



AGENDA

REGULAR MEETING OF TOWN COUNCIL
CHRISTIANSBURG TOWN HALL
100 EAST MAIN STREET
MARCH 11, 2025 – 7:00 P.M.

(The meeting will be in-person and streamed on YouTube Live)

The meeting will be streamed live on the Town of Christiansburg's YouTube page at www.christiansburg.org/YouTube and will remain on the Town's YouTube page once the meeting concludes.

If you do not want or cannot attend the meeting in-person, there are several contactless methods for submitting public comment. To submit public comments, please visit www.christiansburg.org/publichearings. You may also leave a voicemail with your comments at 540-382-6128, ext. 1109; mail a letter to Town Hall, ATTN: Town Council, 100 E. Main Street, Christiansburg, VA 24073; use the drop box to the left of the front doors at Town Hall to leave a letter; or email info@christiansburg.org. Regardless of the method you use, please include your full name and address with your comments. Please provide comments prior to 6:00 p.m. on Tuesday, March 11, 2025 for the comments to be distributed to Town Council before the meeting.

REGULAR MEETING

I. CALL TO ORDER

- A. Moment of Reflection
- B. Pledge of Allegiance

II. ADJUSTMENT OF THE AGENDA

III. PUBLIC HEARINGS

IV. CONSENT AGENDA

- A. Approval of Minutes of February 25, 2025
- B. Bill list
- C. Resolution Recognizing March 2025 as Red Cross Month
- D. Resolution Recognizing March 21, 2025 as Down Syndrome Day and March 15-21, 2025 as Down Syndrome Awareness Week

V. INTRODUCTIONS AND PRESENTATIONS

VI. CITIZEN COMMENTS

VII. COMMITTEE REPORTS

VIII. DISCUSSION AND ACTION BY MAYOR AND COUNCIL

- A. Request by Harley Ashe and Elizabeth Ashe to vacate approximately 260 linear feet of a 7.5-foot-wide public utility easement on the north side of property located at 95 Skyline Street, N.E., (Tax Parcel 502-((7))-15A; Parcel ID 018802. The Public Hearing was held on February 25, 2025.
- B. Ordinance in regard to a Boundary Adjustment Agreement Between the County of Montgomery and the Town of Christiansburg as requested by RWW4, LLC, property owner, to incorporate property on the southern side of I-81 (approximately 1.084-acre Tax Parcel 093 – ((A)) – 6; Parcel ID 160135, more particularly shown on the plat entitled “Exhibit from Records Showing Boundary Line Adjustment of Tax Map Number 093-A-6 to be Relocated from Montgomery County to be within the Corporate Limits of the Town of Christiansburg Riner Magisterial District Montgomery County, Virginia Surveyed January 17, 2025”) within the Town of Christiansburg. The property is designated as Urban Expansion on the Future Land Use Policy Map of the 2025 Montgomery County Comprehensive Plan. The Public Hearing was held on February 25, 2025.
- C. Rezoning request by RWW4, LLC, property owner and applicant, to rezone property located at the end of Summitridge Road, S.W. and adjoining the southern side of I-81 (17.7-acre Tax Parcel 557 – ((A)) – 22; Parcel ID 160134) from Town A Agricultural to Town R-1 Single-Family Residential and, within unincorporated Montgomery County

adjoining the southern side of I-81, 1.084-acre Tax Parcel 093 – ((A)) – 6; Parcel ID 160135-- pending above Boundary Adjustment Agreement) from Montgomery County A-1 Agriculture to Town R-1 Single-Family Residential. The property is designated as Residential on the Future Land Use Map of the 2013 Christiansburg Comprehensive Plan (17.7 acres) and Urban Expansion on the Future Land Use Policy Map of the 2025 Montgomery County Comprehensive Plan (1.084 acres). The Public Hearing was held on February 25, 2025.

- D. Conditional Use Permit request by RWW4, LLC, property owner and applicant, for a planned housing development for a single-family residential development on property located at the end of Summitridge Road, S.W. and adjoining the southern side of I-81 (17.7-acre Tax Parcel 557 – ((A)) – 22; Parcel ID 160134 and, within unincorporated Montgomery County adjoining the southern side of I-81, 1.084-acre Tax Parcel 093 – ((A)) – 6; Parcel ID 160135 -- pending above Boundary Line Adjustment Agreement) in the R-1 Single-Family Residential District. The property is designated as Residential on the Future Land Use Map of the 2013 Christiansburg Comprehensive Plan (17.7 acres) and Urban Expansion on the Future Land Use Policy Map of the 2025 Montgomery County Comprehensive Plan (1.084 acres). The Public Hearing was held on February 25, 2025.
- E. Conditional Use Permit request by SHAH Development LLC, property owner and applicant, to allow a two-family dwelling in the B-3 General Business District on property located on the northwest corner of Roanoke Street and Craig Street, N.E. (Tax Parcel 527 – ((46)) – 5B; Parcel ID 170239) consisting of approximately 0.319 acres. The property is designated as Business/Commercial on the Future Land Use Map of the 2013 Christiansburg Comprehensive Plan. The Public Hearing was held on February 25, 2025.
- F. Conditional Use Permit request by Rockstep Christiansburg LLC, property owner, to allow a carnival from March 23, 2025 through April 8, 2025 on the property located at 782 New River Road, N.W. (Tax Parcel 435 – ((A)) – 41, Parcel ID 007741) zoned B-3 General Business District. The proposed time period includes the set-up and operation of the carnival. The property is designated as Business/Commercial on the Future Land Use Map of the 2013 Christiansburg Comprehensive Plan. The Public Hearing was held on February 25, 2025.
- G. Montgomery County Emergency Assistance Program (MCEAP) request for a street closure for Chrisman Street, S.W. (from W. Main Street to First Street, S.W.) on Saturday, April 26, 2025 from 8:00 a.m. to 6:00 p.m. for the MCEAP 50th Anniversary event. The event would be 10:00 a.m. to 4:00 p.m.
- H. Kiwanis Club of Christiansburg to request street closures of Main Street (between Montague Street, N.E. and Hickok Street), Roanoke Street (between E. Main Street and First Street, S.E.), Pepper Street (between Hill Street, N.E. and the Montgomery County Courthouse Pepper Street, S.E. parking lot exit), Marvin Jarels Circle, N.E. (in its entirety), Franklin Street (between First Street and Commerce Street, N.W.) for the 2025 Wilderness Trail Festival on September 20, 2025 from 5:30 a.m. to 6:00 p.m. The event would be 9:00 a.m. to 4:00 p.m.

- I. Ambulance purchase agreement with Vest Sales and Service for \$367,507.00 for Fiscal Year 2025-26 Budget delivery

IX. STAFF REPORTS

- A. Town Manager
- B. Town Attorney
- C. Other Staff

X. COUNCIL REPORTS

XI. OTHER BUSINESS

A. Closed Meeting:

1. Request for a Closed Meeting under Code of Virginia § 2.2-3711(A)(7), consultation with legal counsel and briefings by staff members or consultants pertaining to actual or probable litigation, where such consultation or briefing in open meeting would adversely affect the negotiating or litigating posture of the public body. For the purposes of this subdivision, “probable litigation” means litigation that has been specifically threatened or on which the public body or its legal counsel has a reasonable basis to believe will be commenced by or against a known party. Nothing in this subdivision shall be construed to permit the closure of a meeting merely because an attorney representing the public body is in attendance or is consulted on a matter. Additionally, the Closed Meeting is also under Code of Virginia § 2.2-3711(A)(8), for consultation with legal counsel employed or retained by a public body regarding specific legal matters requiring the provision of legal advice by such counsel. Nothing in this subdivision shall be construed to permit the closure of a meeting merely because an attorney representing the public body is in attendance or is consulted on a matter. The Closed Meeting is being held for discussion of litigation in regard to collection of delinquent meals taxes, business personal property taxes, penalties and interest.
2. Reconvene in Open Meeting
3. Certification
4. Council action on the matters

XII. ADJOURNMENT

Upcoming meetings of Council:

March 19, 2025, 6:30 p.m. – Regular Work Session

March 25, 2025, 7:00 p.m. – Regular Meeting

April 8, 2025, 7:00 p.m. – Regular Meeting