

**Town of Warrenton – Fauquier County
Public Hearing
Commission on Local Government
September 16, 2024
7:00 PM
Warrenton Townhall
Warrenton, VA**

Members Present

Edwin Rosado
Diane Linderman
Terry Payne
Robert Lauterberg

Members Absent

Ceasor Johnson

DHCD staff present for all or part of the hearing:

LeGrand Northcutt, Senior Policy Analyst
Chase Sawyer, Policy Manager

Call to Order

Mr. Edwin Rosado, Chairman of the Commission on Local Government, called the public hearing to order at 7:00 PM.

Introductions

Mr. Rosado introduced members of the Commission and staff.

Commission's Review

Mr. Legrand Northcutt, Senior Policy Analyst, DHCD, gave an overview of the Commission's review of the voluntary settlement agreement (VSA) between the Town of Warrenton and Fauquier County. The public comment period is open until September 30, 2024. The Commission will issue a report on November 1, 2024.

Public Testimony

Mr. Rosado opened the floor for public testimony.

Ms. Cindy Burbank, resident of the Town representing Project Fauquier, spoke against the agreement, noting that while the project itself will not strain any local resources, the cumulative impact of all approved projects in the Town will have an adverse impact that needs to be accounted for.

Robert Lee, former County Administrator in Fauquier County and current member of the County Planning District Commission for the Marshall Magisterial district, spoke in favor of the agreement and the development, noting that it is a well-desigend community and a model for cooperative development between a developer, the Town and the County.

David Horden, former member of the Town Council spoke against the agreement. Mr. Horden noted that the Town's sewer

system is almost at capacity and asked the Commission to consider the cost of and legal obstacles to future upgrades to the system.

Ken Alm, former member of the Town and County Planning Commission, supported the agreement and praised the localities for working on this and noted that this development. He believes that it is the best proposed development of the Arrington property that he has seen. The development is also in accordance with the County's comprehensive plan for urban development in the area.

Closing Comment

Mr, Rosado gave a closing comment and expressed his appreciation to the Town, County, and members of the public who spoke at the hearing.

Adjournment

Larry Covalac, former member of the Fauquier County Planning District Commission, expressed concerns with the agreement. While the project has merits, he does not believe that the Town should be pursuing large, transformational projects. He is also concerned about increased traffic and has not seen a traffic impact analysis.

A motion was made by Mr. Lauterberg and seconded by Mr. Payne to adjourn the public hearing; The motion passed on a unanimous voice vote (YEAS: Rosado, Linderman, Payne, Lauterburg, NAYS: None). The meeting adjourned at 7:26 PM.

DRAFT