

Fluvanna

REVIEW

Supervisors Strike Rural Cluster Subdivisions from County Code

A major revision to county zoning

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Newspaper boxes will be placed in strategic locations inside and around the Lake

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The Sudoku & Crossword Puzzles will return next week. We apologize for the inconvenience.

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Shadow, the younger of the pair, is a bit more energetic but still shares the same affectionate and sweet demeanor as his father. He loves to play and explore but is always ready to settle down for a cozy nap beside Jasper. Shadow is the perfect complement to Jasper's calmness, bringing an extra spark of joy and energy to their dynamic. Together, they make an ideal duo, with Shadow often following Jasper's lead, and both are well-behaved, well-mannered, and eager to please. They are fully house-trained, get along well with other dogs, and would be a great fit in a home looking for two loving companions. This bonded pair has so much love to give, and they are searching for a home where they can continue their journey together. If you're ready to welcome these two charming boys into your life, Jasper and Shadow will fill your heart with joy and warmth every day.

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Connie Dombrowski



Connie Dombrowski, beloved wife, mother, and sister, died in November, surrounded by her loving family. Born in 1941, she grew up in New York with her sister.

Connie met her husband on a cross-country skiing trip in Vermont, and so began their adventurous life together. With her Master's in Education, Connie was a dedicated teacher wherever they lived. She was always involved in the community and volunteered in her children's activities and schools when they were young. Her generous spirit was always clear to anyone who met her.

In retirement, she threw herself into her new community, into gardening, and into life. In Fluvanna County Master Gardeners, she served as the

president and met many dear friends. She also volunteered her gardening skills with the Lake Monticello Beautification Corps and she quilted with the Lake Monticello Piecemakers. She enjoyed swimming laps, taking neighborhood walks with friends and family, completing jigsaw puzzles from the library, and transforming her yard with beautiful plants, trees, and flowers.

After retiring, she also was the best grandma, very loving and caring. She and her husband temporarily moved to Washington state to be near their grandchildren and help care for them in their early years. She loved baking, learning, and going on adventures around town with her grandchildren.

Connie is survived by her beloved husband of 50 years as well as her son and daughter-in-law, daughter and son-in-law, grandchildren, and sister.

Funeral services will be held Saturday, December 7, 2024, at 11am at St. Thomas Aquinas Church at 401 Alderman Road in Charlottesville, Virginia.

In lieu of flowers, donations in Connie's memory can be made to Fluvanna Meals on Wheels, Fluvanna County Habitat for Humanity, or Lake Monticello Volunteer Fire Department and Rescue Squad.

Kenneth Ogden Webb



Kenneth Ogden Webb passed away peacefully after a lifetime of laughter, courage, and strength. He will be deeply missed by his beloved wife, Ruth. During their 67 years of marriage, they celebrated the lives of their six children and their spouses, 11 grandchildren, and several great grandchildren.

Born to Henry Edwin and Desly Webb of Palmyra, VA, Ken and his late brother, Charles, persevered as farmers' sons. A proud Flying Fluco ('54), Ken pursued a civil engineering degree at Virginia Polytechnic Institute & State University ('58). While interning in Richmond, he rented a room in a private residence having found no room at the Y. He got more than he bargained for and ended up with a wife and many beloved in-laws.

After graduating from Virginia Tech, Ken and Ruth moved to Ripley, West Virginia. Ever the practical engineer, rather than staying in the great Commonwealth, he chose a job that offered a bit more pay and mountains with cooler summers. Affectionately (we hope) known as "The Bear," Ken rose through the ranks of the WV Department of Highways serving as District Engineer in Districts 1 and 3 and culminating as Chief Maintenance Engineer. The Governor named him a Distinguished West Virginian in 1988 in recognition of his contributions to the state's roadways, bridges,

and for playing an integral part in finishing the last stretch of I-64. At his retirement, he was the youngest Construction Engineer hired in state history and was passionately involved with construction as work began on building the state's interstate system, commencing at Fairplain. His work ethic, devotion to bettering his children, and firm belief in the value of education kept him at work even on the weekends, when he put his land surveying skills to use so he could support his children's higher education pursuits.

After retiring, Ken eventually moved back to Palmyra where he continued surveying, became active in his church, Bethel Baptist, and served his community. Among his many pursuits, he helped lead the restoration of Fluvanna County's Carysbrook Auditorium. He also lovingly helped care for his mother-in-law, Mary Ruth Walters, during her last years, only a partial repayment for the motherly love, beautiful daughter, and many servings of her delicious banana pudding that she bestowed upon him.

While his family and friends mourn Ken's passing here on earth, we know what joy filled his heart as he was taken home. Well done His good and faithful servant. Rest well. Your adoring children, Diane, William (Bill), Cloe (Bobby), Tricia, Christy, and Kathy, really were listening to all your lessons and will carry on your good work from here.

All services were held Saturday, November 23, at Antioch Baptist Church, 4422 Antioch Rd., Scottsville, VA, and began with a viewing at noon, followed by a funeral and short graveside service that started at 1:00 P.M. In lieu of flowers, the family requests donations be made to Bethel Baptist Church or Cunningham Methodist Church both of Palmyra or Antioch Baptist Cemetery.

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Letter to the Editor

Take the long view

Recently rereading about the Tudor period has helped me remember that history is just that, in the past. No matter how chaotic the changes there is an endpoint. There is nothing new that hasn't been done before, just not to us, or with our participation. And so there is comfort in taking the long view that nothing lasts forever. But every day is important; what we do today has an impact on tomorrow.

-Donna Johnson, Palmyra



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Piecemakers quilt donations brighten holiday season

PRESS RELEASE

The Lake Monticello Piecemakers are closing out the year by donating many of its creations to benefit local community service organizations, including Lake Monticello Fire & Rescue, the Lake Monticello Beautification Corps and the Lake Monticello Community Foundation.

The quilters sold many of their creations again this year at the recent Sts. Peter & Paul Craft Bazaar, raising \$1,328 which was donated to the fire department.

The Piecemakers also donated a quilt to the Beautification Corps to be raffled after

the Holiday Home Tour Dec. 14, which is the Corps' largest fundraiser. This year's raffle quilt features a stunning peacock.

And the group is decorating a holiday tree for the Festival of Trees Dec. 7, a fundraiser for the Lake Monticello Community Foundation. Tickets to win each of the nearly two dozen trees are currently available. The Piecemakers tree includes handmade ornaments and garland, a stunning embroidered tree skirt, holiday placemats, and more, and the winner of that tree gets to keep the tree and all the valuable decorations.

"We love it that our work benefits these and other worthwhile community organi-

zations," said Jackie Bland, one of the organizers. "Everyone is always so appreciative of our products."

The Piecemakers meet each Thursday at 1 p.m. at Ashlawn where they share their talent, skills, ideas, and learn from each other. They welcome quilters with all levels of expertise, and introduce the craft to new quilters.

Many of the Piecemakers' quilts are often on display at Cunningham Creek Winery, with the current display having a holiday theme.

For information email piecemakers.central.va@gmail.com.

Two Fluco athletes have committed to compete at the college level

BY DUNCAN NIXON
CORRESPONDENT

Two Fluco young women will be continuing to compete at the college level. Emmalyn White has signed to play lacrosse at Davis and Elkins. Alex Fuller will be swimming for Northeastern next season. Davis and Elkins is a Division II school in West Virginia that competes against schools like University of Charleston and Frostburg State. Northeastern is a Division I school located in Boston and it competes against schools like University of Maine and Stony Brook.

Fork Union lights up!

Celebrating holiday cheer at the tree lighting

You won't want to miss this fabulous event to be held on Nov. 30 from 4 to 8 p.m. as Fork Union comes alive with holiday cheer. Gather at 4312 James Madison Highway for a delightful evening filled with caroling, carriage rides, a special kids' corner, dancing, delicious food trucks, and warm, free hot chocolate. And yes, of course, Santa will be joining us too! Take a moment to explore vendor tables for unique gifts and pick out the perfect cut Christmas tree while you enjoy the excitement in anticipation of the grand finale—watch as we light up the tree! This year, a talented local artist is crafting the star for the tree topper, which will be auctioned off to the highest bidder! Proceeds from the auction will support wonderful future events in our beloved Fork Union community. Guests are encouraged to bring a new, unwrapped toy or a non-perishable food item to support the toy and food drive!

Buy Fluvanna First

The event is also a pickup point for the Buy Fluvanna First Holiday Passport. Every dollar spent locally helps our community grow stronger! To celebrate and support our local economy, Fluvanna County is excited to launch the "Buy Fluvanna First" campaign. Kicking off this initiative is the Holiday Passport, a fun and interactive way to discover

Fluvanna's businesses during the festive season. Beginning next week, shoppers can grab a Holiday Passport at any participating business, each offering a unique shopping experience! As you visit these spots, present your passport to collect a "stamp" for each stop. Once it's filled up, you can drop it off at any participating location or mail it to the Fluvanna County Economic Development Office by Jan. 5. Every completed passport will have a chance to win prizes generously donated by local businesses, and there's even a grand prize from Lake Monticello Golf Club! The drawing will happen on Jan. 7.

Where to Get a Passport:

Passports are available at Authentic Latin American Soul Food, The Barista Baker, Bunker Bistro, Chevy Chase, CK Jewelers, Crossing Brook Farm, Cuppa Joe, Cunningham Creek Winery & Brewery, Devoted Hair Salon, Fruit Hill Orchard, Happy Tails, Fork Union Pharmacy, Hardware Hills Winery, Jefferson Pharmacy, La Esperanza, Legacy Cutz, Lake Monticello Golf Club, Local Eats, Melissa Butler, Inc., Papa Jim's, RDL Pool Supplies, Sacred Acres Alpaca Farm, Scarlett's Flowers, Studio 55, Sweet Art Emporium, Tropic Tan, and Wahoo BBQ! They will also be distributed at the Art Fest in downtown Palmyra from 10 a.m. to 4 p.m. on Dec. 14. For more information, please contact Nina Monroe at (434) 825-5298.

Fluvanna man charged with internet crimes against children

BY HEATHER MICHON
CORRESPONDENT

A 25-year-old Fluvanna man was arrested on Wednesday (Nov. 20) on charges related to internet crimes against children.

Fluvanna County Sheriff's Office Captain Aaron Hurd said the department executed "multiple search warrants" at a residence in the 3000 block of West River Road near Scottsville and seized "electronic evidence" at the scene.

Timothy Tyler Gregory was charged with first-degree sexual exploitation of a minor and first-degree statutory sexual offense. He is also facing a charge of second-degree sexual exploitation of a minor in North Carolina, which is seeking his extradition.

While details of the case were not available at press time, Hurd said the case was

coordinated with the Johnston County (NC) Sheriff's Office, the North Carolina Bureau of Investigation, and assets from both the Louisa and Albemarle Sheriff's Offices, which works with Fluvanna as part of the Southern Virginia Internet Crimes Against Children Task Force.

Gregory is at the Orange County Regional Jail, where he is currently being held without bond. He is scheduled to appear in Fluvanna County General District Court on Nov. 25.

The investigation is ongoing, and anyone with information about the case is urged to contact Lieutenant Custer or Investigator Brennan at the Fluvanna County Sheriff's Office at 434-589-8211.

RUDY TALKS TAXES

BY RUDY GARCIA, OWNER, RIVANNA WOODS FINANCIAL / TAX SERVICES

Watch Out for These Tax Myths

MYTH: /miTH/ (noun) - a widely held but false belief or idea



Many myths about the IRS and the tax code have been amplified online in recent years. Here are several myths that if you believe them, could leave you with an expensive tax surprise.

A number of myths about the IRS and the tax code have been gaining traction online. Believing these misconceptions could unfortunately lead to a bigger tax headache for you. In this month's newsletter, learn about several tax myths and how you can avoid them.

Please pass this information on to anyone that may find it useful and call if you have any questions or concerns.

Myth #1: Retirement money is always tax free.

You have retired and withdraw from a 401(k) fully expecting that you won't owe income taxes. Unfortunately, money withdrawn at any age from a 401(k) - or your traditional IRA - incurs income taxes at your current tax rate.

Lesson Learned: Understand how money in each of your retirement accounts is taxed when withdrawn. Some will have income taxes, some could incur early withdrawal penalties, while some incur no tax at all!

Myth #2: The government won't find out about a big gambling win.

Gambling winnings are considered taxable income to the feds and most states. The IRS generally wants about a quarter of your winnings from sweepstakes, casinos, bingo, keno, online sports betting, and the like. Casinos and other betting entities also inform the IRS of your winnings over certain thresholds. So it is always best to keep track of your winnings.

Lesson Learned: Gambling winnings fall under tax rules just like other forms of income. Deducting gambling losses is possible, but it has limits that are subject to strict rules. For example, you must itemize deductions on your tax return if you don't declare yourself a

self-employed professional gambler.

Myth #3: Government benefits like unemployment and Social Security aren't taxable.

Unfortunately, unemployment and Social Security benefits are usually taxable. Unemployment benefits are taxed at your normal tax rate as income at the federal level and in some states. Social Security is taxed, but in a much more confusing way. Supplemental Security Income payments, on the other hand, are not taxable.

Lesson Learned: Plan ahead to mitigate the tax shock. You can have taxes withheld from your unemployment benefits so you don't have to pay a lump sum when you file your return. With Social Security benefits, understand when and how they can be taxed, since up to 80% of these benefits could be subject to income tax by the federal government.

Myth #4: I work from home and can write off my office expenses.

You can only deduct home office expenses if you operate a business out of your home. If you're an employee, you're out of luck. If you do run a business exclusively out of your home, there are still hurdles to clear before you qualify to use the home office deduction.

Lesson Learned: Tax rules can be complicated, even for something that seems as simple as a home office deduction.

If there's one common theme here, it's that tax laws can be complex even when they seem simple on the surface. When in doubt ask for help. TIK TOK, time is running out it is almost too late to reduce your upcoming tax bill, but act now your days of opportunity are numbered. With the holidays rapidly approaching, now is the time to make an appointment for a year-end review. Feel free to call 434-442-4044 or email info@rwdftaxservices.com to make your appointment now!

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County gets first look at FSPCA Ruff Retreat

BY PAGE H. GIFFORD
 CORRESPONDENT



Ribbon cutting at the Ruff Retreat.
 Photos courtesy of the FSPCA

The staff and volunteers from the Fluvanna SPCA celebrated the official opening of a play area for the dogs on Nov. 16 called Ruff Retreat.

The project cost \$30,000 and was paid for by the generosity of one major anonymous donor along with other donations. Among those who attended were Supervisor Chris Fairchild and County Administrator Eric Dahl.

This was a long-term project that was completed in the fall of 2023.

"Before the park was constructed, the only exercise available for the dogs was walking on our fairly short trail behind the buildings. There was no way to have them off leash and exercise. It also meant that we had no way for dogs to be introduced to each other and socialize," said Board President Ned Ramm.

The chain link on one side of the area is precautionary and allows a dog inside to meet another dog on the outside nose to nose to see how they get along before introducing them inside the park.

"Our trained volunteers began to play groups inside the park. They learned which dogs got along together and then allowed them to play and run," he said. "This is the first chance that the dogs have had to socialize and to run free and exercise. Without the volunteer help, this would have been virtually impossible."

Also, completed in the summer of 2023 was the staff break room. Before it was built the employees had to sit outside

in the summer and winter, using chairs alongside the building for breaks or to eat lunch. They also had to heat their lunches in the manager's office because that was the only microwave available. If the weather was too bad to eat outside, they had to sit in the lobby or whatever space they could find.

The whole project cost about \$10,000, all paid for by donations. The room/shed was built and installed by a Virginia company but it was volunteers who painted and put in the flooring, and the heating and air conditioning unit. A refrigerator and a microwave were also added. The room is also used as a conference room for small meetings with volunteers, and staff, and for interviews.

The shelter has not had much in the way of renovations since it began in 1989. As shelters evolve and the environment changes for the better in the interim, so does the likelihood that the animals will have a shot at being adopted. Chaotic shelter environments create stressed staff and animals. Volunteers have made an enormous difference but the physical environment is key to reducing that stress.

With the current building, Ramm pointed out to officials taking a tour that the emphasis on overcrowding begins in the lobby area. The lobby is small with very little room for seating visitors. The manager's office was originally intended to be the bathroom and was also very small.

The cat room has limited space and no area to climb or exercise. It is the only space available for visitors to meet the cats. As you go into the hallway some cats are kept in cages in closet-sized spaces and sometimes in the hallway due to lack of room.

The laundry space backs up into the narrow hallway and the animal treatment room is also small. The kennels are intended to be double. One side of the guillotine door in the center is for sleeping and feeding and the other side is intended to be an area for them to relieve themselves or to have more room to move around. The shelter has 24 of these kennels.

"Because we normally have many more dogs than this, we must keep the guillotine doors closed on some or all of them housing the other dogs," said Ramm. "This limits the area for each dog and also means that they must eat, sleep, and sometimes relieve themselves in one space." He added that the left side is reserved for isolation because they do not have a separate isolation facility. This also limits space for the dogs on the other side.

"Our isolation area for dogs does not meet state requirements and we could be cited for this. The county would be fined \$1,000 per occurrence for this violation." The state rules also require the isolation area to be a separate room or building so that air cannot circulate from the isolation area into the area where dogs reside. "The ventilation system circulates air throughout the building which means that for airborne diseases all dogs will wind up being exposed. We had this happen recently and

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 Kites Country Ham \$12.99 lb.
 Boars Head Colby Cheese \$6.39 lb.
 Homemade Cranberry Relish .. \$5.99 lb.
 Table Talk Pies Pumpkin & Apple/27 oz. \$4.99

GROCERY

Ocean Spray Cranberry Juice 64 oz. 2/\$4
 Dole Pineapple 20 oz. 3/\$5
 Bakers Angel Flake Coconut 16 oz. .. \$3.69
 Carnation Evaporated Milk 12 oz \$1.69
 Karo Syrup 16 oz. \$2.99
 Hanover Green Beans 38 oz. 2/\$5
 Heinz Gravy 12 oz. 2/\$5
 River Rice 2 lb. \$3.99

FRESH & FROZEN MEAT

Hog Chitterlings 10 lb. \$14.99
 Arctic Shore Cooked Shrimp 12 oz. \$5.49
 Bob Evans Sausage 1 lb. \$3.99
 Rapa Scrapple 16 oz. \$2.59
 Gwaltney Meat Bologna 1 lb. \$2.79

DAIRY

EE Cream Cheese 8 oz. \$1.99
 Kraft Shredded Cheese 8 oz. 2/\$5
 Tropicana Premium Orange Juice 46 oz. \$2.99
 EE Butter 1 lb. \$3.49
 Pillsbury Crescent Rolls \$2.99

FROZEN

Hanover Brussel Sprouts or Baby Limas/12-14 oz. .. 2/\$4
 Blue Bell Ice Cream 1/2 gal. \$6.99
 Cool Whip 8 oz. 2/\$3
 Marie Calendar Pies Apple & Pumpkin \$5.99

PRODUCE LOCAL • READY TO EAT

White Potatoes 5 lb. bag \$2.99
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 Collard or Kale 16 oz. bag \$2.99
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it has happened in the past.”

They are in the planning process for a new isolation building for dogs to be built on the left side of the current building.

“It would not only bring us in compliance with state regulations but would open up space inside the building for the

healthy dogs,” he said. Still, in the planning stages, they are considering a separate temporary structure for cat isolation. This building does not need running water or other requirements that a building housing dogs would require.

With this facility they could open the

door between the current cat residence and the room adjacent to it that is currently our isolation room, allowing them to move all the cats into one area.

“This would give all cats rooms with sunlight and space and make it easier for visitors to see them,” said Ramm.

Bees are busy at Edgewood Apiaries and Farm

BY PAGE H. GIFFORD
CORRESPONDENT



The Sweeneys doing their job of beekeeping. Photos by Jon Golden

After leaving corporate America and returning to her Virginia roots in 2021, Amanda Sweeney knew going back to a corporate job wasn't for her. With generations of her family farming in Virginia, she felt it was her turn to steward the land and carry on their legacy.

“I see my journey into beekeeping as an evolution. My family's homesteading roots inspired us to move away from refined sugar, embracing honey as our main sweetener. My love for honey sparked a deep curiosity about its varieties and origins.”

The 112-acre farm is mostly forested, rich with tulip poplars, a primary hardwood nectar source for the bees. Fluvanna forests are rich with hardwoods, where spring blooms progress from maple buds to magnolias, redbuds, oaks, black locusts, and tulip poplar by late April and May, signaling the nectar season.

Wildflowers and other trees also support bees and pollinators during this period.

“Many consumers do not know how important hardwood trees are to supporting honeybees. They know wildflowers are important. On our Fluvanna-based farm, we recently planted six acres in wildflowers which bloom in late June and July backed by a desire to obtain a second nectar flow or minimally ensure the bees have a food source during that time frame.” Since bees forage up to five miles from their hive, their bees benefit from the abundant forested areas surrounding them. Like most non-migratory beekeepers in Virginia, they rely on the local environment for nectar.

“Each year, weather plays a significant role in bee health and honey production, with beekeepers balancing when to assist the bees or let them work their magic,” she said. “Too much rain or drought can disrupt nectar flow, impacting the types of honey

bees can produce. Ultimately, nature is the ultimate guide.”

She added that there are a few migratory beekeepers across the state of Virginia who do move their bees to support pollination crops or to go after certain high-value sought-after nectars, like sourwood honey. Some may even move their bees out of state for the same reason. Sweeney does not.

This is her full-time job; both beekeeping and running the apiary business. She works seven days a week. She has three apiary yards - two in Fluvanna and one in Powhatan. And she is in the process of setting up three more - one more in Fluvanna, one in Cumberland, and one in Halifax.

“We currently take care of about 100 colonies and next year hope to successfully grow that number to 150, primarily in the different locations mentioned where we can harvest different nectar varieties or increase our wildflower and tulip poplar varieties.”

They keep a variety of honeybees which

she calls Virginia bees. They started with Italian genetics and then added Russian and Carniolan. Worker bees live for 42 days, longer in the winter months. They spend the first 21 days working within the hive and then the following 21 days foraging.

“With a focus on honey production, we manage our bees in ways to incentivize the colony size to be very large and to keep the queen bee from swarming.” They do not sell bees and utilize every opportunity to increase their colony counts so that with each incremental year they can produce more honey.

As a state, Virginia does not produce enough honey to satisfy the needs of our per-capital consumer base. Over 4 million pounds of honey is imported and bottled here.

“We aim to help transform this situation by not just growing our apiary, but by aggregating and distributing honey produced in different areas of the state by other beekeepers. This provides an avenue for other beekeepers to access infrastructure, premium branding, and revenue more quickly allowing them to re-invest into growing their apiary,” she said. Their focus on Virginia honey producers allows them to offer the consumer complete transparency regarding where their honey comes from and more details on their types of nectar. Their new labels even contain a QR code with a message from the keeper of the bees of the honey in that particular jar. “No one else is offering this type of transparency to the consumer nor this level of advocacy for the Virginia beekeeper. This is where we've been able to differentiate ourselves and stand out in the marketplace.”

The Five-Oh! Club of Lake Monticello
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Stargazing in Fluvanna

BY PAT BEERS BLOCK



This month's premier skylight performers include the very active Geminids (Class I, Major) and Ursids (Class I, Major) meteor showers. The Geminids shower promises to produce as many as 120 meteors per hour during much of December. The maximum meteor activity will occur on Dec. 13 and early morning on Dec. 14. The Ursids shower will be present throughout the last 2 weeks of December with the maximum activity date being Dec. 22 (www.amsmeteors.org).

With the last Supermoon for 2024 present in November, the moon returns to its customary size and phase cycle. We can still enjoy the comforting cycle of the moon, from its new moon to 1st quarter, to full, to last quarter phases this month.

Other events this month include the escapades of the moon with various planets and stars, again ensuring that the moon is a key player in our celestial calendar. Additionally, there are a significant number of planetary, and planet/star conjunction alignments as well as the presence of the spectacular meteor showers that will captivate us as we gaze into the morning and evening sky to enjoy them.

Now that we have some insight into major events anticipated for December, let's get ready to engage in observing these events by setting up your star gazing equipment, charging your cell phones and linking to Sky Guide, Sky View Lite, or any other star gazing applications that you find useful, and settling into your favorite viewing spot to witness the magic of the night and early morning skies!

Weeks 1 (December 1-7)

December 1 marks the beginning of this month's new moon phase. This phase of the moon is a great time for stargazing since the bright side of the moon faces away from Earth and won't

overshadow celestial bodies and events. Of course, clouds and other weather patterns can always hinder sky viewing so try to be aware of weather predictions as you prepare for your stargazing experience.

On December 3, the planet Mars will be in conjunction (visually close to one another) with the Beehive Cluster (aka Messier 44) within the constellation Cancer.

On December 4, the moon will be in conjunction with the planet Venus. About 1 ½ hour after sunset, Venus will be visible by looking to the upper right portion of the area where the waxing (getting larger) moon rests.

On December 7, Jupiter will be in opposition (closest) to Earth with the Sun fully illuminating this planet throughout the night. Visibility of Jupiter's four moons may be possible with binoculars; the cloud bands of Jupiter may be possible to view with a telescope.

Weeks 2 (December 8-14)

On December 8, the moon will be in conjunction with the planet Saturn. The moon also moves into the first quarter phase when the moon is illuminated on the right half.

On December 12, the moon moves into its perigee position, a special position where the moon is closest to Earth. The lunar perigee position produces the strongest tidal force on Earth's tidal waters.

The moon will be in conjunction with the Pleiades (aka the 7 Sisters, and Messier 45) within the constellation Taurus on December 13. The Pleiades are part of an open star cluster; these stars were all born together about 100 million years ago and are located within a nebula (aka cosmic cloud).

The Geminids meteor shower will be at its peak the evening of December 13 through the morning of December 14.

However, with the moon ascending to fullness, a good time to observe meteors will be on the morning of December 14 when the moon is low in the horizon and the brightness of the full moon is lessened.

On December 14, the moon will be in conjunction with the planet Jupiter. This visual illusion of physical closeness will appear in the constellation Taurus.

Week 3 (December 15-21)

A full moon appears on December 15. This full moon is known colloquially as the Cold moon. This is a Mohawk tribal name for the December moon based on the fact that the northern hemisphere typically experiences freezing cold weather this month. The moon will be positioned near the constellation Taurus. Provided the sky is devoid of clouds or precipitation, the evening sky will be delightfully illuminated with the entire face of the moon visible and smiling at us with its always friendly and inviting face.

The moon will be in conjunction with the star Pollux on December 17. The star Pollux can be found in the constellation Gemini.

On December 18, the moon will be in conjunction with Mars in the early morning sky, located near the constellation Cancer. The moon will also be in conjunction with the Beehive star cluster in the constellation Cancer in the evening sky.

On December 20, the moon will be in conjunction with the star Regulus, within the constellation Leo.

The winter solstice occurs on December 21 when the Earth tilts in such a way as to move the Northern hemisphere away from the Sun. This tilt away from the Sun results in shorten daylight hours in Fluvanna county.

Weeks 4 & 5 (December 22-31)

December 22 marks the maximum activity for the Ursids (Class I, Major) meteor

shower during which up to 10 meteors per hour might appear. This shower emanates from constellation Ursa Minor (the location of the Little Dipper). The optimum viewing time ranges from just after sunset until moonrise.

The moon moves into its last quarter phase on December 22. The moon will be illuminated on the left half of its surface.

The moon will be in occultation (crossing over another celestial body) with the star Spica within the constellation Virgo on December 24. This occultation makes it seem like the covered celestial body has disappeared from the sky.

On December 25, the planet Mercury will be positioned far enough from the Sun that Mercury will be visible in the eastern sky just before sunrise. This change in distance between the Sun and Mercury is known as the greatest elongation of Mercury. You may want to use your binoculars to enhance your viewing experience of this event.

On December 28, the moon will appear in front of (occultation) of the red star Antares located within the constellation Scorpius, producing a temporary "disappearance" of this star.

Finishing the month on December 30 is the completion of the lunar cycle with its return to the new moon phase.

So ends the celestial highlights that we can look forward to observing throughout the month of December. Also worth exploring throughout this and the new year are NASA's asteroid detection events, space rocket and satellite launches, and sky shows like the aurora borealis that might appear in Fluvanna. With the perpetual motion of planets and stars, the daily changing sky promises to entertain you for a lifetime!

Until next month, keep your eyes facing the morning and evening sky to see the wonders of our universe as we Earthlings travel through it!

PUBLIC NOTICES



FLUVANNA COUNTY TAXPAYERS

Fluvanna County Real Estate and Personal Property taxes for the second half of 2024 are due December 5, 2024. Taxes need to be paid in full by midnight December 5, 2024 to avoid penalty.

FOR YOUR CONVENIENCE VARIOUS PAYMENT OPTIONS ARE AVAILABLE:

- By mail postmarked by December 5, 2024
- Drop Box Location: 34 Palmyra Way, Palmyra VA.

Located by the steps across from Palmyra Methodist Church, this is a brown drop box.

with credit card online: www.officialpayments.com

Office Hours:

Monday thru Friday 8am to 4:30pm



Public Notice

PUBLIC HEARING Fluvanna County Board of Supervisors Wednesday, December 18, 2024 at 7:00 pm

Pursuant to Virginia Code Sections 15.2-1427 and 15.2-2204, a Public Hearing will be held in the Fluvanna County Circuit Court, at 72 Main Street, Palmyra, VA 22963 for citizens of the County to have the opportunity to appear before and be heard by the Board of Supervisors for the following items:

Ordinance to amend the "Code of the County of Fluvanna, Virginia," by amending §22-22-1 to include crematoriums and pet crematoriums in the definition of "Funeral Home" and to include animal training in the definition of "Commercial Kennel."

Ordinance to amend the "Code of the County of Fluvanna, Virginia," by amending §15-4-1 and 22-26-7 to clarify the requirements of the phrase "shielded and screened from view."

Copies of the full text of the ordinance are available for public review at <https://www.fluvannacounty.org/> and in the office of the County Administrator during regular office hours. Questions may be directed to the Planning and Zoning Department, at (434) 591-1910. All interested persons wishing to be heard are invited to attend the public hearing.

Authorized by Fluvanna County Department of Planning and Zoning

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434-981-9956



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434-242-5318



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The Fluvanna County Arts Council Presents

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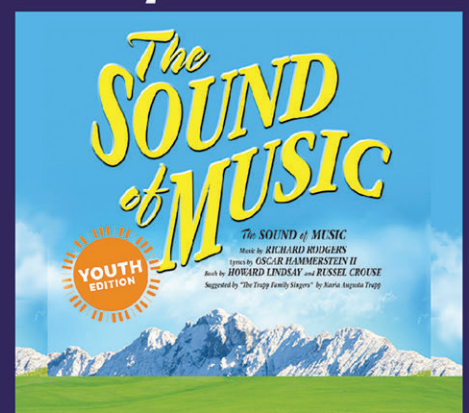


December 7 at 7pm

Empowered Players



December 8 at 3pm



December 14 at 3pm



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Community Calendar

Community calendar items must be under 50 words and will run only once a month.



Veterans breakfast

Central Virginia Veterans will be holding their monthly 'G.I.Style' breakfast on **Nov. 30** at 8:15 a.m. at Wahoo BBQ & Grill, Slice Road Gate, Lake Monticello. Cost is \$12 per person (cash only please). Veterans and spouses/friends are welcome. Questions? Contact Paul Bethke (703) 965-8363.

Lake tree festival

Lake Monticello Festival of Trees will be held 9 a.m.-4 p.m. on **Dec. 7** at Ashlawn Clubhouse. Meet Santa and Mrs. Claus and tour two dozen decorated holiday trees, and win a chance to own one. Free.

Christmas stroll

Kids Christmas Stroll at Bybee's Road Baptist Church, 4989 Bybee's Church Road, Troy, on Saturday, **Dec. 7**, from 10 to noon. Hear the Nativity Story. Get crafts/gifts to take home. Visit with Santa. 434-589-2824.bybeechurch.org

Christmas potpourri

The Fluvanna Community Singers present A Christmas Potpourri., Friday, **Dec. 6** at 7:30 p.m. and Saturday, **Dec. 7** at 3 p.m. at Central Elementary School, 3340 Central Plains Rd., Palmyra. No charge. Donations to MACAA/Fluvanna Food Pantry appreciated.

Fork Union Bazaar

Fork Union Christmas Bazaar sponsored by the Fluvanna Leaders for Race & Diversity, at Carysbrook Elementary School, Fork Union, on Saturday, **Dec. 7** from 10 a.m. to 5 p.m. This event will support the FLRD Community Food Pantry in Fork Union. Shop local for the holidays. Crafts, gift items, food truck, live music, vendors and more! Crafts, Gift Items, Food Trucks, Vendors, Live Music and more! For Vendor Signup: www.Fluvannalrd.org.

Santa breakfast

Breakfast with Santa at the Lake Monticello Firehouse, 10 Slice Road, Palmyra, Saturday, **Dec. 7**, from 8:30 to 10:30 p.m. \$15 for 10 yr olds and up. \$10 for 5-9 yr olds. 4yr olds and under free. After pancakes, take a photo with Santa. Sponsored by LM Fire & Rescue Auxiliary.

Wreath workshop

Holiday Wreath Workshop at Fluvanna County High School on Tuesday, **Dec. 10** at 6 p.m. Create a wreath for your home or for a gift. Proceeds benefit the FCHS-PTSO. Questions? email: fluvannahighschoolptso@gmail.com

Happy Face party

FCSS Happy Face Christmas Party will be held **Dec. 14** at Central Elementary School. doors open at 9 a.m. FCSS is collecting new toys (\$15-\$30 range), stuffed animals, bikes and helmets for children infant to 13 years of age; also collecting new winter coats and pj's size infant to 18. Collection boxes are set up at various locations. End of donations is Dec 1. To volunteer or have questions email marykidd01@gmail.com

Lake home tour

Lake Monticello Holiday Home Tour, 12:30-5 p.m., **Dec. 14**. \$10 tickets are available by emailing LMBC.gardens@gmail.com.

Donations needed

FCSS Happy Face Christmas Party will be held Saturday, **Dec. 14**, at Central Elementary School starting at 9 a.m. FCSS is collecting new toys (\$15-\$30 range), stuffed animals, bikes and helmets, clothes for children. To volunteer or have questions email marykidd01@gmail.com.

Food Bank

Fluvanna MACAA Food Bank is located in the old Carysbrook High School. To get food from the food pantry bring a photo ID as proof of Fluvanna residency. Open: **Monday through Friday**, 11 a.m. to 1 p.m. To donate directly to the food bank call 434-842-2521 to find out which foods are most needed. Cash and food donations gratefully accepted.

PUBLIC NOTICES



Public Notice

PUBLIC HEARING
Fluvanna County Planning Commission
Tuesday, December 10, 2024, at 7:00 p.m.

Pursuant to Virginia Code Sections 15.2-1427 and 15.2-2204, a Public Hearing will be held in the Morris Room in the County Administration Building at 132 Main Street, Palmyra, Virginia 22963 for citizens of the County to have the opportunity to appear before and be heard by the Planning Commission for the following items:

ZTA 24-08: Ordinance to amend the "Code of the County of Fluvanna, Virginia," by amending §§22-4-2.1, 22-4-2.2, 22-5-2.2, 22-6-2.2, 22-7-9.2, 22-8-2.2, 22-9-2.1, 22-10-3, and 22-22-1 to lower the threshold number of children served in licensed Family Day Homes from six to five in accordance with Virginia Code requirements, and to clarify related definitions.

ZTA 24-09: Ordinance to amend the "Code of the County of Fluvanna, Virginia" by amending §19-2-1 to clarify that no more than five lots may be created from the parent tract using the minor subdivision approval process, regardless of whether the lots are created at one time or over an extended period of time.

ZTA 24-10: Ordinance to amend the "Code of the County of Fluvanna, Virginia," by amending §22-22-1 to correct the definition of "Front Yard."

FY 2026-2030 Capital Improvement Plan – Public review and recommendation of the Capital Improvement Plan (CIP) for fiscal years 2026 through 2030 (FY2026 – FY2030) which is to be submitted in conjunction with the fiscal year 2026 (FY2026) Fluvanna County Budget. The CIP lists the major construction and acquisition efforts planned for the next five (5) fiscal years and it describes proposed methods of financing for CIP projects as is prescribed in Virginia State Code.

Copies of the complete text of the above ordinances are available for public review at <https://www.fluvannacounty.org/> and at the Office of the Fluvanna County Administrator during normal business hours. Questions may be directed to the Planning and Zoning Department, at (434) 591-1910. All interested persons wishing to be heard are invited to attend the public hearing.

Authorized by Fluvanna County Department of Planning and Zoning



LAKE VIEWS

NEWS FROM YOUR LAKE MONTICELLO NEIGHBORS



Happy Thanksgiving from LMOA!

We wish everyone a joyful time with their loved ones on Thanksgiving Day, and thank you for reading this week's official news update from LMOA! Our administrative offices will be closed on Thursday and Friday in observance of the Thanksgiving holiday. Green For Life (GFL) wants to remind everyone that services will be delayed one day next week due to the Thanksgiving closure. Thursday services will be held on Friday, November 29, and Friday services will be conducted on Saturday, November 30. Whenever there is holiday, Lake residents are kindly asked to register guests 2-3 days in advance. This will help alleviate congestion at the gates. Thank you!

LMOA Board Celebrates LMVFR's 50th Anniversary with \$50k

At the regular board meeting on November 21, 2024, the LMOA Board of Directors (BOD) voted unanimously on a one-time donation of \$50K to the Lake Monticello Volunteer Fire and Rescue in celebration of its 50th Anniversary instead of its regular annual donation of \$35k. Board Members said they are very grateful to have the volunteer organization close at hand, thanking the volunteer firefighters and rescue personnel who have saved countless lives at Lake Monticello. BOD also approved the 2025 Budget, a contract renewal with the external auditor, the installation of three replacement fire hydrants, the outsourcing of dredging operations, and a holiday bonus for LMOA Staff. LMOA members who missed the meeting

can log into lmoa.org, where they can find the packet and recording by selecting Board Meeting Details under the GOVERNANCE tab. There will be no LMOA Board Meeting in December.

Easement/Right-of-Way Reminder

If you live at Lake Monticello, please remember that LMOA owns property in front of most homes, the size of which varies by plat but generally is about 10-15 feet from the road's edge. LMOA staff maintain this area, which may involve mowing grass, trimming trees and shrubs, working on fire hydrants, etc. We always require our staff to be respectful to residents and ask that residents also treat our staff with respect. If you have any concerns while our team is working, please reach out to 434-589-3563. Additionally, every LMOA lot includes a deeded 10-foot utility easement at the front and sides, along with a 15-foot utility easement at the rear. According to state law, utility companies can place necessary equipment in this space.

Text Message Communication Coming to Lake Monticello!

LMOA is excited to announce our upcoming use of Everbridge for community text alerts by year's end. Everbridge is a cloud-based platform employed by various government agencies to send out messages, including emergencies, advisories, announcements, reminders, and community updates. This will enable LMOA to communicate with residents during emergencies through text messages. Additionally, Lake Monticello residents can opt

to receive texts about news and events. While this service will not be available for a few weeks, LMOA encourages Members to update their LMOA profile with current cell phone numbers if they wish to participate. As updating profiles, please also update email addresses before LMOA issues billing statements in January. Thank you!

Aqua Virginia Refund in December

Aqua Virginia implemented a rate increase in early 2024 ahead of the Virginia State Corporation Commission (SCC) hearing. The SCC approved a lower rate increase for Aqua Virginia than the company had requested, and Aqua Virginia is required to refund the difference to customers. According to Aqua Virginia's Communication Specialist, Heather Keefer, Lake Monticello residents have not yet seen a refund on their monthly bill. "Our finance team is processing this credit," she wrote. "Accounts should be credited by the first week in December, which is within the guidelines of the SCC order."

Lake Bear Programs on YouTube

Did you know we share our community with black bears? The Wildlife Committee provided Lakers with facts about living with these magnificent creatures during an event earlier this year, which can be watched on YouTube. The committee provided another bear program on November 23, 2024, that will be up on YouTube soon. Just Google Lake Monticello Owners' Association to find the channel and be sure to subscribe! The Broadcast Group volunteers would very much

appreciate that!

Bunker Bistro Tests Lake's Need for Quick Breakfast Options

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- **December 13:** Ugly Sweater Karaoke in the Ashlawn Clubhouse 6-9 PM. Please rsvp: yrfcommittee@gmail.com.
- **December 14:** Santa Parade at 2 PM and LMBC Holiday Home Tour (12:30 - 5 PM).

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EVENTS

FLUVANNA FARMERS MARKET HOSTING HOLIDAY EVENT – Sunday, December 1st, starting at 11 a.m. to 2 p.m., Crofton Plaza (Ace Hardware store Lawn). Featuring all our regular vendors plus many more! Cousin's Lobster will be there! Holiday sounds and sights to delight! Cyber Saturday - shop local on Sunday! Email: Fluvannacountyfarmersmarket@gmail.com or call Peggy Shanklin (434) 962-2762.

THE FLUVANNA COMMUNITY SINGERS present 'A CHRISTMAS POTPOURI'! Friday, December 6th, at 7:30 p.m. and Saturday, December 7 at 3 p.m. at Central Elementary School, 3340 Central Plains Rd., Palmyra, VA. No Charge. Donations to MACAA/Fluvanna FOOD PANTRY appreciated.

PANCAKE BREAKFAST WITH SANTA: Sponsored by the Lake Monticello Fire & Rescue Auxiliary on Saturday, December 7th. From 8:30 – 10:30 a.m. Located at 10 Slice Road, (turn at CVS Traffic Light) Lake Monticello Fire House. \$15 for 10-year-olds and up, \$10 for 5-9 year-olds, and 4 year-olds and under-FREE. After pancakes, take a photo with Santa in his sleigh!

KIDS CHRISTMAS STROLL at Bybee's Road Baptist Church, 4989 Bybee's Church Road, Troy, VA., on December 7, from 10 a.m. to 12 Noon. Hear the Nativity Story. Get Crafts & Gifts to take home. Visit with Santa and enjoy other activities. 434-589-2824.bybeechurch.org

VENDORS WANTED: Lake Monticello's Holiday Arts & Crafts Market will be held on December 7th. from 10 a.m. to 2 p.m. inside the Ashlawn Community Bldg. If you wish to be a Vendor at this event please email: fiveOhClub@gmail.com, for details.

FORK UNION CHRISTMAS BAZAAR: at Carysbrook Elementary School, Fork Union, VA on Saturday, December 7, from 10 a.m. to 5 p.m. This event supports the FLRD Community Food Pantry, located in Fork Union. Shop local: Crafts, Gift

Items, Food Trucks, Live Music, Vendors and More! Sponsored by the Fluvanna Leaders for Race & Diversity.

HOLIDAY WREATH WORKSHOP: Come to the Fluvanna Co High School on Tuesday, December 10th. , at 6:00 p.m. and create a wreath for your home or give as a gift. More info on Facebook & tickets at: <https://shorturl.at/XMPht>. Proceeds to benefit the FCHS-PTSO. Questions? Email: fluvannahighschoolptso@gmail.com.

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PUBLIC NOTICE

ORDER OF PUBLICATION

COMMONWEALTH OF VIRGINIA
FLUVANNA COUNTY CIRCUIT COURT
72 Main St., P.O. Box 550, Palmyra, VA, 22963
Case No. CL24000841-00

Commonwealth of Virginia, *in re*.....
GIOVANNA ROSE IRIZARRY, A MINOR v.
BY CHERYLANNE DELMONTE, MOTHER

The object of this suit is to:
To change Minor's last name to Delmonte. It is ORDERED that Brandon James Irizarry appear at the above-named court and protect his/her interest on or before January 3, 2025 at 9:30 AM.

David M. Barredo
Entered 11/7/24
Circuit Court Judge



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Dear readers and advertisers,

The *Fluvanna Review* will cease delivering to Lake Monticello homes beginning Dec. 5. Instead, we offer some 90 pickup points from boxes strategically placed inside Lake Monticello, around Fluvanna County, and to a smaller degree in Louisa and Albemarle counties as well as the city of Charlottesville.

The change was precipitated by some residents inside the Lake who objected to the Lake Monticello Police Department about our delivery driver crossing the road against traffic to place the newspaper in home cubbies. We were informed by Lake police that we could no longer deliver the paper in that manner. (We note that our drivers used a flashing yellow caution light on the delivery vehicle and in over two decades of delivering the paper to Lake homes, we never had a single accident.) The alternative – hiring a two person team to deliver the newspaper – is cost prohibitive. Nonetheless, we understand that Lake police are simply doing their job.

We hope you understand. We hope you will stop each week at one of our many news boxes and pick up a copy of the paper. We will offer the paper in racks and boxes inside the Lake at:

- Ashlawn Clubhouse at 41 Ashlawn Blvd;
- Fairway Clubhouse (both entrances) at 51 Bunker Blvd;
- Pool House during the summer at 35 Edgewater Drive;
- Lafayette Park at 19 Lafayette Drive;
- Bunker Park at 14 Bunker Blvd;
- Marina at 962 Jefferson Drive.

In addition, we hope to add more news boxes inside the Lake in the near future if we receive approval from the LMOA.

We will be adding newspaper boxes immediately outside the Lake and adding more newspapers to high traffic areas such as at Food Lion. We will also be replenishing supplies of newspapers at key boxes each week. Thank you for supporting your community newspaper.

Carlos Santos
Publisher, *Fluvanna Review*

The map shows the distribution of newspaper boxes around Lake Monticello. It includes labels for 'LAFAYETTE PARK 19 Lafayette Dr.', 'ASHLAWN CLUBHOUSE 41 Ashlawn Blvd.', 'FAIRWAY CLUBHOUSE 51 Bunker Blvd.', 'BUNKER PARK 14 Bunker Blvd.', and 'MARINA 962 Jefferson Dr.'. The map also shows 'Lake Monticello' and 'Lake Monticello Golf Club'. A large blue banner at the top right reads 'Fluvanna REVIEW Distribution Box Locations'.

FLUVANNA COUNTY

- Ashlawn Clubhouse 41 Ashlawn Blvd.
- Fairway Clubhouse (both entrances) 51 Bunker Blvd.
- Pool House (Summer) 35 Edgewater Dr.
- Lafayette Park 19 Lafayette Dr.
- Bunker Park 14 Bunker Blvd.
- Marina 962 Jefferson Drive

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- Long & Foster Realtors
- Monticello Country Realtors
- Fluvanna Ace Hardware
- BP gas station
- Orme Fitness Center
- Meals On Wheels
- Shell Gas Station/Dunkin Donuts
- Tucker Griffin Barnes
- Mailbox Express
- Mailboxes/Jefferson Center
- Jeferson Pharmacy
- Salon DeShano & Spa
- Geo's Italian Restaurant
- T-Mobile
- Food Lion
- Pleasant Grove House
- Fluvanna Sheriff Office
- Fluvanna County Library
- E.W. Thomas Grocery
- Cuppa Joe
- Lake Centre Mailboxes
- Beautiful Gate Church
- Island Hill Mailboxes

- Wahoo BBQ
- Kidd's Store
- Route 6 Market
- Family Dollar
- Raceway Gas
- Town & Country Comm. Market
- Sal's Italian Restaurant, Fork Union
- Fork Union Pharmacy
- Fork Union Village Shopping Center
- Fork Union Post Office
- Fluvanna Community Center
- Columbia Store
- Columbia Post Office
- Central Elementary School
- Fluvanna Middle School
- Fluvanna High School
- Carysbrook elementary
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- Fluvanna Chamber of Commerce
- Fluvanna School Board Office
- Campbell Tire
- Troy Market
- Troy Post Office
- REMAX
- Kents Store
- Kents Store Post Office

ALBEMARLE COUNTY

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- Tip Top Restaurant, Pantops
- Rivanna Gear & Apparel
- Bodo's Bagels, Emmett St.
- Bus Station/Water St., C'ville
- Bus Station 3rd. St./Water St.
- Trailway Station
- UVA Hospital Bus Stop/JPJ
- C'vill Water St. Parking Garage
- C'vill Downton Mall:
- Post Office
- Whiskey Jar
- Landmark Hotel
- Firefish Gallery
- Hamiltons
- Bus Station

- Timberlakes
- LaTaza Restaurant, Belmont
- Lee Park Market Street
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- Spring Creek Subdivision
- Spring Creek Dentistry
- Burger King/Exxon
- Beaver Dam Market
- Zion Crossroads Laundry
- Zion Crossroads Store
- Burruss Store
- Ferncliff Exxon
- Ferncliff Market, Rte 250.

Supervisors strike rural cluster subdivisions from county code

BY HEATHER MICHON
CORRESPONDENT

In a major revision to county zoning, the Fluvanna Board of Supervisors voted to eliminate rural cluster subdivisions as a by-right use in A-1 zoning districts at its meeting on Wednesday night (Nov. 20).

Rural cluster subdivisions have become ubiquitous in the local landscape since they were first approved in the early 2000s. Sycamore Square, Village Oaks, Colonial Circle, Villages at Nahor, and Island Hill are among the 15 communities approved since 2004.

While these subdivisions must follow strict zoning guidelines, as long as they adhere to them, neither the Planning Commission nor the Board of Supervisors can prevent them from proceeding.

Under Virginia law, counties must allow rural cluster subdivisions if population growth is 10 percent or higher between censuses. Fluvanna County's growth dipped below 10 percent between 2010 and 2020 – the first decline since 1980. As a result, the Planning Commission recently voted 5-0 to recommend supervisors remove the option from county ordinances.

County Attorney Daniel Whitten said the change would not impact two projects currently in the pipeline. However, future developers would have far fewer options.

By-right use in A-1 zoning areas would be limited to families who subdivided their property to close relatives or minor subdivisions of five homes or fewer. Any projects larger than five homes would first need to be rezoned as R-1, R-2, or R-4.

Each zoning category would impose different rules regarding density and open space. R-1 and R-1 also require developers to use municipal water and sewer, a luxury unavailable in much of the county.

Public hearing

Some residents who spoke during the public hearing supported the change.

"Fluvanna citizens have for decades reaffirmed their undying desire to maintain Fluvanna's rural character," said Suzy Morris. "Once rural character is destroyed or lost, it cannot be recovered," she added.

Pat Beers Block, who lives in the Island Hill subdivision, disagreed. One major aspect of rural clusters is a requirement to preserve 75 percent of the land as open space, a provision that is designed to minimize the impact on local habitats. "It ensures that property is better developed."

Local land-use attorney Nicole Scro said that, in working with clients earlier this year, she realized that when the county had first approved rural cluster subdivisions, they had "eliminated the major conventional subdivision." Combined with the removal of rural cluster subdivisions, this would leave landowners with limited options for development.

Scro requested the supervisors give any of those who had already spent significant time and money assessing a property but still needed to do the paperwork for a rural cluster be given 30 days to submit their applications.

Big government

Rivanna Supervisor Tony O'Brien was the lone board member who opposed the change.

"You guys know I'm a big fan of proper-

ty rights," he said. "In the abstract, the idea of essentially removing the ability to do something that they could do smacks of big Government."

"I think there's a big difference between big government and no government at all," argued Mike Goad (Fork Union).

By-right use excluded local government oversight and prevented citizens from having a say over who might move in next door. "That doesn't feel like a representative democracy to me at the local level!"

Tim Hodge (Palmyra) said he was in favor of removing the "exclusionary clause" that had eliminated the option for major subdivisions, arguing that this would create a "secondary path" for projects greater than five units. Restoring the option included a special use permit provision that gave them robust oversight over new projects.

As a closing argument, O'Brien said the county was once again sending a message that "we don't really want your business here. They'll hear that loud and clear," he said.

Goad made the motion to eliminate rural cluster subdivisions and denied a request by O'Brien to amend the motion to include a three-month moratorium before the changes take effect.

The motion passed 4-1, with O'Brien casting the sole "no" vote.

Later, Hodge renewed his effort to eliminate the exclusion clause by making a motion to send it to the Planning Commission for a recommendation. The motion failed on a 3-2 vote.

"It's a zombie motion," Hodge said. "It'll come up again."

Fluvanna teen charged with homicide

BY HEATHER MICHON
CORRESPONDENT

Fluvanna County deputies were called to the scene of an apparent homicide in Fluvanna near Scottsville on Monday morning (Nov.18).

Investigators from the Virginia State Police's Appomattox Field Office were alerted by Fluvanna authorities at around 11 a.m. that morning, VSP spokesperson Matthew Demlein said in a press release on Tuesday.

The Northern Virginia Daily News reported that a 16-year-old suspect was apprehended in Shenandoah County, about 120 miles north of Fluvanna, on Monday afternoon. Shenandoah County deputies assisted VSP in the arrest.

The teen has since been charged with first-degree murder, obstruction of justice, and eluding.

Because the investigation is ongoing and the suspect is a minor, officials have released few details of the crime. Demlein describes the victim as an adult male, adding that "the two individuals were known to each other, and there is not believed to be any further threat to the community."

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Maggie@GunnelsGroup.com

NEW LISTING



12 Out Of Bounds Lake Monticello \$499,900



- Golf Front
 - Single Level Living
 - Updated Kitchen
- Gunnels Group 434-361-4987
Maggie@GunnelsGroup.com

NEW PRICE



4 Carriage Hill Rd. Fluvanna \$379,900



- Fresh Paint
 - Fenced Yard
 - No HOA
- Jen Sample | 434-989-9246
Jen.Sample@longandfooster.com

NEW LISTING



5985 Union Mills Rd. Fluvanna \$569,000



- Over 6 Private Acres
 - Large Primary Suite
 - Great Location Minutes To I64
- Diane Miller 434-960-5856
DianeMiller@earthlink.net

CUSTOM BUILT



5 Thrush Ct. Lake Monticello \$669,900



- 5 Bedrooms 3 Baths
 - Over An Acre
 - Gourmet Kitchen
- Peggy Shanklin 434-962-2762
Peggy.Shanklin@lnf.com

In Today's Market You Need To Call An Experienced Long & Foster Agent!



LAKE MONTICELLO SALES OFFICE | 434-589-7653 | 3661 LAKE MONTICELLO ROAD, PALMYRA 22963 | VISIT WWW.LAKEMONTICELLOHOMES.COM



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