reports, Quarterly Monitoring Reports, and Risk Assessments; complete RCRA Closure investigations; and perform Limited Asbestos Inspections. Manage projects to ensure completion in a thorough, cost effective, and timely manner.

LandMark Design Group, Environmental Scientist, 2001 to 2004
Performed Phase I and II Environmental Site Assessments on commercial, industrial, municipal, and residential properties; designed soil, groundwater, and surface water sampling plans and collected samples; witnessed underground and aboveground storage tank removals and provided closure notification to the Virginia Department of Environmental Quality; performed Quarterly Groundwater Monitoring and Reporting and Comprehensive Site Assessments and Corrective Action Plans for the North Carolina Department of Environment and Natural Resources; inventoried underground and aboveground storage tanks and assisted with an Environmental Audit for a local municipality; conducted Limited Asbestos Surveys; and interacted with clients, coworkers, and regulatory agencies to ensure projects were completed in a thorough and timely manner.

TOWN COUNCIL REPORT

ITEM: PUBLIC HEARING: 219 Battery Park Road - Special Use Permit

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Public Notice: 219 Battery Park Road - Special Use Permit for Outdoor Storage	Public Hearing	4/15/2025
Staff Report - 219 Battery Park Road	Public Hearing	4/16/2025
Attachments - 219 Battery Park Road	Public Hearing	4/16/2025

NOTICE OF PUBLIC HEARING

THE TOWN OF SMITHFIELD TOWN COUNCIL

SPECIAL USE PERMIT

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia will hold a public hearing at the regular meeting of the Town Council at the Smithfield Center, 220 N Church St, Smithfield, VA 23430, on Tuesday, May 6th, 2025 at 6:30 PM to consider the application of CHT Towing C/O Trevor Darling, applicant and Patriot Properties 757 LLC, owner, for a special use permit under the provisions of Article 3.K, Section C.16 of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted September 1, 1998 and as amended thereafter to allow outdoor storage. The property which is the subject of this special use permit application is 219 Battery Park Rd. (TPIN 22-01-037) which is zoned Light Industrial (I1) & Entrance Corridor Overlay (ECO).

Any person affected by or interested in the aforesaid application may appear at the hearing and be heard. Copies of the current Zoning Ordinance of the Town of Smithfield, Virginia, adopted Tuesday, September 1st, 1998, and all amendments thereto, along with copies of the special use permit application are on file and may be examined in the Community Development & Planning Department, 310 Institute St, Smithfield, VA 23430.

TOWN OF SMITHFIELD, VIRGINIA

Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

TOWN COUNCIL STAFF REPORT:
PUBLIC HEARING

TUESDAY, MAY 6TH, 2025, 6:30 PM

Applicant	CHT Towing C/O Trevor Darling 219 Battery Park Rd Smithfield, VA 23430
Owner	Patriot Properties 757, LLC 700 Smithfield Blvd Smithfield, VA 23430
Property	219 Battery Park Rd TPIN: 22-01-037 0.86 ac N side Battery Park Road
Zoning	Light Industrial (I-1) & Entrance Corridor Overlay (ECO)
Adjacent Zoning	I1 & ECO
Project Description	The applicant is seeking approval for a special use permit under Article 3.K.C.16 to allow outdoor storage. The applicant will store not more than 6 vehicles at a time, for no longer than 2 weeks. All cars will be concealed behind the fence.
Zoning Recommendation	This application was favorably recommended to Town Council with the condition that cars can be stored up to 30 days. Positives: This SUP will bring this parcel into compliance as outdoor storage has been occurring for numerous years. Negatives: It is not a by-right use and requires an SUP.

Please direct inquiries to Tammie Clary at 1-(757)-365-4200 or tclary@smithfieldva.gov.

CHT Towing, located at 219 Battery Park Road, will follow the adopted Comprehensive Plan and with the intent and purpose of the I-1 zoning district. The character of adjacent properties, the surrounding neighborhoods and with existing and proposed development shall be aligned with the use of CHT Towing.

The proposed use will utilize the existing public services such as streets, drainage facilities, fire protection and public water and sewer facilities. The proposed use will not result in the destruction, loss or damage of any feature determined to be of significant ecological, scenic or historic importance. The proposed use will be designated, sited and landscaped so that the use will not hinder or discourage the appropriate development or use of adjacent properties and surrounding neighborhoods.

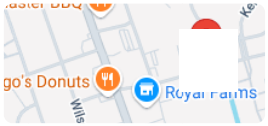
CHT Towing will only store 6 cars at a time, for not longer than 2 weeks. All cars will be concealed behind the fence.

Google Maps

See more dates



Image capture: Sep 2024 © 2025 Google



TOWN COUNCIL REPORT

ITEM: PUBLIC HEARING: 208 Middle Street - Special Use Permit

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Public Notice: 208 Middle Street - Special Use Permit for Child Day Care	Public Hearing	4/15/2025
Staff Report - 208 Middle Street	Public Hearing	4/16/2025
Attachments - 208 Middle Street	Public Hearing	4/16/2025

NOTICE OF PUBLIC HEARING

THE TOWN OF SMITHFIELD TOWN COUNCIL

SPECIAL USE PERMIT

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia will hold a public hearing at the regular meeting of the Town Council at the Smithfield Center, 220 N Church St, Smithfield, VA 23430, on Tuesday, May 6th, 2025 at 6:30 PM to consider the application of Dymon Humphrey, applicant and Kilan Strategic Ventures LLC, owner, for a special use permit under the provisions of Article 3.D, Section C.28 of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted September 1, 1998 and as amended thereafter to allow a child day care as a home occupation for 8 children. The property which is the subject of this special use permit application is 208 Middle St (TPIN 21A-06-D004) which is zoned Downtown Neighborhood Residential (DNR).

Any person affected by or interested in the aforesaid application may appear at the hearing and be heard. Copies of the current Zoning Ordinance of the Town of Smithfield, Virginia, adopted Tuesday, September 1st, 1998, and all amendments thereto, along with copies of the special use permit application are on file and may be examined in the Community Development & Planning Department, 310 Institute St, Smithfield, VA 23430.

TOWN OF SMITHFIELD, VIRGINIA

Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

TOWN COUNCIL STAFF REPORT:
SPECIAL USE PERMIT *PUBLIC HEARING*

TUESDAY, MAY 6TH, 2025, 6:30 PM

Applicant	Dymon Humphrey 208 Middle Street Smithfield, VA 23430
Owner	Kilan Strategic Ventures LLC 208 Middle Street Smithfield, VA 23430
Property	208 Middle Street TPIN: 21A-06-D004 0.15 ac E side Middle Street
Zoning	Downtown Neighborhood Residential (DNR)
Adjacent Zoning	DNR
Project Description	The applicant is seeking a special use permit in accordance with Article 3.D.C.28 to utilize the property located at 208 Middle Street as a child day care home occupation for not more than 8 children, ages 2 months to 5 years, Monday – Friday 7am – 5pm. This application was favorably recommended to Town Council with a grace period until 6pm, provided the applicant maintains state licensing and provides semiannual inspection reports within 30 days, and staffs recommendation of IOW County building code compliance.

Please direct inquiries to Tammie Clary at 1-(757)-365-4200 or tclary@smithfieldva.gov.

Written Statement of Project Compatibility

Special Use Permit Application for DymonCare LLC

Property Address: 208 Middle Street, Smithfield, VA (TPIN: 21A-06-D004)

Zoning District: Downtown Neighborhood Residential (DN-R)

Proposed Use: Child Day Care as a Home Occupation (8 Children)

DymonCare LLC is an established childcare provider dedicated to meeting the growing demand for reliable and enriching childcare services in Smithfield. With an increasing need for quality childcare options, we propose the relocation and expansion of our operations to 208 Middle Street, Smithfield, Virginia. This new location will allow DymonCare to provide flexible childcare services, including full-time, part-time, and drop-in care for children aged 2 months to 5 years. Operating Monday through Friday from 7 AM to 5 PM, DymonCare will continue to offer a nurturing and developmentally appropriate environment that supports both children and working families in the community.

Childcare demand in Smithfield significantly exceeds the available supply, particularly for children aged 0-5 years. Isle of Wight County's population has grown to 40,711 as of July 1, 2023, reflecting a 5.4% increase since April 2020. Approximately 5.3% of the population, or about 2,158 children, are under the age of five and in need of childcare services. However, there are only about 10 childcare centers in the area with a combined maximum capacity of 782 children. This leaves approximately 1,376 children without access to formal childcare services, highlighting a significant market demand. By offering a private and intimate setting, DymonCare ensures individualized care, which is especially critical during early developmental years when strong caregiver-child relationships are essential for social and emotional growth.

The Downtown Neighborhood-Residential zoning district is designed to preserve the character of established residential neighborhoods while permitting limited, low-impact home occupations. Article 3.D.C.28 of the zoning ordinance specifically allows Child Day Care as a Home Occupation for 8 children through a Special Use Permit. The proposed use of 208 Middle Street is fully compliant with zoning regulations and aligns with the district’s objectives of preserving neighborhood integrity while supporting small-scale community services.

The operation of DymonCare LLC will be carefully managed to minimize any impact on neighboring properties. To reduce noise and traffic disturbances, the daycare will operate only during standard business hours, avoiding disruptions in the evenings and on weekends. Outdoor playtime will be supervised and scheduled within designated hours to maintain a peaceful environment. Additionally, staggered employee shifts and parent drop-off/pick-up times will help prevent congestion. The property includes a gravel driveway that can accommodate multiple vehicles at a time, ensuring smooth and efficient arrivals and departures while alleviating short-term street parking concerns.

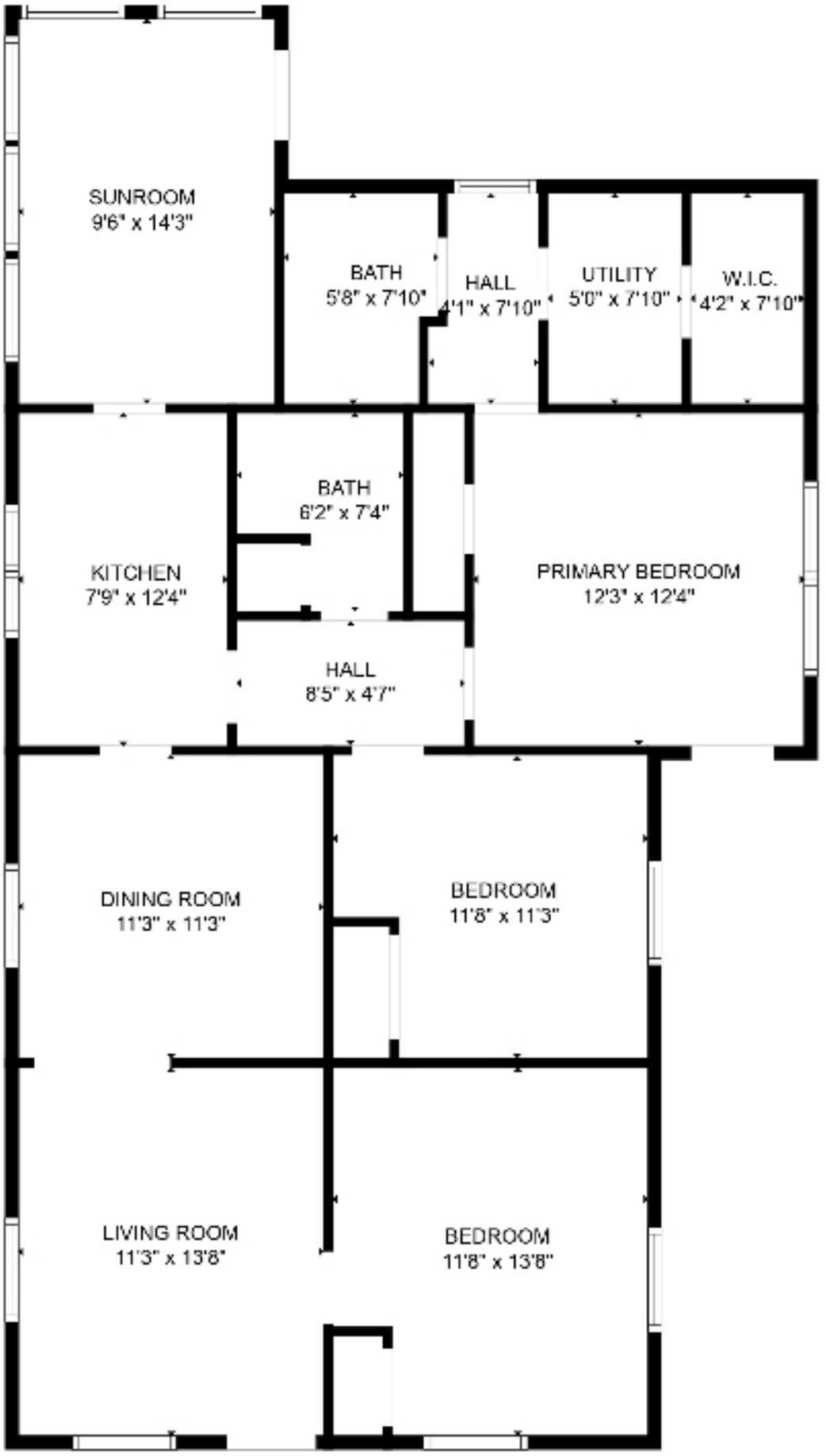
The daycare will utilize existing public utilities, including water, sewer, and waste management services, without requiring any additional infrastructure modification, upgrades, or enhancements. Emergency services, including police and fire departments, are within close proximity, ensuring safety and compliance with local regulations. By relocating DymonCare LLC to 208 Middle Street, we will be better positioned to meet the growing need for childcare services in Smithfield and surrounding areas.

DymonCare LLC meets all the requirements for a Special Use Permit within the Downtown Neighborhood-Residential zoning district. The daycare will operate in a manner that preserves the residential character of the neighborhood, supports working families, and aligns with Smithfield's Comprehensive Plan. The proposed use is low-impact, community-driven, and beneficial to local residents, making it a suitable and compatible addition to the area. Our dedication to quality care, maintaining low child-to-staff ratios, and fostering age-appropriate learning environments will ensure that DymonCare remains a trusted child care provider in the Isle of Wight area.

Thank you ,
Dymon Humphrey
Owner, DymonCare LLC
d.rachelle@dymoncare.com
757-771-3943


208


Google


SUNROOM
9'6" x 14'3"
BATH
5'8" x 7'10"
HALL
4'1" x 7'10"
UTILITY
5'0" x 7'10"
W.I.C.
4'2" x 7'10"
BATH
6'2" x 7'4"
KITCHEN
7'9" x 12'4"
PRIMARY BEDROOM
12'3" x 12'4"
HALL
8'5" x 4'7"
DINING ROOM
11'3" x 11'3"
BEDROOM
11'8" x 11'3"
LIVING ROOM
11'3" x 13'8"
BEDROOM
11'8" x 13'8"

SUP Map

On-street drop-off and pick-up parking accessibility.

Off-street drop-off and pick-up parking accessibility.

Legend

208 Middle St

208 Subject Property

Middle St

East St

West St

Windsor Ave

209 210 208 207 206 205 204 203 202 201 200 199

Google Earth

Image © 2025 Airbus

N

200 ft

Statement in Support of DymonCare LLC

Planning Commissioners,

I am writing to express my strong support for **DymonCare LLC** in their endeavor to establish a daycare facility within our community. Having known Dymon Humphrey and the Humphrey family for over 15 years and witnessing her passion for early childhood development, I firmly believe that this initiative will provide invaluable benefits to families in our town.

Dymon has demonstrated exceptional dedication to nurturing children and enriching their learning experiences. Her extensive background in earlier education and childcare uniquely qualifies her to create a safe, supportive, and stimulating environment for our youngest citizens.

The proposed daycare will not only create a place for children to learn and grow, but it will also serve as a resource for working parents, allowing them to balance their professional and personal responsibilities with greater ease. By providing quality childcare, **DymonCare LLC** will contribute to the overall well-being of families and the community at large.

Furthermore, the establishment of this daycare will generate local employment opportunities and foster community engagement through various programs and activities designed for families and children.

I kindly urge the town planning commission to consider the positive impact of this project on our community and grant **DymonCare LLC a SUP to operate a much-needed child day care business at 208 Middle Street, Smithfield, VA.** Their commitment to creating a safe and nurturing environment for children aligns perfectly with our community's values and needs.

Thank you for considering this request.

Sincerely,

Ray & Gloria Gibbs

757-592-3683

112 Royal Aberdeen Smithfield, VA 23430

To the Town of Smithfield Planning Commission Special Use Permit

AL Property Manageement LLC

P O Box 103

Carrollton Va 23314

April 4, 2025

Attention: Lesley G. king, Clerk

I received a certified letter about the permit application {TPIN 21A-06-D004} at 208 middle st. Smithield Va. I own multiple propertys in this neighborhood and it would cause great concern because of the very small yard that this property has, which could cause the children to wonder on other peoples property. Also we are concerned about the noise that could disturbe the neighbors if they are outside playing, the house is very close to other houses. Middle st. has a very high traffic volume as well. I feel that eight children in a day care with small children at this address would be too many also because of the house size. I am not in agreement to this zoning approval.

Best Regards,

AL Property Management LLC.

To the Town of Smithfield Planning

My name is Barbra Clarke and i live at 204 middle st. beside 208 middle st. I am disabled and unable to attent the town meeting but i want to voice my oppinion. I do not agree to having 8 children in a day care beside my home, having fear that the children may be coming into my yard. The house at 208 middle st. has a very, very small front, side and back yard.

I would hope that the noise from the children would bee under control also. I feel 8 children are too many for this area, having a day Care,

Thank You

Barbra Clarke

Barbra Clarke

208 Middle Street Approval Letter

Helen Gamada

19913 Spurrier Ave,

Poolesville MD, 20837

kilanbllc@gmail.com 202-375-8146

02/12/2025

Dear Planning Commission Members,

I am the owner of the property located at 208 Middle Street, Smithfield, VA (TPIN: 21A-06-D004), and I am writing to formally confirm my approval for Ms. Dymon Humphrey to operate DymonCare LLC at this location. I have leased this property to Ms. Humphrey with the understanding that it will be used for the purpose of a family day home. I have confidence in her ability to operate a responsible and beneficial business within the community.

I have no objections to this use and trust that all necessary permits and regulatory requirements will be met. Should you require any further information or documentation, please do not hesitate to contact me at your convenience.

Sincerely,

H-G-S-G.

Helen Gamada

kilanbllc@gmail.com 202-375-8146

TOWN COUNCIL REPORT

ITEM: PUBLIC HEARING: 105 Locherbie - Special Use Permit

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Public Notice: 105 Locherbie - Special Use Permit for Accessory Apartment	Public Hearing	4/15/2025
Staff Report - 105 Locherbie	Public Hearing	4/16/2025
Attachments - 105 Locherbie	Public Hearing	4/16/2025

NOTICE OF PUBLIC HEARING
TOWN COUNCIL OF THE TOWN OF SMITHFIELD
SPECIAL USE PERMIT

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia will hold a public hearing at the regular meeting of the Town Council in the council chambers in The Smithfield Center, 220 N. Church Street, meeting room A, Smithfield, Virginia, on Tuesday, May 6th, 2025 at 6:30 p.m. to consider the application of Willkris Services LLC C/O William Campbell, applicant and Alvin & Paula Rodgers, owners for a special use permit under the provisions of Article 2.Q. of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted September 1, 1998, and as amended thereafter, in order to approve an accessory apartment.

The property which is the subject of this special use permit application is 105 Locherbie (Tax Map Parcel no. 21E-01-102), which is located on the west side of Locherbie containing 0.78 +/- acres, and is zoned Suburban Residential (SR).

Any person affected by or interested in the aforesaid application may appear at the hearing and be heard. Copies of the Zoning Ordinance of the Town of Smithfield and application for this special use permit are available for inspection at the Department of Community Development & Planning, 310 Institute Street, Smithfield, Virginia 23430.

TOWN OF SMITHFIELD, VIRGINIA

BY: Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

TOWN COUNCIL STAFF REPORT: SPECIAL USE PERMIT (SUP)
PUBLIC HEARING

TUESDAY, MAY 6th, 2025, 6:30 PM

Applicant	Willkris Services, LLC 105 Locherbie Smithfield, VA 23430
Owner	Alvin & Paula Rodgers 105 Locherbie Smithfield, VA 23430
Property	105 Locherbie TPIN 21E-01-102 0.78 ac W side Locherbie 365' from the intersection of Locherbie and Cypress Creek Parkway.
Zoning	Suburban Residential (SR)
Adjacent Zoning	SR
Project Description	The applicant is seeking approval for an accessory apartment in accordance with Smithfield Zoning Ordinance Article 2.Q. The apartment resident is related to the owners of the primary structure by blood, adoption, or marriage and the primary structure will continue to be occupied. The applicant is proposing a 655 square foot accessory apartment located over a free-standing 816 square foot garage in compliance with Article 2.Q.8.a. The structure will be approximately eighteen (18') feet in height. This application was favorably recommended to Town Council at the April Planning Commission meeting.
Zoning Recommendation	Positives: This application will allow the applicant to have an accessory apartment in conformance with the SZO. Negatives: This is not a by-right use and does require a SUP.

Please direct inquiries to Tammie Clary at 1-(757)-365-4200 or tclary@smithfieldva.gov.

William Campbell, Representative
105 Locherbie
WillKris Services LLC
213 Keswick Place
Smithfield, VA 23430

757-234-1995
william@willkrisservices.com

03/02/25

Town of Smithfield
310 Institute Street
Smithfield, VA 23430

Salutation

I am composing this letter to address the Special Use Permit Application for 105 Locherbie, Smithfield, VA 23430. TPIN:21E-01-102

The following statements will address the areas concerning the proposed project compatibility:

1. The comprehensive plan.
2. The application zoning district. (Suburban Residential)
3. The surrounding properties.
4. Current and future neighborhood conditions.
5. Pedestrian and vehicular traffic patterns, on-site and off-site.
6. Adequate public facilities.

The living space under the scope of work for 105 Locherbie will be added inside of an existing detached garage. The added living space will be for a family member and a family member only. This member is unable to obtain their driver's license for medical conditions. There will not be any additional vehicular traffic as a result of this project. With its scope of work taking place inside an existing structure that currently has utilities, there will not be any negative effect on utilities. The existing detached garage project has been approved by Cypress Creek Homeowner's association, The Town of Smithfield and Isle of Wight County. The exterior of this structure will not change in

appearance by adding this living space inside. The living space will not be rented in any way.

Thank you for your consideration in this Special Use Permit Request.

Sincerely,

William Campbell

William Campbell, Representative 105 Locherbie

Owner/ Manager
WillKris Services LLC

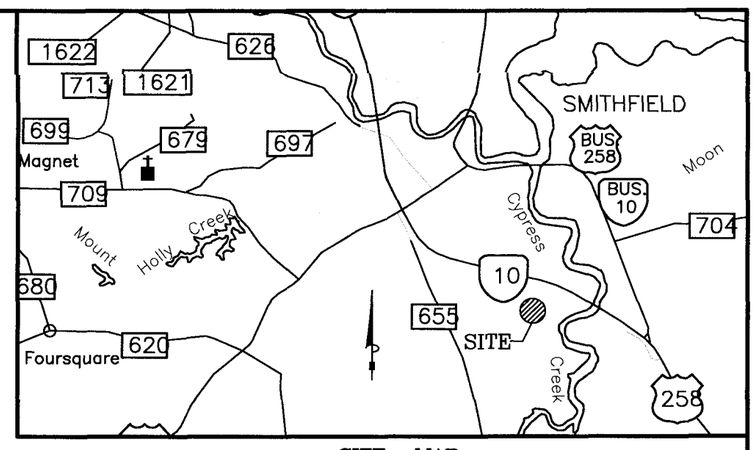



108
109
106
107
104
105
Locherbie



APPROVED
By Mark Kluck at 2:46 pm, Jan 06, 2025

P.C. 2-72-13



SITE MAP
NOT TO SCALE

OWNER –
ALVIN R. RODGERS
PAULA T. RODGERS
105 LOCHERBIE
SMITHFIELD VA 23430
757-409-0799

SETBACKS:
FRONT = 35'
SIDE = 15'
REAR = 35' OR 100' RPA

REFERENCE – IN#200002529, P.C. 2-72-13/14

LEGEND:
- PL – *DENOTES ADJOINING PROPERTY LINE*
- ◑ – *DENOTES IRON FOUND*
- –◇–◇– – *DENOTES SILT FENCE*
- CE – *DENOTES CONSTRUCTION ENTRANCE*
- 60.0 – *DENOTES EXISTING ELEVATION*
- 72.7 – *DENOTES PROPOSED GRADE ELEVATION*
- V/C – *DENOTES H.V.A.C. UNIT*
- E – *DENOTES ELECTRIC BOX*
- T – *DENOTES TELEPHONE PEDASTAL*
- G – *DENOTES GAS METER*
- I – *DENOTES IRRIGATION VALVE*
- ○ – *DENOTES COMPUTED POINT*

EXISTING RETAINING WALL BETWEEN HOUSE AND PROPOSED GARAGE IS TO BE REMOVED.

LETTER OF MAP AMENDMENT DETERMINATION DOCUMENT DATED APRIL 11, 2016 CASE NO: 16-03-0974A.

EXISTING WOODED AREAS AND EXISTING TREES ON SITE PROVIDE ADEQUATE LANDSCAPING BASED ON THE ISLE OF WIGHT COUNTY LANDSCAPING POINT SYSTEM.

THIS SURVEY HAS BEEN COMPLETED WITHOUT THE BENEFIT OF A TITLE SEARCH. THEREFORE, THIS SURVEY IS SUBJECT TO ANY EASEMENT OF RECORD, LAND TRANSACTIONS AND OTHER PERTINENT FACTS WHICH A TITLE SEARCH MIGHT DISCLOSE.

THE PROPERTY SHOWN ON THIS PLAT APPEARS TO BE LOCATED IN ZONE "X/AE" AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY – PANEL NUMBER 510081 0135 E, DATED 12-02-2015.

THIS PROPERTY LIES WITHIN THE CHESAPEAKE BAY PRESERVATION AREA, ALL NEW STRUCTURES SHALL BE LOCATED OUTSIDE OF THE RESOURCE PROTECTION AREA AND ITS 100' BUFFER AREA UNLESS THE BOARD OF SUPERVISORS ALLOWS MODIFICATION OF THE 100' BUFFER AREA.

THE BUILDER/CONTRACTOR SHALL PROVIDE FOR POSITIVE DRAINAGE OF THE SITE WITHOUT NEGATIVELY IMPACTING ADJACENT PROPERTIES.

THE BUILDER/CONTRACTOR SHALL EXECUTE AN AGREEMENT IN LIEU OF AN EROSION AND SEDIMENT CONTROL PLAN IN CONJUNCTION WITH APPROVAL OF THIS SITE PLAN.

ELEVATIONS SHOWN ARE BASED ON TOWN OF SMITHFIELD DISK #20.

THE BUILDER/ CONTRACTOR SHALL EXECUTE AN AGREEMENT IN LIEU OF A STORMWATER PLAN IN CONJUNCTION WITH APPROVAL OF THIS SITE PLAN.

THE BUILDER/CONTRACTOR SHALL VERIFY GRADES ON SITE PRIOR TO CONSTRUCTION.

CONTRACTOR TO VERIFY DWELLING DIMENSIONS, INCLUDING CHANGES AUTHORIZED BY CONTRACTOR OR OWNERS, AS STAKED BY SURVEYOR ON THE GROUND. CONTRACTOR TO VERIFY ALL GRADES.

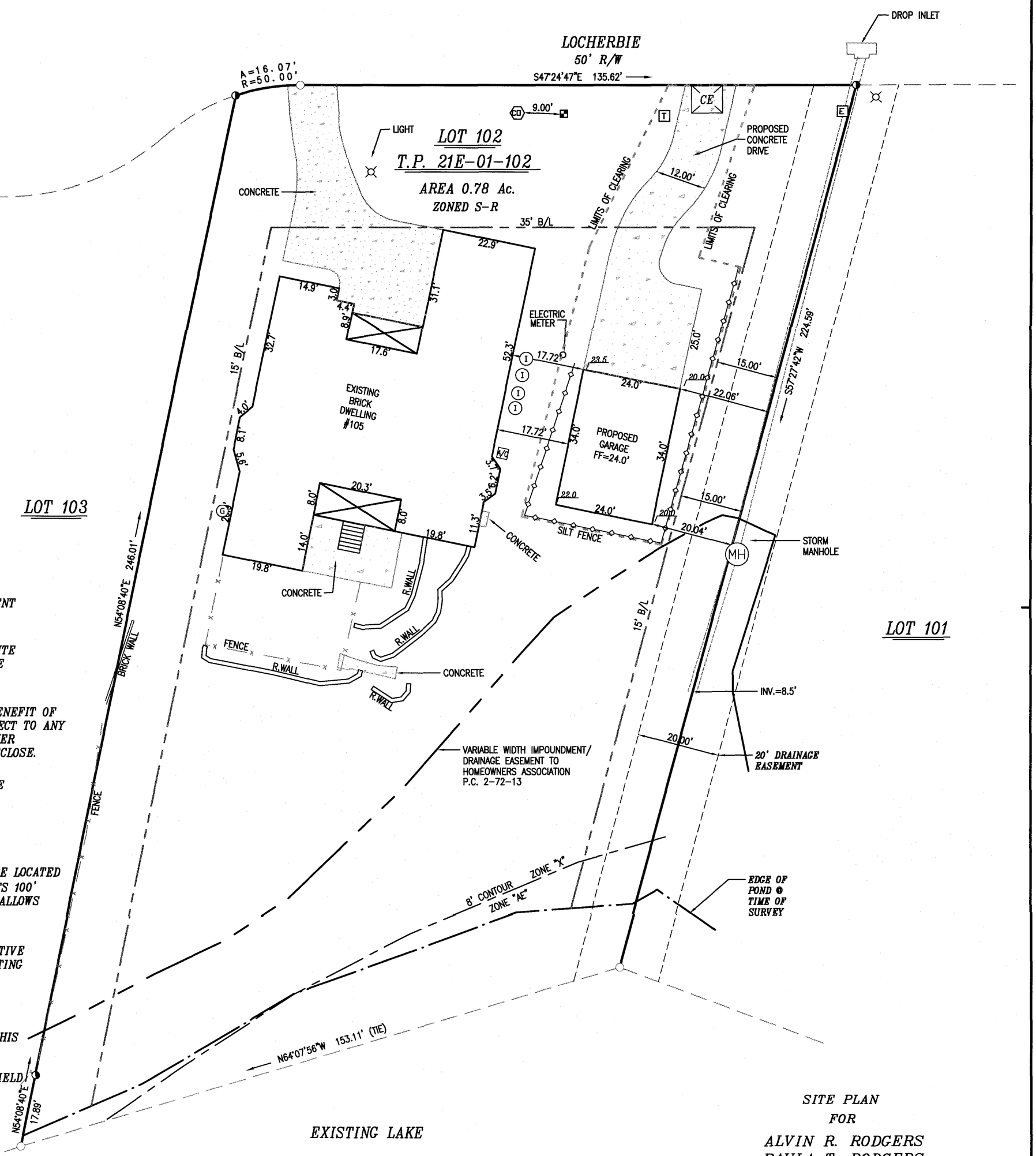
CONTRACTOR TO VERIFY LOCATION OF DWELLING AS STAKED BY SURVEYOR ON THE GROUND PRIOR TO DIGGING THE FOOTING.

IMPERMEABLE SURFACE AREA

EXISTING DWELLING	*3,886 S.F.*
EXISTING CONCRETE	*+1,455 S.F.*
PROPOSED GARAGE	*+816 S.F.*
PROPOSED CONCRETE	*+1,215 S.F.*
TOTAL IMPERVIOUS	*7,372 S.F.*
TOTAL AREA	÷ *33,976.80 S.F.*
TOTAL PERCENTAGE	*21.69%*

21.69% OF LOT COVERED BY IMPERVIOUS AREA.

3,250 S.F. LIMITS OF CLEARING/DISTURBANCE.



SITE PLAN
FOR
ALVIN R. RODGERS
PAULA T. RODGERS
LOCATED AT 105 LOCHERBIE
CYPERSS CREEK, LOT 102, PHASE III
TOWN OF SMITHFIELD
ISLE OF WIGHT COUNTY, VIRGINIA
SCALE 1"= 20' *MARCH 12, 2024*

Scale
0 20 40

COMMONWEALTH OF VIRGINIA
EDWARD C. (MO) CANADA, III
Lic. No. 002846
12-18-24
LAND SURVEYOR

CANADA LAND & MARINE SURVEYING
1212 S. Church Street Smithfield, VA 23430
PHONE : 757-357-2911

DRAWN BY: ECC | JOB #S24-55-SM

AFFIDAVIT

Commonwealth of Virginia)
) S.S.
County of Isle of Wight)

I, Alvin R Rodgers & Paula T Rodgers, of Smithfield, VA, in Isle of Wight County, Virginia, being duly sworn state under oath that:

1. The occupant of the accessory apartment will be the brother of Paula Rodgers. He is 73 years old and does not drive. We certify the following to be true now and in the future:
- The occupants of the accessory apartment shall be related to the owner of the principal dwelling by blood, adoption or marriage.
- There shall be no other apartment facilities or room rentals in the dwelling or its accessory buildings.
- The principal dwelling shall be occupied during the maintenance of the accessory apartment by the fee simple owner and members of the owner's family related by blood, adoption or marriage.
- The permitted accessory apartment shall be exclusively occupied by not more than two persons, at least one of whom is related to the owner by blood, adoption or marriage and who must be either 62 years of age or older or must be physically or mentally handicapped, and the other occupant whom, if not of the requisite age, handicapped condition or familial relationship, must be a live-in attendant of the qualifying handicapped person.

COMMONWEALTH OF VIRGINIA
COUNTY OF ISLE OF WIGHT

Before me, the undersigned notary public, this 3/5/2025, the affiant personally appeared, proved to me through satisfactory evidence of identification to be the person who swore or affirmed to me that the contents of the document are truthful and accurate to the best of the person's knowledge and belief.

Signature _____ (Seal)
NOTARY PUBLIC
My Commission expires: 01-31-2029

Alvin R. Rodgers
Paula T Rodgers
(Signature)

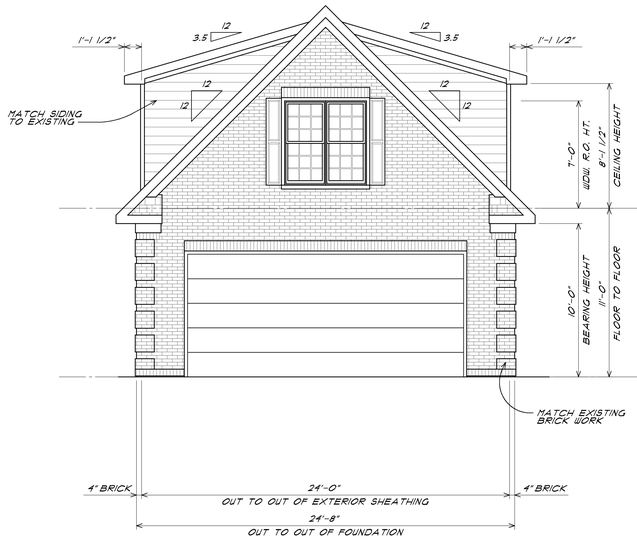
Alvin R Rodgers & Paula T Rodgers

CAROLYN ANN HELSTROM COMMONWEALTH OF VIRGINIA NOTARY PUBLIC

Carolyn Ann Helstrom
Notary Public ID 314376
Commonwealth of Virginia
My Commission Expires
01-31-2029

ABBREVIATIONS:

A.F.F.	ABOVE FINISH FLOOR
AGG.	AGGREGATE
ALUM.	ALUMINUM
BSMT.	BASEMENT
BRG.	BEARING
BLKG.	BLOCKING
BD.	BOARD
BOT.	BOTTOM
BRK.	BRICK
BLDG.	BUILDING
CAB.	CABINET
C.O.	CASED OPENING
CSMT.	CASEMENT
CLG.	CEILING
C.L.	CENTER LINE
C.T.	CERAMIC TILE
COL.	COLUMN
CONC.	CONCRETE
C.M.U.	CONCRETE MASONRY UNIT
CONT.	CONTINUOUS
CRS.	COURSE
DIM.	DIMENSION
DH	DOUBLE HUNG
DN.	DOWN
DR.	DOOR
DWG.	DRAWING
E.I.F.S.	EXTERIOR INSULATION FINISH SYSTEM
ELEV.	ELEVATION
EXT.	EXTERIOR
FIN.	FINISH
F.D.	FLOOR DRAIN
FLR.	FLOOR
FTG.	FOOTING
FDN.	FOUNDATION
F.V.	FOUNDATION VENT
GYP. BD.	GYPSUM BOARD
HVAC.	HEATING/VENTILATING/ AIR CONDITIONING
HT.	HEIGHT
INSUL.	INSULATE (INSULATION)
LAV.	LAVATORY
L.V.L.	LAMINATED VEENER LUMBER
LIN.	LINEN
L/S	LAUNDRY SINK
M.O.	MASONRY OPENING
MECH.	MECHANICAL
MLDG.	MOLDING
N.I.C.	NOT IN CONTRACT
N.T.S.	NOT TO SCALE
O.C.	ON CENTER
OPG.	OPENING
OPP.	OPPOSITE
OH.	OVERHEAD
OHG.	OVERHANG
PAN.	PANTRY
PL	PLATE
PNL.	PANEL
P/L	PROPERTY LINE
PKT.	POCKET
PLY.	PLYWOOD
PR	PAIR
P.S.F.	POUNDS/SQ FT
P.S.I.	POUNDS/SQ INCH
PREF.	PREFINISHED
P.T.	PRESSURE TREATED
RAD.	RADIUS
R	RISER
REINF.	REINFORCED
REV.	REVISION
RGH.	ROUGH
RM.	ROOM
R.O.	ROUGH OPENING
R.O.S.	REPEAT OPPOSITE SIDE
SIR	SHELF & ROD
S.G.D.	SLIDING GLASS DOOR
SL.	SIDELITE
SH.	SHEET
SQ. FT.	SQUARE FEET
S.S.	SHELF STACK
STO.	STORAGE
THK.	THICK
T.&G.	TONGUE & GROOVE
TRD.	TREAD
T.S.	TRIPLE STUD
VAN.	VANITY
V.T.R.	VENT THROUGH ROOF
VERT.	VERTICAL
W/H	WATER HEATER
W.W.M.	WELDED WIRE MESH
WDW.	WINDOW



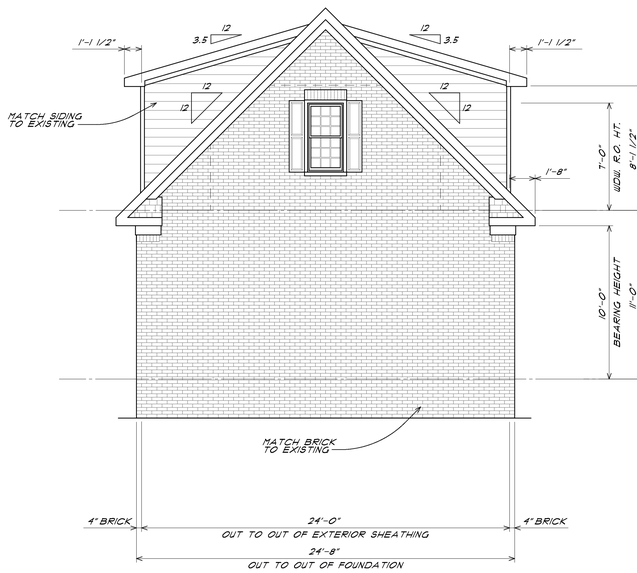
FRONT ELEVATION

SCALE 1/4"=1'-0"



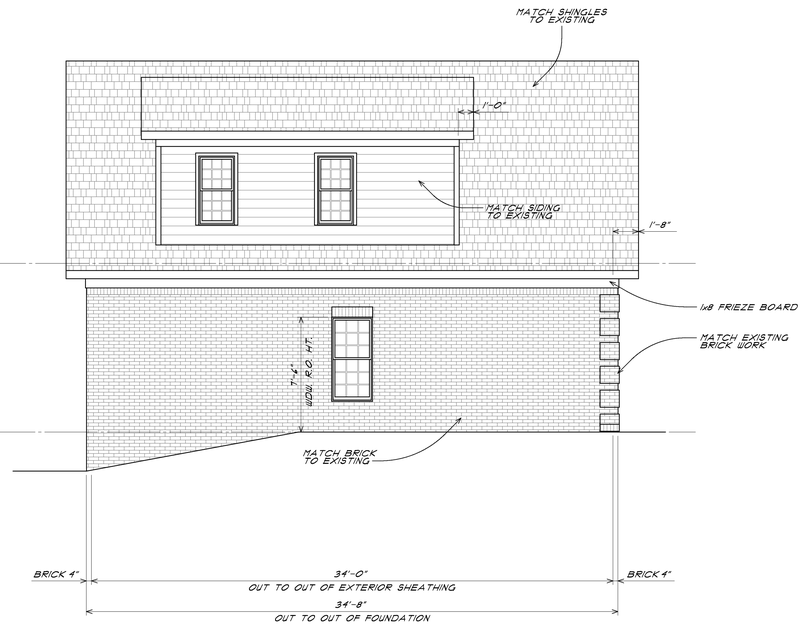
RIGHT SIDE ELEVATION

SCALE 1/4"=1'-0"



REAR ELEVATION

SCALE 1/4"=1'-0"



LEFT SIDE ELEVATION

SCALE 1/4"=1'-0"

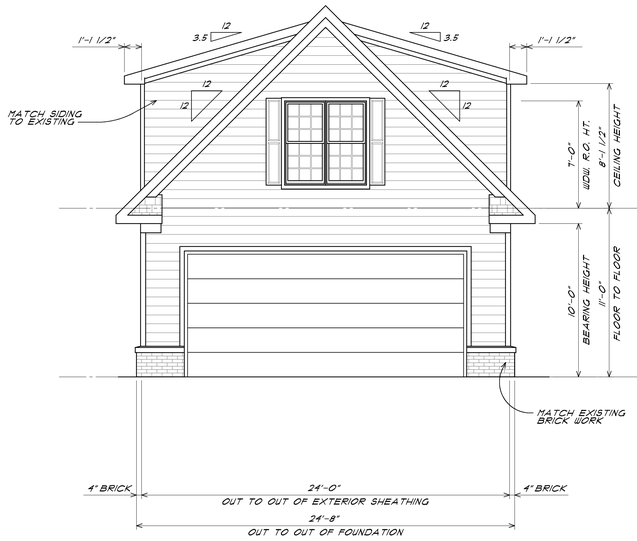
REVISIONS	BY

DRAFTING SERVICES
320 SOUTH MAIN ST, STE. 1A
HARRISONBURG, VA 22801
DIANNA SYMARATH
(540) 433-1634
draftingservices@verizon.net

DETACHED GARAGE PLANS FOR ALVIN RODGERS RESIDENCE 23430 SMITHFIELD, VA

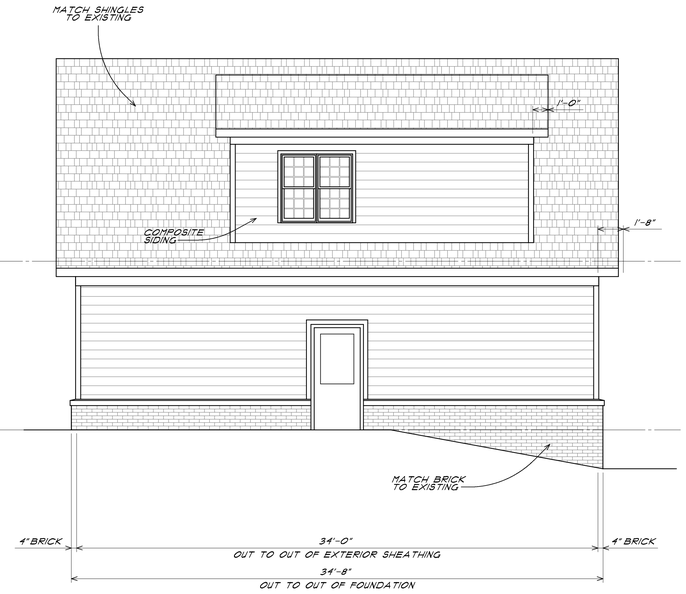
WILLKRIS SERVICES - CONTRACTOR

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DATE:	09-13-24
SCALE:	AS NOTED
JOB NO.:	WILLKRIS-ARODGERS
SHEET	1
OF	5 SHEETS



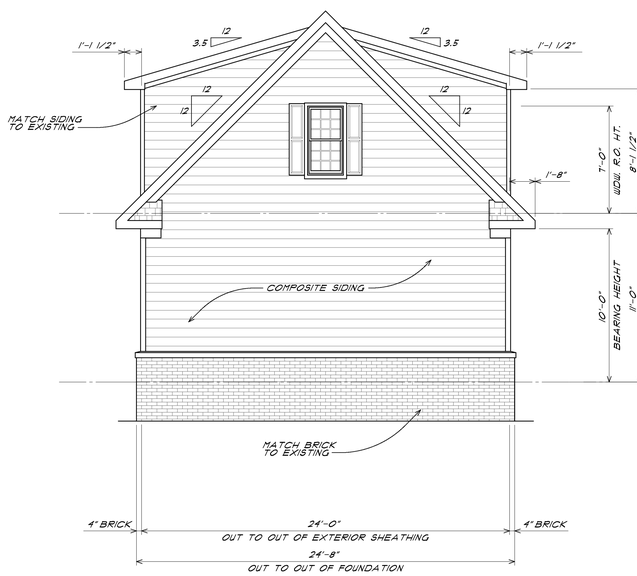
FRONT ELEVATION

SCALE 1/4"=1'-0"



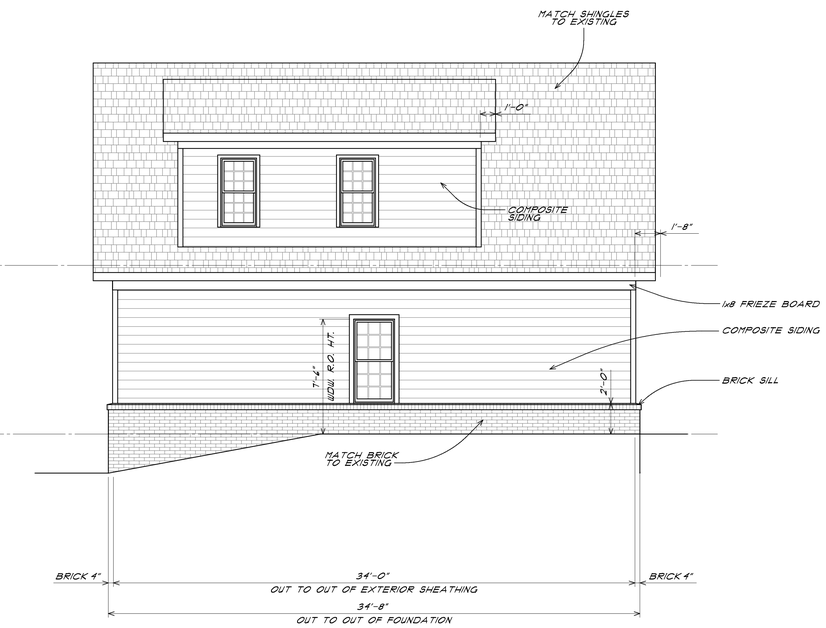
RIGHT SIDE ELEVATION

SCALE 1/4"=1'-0"



REAR ELEVATION

SCALE 1/4"=1'-0"



LEFT SIDE ELEVATION

SCALE 1/4"=1'-0"

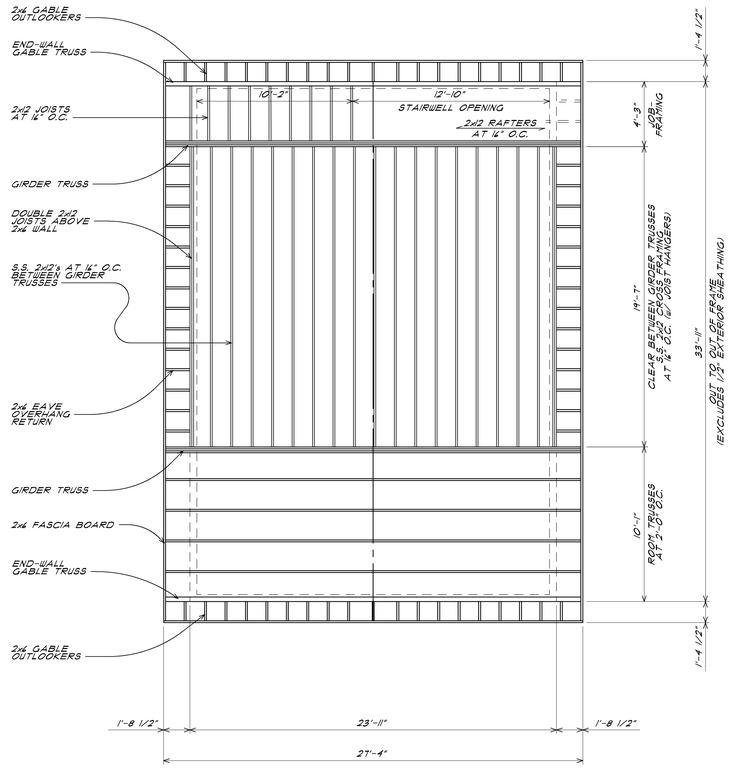
OPTION #2 - SIDING/BRICK EXTERIOR FINISH

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DS DRAFTING SERVICES
320 SOUTH MAIN ST, STE. 1A
HARRISONBURG, VA 22801
DIANNA SYHARATH
(540) 433-1634
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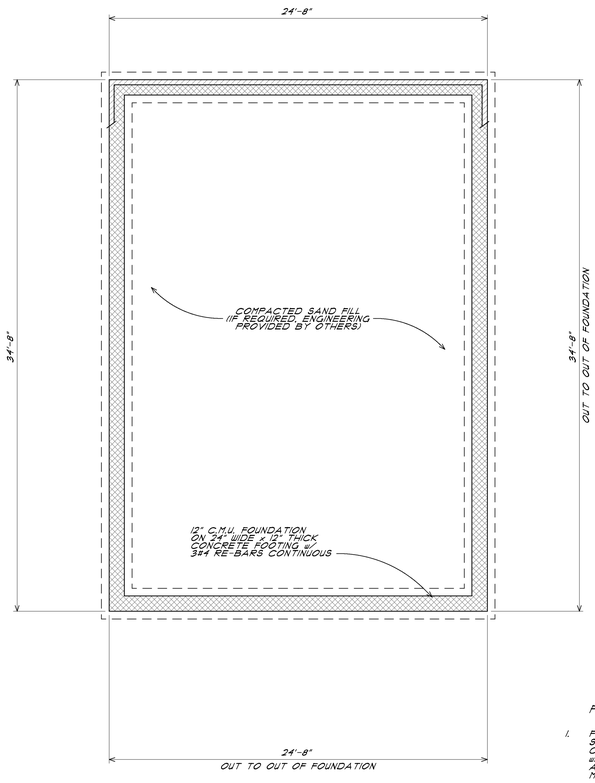
DETACHED GARAGE PLANS FOR
ALVIN RODGERS RESIDENCE
SMITHFIELD, VA 23430
WILLKRIS SERVICES - CONTRACTOR

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DATE:	09-13-24
SCALE:	AS NOTED
JOB NO.:	WILLKRIS-ARODGERS
SHEET	2
OF	5 SHEETS



UPPER FLOOR FRAMING PLAN

SCALE 1/4"=1'-0"



FOUNDATION PLAN

SCALE 1/4"=1'-0"

FOUNDATION NOTES:

1. FOOTINGS SHALL BEAR ON ORIGINAL UNDISTURBED SOIL; OTHERWISE BACKFILLED SOIL SHALL BE COMPACTED TO 95% COMPACTION IN ACCORDANCE w/ THE STANDARD PROCTOR TEST. SOIL BEARING ASSUMED 2000 P.S.F. SHRINK/SWELL SOIL CONDITIONS MAY REQUIRE ADDITIONAL ENGINEERING.
2. BOTTOM OF FOOTING SHALL BE A MINIMUM OF 2'-0" BELOW FINISHED GRADE.
3. FILL UNDER CONCRETE SLABS MAY NOT EXCEED 4" OF COMPACTED EARTH, OR 24" OF #57 STONE. FILL WHICH EXCEEDS 24" SHALL REQUIRE AN ENGINEERED STRUCTURAL SLAB.

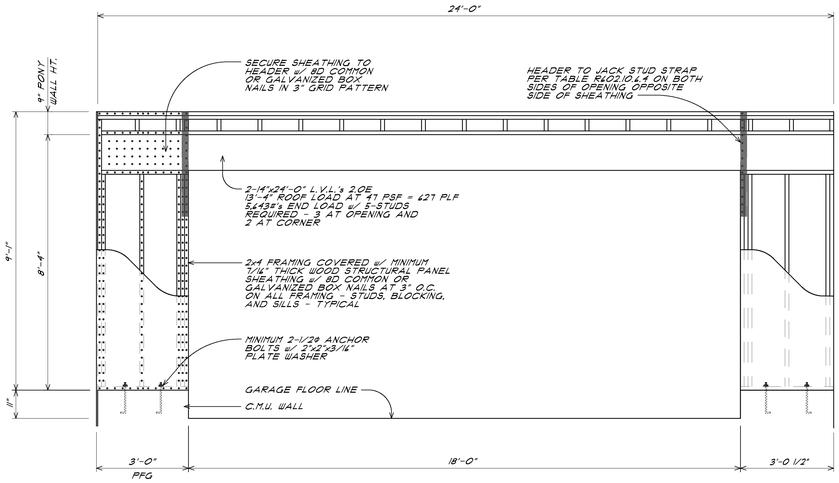
REVISIONS	BY

DRAFTING SERVICES
320 SOUTH MAIN ST. STE. 1A
HARRISONBURG, VA 22801
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(540) 433-1634
draftingservices@verizon.net

DETACHED GARAGE PLANS FOR ALVIN RODGERS RESIDENCE SMITHFIELD, VA 23430 WILLKRIS SERVICES - CONTRACTOR

DRAWN:	DS
CHECKED:	
DATE:	09-13-24
SCALE:	AS NOTED
JOB NO.:	WILLKRIS-ARODGERS

SHEET 3 OF 5 SHEETS



PORTAL FRAME GARAGE DETAIL

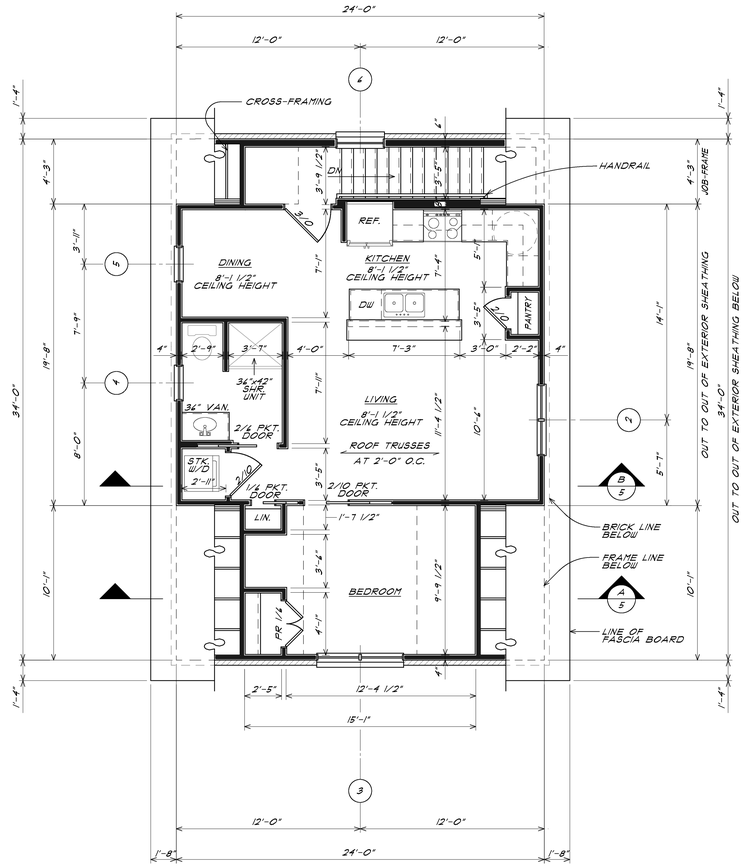
SCALE 1/2"=1'-0"

R602.10.4.3 (VRC 2012) METHOD PFG PORTAL FRAME AT GARAGE DOOR OPENINGS IN SEISMIC DESIGN CATEGORIES A, B, AND C

WINDOW SCHEDULE	
ALL WINDOWS SHALL BE CLAD DOUBLEHUNG w/ LOW-E INSULATING GLASS AND SCREENS. SIZE AS SHOWN BELOW. PROVIDE SAFETY GLASS AS REQUIRED BY CODE.	
(1)	2854 DH
(2)	2-2446 DH
(3)	2-2854 DH
(4)	2446 DH - SAFETY GLASS
(5)	2446 DH
(6)	2446 DH - SAFETY GLASS
WINDOW NUMBERING IS GENERIC. BUILDER SHALL CONFIRM THAT ACTUAL WINDOW MEETS EGRESS REQUIREMENTS	

GENERAL NOTES:

1. ALL INTERIOR DIMENSIONS ARE TO FRAME (3 1/2" FOR 2x4 WALLS). ALL EXTERIOR DIMENSIONS INCLUDE 1/2" EXTERIOR SHEATHING ON ON WOOD FRAMED WALLS.
2. PROVIDE SOLID BLOCKING AND/OR TRIPLE STUDS (T.S.) AT BEARING LOCATIONS DOWN TO TOP OF FOUNDATION WALL.
3. ALL FLOORS ARE DESIGNED FOR 40 PSF LIVE LOAD.
4. ALL FRAMING MEMBERS SHALL BE #2 SPRUCE PINE FIR. ALL L.V.L.'s SHALL BE 2.0E.
5. WALL BRACING SHALL BE MINIMUM 1/2" PLYWOOD OR OSB 2'-0" FROM EACH CORNER AND SHALL BE EDGE-NAILED w/ 6d NAILS AT 4" O.C. AND FIELD-NAILED w/ 6d NAILS AT 6" O.C.
6. ALL HARDWARE AND FASTENERS SECURING PRESSURE TREATED MATERIAL SHALL BE DOUBLE DIPPED GALVANIZED OR STAINLESS STEEL.
7. HEADERS TO BE 2-2x10's w/ 1/2" PLYWOOD BETWEEN AND 2" R24 INSULATION ABOVE WINDOWS AND DOORS WITHIN EXTERIOR BEARING WALLS EXCEPT WHERE NOTED L.V.L.'s AS NOTED ON PLAN AT WINDOW AND LOCATIONS IN EXTERIOR BEARING WALLS w/ 2" R24 INSULATION. INTERIOR BEARING WALL HEADERS SHALL BE 2-2x10's w/ 1/2" PLYWOOD BETWEEN ABOVE OPENINGS. SEE DETAILS SHEET #5.
8. WINDOWS SHALL BE CLAD DOUBLEHUNG w/ LOW-E INSULATING GLASS w/ SCREENS AND GRILLES AS SHOWN UNLESS OTHERWISE SPECIFIED. WINDOW SIZES NOTED ON PLANS INDICATE GENERIC NOMINAL UNIT SIZES.
9. BUILDER SHALL CONFIRM COMPLIANCE OF THESE PLANS TO ALL STATE AND LOCAL CODES AND SHALL BE RESPONSIBLE FOR CONFIRMING ALL SIZES, TYPES, AND QUANTITIES OF MATERIALS AS REQUIRED FOR THIS PROJECT.



UPPER FLOOR PLAN

SCALE 1/4"=1'-0"

455 SQ. FT. (GROSS)

MAIN FLOOR PLAN

SCALE 1/4"=1'-0"

816 SQ. FT. (GROSS - EXCLUDES BRICK)

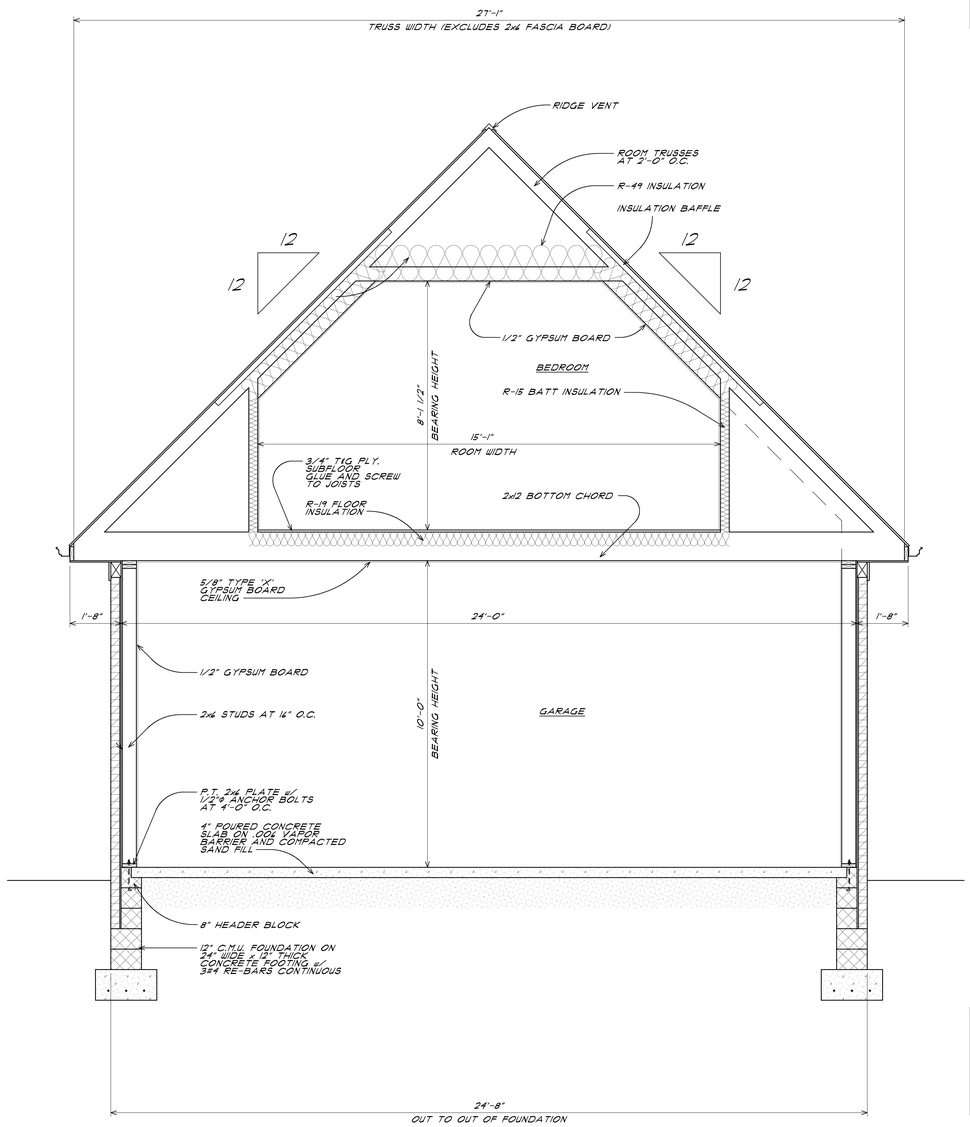
REVISIONS	BY

DS DRAFTING SERVICES
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HARRISONBURG, VA 22801
DIANA SYHARATH
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DETACHED GARAGE PLANS FOR ALVIN RODGERS RESIDENCE SMITHFIELD, VA 23430 WILLKRIS SERVICES - CONTRACTOR

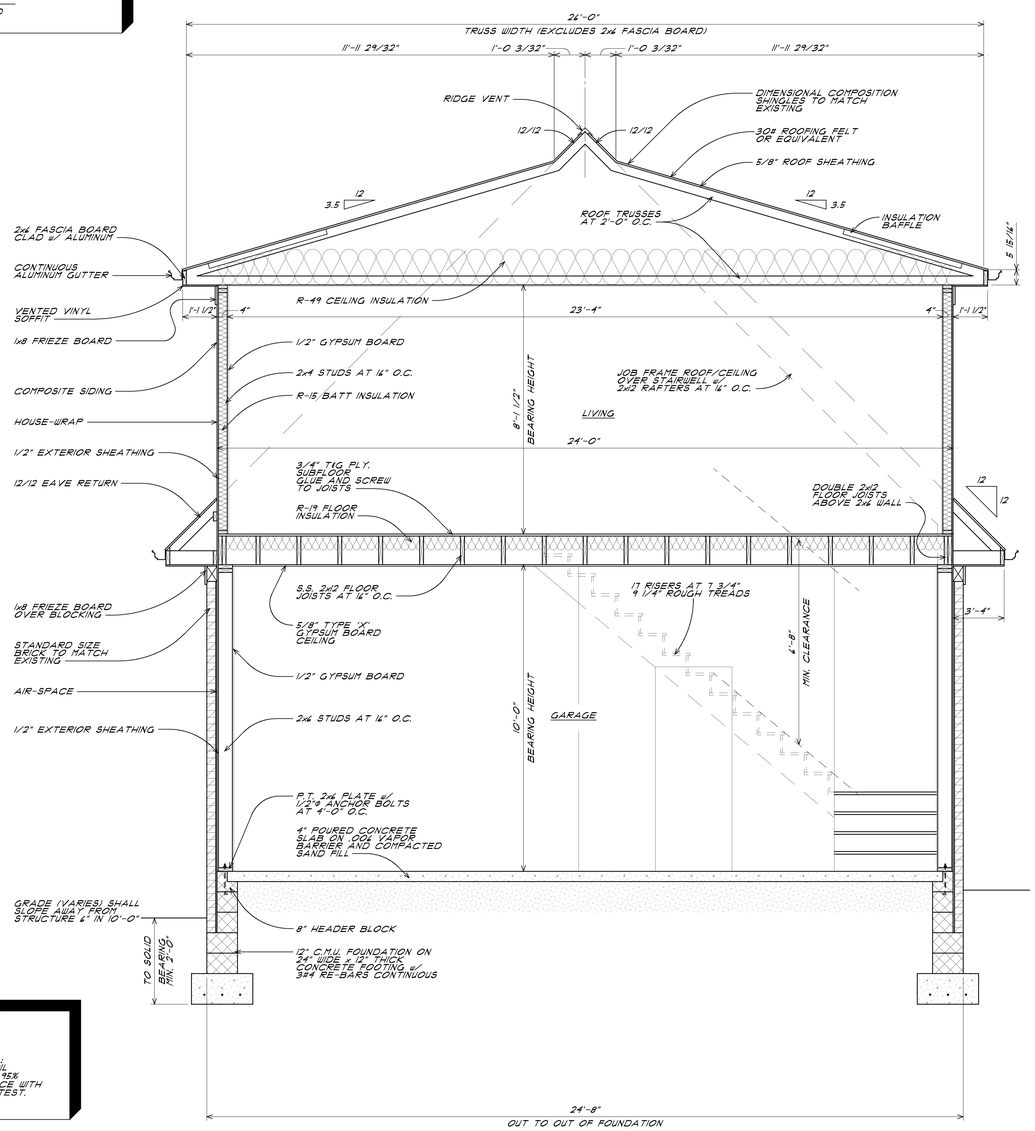
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SHEET	4
OF	5 SHEETS

ENGINEERED DRAWINGS OF THE ROOF TRUSS SYSTEM SHALL BE PROVIDED BY TRUSS MANUFACTURER. TRUSSES SHALL BE DESIGNED TO MEET THE FOLLOWING LOADS:
30# LIVE LOAD
15 DEAD LOAD
10# CEILING LOAD
47# TOTAL LOAD



A 5 SECTION THRU GARAGE AND ROOM TRUSSES
SCALE 1/2"=1'-0"

NOTE:
FOOTINGS SHALL BEAR ON ORIGINAL UNDISTURBED SOIL. OTHERWISE, BACKFILLED SOIL SHALL BE COMPACTED TO 95% COMPACTION IN ACCORDANCE WITH THE STANDARD PROCTOR TEST.



B 5 SECTION THRU GARAGE/DORMER
SCALE 1/2"=1'-0"

REVISIONS	BY

DS DRAFTING SERVICES
320 SOUTH MAIN ST. STE. 1A
HARRISONBURG, VA 22801
DIANNA SYHARATH
(540) 433-1634
draftingservices@verizon.net

DETACHED GARAGE PLANS FOR ALVIN RODGERS RESIDENCE 23430 SMITHFIELD, VA – CONTRACTOR WILLKRIS SERVICES

DRAWN:	DS
CHECKED:	
DATE:	09-13-24
SCALE:	AS NOTED
JOB NO.:	WILLKRIS-ARODGERS
SHEET	5
OF	5 SHEETS

TOWN COUNCIL REPORT

ITEM: PUBLIC HEARING: 328 Main Street - Special Use Permit

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Public Notice: 328 Main Street - Special Use Permit for Short-Term Rental	Public Hearing	4/15/2025
Staff Report - 328 Main Street	Public Hearing	4/16/2025
Attachements - 328 Main Street	Public Hearing	4/16/2025

NOTICE OF PUBLIC HEARING
TOWN COUNCIL OF THE TOWN OF SMITHFIELD
SPECIAL USE PERMIT

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia will hold a public hearing at the regular meeting of the Town Council in the council chambers in The Smithfield Center, 220 N. Church Street, meeting room A, Smithfield, Virginia, on Tuesday, May 6th, 2025 at 6:30 p.m. to consider the application of 328 Main St LLC C/O Jim Collins, owner and applicant, for a special use permit under the provisions of Article 2.Z. Section 1 of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted September 1, 1998, and as amended thereafter, in order to approve a short-term rental as a principal use.

The property which is the subject of this special use permit application is 328 Main Street (Tax Map Parcel no. 21A-01-157), which is located on the north side of Main Street, containing 0.12 +/- acres, and is zoned Downtown (D) & Historic Preservation Overlay (HPO).

Any person affected by or interested in the aforesaid application may appear at the hearing and be heard. Copies of the Zoning Ordinance of the Town of Smithfield and application for this special use permit are available for inspection at the Department of Community Development & Planning, 310 Institute Street, Smithfield, Virginia 23430.

TOWN OF SMITHFIELD, VIRGINIA

BY: Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

TOWN COUNCIL STAFF REPORT: SPECIAL USE PERMIT (SUP)
PUBLIC HEARING

TUESDAY, MAY 6th, 2025, 6:30 PM

Applicant	328 Main Street LLC C/O Jim Collins 1109 Cypress Creek Parkway Smithfield, VA 23430
Owner	328 Main Street LLC 328 Main Street Smithfield, VA 23430
Property	328 Main Street TPIN 21A-01-157 0.12 ac N side Main Street Across from Cockes Lane & Main Street
Zoning	Downtown (D) & Historical Preservation Overlay (HPO)
Adjacent Zoning	Downtown Neighborhood Residential (DNR), D & HPO
Project Description	The applicant is seeking approval to rent 328 Main Street, which is an existing single-family residential dwelling, as a short-term and long-term rental property. According to the Smithfield Zoning Ordinance (SZO) Article 2.Z.1, short-term rentals as principal uses are permissible by Special Use Permit (SUP) only. No changes to the property are proposed in order to accommodate the short-term rental. This application was favorably recommended to Town Council at the April Planning Commission meeting.
Zoning Recommendation	Positives: This application provides additional accommodations in the Heart of the Historic District. Negatives: This is not a by-right use and does require a SUP. A recommendation should be conditioned on the applicant following the conditions outlined in Article 2.Z.1.a through Article 2.Z.1.i., except for Article 2.Z.1.b.. These conditions do require a signed and notarized short-term rental affidavit ensuring compliance.

Please direct inquiries to Tammie Clary at 1-(757)-365-4200 or tclary@smithfieldva.gov.

Request for Special Use Permit (SUP)

Purpose:

To operate as a Short-Term Rental

at

328 Main Street

Smithfield VA 23430



Site Plan

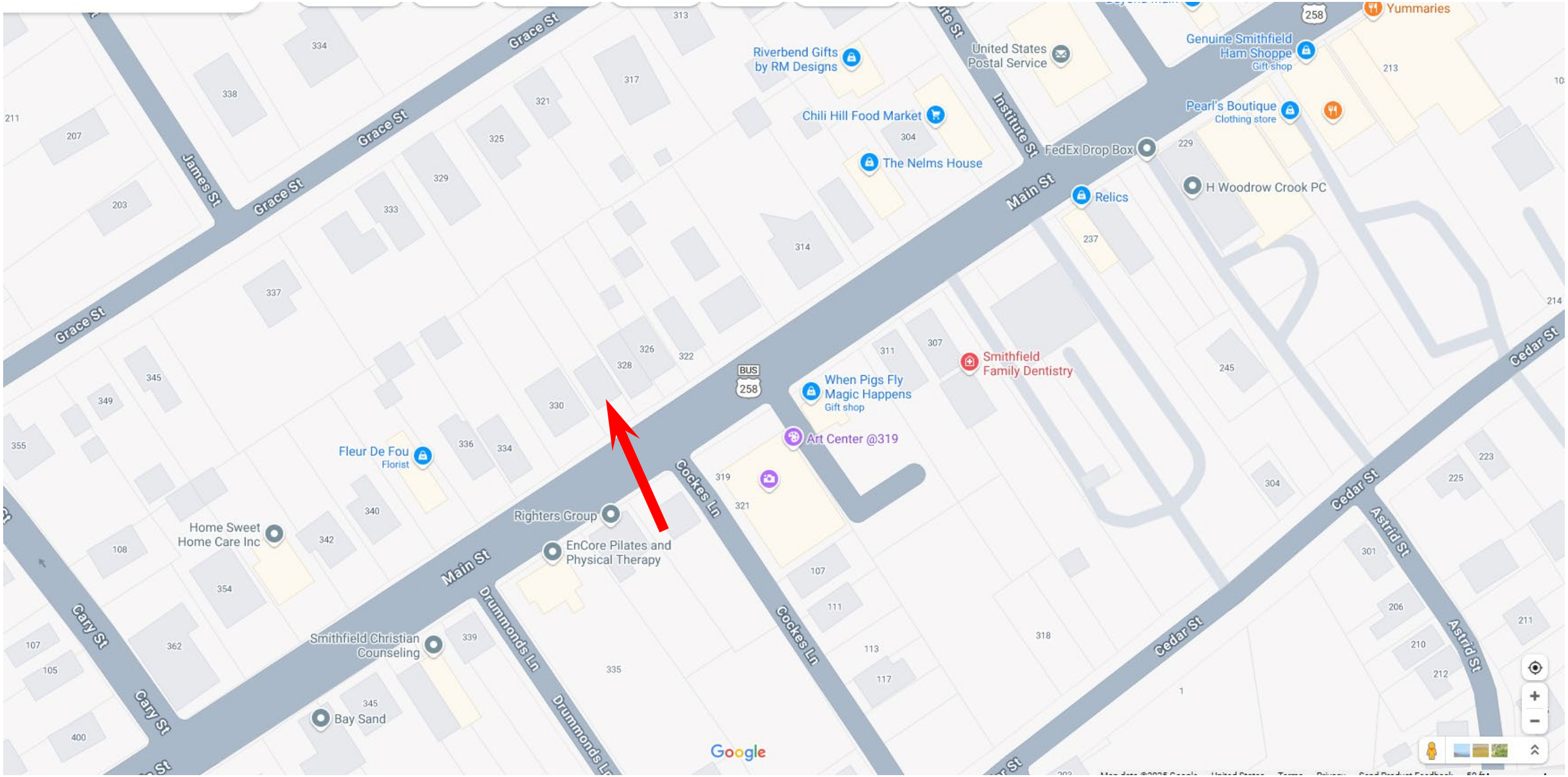
- No changes will be made to existing site plan with SUP. No plat available to include.

Questions

Please include a description of the proposed use and, where applicable, the hours of operation and the proposed number of employees/patrons.

- **The applicant is requesting a Special Use Permit (SUP) to operate the property located at 328 Main Street as a short-term rental as defined by any stay less than 30 days.**
- **The location would allow access to guest 24 hours per day.**
- **The location would not have any employees but could allow up to 10 guest.**

- Please include a written statement of proposed project compatibility with the following:
  - The Comprehensive Plan: **No impact.**
  - The applicable zoning district (DN-R): **No impact.**
  - The surrounding properties: **No impact.**
  - Current and future neighborhood conditions: **No impact.**
  - Pedestrian and vehicular traffic patterns, on-site and off-site: **Guest would use driveway and on street parking located within the vicinity of the property address.**
  - • Adequate Public Facilities: **No impact.**



Google Maps incorrectly labels 326 as 328. 328 Main Street is actually not labeled.



Google Maps incorrectly labels 326 as 328. 328 Main Street is actually not labeled.





TOWN COUNCIL REPORT

ITEM: PUBLIC HEARING: 110 Thomas Street - BHAR Appeal

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Public Notice: BHAR Appeal - 110 Thomas Street	Public Hearing	4/16/2025
Staff Report - BHAR Appeal - 110 Thomas Street	Public Hearing	4/16/2025
Attachments - BHAR Appeal - 110 Thomas Street	Public Hearing	4/16/2025

NOTICE OF PUBLIC HEARING
TOWN COUNCIL OF THE TOWN OF SMITHFIELD
APPEAL OF BHAR DECISION RESUTLING IN CONDITIONAL APPROVAL

Notice is hereby given that the Town Council of the Town of Smithfield, Virginia, will at the regular meeting of the Town Council in The Smithfield Center, 220 N. Church Street, meeting room A, Smithfield, Virginia, on Tuesday, May 6th, 2025 at 6:30 p.m. to consider an appeal of a Board of Historic and Architectural Review decision regarding an application on behalf of Joseph and Faith Barnes which resulted in a conditional approval for the substitute use of PVC and composite material, pursuant to Article 3.M., Section E.16.A of the Zoning Ordinance of the Town of Smithfield, Virginia, adopted September 1, 1998, and as amended thereafter. The property which is the subject of this application is 110 Thomas Street (Tax Map Parcel 21A-01-079), contains 0.43 +/- acres, and is zoned Downtown Neighborhood Residential (DN-R) and Historic Preservation Overlay (HP-O).

Any person affected by or interested in the aforesaid application may appear at the hearing and be heard. Copies of the Zoning Ordinance of the Town of Smithfield and appeal application are available for inspection at the Department of Community Development & Planning, 310 Institute Street, Smithfield, Virginia 23430.

TOWN OF SMITHFIELD, VIRGINIA

By: Lesley G. King, Clerk

Publish: Wednesday, April 16th, 2025, and Wednesday, April 23rd, 2025.

PUBLIC HEARING
TOWN COUNCIL STAFF REPORT:
APPEAL OF A DECISION BY THE BOARD OF HISTORIC AND ARCHITECTURAL REVIEW

The applicants are appealing the Board of Historic & Architectural Review's (BHAR) March 19th, 2025 decision, which resulted in a conditional approval for the proposed exterior changes to the single-family dwelling at 110 Thomas Street, a contributing property.

BHAR approved all requested exterior changes as presented except for two requests:

The applicants wanted to wrap the existing wooden rakes, fascia, and trim with white Mastic PVC-coated aluminum. The BHAR approved the replacement with solid PVC material.

The applicants wanted to cover the existing wooden soffits with new white Mastic Beaded vinyl soffits. The BHAR approved the use of Hardie-branded or an equivalent composite material for the soffits.

The use of vinyl products has generally been discouraged in the Historic District.

Pages 59-60 address the treatment for historic materials (wood) and state:
Avoid covering wood with stucco, masonry, and other materials.
[Avoid] Covering or obscuring historic wood surfaces and features.

Pages 66-67 address alternative and synthetic materials and state:
[Avoid] Covering historic materials with synthetic materials.

According to the appeals process, this application is forwarded to Town Council for their review and decision.

For inquiries, contact Tammie Clary at 1-(757)-365-4200 or tclary@smithfieldva.gov.

The Secretary of the Interior's Standards for Rehabilitation

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.
7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
8. Significant archaeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

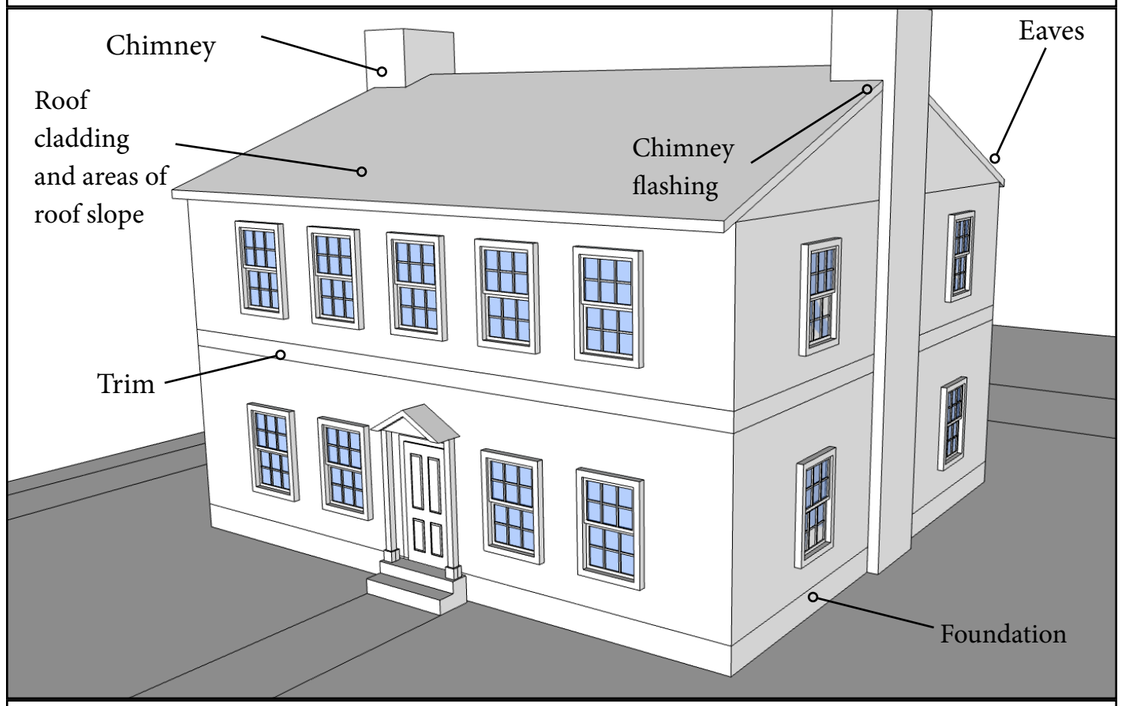
Guiding Principles for Preservation, Alteration, and Maintenance

- **Routine maintenance is essential:** Routine and timely maintenance of historic buildings and their constituent parts enables their longevity. Deferred maintenance can increase costs down the line and lead to irreversible damage to historic buildings and can help prevent major issues before they happen.
- **Preservation of materials rather than replacement:** In many cases historic building materials can be repaired rather than replaced. A good rule of thumb is that historic building features should be replaced only if more than 50% of the material has deteriorated beyond repair. In-kind replacement of building features should be taken when repair is not feasible, and replacement parts should match the historic in terms of material composition, finish, form, and function.
- **New features shall not detract from the historic character of the building, surrounding properties, or district as a whole:** When new features are to be added to historic buildings, or existing features are to be replaced, they should be sensitive to the historic character of the building, its neighbors, and the Smithfield Historic District as a whole. When a historic building material or architectural feature needs to be replaced, but a historic replacement is not available, the new material or feature should be comparable in composition to the historic original. The introduction of more elaborate materials or features can create a false sense of history and should be avoided.
- **The greatest scrutiny shall be given to visible building facades and features:** Many historic buildings feature their most character-defining elements on their street facing elevations. Care should be taken so that the most visible elements of a building are preserved when a building is being altered. See the diagram on page 22 for an overview of which building elevations are typically visible from the right-of-way.

Preservation Brief #35
Understanding Old Buildings: The Process of Architectural Investigation

Preservation Brief #47
Maintaining the Exteriors of Small and Medium Size Historic Buildings

Common Maintenance Areas



B) Treatment for Historic Materials

1) Wood

Wood is especially susceptible to environmental factors such as humidity, moisture, and sunlight. Termites, mold, and vegetation can also cause irrevocable damage to wooden materials.

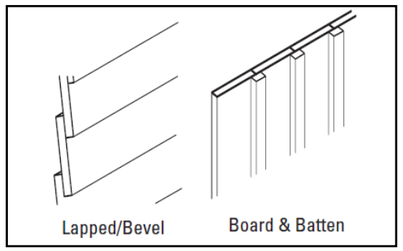
Best Practices

- Regularly inspect exterior wooden surfaces for decay. Wood is especially vulnerable to moisture.
- Clean wood surfaces with mild household cleaners and water.
- Maintain paint on wood surfaces. Paint often protects wood from external forces.
- If paint needs to be removed, use the gentlest means possible. Sand blasting and water blasting should never be used. Avoid removing paint all the way down to the wood if possible.
- Avoid covering wood with stucco, masonry, and other materials.
- Provide ventilation and proper drainage to wood surfaces.
- Repair deteriorated features with wood filler, glues, or epoxy. Test these substances on a small, inconspicuous spot before proceeding with the entire surface or material.
- Avoid removing wood features when they can be repaired in place.
- It is generally appropriate to remove non-historic materials such as vinyl siding to reveal historic wood siding.
- When replacing wood features, use in-kind materials when possible.
- When in-kind materials and features can not be found, the replacement material should be of a similar composition to the historic material with a similar size, scale, profile, and external appearance.
- If wood siding or other wood elements need to be replaced, only replace the damaged portions of the siding or element.
- Replacement wood siding should match the historic material and profile of the wood siding as close as possible.
- Vinyl, hardiboard, and other composite siding materials are not recommended replacements for historic wood siding.
- Allow pressure-treated wood to season for a year before painting.

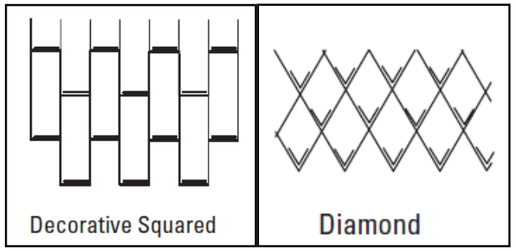
Avoid

- Removing historic wood features that are in good condition or could be repaired.
- Adding new wood features where none were historically found.
- Cleaning wood surfaces with harsh cleaners or abrasive methods.
- Covering or obscuring historic wood surfaces and features.

Wood Siding Types:



Wood Shingle Types:





Left: Wood shingles such as these should be repainted regularly to help maintain their appearance and overall condition. The damaged shingles should be replaced in-kind, while preserving the existing shingles in good condition.

2) Masonry, Brick, and Stucco

Masonry, especially brick, is a common feature within the Smithfield Historic District and is an important character-defining element of its buildings and landscapes. As evidenced by important brick landmarks such as the 1750 Courthouse, proper maintenance of brick can last for centuries. When improperly maintained, masonry can lead to structural issues and the deterioration of important buildings and their features.

Best Practices

- Regularly inspect exterior masonry, joints, and mortar for decay.
- Clean masonry surfaces by the gentlest means possible. Use water and non-ionic detergents when cleaning masonry surfaces.
- Soaking, low-pressure washing (between 100 and 300 psi), and steam cleaning masonry surfaces is also appropriate, though these methods should be tested on an inconspicuous surface before proceeding.
- Unpainted masonry surfaces should remain unpainted. In rare cases, painting masonry surfaces may be necessary for its longevity, in such cases use a water permeable paint.
- Care should be taken when removing paint from masonry. Use alkaline poultice cleaners and strippers to remove paint from masonry when it is necessary.
- Remove vegetation and other organic materials such as dead leaves from the foundation, walls, and other external facets of masonry buildings and structures. Vegetation may damage mortar, joints, and cause moisture to seep into surfaces.
- Replacement masonry should be done in-kind or with materials that are similar in composition, texture, color, and size.
- Repoint deteriorated masonry joints with a material of similar strength, composition, texture, and color.
- When replacing or repointing brick mortar, maintain the profile, texture, and size of mortar that was replaced on the building or structure.
- When replacing bricks, maintain the brickwork pattern or bond found on the building or structure.
- When replacing stucco, use natural and porous stucco products.
- It is generally appropriate to remove non-historic materials such as vinyl siding to reveal historic masonry beneath.

4) Alternative and Synthetic Materials

Some architectural styles such as the Minimal Traditional and Ranch styles made ample use of vinyl and other synthetic materials such as hardi-plank. Ultimately care should be taken when considering the use of synthetic, composite, and cementitious materials in the historic district. The BHAR acknowledges that there is the continuing development of new, innovative materials that may be appropriate for use in the historic district. The use of synthetic materials shall be considered by the BHAR on a case-by-case basis. Synthetic materials are generally not worth preserving from a historic integrity standpoint. These guidelines are applicable to all elements of a building which may be constructed of synthetic materials such as siding, doors, windows, roofs, and fences.

Best Practices

- Synthetic materials are generally appropriate for non-contributing buildings in the historic district, though their use should be compatible with surrounding buildings and not detract from the character of adjacent landmarked and contributing buildings.
- Synthetic materials may be appropriate for primary facades of contributing buildings that are not easily visible from the street, for building additions or outbuildings, or for architectural elements that cannot be reproduced easily.
- When synthetic materials are used they should be of a compatible texture, profile, and appearance with their historic counterparts in the district.
- When synthetic siding is to be used, it should be of a similar texture, overlap, thickness, depth, and physical appearance as the historic siding of the building.
- It is generally appropriate to remove synthetic materials and restore original building materials when feasible.
- When synthetic siding is added to a building, the siding should not remove or obscure any architectural elements and other historic materials of the building.
- At times, it may be appropriate to replace historic materials with synthetic replacements when the historic material may no longer be reproduced.
- Applicants should contact staff prior to submitting a COA if they expect to use alternative or synthetic materials in their project. Due to the evolving nature of synthetic materials their use will be considered on a case-by-case basis.

Avoid

- Using synthetic materials on Landmarked buildings.
- Replacing historic features with synthetic materials when the historic feature can be repaired or replaced in-kind.
- Covering historic materials with synthetic materials.
- Using vinyl for windows, doors, and siding.

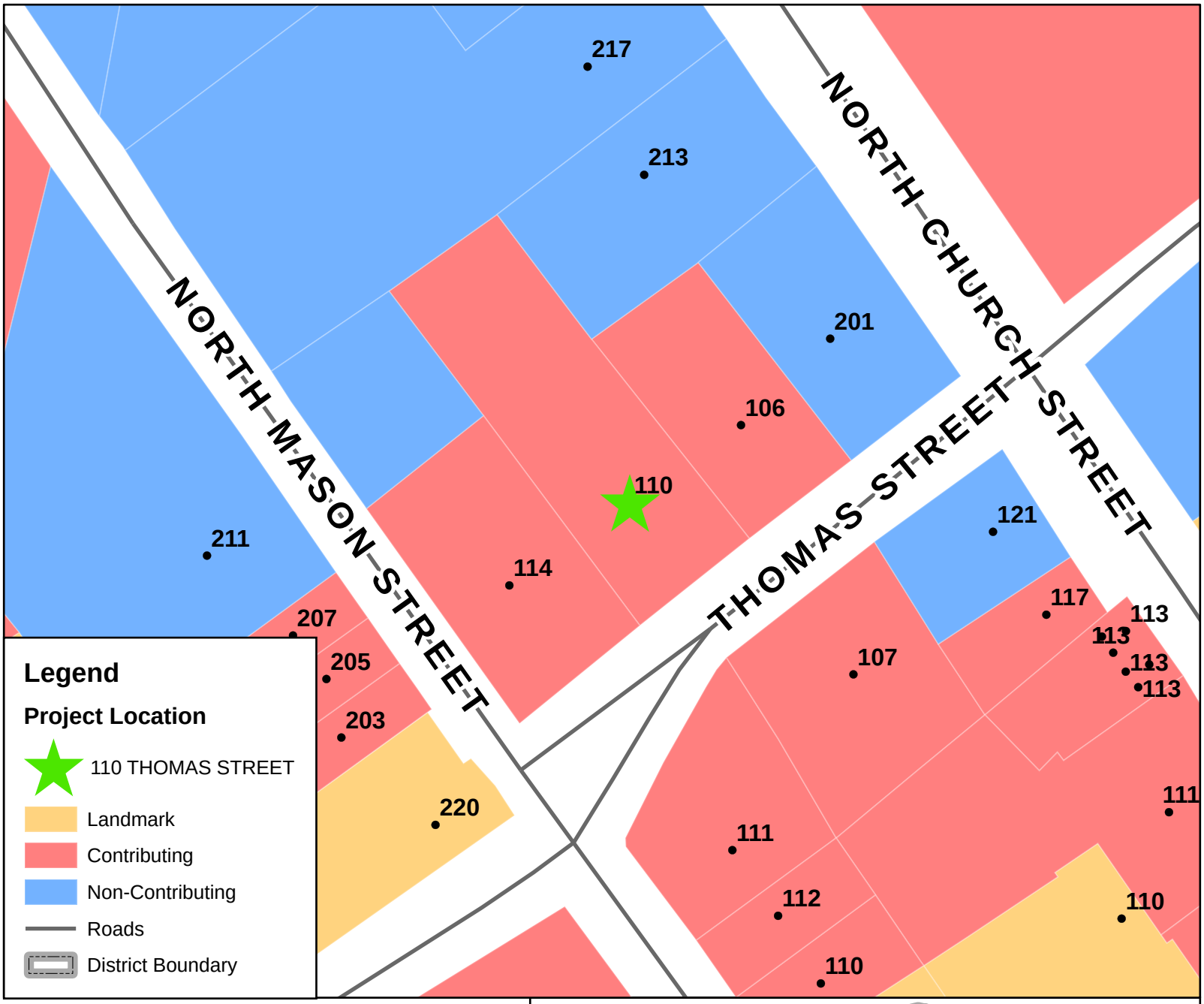
Preservation Brief #16: The Use of Substitute Materials on Historic Building Exteriors

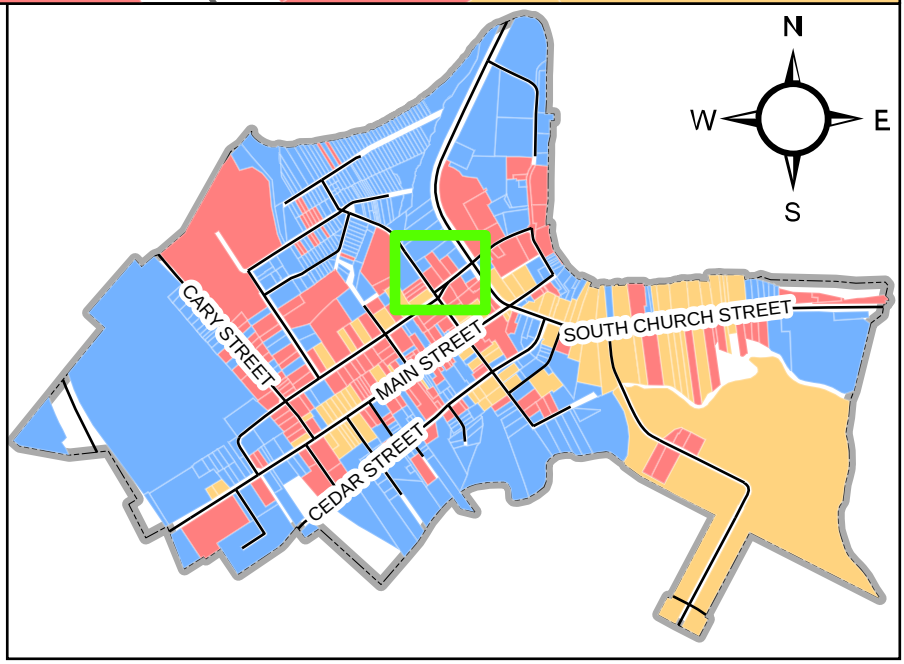
Released in 2023, Preservation Brief #16 provides the most up-to-date information on the appropriate use of substitute and synthetic materials for historic structures and buildings. Special care should be taken in any instance when a historic material is to be replaced with a nonhistoric counterpart. Even small changes to a historic building will gradually result in the loss of integrity over time. As such, historic materials should only be replaced when damage or deterioration to the material is too severe to be repaired. Applicants should refer to Preservation Brief #16 when the substitution of historic materials is necessary. Work should only be conducted by a qualified contractor and architect who has experience working with historic buildings.



Left: Historic wood siding (left) and contemporary fiber cement siding (right) demonstrates the difference in overlap and thickness between the two types of siding.

110 Thomas Street - Contributing - Exterior Changes





110 Thomas Street
TPIN 21A-01-079
0.43 ac N side Thomas St
240' W of North Church St & Thomas St

Existing Conditions



Existing Conditions



Existing Conditions



Existing Conditions



Existing Conditions



The Smithfield Board of Historic and Architectural Review (BHAR) held its regular meeting on Wednesday, March 19th, 2025, at the Smithfield Center. The meeting was called to order at 6:30 p.m.

Members present:

Leigh Abbott-Leaman – Acting Chair

Judith Lally

Russell Hill

Julie Hess

Members absent:

Trey Gwaltney – Chairman

Julia Hillegass – Vice Chair

Justin Hornback

Staff present:

William Riddick, III – Town Attorney

Mark Kluck – Planner

Press: None

Citizens: 6

Mrs. Abbott-Leaman welcomed all attendees to the meeting.

Planner's Report:

Mark Kluck, Planner, reported that the National Alliance of Preservation Commissions (NAPC) would hold its monthly webinar on Thursday, March 27th, at 1:00 PM. He said that the topic for this webinar is comparing Deconstruction vs Demolition of Historic Buildings, adding that if any Board member would like to attend, please let him know so that he could help with registration if needed. He updated that the application for solar panels at 313 Grace Street that had been heard last month and had been denied due to a failed motion would be appealed at the March Town Council Committee meetings, and would be subject to a public hearing at the April Town Council meeting for decision.

Upcoming Meetings and Activities

Tuesday, April 1st – 6:30 PM – Town Council Meeting

Tuesday, April 8th – 6:30 PM – Planning Commission Meeting

Tuesday, April 15th – 6:30 PM – Board of Historic & Architectural Review Meeting

Tuesday, April 15th – 7:30 PM – Board of Zoning Appeals Meeting

Monday, April 28th – 3:00 PM – Town Council Committee Meetings

Public Comments:

Mrs. Leaman confirmed that there were no members of the public that wished to make any comments.

Board Member Comments:

There were no Board Member comments.

Assorted Exterior Changes – 110 Thomas Street – Contributing – Faith and Joseph Barnes, applicants

Mr. Kluck reported that the applicants were seeking approval for assorted exterior changes to the single-family dwelling and the detached garage to include:

1. Replacing the wood siding with white Everlast 7-inch lap siding.
2. Wrapping the existing wooden rakes, fascia, and trim with white Mastic PVC-coated aluminum.
3. Covering the existing wooden soffits with new white Mastic Beaded vinyl soffits.
4. Replacing the existing gutter system with a Leaf-Away Gutter System in white to match the new trim and siding color.
5. Replacing the front white storm door, red entry door and wooden door surround with a brown ProVia aluminum storm door and a ProVia Fiberglass entry door, and a new PVC Mid-America door surround to match the style of the existing surround.
6. Adding a "Deep Cavern" accent color band to the front frieze board area, matching the proposed window trim and front door surround.
7. Demolishing the existing and erecting a new 10-foot wide by 6-foot deep front stoop and replacing the handrails with black wrought aluminum handrails.
8. Demolishing and erecting a new sunroom and stoop at the rear of the dwelling, which will include the following:
    a. Enlarging the footprint to approximately 10.5 feet wide by 10.5 feet deep with a covered porch stoop.
    b. Replacing seven (7) 9-light windows with "Snow Mist White" ProVia Endure EN600 Series vinyl casement windows (One (1) 2 lite, One (1) 3 lite, and One (1) 4 lite) with white colored aluminum window trim.
    c. Installing a "Snow Mist White" ProVia Legacy steel entry door.
    d. Installing two (2) vinyl Wolf Colonial Structural Posts to support the roof of the back stoop.
    e. Installing black wrought aluminum handrail to match the front porch.
9. Completing like-for-like framing repairs to the detached garage due to a tree falling on the roof.

He reported that Town Staff recommended approval from a zoning standpoint and deferred to the BHAR for architectural discretion.

Joseph Barnes of 110 Thomas Street and David Silva with RA Jones Inc. Building & Remodeling were present to answer questions about the application.

Mr. Hill observed that there were many vinyl products proposed for use in the project, and pointed out that it was classified as a Contributing house. He reported that the Board did not issue many approvals for coverings comprised of aluminum wrap. He asked if they had considered using composite material instead.

Mr. Silva stated that they had discussed to keep the home exterior maintenance-free for the homeowners.

Mr. Hill reported that a solid PVC fascia board would accomplish the same thing as it was rot-free, etc.

Mrs. Abbott-Leaman stated that the handrail style that had been proposed matched what was seen currently.

DRAFT

Mr. Silva stated that was correct and it was a classic wrought-iron aluminum. He offered to bring in a sample that he had in his car.

Mrs. Abbott-Leaman requested to see a sample of the proposed siding if it was available.

The Board reviewed the sample.

Mrs. Abbott-Leaman asked if there were any additional questions for the homeowner or the contractor.

Mrs. Lally reported that she was reluctant to approve vinyl on a Contributing structure.

The Town Attorney recommended that they review each item one-by-one.

Mrs. Abbott-Leaman asked for consensus on exterior change 1.

Mr. Hill noted that the Everlast product was similar to Hardie and he was good with it.

Mrs. Abbott-Leaman asked the Board about their opinion on exterior change 2, and asked if they would like to return to it for additional discussion.

Mrs. Hess asked if there was a specific reason they chose to go with white Mastic PVC-coated aluminum.

Mr. Silva reiterated that it would offer a maintenance-free exterior.

Mrs. Hess asked if the material was more cost-effective.

Mr. Silva stated that it was more cost-effective.

Mrs. Abbott-Leaman recommended that they return to the proposed changes 2 and 3 for additional discussion. She asked for consensus on exterior change 4.

The Town Attorney asked if they were the same type of gutter as what was on the house.

Mr. Hill stated that he thought that the gutters were required to be half-round on a Contributing structure.

Mr. Silva reported that he had also brought a sample of the gutter for the Board to review.

Mrs. Abbott-Leaman continued by asking for consensus on exterior change 5 while Mr. Silva was getting the gutter sample for review. She asked if the existing storm door was currently aluminum.

Mr. Barnes presumed that it was aluminum.

Mr. Hill stated that he was fine with the door choice.

Mr. Silva presented the proposed gutter sample to the Board.

Mr. Hill asked if anyone knew what the guidelines specifically said about gutters.

Mr. Kluck reported that the Historic District Guidelines covered the typical styles of gutters used historically, and noted that there was only a recommendation to keep the gutters cleaned regularly in order to avoid rotten fascia.

Mr. Hill observed that the sample was fine, he was just curious about what was said in the document.

Mrs. Abbott-Leaman asked for consensus on exterior change 6, with the Board giving positive feedback She asked for consensus on exterior change 7.

Mr. Kluck added that the change 7 was pretty much like-for-like, with the only real change being to the dimensions.

Mrs. Abbott-Leaman asked for consensus on exterior change 8. She reported that the only concern she had was with the vinyl windows that were proposed. She observed that the addition would be rear-facing, and as such, she did not have a large issue with them.

Mr. Hill agreed that it was fine.

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Mrs. Abbott-Leaman asked for consensus on exterior change 9.

Mrs. Hess confirmed they would be matching the shingles color.

Mr. Kluck reported that the last two that required discussion were changes 2 and 3.

Mrs. Abbott-Leaman confirmed that they were uncomfortable with the proposed material, and asked if there was any alternatives that the Board would recommend.

Mr. Hill made a motion to approve items 1, 4, 5, 6, 7, 8, and 9 as presented on the staff report and conditionally approve items 2 and 3 provided the applicants use a solid PVC material for the rakes, fascia, and trim, and they use Hardie or an equivalent composite material for the soffits. He explained to the applicant that the BHAR did not approve wrapped vinyl on Contributing homes.

The Town Attorney explained that in the updated Historic District Guidelines the Board had deemed the use of aluminum and vinyl as not optimal, and that PVC or a composite that mimicked wood were the preferred choice in order to preserve the historic nature of the district. He added that if they had seen aluminum and vinyl in the Historic District, it was because they had been installed prior to adoption of the guidelines.

Mrs. Abbot Leaman reported that most recent update to the guidelines had been done last year with the previous version having been completed at least 10 years prior.

Mr. Silva confirmed the type of material that Mr. Hill had recommended for the rakes, fascia, and trim. He asked if it was okay to keep the existing material on the home, and lay PVC over it.

Mr. Hill said he would not want to put a ¾ board of PVC on top of a wooden ¾ board.

Mr. Silva stated that the lap board would be removed and there was a foam board underneath.

Mr. Barnes reported that the home was built in 1935 and did not have good insulation.

Mr. Hill said that was ok, but it would not be ok for the fascia board. He confirmed that they would not be putting the Everlast siding on top of the existing siding. He repeated the original motion.

Mrs. Lally seconded the motion.

Mrs. Abbott – Leaman called for a collective vote, with all present members in favor and none opposed. The motion passed unanimously.

Exterior Changes – 130 Main Street – Landmark – 1750 Isle of Wight County Courthouse Inc c/o David Hundley, applicants

Mr. Kluck stated that the applicant was seeking approval to conduct necessary repairs to the slate roof of the Courthouse and Clerk's Office using in-kind material; repair to the front door of the Clerk's Office and replacement in-kind of the cellar door; repainting, as necessary, of the lower four feet of the Courthouse exterior and replacement of failed bricks as necessary; repairs to the stucco on the Courthouse portico; in-kind repairs and reconstruction of the cellar doors on the right side of the Clerk's Office and repairs to the interior plaster finish of the Courthouse, along the east wall. He noted that the only changes to either structure would be to the Clerk's Office, which included installing copper hip flashing on the ridge and installing dark brown half-round gutters on the Clerk's Office. He reported that the applicants received the necessary approvals from the Department of Historic Resources (DHR), who stated in their letter that the proposed scope of work is consistent with the terms of the DHR Easement and the Secretary of Interior's Standards for Rehabilitation. Mr. Kluck said that Town staff recommended approval from a zoning standpoint and deferred to the BHAR for architectural discretion, provided the applicant adhered to the conditions outlined in the DHR approval dated February 28th, 2025.

DRAFT

David Hundley of 210 Villa Drive in Smithfield reported that he was the Director of the 1750 Isle of Wight Courthouse.

Nick Blevins of 220 Grace Street reported that he was the volunteer property manager of the Courthouse.

Mrs. Abbott-Leaman thanked them for the detail included in their application packet, adding that it was so thorough that she did not have any additional questions.

Mrs. Hess asked what the estimated time for completion of the project would be.

Mr. Hundley reported that it must be done by July 2026 as it was funded by the VA 250 Grant that they had been awarded in January.

Mrs. Hess made a motion to approve the application as presented. Mrs. Lally seconded the motion.

Mrs. Abbott – Leaman called for a collective vote, with all present members in favor and none opposed. The motion passed unanimously.

***Discussion Item* Exterior Renovations – 304 Main Street – Contributing – Gearldine Holmes-Barnett, applicant**

Mr. Kluck reported that the applicant wished to complete exterior renovations to the single-family dwelling, which include painting the exterior and removing the built-in gutter system. He stated that the built-in gutter system was failing, causing rot throughout the home's trim. He said that before moving forward with exterior renovations, the applicant was seeking the advice and expertise of the Board on the best methods to complete her future projects. Mr. Kluck reported that Town Staff suggested a robust discussion, and emphasized that any recommendations made during this discussion did not constitute approval for renovations. He stated that the applicant must return to the Board with a formal application and supporting materials to request the proposed changes.

Mrs. Lally asked if Mrs. Holmes was looking to eliminate the box gutters altogether.

Mrs. Holmes reported that she had lived in the home for 20 years, and it was essentially on water due to the faulty gutter system. She detailed that there were many areas that had rotted due to the gutters, including the railing on the porches and also supports on the front of the home. She stated that several contractors and roofers had come out to take a look at the home, and they preferred not to touch it due to the extent of the work needed. She speculated that there had to be home in the Historic District that had replaced their box gutters previously, and she requested guidance on what they had done and who had done the work for them. She recapped that she had been before the Board last year to get the plan to repaint her house approved, but when they began to look at doing the work they had seen all the rot that needed to be repaired first. Mrs. Holmes reported that her house had notable history attached to it, but it was not listed on the National Registry. She asked if it was historic enough to qualify for the Rehabilitation Tax Credit.

Mrs. Abbott-Leaman said that she was unsure if they could speak to that directly, but it was her understanding that it would need to be on the Registry.

The Town Attorney stated that he was also unsure of what the requirement was, but he thought that Mrs. Abbott-Leaman was correct.

Mr. Kluck advised that Mrs. Holmes could reach out to the Virginia Department of Historic Resources (DHR) for additional information.

DRAFT

Mrs. Holmes asked if there was a number she could easily find, adding that she had called Isle of Wight County and they did not know how to help her.

Mr. Kluck reported that he would research the best contact and then send her the information. He added that DHR had a list of contractors on their website, but they were not endorsed by the department.

Mr. Hill reported that he would stop by to look at the home. He explained that it was a complex situation due to the way the house was designed. He explained that if the box gutters were removed, then the pitch of the roof may also have to be changed, which could be very expensive. He offered that she may be able to repair the box gutters by replacing the wood with a PVC product.

Mrs. Holmes stated that process would entail taking down all the gutters and rebuilding them again.

Mr. Hill acknowledged the work, but pointed out that it would prevent having to tear the whole roof off. He reiterated that he would see if he could assist her.

Mrs. Holmes noted that she would like to get something done during the summer. She asked if once they were able to identify a contractor willing to do the work, then she would come back before the BHAR to present her plan.

The Town Attorney explained that Mr. Hill was a very experienced and qualified contractor.

Approval of the January 21st, 2025 and February 18th, 2025 Meeting Minutes

The Town Attorney reported that he had reviewed both sets of minutes and recommended approval of both as presented.

Mrs. Hess made a motion to approve the minutes as presented. Mrs. Lally seconded the motion.

Mrs. Abbott – Leaman called for a collective vote, with all present members in favor and none opposed. The motion passed unanimously.

The meeting adjourned at 7:16 pm.

_____ _____

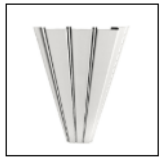
Mrs. Abott-Leaman - Acting Chair Mark Kluck - Planner

DRAFT

Proposed soffit

(replacing wood with vinyl)









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With Mastic vinyl soffit, you can extend the low maintenance beauty of Ply Gem up under the eaves — which helps avoid repainting and costly repairs in the future.

Easy to install, Mastic vinyl soffit is available in a variety of grades, styles and colors. Like all Mastic products, our soffit is backed by a V.I.P. Limited Lifetime Warranty.

VENTILATED SOFFIT — A KEY COMPONENT FOR A PROPERLY VENTILATED ATTIC.
A poorly ventilated attic is bound to have condensation problems. During hot weather, temperatures in an attic became super heated. Coupled with trapped moisture, this can lead to:
- Damp insulation (rendering it ineffective)
- Mold and mildew problems
- Rotted rafters and joists
- A shorter roof life

Plus, a super heated attic puts a heavy load on your home's cooling system. The solution is to ventilate your attic. Our ventilated soffit allows outside air to flow through the attic and out louvers or vents in your roof.

VENTILATION HELPS PREVENT ICE DAMS IN GUTTERS.
In winter, an attic that is too warm melts snow off the roof. The ice melt then re-freezes at the gutters causing ice dams that can damage the roof and allow water to seep through the fascia. Ventilated soffit allows a natural flow of outdoor air to ventilate the attic, which helps keep it cooler in winter and reducing the potential for ice dams in gutters.

VENTILATED OR NON-VENTILATED. HIDDEN VENTS OR VISIBLE VENTS. IT'S YOUR CHOICE WITH MASTIC SOFFIT.
Whether you're looking to increase ventilation in an attic, reduce maintenance under the eaves or enhance the beauty of your home's exterior, we have a solution that's right for you. The unique design of Ventura soffit, for example, gives the appearance of a smooth profile with vents hidden out of sight. It's just one more example of Ply Gem innovation.

NO HIDING THE FACTS: LESS IS MORE
The less you see of us, the more you'll like us. Our unique ventilation design, hidden deep within all six walls of the soffit panel, delivers up to 50 percent more ventilation than some competitor's hidden soffits. And better ventilation than standard soffit.

It's a whole lot more, with a whole lot less visible.



VENTURA HIDDEN VENT SOFFIT



VENTILATED SOFFIT

WHAT YOU DON'T SEE IS WHAT YOU GET
- Clear span design with few visible vents.
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- Rollover nail hem provides 160 mph windload.

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Greater strength and greater rigidity.

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NON-VENTILATED PANELS APPROVED FOR USE IN SIDEWALL AND WAINSCOT APPLICATIONS

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TOWN COUNCIL REPORT

TOWN COUNCIL REPORT

ATTACHMENTS:

Description	Type	Upload Date
Summary Minutes from the Joint PC and TC Meeting February 2025	Minutes	5/2/2025

The Smithfield Town Council and Planning Commission held a special joint meeting on Tuesday, February 25th, 2025. The meeting was called to order at 6:30 p.m.

Council Members present:

Michael Smith – Mayor

Bill Harris – Vice Mayor

Valerie Butler

Jeff Brooks

Mary Ellen Bebermeyer

Planning Commission Members present:

Julia Hillegass – Chairwoman

Virginia "Gigi" Smith – Vice Chair

Bill Davidson

Charles Bryan

Dr. Thomas Pope

Members absent:

Steven G. Bowman – Town Council

Darren Cutler – Town Council/Planning Commission

James Yoko – Planning Commission

Staff present:

Michael Stallings – Town Manager

William Riddick, III – Town Attorney

Tammie Clary – Community Development & Planning Director

Mark Kluck – Planner

Chris Meier – Deputy Chief of the Smithfield Police Department

Press:

None

Citizens:

Mayor Smith welcomed all attendees to the Joint Meeting of the Town Council and Planning Commission.

Density

Dr. Pope began by stating that the Planning Commission had requested the Joint Meeting to take place due to much of the previous November campaign and election information centered on development across Isle of Wight County and the Town. He noted that many Town Council members' campaigns centered on them being against development. He asked for clarification on the Town Council's expectations as the Planning Commission was appointed by the Council. He added that Town Staff needed better understanding of what the Council's expectations were as well since they would be the first contact for the developer's and would be answering many of their questions before they came before the Planning Commission. Dr. Pope detailed that he wanted to hear from the newly elected Council members: Councilman Cutler, Vice Mayor Harris,

and Councilwoman Bebermeyer. He related that he had been on the Planning Commission for 12 years and had been involved in many of the decisions that were made regarding development. He continued that many of those decisions were unfavorable to the current Council members, and he wanted to get more information about why that was, and how they could move forward in the future.

Mayor Smith said that he was glad that Dr. Pope had requested the Joint Meeting. He stated that he felt that everyone needed to get on board with the where the Council wanted Smithfield to go in the future. He reported that he has lived in Smithfield all of his life and had been on the Council for 12.5 years. He likened the growth in recent years to an explosion and it needed to slow down. He said that a developer requesting eight Special Use Permits (SUPs) for one small project was concerning to him, as well as the newly elected officials. He agreed that the Council needed to give clear direction on which way to proceed and how to control the growth.

Vice Mayor Harris thanked Dr. Pope for his idea to hold a Joint Meeting. He related that he was newly elected to the Town Council, but was not new to the research and familiarity with the processes as he had been attending meetings for years and had completed the Planning Commissioner course in Richmond. He said that in regard to proposed developments, the first step would be for Town Staff to review how the proposal related to the existing zoning regulations as they were written. He noted that if they did not like the way that the Zoning Ordinance was written, then they needed to reconsider and change them as necessary. Vice Mayor Harris continued that the next step would be for the proposal to come to the Planning Commission for review. He said seeing developers come in asking for six or seven SUPs right away was a problem. He stated that either the zoning laws were poorly written and encouraged developers to do that, interjecting that they were not, or there was some sense on the part of developers that they could come before the Town and circumvent guidelines that were already in place. Vice Mayor Harris reported that an SUP was exactly that and should not be granted by-right or on a regular basis. He said that it should be the obligation of the applicant to show why an SUP was necessary and how it would benefit the Town. He stated that if a developer was requesting an SUP to lower setbacks in order to increase density, then that would not be an action the new Council would favor. He advised that the Commission be mindful of the use of SUPs, and he would like to see SUPs sent for their review that could be used to everyone's advantage. He pointed out that in the last five years every developer who had submitted an application had started with ridiculous numbers, well outside of the printed material. He acknowledged that developers were completely entitled to buy property and try to make a product through which they can make money, adding that they would come for review and act like they had no idea about what the regulations were when they bought it. He stated that Smithfield did not need another house built as the County was taking care of that for them in terms of availability, and Smithfield could afford to be selective and controlled in their actions. Vice Mayor Harris stated that the newer Councilmembers were 100% behind more commercial or economic development in the Town.

Councilwoman Bebermeyer said that she appreciated the work that the Planning Commission did, recognizing that they got into the small details of projects. She agreed with Vice Mayor Harris' statement that there was a reason that SUPs had the name they did, as they should be used in special cases. She said that she would not say that they should never be used, however

she was against their use as a blanket over a whole development as that made it no longer "special." She said that they had ended up with SUPs benefiting the developer and not benefiting the Town. She explained that an SUP could benefit both parties, but the Council was beholden to protect and represent Smithfield. Councilwoman Bebermeyer reported that Town Staff did a great job of helping people understand what regulations and zoning were in place, adding that it was okay for them to say what aspects the Council would not be in favor of. She also made the statement that the citizens of Smithfield were in favor of commercial development including restaurants and shopping, and that there was enough housing coming close to the Town out in the County. She noted that it was ok to grant the occasional exemption or SUP in support of local, small businesses, but not large developments.

Councilman Brooks said that he was speaking for himself and not the entire Council when he said that he wanted them to be the best Commission they could be. He stated that he wanted them to look thoroughly at all of the information, as they had done, and adhere to the rules outlined in the municipal code and the Town's zoning. He said that the developers were coming in with so many requests, but the regulations said that the Council did not have to honor those requests. He related that Councilman Cutler had a t-shirt that read "Don't Suffolk up Isle of Wight County," and pointed out how the area at Bridge Road had been developed. Councilman Brooks reported that the Town was already congested, and they did not want to see a Virginia Beach level of development in this area. He explained that he had arrived in the area at the end of the Mallory Pointe development's application process and the start of the Pierceville proceedings, and had learned about what was happening in the area. He calculated that there were three developments on the table with another probably right behind them, which prompted the fear that these things needed to be stopped. Councilman Brooks emphasized that he did not want the Planning Commission to feel any animosity regarding the decisions or work they had done. He said that he felt that they were doing a fine job of doing the detailed work that allowed the Council to see whether or not it was a good project. He reasoned that if a developer felt that he needed to ask for an SUP then that is what they would ask for, which he did not blame them for doing since they were in business to make money.

Dr. Pope asked Councilman Brooks, and all of the Council members, to clarify what about the Mallory Pointe project he did not like.

Councilman Brooks recalled that he had seen the amount of opposition to the project in the citizenry but had not really known much about the backstory. He said that he had gone back on his own to do more research about the project. He stated that it had seemed like a problem to him when the amount of public outcry regarding the project was compared to how the Council had ended up voting to approve it. He acknowledged that he did not have a problem with the development himself, adding that he was saying that after the fact and it may have been different if he had been present during the whole process. He observed that the area was great for housing, and it would help with a great need for housing.

Vice Mayor Harris reported that he had been present at many of the meetings mentioned in regard to Mallory Pointe and his problem from day one had been with the density and number of units allowed in the project. He reviewed that Mr. Napolitano, the developer of Mallory Pointe,

had requested a larger number of units and reductions to the setbacks much in the way that they had been discussing by asking for many things up front.

Mayor Smith gave the reminder that he had voted against allowing Mallory Pointe to proceed, and the reason why was due to the aforementioned public outcry against it. He related that in all the years he had sat on Council, it had been pretty calm. He stated that the Council members had been elected by the citizens, and they needed to listen to them. He continued that the Council had appointed the members of the Planning Commission to their positions, and they were a reflection of the Council members as a result, and they needed to work together. Mayor Smith reported that he appreciated all of the work that the Planning Commission did, especially the detail and lengths that they went to. He added that the Town was becoming what he did not want to see. He clarified that it could grow, but he wanted to control the growth to ensure that the Town was still recognizable as Smithfield. He outlined that the Town has no control over what is happening in the County with development and growth. He related that he wanted the two Boards to think about what they could do to make the whole process more congenial to the community.

Councilwoman Bebermeyer reported that she had begun her involvement with Town issues after seeing what happened during the Mallory Point process as well. She agreed with Councilman Brooks's statement that the area was a good place for housing, but she objected to the amount of density allowed.

Councilwoman Butler stated that her purpose at the meeting was to listen to other's point of view. She noted that she did not necessarily agree with some of the comments made regarding the use of SUPs as a tool. She said that having been part of the previous Town Council, she was feeling singled-out about the decisions being made. She reported that during the time of the initial reviews regarding the Grange she had sought outside consultation with a person who had been a Planner, and her main concern was that the use of SUPs might be showing preferential treatment to developers. She said that she had been told that it was not unusual for developers to request SUPs, and it would be up to the Council to decide whether or not to proceed. She recalled that she had attended Planning Commission meetings to hear the conversations that took place with the knowledge that the project would then be before the Council for review during the next step. She stated that in doing that, it allowed her to have background knowledge prior to the item coming before the Council for review. Councilwoman Butler stated that she had vivid recollection of Dr. Pope saying that he had no problem with the use of SUPs because it allowed for the opportunity to have more in-depth conversations about projects prior to making decisions. She summarized that she did not have a problem with SUPs, and it was up to the Council to say no to what had been requested. Councilwoman Butler recalled Vice Mayor Harris's review of the Planning class held in Richmond, adding that she had also attended that class. She reviewed that during her experience in the class she had called Tammie Clary, Director of Community Development and Planning, during their discussion of Comprehensive Plans to find out the details of what the process was when Planning first received an application. She said that Mrs. Clary had reported that they reviewed it in relation to the Town's Comprehensive Plan, which was the correct process. She continued that the Town Manager, Michael Stallings, and Mrs. Clary did a very good job of vetting projects when they came up for review. She pointed out that the Town Staff could give the developer their opinion on a project; however, it was not their job to say yes or no. She related that

she had not asked Mr. Mullins many questions about the Cottages at the previous Committee meeting as it had already been discussed at the Planning Commission level. She acknowledged that "density" was a hot-button topic currently. Councilwoman Butler reviewed that she had voted in favor of Mallory Pointe as she felt that the developer had did a good job with listening to what the Town wanted and made adjustments based on that information. She said that at the time, Mr. Napolitano had proposed affordable housing, which she was an advocate for. She expressed disappointment that the proposed duplexes and townhouses were now not included in the first phase of the development, updating that Wellington Estates had dictated that decision by requesting comparable houses to what was seen in their neighborhood. She continued that since then much time has gone by and the real estate market has evolved, which made it tough to say if when the duplexes and townhouses are built that they would still be considered "affordable housing." Councilwoman Butler reported that she had gone through the public comment ledger from the meeting where they voted regarding Mallory Point to see who actually lived in Smithfield versus who lived in Isle of Wight that had signed up to speak. She reviewed that the people who spoke out regarding Mallory Pointe were not representative of the majority of the people from the Town of Smithfield. She stated that she was born and raised in Smithfield, her family lived in the Town, and she would never do anything to affect the community in a negative manner.

The Town Manager recommended that since the subject of SUPs had come up several times during the conversation that the Planning Commission members should directly address how they viewed them and why the system was set up in the way that it was.

Dr. Pope thanked him for the suggestion. He gave the reminder that in the Town's Suburban Residential Ordinance there were two different types of developments: "regular" with 3 units per acre, and "cluster" which allowed 4.5 units per acre with the inclusion of more open space. He explained that based on the information that the Council just gave, Mallory Pointe should have been approved hands down. He noted that the development acreage was 812 homes over 497 acres, with the original proposal having been 1200+ homes. He said that after all the adjustments were complete the single-family density calculation came in at 2.77 houses per acre, and the attached residential density calculation came in at 3.89 houses per acre. Dr. Pope stated that the developer was well below the density requirements in the Town's ordinances. He continued that the SUPs requested did not ask for more density, but they were for the use of cluster development versus traditional, a rezoning, a parking and loading waiver because they did not want Recreational Vehicle (RV) parking, suburban residential community buildings, non-continuous open-space, and to increase the residential building height from 35 feet to 45 feet. Dr. Pope reiterated that the Mallory Pointe development was well below the density limit. He related that he personally had not been concerned about density during the review because Mr. Napolitano had been more than willing to cut density and make it so that the Resource Protection Area (RPA) could not be touched by the homeowners that would live near the creek. He added that the developer had made many concessions, including funding road improvements and the traffic circle.

Dr. Pope continued that when the original Grange numbers were reviewed, that developer, Mr. Luter, was well within limits as well. He noted that he was using original numbers because he had not seen the latest housing number changes. He stated that at the Grange, in the single-family section the density calculation was 2.9 units per acre and the multifamily were at 7.72 unit per

acre. He gave the reminder that in Smithfield's ordinance the density requirement for multifamily residential was 12 units per acre. Dr. Pope related that he felt that multifamily residential covered townhomes, duplexes, or condos where there were 2-4 buildings next to each other, and in the Grange multifamily residential had been applied to a large apartment building that was four stories high which pushed the density to 38 units per acre. He reasoned that the Town needed to fashion a new multifamily residential ordinance that addressed high-rises and not condos or townhouses. He observed that in the case of the Grange, because the high-rise was included it had skewed the information. Dr. Pope reported that the neighborhood of Wellington Estates was developed at 2.5 houses per acre. He questioned how 2.5 houses per acre was considered acceptable and 2.7 houses per acres was not acceptable. He added that the Cypress Creek's neighborhood was built out at 1.1 units per acre, updating that number did not include the acreage of the golf course. He noted that the Grange's numbers were not that far off, with the exclusion of the high-rise apartments. He related that they could not change that part of the ordinance during the developer's presentation, but they did need to readdress the issue of high-rise or concentrated density buildings.

Dr. Pope questioned how the Town's downtown neighborhood residential density calculations came to 7.8 units for single family per acre and 10 units multifamily per acre when the required square footage was entered, but the ordinance limited it to 5 units per acre. He asked how they could reach the number of 5 units per acre for the downtown residential density when the lot sizes did not correlate with the actual calculation. He stated that he did not know who wrote the ordinances, but they did not make sense when the actual math was applied. Dr. Pope added that Mr. Carollo's redevelopment request was within the square footage requirements, but was over the number of 5 units per acre. He related if someone was proposing something that was within the zoning requirements, the Planning Commission could not tell them no, and the only thing they could address at that point dealt with appearance. He stated that the only way they had a legal right to tell them no was because they must apply for a special use permit. Dr. Pope explained that the more restrictive the Town was, and the more SUPs they got, then the more input the Town had in the project. He noted that vape shops, at home daycare centers, and Airbnb's all required SUPs because it allowed the Town to consider if they matched the location in which they were going to be placed in. He pointed out that the more broad the criteria was, then if the requirements were met, then all the Town could say was "thank you for your development." He acknowledged that there may be a lot of SUPs for more trivial things, as was the case in Mallory Pointe. Dr. Pope continued that another inconsistency that needed to be dealt with concerned Planned Mixed-Use District (PMUD) developments. He noted that within the PMUD there was not a specific density for the single family residential or the attached residential which allowed for the large swings in density. He reported that he felt the multifamily and attached residential classifications were decent as they existed currently, but they should consider including information to address high-rise structures.

Dr. Pope stated that he was not in favor of the idea of allowing for the removal of one home and putting three in its place in a downtown residential neighborhood, and that should be made clear in the ordinance. He observed that Mr. Carollo's project was not the same as that as the land he would build on was open land with nothing needing to be demolished. He summarized that he did not think that the density numbers were too far off, but that they needed to better define the

multifamily residential, downtown neighborhood residential, and the PMUD to say what they allowed for density and how the development were going to be used.

Vice Mayor Harris asked the Town Manager if he could repeat the information he had given at the Committee Meetings the day prior on the specific way that the Town could control units within the PMUD currently.

The Town Manager stated that Town Staff do not consider unit number based on a project as a whole but broke it out by section. He gave the example of within a PMUD, the area that had single family residential units must comply with the single-family residential requirements. He noted that this way the underlying zoning still applied, but the project would be able to have one unified zoning district. He acknowledged that it could become complicated when mixing the different uses, but that was what it allowed for.

The Town Attorney explained that the idea of the PMUD was created on purpose to address the planning trend of mixing living and work areas. He related that the Town's consultants had reviewed the ordinances and felt that the Town was far behind in its zoning that what they had would never permit what was in higher demand, namely walkability. He reported that without the inclusion of SUPs, the idea could not work because the flexibility would not be there. He stated that the idea behind SUPs was not to let developers get away with things, but it was a tool to let the Planning Commission consider a comprehensive development.

The Town Manager reported that most PMUDs that he had seen in other localities were far more lenient than Smithfield's, with the Town having much more control. He said that it allowed the Town to control different aspects of a project instead of having to approve or deny the entire project.

The Town Attorney stated that a reason that other localities did not see as many SUPs was because they were larger and had broader ordinances that gave the developers many more things they could do by right. He acknowledged that it did not seem like it, but the use of SUPs was designed with the idea of giving the Town Council and the Planning Commission more control over the ability to say yes or no. He recognized that they may not have done a good job of explaining them.

Vice Mayor Harris stated that the previous explanation had not been sufficient for the general public, and what they had made more sense. He continued that there seemed to be misunderstanding, and he was not assigning blame to anyone for any previous action. He stated that some things that the Commissioners were very familiar with, such as setbacks, had the ability to cause confusion to the public where the perception was that the Town was creating opportunity for a developer to build more. He asked how allowing a 5-foot side setback instead of 25 was not just a way for a developer to be able to increase the density.

The Town Manager explained that unless the Council and Commission agreed to something that would specifically address an increase in density, then reducing the setbacks allowed did not permit developers to increase the density. He continued that the density caps were in place, so unless the density numbers themselves were being adjusted then they would not change. He pointed out that rarely large lot subdivisions were constructed and there had been a movement to smaller lots, closer to amenities.

The Town Attorney related that developers were not building one acre lots as was done in the past because they could not afford it now due to the cost of building the infrastructure. He explained that the use of narrower setbacks was one of the ways that different housing products could be presented to make it more affordable.

Vice Mayor Harris stated that he understood what was being said, but it was frustrating to the newer Councilmembers because there was a setback limit set, and if that number was not working in the interest of property development, then the Town needed to go back and rewrite the ordinance. He added that at the very least changing the ordinance would eliminate the perception that the Town was giving away things to developers.

Mr. Davidson said that he thought that was what Dr. Pope had been saying all along. He added that there were aspects that the Commission could not control because they weren't even included in the ordinance.

Vice Mayor Harris stated that as elected officials they have been asked to do a better job at conforming with the laws as written, and if the way to do that was to rewrite them then they should do it in a communal manner. He used the example of the process that Mr. Carollo had initiated in order to build on the property downtown, and said that what needed to be done seemed contrary to what the Town's zoning had established. He questioned if they had conceded and approved Mr. Carollo's request for a text amendment, then what would stop someone who owned two acres downtown from also building four or five houses on that lot. He said that the Town Council relied on the Planning Commission to do all of the vetting so they may make an informed decision. He reported that some had spoken with him just that day about buying the two-acre lot he had mentioned to build on it if the Council approved the text amendment for Mr. Carollo.

Dr. Pope noted that in the case of Mr. Carollo the zoning was not changing. He reported that every other ordinance the Town had included provisions to allow an applicant to exceed maximum density, and downtown neighborhood residential did not. He added that the point of the text amendment was to give people an avenue to at least explore the option. He said that if the text amendment was not approved, then no one could exceed the written density. He asked Mrs. Clary for confirmation that what he was saying was correct.

Mrs. Clary stated that she was looking it up as she was not sure that it was included in Neighborhood Residential.

Dr. Pope reiterated that every other classification allowed for the application to be made to exceed density except for the downtown neighborhood residential and if they did not grant the text amendment, then no one could exceed 5 units per acre.

Vice Mayor Harris stated that he understood that viewpoint. He asked what they should then say to other developers who want to do the same thing elsewhere in downtown.

Dr. Pope observed that the 2.7 acres in question had originally been purchased by Mr. Luter, and he then presented to the Town his plan to build 8 units on that property. He said that at that time, the Town notified Mr. Luter that in order to do that he would have to extend Clay Street to meet James Street, donate some land to the Children's Center, and create a parking lot for the Veterans of Foreign Wars (VFW) building. He continued that after it was all agreed upon, the Town approved the project; however, Mr. Luter then decided to walk away from the project. He reported that Mr. Carollo then took over ownership of the property, but now it is 1.2 acres instead

of 2.7 acres because of the land donation, parking lot promise, and Clay Street extension. Dr. Pope reported that it was his opinion, and his alone, that 1.2 was not the right denominator to apply to Mr. Carollo's application. He referenced Vice Mayor Harris's report that someone was looking to build houses on a different 2-acre lot, but it was not a fair comparison.

Vice Mayor Harris said that he had heard Dr. Pope make that argument prior, and he honestly did not have a lot of problem with the logic; however, he was talking more about the precedent that would be set.

Vice Chair Smith stated that they could say no.

There were several speakers saying they could say no at one time.

The Town Attorney reasoned that it was ok to say no, even if a precedent had been set elsewhere if the proposed project was inappropriate for the location. He related that Mr. Carollo's property had Town roads on three sides, while the property that Vice Mayor Harris was referencing did not have good access or utilities.

The Town Manager agreed and added that every project stood on its own merit. He said that also long as the Council was not being arbitrary or capricious then they could say no to anything that they wanted to. He explained that they did not have to approve someone's project just because they approved one before.

Vice Mayor Harris asked them to explain how that was not arbitrary.

Chairwoman Hillegass pointed out that it was due to the reasons that the Town Attorney laid out.

The Town Attorney explained that every piece of property was different, and they were completely different parcels.

Councilwoman Bebermeyer observed that if they interpreted it in that way then the property as purchased by Mr. Luter and then altered, versus the property that Mr. Carollo bought, should not be treated the same since they were different.

The Town Attorney stated that it was the same piece of property.

Councilwoman Bebermeyer pointed out that there was now a road on the property.

Chairwoman Hillegass stated that Mr. Carollo should not be penalized because of improvements made to the property.

Vice Chair Smith stated that it was her thought that the title "Special Use Permit (SUP)" had become a poison in the citizen's minds and that had been brought to the Council members. She stated that SUPs were for the Town's benefit, not the developers. She said that because the public had not been educated on the subject, they did not understand them. She continued that maybe if the developer went with the current zoning so that there weren't so many SUPs coming, but cautioned against having "open zoning" where there were certain things available always by-right.

Councilwoman Bebermeyer said that none of the Council had said that was what they wanted.

Vice Chair Smith acknowledged that the Council wouldn't want that but continued that the average citizen who did not attend all the planning meetings and did not attend certified planning courses did not understand the process. She said that Councilman Cutler was done a disservice by the person at the Planning training in Richmond who told him that they could not remember the

last time they approved SUPs in their locality. She noted that SUPs were used differently in different sized localities, and most places did not have what Smithfield had. Vice Chair Smith stated that Smithfield was a special place, and as such, special uses would have to be permitted, but SUPs should not be viewed as a weakness.

Councilwoman Bebermeyer stated that she did not view them that way, and that SUPs should be used for special purposes that doesn't set a precedent for somebody else.

Dr. Pope used the example of the recently proposed Promontory development and noted that they had reported that they would like 5-foot side yard setbacks. He stated that his view was that houses 10 feet apart were too close together. He said that the current side yard setback was 15 feet or 30 feet between homes, and he recognized that enforcement of that setback would decrease density to a certain extent. Dr. Pope observed that the age 55+ cottages in Cypress Creek had been approved for 18 feet between homes, which he conceded to in that case based on the appropriate size of the homes they would build. He related that in the case of the Promontory, he had told the developer to come to a plan that was more reasonable than 10 feet apart. He continued that he considered setbacks in relation to the location of where the homes would be. He reported that he was much more flexible on front and back yard setbacks, but not the side yard setbacks, as those were what made a neighborhood feel spacious.

Vice Mayor Harris asked Dr. Pope to confirm that in certain situations if he did not like what was being requested, such as the 5-foot side setback of the Promontory, that he would encourage the developer to rework their plan instead of just reporting what the zoning ordinance requirements were.

Dr. Pope reported that they had given that information to the developer of the Cottages. He recalled that in that case the developer had fully exploited his net developable area, but if he had not and had a lot of amenities and parks, he could still keep 100 homes if they were spaced out. He related that in that case the developer would need to decrease his open space, as long as he still met all the open space requirements.

Mayor Smith stated that in reality, the developer could build 150 units.

Chairwoman Hillegass reported that they could but in clusters, not as single-family units.

Mayor Smith confirmed that multifamily units had already been approved at the site.

Mr. Davidson stated that the number of units had been approved but not the single-family unit aspect.

Mayor Smith asked for confirmation that the developer could build tomorrow what had already been approved.

Dr. Pope and Mr. Davidson stated that was correct.

Dr. Pope detailed that the developer had been approved to build 15 10-plex units.

Vice Chair Smith reported that in her opinion the 15 10-plex unit plan looked better than the smaller, closer single-family units.

Councilwoman Bebermeyer said that she would prefer to see duplexes or 4-plexes, as could be seen next door at the Villas, than townhomes. She stated that she did not like town homes due to their height, likening them to a wall.

The Town Attorney observed that from an economic standpoint, currently that type of housing was entry-level for many people.

Councilwoman Bebermeyer related that townhomes that were being built now were $400,000. She stated that there could be a smaller lot with a smaller dwelling on it and felt that it was a better look than a townhouse.

Mr. Bryan reported he would say something that was not popular but hoped that it came across as practical and understandable. He said that Town Staff, Dr. Pope, and the Town Attorney had explained the different ordinances and how they were used. He continued that it had been made clear that some people thought, and had said, that SUPs and waivers were dirty words, which they were not. He observed that the ordinances overall were what bound everything together, and what gave the Town flexibility were the SUPs and the waivers. He continued that was what would be applied to each individual application. Mr. Bryan related that no one would ask for the same SUPs and waivers on their application as they depended on the actual application, the location, and their request or what they were asking for. He said what was done for one development certainly may not apply to another. He explained that the SUPs for the Grange addressed the developer's request to make the homes of the development mimic the homes of the neighboring historic district with the houses close to the street, which was appropriate; however, the SUPs for the Cottages requested something similar, and were not situated near the historic downtown area and were not appropriate. He related that denials or approvals for applications were based on that separate application's merit. He said that the newer Council members could fulfill many of the citizens wishes by still allowing SUPs but added that the campaign promise of "no growth" was not ideal.

Vice Mayor Harris said that he would like to correct that statement as it had been referenced several times. He explained that not one of the new members had stated that they were for "no growth."

Vice Chair Smith said that she thought the campaign had been for more "controlled growth."

Mr. Bryan stated that the impression had been given, as he had gathered from citizens and different writings, that they were in favor of "no growth." He reiterated that they should review each specific application and note what the developer or applicant is asking for, and then use that to make the separation of whether to approve or deny. He explained the process of an application, including review done by the Planning Department and communication given to the applicant of what would be required to make it fit within the parameters of what was needed in order to have it reviewed by the Planning Commission. He reported that when the application came to the Planning Commission for review, they considered it based on its merits and not with a political lens. He said that after those two reviews, hopefully they were forwarding a product that would benefit the Town. Mr. Bryan stated that the Council should trust that they were giving them a product based on merit and that it should not be redone over and over again. He said that the Commission was often asked if they had considered certain aspects of applications, and often those aspects had not only been considered, but were of little consequence to what the benefit of a development would be to the Town. He added that proffers that applicants included often weighed on the decision whether an application was approved or denied, and reported that Mallory Pointe had proffered many things to the Town. Mr. Bryan added that Mr. Carollo's application deserved credit due to the street improvements that had been made, as well as the design adjustments that

had been made. He questioned whether those considerations were being given to the application. He related that he had voted against approval for zero lot lines because he was concerned about the additional density that it would provide; however, he said that he understood the other side of that argument. He explained that with sprawl, when infrastructure was spread out it became more costly, and it became a problem for the Town's finances. He recognized that in order to prevent sprawl, but still address the need to have more homes and businesses, zero lot lines was a solution. Mr. Bryan cautioned that they needed to address the possibility that someone could demolish a home in the Historic District and then, using zero lot lines, construct five homes in its place. He recommended that they specify that zero lot lines only be used on an existing empty lot, as was the case for Mr. Carollo's application. He referenced a point made by the Town Manager at the meeting held the day prior, noting that another difference between the Grange project and the Cottages was in regard to foot traffic. He said that a merit of the Grange plan was that it could bring foot traffic past the 300 block of Main Street by giving visitors more things to do in Town. Mr. Bryan stated that though he did not agree with everything, the Town Staff had done a good job of explaining the specifics of the ordinances, waivers, and SUPs. He advised that SUPs and waivers should be considered to applications individually. He explained that there were limits set by the ordinance, and then an SUP could allow a small amount of flexibility within those limits.

Dr. Pope stated that he would like to discuss the subject of consistency of coming into code compliance in the Entrance Corridor Overlay (ECO) districts. He recognized that there was a monetary limit in place that 50% of improvements prompted the requirement to come into full code compliance in the ECOs, but the enforcement felt haphazard. He related that 50% of a house value, land value, or total value was very generous and he questioned that it was a good guideline to use. He observed that on South Church Street near the Supreme gas station many of the homes were dated in appearance, and when someone took the structures over it gave him stress thinking about how to address that they needed to bring the buildings into compliance. He related that he did not want to discourage small businesses but acknowledged that they did have an obligation to adhere to the Town's ordinances.

Chairwoman Hillegass stated that the topic of the ECO was the next topic, and she would like to conclude the SUP discussion first. She stated that she would like for all the Board members to keep an open mind when considering SUPs. She recommended that they approach it with the mindset of showing why they were necessary and also how they would benefit the entire Town, as discussed by Vice Mayor Harris. She said that by further examining the reasoning, they would likely be able to come closer to consensus.

Mayor Smith said that he felt that the Town Manager had explained the history of the subject well, and related how many organizations had shaped what was contained in the ordinance currently. He agreed that they needed to be able to come to common ground on the subject to give Town Staff a clear direction to move towards. He clarified that he had spoken to Mr. Napolitano prior to his ever-having planned Mallory Pointe at the request of the developer's team and they had told him "Mike, tell him what you want him to do, and he will do it." He continued that the Town needed to consider that just because a developer was asking for something, did not mean they had to grant it. He reported that Mr. Napolitano had kept his word and had done things that the Town had not even asked him to do. He repeated that if they told the developers what to do,

they would try to work with the Town. He acknowledged that the Planning Commission members took a lot of heat from the public, and even more heat from the Council, and related that he wanted to work together.

Renovations to properties and compliance

Chairwoman Hillegass reviewed that there had been discussions had on the subject of compliance enforcement, namely the Red Point Taphouse topic, and she had very mixed feelings on the subject. She also questioned where the tipping point was for enforcement. She summarized that the owners had said that they would come into compliance when they opened, and now the issue had been pushed further and further down the line. She related that they did not want to see a small business not make it due to the huge expense incurred in order to come into compliance.

Mayor Smith said that he thought that the Town may not have been clear enough about the consequences of their agreement to connect to Town water. He said that sometimes he views it as a Town failure to give full information.

Councilwoman Bebermeyer stated that in the case of Red Point Taphouse, she thought that the initial process was not handled appropriately by both the Town Staff at the time and the owners. She reported that she had been in favor of granting the applicants the requested SUP, noting that the building on the property was historic and just like other historic structures in Town it may not meet current code requirements. She related that she wanted the building to remain historic and that they did not want historic buildings torn down, and therefore they should receive an SUP that upholds the historic nature of the Town. She acknowledged that she did not know the ages of the other homes on Church Street in that area, and didn't know if there was an age cut off for that consideration. Councilwoman Bebermeyer recognized that the owners completed renovations to the building, but she thought that the total did not seem to meet the threshold. She said that it was a good business that had been a boon to that neighborhood.

Dr. Pope asked to offer a different perspective as a business owner in Smithfield. He related that he had taken a huge risk in coming to Smithfield with his business, but he understood that there were risks involved. He stated that the owners of Red Point were tasked with defining their own risk, and it was not up to the Town to do the research for them. He continued that the owners had to come up with their business plan and figure out what they needed to do. Dr. Pope reported that during the process through the years, the Planning Commission had granted the applicant's multiple SUPs and waivers, including after-the-fact waivers and SUPS, to keep them in compliance. He reiterated that the applicants knew what they needed to do up front, accepted the responsibility, and now were asking not to comply with what they agreed upon. He noted that the ECO guidelines required that when buildings were not in full code compliance they have to be brought up to full code. Dr. Pope stated that putting a waterline underground would not destroy the historic nature of the building. He said that he wished that the Director of Planning at that time, Mr. Settle, had required that the connection be made prior to their opening their business because it would not be an issue currently if he had. He raised the question again of how hard they push to enforce businesses along the corridor into full code compliance. He acknowledged that the connection may not enhance their business, but they had agreed to foot the expense for any future businesses that came after them on the property.

Councilwoman Bebermeyer asked Dr. Pope if he would agree that when a historic building was involved it was different. She compared Red Point to the historic structures downtown that were not necessarily up to current code. She stated that she felt that they needed to give other historic buildings the same consideration.

Dr. Pope pointed out that the building was not in the Historic District.

Councilwoman Bebermeyer said that it was a historic building.

Dr. Pope stated that the building was not serviced by a waterline and was unique from historic buildings downtown. He said that if there was a historic building downtown that was not connected to the Town's water and wanted to complete a significant improvement then yes, they should have to put a water line in. He related that in the Historic District there would be work done in order to remove lead piping, and there would have to be compliance with that work as it was federal law. Dr. Pope reported that all buildings should be in compliance with water, sewer, electric, and any other item the Town required, to include compliance with the ECO guidelines. He questioned at what point would they make the owners institute those updates. He pointed out that the difference in the situation with Red Point was that they had agreed ahead of time.

Councilwoman Butler recalled that the Town did attempt to offer the owners of Red Point assistance. She explained that the owners had received a quote of $70,000 to complete the work, and Mrs. Clary had checked with a vendor contracted through the Town who then agreed to complete the required work for $30,000.

Councilwoman Bebermeyer said that the owners were also told that they could hook up to the Veterinary Hospital next door, but that didn't work out.

There were several speakers commenting at once.

Vice Chair Smith and Mr. Davidson said that never happened.

Councilwoman Butler said that the Town never agreed that option, and such an agreement was between Red Point and the Vet's office, if it had ever occurred.

The Town Manager stated that set-up was never an option because such a hook up was not viable for the needs of Red Point.

Mayor Smith pointed out that there were six other homes on the same well as Red Point and asked what would be done with those.

Dr. Pope stated that as long as those homes remained residential then nothing would need to be done with them. He related that as long as they were residential, they were grandfathered in, but as soon as one of those properties converted to commercial then they would be required to come into compliance.

Mayor Smith confirmed that if someone bought one of those homes, they would still receive free water.

Vice Chair Smith reiterated that was correct as long as they were a resident.

Dr. Pope gave the hypothetical scenario of a law practice moving into one of the homes on the well, and stated that they would then need to connect to Town water as it was a commercial use of the building. He added the same was true for Airbnb's that went over their by-right amount of 104 rental days.

Mayor Smith asked if the homes were monitored by the Hampton Roads Sanitation District (HRSD).

Dr. Pope stated that they were not, but per report from Red Point they paid a nominal fee that HRSD and the Town had agreed upon in regard to sewage.

Vice Chair Smith stated that a meter had just been installed.

The Town Manager reported that HRSD had a minimum rate, and in this case, they required Red Point to install a meter as they were a commercial establishment.

Vice Chair Smith noted that the issue had been unchecked for a while prior. She related that she had been a patron of Red Point Taphouse, and she certainly wanted them to remain in business. She continued that there were three experienced businessmen who owned the property, and they had closed it down to make all the renovations. She presumed that they had a business plan for all the contingencies that they needed to take care of; however, this requirement got by them. She said that once they were reminded they needed to complete the work, the owners agreed and requested a two-year extension to have it done, which the Town agreed to. She continued that once two years had passed, they said that they could not afford the work. Vice Chair Smith questioned at what point they would recognize that Red Point was just not going to comply.

Councilwoman Bebermeyer countered with the question of at what point should the property have not just been grandfathered in.

Vice Chair Smith stated that grandfathering the property was not an option.

Mr. Davidson and Mr. Bryan both expressed that the property was commercial.

Councilwoman Bebermeyer reported that the building had always been used commercially, listing previous businesses at the site as a beauty salon and dog grooming. She stated that the current owners had only been at the property for five years.

Mr. Davidson reported that the owners knew what they were getting into.

Councilwoman Bebermeyer asked what the sudden “change of heart” from the Town was.

Mr. Davidson said that there was no “change of heart.”

Mrs. Clary clarified that the promise to connect to Town water was part of the rezoning of the property.

Dr. Pope reiterated that Red Point’s situation was unique because they had not been connected to Town water. He stated that he assumed that a lot of the homes on Church Street were connected to Town water and that would not be an issue, but he still questioned how and when the Town would enforce code compliance. He related that he was in the midst of a renovation at his own business listing some of the expenses that were necessary as part of that work, including a $3,000 traffic study, and he had not even broken ground yet. He compared what was required for his 900 square foot renovation to what Mr. Luter must be paying for conceptual plans, surveys, etc. for the Grange. He stated that there was real money involved in these matters, and he did not care if someone was a multi-million-dollar developer or a small businessperson like he was, but that these things needed to be considered and their impact on all businesses. He stated that they needed to consider what was fair, and it was easy to enforce for new builds. He advised that they needed to apply common sense to what they required.

Councilwoman Bebermeyer said that she was in agreement, and there should not be onerous costs or regulations on businesses, especially small businesses.

The Town Attorney reported that some of the requirements were not driven by the Town but by entities such as Stormwater Management which was mandated by State and Federal guidelines.

Vice Mayor Harris asked how the Town could fix some of the issues mentioned because collectively they were committed to making life easier for small businesses.

The Town Attorney stated that they could sit down together and see what rules and regulations could be shifted.

Vice Mayor Harris reported that there were many things that needed to be done in the Town of Smithfield for businesses as well as individuals. He suggested that Town Staff review if they needed to set up committees or come back together for a joint meeting.

Mrs. Clary related that Town Staff attempts to work with small businesses so that they did not need to incur extra expenses such as allowing the use of hand drawings, etc.; however, it was difficult as they needed to be clear on technical details such as setback measurements. She added that the building permit phase through Isle of Wight County often required that more technical, engineered work be done, where the Town did not necessarily require that same level of expense.

Vice Mayor Harris asked if there was any wiggle room in things like the filing costs.

The Town Attorney stated that the Town's filing fees were not nearly the bulk of the costs they were discussing.

The Town Manager related that there was a balance between all of the requirements discussed. He noted that the ECO guidelines were in place to keep the entrances into the Town looking presentable and beautiful, which cost more money. He said that they needed to ask themselves what they wanted the entrance corridors to look like versus the expense to the applicants. He further explained that anything that the Town wanted to additionally control would cost the business owners more money because of the additional requirements. He related that when the Town requested that applicants return five or six times with updated plans, it cost the applicants money each time. The Town Manager reiterated that they had to find a balance between Town control and applicant expense.

Vice Mayor Harris asked how they could become better informed in order to make better decisions. He additionally asked if the subject should be discussed at their retreat or in another work session.

The Town Manager recognized that there were three members of the Town Council who had only been on the Board for two months. He explained that it would take the members around two years to fully understand the nuances of the ordinances. He related that there was much discussion that historic buildings should not be allowed to be torn down, but the Town's Historic Guidelines already did not allow historic buildings to be demolished. He said that it was up to the Councilmembers as to how far they wanted to go one direction or the other.

Vice Mayor Harris said that he spoke for all the new Council members when he said that all of the members of the Town Staff had been extremely cooperative and supportive in answering their questions. He said that as a citizen who was now on the Town Council there was a lack of consistent enforcement of the ordinances and questioned how they get back to that.

Dr. Pope stated that he felt that question did not deal with a lack of consistency as much as they had to think about what they were going to do as the properties that were residential on Church

Street converted to commercial. He observed that more rooftops was what spurred more commercial development. He clarified that he did not think that they were intentionally not consistent, but he did feel that it would be an issue in the future. He questioned if they should require commercial businesses present their conceptual changes to property to the Planning Commission prior to the Town requiring them to do site plans and traffic studies.

The Town Attorney reported that South Church Street presented a difficult problem because when it was annexed there was a mix of different types of properties. He stated that as a result the Planning Commission had created the zoning that was present in the area now, Residential Office District. He added that the zoning only applied to that section of South Church Street. He continued that the Town had recognized that specific area was going to evolve, and they had to make it reasonably affordable for people to convert properties to commercial. The Town Attorney related that the process had been designed to encourage the transition of the area, but now they needed to consider whether they were at a point where they would need to take a harder line.

Dr. Pope noted that Church Street was planned to change and become a three-lane road with a bike path. He said that when that major change happens, the commercial side of the area would change with it as projected in the Comprehensive Plan. He recognized that it was not necessarily a problem that they would solve during the current session, but it was something that they needed to closely consider. Dr. Pope stated that when looking at the proffers that came with developments, they were tied to occupancy permits and reported that the Town was not in control of occupancy permits but Isle of Wight County was. He continued that the Town was in control of zoning permits and as such he felt that the proffers should be tied to zoning and not occupancy. He explained that they were asking the County to enforce something that the Town had agreed to, and that was too much of a disconnect. Dr. Pope reported that he would also like to request that developers be more specific in the proffers because he believed that what developers showed in their conceptual plans was what they should build. He said that the proffers were a legal statement, and the Planning Commission should not be passing them on, hoping that they get fixed after-the-fact.

The Town Attorney related that the Town had learned a lesson in that type of situation with Cypress Creek as that had never happened before. He summarized that there were details in the conceptual plan that hadn’t been as specific elsewhere that had created a large back and forth between the developer and the Homeowner’s Association, which had since been resolved. He stated that as a result, if a developer proffered a Recreation Area, then they would need to specify number of trees, etc. in writing.

Councilwoman Butler asked who would be monitoring that process if it was detailed in writing.

The Town Attorney stated that it would be monitored by the Planning Director and her department.

Councilwoman Bebermeyer asked if that requirement could be applied to developments in process, such as Mallory Pointe, or would it only be enforced moving forward.

The Town Attorney noted that it had not become an issue with Mallory Pointe.

Councilwoman Bebermeyer acknowledged that was true and said that she was just using them as an example of a development in process.

The Town Manager reported that the discussion held internally included that when the Planning Commission reviewed a final site plan, they would also be given a copy of the conceptual plan to allow for comparison.

Dr. Pope stated that he did not think that any developer should give a conceptual plan if they were not going to build to those specifications as it was misleading to the Town.

The Town Manager agreed. He added that he questioned the amount of detail they would require and used the example of the question of whether the shape of a pool in a conceptual plan should be that exact shape in the site plan.

Vice Mayor Harris said that his interpretation of the points that Dr. Pope had made was that they needed to change the Town's ordinances.

The Town Manager related that Dr. Pope was recommending the use of zoning permits instead of occupancy permits in enforcement of the proffers agreed to. He explained that the process of holding an occupancy permit became very messy as ultimately it meant that someone bought a house but could not move in.

The Town Attorney reported that the reason that the process had always been tied to occupancy permits was because State law tied the payment of cash proffers to the issuance of a certificate of occupancy. He summarized that the proffer payment could not be collected until the certificate of occupancy was issued. He continued that there could be prompts for improvements in their process so that they could not be tied to certificates of occupancy but would be tied to zoning permits.

Mrs. Clary reported that Town Staff would prefer, especially in the case of phased development, to tie them to site plan approval of an additional phase. She continued that it would be easier for Town Staff to just say at the commencement of one phase they would have to have one step completed before moving forward with additional phases.

Vice Mayor Harris confirmed that it would all be in writing as well.

Dr. Pope stated that the process made the Town look bad to buyers because they would hold an occupancy permit not allowing them to move into the house they had bought because the builder had not done what they were supposed to do.

The Town Attorney recommended that the new Council members pay special attention at their next workshop on the issue as it was a complicated issue.

Dr. Pope recognized that the future road planning in the area near Gumwood Drive was really a Virginia Department of Transportation (VDOT) issue, but he would like to see the Church Street intersection moved to the property that they owned next to the fire station. He expressed concern with the planned spacing and recommended that the intersection at Gumwood be moved to Josephine's Crossing behind the CVS. He requested that the Council consider recommending to VDOT that a road be placed between Gumwood and Canterbury that would allow that area access to stoplights to alleviate some traffic issues when that area becomes more developed.

The Town Attorney observed that Cypress Creek had been rezoned in 1987 which was done prior to the Chesapeake Bay Act being adopted. He calculated that it had been 38 years, and Cypress Creek was still not finished. He stated that much of their discussion of development was

for the long term and was not immediate. He also reported that the Town had initiated the annexation of the Scott Farm, as it made sense to have it join the Town.

Mayor Smith thanked the members of the Planning Commission for meeting with the Town Council members, and expressed that he hoped that they would continue to work together to make Smithfield a better community.

The meeting adjourned at 8:49 pm.

_____	_____
Michael Smith - Mayor	Julia Hillegass – Chairwoman

TOWN COUNCIL REPORT

ATTACHMENTS:

Description	Type	Upload Date
Summary Minutes from Town Council on April 1st, 2025	Minutes	5/2/2025

The Smithfield Town Council held its regular meeting on Tuesday, April 1st, 2025. The meeting was called to order at 6:30 p.m.

Members present:

Michael Smith – Mayor

Bill Harris – Vice Mayor

Valerie Butler

Jeff Brooks

Steven G. Bowman

Mary Ellen Bebermeyer

Darren Cutler

Staff present:

Michael Stallings – Town Manager

William H. Riddick, III – Town Attorney

Lesley King – Town Clerk

Tammie Clary – Community Development & Planning Director

Ed Heide – Director of Public Works

Judy Winslow – Director of Tourism

Laura Ross – Treasurer

Alonzo Howell – Chief, Smithfield Police Department

Chris Meier – Deputy Chief, Smithfield Police Department

Ashley Rogers – Director of Human Resources

Amy Novak – Director of Parks and Recreation

Dr. Thomas Pope – Board Member, Planning Commission

Charles Bryan – Board Member, Planning Commission

Leigh Abbott-Leaman – Board Member, Board of Historic and Architectural Review (BHAR)

Press:

Stephen Faleski – "The Smithfield Times"

Citizens: 18

Mayor Smith welcomed all attendees to the meeting and asked all present to stand for the Pledge of Allegiance.

Manager's Report:

The Town Manager reported that the previous month's activity and summary reports were contained in the information packet provided and he would answer any questions the Town Council had.

Presentations:

Public Comments:

Robert Small reported that he had come to speak regarding the blighted property, and would comment when the subject was reached in the agenda.

Eric Leaman of 111 Thomas Street in Smithfield reported that he wanted to speak about the subject of growth. He stated that the novelist William Burrows had written "When you stop growing, you start dying" and emphasized that there was no such thing as staying the same. He applied that saying to the subject of small towns and quoted Edward McMahon, an authority on sustainable development, land conservation, and Urban Design, as saying "Growth is inevitable and desirable, but the destruction of community character is not. The question is not whether your part of the world is going to change, the question is how it is going to change." He continued that small towns across America, like Smithfield, faced a delicate balance between welcoming new and returning residents and businesses while preserving their character, resources, and infrastructure. Mr. Leaman reported that those who adopted a "no growth" stance were condemning their towns to eventual and assured decline. He stated that it was essential that the leadership and citizenship of Smithfield recognize that striking the proper balance between population growth and business development and no growth was critical to preserving the Town's charm, sustainability, and its future prosperity. He related that he was stating what he felt should be obvious to everybody because he wanted to ensure that the current Council wasn't more "no growth" than "proper growth." Mr. Leaman recalled that during the last election, four candidates framed their campaigns on a shared platform of reigning in growth, stating that they were opposed to high-density projects in order to preserve Smithfield's small-town character. He reported that statement had presented a negative and narrow perspective to himself and many others. He continued that many citizens would have preferred to hear from candidates, and also the current leadership, was a forward-thinking approach. He said that an example of that type of approach was supporting well-planned housing and new businesses that aligned with Smithfield's smalltown character while meeting the needs of the growing community. Mr. Leaman reported that the Smithfield Town Council had both the opportunity and the obligation to shape the Town's future in a way that balances preservation with progress through sensible growth. He added that was the only way to enhance Smithfield's economic opportunities, infrastructure, and quality of life while also maintaining its historical charm, cultural identity, and sense of community. He said that constantly opposing any growth was naïve, and fostered a mindset of resistance to change that discouraged innovation and civic engagement. He noted that they should remember that good can always be better, and the Town could always be better. Mr. Leaman pointed out that like all towns, Smithfield relied on new and old businesses, infrastructure projects, and residential development to create jobs and generate tax income and investment. He observed that the Town risked economic stagnation if every proposal faced negativity and resistance, with new residents and businesses sometimes made to feel unwelcome. He stated that without responsible growth Smithfield's revenue streams would shrink, which could lead to higher taxes on residents in order to maintain services. He added that the rejection of proposals also resulted in missed opportunities to improve the quality of life for everyone. Mr. Leaman reported that, like many small towns, Smithfield struggled with the lack of affordable housing, and blocking growth initiatives exasperated housing shortages across all income levels. He speculated that businesses and investors could move their plans elsewhere if the Town developed a reputation for being hostile to sound financial growth

and development. He concluded that that growth was not something to be feared but welcomed and shaped with care and vision with community input.

Leigh Abbott-Leaman of 111 Thomas Street in Smithfield recapped that at the March 4th Town Council meeting there had been a text amendment that was proposed, and Vice Mayor Harris had mentioned that he felt an obligation to make sure that the Historic District stayed as it was. She continued that it was clear that he had been conflicted during the discussion, adding that she was unsure if it had been due to the idea of setting precedent or because the developer was Smithfield citizen, Mr. Carollo. She additionally recalled that Councilman Cutler had reported that the citizens were very knowledgeable and understood zoning ordinances and the decisions that followed. She stated that was 100% correct, and was why she was speaking to the Council. She stated that they had asked that the Council members not besmirch the citizen's intelligence, acknowledging that she respected his comment; however, part of the problem was that they were besmirching the way that neighborhood currently existed. She observed that several of the Council members had actually chosen to move into that neighborhood. Mrs. Abbott-Leaman reported that the conversation had made it clear how disconnected some people's understanding of what Smithfield's downtown was in regard to density. She stated that during that meeting while speaking on Mr. Carollo's behalf, Mr. Hopke had reported that the five unit per acre maximum made it impossible to replicated existing historic residential fabric, character, and scale. She stated that he was 100% correct as five units per acre was artificially low when applied to Smithfield. She continued that Town Staff would have been the best source to provide those accurate details; however, she did not want to contact them after they were chastised in a public forum for their proactive research. Mrs. Abbott-Leaman reviewed that Vice Mayor Harris had asked if research had been done on Grace, Clay, or James Streets as a representation of what the citizen's wanted to see replicated. She reported that she had completed her own research online and in-person, and though she had done lower estimates to be on the safe side, she thought five units per acre was not representative of the Town that they lived in but was an idealized version. She gave the example of the density of South Church Street from the park up to the Gwaltney House of having nine units per acre. She added that the long-established streets off of Cedar Road also had densities between nine and eleven units per acre. She related that she was not including Cedar Road Apartments in that calculation. Mrs. Abbott-Leaman continued that when they moved across Main Street to Cary and Grace Streets the density was over nine units per acre. She related that if they considered the blocks at the site of the proposed development at Washington Street there were stretches that had five or six units per acre, but there were also areas with ten units per acre. She added that there was nearly ten units per acre on Riverview. She reviewed the question raised of whether two-story duplexes belonged in the Historic District. She said that the question was surprising because she lived two doors down from a two-unit home, and there were several along South Church Street. She asked if they truly did not fit in or did they fit in so well that they went unnoticed. Mrs. Abbott-Leaman reported that the Board of Historic and Architectural Review (BHAR) had updated the Historic District guidelines and they did not only preserve a colonial charm on the widest and greenest lots as the Town was so much more than that. She noted that the guidelines managed improvement outcomes for an area beginning with the Colonial era and covering ten different architectural eras spanning nearly 300 years. She stated that as it stood, the restriction of five units

per acre constituted “down-zoning,” which had dangerous consequences. She stated that down-zoning created a massive incentive to low-density builders to maximize their returns by development of larger homes. She related that the effects of that included widening the already large housing gap, contributing more school and traffic growth, and also dimmish the current homes by reducing their property values. Mrs. Abbott-Leaman stated that it was time to think beyond the five per acre limit. She asked that the Council members not change the Historic District with their efforts to preserve it. She related that the Smithfield Historic District was not like the Cypress Creek neighborhood or the waterfront lots in Goose Hill. She said that everyone was very concerned with downtown looking like the Bridgeport community in Suffolk, when in a way that argument fostered incentive for construction of affluent, cookie-cutter homes bursting on their lots like Chesapeake. She related that the Council was elected to preserve Smithfield, not to actively reshape and empower its gentrification. She asked them to please maintain the district and its density as it stood currently.

Mayor Smith reported that next to speak was Bob Livengood.

Councilman Bowman related that he had spoken to Mr. Livengood earlier in the day and he was also present to speak about the blighted property. He said that it was up to the Mayor whether he should speak in the public comments or during the public hearing about the property.

Mayor Smith stated that Mr. Livengood could speak during the public comments, and he would like to speak later that would also be fine.

Mr. Livengood reported that he lived next to the blighted property at 1504 McGruder in Smithfield. He stated that it had been over five months since the house at 1502 had burned, and nothing had been touched at the property since the day of the fire. He said that he had called the Town of Smithfield and spoke with Jospeh Reisch after having not seen any work completed at the site for two or three months. He passed out pictures he had taken of what the property looked like to the Council. He continued that after speaking with Mr. Reisch at the County he had been directed that he should call Mark Drumhiller with Isle of Wight County. He said that Mr. Drumhiller had told him that he had nothing to do with the issue and he attempted to contact Town Staff. Mr. Livengood reported that he had called the Town Manager on three occasions and left voicemails but did not receive a call back until the day of the Council meeting. He added that Mr. Reisch had also come to the property on the day of the Council meeting. He said that he had been trying to contact the Town regarding the issue for over a month and half to no avail. He observed that it was not just that the house had been burned, but there were other issues over the last ten years since the house had not been lived in. He reported that there was a swimming pool in the backyard that was filled with water but had no fence that the neighborhood kids visited in addition to their looking at the burned out house. He stated that it was a hazard and had been for the past five months. He related that they were trying to be good neighbors, but five months was too long for condition that the property was in. Mr. Livengood reported that he was a marine contractor, and when he had moved in they cleared the brush by the water with a power rake. He said that Mr. Reisch had written him up, and he had to replant $2600 worth of plants back into the Resource Protection Area (RPA) line. He stated that his title was in codes and compliance, but he had told him that he couldn’t do anything about the house. He suggested that maybe there were cuts in Town to make.

Judy Eure, vendor with the Smithfield Farmer's Market, stated that she had been present in December of 2024 to speak to the Council about the proposal to have a new home for the Farmer's Market. She stated that she was still in support of giving the Farmer's Market a permanent home. She recalled that when she previously spoke, she had mentioned that there was only a year-to-year lease on the market using the Bank of Southern Virginia's (BSV) parking lot and they didn't know what the future had held for that. Mrs. Eure stated little did she know that the lease would then be lost so quickly. She said that they were now faced with the situation where they were on their last year at that location, and needed to find a new site for the market. She reported that she served on the Board for the Farmer's Market and had for a number of years, with their recently having start the brainstorming of locations where the market could move to. She noted that the market would need a new site starting in April of 2026. She said that they had come up with about ten ideas for spots the market could possibly go, and every single one of them was a worse location than their very challenging location at the BSV. Mrs. Eure reported that she was even more concerned now not only with finding a permanent location for the market, but where they would go in the meantime. She said that her fear was that they would end up in a parking lot with a couple of port-a-potties. She observed that the Farmer's Market had been in existence for twenty years with her being a participating vendor for thirteen, and it had been very successful by creating a lot of revenue Town while also bringing a lot of visitors in. She reported that the market ran at very low cost to the Town as it had been designed to be self-sustaining through membership and sponsorships. Mrs. Eure reiterated her fear that it would all fizzle away because the market would be homeless if a solution was not found. She encouraged that Council to give a good amount of consideration to the proposed project at the end of Main Street that would provide a home for the Farmer's Market. She reasoned that a permanent home would offer them the flexibility to offer more goods at more times without their having to worry about their lease getting terminated. Mrs. Eure asked for the Council's assistance in the process of trying to locate a site they could use for next year where they could continue to do as well and not have a worse location than their current spot. She announced that Saturday, April 5th, was the Farmer's Market opening day 9 am to 12 pm and invited all of the meeting's attendees to come see them there.

Carrie Robertson of Suffolk reported that she was the owner of Peanut City Candle Company and was present to speak in support of the Grange project. She stated that she had participated as a vendor at the Farmer's Market for the past five years, and she owed a vast majority of her business's success to the Town of Smithfield and the Smithfield Farmer's Market. She said that she would always claim that the Peanut City Candle Company would not exist if was not for the Farmer's Market. She related her experience of having participated in several other fine farmer's markets and events during her five years in business, and concluded that what the Town of Smithfield had was very special. Mrs. Robertson reported that there were no other small towns within a 50-mile radius that she could think of that possessed the charm, the cleanliness, and reputation that Smithfield had. She complimented the Town for having small businesses along Main Street that were staples of their community, having existed for long periods of time with little turn-around. She observed that their success was due to two things: the correct support from the Town government and its citizens. Mrs. Robertson said that Downtown Suffolk would do itself service to take notes from Smithfield. She asked the Council members if they were aware that the

Smithfield Farmer's Market was voted into the top 101 Farmer's Markets in North America. She said that might not seem like a very exciting number to people; however, it should be considered that was when Smithfield Farmer's Market was compared to 8400 other markets. Mrs. Robertson reported that in 2026 the market would lose it's lease for its current location that had served it best. She said that as an active member on the Advisory Board she could tell them two things: they were actively looking for a suitable location that would be convenient to the market's patrons and allow the vendors to continue their symbiotic relationship with the downtown businesses, and that none of the identified options were at all ideal. She observed that failure of the local government and its citizens to secure a permanent home for the Farmer's Market would mean its death. She noted that in today's world people were wired to consume convenience, but the market showed that if people were given a way to engage in their community and engage in a way that recalls a simpler time. Mrs. Robertson said that the decision to provide a permanent home for the Farmer's Market will help keep the community together. She reported that farmer's markets stimulated the local economy, supported minority and woman-owned businesses, supported communities from a nutritional and mental health standpoint, and they helped preserve rural livelihoods and farmland

Council Comments:

There were no Council Comments.

Consent Agenda:

C1. Resolution to Appropriate Funds from Historic Smithfield into the General Funds Operating Budget for Proposed Scope of Work for Grace Street Streetscape

C2. Invoices Over $20,000 Requiring Council Authorization:

a. Lewis Construction of VA $23,000.00
b. Tri-State Utilities $32,954.00
*Received since Finance Committee

Councilman Bowman made a motion to approve the consent agenda as presented. Councilman Cutler seconded the motion.

Mayor Smith called for the vote. Seven members were on call for the vote. Councilwoman Butler voted aye, Councilwoman Bebermeyer voted aye, Councilman Brooks voted aye, Councilman Cutler voted aye, Councilman Bowman voted aye, Vice Mayor Harris voted aye, and Mayor Smith voted aye. The motion passed unanimously.

Action Section:

PUBLIC HEARING: 803 South Church Street - Water Connection

Tammie Clary, Community Development and Planning Director, reported that as part of the applicants' Special Use permit, Comprehensive Plan Amendment, and Official Zoning Map Amendment applications, on April 10th, 2020, the applicants provided a phasing plan that

indicated they would connect to Town water by 6/1/2022 and install driveway improvements by 6/1/2022. She continued that the applicants then received additional Entrance Corridor Overlay (ECO) approvals and Special Use Permits (SUPs) in 2021, that were conditionally approved under the following conditions: (a) The pavement of the parking lot with asphalt by June of 2022, in accordance with your approved phasing plan. (b) Connecting to the public water system by June of 2022, in accordance with your approved phasing plan.

Mrs. Clary stated that at the Tuesday, October 2nd, 2024, Town Council meeting, a SUP for a waiver of parking and loading requirements was granted to the applicants, allowing a gravel parking and drive area, provided the they returns with an SUP request for a private structure connected to a private well. She said that at the February 11th meeting, the Planning Commission unfavorably recommended this application to Town Council, with two dissenting votes. She reported that Town Staff recommended Town Council deny the application for the private well connection, as it is in conflict with our current Town Code and current Design Standards. She summarized that the applicants had received multiple SUPs and approvals contingent on them connecting to Town water.

Mayor Smith reported that the matter was subject to a public hearing and opened the floor to public comment. He asked if there was anyone who wished to speak for or against the application.

The applicants, Tim Ryan of 11220 Shelter Cove in Smithfield and Nick Hess of 223 South Church Street in Smithfield, were present to speak on the matter.

Mr. Ryan summarized that they were requesting relief from their commitment to connect to Town water as was included in the zoning application dated December 2nd, 2019. He stated that the reason for the request was when they had applied in 2019 they had been told by the Town Planner at the time, John Settle, that in order to be compliant with Town guidelines they would need to connect to Town water and pave the parking lot. He acknowledged that they had included it in the zoning application as a phase plan as Mrs. Clary had noted. He continued that they had since found out that they did not need to connect to Town water in order to be compliant with Code, and also when they had agreed to the terms they did not know the expense involved. He said at the time there had seemed to be other options, for example connecting to the Animal Hospital next door's water line. Mr. Ryan added that the Town had reported that they were going to extend a bike path in front of the business, which would have caused the Town to purchase part of their property in order to do so and they thought it would offset the cost. He added that they had also learned that the cost to complete the connection would be over $30,000, and that connection did nothing to enhance his business in any way. He calculated that cost would have 40% of their profits in 2023 and all of their profits last year due to the bridge closure.

Mr. Hess reported that when they first started their business they had thought that water connection would be somewhere in the range of $5,000 to $6,000 but not $30,000. He recognized that they had agreed to complete the action, and had since sold the business, but they still owned the building and were still involved in the brewing. He stated that they were invested in the continuing success of Redpoint and bringing tax revenue to the Town. He related how difficult the restaurant business was and the many hours they devoted to it. He calculated that a $30,000

connection cost would not keep the business running with the small profit margin for their size restaurant.

Mayor Smith asked if there were any other members of the public who wished to speak. Hearing and seeing none, he closed the hearing.

Councilwoman Bebermeyer stated that she had reviewed their information from their start in 2019, and noted that in April 2020 when they opened the business, the pandemic had just begun. She said that she felt it was courageous and innovative for them to open a business at that time when so many businesses were closing. She reported that she felt that it was important for the Town Council to support small businesses, especially considering the larger events of the last five years. She speculated that neither the applicants nor the Town knew the expense of the water connection when the business started, and she thought that it was fitting for the Council to continue to support them, especially with the consideration of pandemic issues and the bridge closure.

Councilman Bowman recalled that last time the applicant's had been present before the Council they had indicated that the cost to connect to the Town's water would cause them to go out of business. He recapped that since that time the applicants had sold that business, and the issue of the bridge closure has no impact on their business because it was not theirs anymore. He explained that Mr. Ryan had been very direct with the Council when he stated that their requiring the connection would kill their business, and asked if that statement was correct

Mr. Ryan verified he was correct.

Councilman Bowman repeated that they had since sold the business.

Mr. Ryan reported that they had sold it, but there were two different companies with owning the restaurant business and the other owning the property.

Councilman Bowman reported that the first document that Mr. Hess and Mr. Derek Joyner had provided included that once rezoning was completed they "would like to add an outdoor patio by 09/01/2020." He continued that the next statement read "we will hook up to the Town of Smithfield water by 06/01/2022," and the last statement reported that they "would like to add our lot improvements by 06/01." He asked them to clarify why they used the wording "would like" in certain scenarios and "we will" in others. He stated that it sounded as if they had reasonable certainty all the way back in 2022.

Mr. Hess confirmed that Councilman Bowman had read from their words on the application. He reported that he could show emails that were written during that time between themselves and John Settle. He stated that every time he would send something to Mr. Settle, he would reply that they needed to word it how he recommended. He said that all of the wording in the applications got changed back and forth several times. He reported that he had the email trail for all of the correspondence.

Councilman Bowman said that he wished he had seen it because he had asked for the entire package today. He continued that he wanted to address the cost, and recapped that Councilwoman Bebermeyer indicated that they had no way of knowing what the cost for water connection would be. He reported that he had a hard time understanding that astute businessmen went into a business proposition without having some idea of cost. He asked if it was true that the cost was estimated to be around $60,000 or $70,000 and then the Town came to their assistance to find a way to reduce the cost to $30,000.

Mr. Hess reported that the Town's price was to bring the water across the street, which did not include the meter or getting the water to the building. He said that in the beginning of the process a gentleman from public works came to the site numerous times and said that they could connect to the Animal Hospital, not knowing that the right answer.

Councilman Bowman asked who the public works employee was.

Mr. Hess said that he could not remember the gentleman's name. He related that as he did not have experience with public works, they thought it was perfect.

Mr. Ryan stated that they had known what the Town of Smithfield had paid for other parcels of land to accommodate the bike path and thought the cost to purchase the land in front of their building would offset the cost to them.

Councilman Bowman reported that he had been a patron at Redpoint Taphouse and enjoyed the food and hospitality. He stated that his concern was with consistency and the precedent that would be involved. He related that their duty was to impartially discharge their duties as members of the Council. He added that everyone wanted to do the right thing, but it called them to question when dealing with regulations.

Mayor Smith thanked Mr. Ryan and Mr. Hess.

Mr. Hess asked to add a point. He stated that the building had been used commercially since 1929, with Town water not being brought to the area until 1969. He stated that the property was annexed in 1966 with seven buildings, six homes and the commercial building, remaining on the well. He explained that the structure had never been residential, but had always been a commercial business. He noted that they had to complete the rezoning application because the business had closed for 30 consecutive days, which was something he felt needed to be changed. Mr. Hess acknowledged that they had taken a gamble in the situation and stated that they would connect, but asked that they apply logic and save a small business. He pointed out that all of the homes in that area had water supply, and it worked.

Councilman Bowman asked the Mayor to be able to follow up on the statement. He asked Mrs. Clary if it was true that if they had not closed for the 30 days that they would not have had to apply for rezoning.

Mrs. Clary reported that the property had been zoned as Residential Office, and eating establishments were not a permitted use in the Residential Office Zoning District. She said that it needed to be rezoned to the Highway Retail Commercial (HRC) District.

Councilman Bowman asked Mrs. Clary to confirm that the fact it was changed to a restaurant was the rationale behind the rezoning and not that it had been closed for 30 days due to Covid.

Mrs. Clary confirmed that was correct.

Councilman Bowman related that he had been in the area since 1982 and had gotten his haircut at the property, noting that it had also been a Poodle Parlor. He said that he had seen everything else there, but did not recall seeing a restaurant.

Mrs. Clary said that his statement was correct and reiterated that in order to have an eating establishment at the site there would need to be rezoning from Residential Office to Highway Retail Commercial.

Mr. Ryan repeated that they had been told that they had to have a connection to Town water in order to be compliant with Tow Code 8245 per what Mrs. Clary had said. He stated that the fact was that 8245 did not say that had to hook to Town water, but quoted it as saying "where public water supply is available in the Town it shall be unlawful to connect a residential or commercial structure to a private well." He said that when they reviewed the code it says that it was unlawful to connect to a private well, where their property had been connected to the same private well since before Town water had been made available to them and they were not asking for a waiver or variance for connection. Mr. Ryan said that what they were guilty of was saying yes to the requirement to connect to Town water based on the belief from the Town Planner at the time had given them that they had to in order to be compliant with the Town code. He noted that there should not be a moral question of whether they would set a precedent and have to do it again as they were actually in compliance currently.

Councilwoman Butler asked the Town Attorney if he could give legal interpretation of the matter.

The Town Attorney explained that the property had come into Town as a result of annexation and it was on a private well. He noted that the discussion about who extended water into that area, well the Town never pays for water but the developer for those surrounding neighborhoods do. He reported that the structures on the well were lawfully grandfathered, and there were instances where the Town did not make people connect. He observed that in this case the water had not been extended across the street. The Town Attorney reported that impetus for the action was the rezoning as Mrs. Clary had explained, and eating establishments were not permitted in Residential Office zoning. He summarized that the applicants had stated that they would connect to Town water, and the Town had standards that had to be adhered to for that process. He said that the Town Staff had taken the applicants at their word that they would connect, and that they would complete the action in a certain way. He added that when it said that the connection into the water main would be a 2-inch connection, that meant that it would be reduced down to what was an equivalent to a residential water line with the tap fee for connection charged for that size. The Town Attorney continued that the Town was not asking the six residential homes to connect because water had not been extended to that area.

Councilwoman Butler stated that she understood his point, but questioned whether they had been grandfathered in when the property was still zoned at Residential Office.

The Town Attorney clarified that the use was not grandfathered as it was not being used as a restaurant, though it was being used commercially. He repeated that the applicants request to use the property as an eating establishment was what had prompted the requirement to change the zoning designation. He reported that the Residential Office zoning had been established twenty years earlier so that there would be a transitional zoning option, notably in that area. He explained that as mandated by the Town Council and Planning Commission, as these structures were updated from residential to commercial they were required to come up to code, hence Redpoint's need to connect to Town Water and have their lot paved.

Councilman Bowman gave the hypothetical example of the owners deciding to demolish the building since it had been zoned Highway Retail Commercial. He asked if the next owner wanted to put a restaurant at the site would they have to complete the rezoning process.

The Town Attorney stated that they would not, clarifying that zoning followed the property not the owner.

Councilman Bowman stated he understood, but questioned what would happen in regard to the water connection.

The Town Attorney related that the water issue was unresolved because the current zoning required them to connect, and the SUP they were requesting was for the ability to not to have to connect. He reviewed that the paving requirement had gone through the same process, however, the applicant's had been given approval for relief from the paving requirement.

The Town Manager reported that the Town's current Design Standards required commercial structures to have a two-inch connection.

The Town Attorney added that requirement was for new buildings.

The Town Manager acknowledged that was correct and also a two-inch connection was required if the renovation threshold was reached.

Councilman Brooks reported that this was the one instance where he was in support of the use of an SUP. He stated that he believed that the applicants had to commit to completing the requirements with a gun to their head. He continued that they likely thought that the work would be a couple thousand dollars, as the building had been in existence for many years and had already been connected to a well. He said that he felt that it was the Town's responsibility to bring water to a building that had been there that long. He speculated that if the water was on their side of the street, they would have no problem connecting to it, but the situation required that they have the water run under the road for them to have access.

Mr. Hess reported that they had since metered the water at Redpoint, and he paid the same amount as the guy across the street who was on the Town's water and sewer. He affirmed that he paid for every gallon that came in and out of the property.

Vice Mayor Harris asked for clarification of the timeline of events from the applicants. He stated that in the original application they had agreed to connect. He continued that then two years later they had submitted an SUP application so that they did not have to pay, and at that time they again agreed to connect to the Town water supply.

Mr. Hess clarified that the two issues had initially started on the same timeline. He recapped that the original application for the business they agreed to paving and connecting the water, then in June of 2022 they had applied for relief from the paving requirement which was granted.

Vice Mayor Harris reported that he was fine with the driveway, but asked for verification that at that time they had again made the pledge.

Mr. Hess acknowledged that the issue had extended into the last 3 years.

Vice Mayor Harris said that as he was understanding the situation, the applicants were saying that they were in compliance because of the new ordinance that did not take effect until after their previous agreements to connect.

Mr. Ryan reported that he did not know what the ordinance was prior to that. He said his point was that the current ordinance was dated November of 2024 and it said that they were in compliance. He repeated that the ordinance said that it was unlawful to connect to a private well, where they had already been connected to a private well and were not asking to be able to connect.

He stated that they had been told that they had to connect to Town water and that had been bad information.

The Town Attorney related that he would not enter an argument, but the applicant could not misstate the law and what was said was not correct. He explained that the applicant was not compliant, but was grandfathered and there was a difference between the two classifications. He clarified that there was a non-conforming use of the property that did not meet the Town's current zoning standards, but they had not required him to meet compliance. He reported that the applicants had voluntarily agreed to the terms as part of their application.

The Town Manager reiterated that the current Design Standards required commercial structures to have a two-inch connection so that was not in compliance.

Vice Mayor Harris said that was where he was heading with his line of questions.

The Town Manager agreed that they did not want to enter into argument with the applicants but it had not been a valid statement.

Vice Mayor Harris confirmed that the Planning Commission and Town Staff were recommending denial of the application.

The Town Manager repeated that the recommendation was based on the issue that the property was not in compliance with current Design Standards.

Councilwoman Bebermeyer said that the information was new to her. She recalled that when the applicants first got their permits they had made the following proffers: improve and maintain the driveway easement accessing the rear panel, facilitate and volunteer use of the property to local charitable organizations, and lastly repurpose and revitalize the historic building or structure. She said that she was in agreement with Councilman Brooks that it was an appropriate use of an SUP.

Councilman Brooks made a motion to approve the SUP to waive water connection to the Town. Councilwoman Bebermeyer seconded the motion.

Mayor Smith called for the vote. Seven members were on call for the vote. Vice Mayor Harris voted nay, Councilman Brooks voted aye, Councilwoman Bebermeyer voted aye, Councilman Bowman voted nay, Councilwoman Butler voted nay, Councilman Cutler voted aye, and Mayor Smith voted nay. The motion was denied by a vote of 3/4.

Councilwoman Butler asked to address comments made during the discussion. She reported that she took offense to the statement made by Councilman Brooks that the applicants had made their decision with "a gun to his head." She reported that the Town's Staff were highly qualified people and she didn't want to think of any of them acting in that way. She added that maybe there had been a misunderstanding at the time, but she did not like that description being used for that process.

Councilman Brooks apologized and stated the phrase had been used several months ago in regard to the situation. He reiterated that he had heard it described that way, and that the applicants had felt pressured.

Vice Mayor Harris thanked Councilwoman Butler for her statement as he was going to say the exact same thing. He observed that the Public Works Department did a tremendous job consistently, and they were very supportive of many aspects of the process that had occurred, particularly with the other SUPs. He related that he did not know why they had been told that the

bike path would follow that route as it was always going to come down Lumar Road. He reiterated his thanks to Councilwoman Butler and to the Public Works department.

PUBLIC HEARING: 313 Grace Street - BHAR Appeal

Mrs. Clary reported that the applicant was appealing the Board of Historic & Architectural Review's (BHAR) February 18th, 2025, decision to deny the application for the installation of twenty-one (21) rooftop mounted solar panels on the single-family dwelling at 313 Grace Street. She explained that the BHAR believed the solar panels were not in conformance with the Historic District Guidelines, while the applicant believed she met the criteria outlined for solar panel installation as included in the 2025 Historic District Design Guidelines. Mrs. Clary reported that the applicant filed an application appealing the BHAR's decision. She said that according to the appeals process, the application was then forwarded to Town Council for their review and decision.

Mayor Smith reported that the matter was subject to a public hearing and opened the floor to public comment. He asked if there was anyone who wished to speak for or against the application.

Kelly Payne of 313 Garce Street in Smithfield reported that she was the applicant in question. She reported that the home was built in 1909, and as such the house had been built using true 2 x 4's as was true to that era. She reported that as they had remodeled over the years many people could attest to the solidity of the home. She said that she had begun the process in 2024 when she had been notified that the Historic District Guideline s had been updated with an emphasis on solar installations, and she returned with an application in January 2025. She acknowledged that she had not reviewed the updated guidelines, but had reviewed BHAR minutes from a previous meeting that included an application for solar panel installation in the Historic District. She stated that application had been denied by the BHAR in December 2024. Mrs. Payne read from the minutes of that meeting that a board member had noted that the previous applicant's placement was prominent on the front of their home, and if it was planned for placement anywhere else he would have been all for it. She said that at that point the only requirement she knew was that the panels could not be forward facing. She reported that the company, Ion Solar, was present and would discuss the issue further. She expressed regret that she did not request a large display for the information but pointed out that it was available in the agenda packet. Mrs. Payne held up a picture of 313 Grace Street and noted that there were metal shingles on the home. She added that the porch roof had standing seam roofing and was the only front-facing roof, but she was not asking for placement at that location. She stated that she was requesting for the panels to be placed on the rear-facing roof of the home. She pointed out the aerial photo of the home in the packet appeared to show the house as having a light grey roof, when in reality it was black and the solar panels were also black. Mrs. Payne pointed out that her home was three-stories high and was a very tall building adding that the thought that the panels would be very visible was not correct. She asked to bring up the representatives from Ion Solar.

Tom Dettloff, Director for Virginia at Ion Solar, explained that the panels were fastened to the roof and where wind-rated to withstand up to 155 mph, which met the Dominion Energy requirement. He continued that the panels did not create leaks on roofs, there was a significant roof penetration warranty, and they implemented structural engineering on 90 % of every install in

Virginia. He read from a report completed a Professional Engineer, Luke Rowley, in regard to the home, and noted that "it was there recommendation that the existing roof framing is adequate to safely and sufficiently support custom design loads and weight of the new solar system as is, alteration or replacement of existing structural elements is not required." He related the number of solar installations their company completed in the State, and offered to answer additional questions.

Mr. Payne noted that wind came from the direction of the Pagan River down Grace Street, and added that she had previously experienced a tree falling on her roof during Hurricane Isabel. She explained the process that they went through during the repair of her home from that damage, and especially the strength of the replacement wood which had made her roof incredibly strong. She stated that she did not know when the first Historic District Guidelines were put in place, but she knew that that most current revision was made in 2025. She pointed out that there had been guidelines addressing the use of solar energy in the Historic District for quite a few years. Mrs. Payne directed the Council members to page 76 of the Historic District guidelines and read "should be located on the side or rear of a building where they are less visible from the right-of-way." She said that she was requesting to put the panels on the side and rear of the house. She read from page 98 "should be installed in such a manner that their visual impact is minimized from the right-of-way…the side and rear of a building's roof is often the most appropriate setting for solar panels." She observed that when driving up Grace Street when traveling away from Main Street several of the Town Council member's roofs were partially visible, but hers was not visible. She related that the side of the home that she wanted to install the solar panels was blocked from view by a magnolia tree until driving past it. She noted that the visibility of that side was only present for a very short period when driving down the street. Mrs. Payne displayed another portion of the Historic District guidelines that listed things to avoid and read "avoid installing solar panels in locations that are visible from the street or public rights-of-way such as the primary façade of a building." She stated that with the way that statement read, she was unsure why they would have solar guidelines included at all because she could not think of a house in Smithfield where a solar panel could not be seen from somewhere. She reiterated that she was not requesting to have placement on the front of the house. She continued reading from the guidelines "avoid removing historic features of a building or site when installing solar panels." She explained that they would not be removing anything from the structure. She read "avoid installing solar panels in a manner that obstructs the view of historic architectural features of a building or site" and reported that there would not be any obstructions associated with the installation, adding that they were not erecting any ground-mounted arrays. She continued that another item to avoid was "installing solar panels on primary Landmark buildings," adding that her house was not classified as a Landmark Building. Mrs. Payne moved on to the best practices for solar panels and outlined that they should be mounted less than or equal to 6 inches above the surface of the, should be set at angles consistent with the slope of the supporting roof, should be hidden behind existing architectural elements such as dormers and cross gables, should be arranged in an organized configuration that blended in with respect to the color of the panels etc., any support structures or hardware should be installed on the rear of the building or areas with limited visibility from the public right-of-way, should be removed in a way to allow them to be easily removed without causing permanent damage or

alteration. She reported adherence with all of the best practices as being in her plan. She outlined that with the type of metal roof she had, the panels would not have to be taken down in order to replace the roof. Mrs. Payne noted that the top paragraph stated that though solar panels were a modern invention, they may be installed on historic buildings under certain circumstances. She asked the Council if they had any questions regarding the product or proposal.

Councilman Bowman asked for confirmation that the magnolia tree in question did not have any negative effect on the ability of the panels to collect energy.

Mrs. Payne reported that the tree did not shade the roof.

The Town Manager suggested that the public hearing be closed before they got into further questions that they might have.

Mayor Smith stated that if there were no other comments from the public he would close the public hearing.

Mrs. Payne added that she would like to speak further.

The Town Attorney advised that they should ask if there were any other members of the public who wished to speak.

The Town Manager stated that Mrs. Payne could finish her presentation.

Mrs. Payne stated that she saw nothing in the guidelines that the project she was proposing violated; however, there had been no rooftop solar projects that had been approved by the Board, which would mean that they were setting precedence. She acknowledged she had no idea how many other applications there had been for solar installations prior to hers, except for the one that had been denied due to proposing front-facing panels. She questioned that if there was no intent to approve a project that met the requirements in the guidelines, then why were they developed, then revised, and then approved. Mrs. Payne reported that she had been hesitant to follow through with the appeal process because she felt that it seemed that the guidelines had been developed with the intent to never allowing approval for use. She asked why she would go through the appeals process if they were written with no intent of allowing success. She related that she had called the Town and asked if anyone had ever appealed a Board decision and had it reversed, to which she had been told “yes.” She pointed out that they would not be setting precedence to overturn the decision, adding that she did not know any specific information about that successful appeal. Mrs. Payne reported that Smithfield’s approved guidelines on solar were based on the guidelines for Arlington, Virginia and their guidelines had been approved in 2015. She recalled that there seemed to be concern shown by the Board members that approving her project would open the floodgates for people installing solar panels. She stated that she had researched what happened in Arlington as a result, and reported that only five projects had been approved in the last 10 years. She speculated that if it didn’t open the floodgates in Arlington, then it would not do so in Smithfield either.

Mayor Smith asked if there were any other members of the public who wished to speak regarding the matter. Hearing and seeing none, he closed the public hearing.

Councilman Cutler asked the Town Manager if there was information from the meeting provided by BHAR to support their denial.

The Town Attorney explained that he had been present at the meeting in question. He noted that prior to the application by Mrs. Payne, there had been a previous application that had been denied as that house had a very different roofline and the applicant had proposed placing the panels

on the roof facing the street. He stated that the application had been made prior to the guidelines approval by the BHAR and Town Council. He recalled that Mrs. Payne had agreed that since the new guidelines had not been adopted at the February meeting that the application would be continued for a month. He noted that they could refer back to the minutes, but the basis for the denial was that the panels would be seen from the street, adding that there had been a split vote by the Board members.

The Town Manager reported that Mrs. Clary did have a copy of the minutes from the meeting.

Mrs. Clary reported that the BHAR's concern was that something would be seen from the street and the Board was willing to not follow their own guidelines as written. She continued that there was concern expressed about the amount of panels, and that the Board had acknowledged that if they were willing to allow panels in the Historic District that the applicant had done everything that they had asked in order to minimize the panels appearance. She noted that there had been consideration given to the placement and trying to hide the panels as much as was feasible. Mrs. Clary reported that there were mixed feelings expressed by members of the Board on the matter. She stated that there had been the recommendation to consult with a structural engineer as there was worry about the way the house was framed and the possibility of it the panels causing the roof to sink.

The Town Manager observed that the vote had been tied, which had resulted in its failure.

Councilman Brooks reported that he lived diagonally from Mrs. Payne of Grace Street. He pointed out that the front-side of her roof was extremely visible from the street, and there were 13 panels proposed for that location. He reviewed the amount of time that the Board and Council had taken in its consideration of the updated guidelines, and he felt that the application was glaringly not in accordance with what they had put forth. He clarified that he was not opposed to the application solely because he was a neighbor, but that in looking to the future when that street became a thoroughfare once the Grange was developed and the bridge was reopened. He reiterated that it would be very glaring, and he could unfortunately not think of a worse place to put the panels.

Vice Mayor Harris stated that he could not argue with the science behind the action, but he was in agreement with Councilman Brooks that the side for the proposed placement of panels was extremely visible on the street. He noted that they would possibly not be seen by someone passing in car, but as Grace Street was one of the Town's most walked streets by visitors. He stated that as a Historian Preservationist he thought it was incredibly important to maintain the historical integrity of the Downtown Historic District. He continued that the National Trust for Historic Preservation had written an article in combination with two or three solar companies with their recommendations mirroring the recommendation in the guidelines that solar panels should be installed in a location not visible from the ground or the public right-of-way. Vice Mayor Harris stated that as visitors were walking up and down Grace Street the panels would be staring them in the face. He pointed out that the magnolia tree discussed earlier could get sick and come down at any time in the future. He expressed that one of the responsibilities of the council was to protect the Town's historical setting and its cultural climate. He noted that the Town had already lost some

significant historical structures, and adding visible solar panels in the district would dilute its historical nature further.

Councilwoman Bebermeyer asked staff for confirmation between the classifications for Landmark and Contributing properties, specifically if it was based on age.

Mrs. Clary read from the Smithfield Zoning Ordinance: "Structures from the 18th century to pre-Civil War, or structures with architectural significance from the period after the Civil War shall be considered as Landmark or Landmark Structures." And "Properties which contribute to the historic character of the Town but which do not contain landmarked structures shall be known as Contributing Properties. Properties designated as Non-Contributing are vacant lots or those which feature a primary building with one or more of the following features: less than 50 years of age, alterations to such an extent that it is no longer representative of the period in which it was constructed, degradation to such a poor condition that preservation is difficult, does not have any sort of architectural style and has no architectural merit."

Councilwoman Bebermeyer stated that even though the house was built in the early 1900's and was listed as Contributing it was still in the Historic District. She said that her concern was also with the statement that "solar panels should not be visible from the ground or the public right-of-way." She agreed with the statement made by Vice Mayor Harris that while walking on the sidewalk the panels would be visible. She said that it was unrealistic to think that if someone was only looking at the front of the house the panels would not be visible. She observed that one of the pictures of the house taken from the side showing the roof where placement would be was actually taken from the sidewalk and would clearly be visible.

Mayor Smith asked if there was any additional Council questions, and notified the audience that they could not speak further.

Councilwoman Butler asked Mrs. Clary if the guidelines had been written by Town Staff in conjunction with BHAR.

Mrs. Clary reported that during the guideline updating process they provided BHAR with samples of various localities design standards for solar panel usage. She said that what was chosen was the sample that was most representative of what the BHAR wanted to see in Smithfield's guidelines, and that was what Town Staff asked the consultants to include.

Councilwoman Butler asked for confirmation whether the Smithfield Historic District had solar guidelines prior to the matter they were discussing.

Mrs. Clary reported that what was included was very minimal and had been lumped in with mechanical equipment.

The Town Attorney added that there had been no detail included.

Mayor Smith asked what the will of the Council was on the matter of the appeal.

Councilman Bowman reported that he had considered the testimony given by the Mrs. Payne, adding that she had gone into depth to lay out her case and had done a great job. He observed that the area in question was very unique, and noted that in the diagrams displayed he did not see that the panels would not be very visible. He made a motion that they uphold the BHAR's decision to deny the installation of solar panels.

The Town Attorney clarified that the decision of the BHAR had been split, and so it had failed, making the Council's decision a trial de novo, or new trial.

Councilman Bowman made a motion to deny installation of solar panels. Councilwoman Bebermeyer seconded the motion.

Mayor Smith called for the vote. Seven members were on call for the vote. Councilman Brooks voted aye, Councilwoman Bebermeyer voted aye, Councilman Bowman voted aye, Vice Mayor Harris voted aye, Councilman Cutler voted aye, Councilwoman Butler voted nay, and Mayor Smith voted nay. The motion to deny passed by majority vote of 6/1.

PUBLIC HEARING: Text Amendment Article 13 of the Zoning Ordinance

Mrs. Clary reported that the application had been favorably recommended to Town Council by the Planning Commission, and included a proposed text amendment to Article 13 of the Zoning Ordinance to bring the definitions in alignment with the new definitions approved with Article 3.P for the Chesapeake Bay Preservation Overlay.

Mayor Smith opened the public hearing and asked if there was anyone present who wished to speak for or against the matter. Hearing and seeing none, he closed the public hearing.

Councilman Cutler made a motion to approve the text amendment as presented. Vice Mayor Harris seconded the motion.

Mayor Smith called for the vote. Seven members were on call for the vote. Councilman Cutler voted aye, Councilwoman Butler voted aye, Councilman Brooks voted aye, Councilwoman Bebermeyer voted aye, Vice Mayor Harris voted aye, Councilman Bowman voted aye, and Mayor Smith voted nay. The motion passed unanimously.

Blighted Property - 1502 Magruder Road

Mrs. Clary stated that the Town of Smithfield had received a complaint concerning the partially burned down structure located at 1502 Magruder Road, Smithfield VA 23430 (TPIN:21A-28-007). She reported that Town Staff sent a notice on January 29th, 2025 requesting an update on the cleanup and repair of the structure within thirty (30) days, in accordance with Smithfield Town Code (STC) Section 22- 2.b.1, and a plan was provided as requested. She continued that in accordance with Section 22-2.b.2, Town staff requested that Town Council determine that the Plan was acceptable.

The Town Manager directed the Council members to a copy of the letter received that day from the property owner's attorney.

The Town Attorney recapped that at the previous week's committee meeting, the Council had instructed him to contact the attorney for the property owner, Mr. Small, who was present with the property owner. He summarized that the letter received dated February 28th was considered to be the plan received in response to Town Staff's notice, and it stated that they were relying on the insurance company to approve a claim and then remove the property. The Town Attorney related that he had called Mr. Small and advised him that the letter was not the plan that would be accepted by the Town Council, and that the matter was on the Town Council's agenda for discussion. He added that he had additionally discussed that the property was unsecured and that at the very minimum a fence should be erected. He reported that Mr. Small said that he would speak to his client about the matter, and when advised that the plan would not be accepted he had said that he would get back to the Town Attorney on Friday. The Town Attorney reported that he did not hear

back from Mr. Small and that he had called Mr. Small on the day of the Council meeting. He said that Mr. Small was responsive and he immediately sent another letter, but it did not include a timeline for debris removal, but there was a timeline included for the installation of a fence by Rosenbaum Fence Company by April 18th. The Town Attorney stated that it would be the decision of the Town Council whether the plan was acceptable or not.

Mayor Smith asked Mr. Small to come forward.

Mr. Small explained that the homeowners, Lenny and Chrissy Harris, were present at the meeting and reiterated that he was their attorney. He reviewed that the house had burned down when the homeowners were in the process of finishing home renovations and the home was listed for sale. He explained that the owners had left one evening, the fire had started during that night, and it was a total loss, leaving the homeowners devastated. He continued that they then turned the matter over to their homeowner's insurance carrier immediately and have also fully cooperated with the fire department and Virginia State Police. Mr. Small pointed out that fire had occurred at the end of October 2024, and when the homeowners received the letter on January 29th they turned it over to him in order to respond to the Town. He said that the insurance company started making requests for information from the Harris's almost immediately, to which they have cooperated with. He continued that the most recent request from the insurance company's attorney was a letter that asked for approximately 24 separate things that they wanted in preparation for a sworn statement under oath before their attorney, which had now been scheduled for April 14th. He noted that the insurance company was still investigating the Harris's claim, and therefore had they wanted to remove anything from the property they could not do so. Mr. Small reported that the homeowner's insurance would cover somewhere over $600,000 of the loss, and they were stuck since the insurance company was continuing to demand information. He said that his personal belief was that the matter should have been settled long ago, and the property should have been cleared. He added that if they did not comply with every request from the insurance company, then they would give an excuse for the instance company to deny the claim. Mr. Small reported that when they received the letter he had called Mrs. Clary to relate that they had thought they were near the end of the process and there was coverage in the policy to cover clearing the property. He said that his response letter had explained that their thought was that the Town knew that there was a plan in place where insurance would cover removal and that explanation was sufficient. He continued that Attorney Riddick had called him and brought up the concern of security of the property. He noted that the Harris's were in a difficult position that they did not want to be in, but when they discussed the use of a fence they had agreed to have one constructed. Mr. Small reported that Rosenbaum Fence Company was well-respected in the area and was aware that time was of the essence. He stated that he was asking the Council to approve the plan that would be to install a security fence, post no trespassing signs, and then allow the insurance claim to be completed before any further destruction of the property. He said that if the Town takes its authority as a blighted property and moves in to destroy the structure before the homeowner's insurance claim was resolved, then they would deny the Harris's the right to recover under their homeowner's insurance policy. He reported that he did not think that was what the determination of a blighted structure was intended to do, and emphasized that the property in question had not been ignored. He pointed out that the total loss was devastating to the homeowners, and carried an emotional toll

as it was the home in which Mr. Harris's parents had lived as well. Mr. Small acknowledged that the structure was not pretty to look at and if he was a neighbor he would want it cleaned up as well, but in that case he would also hope that neighbors understood the issues with the insurance company. He reported that they hoped that the Town Council would approve the current plan to install a 6 foot high security fence that would surround the destroyed part of the property. He added that they would move forward to press the insurance company to resolve the claim and clean the property up. He gave the reminder that it had only been 5 months since the fire, and related that this was the first time in all his years as an attorney that an insurance company gave a homeowner as difficult a time to recover their policy without giving reason. He reiterated that if the Town went forward to remove the blighted property, insurance would not cover them. He assured the Council that the homeowner's were doing everything possible to get the mess cleaned up, they fully understood that it was not pleasant for their neighbors to look at, and they fully understood the concern about security of the property. Mr. Small reported that there had not been security issues that they had been made aware of at the property, and at one time there had been "No Trespassing" signs posted, but without the fence.

Councilman Bowman reported that he was also a neighbor of the property in question. He reviewed that they were asking the Council not to move forward with the blighted property ordinance, but asked if Mr. Small would agree or disagree that if the Council were to take action, he could then forward the information to the insurance company which might prompt them to move along with their process.

Mr. Small reported that he thought that action might have the opposite effect, and that the company may use it to their advantage to decline coverage under the policy.

Councilman Bowman asked if their had been any finding from the investigating entities as to what had occurred that would give the Council pause to think that there may be a remedy to the situation soon.

Mr. Small stated that the fire department reports did not indicate the location of the fire, but the Harris's were told that the location of the fire was presumed to start on the back wall of the living room sometime during the night. He reported that during the fire suppression they had to take down a wall and it was his understanding that the wall impacted the ability to investigate. He noted that he had talked with the Virginia State Police Investigator, and as of then there was, to his knowledge, no information that there was anything untoward about the fire other than it had occurred. He stated that in other words there was no claims that the Harris's were responsible for the fire.

Councilman Bowman questioned when they may get a decision that would move the issue along, and recalled the concerns of Mr. Livengood.

Mr. Small repeated that they were supposed to complete sworn statements with their attorney on April 14th, and though he had not memorized the policy, they had already gone through the step of dealing with the initial adjuster and had given statements to the secondary adjuster. He continued that now they turned the matter over to the attorney and they had provided every bit of evidence requested. He said that it was his hope that after giving their sworn statements, a decision would quickly follow from the insurance company. Mr. Small did not deny that it was a blighted property in the sense that it was a terrible eyesore, but he also understood that the Harris's could

not tear it down until the insurance company was satisfied. He stated that the best way to get the insurance company to move along was to accept the plan he had presented, which included the installation of the fence, and then set the issue out for 90 days.

Councilman Bowman commended the Town Attorney for notifying Mr. Small of what needed to be done and the stop gap measure he had suggested was one step along the way of securing the property. He asked the Town Attorney if the Council declared that it was a blighted property, then would they have 90 days to take action.

The Town Attorney confirmed that number was correct, but suggested that they go into closed session so that they may discuss legal matters further.

Councilman Bowman made a motion to go into closed session to discuss legal matters with counsel. Vice Mayor Harris seconded the motion.

The Town Council went into closed session at 8:45 p.m.
The Town Council returned to open session at 8:56 p.m.

Councilman Bowman made a motion that they reconvene normal session and certify that only discussion of pertinent legal information had been discussed with legal counsel during closed session. Councilman Cutler seconded the motion.

Mayor Smith called for a collective vote. Seven members were on call for the vote, with all members voting aye and none opposed. The motion passed unanimously.

Mayor Smith asked the Town Attorney to advise on how they should proceed.

The Town Attorney said that based on their discussion he would like to recommend that the Town Council adopt the following resolution: the Council would defer action on the pending matter concerning the blighted property at 1502 Magruder Road provided that the owner would agree to the erection of the fence as proposed to include the damaged structure, the debris field, and the swimming pool, and further that the Town shall receive and be copied on correspondence from the owner's legal counsel to the insurance company advising them of the current status of that action pending before the Town Council and the urgent nature attached to it by the Council.

Mr. Small stated that the answer to both of the conditions was yes, and Mr. Harris had made certain of, at his request, that the fence would go completely around the property and include the back deck that was not damaged.

Mayor Smith observed that they had been given a recommendation by the Town Attorney and asked if there was a motion from the Council.

Councilman Bowman made a motion to adopt the recommendation as explained by the Town Attorney and agreed to by the Counsel of the respondent. Councilman Cutler seconded the motion.

Councilman Cutler stated that they needed to ensure that there was actually a plan so that it did not end in a blighted property offence.

The Town Attorney addressed the concern to Mr. Small by notifying him that the concern of Council had been that if they were going to submit a plan that it not simply be that the insurance company would handle the matter, and that they needed to know to the greatest degree possible what the plan was once the claim was approved.

Mr. Small recognized the Council's concern about the timeline involved. He reiterated that it was their hope that once the sworn statement session that was set for April 14th was held they would receive a decision with regard to the insurance coverage not long after. He acknowledged that ultimately if the insurance claim was denied then the homeowner's would have to figure out a way to deal with the blighted property and at least clear it. He said that they appreciated the Council's deference to allow them to at least exhaust the insurance coverage issue. He offered that they would report back to Council within 60 days.

The Town Attorney clarified that the Town Council was deferring action on the issue until May, with the idea that they would be hearing from the insurance company, the fence would be constructed, and they would hear a status report.

Councilman Bowman clarified that they were referencing the Town Council meeting for May which would be held the first Tuesday of the month.

Mr. Small stated that he would be happy to appear at May's meeting and give a status report.

Vice Mayor Harris asked for clarity regarding the second paragraph in the letter. He read "the fire-damaged portion will be surrounded at the above address pending conclusion of the insurance claim." He continued that later in the letter it states that the fence would be erected "on or before no later than April 18th ,2025." He noted that there seemed to be confusion between the two.

Mr. Small stated that they were stating that the fence would be installed no later than April 18th, and Rosenbaum Fence Company knew that it should be done as soon as possible. He clarified that the fence would remain in place until the insurance claim was resolved, as the claim should cover the cost of the debris removal. He stated that they would not remove the fence until the property was cleared. He reported that the contract for the fence had been signed for a year minimum, with it remaining up while the clearing was completed. He said that they would be happy to consult with Mrs. Clary to ensure that the clearing process met with the requirements of the Town.

Mayor Smith confirmed the motion and second. He called for the vote, with seven members on call. Councilman Bowman voted aye, Vice Mayor Harris voted aye, Councilwoman Butler voted aye, Councilman Brooks voted aye, Councilman Cutler voted aye, Councilwoman Bebermeyer voted aye, and Mayor Smith voted nay. The motion passed unanimously.

The Town Attorney addressed Mr. Small and stated that he hoped that he understood that the matter would be on the Town Council agenda for consideration every month until it was resolved.

Mr. Small stated that he fully understood and imparted to the Council that the Harris's were distraught by the whole situation. He promised to be at every Council meeting until the matter was resolved, and in-between to answer any questions that the Town Attorney may have.

Approval of Town Council Summary Minutes from March 4th, 2025

The Town Attorney said that he had reviewed the minutes and there was a correction needed for one speakers name, but otherwise recommended that they be approved.

Councilman Cutler made the motion to approve the summary minutes as revised. Vice Mayor Harris seconded the motion.

Mayor Smith called for the vote. Seven members were on call for the vote. Councilman Cutler voted aye, Vice Mayor Harris voted aye, Councilman Bowman voted aye, Councilwoman Butler voted aye, Councilman Brooks voted aye, Councilwoman Bebermeyer voted aye, and Mayor Smith voted aye. The motion passed unanimously.

New Business:

There was no New Business discussed.

Old Business:

The meeting adjourned at 9:05 pm.

_____ _____

Michael Smith - Mayor Lesley King – Town Clerk

TOWN COUNCIL REPORT

ITEM: Blight Update - 1502 Magruder Road

FROM: Tammie Clary, Director of Planning and Community Developement

ATTACHMENTS:

Description	Type	Upload Date
Blight Update - 1502 Magruder Road	Cover Memo	4/23/2025








ROSENBAUM
FENCE CO.





TOWN COUNCIL REPORT

ATTACHMENTS:

Description	Type	Upload Date
Proposed Budget - FY 2025/2026	Budget Amendment	5/2/2025



Town of Smithfield

Operating Budgets & Capital Improvements Plan

FY 25-26

Town of Smithfield

Memorandum

May 1, 2025

TO: The Honorable Mayor and Town Council

FROM: Michael Stallings, Town Manager MS

SUBJECT: FY 25/26 Budget Proposal

Attached you will find my budget proposal for the 2025-2026 Fiscal Year. This budget does not propose any new taxes, and it is balanced without the use of reserves.

REVENUES

Tax Rates

There are no proposed changes to the Real Estate or Personal Property Tax Rates. The Real Estate rate remains at $0.16 per $100 in value, and the Personal Property rate remains at $1.00 per $100 in value.

There are no proposed increases in any other taxes either.

Other Fees

There are no proposed fee increases contained within this year's budget proposal.

Interest Income

The other noticeable change you will see in this year's budget as compared to last year is the sizable increase in interest income. This is due to the work that our Treasurer is doing with investments. As we have made a significant shift in how we handle our cash reserves, we are realizing an increase in interest income.

EXPENSES

Salary Adjustments

This budget proposal contains a salary increase of 4%. We have made some additional adjustments in public safety to remain competitive with our local market.

New Positions

There are no new positions proposed in this year's budget.

Health Insurance

This is the biggest change to the Town's operating budgets. Our current health insurance carrier proposal came back with a 38% increase in rates (an increase of $267,914 to the Town and $66164 to employees). As we normally do, we evaluated all of our options for health coverage. The most favorable option is to join The Local Choice (TLC). TLC is a pool established by the State of Virginia that governmental entities can join. Currently, TLC provides coverage through Anthem, our existing carrier. Going with TLC will still be an increase to both employees and the Town, but a far smaller increase of $108,326 to the Town and $38,504 to employees.

Property/Liability Insurance

In previous budgets the cost of property and liability insurance was included in the individual department's budget. This year, I have consolidated the total cost of insurance into one line item in the Non-Departmental portion of our budget. This makes it much easier to see the total cost of our annual insurance policy.

Strategic Planning Initiatives

As Town Council updates it's Strategic Plan, we anticipate that there will be expenses associated with the work plan to put the plan into action. As such, I have allocated $50,000 in the FY 25-26 to fund the implementation of Town Council's vision. These funds may be used to fund consultants, staff, or other initiatives that Council approves to help move its vision forward.

Water and Sewer Funds

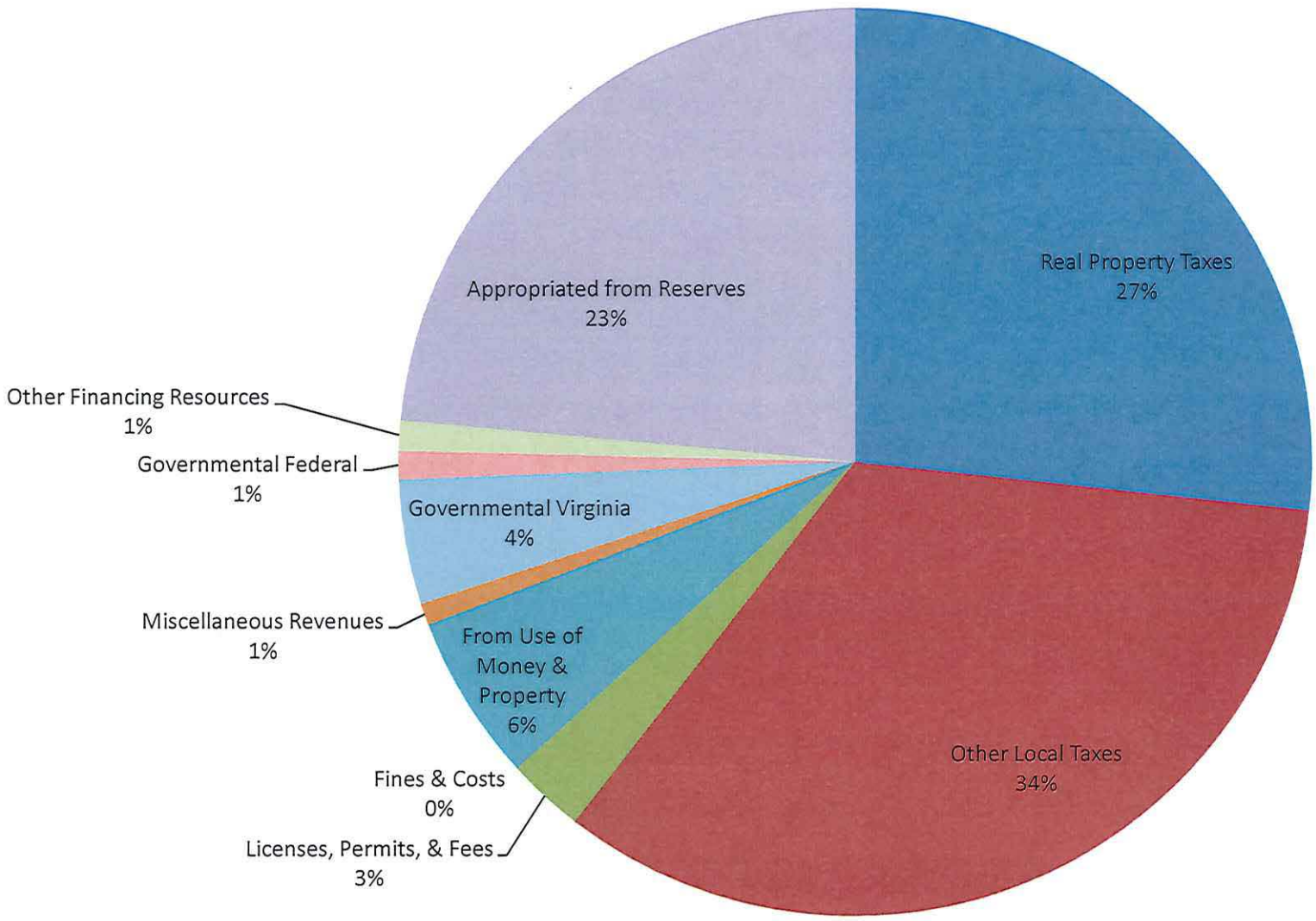
The Town recently had a water and sewer rate study done. The consultants evaluated current rates, current usage, financial position, as well as the current and future needs of both the Water and Sewer systems. The study recommended a water rate of $8.50 per 1,000 gallons and a sewer rate of $6.00 per 1,000 gallons. There are no other fee increases in the Water or Sewer Fund.

Adoption Schedule

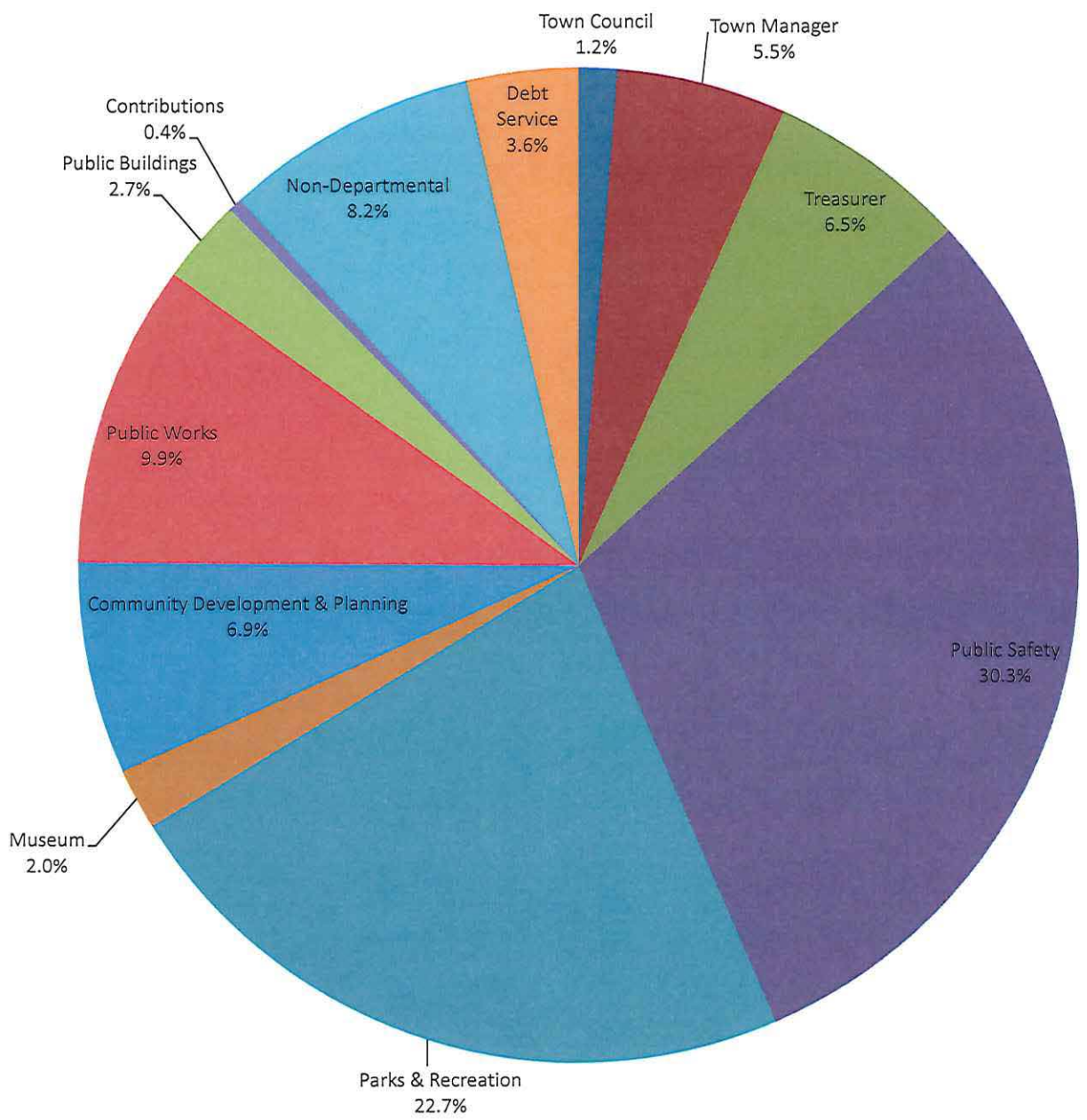
The FY25-26 budget proposal will be on Town Council's agenda at its May 6th meeting for discussion and any questions that you may have. The Town Council will hold a public hearing on the budget proposal after its May 19th Committee Meetings at 6:30 P.M. Adoption of the budget will be on the June 3rd Town Council meeting agenda.

Please feel free to reach out with any questions or concerns that you may have at any time during this process.

Where The Money Comes From



Where The Money Goes



TOWN OF SMITHFIELD

FY 2026 BUDGET SUMMARY GENERAL FUND

REVENUES	FY 2022-23	FY 2022-23	FY 2023-24	FY 2023-24	FY 2024-25	FY 2025-26
Department	Budget	Actual	Budget	Actual	Budget	Budget
Real Property Taxes	3,383,335.00	3,461,519.59	3,466,580.00	4,563,317.94	3,918,280.00	3,994,100.00
Other Local Taxes	4,576,411.00	4,655,874.25	4,635,893.00	4,743,916.00	4,872,700.00	5,042,500.00
Licenses, permits, & fees	317,606.00	334,613.46	326,060.00	526,588.00	371,500.00	411,500.00
Fines & Costs	47,205.00	32,734.24	47,000.00	37,572.00	50,000.00	45,000.00
From Use of Money & Property	437,448.00	464,174.61	429,675.00	840,995.00	902,400.00	886,700.00
Miscellaneous Revenues	129,409.00	274,129.07	129,500.00	151,537.04	130,000.00	115,000.00
Governmental Virginia	702,080.00	863,370.98	618,654.00	673,661.73	649,169.00	659,738.00
Governmental Federal	1,784,985.00	1,058,745.71	429,344.00	5,426.00	153,000.00	153,000.00
Other financing sources	175,000.00	169,888.98	175,000.00	24,500.00	175,000.00	165,000.00
Appropriated from Reserves	-	-	-			3,507,597.00
TOTAL REVENUES	11,553,479.00	11,315,050.89	10,257,706.00	11,567,513.71	11,222,049.00	14,980,135.00

EXPENSES	FY 2022-23	FY 2022-23	FY 2023-24	FY 2023-24	FY 2024-25	FY 2025-26
Department	Budget	Actual	Budget	Actual	Budget	Budget
Town Council	194,333.00	223,127.52	194,623.00	178,000.69	212,425.00	186,925.00
Town Manager	552,218.00	522,345.34	676,144.00	677,171.14	799,835.00	807,411.00
Treasurer	880,159.00	727,590.42	870,938.00	915,852.64	880,428.00	984,396.00
Public Safety	3,704,055.00	3,118,264.98	3,795,077.00	2,926,163.38	4,184,628.00	4,545,096.00
Parks & Recreation	2,088,374.00	1,544,490.95	1,326,339.00	1,785,516.88	1,769,372.00	3,401,217.00
Museum	234,838.00	254,206.41	247,154.00	269,055.00	274,511.00	294,681.00
Community Development & Planning	1,720,748.73	591,291.44	680,560.00	609,693.40	1,004,981.00	1,031,094.00
Public Works	3,459,890.00	1,757,867.66	961,960.00	645,074.00	1,025,687.00	1,483,292.00
Public Buildings	802,004.00	480,797.68	714,504.00	379,016.00	455,877.00	409,752.00
Contributions	80,527.00	73,297.00	67,755.00	66,105.00	67,024.00	67,510.00
Non-Departmental	1,573,528.60	80,000.00	80,000.00	-	80,000.00	1,228,832.00
Debt Service	564,610.00	524,855.29	565,985.00	490,474.00	467,281.00	539,929.00
Contingency	-	85,761.00	85,761.00	18,456.25	91,036.00	-
TOTAL EXPENSES	15,855,285.33	9,983,895.69	10,266,800.00	8,960,578.38	11,313,085.00	14,980,135.00
NET INCOME/(LOSS)	(4,301,806.33)	1,331,155.20	(9,094.00)	2,606,935.33	(91,036.00)	-

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND REVENUE SUMMARY

	MUNIS ACCT #	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
GENERAL GOVERNMENT REVENUES							
REAL PROPERTY TAXES							
Real Estate - Current	03-100-311010-0000-30001	2,132,347.00	2,190,514.17	2,144,980.00	3,344,285.00	2,524,950.00	2,600,000.00
Real Estate - Current Tax Relief for the Elderly/Veterans	03-100-311010-0000-30001	79,029.00	91,485.48	79,000.00	-	85,000.00	85,000.00
Real Estate - Delinquent	03-100-311010-0000-30002	20,000.00	31,178.59	20,000.00	33,821.00	25,000.00	-
Public Service-Real Estate Current	03-100-311020-0000-30001	35,850.00	33,375.02	33,000.00	36,860.94	43,000.00	44,000.00
Public Service-Personal Property Current	03-100-311020-0000-30001	109.00	-	100.00	-	130.00	100.00
Personal Property - Current	03-100-311030-0000-30001	1,038,500.00	1,005,133.40	1,117,500.00	1,040,075.00	1,162,200.00	1,210,000.00
Personal Property - Delinquent	03-100-311030-0000-30002	22,500.00	49,750.25	22,000.00	47,926.00	25,000.00	-
Penalty	03-100-311060-0000-30005	40,000.00	41,743.19	38,000.00	43,125.00	38,000.00	40,000.00
Interest	03-100-311060-0000-30006	15,000.00	18,006.66	12,000.00	17,225.00	15,000.00	15,000.00
Miscellaneous Receipts Over-Short	03-100-311060-0000-30007	-	332.83	-		-	
Total Real Property Taxes		3,383,335.00	3,461,519.59	3,466,580.00	4,563,317.94	3,918,280.00	3,994,100.00
OTHER LOCAL TAXES							
Sales Tax	03-100-312010-0000-30009	661,481.00	527,949.00	701,169.00	584,070.00	700,000.00	770,000.00
Utility Tax	03-100-312020-0000-31201	191,963.00	188,550.00	197,000.00	215,934.00	200,000.00	200,000.00
Consumption Tax	03-100-312020-0000-31202	50,097.00	39,777.00	51,000.00	44,007.00	50,000.00	45,000.00
Business Licenses	03-100-312030-0000-31208	440,760.00	573,858.89	450,000.00	518,278.00	515,000.00	520,000.00
Business Licenses Penalty	03-100-312030-0000-31209	4,045.00	17,091.22	3,500.00	4,927.00	5,000.00	5,000.00
Business Licenses Interest	03-100-312030-0000-31210	800.00	7,418.36	700.00	1,818.00	1,000.00	1,000.00
Peg Channel Capital Fee	03-100-312040-0000-30054	1,733.00	1,598.80	1,700.00	1,423.00	1,700.00	1,500.00
Bank Franchise Tax	03-100-312040-0000-31203	153,519.00	134,572.00	153,000.00	156,154.00	150,000.00	156,000.00
Vehicle License	03-100-312050-0000-32020	235,000.00	256,705.48	235,000.00	238,546.00	245,000.00	245,000.00
Cigarette Tax	03-100-312080-0000-31204	211,500.00	183,182.50	211,000.00	176,197.00	200,000.00	175,000.00
Transient Occupancy Tax	03-100-312101-0000-31205	260,859.00	300,327.00	260,859.00	319,334.00	325,000.00	320,000.00
Meals Tax-4.25%	03-100-312110-0000-31211	1,607,965.00	1,648,894.00	1,610,965.00	1,688,595.00	1,700,000.00	1,785,000.00
Meals Tax-2%	03-100-312110-0000-31212	756,689.00	775,950.00	760,000.00	794,633.00	780,000.00	819,000.00
Total Other Local Taxes		4,576,411.00	4,655,874.25	4,635,893.00	4,743,916.00	4,872,700.00	5,042,500.00
TOTAL LOCAL TAX REVENUE		7,959,746.00	8,117,393.84	8,102,473.00	9,307,233.94	8,790,980.00	9,036,600.00

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND REVENUE SUMMARY

	MUNIS ACCT #	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
GENERAL GOVERNMENT REVENUES							
PERMITS, FEES & LICENSES							
Permits & Other Licenses	03-100-313030-0000-30018-multi	40,496.00	51,139.00	42,000.00	62,400.00	45,000.00	50,000.00
Inspection Fees-Subdivision	03-100-313030-0000-30030	43,500.00	27,020.12	50,000.00	134,277.00	70,000.00	70,000.00
Administrative Collection Fees-DMV Stops	03-100-311070-0000-31307	12,000.00	12,735.27	12,000.00	14,250.00	12,000.00	12,000.00
Refuse Collection Fee	03-100-313030-0000-30038	218,960.00	228,549.07	218,960.00	309,431.00	240,000.00	275,000.00
WC Dog Park Registration Fees	03-100-313030-0000-30043	650.00	595.00	600.00	60.00	-	
Consultant Review Fees	03-100-313030-0000-30028	2,000.00	14,575.00	2,500.00	6,170.00	4,500.00	4,500.00
Total Permits, Fees & Licenses		317,606.00	334,613.46	326,060.00	526,588.00	371,500.00	411,500.00
FINES & FORFEITURES							
Fines & Costs	03-100-314010-0000-30055	47,205.00	32,734.24	47,000.00	37,572.00	50,000.00	45,000.00
Total Fines & Forfeitures		47,205.00	32,734.24	47,000.00	37,572.00	50,000.00	45,000.00
REVENUE FROM USE OF MONEY & PROPERTY							
General Fund Interest	03-100-315010-0000-31501	30,000.00	55,776.15	25,000.00	413,416.00	490,600.00	475,000.00
Rentals	03-100-315020-0000-30110	62,658.00	61,898.63	62,000.00	63,234.00	65,000.00	65,000.00
Smithfield Center Rentals	03-100-315020-0000-30111	178,000.00	187,920.96	185,000.00	194,395.00	190,000.00	190,000.00
Windsor Castle Revenue (includes Manor House, Park Impact, Vendor)	03-100-315020-0000-30119	78,000.00	62,371.61	78,000.00	71,380.00	75,000.00	75,000.00
Sports Complex Rentals	03-100-315020-0000-30120	33,075.00	33,140.96	33,075.00	32,274.00	33,000.00	33,000.00
Park Impact Fees	03-100-315020-0000-30118	-		-		-	
Kayak Rentals	03-100-315020-0000-30015	13,000.00	10,040.65	5,000.00	3,377.00	7,500.00	7,500.00
Special Events	03-100-315020-0000-30013, 3001	20,000.00	22,731.00	20,000.00	33,576.00	20,000.00	20,000.00
Fingerprinting Fees	03-100-318990-0000-30048	100.00	100.00	100.00	650.00	200.00	100.00
Museum Admissions	03-100-315020-0000-30115	8,455.00	10,630.00	8,400.00	10,492.00	8,000.00	8,000.00
Museum Gift Shop Sales	03-100-318990-0000-30016	13,000.00	18,719.65	12,000.00	16,479.00	12,000.00	12,000.00
Museum Programs/Lecture Fees	03-100-318990-0000-30017	660.00	345.00	600.00	1,222.00	600.00	600.00
Lease of Land	03-100-315020-0000-30017	500.00	500.00	500.00	500.00	500.00	500.00
Total Revenue from use of money and property		437,448.00	464,174.61	429,675.00	840,995.00	902,400.00	886,700.00
MISCELLANEOUS							
Other Revenue	03-100-318990-0000-31105	3,529.00	4,093.46	3,500.00	9,885.00	4,000.00	4,000.00
Virginia Municipal Group Safety Grant	03-100-318990-0000-31110	4,000.00	1,983.03	4,000.00	5,214.00	4,000.00	4,000.00
Contributions-Museum	03-100-318990-0000-31632	91,880.00	2,710.00	92,000.00	101,528.04	92,000.00	92,000.00
Contributions-Public Ball Fields	03-100-318990-0000-31635	30,000.00	30,000.00	30,000.00	30,000.00	30,000.00	15,000.00
Sale of Equipment/Buildings	03-100-341020-0000-31405	-	235,342.58	-	4,910.00	-	
Total Miscellaneous Revenue		129,409.00	274,129.07	129,500.00	151,537.04	130,000.00	115,000.00

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND REVENUE SUMMARY

	MUNIS ACCT #	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
GENERAL GOVERNMENT REVENUES							
REVENUE FROM THE COMMONWEALTH							
Law Enforcement	03-100-322010-0000-34011	179,664.00	196,514.00	179,664.00	207,743.00	205,810.00	215,179.00
Litter Control Grant	03-100-322010-0000-34010	3,385.00	5,343.15	3,300.00	6,989.00	3,300.00	4,000.00
Communications Tax	03-100-322010-0000-34008	158,412.00	164,247.00	150,000.00	154,349.00	150,000.00	150,000.00
Rolling Stock	03-100-322010-0000-34001	45.00	18.72	45.00	19.00	45.00	45.00
Rental Tax	03-100-322010-0000-34002	6,229.00	5,591.56	6,300.00	7,120.00	6,300.00	6,800.00
PPTRA State Revenue	03-100-322010-0000-34014	240,795.00	240,794.89	240,795.00	240,795.00	240,795.00	240,795.00
Fire Programs	03-100-322010-0000-34017	34,050.00	34,235.00	34,050.00	38,419.00	38,419.00	38,419.00
VCA Grant	03-100-322010-0000-34012	4,500.00	4,500.00	4,500.00	4,500.00	4,500.00	4,500.00
Urban Fund Projects	03-100-322010-0000-34005						
Benns Church/Route 258/Route 10 Bypass intersection	03-100-322010-0000-34020	-	211,124.49				
Smithfield to Nike Trail Park-Segment 3-Alt Analysis	03-100-322010-0000-34020	75,000.00	1,002.17		13,727.73		
Total State Revenue		702,080.00	863,370.98	618,654.00	673,661.73	649,169.00	659,738.00
REVENUE FROM THE FEDERAL GOVERNMENT							
ARPA Revenues		1,769,000.00	1,035,285.64	413,344.00	-	-	
Federal Highway Grant					-	136,000.00	136,000.00
Law Enforcement	03-100-331010-0000-35003	15,985.00	19,451.37	16,000.00	5,426.00	17,000.00	17,000.00
Urban Fund Projects							
Smithfield to Nike Trail Park-Segment 3-Alt Analysis	03-100-331010-0000-35008	-	4,008.70	-	-	-	
Total Federal Revenue		1,784,985.00	1,058,745.71	429,344.00	5,426.00	153,000.00	153,000.00

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND REVENUE SUMMARY

	MUNIS ACCT #	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
GENERAL GOVERNMENT REVENUES							
OTHER FINANCING SOURCES							
Other Financing Sources-Capital Lease Acquisition	03-100-341040-0000-39004	175,000.00	169,888.98	175,000.00	24,500.00	175,000.00	165,000.00
Bond Proceeds		-					
Total Other Financing Sources		175,000.00	169,888.98	175,000.00	24,500.00	175,000.00	165,000.00
APPROPRIATED FROM RESERVES		$ -	$ -		$ -	$ -	$ 3,507,597.00
TOTAL GENERAL FUND REVENUES		11,553,479.00	11,315,050.89	10,257,706.00	11,567,513.71	11,222,049.00	14,980,135.00

Town Council

Town Council is the legislative and policy making body of the Town government. It is vested with all the authority specified by the State Constitution, applicable State laws, and the Town Charter. Council acts by the adoption of ordinances, resolutions, or motions.

The citizens of the Town of Smithfield elect the seven members of Council in elections that take place every two years in November – the even numbered years. The Mayor is elected by vote of the members of Council. The Mayor and Council serve four-year terms that overlap.

The following is a listing of the Mayor and members of Council:

Michael G. Smith	Mayor
Bill Harris	Vice Mayor
Mary Ellen Bebermeyer	Councilwoman
Jeff Brooks	Councilman
Steven G. Bowman	Councilman
Valerie Butler	Councilwoman
Darren Cutler	Councilman

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

TOWN COUNCIL

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Salaries and Wages	04-100-411010-0000-41100	44,000.00	46,520.00	44,000.00	41,905.00	44,000.00	44,000.00
Fica & Medicare Benefits	04-100-411010-0000-42100	3,423.00	3,712.39	3,423.00	3,289.10	3,425.00	3,425.00
Legal Fees	04-100-411010-0000-43150	40,000.00	36,915.09	40,000.00	35,393.40	50,000.00	50,000.00
Update Town Charter & Code	04-100-411010-0000-43151	5,000.00	1,175.00	5,000.00	2,704.70	4,500.00	4,000.00
Professional Services	04-100-411010-0000-43152	5,000.00	(1,300.00)	5,000.00	5,000.00	5,000.00	5,000.00
Public Defender Fees	04-100-411010-0000-43153	3,000.00	4,920.00	3,000.00	6,038.00	4,500.00	6,000.00
Election Expense	04-100-411010-0000-43170	-	1,368.36	-	-	2,000.00	-
Maintenance contracts	04-100-411010-0000-43320	4,200.00	4,151.88	4,200.00	3,461.91	4,500.00	4,500.00
Advertising	04-100-411010-0000-43600	25,000.00	28,480.22	25,000.00	25,565.10	30,000.00	30,000.00
Insurance	04-100-411010-0000-45300	23,710.00	22,340.00	24,000.00	21,561.20	24,000.00	-
Travel & Training	04-100-411010-0000-45500	10,000.00	9,622.59	10,000.00	8,253.28	10,000.00	10,000.00
Council Approved Items	04-100-411010-0000-45804	5,000.00	29,973.21	5,000.00	6,327.53	5,000.00	5,000.00
Subscriptions/Memberships	04-100-411010-0000-45810	7,000.00	7,291.00	7,000.00	6,865.00	7,500.00	7,500.00
Records Management maint & upgrades	04-100-411010-0000-45811	7,000.00	8,341.60	7,000.00	5,693.12	8,000.00	7,500.00
Supplies	04-100-411010-0000-46001	12,000.00	5,885.64	12,000.00	5,943.35	10,000.00	10,000.00
ARPA Expenses	04-100-411010-0000-46019	-	13,730.54	-	-	-	
Total Town Council		194,333.00	223,127.52	194,623.00	178,000.69	212,425.00	186,925.00

Town Manager

The Town Manager's Office consists of the Town Manager, Town Clerk, Human Resources Director, Human Resources Administrative Assistant, Safety Officer, Records Management Assistant and Office Aid.

The Town Council appoints the Town Manager, and the Town Manager serves as the Town's chief executive officer. Michael Stallings is the Town Manager. He serves at the pleasure of Town Council. The Town Manager is responsible for implementing the policies established by Town Council and for the general administration of the Town. His duties include, but are not limited to the following:

- Providing Town Council with recommendations on programs, policies, and services for Council's consideration.
- The enforcement of the Town Code and all other ordinances enacted by the Town Council.
- Providing the Town Council and other Town boards and commissions advice and support.
- Attendance and participation in all Town Council meetings.
- To make all contracts on behalf of the Town pursuant to a resolution or an ordinance of the Council.

The Town Council appoints the Town Clerk. Lesley King is the Town Clerk. As the Town Clerk, she is responsible for maintaining the Town's official records and the records retention schedule for all the Town's records according to the Library of Virginia. Specifically, she is responsible for maintaining the records of the Town Council. Her duties include, but are not limited to the following:

- Preparing agendas for monthly Town Council committees and Town Council meetings.
- Attendance at all Town Council meetings to record Council actions.
- Responsible for preparing all meeting minutes of Town Council as well as other Town boards and commissions.
- Maintains the original copies of all ordinances, resolutions, and agreements adopted by Town Council.
- Serves as the Town's FOIA officer.
- Prepares the bi-annual Municipal Mailer to Town residents.

The office also includes a Records Management Assistant and Office Aid who assist the Town Clerk with maintaining records and transcribing meeting minutes.

The Human Resources (HR) Director works directly under the Town Manager. Ashley Rogers is the HR Director. She is responsible for the Town's risk management and safety program, benefits administration, and other HR related functions.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

TOWN MANAGER

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Salaries and Wages	04-100-412010-0000-41100	287,883.00	282,899.51	301,250.00	299,379.73	317,250.00	329,570.00
Salaries-PT	04-100-412010-0000-41110	20,006.00	18,582.83	41,721.00	32,857.20	44,142.00	43,348.00
Salaries-OT	04-100-412010-0000-41120	3,060.00	1,513.17	3,000.00	2,134.16	3,000.00	3,000.00
Fica & Medicare Benefits	04-100-412010-0000-42100	24,876.00	20,735.24	27,380.00	22,597.64	28,912.00	29,799.00
VSRS	04-100-412010-0000-42200	28,381.00	27,709.74	29,430.00	29,427.72	31,216.00	32,539.00
Disability	04-100-412010-0000-42210	550.00	483.65	462.00	604.33	490.00	600.00
Health & Other	04-100-412010-0000-42300	51,282.00	46,084.54	48,421.00	58,296.76	61,506.00	61,302.00
Pre-Employment Test	04-100-412010-0000-42435	4,500.00	6,957.42	4,500.00	6,567.58	5,000.00	6,500.00
Employee Recognition	04-100-412010-0000-42440	5,000.00	4,080.40	10,000.00	2,297.48	10,000.00	10,000.00
Wellness Initiatives						8,237.00	8,237.00
Professional Services	04-100-412010-0000-43152	10,000.00	4,625.00	10,000.00	9,240.29	78,000.00	78,000.00
Maintenance Contracts	04-100-412010-0000-43320	2,000.00	2,368.80	2,000.00	3,236.86	3,000.00	3,000.00
Communications	04-100-412010-0000-45200	8,800.00	8,646.01	8,800.00	8,585.79	8,000.00	8,000.00
Insurance	04-100-412010-0000-45300	3,130.00	2,952.00	3,130.00	2,814.32	3,130.00	3,130.00
Travel & Training	04-100-412010-0000-45500	12,000.00	1,318.61	12,000.00	8,488.97	12,000.00	12,000.00
Other	04-100-412010-0000-45804	500.00	169.99	500.00	1,915.77	1,000.00	1,500.00
Dues & Subscriptions	04-100-412010-0000-45810	3,600.00	3,620.46	3,600.00	6,069.82	4,000.00	6,000.00
Supplies	04-100-412010-0000-46001	3,500.00	4,089.04	3,500.00	4,083.47	4,500.00	4,500.00
Computer & technology expenses	04-100-412010-0000-46005	1,500.00	3,946.11	5,000.00	3,385.27	5,000.00	5,000.00
Fuel Expense	04-100-412010-0000-46008	150.00	-	150.00	97.54	200.00	200.00
Auto Expense	04-100-412010-0000-46009	500.00	562.82	300.00	-	300.00	250.00
Shared Services-IT	04-100-412010-0000-46020	81,000.00	81,000.00	81,000.00	81,000.00	81,000.00	81,000.00
Contingency	04-100-412010-0000-46021				18,456.25	34,952.00	24,936.00
Strategic Planning Initiatives	04-100-412010-0000-46022			50,000.00	15,612.20	50,000.00	50,000.00
Education Assistance						5,000.00	5,000.00
Capital Expenditures	04-100-412010-0000-48100	-	-	-			
- Website Redesign				30,000.00	60,021.99		
Total Town Manager		552,218.00	522,345.34	676,144.00	677,171.14	799,835.00	807,411.00

Town Treasurer

The Treasurer is appointed by Town Council and serves under the direction of the Town Manager. Customer service, revenue collection, accounting, accounts payable and cash management are the primary responsibilities of the Treasurer and her staff. Duties include billing and collecting real estate taxes, personal property taxes, business license payments and utility charges as well as financial reporting, account reconciliation, cash investments, payroll processing, annual audit, and department's budget preparation.

Technology upgrades remain a top priority for the department in FY2026. The Treasurer's Department is evaluating software options for tax collection, accounts payable, as well as other functions.

The Treasurer's Department implemented utility billing through Hampton Roads Utility Billing Services in an effort to consolidate utility bills during the 2024-25 fiscal year.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

TREASURER

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Salaries and Wages	04-100-412410-0000-41100	437,571.00	348,003.79	445,560.00	426,846.10	462,067.00	534,662.00
Salaries-PT	04-100-412410-0000-41110	4,860.00	-	4,860.00	-		
Salaries-OT	04-100-412410-0000-41120	6,564.00	6,516.18	7,173.00	7,078.08	8,360.00	8,500.00
Fica & Medicare Benefits	04-100-412410-0000-42100	35,920.00	25,305.58	36,050.00	31,996.50	37,635.00	42,430.00
VSRS	04-100-412410-0000-42200	44,199.00	33,823.16	44,300.00	39,917.47	46,857.00	53,337.00
Disability	04-100-412410-0000-42210	527.00	225.93	550.00	1,078.00	555.00	1,000.00
Health	04-100-412410-0000-42300	77,793.00	51,499.83	81,470.00	55,732.36	59,150.00	80,967.00
Audit	04-100-412410-0000-43120	16,000.00	16,000.00	17,500.00	18,350.00	39,000.00	40,700.00
Professional Services	04-100-412410-0000-43152	-	-	-			
Service contracts	04-100-412410-0000-43320	73,250.00	135,348.68	100,000.00	178,960.48	125,000.00	125,000.00
Data Processing	04-100-412410-0000-44100	21,000.00	20,894.04	21,000.00	44,111.52	42,000.00	42,000.00
Communications	04-100-412410-0000-45200	12,000.00	8,053.68	12,000.00	7,589.09	11,000.00	8,000.00
Insurance	04-100-412410-0000-45300	2,975.00	2,804.00	2,975.00	2,673.22	2,804.00	-
Travel & Training	04-100-412410-0000-45500	12,000.00	210.75	12,000.00	2,282.91	12,000.00	12,000.00
Other	04-100-412410-0000-45804	100.00	-	100.00	133.24	500.00	500.00
Dues & Subscriptions	04-100-412410-0000-45810	1,275.00	9,809.93	1,275.00	8,910.38	1,500.00	1,500.00
Bank Charges	04-100-412410-0000-45813	700.00	773.50	700.00	585.46	800.00	1,000.00
Cigarette Tax Stamps	04-100-412410-0000-45830	3,600.00	3,407.40	3,600.00	-	3,600.00	3,500.00
Supplies	04-100-412410-0000-46001	22,000.00	21,848.63	22,000.00	29,108.46	21,000.00	21,000.00
Credit Card Processing	04-100-412410-0000-46002	325.00	875.21	325.00	-	800.00	800.00
Computer & technology expenses	04-100-412410-0000-46005	7,500.00	5,257.83	7,500.00	689.95	5,800.00	7,500.00
ARPA Expenses	04-100-412410-0000-46019	-	1,209.70	-		-	-
Capital Outlay	04-100-412410-0000-48100	100,000.00	35,722.60	50,000.00	59,809.42		
Total Treasurer		880,159.00	727,590.42	870,938.00	915,852.64	880,428.00	984,396.00

Public Safety

The Smithfield Police Department is one of the largest departments within the Town. It is composed of twenty-seven full-time employees when fully staffed and one part-time employee. Our primary goal is to ensure public safety, maintain law and order, and provide effective and efficient services to our community while being mindful of our fiscal responsibility.

While we are the largest department within the Town the largest portion of our budget is allocated to personnel expenses, including salaries, benefits, and equipment needed to perform our duties. Investing in our officers is essential for maintaining a well-trained, motivated department. Competitive salaries and benefits are crucial in attracting and retaining qualified employees. The Department is organized into three divisions - Administrative, Patrol, and Investigations - collaborating seamlessly to ensure community safety and well-being.

Acknowledging the importance of fostering relationships with citizens to combat crime and improve quality of life, the Department has successfully managed staffing obstacles while upholding exceptional service standards. In 2023, the Department addressed over **20435 service calls,** taking appropriate police actions in each instance. Significant figures include **2627 traffic stops, 1044 summonses** issued, **1696 warnings administered, 220 arrests made both felony and misdemeanor, and over 328 investigations into various criminal offenses.** These numbers presented only reflect a portion of the hours spent while maintaining such a high degree of law enforcement presence to combat criminal activity.

Modern equipment and technology play a vital role in enhancing the department's capabilities of investigating criminal activity. This includes things such as vehicles, body warn cameras, in-car cameras, weapons, software for crime analysis and record keeping just to name a few. It is important to maintain and upgrade the technology used by the department because it enhances officers' awareness, thus improving officer and public safety. All these factors combine to work together to improve decision making to combat criminal activity. This profession is ever changing as changes occur in society therefore the department must continuously train to stay abreast with best practices which

ultimately leads to a safer community.

This narrative reflects our commitment to providing a high level of professionalism as well as police services that prioritize public safety. Our aim is to enhance our effectiveness, while fostering new relationships with the community we serve.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

PUBLIC SAFETY

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
POLICE DEPARTMENT							
Salaries and Wages	04-100-431100-0000-41100	1,537,835.00	1,218,787.03	1,622,770.00	1,411,771.81	1,764,269.00	1,832,216.00
Salaries OT	04-100-431100-0000-41120	262,078.00	284,616.02	262,000.00	268,626.64	298,076.00	310,000.00
Salaries-Selective Enforcement	04-100-431100-0000-41130	19,946.00	9,125.62	19,500.00	1,479.30	19,500.00	19,000.00
Salaries-Special Events	04-100-431100-0000-41140	15,385.00	19,865.57	16,500.00	32,087.07	17,792.00	20,000.00
FTO/Shift Differential	04-100-431100-0000-41150	-	15,035.00		14,142.75	14,000.00	15,000.00
Fica & Medicare Benefits	04-100-431100-0000-42100	146,820.00	110,603.18	151,400.00	128,652.52	168,159.00	174,631.00
VSRS	04-100-431100-0000-42200	155,636.00	117,965.68	160,650.00	138,306.47	178,760.00	185,635.00
Disability	04-100-431100-0000-42210	221.00	308.02	196.00	311.80	350.00	400.00
Health Insurance	04-100-431100-0000-42300	318,178.00	221,761.16	316,131.00	220,405.57	341,353.00	401,495.00
Ins. - LODA	04-100-431100-0000-42410	16,620.00	12,954.96	16,650.00	14,940.00	16,650.00	25,200.00
Professional Services	04-100-431100-0000-43152	8,040.00	4,031.36	8,000.00	-	8,000.00	5,000.00
Service Contracts	04-100-431100-0000-43320	75,000.00	38,770.28	75,000.00	45,937.48	150,000.00	200,000.00
Community Outreach	04-100-431100-0000-43352	2,500.00	3,021.51	6,000.00	5,151.33	6,000.00	6,000.00
Investigation expenses	04-100-431100-0000-44641	2,500.00	4,202.89	4,000.00	3,473.97	7,000.00	10,000.00
Communications	04-100-431100-0000-45200	50,000.00	29,637.85	50,000.00	32,033.56	50,000.00	50,000.00
Insurance	04-100-431100-0000-45300	63,170.00	59,536.00	63,170.00	62,574.79	63,200.00	
Travel & Training	04-100-431100-0000-45500	34,000.00	14,870.79	34,000.00	36,714.93	38,000.00	45,500.00
Accreditation	04-100-431100-0000-45521	-	196.55	1,000.00	845.55		
Other	04-100-431100-0000-45804	1,840.00	697.96	1,840.00	679.43	1,800.00	1,800.00
Dues & Subscriptions	04-100-431100-0000-45810	26,200.00	54,232.47	43,700.00	46,573.60	45,600.00	45,600.00
Materials & Supplies	04-100-431100-0000-46001	25,500.00	16,897.90	25,000.00	25,284.67	25,000.00	28,000.00
Computer & Technology Expenses	04-100-431100-0000-46005	13,000.00	24,362.53	18,000.00	14,262.42	19,000.00	27,000.00
Equipment	04-100-431100-0000-46006	124,900.00	151,754.60	177,151.00	206,410.53	227,200.00	227,200.00
Gas	04-100-431100-0000-46008	50,000.00	40,143.38	50,000.00	51,938.24	45,000.00	60,000.00
Vehicle Maintenance	04-100-431100-0000-46009	32,000.00	24,158.36	30,000.00	64,120.25	30,000.00	30,000.00
Radio & Equipment repairs	04-100-431100-0000-46010	2,000.00	1,422.15	2,000.00	2,326.50	2,000.00	2,500.00
Uniforms	04-100-431100-0000-46011	24,000.00	33,064.84	32,000.00	29,837.18	31,500.00	31,500.00
Tires	04-100-431100-0000-46016	5,000.00	3,040.33	11,000.00	8,893.80	9,000.00	9,000.00
COVID-19 Expenses	04-100-431100-0000-46018	24,530.00	11,259.10	-			
ARPA Expenses	04-100-431100-0000-46019	-	-	-			

Capital Outlay	04-100-431100-0000-48100	175,000.00	135,644.59	175,000.00	58,381.22	175,000.00	230,000.00
Total Police Department		3,211,899.00	2,661,967.68	3,372,658.00	2,926,163.38	3,752,209.00	3,992,677.00
FIRE DEPARTMENT							
State Pass Thru	04-100-432100-0000-45623	34,050.00	34,050.00	38,419.00		38,419.00	38,419.00
Annual Fuel Contribution	04-100-432300-0000-46008	15,000.00	15,000.00	15,000.00		15,000.00	15,000.00
Capital Contribution	04-100-432300-0000-46008	19,000.00	19,000.00	19,000.00		19,000.00	19,000.00
Total Fire Department		68,050.00	68,050.00	72,419.00	-	72,419.00	72,419.00
E911 DISPATCH							
E911 Dispatch shared services	04-100-432300-0000-45614	424,106.00	388,247.30	350,000.00		360,000.00	480,000.00
Total E911 Dispatch		424,106.00	388,247.30	350,000.00	-	360,000.00	480,000.00
Total Public Safety		3,704,055.00	3,118,264.98	3,795,077.00	2,926,163.38	4,184,628.00	4,545,096.00

Town of Smithfield Parks & Recreation

Parks and Recreation is a department that has grown quickly over the last several years. The town's parks and properties include the Smithfield Center, Windsor Castle Park, Manor House Events, the Luter Sports Complex, Clontz Park, Hayden's Lane, Main Street Square and scheduling of Special Events. We have 12 employees –8 are full time and 4 are part time.



Opened in 2000, this conference center has been the location for thousands of special occasions –weddings, birthdays, anniversaries, celebrations of life as well as town meetings, senior citizen events and charity fundraisers.

Completed Projects: In FY 25, updated all 3 projectors to new high lumen projectors, renovated the lobby with new tile, updated the Town Council audio system with new audio control board.

Upcoming Projects: In FY 26, we plan to change the lobby paint scheme and fixtures, add lighting to the deck and uplighting around the building, and add equipment for the livestream to continue to make it a top tier production.



Opened in 2020, The Manor House and Grounds offers the interior of the beautifully restored Manor House and outdoor grounds for weddings, anniversaries and formal dinners and the outdoor grounds has been the site for several special events, including 3 large festivals.

Completed Projects: In FY 25, we entered a contract for a professional interior cleaning service which has really lightened the load for our event team (Darlene and Amy).

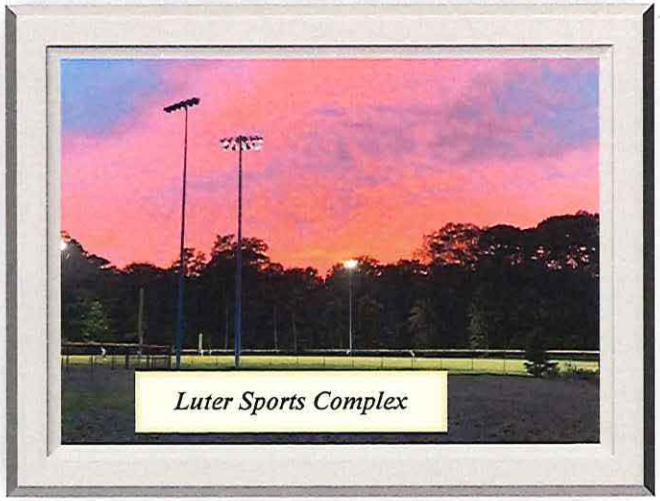
Upcoming Projects: In FY 26, we plan to add chair rentals for outdoor use for wedding ceremonies and other events.



Opened in 2010, this park has 3 miles of walking trails, a fishing pier, kayak launch and kayak rentals, children's playscape and a dog park, just to mention a few of the amenities. And it is home to the Long Leaf Pine Restoration area and a Living Shoreline.

Completed Projects: In FY 25, the Fishing Pier, Mason Street Bridge Entrance and Ravine Bridge have been completed. The Windsor Castle Foundation has completed work on the park master plan. Next up for the Foundation is to determine their approach to fundraising for all the proposed amenities.

Upcoming Projects: No big projects slated for the upcoming year. Just continuing with maintenance of the park.


Luter Sports Complex

Opened in fall 2018, this sports facility offers playing fields for all levels of baseball, softball, football and is host to large tournaments. LSC is home to Smithfield Packers Youth Sports (football and cheer programs) and Smithfield Recreation Association (baseball and softball programs).

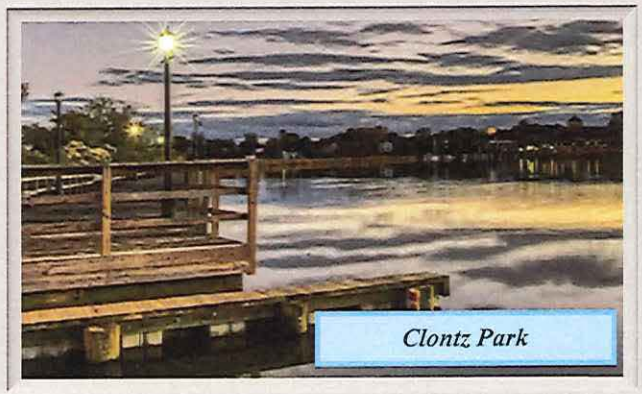
Completed Projects: In FY 25, the football field concession building, that houses bathrooms, a meeting room and of course delicious concessions was completed in November.

Upcoming Projects: In FY 26, hoping to start the build of the much needed **parks maintenance facility** that will house all maintenance equipment and be the shop for all of our outdoor parks.

Opened in 1994, the Clontz Pier has always been a popular spot for fishing or just enjoying beautiful views of the Pagan River, with the addition of the boat ramp in summer 2019, the park now has added boating access in downtown Smithfield.

Completed Projects: In FY 25, we had to have a portion of the floating dock repaired due to a boat that lost power and collided into the dock.

Upcoming Projects: In FY 26, we hope to have funding to add a put-in pier at the boat ramp to make putting in and taking out boats much easier and safer.

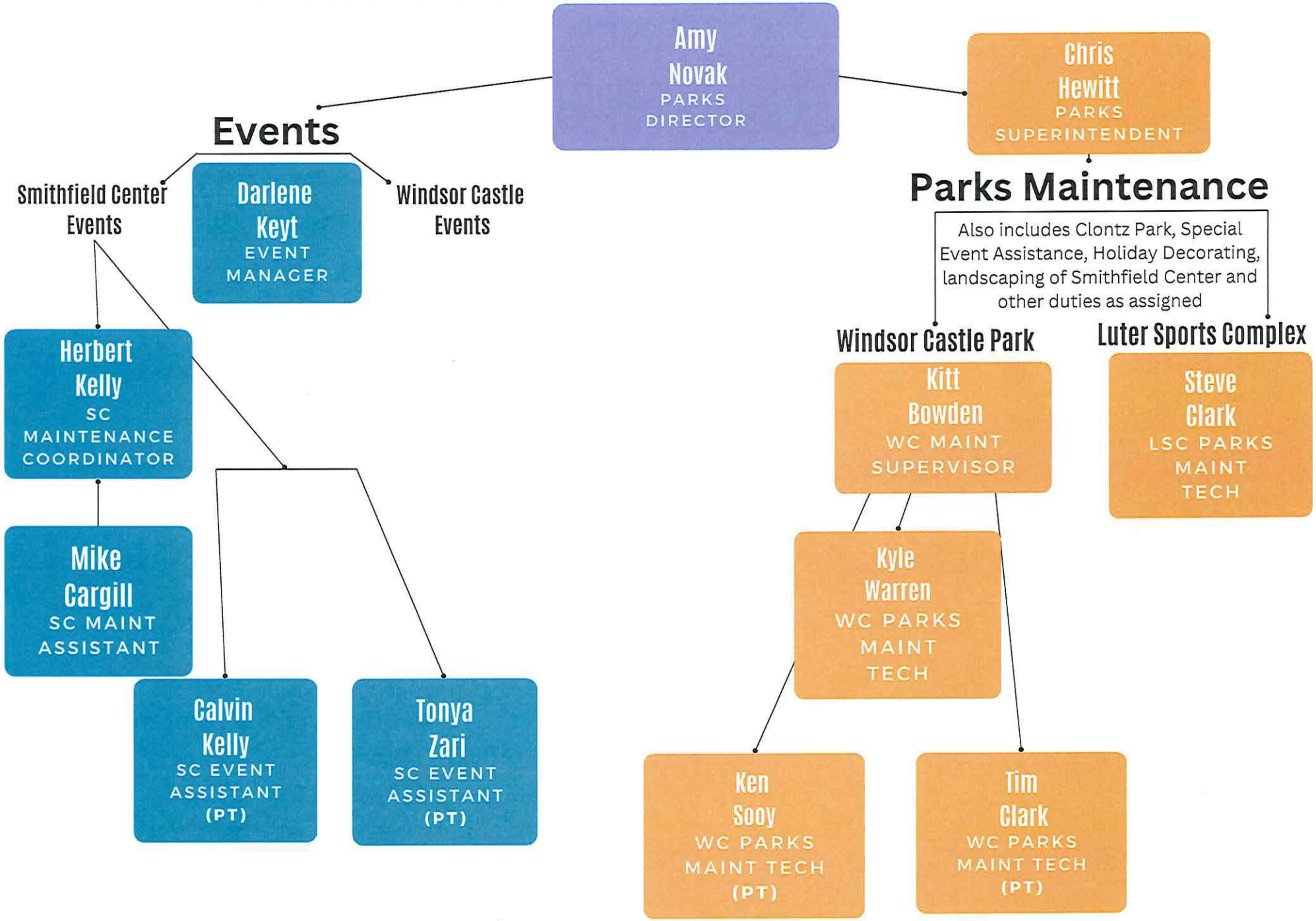

Clontz Park


Special Events

Smithfield is home to over 40 special events each year which includes races, parades, street markets, outdoor festivals, galas and fundraisers. Tourism and other local groups produce the events. Our office manages scheduling of the events and staffing the events with town services, such as police and public works.

Upcoming Budget Request: In FY 26, we hope to purchase road barriers that stops cars from entering closed streets. It is a much needed safety feature during events like the Main Street markets and parades.

SMITHFIELD PARKS AND RECREATION FY 2025



Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

PARKS & RECREATION

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Parks & Recreation							
Salaries and Wages	04-100-471100-0000-41100	399,685.00	396,839.75	439,650.00	398,941.49	500,175.00	512,634.00
Salaries-PT	04-100-471100-0000-41110	75,173.00	50,607.04	77,615.00	41,469.28	87,271.00	93,235.00
Salaries-OT	04-100-471100-0000-41120	18,697.00	19,296.11	20,385.00	13,698.05	22,894.00	24,108.00
Fica & Medicare Benefits	04-100-471100-0000-42100	39,485.00	34,027.85	43,020.00	32,723.24	48,828.00	50,398.00
VSRS	04-100-471100-0000-42200	40,361.00	39,501.72	44,135.00	40,031.49	49,639.00	51,774.00
Disability	04-100-471100-0000-42210	900.00	760.20	930.00	773.46	930.00	800.00
Health	04-100-471100-0000-42300	91,877.00	91,743.07	85,436.00	78,232.74	96,757.00	120,522.00
Contracted Services	04-100-471100-0000-43320			12,000.00	18,809.84	20,000.00	20,000.00
Advertising	04-100-471100-0000-43600	-		-		35,000.00	35,000.00
Communications	04-100-471100-0000-45200	7,000.00	5,844.58	7,000.00	4,789.11	7,000.00	4,500.00
Insurance	04-100-471100-0000-45300	6,280.00	5,920.00	6,280.00	5,643.89	6,280.00	6,280.00
Travel & Training	04-100-471100-0000-45500	3,000.00	1,577.44	1,000.00	647.78	3,000.00	3,000.00
Other	04-100-471100-0000-45804	600.00	295.45	600.00	266.07	600.00	600.00
Office Supplies/Other Supplies	04-100-412100-0000-46001						4,500.00
Dues & Subscriptions	04-100-471100-0000-45810	6,000.00	8,407.26	8,000.00	9,120.18	8,000.00	6,000.00
Credit card processing expense	04-100-412100-0000-46002	5,000.00	5,785.77	5,000.00	5,186.37	5,000.00	5,000.00
Computer & Technology	04-100-471100-0000-46005	-	2,302.23	8,000.00	7,476.46		2,500.00
Fuel	04-100-471100-0000-46008	8,000.00	8,358.71	9,000.00	10,369.00	9,000.00	9,000.00
Uniforms	04-100-471100-0000-46011	3,000.00	2,019.03	3,000.00	2,481.46	3,000.00	3,000.00
Vehicle Maintenance	Need Account # - New Line	-	-	2,000.00	-		2,000.00
Capital Outlay	04-100-471100-0000-48100	-	-	40,000.00	73,826.00		
Total Parks & Recreation		705,058.00	673,286.21	813,051.00	744,485.91	903,374.00	954,851.00

Smithfield Center

Retail Sales & Use Tax	04-100-412100-0000-43100	800.00	201.24	800.00	195.26	400.00	400.00
Contracted Services	04-100-412100-0000-43320	20,000.00	25,065.87	21,000.00	22,295.41	21,000.00	21,000.00
Landscaping	04-100-412100-0000-43400	-					-
Advertising	04-100-412100-0000-43600	12,000.00	8,963.93	12,000.00	6,698.75		
Kitchen Supplies	04-100-412100-0000-44000	3,000.00	794.44	3,000.00	257.00	3,000.00	3,000.00
Food Service & Beverage Supplies	04-100-412100-0000-44001	4,000.00	4,716.12	4,000.00	4,392.55	5,000.00	5,000.00
AV Supplies	04-100-412100-0000-44002	-	-	-	1,344.00		
Utilities	04-100-412100-0000-45100	24,000.00	24,049.41	22,000.00	28,082.00	22,000.00	23,000.00
Communications	04-100-412100-0000-45200	12,000.00	9,054.02	9,000.00	9,186.00	8,500.00	8,500.00
Insurance	04-100-412100-0000-45300	6,680.00	6,296.00	6,680.00	8,360.00	6,680.00	6,680.00
Refund event deposits	04-100-412100-0000-45899	4,000.00	7,025.00	4,000.00	5,000.00	4,000.00	4,000.00
Office Supplies/Other Supplies	04-100-412100-0000-46001	3,000.00	2,221.01	3,000.00	5,215.00		
Credit card processing expense	04-100-412100-0000-46002	-					
Computer & technology expenses	04-100-412100-0000-46005	3,000.00	2,848.58	3,000.00	2,803.00	35,000.00	5,000.00
Equipment	04-100-412100-0000-46006	3,000.00	15,620.77	-		60,000.00	10,000.00
Repairs & Maintenance	04-100-412100-0000-46007	45,000.00	52,398.11	118,500.00	106,350.00	90,000.00	55,000.00
ARPA Expenses	04-100-412100-0000-46019	99,000.00	95,978.88	-			
Capital Outlay	04-100-412100-0000-48100	1,000.00	-				
Total Smithfield Center		240,480.00	255,233.38	206,980.00	200,178.97	255,580.00	141,580.00

Windsor Castle Park

Landscaping	04-100-471210-0000-43105	-	-	-			
Contracted Services	04-100-471210-0000-43300	15,000.00	26,469.37	15,000.00	12,626.00	10,000.00	11,000.00
Utilities	04-100-471210-0000-45100	1,100.00	376.82	1,000.00	329.00	750.00	750.00
Insurance	04-100-471210-0000-45300	11,088.00	10,452.00	11,088.00	10,217.00	11,088.00	11,088.00
Office Supplies	04-100-471210-0000-46001	-		-	-		
Equipment Expense	04-100-471210-0000-46006	10,000.00	12,082.00	10,000.00	-	45,000.00	16,000.00
Repairs & Maintenance	04-100-471210-0000-46007	50,000.00	57,395.88	50,000.00	56,196.00	50,000.00	50,000.00
ARPA	04-100-471210-0000-46019	302,500.00	17,534.20		499,762.00		
Capital Outlay	04-100-471210-0000-48100	-	-	-		290,260.00	
Total Windsor Castle Park		389,688.00	124,310.27	87,088.00	579,130.00	407,098.00	88,838.00

Windsor Castle Manor House							
Contracted Services	04-100-471220-0000-43300	5,000.00	10,387.08	8,000.00	8,948.00	8,000.00	25,000.00
Advertising	04-100-471220-0000-43600	15,000.00	11,967.60	12,000.00	2,818.00		
Food Service & Beverage Supplies	04-100-471220-0000-44001	1,000.00	784.27	1,500.00	137.00	-	
Utilities	04-100-471220-0000-45100	6,000.00	8,262.56	6,000.00	7,584.00	6,000.00	6,000.00
Communications	04-100-471220-0000-45200	3,500.00	2,873.76	3,000.00	2,906.00	2,500.00	2,500.00
Insurance	04-100-471220-0000-45300	6,020.00	5,676.00	6,020.00	7,111.00	6,020.00	6,020.00
Refund event deposits	04-100-471220-0000-45899	4,000.00	400.00	4,000.00	100.00	4,000.00	4,000.00
Office Supplies/Other Supplies	04-100-471220-0000-46001	1,000.00	643.53	1,000.00	1,033.00		
Computer & Technology	04-100-471220-0000-46005	1,000.00	73.68	1,000.00	539.00	100.00	
Repairs & maintenance	04-100-471220-0000-46007	10,000.00	17,045.61	30,000.00	28,212.00	25,000.00	10,000.00
Total Windsor Castle Manor House		52,520.00	58,114.09	72,520.00	59,388.00	51,620.00	53,520.00
Luter Sports Complex							
Professional Services	04-100-471300-0000-43152	-	-	-			
Contracted Services	04-100-471300-0000-43300	5,500.00	6,177.12	8,400.00	10,528.00	8,400.00	18,000.00
Advertising	04-100-471300-0000-43600	-	-	-			
Utilities	04-100-471300-0000-45100	11,000.00	8,337.42	11,500.00	15,321.00	11,500.00	11,500.00
Communications	04-100-471300-0000-45200	2,000.00	1,739.66	1,800.00	1,643.00	1,800.00	1,800.00
Insurance	04-100-471300-0000-45300	10,395.00	9,796.00	10,500.00	9,673.00	10,500.00	10,500.00
Office Supplies/Other Supplies	04-100-471300-0000-46001	500.00	63.78	500.00	149.00		
Computer & Technology	04-100-471300-0000-46005	500.00	-	-	-		
Structures & Equipment Expense	04-100-471300-0000-46006	10,000.00	13,900.52	-	-		
Repairs & Maintenance	04-100-471300-0000-46007	75,628.00	50,446.23	86,000.00	102,903.00	65,000.00	65,000.00
ARPA Capital	04-100-471300-0000-46019	517,500.00	279,876.53		49,077.00		
Capital Outlay	04-100-471300-0000-48100	-	-			31,000.00	2,030,628.00
Total Luter Sports Complex		633,023.00	370,337.26	118,700.00	189,294.00	128,200.00	2,137,428.00
Miscellaneous							
Clontz Park (maintenance & utilities)	04-100-471311-0000-43342, 45100	3,200.00	4,586.05	3,500.00	2,254.00	3,500.00	3,500.00
Clontz Park ARPA	04-100-471311-0000-46019	38,905.00	38,905.00	-	-		
Jersey Park Playground	04-100-471313-0000-43345	3,000.00	-	2,000.00	1,614.00		500.00
Cypress Creek No Wake zone	04-100-471340-0000-43347	1,000.00		1,000.00	-		
Haydens Lane Maintenance	04-100-471315-0000-43348	1,000.00	769.98	1,000.00	-		500.00
Veterans War Memorial	04-100-471316-0000-43349	3,000.00	1,448.71	3,000.00	422.00		500.00
Fireworks	04-100-471390-0000-43344	17,500.00	17,500.00	17,500.00	8,750.00	20,000.00	20,000.00
Total Other Parks & Recreation		67,605.00	63,209.74	28,000.00	13,040.00	23,500.00	25,000.00
TOTAL PARKS & RECREATION		**2,088,374.00**	**1,544,490.95**	**1,326,339.00**	**1,785,516.88**	**1,769,372.00**	**3,401,217.00**

Museum

Overview

- The museum opened in 1976 and is located at 103 Main Street in Smithfield. It is open 7 days a week.
- It currently operates as a hybrid department for both the Town of Smithfield and Isle of Wight County.
    - Staff reports to the Town of the Smithfield.
    - Isle of Wight County maintains ownership of the museum's building and collection. The County has responsibility for the department's HVAC, infrastructure, structural repair and IT functions.
    - Staff has responsibilities to both the Town and the County.
- The Isle of Wight County Museum Foundation, a non-profit organization, supports a number of the museum's initiatives such as storage and new exhibit construction. For the 2024-2025 FY, they donated over $60,000 for exhibits and special projects.
- Average Annual Stats
    - 8,000 visitors
    - Online, outreach engagement with tens of thousands of groups and individuals
    - 100+ special events, tours and outreach programs
    - 1,700+ volunteer hours

Responsibilities

- **Isle of Wight County Museum**. Oversight and documentation of the collection (20,000+ items) and those tasks pertinent to the museum's daily operation: welcoming and engaging with guests and visitors, exhibit development/improvement, research, signage, publications, video series and conservation.
- **Isle of Wight County Museum Gift Shop.** Stocking and selling of books, apparel, postcards and other merchandise. Tracking of inventory and sales.
- **Promotion, Advertising, Website Development, Social Media Management and Public Relations.**
- **Video Production.** To include our popular series BEHIND THESE WALLS for continued community engagement.
- **Education.** Development of programming for all ages to include lectures, programs, field trips, guided tours, livestreaming events, organizational retreats and online webpages.

- **Outreach.** Development of programming for all ages produced in a mobile format for presentation as field trips, lectures, and guided tours for local schools, civic groups, historical societies, churches, and more.
- **Historic Sites Under Museum Purview.** Interpretation, education, programming, exhibit development, artifact cataloguing and conservation, promotion and further research of these historic sites:
    - Windsor Castle
    - Nike-Carrollton Park
    - Fort Huger
    - Fort Boykin
    - Boykin's Tavern
    - Isle of Wight County Courthouse Complex
- **Town and County Support.** Provide support and assistance to all other Town and County departments. Most notably Town of Smithfield Parks & Recreation, Isle of Wight County Planning & Zoning and Isle of Wight County Parks and Recreation.
- **Community Support.** Provide assistance with or the development of signage, programs, etc. at the request of the community as supportive community partners. Notable recent partnerships include the Blackwater Regional Library, Historic Smithfield, Virginia Commonwealth University, Christopher Newport University, James Madison University, Longwood University, Isle of Wight County Schools, Isle of Wight Academy, VA 250 Commission, Civil War Trails, 1750 Courthouse, Schoolhouse Museum and Virginia Tourism Corporation.
- **Event Hosting.** Hosting of private events including birthday parties, luncheons, reenlistment ceremonies and memorial services as community partners.
- **Community Research and Genealogy.** Support genealogists and other members of the community in their research by providing links, out-of-print books and other resources and assistance.

Staffing

- The museum is open every day and staffed by a full-time director, a full-time curator, a full-time museum assistant and four part-time docents. The Town's custodian cleans the building.

2025-2026 Goals

- Install exhibits at Smithfield Riverside Hospital

- Museum exhibit improvements to include the completion of the exhibits in the Sprigg Wing with a focus on tobacco, colonial settlement, bridges and mills.
- Nike-Ajax missile restoration and exhibition in conjunction with Isle of Wight County Engineering, Public Utilities and Parks & Recreation – based on the Museum's 2019 Interpretive Plan for the site.
- Develop plans and designs for agriculture and industry exhibits in main gallery including hands-on components.
- Write, design and publish the following books:
    - *ISLE Be Home for the Holidays*
    - *Smithfield Cookbook*
    - *16th Century Isle of Wight: Giles Jones Site*
    - *Nike-Ajax N-75 Site, Carrollton, Virginia*
- Determine timelines for future book projects: Fort Huger, Isle of Wight County Civil War history, Smithfield Peanut and Ham History.
- Finalize British Phone Box interpretation and signage for display on Main Street.

Continuous Goals/Projects

- Organization and improvement of the museum's collection databases.
- Expand social media campaigns across platforms including video productions in order to expand brand awareness and drive digital interaction.
- Produce regularly scheduled video segments on local history.
- Host special and educational events throughout the year.
- Work with local schools to augment and support curriculum goals.
- Work with Isle of Wight County to assist with signage, interpretation and programming on various projects and sites including Boykin's Tavern, Isle of Wight County Courthouse Complex, Fort Boykin, Fort Huger and Nike-Carrollton Park.
- Work with Ivy Hill Cemetery on programming, events and interpretation.

- Work with Isle of Wight County Historical Society on programming, events and interpretation of the Historic Clerk's Office.
- Continuous community engagement and educational outreach through many different programming avenues.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

MUSEUM

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Salaries	04-100-472200-0000-41100	113,443.00	136,136.65	122,185.00	149,204.00	131,159.00	143,491.00
Salaries-Part Time	04-100-472200-0000-41110	43,163.00	36,278.20	45,055.00	35,134.00	57,821.00	57,775.00
FICA	04-100-472200-0000-42100	12,529.00	12,962.82	13,380.00	13,828.00	15,119.00	16,102.00
VSRS	04-100-472200-0000-42200	11,402.00	13,573.21	12,280.00	15,770.00	13,182.00	14,418.00
Disability	04-100-472200-0000-42210	229.00	292.13	250.00	418.00	300.00	500.00
Health	04-100-472200-0000-42300	16,477.00	22,110.56	15,409.00	22,308.00	15,735.00	19,100.00
Operating expenses							
Contracted services	04-100-472200-0000-43300	3,400.00	3,274.37	3,400.00	3,360.00	3,400.00	3,400.00
Advertisinig	04-100-472200-0000-43600	1,000.00	127.82	1,000.00	426.00	1,000.00	1,500.00
Communications	04-100-472200-0000-45200	725.00	581.67	725.00	712.00	725.00	725.00
Insurance	04-100-472200-0000-45300	2,430.00	2,292.00	2,430.00	2,240.00	2,430.00	2,430.00
Travel/Training	04-100-472200-0000-45500	400.00	368.60	400.00	237.00	400.00	500.00
Dues & Subscriptions	04-100-472200-0000-45810	800.00	1,026.60	800.00	760.00	800.00	800.00
Supplies	04-100-472200-0000-46001	8,000.00	2,493.58	8,500.00	9,465.00	9,500.00	11,000.00
Computer and Technology	04-100-472200-0000-46005	540.00	71.80	540.00	100.00	2,140.00	2,140.00
COVID-19 Expenses	04-100-472200-0000-46018		-	-		-	
Gift Shop-to be funded by gift shop proceeds							
Sales & Use Tax	04-100-472200-0000-43100	1,000.00	1,011.30	1,000.00	955.00	1,000.00	1,000.00
Credit card processing fees	04-100-472200-0000-46002	800.00	163.91	800.00	164.00	800.00	800.00
Programming/Exhibits	04-100-472200-0000-46025	-	12,298.77	-	5,525.00	-	
Gift Shop expenses	04-100-472200-0000-46014	7,500.00	9,142.42	8,000.00	8,449.00	8,000.00	9,000.00
Total Museum		223,838.00	254,206.41	236,154.00	269,055.00	263,511.00	284,681.00
Museum Contributions							
Isle of Wight County-Museum Maintenance	04-100-432301-0000-45635	$ 11,000.00	$ -	$ 11,000.00	$ -	$ 11,000.00	$ 10,000.00
Total Museum Contributions		$ 11,000.00	$ -	$ 11,000.00	$ -	$ 11,000.00	$ 10,000.00
TOTAL MUSEUM		$ 234,838.00	$ 254,206.41	$ 247,154.00	$ 269,055.00	$ 274,511.00	$ 294,681.00

Community Development and Planning

Established in 2019, the Community Development & Planning Department is responsible for constant monitoring and enforcement of the Smithfield Zoning Ordinance and Subdivision Ordinance. In addition to implementing the above ordinances, this Department also reviews and decides on all administrative zoning permit applications and waivers, as well as reviews, processes, and produces recommendations to applicable Boards and Commissions on all applications that cannot be decided administratively (the Board of Historic & Architectural Review (BHAR), the Board of Zoning Appeals (BZA), the Planning Commission, and/or the Town Council).

In addition to monitoring and implementing planning, zoning, subdivision, land use, code enforcement, and development-related matters, this Department also administers the Town's localized version of the Chesapeake Bay Preservation Act of 1988, and an erosion and sediment control program for all single-family residential projects. The Community Development & Planning Department works with developers and citizens alike to ensure compliance with applicable zoning ordinances, Town codes, and any other appropriate regulations.

Finally, this Department strives to achieve greatness in developing the Community, throughout Town limits. This year, this Department will update the zoning ordinance to conform with the newly adopted regulations from the General Assembly. This Department is also working on becoming move involved with Transportation Land Use and acquiring potential State/ Federal funding.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

Community Development & Planning

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Administration							
Salaries	04-100-481100-0000-41100	178,697.00	182,434.24	195,237.00	188,406.00	270,065.00	278,726.00
Salaries-OT	04-100-481100-0000-41120	1,554.00	749.84	1,560.00	1,707.00	1,656.00	1,800.00
FICA	04-100-481100-0000-42100	14,420.00	13,882.35	15,744.00	14,329.00	21,738.00	22,459.00
VSRS	04-100-481100-0000-42200	17,852.00	17,960.50	19,681.00	19,680.00	27,654.00	28,510.00
Disability	04-100-481100-0000-42210	74.00	575.86	85.00	721.00	600.00	750.00
Health	04-100-481100-0000-42300	16,850.00	16,849.44	15,782.00	13,890.00	35,227.00	28,649.00
GIS	04-100-481100-0000-43001	3,000.00	240.33	10,000.00	3,771.00	10,000.00	10,000.00
Site Plan Review	04-100-481100-0000-43141	6,000.00	46.25	6,000.00	-	15,000.00	15,000.00
Professional Services	04-100-481100-0000-43152	60,000.00	12,611.76	30,000.00	23,888.00	20,000.00	20,000.00
Shared Services-IOW Inspection Services	04-100-481100-0000-43143	-	-	-	-	75,000.00	72,500.00
Contractual	04-100-481100-0000-43320	6,000.00	2,081.77	6,000.00	1,754.00	6,000.00	6,000.00
Communications	04-100-481100-0000-45200	6,000.00	4,682.58	6,000.00	4,553.00	6,000.00	6,000.00
Insurance	04-100-481100-0000-45300	5,650.00	5,324.00	5,700.00	5,340.00	5,700.00	5,700.00
Travel & Training	04-100-481100-0000-45500	5,000.00	4,293.57	7,500.00	5,197.00	7,500.00	7,500.00
Other	04-100-481100-0000-45804	1,000.00	182.39	1,000.00	10.00	1,000.00	1,000.00
Dues & Subscriptions	04-100-481100-0000-45810	2,025.00	818.94	2,000.00	2,238.00	2,000.00	2,500.00
Materials & Supplies	04-100-481100-0000-46001	4,250.00	1,597.14	4,000.00	3,221.00	6,000.00	6,000.00
Repairs & Maintenance	04-100-481100-0000-46007	1,200.00	18.00	1,000.00	7.40	5,000.00	5,000.00
Gas	04-100-481100-0000-46008	5,000.00	7,219.48	10,000.00	-	10,000.00	10,000.00
Capital Expenditures	04-100-481100-0000-48100	-	-		-		
Total Community Development & Planning Administration		334,572.00	271,568.44	337,289.00	288,712.40	526,140.00	528,094.00
Pinewood Heights Project							
Project Expenditures							
Pinewood Heights	04-100-432315-0000-42701-48100	-	15,000.00	-	-	125,000.00	125,000.00
Total Pinewood Heights-All Phases		1,088,900.73	15,000.00	-	-	125,000.00	125,000.00

Community Development-Other							
Hampton Roads Planning District Commission	04-100-432302-0000-45621	11,276.00	9,811.00	20,016.00	12,675.00	21,206.00	22,000.00
Tourism Bureau	04-100-432302-0000-45607	280,000.00	288,912.00	317,255.00	308,306.00	326,635.00	350,000.00
Chamber of Commerce	04-100-432302-0000-45609	6,000.00	6,000.00	6,000.00		6,000.00	6,000.00
Total Community Development Other		297,276.00	304,723.00	343,271.00	320,981.00	353,841.00	378,000.00
Total Community Planning & Development		$ 1,720,748.73	$ 591,291.44	$ 680,560.00	$ 609,693.40	$ 1,004,981.00	$ 1,031,094.00

Public Works

The Public Works and Utilities Department operates utilizing four funds (General Fund, Water Fund, Sewer Fund, and Highway Fund) divided into six budgets (Water, RO Plant, Sewer, Highway, Public Works, and Public Buildings) to operate and maintain the Town's assets and infrastructure. Below please find the budget narrative to accompany the 2025-2026 operating budget for the Public Works portion of the General Fund.

The Town's Public Works and Utilities department uses general funds to fund not only the operation, but also all maintenance and debt service of the system. Staff are responsible for the operation, maintenance, and repair of the Smithfield Lake Dam, 42 Town owned buildings, 63 grounds locations, various parking lots, trash collection, and streetlights across Town limits.

With a staff of 23 full time employees, 20 divide their time between General Fund, Water Fund, Sewer Fund, and Highway Fund operations, while the additional 3 full time employees are primarily dedicated Water Fund operations. As part of the required maintenance, the Town utilizes a staff of 23 full time employees, which are required to divide time amongst various funds accordingly, to ensure the responsible maintenance of all the Town's physical and fixed Public Works related assets. Consequently, the Town's Public Works and Utility employees carefully schedule required work to ensure that General Fund public works activities get accomplished on time while, concurrently, ensuring the safe and efficient operation of the Town's Public Works systems.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

Public Works

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Salaries	04-100-441300-0000-41100	130,848.00	115,400.69	182,355.00	132,391.00	203,568.00	212,622.00
Salaries-OT (includes special events)	04-100-441300-0000-41120	7,844.00	3,197.45	9,655.00	10,458.00	10,453.00	11,205.00
FICA	04-100-441300-0000-42100	11,096.00	5,659.33	15,365.00	10,585.00	16,286.00	17,010.00
VRS	04-100-441300-0000-42200	13,145.00	9,177.54	18,372.00	10,603.00	16,563.00	20,405.00
Disability	04-100-441300-0000-42210	266.00	13,742.19	300.00	2,204.00	1,000.00	2,500.00
Health	04-100-441300-0000-42300	25,241.00	1,746.35	30,463.00	43,989.00	31,717.00	36,550.00
GIS	04-100-441300-0000-43001	3,500.00	21,560.53	3,500.00	530.00	3,500.00	2,000.00
Site Plan Review	04-100-441300-0000-43141	3,500.00	604.67	3,500.00	590.00	5,000.00	5,000.00
Professional Services	04-100-441300-0000-43152	35,000.00	46.25	35,000.00	20,694.00	40,000.00	40,000.00
Shared Services-IOW Inspection Services	04-100-441300-0000-43143	-	29,063.85	-		80,000.00	80,000.00
Contractual	04-100-441300-0000-43320	6,500.00	7,479.36	6,500.00	6,116.00	8,000.00	8,000.00
Trash Collection	04-100-441300-0000-43330	265,000.00	258,147.43	265,000.00	262,444.00	280,900.00	280,000.00
Street Lights	04-100-441300-0000-45101	2,500.00	10,550.20	3,000.00	898.00	3,000.00	3,000.00
Communications	04-100-441300-0000-45200	8,000.00	6,968.17	8,000.00	10,065.00	7,500.00	7,500.00
Insurance	04-100-441300-0000-45300	5,650.00	5,324.00	5,650.00	10,592.00	5,700.00	
Travel & Training	04-100-441300-0000-45500	4,500.00	2,532.22	4,500.00	2,297.00	4,500.00	5,000.00
Safety Meetings/Safety Expenses	04-100-441300-0000-45520	1,250.00	1,645.15	1,250.00	2,756.00	2,000.00	5,000.00
Accreditation	04-100-441300-0000-45521	15,000.00	4,121.36	15,000.00	-	10,000.00	10,000.00
Other	04-100-441300-0000-45804	2,500.00	1,983.03	2,500.00	2,024.00	2,500.00	2,500.00
Dues & Subscriptions	04-100-441300-0000-45810	2,050.00	1,007.07	2,050.00	664.00	2,000.00	1,500.00
Materials & Supplies	04-100-441300-0000-46001	5,000.00	1,857.95	5,000.00	2,887.00	4,500.00	5,000.00
Computer & Technology	04-100-441300-0000-46005	5,000.00	2,113.23	5,000.00	-	4,000.00	11,000.00
Repairs & Maintenance	04-100-441300-0000-46007	7,500.00	-	7,500.00	24,062.00	7,000.00	10,000.00
Gas	04-100-441300-0000-46008	5,500.00	7,826.89	5,500.00	13,068.00	8,000.00	10,000.00
Uniforms	04-100-441300-0000-46011	4,000.00	4,772.69	4,000.00	2,431.00	4,500.00	4,000.00
Litter Control Grant Expense	04-100-441300-0000-46012	3,000.00	1,814.07	3,000.00	5,856.00	2,500.00	2,500.00
COVID-19 Expenses	04-100-441300-0000-46018	-	5,055.09	-	-		
ARPA Expenses	04-100-441300-0000-46019	1,620,000.00	853,666.00	-	-		
Capital Expenditures	04-100-441300-0000-48100	1,141,500.00	343,404.90	195,000.00	66,870.00	211,000.00	651,000.00
Total Public Works		3,334,890.00	1,720,467.66	836,960.00	645,074.00	975,687.00	1,443,292.00

Miscellaneous Public Works

Waterworks Dam -professional fees	04-100-471350-0000-43152	125,000.00	37,400.00	125,000.00	-	50,000.00	40,000.00
Waterworks Dam-(decomission?)				-			
Total Miscellaneous Public Works		125,000.00	37,400.00	125,000.00	-	50,000.00	40,000.00
Total Public Works Expenses		3,459,890.00	1,757,867.66	961,960.00	645,074.00	1,025,687.00	1,483,292.00

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

Public Buildings

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Salaries-Part Time	04-100-443200-0000-41110	37,120.00	27,378.91	39,435.00	28,241.00	43,404.00	45,140.00
FICA	04-100-443200-0000-42100	2,970.00	2,158.21	3,155.00	2,180.00	3,473.00	3,612.00
Professional Services	04-100-443200-0000-43152	25,000.00	6,050.00	100,000.00	-	75,000.00	75,000.00
Contractual	04-100-443200-0000-43300	40,000.00	28,626.45	40,000.00	24,768.00	35,000.00	35,000.00
Utilities	04-100-443200-0000-45100	60,000.00	59,662.54	60,000.00	56,871.00	65,000.00	65,000.00
Communications	04-100-443200-0000-45200	2,200.00	2,347.16	2,200.00	2,460.00	2,500.00	2,500.00
Insurance	04-100-443200-0000-45300	13,370.00	10,256.00	13,370.00	13,739.00	13,500.00	13,500.00
Other	04-100-443200-0000-45804	500.00	180.43	500.00	93.00	500.00	500.00
Materials & Supplies	04-100-443200-0000-46001	2,500.00	1,439.56	2,500.00	4,451.00	2,500.00	4,500.00
Computer & Technology	04-100-443200-0000-46005	40,000.00	39,489.70	40,000.00	27,004.00	45,000.00	40,000.00
Equipment Expense	04-100-443200-0000-46006		-	-	-		
Repairs & Maintenance	04-100-443200-0000-46007	178,344.00	80,756.48	413,344.00	112,633.00	75,000.00	75,000.00
ARPA Expenses	04-100-443200-0000-48102+46	-	113,444.49	-	2,976.00		
Capital Expenditures	04-100-443200-0000-48100	400,000.00	109,007.75	-	103,600.00	95,000.00	50,000.00
Total Public Buildings		802,004.00	480,797.68	714,504.00	379,016.00	455,877.00	409,752.00

Contributions

The Town contributes to various organizations that provide services to the residents of Smithfield. These groups are non-profits and other governmental organizations.

Town of Smithfield
FY2026 Operating Budget
GENERAL FUND EXPENDITURES

Contributions

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
Parks, Recreation, and Cultural							
Isle of Wight Arts League	04-100-432301-0000-45601	9,000.00	9,000.00	9,000.00	9,000.00	9,000.00	10,000.00
Farmers Market	04-100-432301-0000-45617	3,000.00	-	3,000.00	3,000.00	3,000.00	3,000.00
Friends of the Library	04-100-473100-0000-45605	3,627.00	3,627.00	2,965.00	2,965.00	4,539.00	3,289.00
Total Cultural Contributions		15,627.00	12,627.00	14,965.00	14,965.00	16,539.00	16,289.00
Contributions-Community Development							
Smithfield CHIP program	04-100-432301-0000-43354	-	-	-			
YMCA Projects	04-100-432302-0000-45603	-	-	-			
Genieve Shelter	04-100-432302-0000-45606	10,500.00	7,920.00	9,000.00	9,000.00	10,000.00	15,000.00
TRIAD	04-100-432302-0000-45611	1,650.00	-	1,650.00	-	1,650.00	1,650.00
Christian Outreach	04-100-432302-0000-45620	12,650.00	12,650.00	12,650.00	12,650.00	12,650.00	13,000.00
Western Tidewater Free Clinic	04-100-432302-0000-45632	35,100.00	35,100.00	24,490.00	24,490.00	15,809.00	11,195.00
Schoolhouse Museum		-	-	-		5,376.00	5,376.00
Old Courthouse Contribution	04-100-472500-0000-45613	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00	5,000.00
Total Contributions-Community Development		64,900.00	60,670.00	52,790.00	51,140.00	50,485.00	51,221.00
TOTAL CONTRIBUTIONS		80,527.00	73,297.00	67,755.00	66,105.00	67,024.00	67,510.00

Water Fund

The Public Works and Utilities Department operates utilizing four funds (General Fund, Water Fund, Sewer Fund, and Highway Fund) divided into six budgets (Water, RO Plant, Sewer, Highway, Public Works, and Public Buildings) to operate and maintain the Town's assets and infrastructure. Below please find the budget narrative to accompany the 2024-2025 operating budget for the Water Fund. According to fiscal projections, during the 2024-2025 fiscal year, the General Fund will not directly or indirectly subsidize this fund.

The Town of Smithfield operates its water system as an enterprise fund in which the water fund revenues are used to fund not only the operation, but also all maintenance, including the debt service of the system. Staff are responsible for the operation, maintenance, and repair of the Town's reverse osmosis water treatment plant, water storage tanks, emergency wells, and associated 65 miles of underground infrastructure. Furthermore, they are responsible for the reading, repair, and replacement of the Town's 3265 water meters.

As part of the required maintenance, the Town utilizes a staff of 23 full time employees, which are required to divide time amongst various funds accordingly, to ensure the responsible maintenance of all the Town's physical and fixed water related assets. A total of twenty (20) full time staff divides their time between General Fund, Water Fund, Sewer Fund, and Highway Fund operations, while the additional three (3) full time employees are primarily dedicated Water Fund operations. Consequently, the Town's Public Works and Utility employees carefully schedule required work to ensure that public works and utility activities are accomplished on time while, concurrently, ensuring the safe and efficient operation of the Town's water system.

The Town had a consultant perform a rate study for our water and sewer utilities. The consultant evaluated the current rates, current and future capital needs, as well as the current and future operation and maintenance costs. Based off that study, the consultants recommend that water rate be set at $8.50 per 1,000 gallons. An increase of $1.50 per 1,000 gallons. This equates to an increase of approximately $10-$12 per billing cycle for an average consumer. This budget includes the recommended rate of $8.50 per 1,000 gallons. There are no other fee changes included in this budget.

Town of Smithfield
FY2026 Operating Budget
WATER FUND

WATER FUND

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
WATER REVENUES							
Water Sales	03-005-342060-0000-31101	1,562,975.00	1,661,079.60	1,562,975.00	1,666,743.00	1,620,865.00	2,111,880.00
Debt Service Revenue	03-005-342060-0000-31109	259,400.00	266,915.26	259,400.00	271,363.00	266,000.00	268,000.00
Availability Fees	03-005-342060-0000-31102	163,200.00	174,080.00	175,000.00	239,520.00	175,000.00	175,000.00
Connection fees	03-005-342060-0000-31104	39,600.00	42,240.00	45,000.00	56,780.00	45,000.00	50,000.00
Miscellaneous	03-005-342060-0000-31105	-	25,390.00	-	29,849.00		
Application Fees	03-005-342060-0000-31106	10,000.00	9,039.00	10,000.00	19,494.00	10,700.00	11,000.00
Interest Revenue	03-005-342060-0000-31501	6,500.00	7,643.77	6,500.00	12,976.00	145,800.00	145,800.00
ARPA Revenue		750,000.00	809,834.32		58,852.00		
Contributions from IOW	03-005-342060-0000-31628	-	-				
Appropriated fund balance for budget-reserves	n/a	993,633.00	154,143.75	223,511.00	-	270,341.00	750,000.00
Total Water Revenues		3,785,308.00	3,205,565.70	2,282,386.00	2,355,577.00	2,533,706.00	3,511,680.00

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
WATER EXPENSES							
Salaries	04-005-442060-0000-41100	465,892.00	477,692.38	544,990.00	448,904.00	603,262.00	636,376.00
FICA	04-005-442060-0000-42100	37,272.00	34,565.35	43,600.00	34,680.00	48,261.00	50,911.00
VRS	04-005-442060-0000-42200	41,817.00	8,242.89	49,540.00	36,337.00	54,738.00	57,792.00
Health	04-005-442060-0000-42300	86,644.00	63,069.00	86,924.00	40,763.00	87,106.00	103,901.00
Audit	04-005-442060-0000-43120	7,500.00	8,000.00	8,750.00	9,175.00	8,750.00	9,000.00
Legal	04-005-442060-0000-43150	10,000.00	5,207.28	10,000.00	7,387.00	10,000.00	1,000.00
Professional Services	04-005-442060-0000-43152	32,000.00	16,220.00	32,000.00	3,037.00	32,000.00	32,000.00
Contractual	04-005-442060-0000-43320	15,000.00	11,285.03	15,000.00	19,891.00	15,000.00	15,000.00
Regional Water Supply Study	04-005-442060-0000-43998	4,283.00	4,283.00	1,283.00	4,356.00	1,283.00	5,000.00
Data Processing	04-005-442060-0000-44100	15,000.00	13,172.83	15,000.00	19,891.00	15,000.00	20,000.00
Utilities	04-005-442060-0000-45100	3,000.00	1,453.72	3,000.00	15,108.00	3,000.00	3,000.00
Communications	04-005-442060-0000-45200	12,000.00	9,985.33	12,000.00	11,369.00	12,000.00	12,000.00
Insurance	04-005-442060-0000-45300	40,000.00	37,696.00	40,000.00	48,415.00	40,000.00	40,000.00
Materials & Supplies	04-005-442060-0000-45400	150,000.00	128,242.54	140,399.00	119,662.00	140,399.00	140,000.00
Travel and Training	04-005-442060-0000-45500	5,000.00	2,817.56	5,000.00	2,432.00	5,000.00	5,000.00
Other Expense	04-005-442060-0000-45804	15,000.00	10,277.37	15,000.00	10,281.00	15,000.00	515,000.00
Dues & Subscriptions	04-005-442060-0000-45810	2,000.00	3,930.36	2,000.00	1,569.00	2,000.00	2,000.00
Bank service charges-credit card fees	04-005-442060-0000-45813	1,200.00	865.37	1,200.00	743.00	1,200.00	1,200.00
Equipment Expense	04-005-442060-0000-46006	4,000.00	-	4,000.00	-	4,000.00	4,000.00
Maintenance & Repairs	04-005-442060-0000-46007	75,000.00	100,719.16	75,000.00	116,111.00	75,207.00	75,000.00
Fuel	04-005-442060-0000-46008	20,000.00	18,585.71	20,000.00	9,421.00	20,000.00	20,000.00
Vehicle Maintenance	04-005-442060-0000-46009	4,000.00	5,128.39	4,000.00	9,251.00	4,000.00	10,000.00
Uniforms	04-005-442060-0000-46011	4,000.00	8,016.97	4,000.00	9,203.00	4,000.00	10,000.00
ARPA Capital	04-005-442060-0000-46018	920,000.00	784,341.43		445,882.00		

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
RO Annual costs							
Contract Services	04-005-442061-0000-43300	15,000.00	5,445.08	15,000.00	6,099.00	15,000.00	15,000.00
Power	04-005-442061-0000-45100	115,000.00	116,229.70	115,000.00	143,043.00	115,000.00	150,000.00
HRSD	04-005-442061-0000-45102	375,000.00	435,998.04	400,000.00	429,139.00	450,000.00	500,000.00
Communication	04-005-442061-0000-45200	10,000.00	10,279.72	10,000.00	8,278.00	11,000.00	13,000.00
Supplies	04-005-442061-0000-45400	30,200.00	36,160.80	30,200.00	28,949.00	35,000.00	35,000.00
Chemicals	04-005-442061-0000-45413	100,000.00	77,519.18	150,000.00	118,361.00	150,000.00	120,000.00
Travel and training	04-005-442061-0000-45500	4,000.00	4,370.11	4,000.00	3,793.00	6,000.00	5,000.00
Miscellaneous	04-005-442061-0000-45804	500.00	242.91	500.00	78.00	500.00	500.00
Dues & Subscriptions	04-005-442061-0000-45810	2,000.00	960.00	2,000.00	5,041.00	2,000.00	2,000.00
Maintenance and Repairs	04-005-442061-0000-46007	90,000.00	68,581.85	90,000.00	74,636.00	90,000.00	120,000.00
Vehicle Maintenance	04-005-442061-0000-46009	3,000.00	3,108.45	3,000.00	965.00	3,000.00	3,000.00
ARPA Capital	04-005-442061-0000-46019	400,000.00	25,492.89		-		
Debt Service	04-005-442060-0000-49000	330,000.00	274,579.59	330,000.00	42,028.00	330,000.00	330,000.00
Bad Debt Expense	04-005-442060-0000-49004	-	5,742.52		-		
Depreciation Expense	04-005-442060-0000-49102	450,000.00	318,170.93	-	340,773.00	-	
Capital Expenditures	balance sheet	485,000.00	338,245.27		48,825.00	125,000.00	450,000.00
Total Water Expenditures		4,380,308.00	3,474,924.71	2,282,386.00	2,673,876.00	2,533,706.00	3,511,680.00

Sewer Fund

The Public Works and Utilities Department operates utilizing four funds (General Fund, Water Fund, Sewer Fund, and Highway Fund) divided into six budgets (Water, RO Plant, Sewer, Highway, Public Works, and Public Buildings) to operate and maintain the Town's assets and infrastructure. Below please find the budget narrative to accompany the 2025-2026 operating budget for the Sewer Fund. According to fiscal projections, during the 2025-2026 fiscal year, the General Fund will not directly or indirectly subsidize this fund.

The Town of Smithfield operates its sewer system as an enterprise fund in which the sewer fund revenues are used to fund not only the operation, but also all maintenance, including the debt service of the system. Staff are responsible for the operation, maintenance, and repair of the Town's 28 sewer pump stations, 33 ft. Vac-Con "Vac truck", 13 bypass pumps, and associated 65 miles of underground infrastructure.

As part of the required maintenance, the Town utilizes a staff of 23 full time employees, which are required to divide time amongst various funds accordingly, to ensure the responsible maintenance of all the Town's physical and fixed sewer related assets. A total of twenty (20) full time staff divides their time between General Fund, Water Fund, Sewer Fund, and Highway Fund operations, while the additional three (3) full time employees are primarily dedicated Water Fund operations. Consequently, the Town's Public Works and Utility employees carefully schedule required work to ensure that public works and utility activities are accomplished on time while, concurrently, ensuring the safe and efficient operation of the Town's sewer system.

The Town's Sewer Fund is responsible for the transmission of wastewater from the customer to the Hampton Roads Sanitation District (HRSD) force mains, which then allows HRSD to convey the wastewater to its facilities for treatment.

The Town had a consultant perform a rate study for our water and sewer utilities. The consultant evaluated the current rates, current and future capital needs, as well as the current and future operation and maintenance costs. Based off that study, the consultants recommend that sewer rate be set at $6 per 1,000 gallons. An increase of $2.01 per 1,000 gallons. This equates to an increase of approximately $15-$25 per billing cycle for an average consumer. This budget includes the recommended rate of $6.00 per 1,000 gallons. There are no other fee changes included in this budget.

Town of Smithfield
FY2026 Operating Budget
SEWER FUND

SEWER FUND

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
SEWER REVENUES							
Sewer Charges	03-004-342070-0000-31101	730,000.00	765,888.52	730,000.00	654,254.00	778,000.00	1,490,700.00
Availability Fees	03-004-342070-0000-31102	247,200.00	263,680.00	247,200.00	360,980.00	247,200.00	247,200.00
Pro Rata Share Fees	03-004-342070-0000-31103	-	55,200.00		99,600.00		
Connection fees	03-004-342070-0000-31104	94,800.00	101,120.00	94,800.00	139,140.00	94,800.00	95,000.00
Interest Revenue	03-004-342070-0000-31501	7,000.00	9,168.88	7,000.00	41,616.00	93,750.00	90,000.00
Sewer Compliance Fee	03-004-342070-0000-31608	408,125.00	418,418.51	408,125.00	365,520.00	408,125.00	400,000.00
ARPA Funding	03-004-342070-0000-31619	505,000.00	369,162.22		-		
Appropriated fund balance for budget	Balance Sheet	818,010.00	75,826.05		-	328,301.00	
Total Sewer Revenue		2,810,135.00	2,061,684.18	1,487,125.00	1,661,110.00	1,950,176.00	2,322,900.00

SEWER FUND

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
SEWER EXPENSES							
Salaries	04-004-442070-0000-41100	319,944.00	307,302.30	369,245.00	290,815.00	401,493.00	447,847.00
FICA	04-004-442070-0000-42100	25,596.00	22,025.69	29,540.00	21,521.00	32,120.00	33,509.00
VRS	04-004-442070-0000-42200	29,858.00	8,247.26	34,642.00	30,574.00	37,877.00	39,474.00
Health	04-004-442070-0000-42300	51,007.00	39,313.90	53,314.00	30,017.00	51,302.00	61,565.00
VAC Truck Repairs & Maintenance	04-004-442070-0000-43107	5,000.00	2,131.39	5,000.00	4,380.00	5,000.00	10,000.00
Audit	04-004-442070-0000-43120	7,500.00	8,000.00	8,750.00	9,175.00	8,750.00	9,000.00
Legal	04-004-442070-0000-43150	10,000.00	5,152.28	10,000.00	7,300.00	10,000.00	5,000.00
Professional Fees	04-004-442070-0000-43152	40,000.00	13,759.75	40,000.00	1,618.00	40,000.00	40,000.00
Contractual	04-004-442070-0000-43300,43320	4,500.00	3,998.36	4,500.00	4,582.00	4,500.00	5,000.00
HRPDC sewer programs	04-004-442070-0000-43997	780.00	1,170.00	780.00	788.00	780.00	1,500.00
Data Processing	04-004-442070-0000-44100	15,000.00	13,172.83	15,000.00	17,001.00	15,000.00	20,000.00
Utilities	04-004-442070-0000-45100	50,000.00	44,447.14	48,000.00	46,269.00	50,000.00	50,000.00
Communications	04-004-442070-0000-45200	13,000.00	10,159.93	13,000.00	12,085.00	13,000.00	13,000.00
SCADA Expenses	04-004-442070-0000-45204	15,000.00	-	15,000.00	-	15,000.00	15,000.00
Insurance	04-004-442070-0000-45300	19,000.00	17,908.00	19,000.00	20,081.00	19,000.00	20,000.00
Materials & Supplies	04-004-442070-0000-45400	65,000.00	41,374.49	64,000.00	40,534.00	64,000.00	65,000.00
Travel & Training	04-004-442070-0000-45500	5,000.00	2,011.40	5,000.00	842.00	5,000.00	5,000.00
Miscellaneous	04-004-442070-0000-45804	1,200.00	413.73	1,200.00	233.00	1,200.00	1,500.00
Dues & Subscriptions	04-004-442070-0000-45810	200.00	102.36	200.00	145.00	200.00	200.00
Bank charges	04-004-442070-0000-45813	50.00	-	50.00	40.00	50.00	200.00
Equipment Expense	04-004-442070-0000-46006	60,000.00	51.03	60,000.00	-	60,000.00	60,000.00
Maintenance & Repairs	04-004-442070-0000-46007	175,000.00	104,490.62	174,642.00	204,063.00	174,642.00	400,000.00
Fuel	04-004-442070-0000-46008	15,000.00	11,710.36	15,000.00	11,676.00	15,000.00	15,000.00
Vehicle Maintenance	04-004-442070-0000-46009	5,000.00	6,786.77	5,000.00	10,393.00	5,000.00	10,000.00
Uniforms	04-004-442070-0000-46011	3,500.00	4,901.52	3,500.00	5,602.00	3,500.00	7,500.00
Pump Replacement & Conditioning	04-004-442070-0000-46015	150,000.00	136,328.30	142,762.00	102,637.00	142,762.00	150,000.00
ARPA	04-004-442070-0000-46019	505,000.00	195,185.16		37,416.00		-
Debt Service	04-004-442070-0000-49000	250,000.00	149,655.31	250,000.00	6,794.00	200,000.00	200,000.00
Bad Debt Expenses	04-004-442070-0000-49004	-	2,069.78				-
Depreciation Expense	04-004-442070-0000-49102	400,000.00	492,639.38	-	436,244.00	-	82,605.00
Capital Expenditures	balance sheet	544,000.00	489,802.94	100,000.00	82,246.00	575,000.00	555,000.00
Total Sewer Expenditures		2,785,135.00	2,134,311.98	1,487,125.00	1,435,071.00	1,950,176.00	2,322,900.00

Highway Fund

The Public Works and Utilities Department operates utilizing four funds (General Fund, Water Fund, Sewer Fund, and Highway Fund) divided into six budgets (Water, RO Plant, Sewer, Highway, Public Works, and Public Buildings) to operate and maintain the Town's assets and infrastructure. Below please find the budget narrative to accompany the 2025-2026 operating budget for the Highway Fund. According to fiscal projections, during the 2025-2026 fiscal year, the General Fund will not directly or indirectly subsidize this fund.

The Highway Fund is used to fund not only the operation, but also all maintenance, including the debt service of the system. Staff are responsible for the operation, maintenance, and repair of all Town roads other than the Route 10 Bypass, Church St., Grace St., and portions of Main St. Furthermore, these funds are used to maintain all the Town's 110 miles of drainage and storm water infrastructure.

As part of the required maintenance, the Town utilizes a staff of 23 full time employees, which are required to divide time amongst various funds accordingly, to ensure the responsible maintenance of all the Town's physical and fixed highway related assets. A total of twenty (20) full time staff divides their time between General Fund, Water Fund, Sewer Fund, and Highway Fund operations, while the additional three (3) full time employees are primarily dedicated Water Fund operations. Consequently, the Town's Public Works and Utility employees carefully schedule required work to ensure that public works and utility activities are accomplished on time while, concurrently, ensuring the safe and efficient operation of the Town's Highway system. The Town works closely with VDOT as well as outside contractors to ensure that the roadways and drainage systems within the Town limits are maintained in a satisfactory condition.

The Town receives funding from the Commonwealth of Virginia to carry out this work.

Town of Smithfield
FY2026 Operating Budget
HIGHWAY FUND

Highway

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
HIGHWAY REVENUES							
Interest Income	**03-204-341200-0000-31501**	250.00	137.76	250.00	132.00	200.00	500.00
Revenue - Commwlth of VA	**03-204-341200-0000-34060**	1,311,487.00	1,513,851.62	1,513,850.00	1,666,361.00	1,550,000.00	1,810,074.00
ARPA Funds	**03-204-341200-0000-35026**	-	206,925.00				
Carryforward from prior years	N/A	-		-		-	
Total Highway Fund Revenue		1,311,737.00	1,720,914.38	1,514,100.00	1,666,493.00	1,550,200.00	1,810,574.00

	MUNIS ACCOUNT NUMBER	FY 2022-23 Budget	FY 2022-23 Actual	FY 2023-24 Budget	FY 2023-24 Actual	FY 2024-25 Budget	FY 2025-26 Budget
HIGHWAY EXPENSES							
Salaries	04-204-441200-0000-41100	456,388.00	296,932.73	345,303.00	220,643.00	340,975.00	373,421.00
FICA	04-204-441200-0000-42100	36,512.00	21,870.92	27,625.00	16,192.00	27,278.00	28,517.00
VRS	04-204-441200-0000-42200	44,208.00	27,131.63	33,278.00	20,974.00	32,836.00	34,284.00
Health	04-204-441200-0000-42300	94,762.00	48,496.39	54,386.00	27,154.00	50,370.00	60,444.00
Maintenance	04-204-441200-0000-43104	599,493.89	853,988.79	840,808.00	856,845.00	750,041.00	942,908.00
Grass	04-204-441200-0000-43105	20,000.00	20,377.65	20,000.00	73,161.00	100,000.00	110,000.00
VAC Truck Repairs	04-204-441200-0000-43107	2,500.00	704.35	2,000.00	1,447.00	2,000.00	5,000.00
Professional services	04-204-441200-0000-43152	10,000.00	2,367.00	10,000.00	15,172.00	10,000.00	15,000.00
Contract Services	04-204-441200-0000-43300	-	-		-		
Stormwater Management Program (regional)	04-204-441200-0000-43999	3,004.00	4,506.00	5,000.00	3,049.00	5,000.00	5,000.00
Street Lights	04-204-441200-0000-45101	122,000.00	112,575.24	125,000.00	120,645.00	125,000.00	135,000.00
Insurance	04-204-441200-0000-45300	15,000.00	13,956.00	15,000.00	15,917.00	15,000.00	-
Bank Charges	04-204-441200-0000-45813	-	42.00		54.00		
Fuel	04-204-441200-0000-46008	14,000.00	12,131.94	20,000.00	15,058.00	20,000.00	20,000.00
Vehicle Maintenance	04-204-441200-0000-46009	12,000.00	8,886.16	12,000.00	9,465.00	12,000.00	20,000.00
Uniforms	04-204-441200-0000-46011	3,700.00	4,810.15	3,700.00	4,885.00	3,700.00	5,000.00
ARPA	04-204-441200-0000-48102	-	206,925.00				
Capital Outlay	04-204-441200-0000-48100	89,000.00	93,888.38	-	46,097.00	56,000.00	56,000.00
Carryforward to next year	N/A	-	-	-		-	
Total Highway Fund Expense		1,522,567.89	1,729,590.33	1,514,100.00	1,446,758.00	1,550,200.00	1,810,574.00

Pay and Compensation Plan

It is important for any organization, either public or private, to have a pay and compensation plan. Such a plan establishes internal equity among the various jobs within the organization. In considering the knowledge, skill, and experience that each position requires, the pay and compensation plan establishes fairness among the ranking of the various job positions. The pay and compensation plan also ensures that the salaries reflect the relative value of each job to the organization. In addition to ensuring internal fairness, an organization's pay and compensation plan should be externally competitive with those in the market place.

This year's budget includes a 4% salary increase for staff. These adjustments will help the Town stay competitive in an ever-changing employment environment and will help us attract and retain staff.

It is essential that all organizations have a pay and compensation plan; not having one is akin to the organization managing its most valuable asset – its employees – "*by the seat of the pants*."

The following charts are the Town's pay and compensation plan for Fiscal Year 2025-2026.

Town of Smithfield
FY2026 Compensation Plan Public Safety
Effective July 1, 2025

Grade	Minimum	Midpoint	Maximum
201	$ 51,189.00	$ 67,825.43	$ 84,461.85
202	$ 54,004.40	$ 71,555.82	$ 89,107.25
203	$ 56,974.64	$ 75,491.39	$ 94,008.15
204	$ 61,817.48	$ 81,908.16	$ 101,998.84
205	$ 65,217.44	$ 86,413.11	$ 107,608.78
206	$ 73,043.54	$ 96,782.68	$ 120,521.83
207	$ 91,304.42	$ 120,978.36	$ 150,652.29
208	$ 102,260.95	$ 135,495.76	$ 168,730.57

Grade	Classification
201	Police Officer Recruit
202	Police Officer
203	Senior Police Officer
204	Master Police Officer
205	Sergent
206	Lieutenant
207	Deputy Chief of Police
208	Chief of Police

Town of Smithfield
FY2026 General Compensation Plan
Effective July 1, 2026

Grade	Classification
100	Custodian
	Museum Docent
	Event Assistant
	Parks & Rec Helper
101	Facility Assistant
	Office Assistant
	Museum Assistant
	Parks & Grounds Attendant I
	Records Management Asst
102	Administrative Assistant
	Event Coordinator
	Deputy Clerk, Tax
	Facility Coordinator
	Parks & Grounds Attendant II
	Utilities & Grounds Helper I
103	Deputy Clerk - Water Sewer
	Deputy Clerk - Accounts Payable
	Museum Registrar
	Utilities & Grounds Helper II
104	Crew Leader - Public Works & Utilities
	Crew Leader - Parks
	Executive Assistant
	Water Works Operator - Trainee
105	Compliance Administrator
	Facilities Maintenance Technician
	Parks & Recreation Office Manager
	Payroll Technician
	Utilities Maintenance Technician
106	Codes Compliance Inspector
	Utilities Mechanic
	Water Works Operator - Class 4
107	Accreditation Manager - Public Works
	Accreditation Manager - Smithfield Police Department
	Event Manager
	Senior Maintenance Technician
	Town Clerk

Town of Smithfield
FY2026 General Compensation Plan
Effective July 1, 2026

	Water Works Operator - Class 3
108	Assistant Maintenance Supervisor
	Museum/Historic Resources Curator
	Planner I
	Senior Utilities Mechanic
	Water Works Operator - Class 2
109	Water Works Operator - Class 1
110	Planner II
111	Finance Analyst
	Parks Maintenance Supervisor
	Supervisor, Public Works
112	Deputy Treasurer
113	Water Treatment Plant Supervisor
114	Assistant Superintendent - Public Works
115	Construction Inspector
116	Museum/Historic Resources Director
	Superintendent, Parks
117	Superintendent, Public Works & Utilities
118	Transportation & Storm Water Manager
	Controller
119	
120	Director, Human Resources
	Director, Parks & Rec
	Director, Planning & Community Development
121	Director, Public Works & Utilities
122	
123	Treasurer
124	
125	Town Manager

Town of Smithfield
FY2026 General Compensation Plan
Effective July 1, 2026

Grade	Minimum	Midpoint	Maximum
100	$ 31,200.00	$ 41,340.00	$ 51,480.00
101	$ 33,696.00	$ 44,647.20	$ 55,598.40
102	$ 35,465.04	$ 46,991.18	$ 58,517.32
103	$ 37,326.95	$ 49,458.21	$ 61,589.48
104	$ 39,286.62	$ 52,054.77	$ 64,822.92
105	$ 41,349.17	$ 54,787.65	$ 68,226.13
106	$ 43,520.00	$ 57,664.00	$ 71,808.00
107	$ 45,804.80	$ 60,691.36	$ 75,577.92
108	$ 48,209.55	$ 63,877.65	$ 79,545.76
109	$ 50,740.55	$ 67,231.23	$ 83,721.91
110	$ 53,404.43	$ 70,760.87	$ 88,117.31
111	$ 56,208.16	$ 74,475.82	$ 92,743.47
112	$ 59,159.09	$ 78,385.80	$ 97,612.50
113	$ 62,264.94	$ 82,501.05	$ 102,737.16
114	$ 65,533.85	$ 86,832.36	$ 108,130.86
115	$ 68,974.38	$ 91,391.06	$ 113,807.73
116	$ 72,595.54	$ 96,189.09	$ 119,782.63
117	$ 76,406.80	$ 101,239.01	$ 126,071.22
118	$ 80,418.16	$ 106,554.06	$ 132,689.96
119	$ 84,640.11	$ 112,148.15	$ 139,656.19
120	$ 89,083.72	$ 118,035.93	$ 146,988.13
121	$ 93,760.61	$ 124,232.81	$ 154,705.01
122	$ 98,683.05	$ 130,755.04	$ 162,827.03
123	$ 103,863.91	$ 137,619.67	$ 171,375.44
124	$ 109,316.76	$ 144,844.71	$ 180,372.65
125	$ 115,055.89	$ 152,449.05	$ 189,842.22

Five-year Capital Improvements Plan

The following is the proposed Capital Improvements Plan (CIP) for the five-year period covered by fiscal years 2025-2026 through 2029-2030.

A capital expenditure is an outlay of significant value that results in the acquisition of or addition to, a capital or fixed asset. The CIP is not a "wish list," but it is a near-term, multi-year plan for undertaking and financing capital expenditures and projects. In developing the CIP, the municipal government must consider its ability to fund the plan.

This CIP is a "doable plan" for the Town. It does fit within the Town's financial capabilities.

TOWN OF SMITHFIELD CAPITAL IMPROVEMENT PROGRAM FOR FISCAL YEARS 26-30

	FY26	FY27	FY28	FY29	FY30
HIGHWAY					
Vehicle Replacement (split HWY, WTR, SWR, PW)	$ 25,000.00	$ 25,000.00	$ 25,000.00	$ 30,000.00	$ 30,000.00
TOTAL HIGHWAY FUND	**$ 25,000.00**	**$ 25,000.00**	**$ 25,000.00**	**$ 30,000.00**	**$ 30,000.00**
GENERAL FUND					
Treasurer's Office					
TOTAL FOR TR	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Public Safety					
Police Vehicles	$ 175,000.00	$ 175,000.00	$ 175,000.00	$ 175,000.00	$ 175,000.00
TOTAL FOR PS	**$ 175,000.00**	**$ 175,000.00**	**$ 175,000.00**	**$ 175,000.00**	**$ 175,000.00**
Parks & Recreation: General Fund					
LSC-washout repairs	$ 30,628.00				
Work Truck		$ 40,000.00			
Maintenance Building	$ 2,000,000.00				
TOTAL FOR P&R	**$ 2,030,628.00**	**$ 40,000.00**	**$ -**	**$ -**	**$ -**
Public Works: General Fund					
Nike Park Recreational Trail	$ 136,000.00	$ 100,000.00	$ 100,000.00	$ 100,000.00	$ 675,000.00
Battery Park Drainage Project-Villas	$ 400,000.00				
Streetlights	$ 40,000.00	$ 40,000.00			
Vehicle Replacement (split HWY, WTR, SWR, PW)	$ 75,000.00	$ 25,000.00	$ 25,000.00	$ 30,000.00	$ 30,000.00
TOTAL FOR PW	**$ 651,000.00**	**$ 165,000.00**	**$ 125,000.00**	**$ 130,000.00**	**$ 705,000.00**
Public Buildings: General Fund					
Replacement Christmas Decorations	$ -	$ 3,000.00			
315 Main Street - HVAC/Electrical			$ 185,000.00		
Public Works Training Room	$ 50,000.00				
TOTAL FOR PB	**$ 50,000.00**	**$ 3,000.00**	**$ 185,000.00**	**$ -**	**$ -**
TOTAL GENERAL FUND	**$ 2,906,628.00**	**$ 383,000.00**	**$ 485,000.00**	**$ 305,000.00**	**$ 880,000.00**

TOWN OF SMITHFIELD CAPITAL IMPROVEMENT PROGRAM FOR FISCAL YEARS 26-30

	FY26	FY27	FY28	FY29	FY30
WATER FUND					
Water Main Replacement- Cypress Creek Bridge					$ 400,000.00
Water Main Replacement - Main Street - 300 Block	$ 75,000.00	$ 500,000.00			
Vehicle Replacement (split HWY, WTR, SWR, PW)	$ 25,000.00	$ 25,000.00	$ 25,000.00	$ 30,000.00	$ 30,000.00
Water Meter Replacements	$ 100,000.00	$ 100,000.00	$ 100,000.00	$ 100,000.00	$ 100,000.00
2nd RO Skid Funding	$ 200,000.00	$ 200,000.00	$ 200,000.00	$ 200,000.00	$ 200,000.00
Fire Hydrant Replacement	$ 50,000.00				
TOTAL FOR WATER	$ 450,000.00	$ 825,000.00	$ 325,000.00	$ 330,000.00	$ 730,000.00
SEWER FUND					
Bypass Pump	$ 170,000.00	$ 170,000.00	$ 170,000.00	$ 170,000.00	$ 170,000.00
Sewer Rehab - Pipes & Manholes	$ 100,000.00	$ 150,000.00	$ 175,000.00	$ 175,000.00	$ 175,000.00
Pump Station Rehabilitation	$ 200,000.00	$ 250,000.00	$ 250,000.00	$ 250,000.00	$ 250,000.00
Vehicle Replacement (split HWY, WTR, SWR, PW)	$ 25,000.00	$ 25,000.00	$ 25,000.00	$ 30,000.00	$ 30,000.00
Antenna Towers	$ 60,000.00	$ 60,000.00			
Sewer Main Replacement - Main Stret - 300 Block	$ 75,000.00	$ 500,000.00			
TOTAL FOR SEWER	$ 555,000.00	$ 1,155,000.00	$ 620,000.00	$ 625,000.00	$ 625,000.00
TOTAL ALL FUNDS	$ 3,936,628.00	$ 2,388,000.00	$ 1,455,000.00	$ 1,290,000.00	$ 2,265,000.00

Ordinance and Resolutions

This section contains the various ordinances and resolutions that the Town Council should adopt in order to implement the 2025-2026 operating budget and the five year capital improvements plan.

These documents consist of the following:

- A Resolution Approving And Adopting The Fiscal Year 2025-2026 Operating Budget For The Town Of Smithfield, Virginia And Appropriating The Requisite Funds For Said Budget

- An Ordinance Imposing And Levying Taxes Within The Town Of Smithfield, Virginia Upon Real Property, Upon Public Service Corporation, Upon Personal Property, Upon Machinery and Tools, And Upon Mobile Homes For The Calendar Year Beginning January 1, 2025, And Ending December 31, 2025

- A Resolution Approving And Adopting The Five-Year Capital Improvements Plan (CIP) For The Period Covered By Fiscal Years 2025-2026 Through 2029-2030

- An Ordinance Establishing The Water And Sewer Rate Schedule For The Water And Sewer Systems Owned And Operated By The Town Of Smithfield, Virginia

The Town Manager recommends that Council give these ordinances and resolutions its favorable consideration.

Resolution No. _____

RESOLUTION

A Resolution Approving And Adopting The Fiscal Year 2025-2026 Operating Budget For The Town Of Smithfield, Virginia And Appropriating The Requisite Funds For Said Budget

BE IT RESOLVED by the Council of the Town of Smithfield, Virginia as follows:

Section 1. That the Town Council hereby approves and adopts the document entitled "*Town of Smithfield, 2025-2026 Operating Budget.*"

Section 2. In order to provide the requisite funds for said operating budget, the following sums are hereby appropriated from the following revenue sources to the following fund categories for the fiscal year beginning July 1, 2025 and ending June 30, 2026:

A. Sums appropriated from:

Fund	Amount
General Fund Revenues	$14,980,135.00
Water Fund Revenues	3,511,680.00
Sewer Fund Revenues	2,322,900.00
Highway Fund Revenues	1,810,574.00
Total	$22,625,289.00

B. Sums appropriated to:

Fund	Amount
General Fund Expenditures	$14,980,135.00
Water Fund Expenditures	3,511,680.00
Sewer Fund Expenditures	2,322,900.00
Highway Fund Expenditures	1,810,574.00
Total	$22,625,289.00

Section 3. Said appropriations shall be in effect beginning July 1, 2025.

Section 4. The Town Manager is hereby directed and authorized to do all things necessary to implement said budget.

Section 5. This resolution shall be in effect on and after its adoption.

Adopted: _____

A TRUE COPY, ATTEST:

_____
Town Clerk

Approved as to form:

_____
Town Attorney

Ordinance No. _____

ORDINANCE

An Ordinance Imposing And Levying Taxes Within The Town Of Smithfield, Virginia Upon Real Property, Upon Public Service Corporation, Upon Personal Property, Upon Machinery and Tools, And Upon Mobile Homes For The Fiscal Year Beginning July 1, 2025, And Ending June 30, 2026

BE IT ORDAINED by the Council of the Town of Smithfield that for the support and operations of the town government, the tax rate on all real property and all tangible personal property shall be as follows:

Section 1. Tax Rates

A. Real Estate

For the fiscal year beginning July 1, 2025 and ending June 30, 2026, upon all real estate and improvements thereon, not exempt from local taxation, there shall be a tax of No Dollars and Sixteen Cents ($0.16) for every One Hundred Dollars ($100.00) of the assessed value.

B. Public Service Corporations

For the calendar year beginning January 1, 2025 and ending December 31, 2025, upon all property of public service corporations not exempt from local taxation, there shall be a tax of No Dollars and Ten Cents ($0.10) for every One Hundred Dollars ($100.00) of assessed value.

C. Tangible Personal Property

For the calendar year beginning January 1, 2025 and ending December 31, 2025, upon all tangible personal property of every kind and description, not exempt from local taxation, there shall be a tax of One Dollar ($1.00) for every One Hundred Dollars ($100.00) of assessed value. This tax shall not apply to household goods and personal effects as set forth in Section 58.1-3504, ***Code of Virginia***, if such goods and effects are owned and used by an individual or family or household incident to maintaining an abode.

D. Boat Tax

For the calendar year beginning January 1, 2025 and ending December 31, 2025, upon boats, not exempt from local taxation, there shall be a tax of No Dollars and Zero Cents ($0.00) for every One Hundred Dollars ($100.00) of assessed value.

E. Machinery and Tools

For the calendar year beginning January 1, 2025 and ending December 31, 2025, upon all machinery and tools used or employed by any person, firm or corporation in any trade or business, not exempt from local taxation, there shall be a tax of No Dollars and Thirty Seven and One-Half Cents ($0.375) for every One Hundred Dollars ($100.00) of assessed value which shall be based upon the fair market value thereof.

F. Mobile Homes

For the fiscal year beginning July 1, 2025 and ending June 30, 2026, upon all mobile homes, not exempt from local taxation, there shall be a tax of No Dollars and Fourteen Cents ($0.14) for every One Hundred Dollars ($100.00) of the assessed value.

G. Cigarette Tax

For the fiscal year beginning July 1, 2025 and ending June 30, 2026, upon the sale of all cigarettes in the Town of Smithfield shall be tax of $0.50 per pack.

H. Meals Tax

For the fiscal year beginning July 1, 2025 and ending June 30, 2026, the meals tax rate shall be 6.25%.

I. Transient Occupancy Tax

For the fiscal year beginning July 1, 2025 and ending June 30, 2026, the transient occupancy tax shall be 6%.

J. Trash Collection Fee

For the fiscal year beginning July 1, 2025 and ending June 30, 2026, the trash collection fee shall be $87.12 per year per residence.

Section 2. Tax Payments

The abovementioned taxes, with the exception of the cigarette tax, real estate, and meals tax, shall be due and payable on December 5, 2025. A ten percent (10.0%) penalty of the late payments of such tax shall be imposed. In addition to the penalty, the Town shall collect interest at the rate of ten percent (10.0%) per annum upon the principal and penalties of all such taxes not paid by the date due.

Section 3. Severance Clause

In the event that a court of competent jurisdiction declares any portion of this Ordinance invalid, then all remaining provisions shall remain in full force and effect.

Section 4. Effective Date

This ordinance shall be in effect on and after its adoption.

Adopted: _____

A TRUE COPY, ATTEST:

_____
Town Clerk

Approved as to form:

_____
Town Attorney

Resolution No. _____

RESOLUTION

A Resolution Approving And Adopting The Five-Year Capital Improvements Plan (CIP) For The Period Covered By Fiscal Years 2025-2026 Through 2029-2030

WHEREAS, in order to ensure that its capital projects are well planned, well designed, and fit within the Town's financial capabilities, the Council of the Town of Smithfield, Virginia annually adopts a five-year Capital Improvements Plan (CIP); and

WHEREAS, it is the Town Council's desire to adopt said CIP.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Town of Smithfield, Virginia as follows:

Section 1. That the Town Council hereby approves and adopts the document entitled *Capital Improvements Plan for Fiscal Years 2026-30.*

Section 2. This resolution shall be in effect on and after its adoption.

Adopted: _____

A TRUE COPY, ATTEST:

_____
Town Clerk

Approved as to form:

_____
Town Attorney

Ordinance No. _____

ORDINANCE

An Ordinance Establishing The Water And Sewer Rate Schedule For The Water and Sewer Systems Owned And Operated By The Town Of Smithfield, Virginia

WHEREAS, Section 32-33. Service Charges, of Code of the Town of Smithfield, Virginia provides that the Council of the Town of Smithfield shall, from time to time, set a schedule of water rates; and

WHEREAS, it is necessary for the Town Council to establish a new schedule of water and sewer rates to be in effect on and after July 1, 2025.

NOW, THEREFORE BE IT ORDAINED by the Council of the Town of Smithfield as follows:

Sec. 82-31. - Connections and availability.

(a) A connection fee of $660.00 and an availability fee of $2,720.00 shall be charged for residential connections to water mains.

(b) The following connection and availability fees shall be charged for connection of commercial or industrial structures to water mains:

Water Meter Size (inches)	Connection Fee	Availability Fees
5/8	$660.00	$2,720.00
3/4	700.00	4,360.00
1	1,200.00	7,660.00
1½	2,000.00	13,760.00
2	4,000.00	25,560.00
3	8,000.00	51,660.00
4	14,000.00	80,960.00
6	31,000.00	162,460.00

(c)Upon payment of the connection charge and availability fee, the Town will authorize the contractor to connect to the existing main under Town Inspection, and after Town approval,

provide water service to the property. The cost of tapping the main and of the meter, meter set, meter box, corporation stop, line setter and pipe from the main to the meter will be at the owner's/contractor's/developer's expense.

(d) Connections will not be made to town water mains or service lines by persons other than town employees or the town's approved agent.

Sec. 82-33. - Service charges—Generally

(a) The following service charges for water shall be charged by the town:

(1) For service rendered within corporate limits: The bimonthly rate for water customers shall be $11.47, plus $8.50 per 1,000 gallons for all water used during the bimonthly billing period.

(2) For service rendered outside corporate limits: The bimonthly rate for water customers shall be $11.47, plus $9.35 per 1,000 gallons for all water used during the bimonthly billing period.

(b) Customer shall pay an application fee of $60.00 to establish a new account with the town. Contractors shall pay an application fee of $25.00 for an account during new construction. A fee of $28.00 shall be paid to transfer water service from one premises to another within the town.

(c) Water customers shall be billed based on usage. New accounts activated in the middle of the billing cycle may be billed in excess of the bi-monthly amount on the first bill if previous occupant has usage that must be billed.

(d) A customer whose water service is discontinued before the end of the billing period shall pay based on usage.

(e) Customers shall be billed on the first day of every other month for bi-monthly water service for the gallons used during the prior bi-monthly billing period.

(f) Where more than one occupant or tenant is served through a water meter, such as in apartments, multifamily dwellings or office buildings, a single water service charge for each use or unit will be billed, either to the owner or his agent or to any one tenant who assumes responsibility for the whole account.

(g) All water bills shall be payable, in full, on the date specified on the bill.

(h) Customers applying for water service shall complete an application and execute a water service contract, in a form prepared and approved by the town attorney, prior to initiation of water service. A separate application and service contract shall be required for each new account.

(i) The following service charges for sewer shall be charged by the town:

(1) For service rendered within corporate limits: The bimonthly rate for sewer customers shall be $6.00 per 1,000 gallons for all sewer used during the bimonthly billing period in addition to the $18.62 sewer compliance fee.

(2) For service rendered outside corporate limits: The bimonthly rate for water customers shall be $6.60 per 1,000 gallons for all sewer used during the bimonthly billing period in addition to the $18.62 sewer compliance fee.

Sec. 82-36. Discontinuance of service.

(b) Water service discontinued pursuant to this section shall not be reinstated until all delinquent water and sewer bills have been paid or put on a payment plan. Services that have been discontinued will be assessed a $50.00 service charge, and this must be paid before reinstatement. Payment plans: ½ of the total bill must be paid up front, the remaining ½ will be put on the payment plan.

Section 4. Severance Clause

In the event that a court of competent jurisdiction declares any portion of this Ordinance invalid, then all remaining provisions shall remain in full force and effect.

Section 5. Effective Date

This ordinance shall be in effect on and after its adoption.

Adopted: _____

A TRUE COPY, ATTEST:

_____
Town Clerk