



City of Virginia Beach

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July 31, 2009

The Honorable William D. Sessoms, Jr., Mayor
Members of City Council

**Subject: Open Space Advisory Committee
July 2009 Open Space Acquisition Program Semi-Annual Report**

Dear City Council Members:

It is my pleasure to submit to you the July 2009 Open Space Acquisition Program Semi-Annual Report by the members of the City Council-appointed Open Space Advisory Committee. Since the last report in January 2009, the City has not acquired any property through the Open Space Acquisition Program. However, the City is much closer to acquiring at least 915 acres on the following priority sites:

- Rock Ministries Property: 820 acre property at 2865 Indian River Road with extensive access to the North Landing River
- Lake Lawson Phase II: 13.5 total acres on Lake Lawson adding to the existing unique freshwater, natural and passive recreational opportunities already present
- Marshview: 82 acre property to be acquired from the Navy adjacent to Lake Rudee

The financial status of the City's Open Space Acquisition Program as of July 2009 reflecting capital funding (Parks and Recreation CIP #4-004 Open Space Program Site Acquisition – Phase 1 and Parks and Recreation CIP #4-070: Open Space Program Site Acquisition – Phase 2) is also provided herein with additional information about exciting acquisition opportunities that the Committee is working with staff to move forward.

In addition, the capital investment that you have made through the Open Space Acquisition Program has been leveraged to accomplish land and monetary contributions to the program from private, non-profit and other government sectors. These contributions include:

- Virginia Land Conservation Foundation grant for \$425,000 for partial reimbursement for the acquisition of a 2.5 acre parcel of land that preserves the context of the Adam Thoroughgood National Historic Landmark

City Council Members

Open Space Advisory Committee July 2009 Open Space Acquisition Program Semi-Annual Report

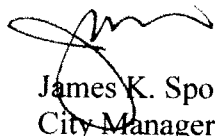
July 31, 2009

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- Virginia Land and Water Conservation Fund \$100,000 grant for the partial reimbursement for the Lake Lawson and Lake Smith Natural Area acquisition
- Lynnhaven Athletic Complex 15.6-acre lakefront site dedication in 2007, with an assessed value of over \$3.3 million
- Nearly \$1.06 million of voluntary private proffers approved from developers toward the program, with nearly \$500,000 having been collected to date

If there are any questions regarding the content of this report, please contact Brian Solis with the Department of Parks and Recreation at 385-1100 or [bsolis @vbgov.com](mailto:bsolis@vbgov.com).

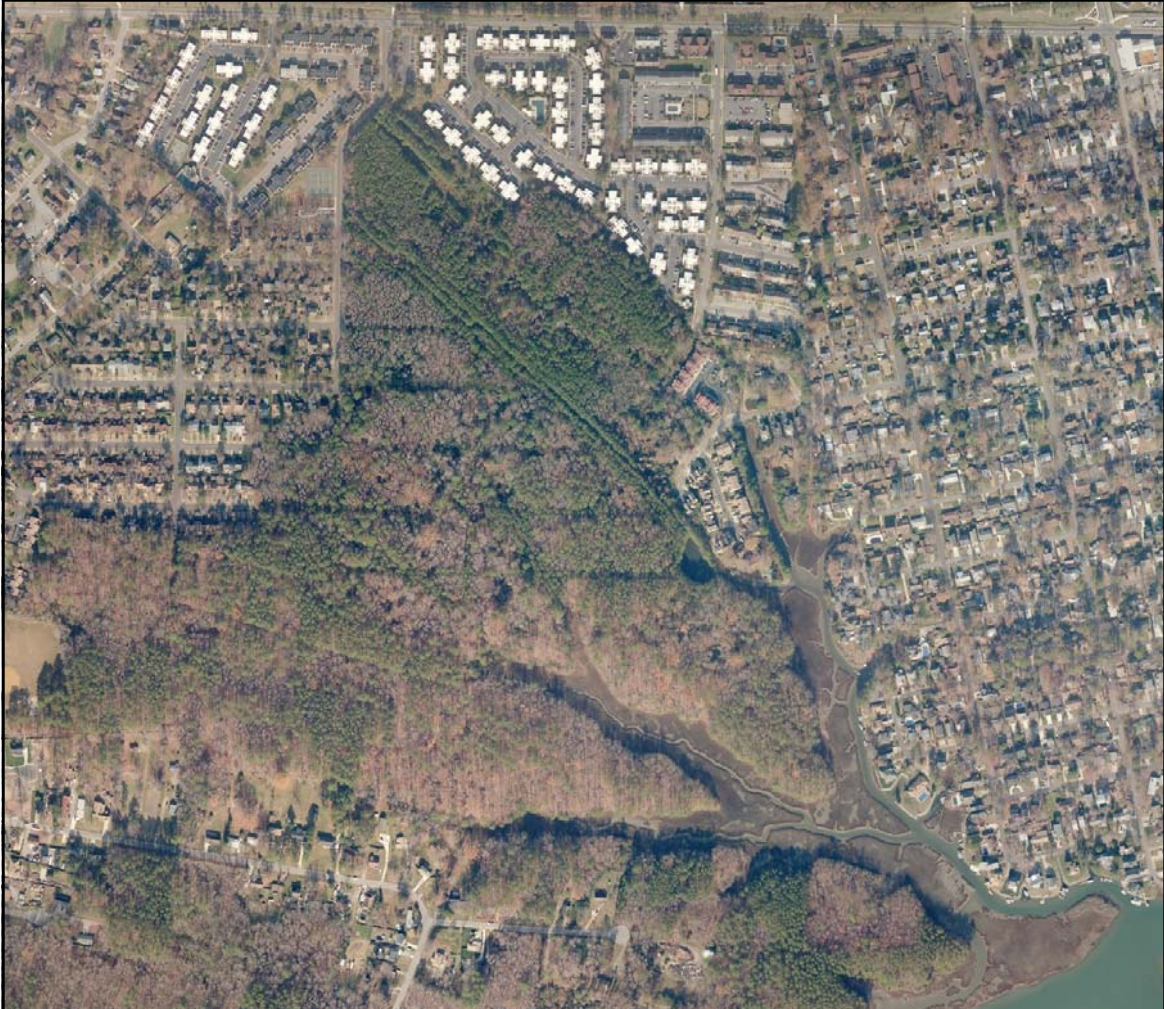
Sincerely,



James K. Spore
City Manager

Enclosure

City Of Virginia Beach Open Space Advisory Committee



Aerial View of Marshview Property (Pending Acquisition), 82 Acres adjacent to Lake Rudee

Virginia Beach Outdoors Plan Open Space Acquisition Program July 2009 Semi-Annual Report



Our vision is a balanced, sustainable, and value-focused system of parks, recreation, and public spaces that creates a sense of community.

July 27, 2009

The Honorable William D. Sessoms, Jr., Mayor
Members of City Council:

Subject: Open Space Advisory Committee
July 2009 Open Space Acquisition Program Semi-Annual Report

Dear Mayor and City Council Members:

On behalf of the City Council-appointed members of the City's Open Space Advisory Committee, I am pleased to submit our Open Space Acquisition Program July 2009 Semi-Annual Report for your review. Our report reflects the 23 properties totaling 1,809.7 acres that have been acquired by the City to date through the program. The report includes a chronological listing of all acquired properties, properties currently being considered for acquisition, financial appropriations, expenditures and encumbrances, as well as funding reserved for planned property acquisitions.

Since the Open Space Advisory Committee was established by the City Council in May 2001, the members of the Committee have worked very closely with our City Council liaisons, City staff, and the public to identify and evaluate numerous properties throughout the City for possible acquisition to preserve these properties as open space. We encourage the City Council to establish a funding plan that will provide a permanent funding source for open space acquisitions.

Should any members of City Council have any questions regarding the efforts of our Committee, please contact me at 635-7558 or Brian Solis in the Department of Parks and Recreation at 385-1100 or bsolis@vbgov.com at your convenience. In addition, the members of our Committee are available at City Council's request to provide a special briefing regarding this report or to discuss our Committee's future direction. We look forward to the City Council's continued support regarding the initiatives of the Open Space Acquisition Program.

With warm regards,



Steven A. Lurus
Chair, Open Space Advisory Committee

OPEN SPACE ADVISORY COMMITTEE MISSION

The Virginia Beach Open Space Advisory Committee was established by City Council in May 2001. The mission of the Open Space Advisory Committee is to research and evaluate undeveloped properties throughout the City for possible acquisition to preserve as open space. Many of the properties that have been evaluated by the Committee were identified in the Virginia Beach Outdoors Plan 2000 Update. Citizens and community groups have also brought numerous other properties to the attention of the Committee. The Open Space Acquisition Program is funded through the Department of Parks and Recreation Capital Improvement Program CIP #4-004 (Open Space Program Site Acquisition – Phase I) and CIP #4-070 (Open Space Program Site Acquisition – Phase 2). The Open Space Advisory Committee reports to the Parks and Recreation Commission and to the City Council.

City Council Liaisons:

Barbara M. Henley
Robert M. Dyer

Committee Members:

Steven A. Lurus, Chair
Richard L. “Tuck” Bowie
Robert Cantrell
Lillie R. Gilbert
Paul Hamaker
Jeremy Johnson
Kirk Berkhimer
Kale Warren

Nick Anoaia (Parks & Recreation Commission Chair and Liaison)

The members of the Open Space Advisory Committee provide guidance for the Virginia Beach Outdoors Plan open space acquisition initiative. To accomplish this initiative, Committee members have met monthly since June 2001 and have dedicated numerous hours to evaluate properties for possible acquisition by the City of Virginia Beach for open space preservation.

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Table 1: Site Land Cost Of All Acquired Open Space Properties

This table reflects the site land cost of all properties acquired by the City of Virginia Beach for open space preservation as of January 2009. NOTE: The expenditures reflected in this table are not associated with the Site Acquisition (Code 3000) expenditures reflected in Tables 2:

OPEN SPACE SITE: (Date Acquired)	VOTING DISTRICT:	PLANNING AREA:	TOTAL SITE ACRES:	ACTUAL SITE LAND COST:
Little Neck Road (August 2000)	Lynnhaven	Little Neck	7.2	\$ 2,200,000
Amhurst Area (February 2001)	Kempsville	Bayside	3.0	\$ 159,000
Stumpy Lake Natural Area and Indian River Rd Parcels (June 2001)	Centerville	Kempsville	1,500.0	\$ 13,116,330
London Bridge Creek/Potters Road (July 2001)	Rose Hall	Holland	11.0	\$ 1,500,000
First Colonial Road/Mill Dam (December 2001)	Lynnhaven	Great Neck	11.0	\$ 835,000
Lake Edward (July 2002)	Kempsville	Bayside	4.0	\$ 745,344
Norfolk Avenue (October 2002)	Beach	Oceanfront	1.2	\$ 238,788
Three Oaks Community Park (future) (October 2003)	Princess Anne	Courthouse	36.8	\$ 1,260,000
Williams Farm (January 2004)	Bayside	Bayside	57.6	\$ 5,000,000
Providence Road (February 2004)	Centerville	Kempsville	18.0	\$ 3,650,000
Centerville Turnpike (October 2004)	Centerville	Kempsville	6.7	\$ 850,000
Lake Lawson (January 2005)	Bayside	Bayside	6.7	\$ 300,000
Pleasure House Lake (April 2005)	Bayside	Bayfront	4.6	* \$ 1,682,000
Owl Creek Preservation (February 2006)	Beach	Oceanfront	38.6	\$ 3,500,000
New Bridge Road (May 2006)	Princess Anne	Courthouse	45.8	\$ 1,925,070
Lake Smith (June 2006)	Bayside	Bayside	15.4	\$ 1,406,000
Thalia Neighborhood Park (July 2006)	Lynnhaven	Little Neck	3.0	\$ 985,000
Adam Thoroughgood House Expansion (May 2007)	Bayside	Bayside	2.5	\$ 850,000
Lynnhaven Athletic Complex (August 2007)	Lynnhaven	Little Neck	15.6	**\$ 0
Lake Lawson – Phase II (May 2008)	Bayside	Bayside	2.9	\$ 600,000
Woods of Avalon Neighborhood Park (August 2008)	Kempsville	Kempsville	13.2	\$600,000
Lake Lawson and Lake Smith Natural Area (part of) (September 2008)	Bayside	Bayside	0.1	\$26,000
Lynnhaven House (October 2008)	Bayside	Bayside	4.9	\$535,000
TOTAL ACTUAL LAND COST:			1809.8 Acres	\$ 40,281,532

* The Department of Public Works Stormwater Management Fund paid an additional \$1,000,000 of the \$2,682,000 total acquisition cost because a portion of the site is a lake, serving as a regional stormwater management facility

** Lynnhaven Athletic Complex dedicated to the City by the Lynnhaven/Little Neck Civic League

Table 2: Financial Summary Of Parks And Recreation CIP #4-004 Open Space Program Site Acquisition – Phase 1 and CIP #4-070 Open Space Program Site Acquisition – Phase 2:

This table reflects the financial appropriations, expenditures, encumbrances, and reserves to date and the uncommitted appropriations that are available as of January 2009. NOTE: The expenditures reflected in this table are not directly correlated with the expenditure figures in Table 1.

APPROPRIATIONS:		
Charter Bonds:	\$ 4,052,799.00	
Fund Balance - Agriculture Reserve:	\$ 5,000,000.00	
Fund Balance – General Fund:	\$ 4,672,201.00	
Fund Balance – Open Space:	\$ 6,000,000.00	
Sale of Property:	\$ 500,000.00	
Proffers/Private Contributions:	\$ 484,757.00	
Public Facility Revenue Bonds:	\$ 25,750,000.00	
Retained Earnings Water & Sewer:	\$ 3,080,000.00	
Subtotal Phase I Appropriations:	\$ 49,539,757.00	\$ 49,539,757.00
Subtotal Phase II (Pay-As-You-Go) Appropriations:	\$ 1,724,305.00	\$ 1,724,305.00
TOTAL APPROPRIATIONS:	\$ 51,264,062.00	\$ 51,264,062.00
EXPENDITURES AND ENCUMBRANCES:		
Inspection & Support (Code 1000):	\$ 34,940.38	
Project Administration (Code 1100):	\$ 23,286.36	
Design (Code 2000):	\$ 586,244.94	
Environmental Assessment (Code 2400)	\$ 1,600.00	
Site Acquisition (Code 3000):	\$ 40,364,960	
Construction (Code 5000):	\$ 385,678.98	
Landscaping (Code 7000):	\$ 21,825.00	
Contingencies (Code 9000):	\$ 204,992.24	
TOTAL EXPENDITURES AND ENCUMBRANCES:	\$ 41,623,528.28	\$-41,623,528.28
SUB-TOTAL OPEN SPACE PROGRAM UNCOMMITTED APPROPRIATIONS:		\$ 9,640,533.72
PENDING SITE ACQUISITION RESERVES:		
TOTAL SITE ACQUISITION & RELATED RESERVES (SEE TABLE 4):	\$ -2,905,100.00	\$- 2,905,100.00
TOTAL OPEN SPACE PROGRAM UNCOMMITTED APPROPRIATIONS:		\$ 6,735,433.72

Table 3: Accounting Codes For Encumbrances And Expenditures

<u>CODE:</u>	<u>PURPOSE:</u>
1000	<u>Inspection and Support:</u> Includes all costs associated with CIP Internal Service Fund staffing
2000	<u>Design:</u> Includes all costs associated with all phases of project design including research studies, planning, engineering, preliminary project design, landscape design, architectural services, etc.
3000	<u>Site Acquisition:</u> Includes all costs associated with the purchase of real property including appraisals, surveys, title searches, legal fees, property costs, etc.
4000	<u>Private Utility Adjustments:</u> Includes all costs associated with <u>private</u> utility relocation services provided by Dominion Virginia Power, Cox Communications, Verizon Communications, Virginia Natural Gas, etc.
5000	<u>Construction:</u> Includes all costs associated with a project=s construction contract including demolition, site improvements, traffic signal installation, and any other traditional construction activities.
6000	<u>Street Lighting:</u> Includes all costs associated with the installation of street lighting within the public right-of-way by Dominion Virginia Power.
7000	<u>Landscaping:</u> Includes all costs (excluding landscape design) associated with the installation of landscaping.
8000	<u>Furniture and Fixtures:</u> Includes all costs associated with the purchase and installation of portable furnishings and equipment that will not be permanently affixed to a facility such as desks, chairs, microcomputers, etc.
9000	<u>Contingencies:</u> Includes all costs associated with project cost overruns of an unspecified nature or for those unforeseen expenses or unusual expenses that cannot be documented in another CIP account code such as construction change order costs, moving expenses, environmental clean-up costs, etc.

Table 4: Properties Currently Under Review With Funding Reserved For Possible Open Space Acquisition

The following properties were identified in the Virginia Beach Outdoors Plan 2008 Update as possible open space acquisition sites or have been brought to the attention of the Open Space Advisory Committee by property owners, citizens, or community groups as potential open space acquisition sites. The sites listed below have funding reserved or encumbered for acquisition or due diligence of the sites in the amount of \$2,905,100.

SITE LOCATION	PROPERTY OWNER	GPIN	VOTING DISTRICT	ACRES	ZONING	STATUS
Marshview	U.S. Navy	Multiple	Beach	82	A-12	Pending (Summer 2009)
Lake Lawson Phase II	City of Norfolk	1469-50-3783	Bayside	14.7	R-40	Pending (Summer 2009)
Virginia Power Right-Of-Way	Virginia Power	Multiple	Rose Hall Kempsville	35	Multiple	Reserve
Thalia Creek Water Access and Dredge Site,	Multiple	Multiple	Lynnhaven	2	B-2	Reserve
General Booth Blvd. North Property	Commonwealth of Virginia	2416-61-5781	Beach	17	P-1 and R-5D	Reserve
Indian River Road Site "B"	Rock Ministries	1493-31-8107 1493-11-6571	Princess Anne	820	AG-1	Due Diligence Costs Only
Point O' Woods	Lawrence J. Goldrich	2407-16-4082	Beach	2.7	O-2	Reserve
Owl Creek Lane	Sea Shadow Inlet, LLC	Multiple	Beach	22.7	B-4 R5-D	Reserve

Table 5: Properties Currently Under Review With No Funding Reserved For Possible Open Space Acquisition:

The following properties were identified in the Virginia Beach Outdoors Plan 2008 Update as possible open space acquisition sites or have been brought to the attention of the Open Space Advisory Committee by property owners, citizens, or community groups as potential open space acquisition sites. The sites listed below do not have funding reserved for acquisition or due diligence of the sites.

SITE LOCATION	PROPERTY OWNER	GPIN	VOTING DISTRICT	ACRES	ZONING	STATUS
Camp Pendleton (Portion of)	Commonwealth of Virginia	2416-85-3142	Beach	200	P-1	No Funding
Washington Square	Wayne McLeskey	2407-09-4435 2407-09-6257	Beach	1.4 4.6	R-10 A-18	No Funding
Pleasure House Point (Portion of)	Sandler at Indigo Bay, LLC	1489-47-2243	Bayside	11	PDH-1	No Funding
Pleasure House Creek	M.M. Newton	1489-18-8897 1489-18-4922	Bayside	2.1	P-1	No Funding
Witchduck Lake	Old Dominion Tobacco, Inc.	1467-58-7545	Kempsville	12.2	I-1	No Funding
Amhurst Phase II	Baker Road Seniors, LLC	1468-30-8528	Kempsville	5.47	I-1	No Funding