



GATE CITY TOWN COUNCIL PUBLIC HEARING MINUTES
October 12, 2021
156 East Jackson St., Gate City, VA 24251
6:30 PM

I. PUBLIC HEARING MEETING CALLED TO ORDER AT 6:30 P.M. BY: Mayor – Bob Richards

II. ROLL CALL – Town Clerk – Lydia Morales

| | PRESENT: | ABSENT: |
|--|----------|---------|
| Mayor, Bob Richards | X | |
| Vice Mayor, Robin Richards | X | |
| Council Member, Allan “Cotton” Roberts | X | |
| Council Member, Roger Cassell | X | |
| Council Member, Wallace W. Ross, Jr. | X | |
| Council Member, Tyler Kilgore | X | |
| Town Manager, Greg Jones | X | |
| Town Attorney, Michele Brooks | X | |

Others present: Gabriel Edmunds; Tucker Barker; Ed Spivey; Chief of Police Justin Miller; Frank Kibler, Senior Planner LENOWISCO Planning District Commission; Jason Snapp, Mattern & Craig; Burke Greear, Highland Monument Conservation, LLC

III. NEW BUSINESS

- **PARK STREET HOUSING REHABILITATION PHASE II PROJECT - COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDING**

IV. PUBLIC COMMENT

Mr. Frank Kibler stated that the application deadline for the second round of funding has been extended to December 1, 2021. Mr. Kibler stated that as of today, we have concluded that due to rehab funding guidelines, the Margie Street project is not viable. Mr. Kibler explained that Margie Street has a high concentration of investor owned or rental properties and to be a block grant project, no more than 50% of the homes can fall into this category. Mr. Kibler stated that the Park Street Phase II project is more viable than we had expected. Mr. Kibler requested that Council approve and conduct another public hearing at the November meeting to discuss the information pertaining to the Park Street Phase II project. Mr. Kibler stated that the LMI count in the project area is very competitive, the percentage of owner-occupied vs rental properties is good, there are candidates for demo properties, and there are two recently vacated properties one of which there was an auction on Saturday. Mr. Kibler stated that the Park Street Phase II Project will be a viable project for CDBG funding. Council Member Wallace W. Ross, Jr. asked if any section of town can be included in the project? Mr. Kibler explained that a town wide housing assessment was completed to prioritize the level of rehab needed and then broken down into streets and the top priority area is the area that includes Park Street. Mr. Kibler stated that this is an ongoing project due to the size of Park Street. Mr. Kibler explained the steps that follow choosing a project area to determine if it will be a viable project. Mr. Kibler stated that it is ultimately the governing body’s decision on where to proceed. Council Member Ross asked if a community received a grant several years ago, and it didn’t process the way that it should have, and now the community is having issues with the sewer and water would it be difficult to qualify for another type of grant? Mr. Kibler stated that without knowing the exact details of the project, one guideline through this funding program is that once a housing rehab project is done within

a particular area, they don't like to go back to that area for another 10 years. Mr. Kibler stated that the stipulations vary by funding agency and type of project.

V. PUBLIC HEARING CLOSES AT 6:50 P.M.

Bob Richards – Mayor

Town Clerk – Lydia Morales