

CHAPTER 6 – PUBLIC FACILITIES, INFRASTRUCTURE AND SERVICES

A. INTRODUCTION

This chapter discusses Lancaster County public facilities, infrastructure and related services, which are developed and maintained with private, County, State and Federal revenues. Special emphasis is given to facilities and services provided at the county level. Details about any specific area are general--in accordance with Virginia Code for Comprehensive Plans, i.e. ... “shall be general in nature in that it shall designate the general or approximate location, character and extent of each feature shown on the plan ... ”

The information and plans provided in this chapter will assist the County by identifying public facilities and services required in the future to accommodate a changing and growing population. The plan will provide policies and guidance concerning the County’s intent to provide services of a particular type, and will be of great value to private, as well as, public agencies that operate separately from the County government.

B. HIGHWAYS

Lancaster County is served by a network of primary and secondary roads that are maintained by the Virginia Department of Transportation (VDOT). There are no Federal Primary roads in Lancaster County. Except for a few privately owned roads and resident streets, VDOT operates and maintains all public road systems in the Commonwealth of Virginia. New secondary roads may be built as part of a private development and later included into the State System if they are planned and constructed to VDOT standards and meet service requirements for state-maintained roads.

There are two State plans for roads, one for the primary system and one for the secondary system. The State places high priority on traffic consideration when planning improvements to all existing public roads. However, as VDOT prepares its plan for major highway improvements, Lancaster County is offered the opportunity to review priorities on the widening of roads and improvement of bridges located within the County. Each system has its own planning cycle and in order for the County to introduce planning priorities it must do so at the proper time within each planning cycle. The timing of these improvements can be influenced through sound County planning, and knowledge of local use.

This section of the comprehensive plan focuses on the potential need for improving a network of roads that best meets the traffic circulation needs of different areas of the County.

1. Major Roads Identified

Twenty-four-hour traffic volumes provide the clearest understanding of which roads carry predominant traffic in Lancaster County. The VDOT prepares traffic counts on most state roads on a continuing basis. (Traffic Volume map is a graphic illustration of the daily volumes of vehicles on the primary roads.)

As of traffic counts conducted in 2019, Route 3 carries an Annual Average Daily Traffic

(AADT) count of 11,000 vehicles. The AADT for route 200 between Kilmarnock, Irvington and White Stone is 6,000 and Route 354 is 1,900 vehicles per day. These three primary roads provide major circulation within the County's economic corridor and also connect the County with Northumberland, Richmond and Middlesex Counties.

Secondary roads, shown on the map with traffic flow above 500 AADT, extend traffic service from the primary routes to areas with concentrations of residential development, agriculture or marine activities. Brief observations are appropriate for specific roads. Between Lively and Heathsville, Route 201 has traffic volumes that are below that normally expected on a Primary Road, but instead carries traffic at about the same level as a secondary road. This is a reflection of its physical condition because the distance from Kilmarnock to Heathsville over the 3/600/201 route combinations is about the same as it is over routes 200 and 360. Traffic naturally follows routes that are in the best condition. However, the segment of Route 201 between Route 3 (at Lively) and Route 354 is properly classed as a Primary Road. It serves as the main route for people living along and near Route 354 to travel to the east and southeast sections of the county.

Most other roads with traffic above 500 vehicles per day serve major areas of development or serve as corridors through rural areas. In general, these roads will continue to serve as feeder routes to developing areas and some of poor quality will warrant a high priority for future improvements.

2. General Road Plan

The General Road Plan for Lancaster County is a significant part of the Comprehensive Plan that will serve as a valuable guide to the County for purposes of identifying the County's priorities for road improvements.

a. Four-Lane Primary Road

VA 3: This is the central traffic corridor of the County and serves as the major conduit for traffic moving into, through and out of the County. It now has two, four-lane segments: one segment connects White Stone and Kilmarnock; the second segment extends from mid-Kilmarnock NW about 1.5 miles. Preliminary Engineering is in progress to extend this NW segment an additional 3.3 miles (4.8 total) to Lancaster Courthouse. The County's primary strategy for VA 3 includes completion of all segments as a four-lane road in order to establish a safe and efficient traffic corridor through the County. Also, such a corridor would help attract the market base that exists to the NW in Richmond County and to the SW in Middlesex County. Where Route 3 passes through towns and villages, attempts will be made to coordinate improvements with the local need for traffic management in order to minimize interference between local and through traffic. This is a particular factor in Kilmarnock where on-street parking competes with through traffic. A similar, but less critical, problem exists in White Stone. Kilmarnock has taken steps to address this problem by adding additional off-street parking and implementing a truck bypass around town in 2012.

b. Two-lane Primary Roads

VA 354: This route is unique in that it begins (at VA 3, near Chinns Mill Pond) and ends (near Bertrand, at the banks of the Corrotoman River) in Lancaster County. Yet, VA 354 provides access to a notable segment of the county's population and portions of it are similar in VPD to VA 3. It serves as a feeder route for approximately 20 secondary routes and several adjacent villages. Many of these secondary routes access sizable developments along the Rappahannock or Corrotoman Rivers. Other secondary routes connect to another secondary route, which in turn serve dwellings located near these rivers. Also, several businesses are located adjacent to VA 354, and secondary roads stemming from VA 354 serve other businesses. It provides primary access to a viable seafood industry that has existed for decades along the banks of the Rappahannock River and its tributaries, and to a number of summer dwellings. In addition, appreciable agricultural and timberlands flank both sides of VA 354 for its entire length, and it is the major access route for these industries. VA 354 is the feeder road for VA 683 (now built to Primary Road Standards) leading to the 708-acre Belle Isle State Park. This park is developing, and traffic will increase as more new facilities are constructed and the public is attracted to its many recreational opportunities. Accordingly, VA 354 will warrant a high priority position in the Comprehensive Plan.

VA 200: This route links Irvington to Kilmarnock and serves as a major route leading to Northumberland County and thus to villages and towns to the North and East. VA 200 is the second most traveled and perhaps the second most important economic corridor in the county, carrying slightly less traffic than route VA 3. It is also a feeder route via VA 3 to locations south of the Rappahannock River. Traffic will increase substantially on the segment of VA 200 that connects Kilmarnock and Irvington as the 470-acre Hills Quarter Development continues to build out. Therefore, this segment will warrant four-lane consideration as development expands along this corridor.

Like VA 3, VA 200 links the County with outside markets and will become more important to the economy of the County in the future. Past improvements, such as the bridge over the Great Wicomico River, demonstrate that VDOT places a high priority on Route 200. Accordingly, it warrants a very high priority in the County's comprehensive plan.

VA 201: Although classified as a primary road, the segment between VA 3 at Lively and the Northumberland/Lancaster County Boundary is much less traveled than Route 200. In terms of VPD and condition, this segment of VA 201 is similar to a secondary road. However, the segment extending from VA 3 at Lively to VA 354 has a much higher VPD rating and is superior in construction to the remaining segments. It serves as a major artery for traffic enroute to Lively, Lancaster and other towns and villages located to the East and SE of the county. Attempts will be made to place maintenance of this road at a medium to high level of priority in the Comprehensive Plan.

c. Feeder Secondary Roads

These are secondary roads that serve as feeder roads to developed areas and primary circulation routes throughout rural areas of the County. They are identified on the Highway Plan as: (1) “existing collector roads,” namely those running from one of the central corridor roads; and (2) “new collector roads” added to complete traffic circulation.

3. Planned Highway Improvements by VDOT

a. Primary Road System

VA 3: Four-lane extension beginning 1.5 miles NW of Kilmarnock and ending 4.8 miles NW of Kilmarnock, near Lancaster. Preliminary Engineering has been completed and right of way secured. However, further efforts are pending funding.

b. Secondary System

It is the desire of this community that all secondary improvement projects, both privately and publicly funded, be harmonious with the community and preserve aesthetics, history and environmental resources while integrating these innovative approaches with traditional transportation goals for safety and performance. Therefore, the design process should include community involvement using the AASHTO Green Book entitled, “*Policy on the Geometric Design of Highways and Streets*”, with additional guidance provided by the Federal Highway Administration’s manual entitled, “*Flexibility in Design*”. The intent of this approach is to provide guidance to the designer by referencing a recommended range of values for critical dimensions. Sufficient flexibility should be then be permitted to encourage independent designs tailored to particular situations.

Public funding of new road construction and improvement is provided through the Fredericksburg District Secondary System Construction Improvement Program. Current Fiscal Year allocations for Lancaster County are as follows:

| | | | | | |
|-------|----------|------|----------|------|----------|
| *2022 | \$22,017 | 2023 | \$32,466 | 2024 | \$34,396 |
| 2025 | \$34,396 | 2026 | \$35,592 | 2027 | \$35,592 |

Total for the period 2022 to 2027 amounts to \$192,459. (NOTE: This amount is 44% of the amount allocated for the period, 2013-2019. The funding for years 2013-2019 was only 19.3% of the funding for 2006-2012. This significant reduction in funding presents additional challenges to improving County roads and further highlights the need for a community approach to carrying out improvements.

* Actual funds; funds for remaining years are “projected.”

c. Bicycle, Walking, and Water Trails

Lancaster County is ripe for trail development. An active, health-conscious population, beautiful weather year-round, and a unique and fragile environment make the County ideal for creating “green infrastructure”. As development pressure continues, it is vital that the County plan, design and implement a strategic plan for trail, greenway, and open space systems approaches. By preserving and connecting available natural resources now, Lancaster County can ensure a more livable and sustainable future for its children and families. Across the country rapid growth and development of urban areas continues. At the same time there is strong demand for trail networks that access parks, public lands and communities. The presence of linear utility corridors in and around these urban and rural settings offers an enticing prospect for communities. Lancaster County has access to such a corridor with potential connections to other counties in the Northern Neck. As a result, the County should examine the potential for the creation of a trail capitalizing on the utility corridor with possible ties to the Potomac Heritage National Scenic Trail.

There are universal issues associated with building community support for trails of all types. For the community to take ownership of a linear park project, it is important that citizens be engaged in discussions regarding operations and maintenance, design ideas and concerns, access points, and other important issues.

Bicycle Trails are a non-roadway improvement linking residential areas with non-residential areas such as businesses, schools and historic or scenic sites. Bicycle Trails will continue to be promoted in growth areas. The following map, Bicycle Trails of Lancaster County, represents the plan for such improvements. As can be seen from the map, Lancaster County has adopted a series of Class III (shared with the existing roadway) bikeways that extend throughout the County. “Share the Road” signs have been installed on routes 354, 695 and 646 reminding motorists to make room for bicyclists.

Bike paths and sidewalks will be considered in the design of improved and new road projects. Small projects such as painting bike lane stripes on existing roadways with sufficient pavement width, minor grading, gravel compaction, and vegetation trimming will be undertaken as a means of improving safety and utility. Consistent with the plan, additional grant funding will be sought to carry out such larger projects as bridge widening, separate path construction, and shoulder paving. It shall be a policy goal to develop, through a regional approach consistent with the plan, trails that are suitable for use by bicyclists, pedestrians, and horse riders.

A new opportunity exists with the proposal of a trail connecting Kilmarnock, Irvington, and White Stone. TriWay is a proposed 9.5-mile trail that will create accessible, open space between the three towns using a bicycle and walking trail route that is proposed to use interior parcels and largely avoid roadsides.

With over 330 miles of shoreline, two tidal rivers, and numerous navigable creeks, there is ample opportunity for the creation of a blue water trail system. Two such

trails for Mulberry/Deep Creek in the upper end of the county and Little Oyster Creek at the lower end of the county have been created with assistance from the Northern Neck Planning District Commission. Maps and information are available at: http://www.northernneck.org/MAPS/lc_mulberry_&_deep_creek_water_trail_guide_web.pdf and http://www.northernneck.org/MAPS/lc_little_oyster_creek_water_trail_guide_web.pdf.

The County should recognize the diverse array of settings in which to paddle as well as historical and natural sights to view and take full advantage of this opportunity. The benefits to residents and visitors are many, but certainly include economic growth of a highly desirable type.

C. RECREATIONAL AREAS AND FACILITIES

1. Existing Recreational Sites

Recreational opportunities in Lancaster County consist of a mixture of public and private facilities and programs, both land- and water-oriented. Some of the more significant facilities are identified below.

a. Public Facilities

Belle Isle State Park - This 708-acre park is owned and operated by the Department of Conservation and Recreation, Commonwealth of Virginia and is a major asset to Lancaster County. The park is located on the Rappahannock River in the NW corner of the County, about 1 mile from Route 354. A newly constructed road (Route 683) leads from Route 354 to the park entrance. The Commonwealth of Virginia purchased the park in 1993. Belle Isle was the first park purchased after passage of a major Virginia bond referendum in 1992. The park is rich in both natural and cultural resources: tidal wetlands, extensive shoreline along the Rappahannock River, two creeks, and historic and prehistoric archeological sites. The park has numerous physical and recreational facilities.

1. Internal road network and parking areas
2. Restrooms
3. Deep-water boat ramp and pier, with adjoining parking
4. Hiking and bicycling trails
5. Picnicking areas, including two large shelters
6. Canoeing
7. Camping
8. Fishing
9. Bicycling
10. Fishing pier and boardwalk

Additional facilities are planned for the future.

Public Boat Landing at Greenvale Creek - This landing has a boat ramp and pier, and parking accommodations for several boats and vehicles. It provides boat launch accommodation for the lower portion of Route 354.

Public Boat Landing at Windmill Point – This boat ramp was opened on October 6, 2016, is located within the Windmill Point Marina Boat Basin, and features a wide concrete ramp with courtesy pier. The facility was named for Mr. Fred Ajootian, who served on the Lancaster Wetlands Board and lobbied extensively for greater public access to the water. The parking at this site is designed to accommodate both car top launches as well as trucks with boat trailers.

Public Schools - These sites provide excellent opportunities for active recreation, since each school has its own array of facilities. Many of the following facilities are available to the public through YMCA programs. Contact the schools and YMCA for details.

Lancaster High School features a large gymnasium, and outdoor stadium for football and soccer games.

Lancaster Middle School has a gymnasium, a complete and well-equipped auditorium, and outside playgrounds. LMS also serves as a storm shelter during those times of need, as required.

Lancaster Primary School includes a gymnasium, soccer field, outside playground equipment and open areas.

b. Privately Owned Facilities

Dream Fields – This is a privately financed, modern athletic facility near Kilmarnock. It includes seven baseball and softball fields and a concession area. It has excellent athletic utility for the youth of Lancaster County.

YMCA – As part of the Virginia Quality of Life initiative a new facility was completed in 2005 in Kilmarnock that greatly expanded the recreational opportunities provided over the old facility. This new facility has a wellness/fitness center, a full-court basketball gymnasium, two racquetball courts, a recreational center, meeting hall, adult group center, child-care center, and swimming pool, and it serves as the center for the local activities of the American Red Cross. An indoor pool complex has been added to this facility to provide year-round swimming activities.

Compass Entertainment Center- In 2020 a new business opened to the public providing a combined entertainment complex with movie theaters, indoor games and rock-climbing walls, go cart track, and other amusements. This facility is located just outside of Kilmarnock off Route 200 (Irvington Road).

Golden Eagle Golf Course and Restaurant- The Golden Eagle is the Lancaster County golf course and has complete golfing facilities including an on-site restaurant.

c. Other Facilities

There are other recreational facilities throughout the County that are not open to the general public. These facilities are also privately owned and often are open to individuals or groups by fee or by permission.

Several beaches exist along protected shorelines in Lancaster County. These beaches are often informal access areas, located on private property. The number of these has diminished greatly, especially over the last five years, as residences have been built and access has then been denied. Some are used by those familiar with the area and can be easily reached by boat. They should be evaluated to determine suitability for future development for public use. Regional plans have noted that the County's small ramps and old "steamboat landings" could be developed to provide additional public access to major water bodies in Lancaster County. The lack of public access to state waters and the work being done to address that issue is discussed in detail in Chapter Five – Access to State Waters.

There are a limited number of marinas in Lancaster County. Some are "membership" marinas, others are commercial marinas that offer boat storage, fuel, food sales, restrooms and boat repairs. Lancaster County's unique location at the mouth of the Rappahannock River, and the confluence of the Rappahannock and Corrotoman Rivers, makes the County one of the more popular destinations for recreational boating and fishing.

As previously indicated, there are numerous hiking and nature trails at Belle Isle State Park, as well as the Baylor Nature Trail located within the Town of Kilmarnock at Norris Pond off VSH 3 and the Western Branch of the Corrotoman trail accessed off VSH 3 between Lancaster Courthouse and Lively. Also of note is the Hickory Hollow Nature Trail located off Route 604 (Regina Road) near the intersection with Route 3 (Mary Ball Road). Located on a large tract of land, this trail offers several miles of hiking and features unique flora and fauna. Opportunity exists and efforts would be supported to expand this trail as well as create other nature trails through use agreements that would permit such activities as bird watching, physical fitness, etc.

2. Analysis

Lancaster County has access to miles of shoreline on the Chesapeake Bay, rivers, creeks and tributaries. However, at this time, there are limited public access points. While almost all of this land is owned privately, potential exists for further expansion of the currently limited public access. Sport fishing, recreational boating and sailing also provide a stimulus for summer tourism, thereby contributing greatly to the economy of the County through marine sales and operation of marinas, including repairs and fuel sales. The boats that are based permanently in the County also provide a significant contribution to the local economy. It should be a major policy of the County to promote the development of quality boating facilities for both public and commercial use. In the same sense, public beaches may also

contribute to the economy of the County while providing a major recreational service for local citizens. One needs only to look at the growth of other communities along the east coast to see that public beaches attract significant investment that satisfies a market for recreation. Sports and recreational boating combined with expanded beaches and beachfront development, offers a substantial opportunity for the growth of Lancaster County's economy and enhancement of the quality of life for citizens and visitors. The county is making, and should continue to make, efforts to acquire more public access sites.

As future plans are made for recreational facility development, the following general standards that have been used in other parts of Virginia as well as nationally may be helpful. These standards have been found to provide a satisfactory number and distribution of recreational facilities in typical communities. They may be adjusted as appropriate for Lancaster County.

Baseball and Softball fields: Baseball is played in almost all communities and by nearly all ages. Fields designated for youth baseball can also be used for adult softball since both use the same spacing for bases. The major difference is that baseball requires a little longer pitching distance and longer outfield. A rule of thumb for ball fields is that a community needs at least one ball field for every 6000 persons

Basketball: This is another popular activity among youth. Schools may provide enough basketball courts to meet this need if they are spaced throughout the community appropriately. Both the Lancaster High and Middle Schools have basketball courts, as does the previously mentioned YMCA. The general standard for basketball courts is one court for every 500-1000 persons. At this time, there are no public basketball courts in Lancaster County open to people without a membership fee in a park or similar setting.

Tennis: The demand for tennis depends upon the importance of this game to each locality. There is a state standard that suggests one tennis court for every 2000 persons. This rate can be adjusted to reflect the number of tennis courts available at school sites and at private facilities. The County must partner with the schools to determine the overall need for facilities. Currently, the Town of Irvington maintains two tennis courts, which may be enjoyed by town residents.

Swimming Pools: The state standard suggests a swimming pool for every 10,000 persons. At present a public swimming pool is not available in Lancaster County for swimming lessons or competitive activities. The Kilmarnock YMCA facility does have an indoor swimming pool for year-round swimming activities for members of that organization. This membership is open to the public, but is generally not free of charge.

NOTE: Future efforts to provide opportunities for recreation in Lancaster County should be focused on establishing a basic infrastructure of facilities similar to and in the amounts suggested above. The first step would be to identify sites for the facilities with the activities themselves being added, as funds become available.

D. SCHOOL FACILITIES

In today's complex society a well-educated population is an essential foundation to participate in the community's economic life. Lancaster County School Board operates three schools--Lancaster Primary, Lancaster Middle and Lancaster High Schools. Lancaster schools are also active participants in the Northern Neck Technical Center and Chesapeake Bay Governor's School in Warsaw.

The Lancaster School Board has the responsibility of setting policies and directing the school system into the twenty-first century. Except for budget approval, the school system is administered separately from the rest of County Government.

Policy matters regarding school administration, curriculum, and educational precepts are not a part of this planning report; however, it should be noted that education planning couldn't be undertaken without reference to community guidance and goals.

In addition to the public school system, planning for education in Lancaster County will include other educational facilities available locally and regionally. Some of the facilities in the local area include Chesapeake Academy, the Lancaster Community Library, Rappahannock Art League, the Lancaster Virginia Historical Society, and programs offered through the local Department of Social Services for completion of the G.E.D. Regional programs include programs at the Northern Neck Technical Center in Warsaw and Rappahannock Community College, at the Warsaw and Glens Campuses and the Kilmarnock satellite location.

E. SOLID WASTE, WASTEWATER TREATMENT, AND WATER SUPPLY

1. Solid Waste Facilities

The County is currently served by a number of collection points at three locations throughout the county with one located off Nuttsville Road in the North end of the county, Regina Road in the North Central area of the county, and one site just outside of Kilmarnock off Route 200. Use of these collection points for disposal of solid waste is a service provided without additional user fees to individuals. Bins for recycling of plastic, aluminum, metal cans, glass, newspaper, and cardboard are also provided. Wood debris and wood construction debris may be taken to the Lively Woodyard on the same basis. This system has to date proven to be adequate with a respectable rate of recycling. At times of peak demand such as after a storm, there has been opinion expressed that another site for disposal of wood debris is needed. The County should determine the overall need and feasibility of such an additional site in the future. Current user demand sometimes exceeds capacity at the Kilmarnock White Pine Drive site. Expansion is needed at the Kilmarnock White Pine Drive site and sufficient land area exists on this site presently to accommodate a better traffic routing and waste receptacle layout. The county should begin to explore options for an additional site in the southern end of the county not currently well served with a collection point possibly located in the White Stone area.

2. Wastewater Treatment Facilities

The only municipal wastewater treatment facility is located in the town of Kilmarnock. In 2012, the County secured funding through various grants and low interest loans through the USDA Rural Development Program to construct a community wastewater treatment facility in the Greentown-Gaskins area of Weems, which has historically been plagued with poor septic suitable soils. With few exceptions, the rest of the County is dependant upon private septic systems for wastewater treatment (see 3-9, Septic Systems/Sewage Disposals). The Town of White Stone is currently developing a septic treatment facility located off Windmill Point Road, which will be able to serve the Town of White Stone.

Although a large portion of the residential development is located on rural lands, there is a high concentration of residential dwellings along the waterfront that are served by private septic systems. The lowlands located on the waterfront peninsulas include a significant portion of the County's wetlands. These lands are also subject to high water tables and raise concern of failing systems and possible contamination of ground water supplies.

Other more populated counties have had massive failure of septic systems and were required to provide alternate solutions for wastewater treatment under adverse conditions of time and financing. This may not happen in Lancaster County, but as we experience growth, we can expect increasing difficulties with proper treatment of wastewater. Therefore, a proactive, forward-looking approach to wastewater treatment that gives fair and careful consideration to all alternatives must be pursued.

a. Local Efforts

- (1) The County will work with and cooperate with the towns of Kilmarnock, White Stone and Irvington, and private operators of wastewater treatment plants to enter into agreements as appropriate to address present and future needs for wastewater treatment.
- (2) Investigate the need for further regulation or restriction on alternative sewage disposal systems

b. Outside Technical Assistance

- (1) Increased monitoring of water quality by existing agencies to determine the impact of alternative sewage disposal systems, systems installed in areas with marginal suitability, and areas of densely placed or old systems.
- (2) Development of a County wide long-range Wastewater Treatment Facility Plan to prioritize current and future wastewater treatment needs. The plan must address phasing and funding for service.

3. Water Supply

Currently, Lancaster County and the three Towns are dependent on the existing aquifers for

their drinking water (see 3-12, Groundwater). Should these aquifers become polluted or depleted, the County and Towns would be faced with the large expense of constructing a reservoir and treatment of surface water for consumption. Conservation and protection of the aquifers is the least expensive source, but requires the cooperation of the County, Towns, and adjacent counties.

4. Implementation

In addition to protecting the current potable water supplies (see 3-1, Protection of Potable Water Supply), the County's long-range plan should consider protection of the existing mill ponds (see 3-11, Potential of Surface Waters for Future Water Supply), in the event that they are ever needed. The County should consider adopting regulations and policies to control the type of development permitted in these sensitive areas.

F. HISTORIC RESOURCES

1. Introduction

Dating from 1651, Lancaster County is among the early jurisdictions established in the Commonwealth of Virginia that has kept its court records essentially intact and unbroken. Active stewardship of this heritage is in keeping with general tenor of the comprehensive plan of Lancaster County.

As agriculture and aquaculture have declined as economic forces in the county, tourism and retirement or second home construction has been on the rise. Tourists and potential residents are attracted to areas with a rich historic background. The County can benefit from initiatives aimed at protecting and, promoting its heritage.

Historic resources are defined to include historic documents, historical and archaeological sites, cemeteries and burial grounds, structures and districts. In Article 10, of the Lancaster County Land Development Code, a Historic Resources Ordinance is laid out and available as opportunities for preservation arise.

2. Inventory

A partial listing of the historic resources of Lancaster County includes:

Churches:

| | |
|-------------------|-------------------------|
| Christ Church | St. Mary's White Chapel |
| Lebanon Baptist | White Marsh Methodist |
| Morattico Baptist | |

Commercial Buildings:

Kemps and Carters Mill

Museums:

Lancaster Virginia Historical Society
 Kilmarnock Museum
 Irvington Steamboat Museum
 Morattico Waterfront Museum
 Historic Christ Church Museum

Residences:

| | | | |
|---------------|-----------------|----------|---------------------|
| Belle Isle | Levelfields | Midway | Pleasant Banks |
| Epping Forest | Lively Oaks | Monaskon | Pop Castle |
| Foxhill | Locustville | Holyoke | Verville |
| Level Green | Old George Home | Windsor | David Doggett House |

Sites:

| | |
|---------------------|-----------------------|
| A. T. Wright School | Merry Point House |
| Chownings Ferry | Millenbeck |
| Corrotoman | Old Fort (Queenstown) |
| Levi Ball Home | Queenstown |

Documents:

Lancaster County Court Records (from 1651)
 Lancaster Virginia Historical Society (LVHS)

Lancaster Courthouse:

Former Courthouse Site
 Current Courthouse
 Old Jail
 Old Clerk's Office
 Well
 Lancaster House (ca. 1790)
 Lancaster Tavern (Chilton's House, ca. 1780)
 Pillory and Stock Sites
 Outbuilding Ruins
 Lancaster Virginia Historical Society maintains the Old Jail and Old Clerk's Office, although the structures belong to Lancaster County.

3. Policy Goal

Preserve the historic resources and archaeological sites that reflect the heritage and historical significance of Lancaster County.

4. Objectives**a. Establish a historic resources preservation plan.**

Lancaster County will continue to take a positive role in safeguarding the historic resources of the county. It will charge the Historic Resource Commission with the

responsibility for preparing a program whose goal is the identification and preservation of historic resources in the county. The plan will contain methods and schedules for the identification, evaluation, cataloging and protection of all significant resources. The Historic Resource Commission will enlist the support and advice of the historic, archaeological and other preservation societies in the county, region and state and will seek financial support for the program in the form of grants, bequests or other sources. The County will receive semi-annual status reports from the Historic Resource Commission about the progress and problems of the program. The Historic Resource Commission should involve the Lancaster Virginia Historical Society in this effort due in no small part to their large historical library and existing responsibility in maintaining the Old Jail and Old Clerk's Office.

b. Provide support for the Historic Resource Commission and the historic preservation and archaeological societies in the county.

Lancaster County will support the program, will review and strengthen existing ordinances and/or adopt new ordinances to improve the protection of its inheritance. Certification is needed to meet criteria for participating in a matching grants program. It is the intent of this objective to identify and encourage owners of appropriate historic areas to obtain H-1 zoning, Historic District for their site.

c. Encourage and support educational and other programs to increase public awareness of the heritage of Lancaster County.

Lancaster County will encourage and support the observance of a designated "Lancaster County Historic Resources Month." The County will publicize the event in various ways to attract visitors to the county. The planning and administration of this program will be accomplished by the local societies, coordinated by the Historic Resource Commission with the aid of the Historic Resources Coordinator. The Lancaster County Board of Supervisors will encourage the Board of Education to include the historical significance of Lancaster County in public education programs.

d. Develop a Historic "Overlay District" for the Lancaster Court House Village Area.

Both the Commonwealth of Virginia and residents of the Northern Neck consider the Lancaster Court House village an historic treasure. In order to preserve and protect this historical area and control conflicting uses, types of architectural design and site development, Lancaster County may develop boundaries and designate Lancaster Court House village as a Historic Overlay District, as permitted in Article 10-5; Zoning Ordinance.

G. MINERAL RESOURCES

Mineral resource development can have significant economic, social and environmental impacts at the local level. Mining has the potential to significantly benefit the local population through the creation of direct and indirect employment, skills transfer, and

development of small and medium business opportunities. Also, mineral resource extraction will increase the tax base of a county, which may potentially enhance health and education services and improve infrastructure. In recent years, state and local governments have been challenged to ensure that the benefits accrued from mining are monitored, mitigated and reclaimed so that the communities are better advantaged by the presence of mining activity. The local minerals mined are mostly used as road base material and in other aspects of construction fill. Development of new sites requires specific site permitting at the Board of Supervisors level. Concerns regarding the illicit use of these sites as dumps must be addressed as well as firm plans for the restoration of the site, once mining operations are complete. A possible compromise may exist in the agreement between a permittee and the county on transfer of the idle and restored mine lands for a public use in the future, once mining has ended. Reclaimed sand and gravel mines may make suitable park areas, if properly stabilized with trees and manageable slopes.

There are four active mine permits in Lancaster County, all of which are licensed to produce sand and gravel. In 2012 (latest data), there were 31,402 tons of sand and gravel produced in Lancaster County. Based on the Division of Mineral Resources (DMR) Publication 174, Digital Representation of the 1993 Geologic Map of Virginia, the sand and gravel is produced from the Sedgefield Member, Windsor Formation, and Chesapeake Group formations.

H. RESCUE SQUADS SERVING LANCASTER COUNTY

There are two volunteer Rescue Squads serving the citizens of the County:

- Kilmarnock-Lancaster Volunteer Rescue Squad with two stations
- Upper Lancaster Volunteer Rescue Squad with two stations

Until 2003 all rescue and emergency services were volunteer. With the increased demand for these services and the difficulty volunteers had in responding during working hours, paid rescue positions were created along with a Chief of Emergency Services. This has dramatically reduced response time, and has resolved a problem identified in the previous updates to the Comprehensive Plan. A future challenge now is the cost of such services and the mandated equipment and training updates that must be met.

I. FIRE EMERGENCY SERVICES

There are three volunteer fire departments that serve Lancaster County:

- Upper Lancaster Volunteer Fire Department
- Kilmarnock Volunteer Fire Department
- White Stone Volunteer Fire Department

Although tax dollars partially support fire emergency services, Lancaster County relies

entirely on volunteers to provide such services and is very fortunate that all of these departments meet the responsibilities placed upon them in the most professional manner. Equipment, which is subsidized in part by the County, is modern and well maintained, and personnel are well trained. By agreement, the departments are mutually supportive of each other and respond in strength as required to emergencies.

J. HEALTH SERVICES

With 13.3% (2020 U.S. Census Estimate via 2019 SAIPE) of residents at or below federal poverty levels and/or unemployed, and a disproportionate number of the population over sixty-five, there is a burden on the local health care system.

Rappahannock General Hospital, established in 1976 provides significant health care to the County and Towns in the area. The hospital's existence has attracted private physicians to establish practices within the County. In December 2014, Rappahannock General Hospital joined Bon Secours Virginia Health System.

The Commonwealth of Virginia operates the Lancaster County Health Department as part of the ten-county Three Rivers Health District. Services provided include permitting and inspection of water and wastewater treatment systems within the County.

The Northern Neck Free Health Clinic in Kilmarnock provides health, pharmacy and dental care to persons in the Northern Neck and Middlesex County who cannot reasonably be expected to pay for such care. This facility is partially supported by County tax dollars.

The Northern Neck Rehabilitative and Sports Medicine Center in Kilmarnock, a Virginia Quality of Life initiative operated by Rappahannock General Hospital, provides a wide range of physical therapy services.

These medical facilities and others not detailed here are a foundation for providing many of the health care needs for the citizens of Lancaster County.

K. SOCIAL SERVICES

Social services respond to a diversity of human needs and are essential for improving, maintaining and protecting the quality of life for all eligible people, and for the community as a whole.

Although social services are available for all segments of the population, serious problems continue to exist within the community.

These problems include:

- Lack of employment opportunities providing a median or above income and its negative impact, particularly on young people.
- Lack of funding for low-cost housing and public transportation.

- Need for positive role models from whom young persons could gain inspiration and motivation.
- Breakdown of the family unit.
- People living in poverty needing parenting skills, education, training, the development of positive values and attitudes.
- Substantial numbers of citizens in the second and third generations of dependency on the Social Services System.
- The need for changes in Federal and State legislation, policies, and procedures, that, in the long range, would help eliminate dependency on Social Services and provide an incentive for self-sufficiency.

It is recognized that a sound local economy, available jobs, reasonable taxes, and adequate salaries tend to solve many social problems without State and Federal programs. It shall be a policy goal to promote self-sufficiency among individuals and families, and provide assistance to those who are unable to provide for themselves, through mandated and optional programs and community support.

L. ELECTRICAL SERVICE AND GRID

Modern electrical alternating current (AC) power has become essential to modern homes and daily life. Lancaster County is served by two major energy suppliers, Northern Neck Electric Co-op (NNEC) and Dominion Energy. These two suppliers provide nearly all of the electricity for Lancaster County homes, businesses, and medical care. In general, the western side of the county is served by NNEC and the eastern and southern end supplied by Dominion.

The main transmission line rated at 115 KV comes into the county from the Richmond/Lancaster line near Chinns Mill Pond and crosses Lancaster Creek running in a south easterly direction. From here, this line parallels Bellwood Swamp and crosses route 3 just north of the Lancaster Courthouse. This line continues south and supplies Kilmarnock with power as well as White Stone. This same transmission line meets the Rappahannock River just to the south of the Norris Bridge and continues underwater to Middlesex County.

No major grid-tied electrical generation takes place in Lancaster County. In the last ten years the ability to generate moderate to major sources of electricity through solar power development has begun to move ahead in some areas. Solar energy developers have expressed an interest in Lancaster County and the county has developed a Utility Scale Solar Ordinance to address the development of these projects, if approved. To maintain the rural nature of the county and fulfill the goals of this Comprehensive Plan, these developments should locate in close proximity to the main grid transmission line to the best of practical

ability. Utility Scale Solar Facilities should not be proposed within the view or impact area of any cultural, historical or recreational resources of the county. The main roadways defined by the Highway Corridor Overlay District Ordinance should have extra consideration and distance for buffering from scenic impacts.

Being so far from other sources of electrical generation, Lancaster County should plan so that the wider citizens may benefit from renewable energy projects with greater grid resiliency and local energy revenue. Projects are required to have a robust plan for protecting the air, soil, and water of the county during construction and operations as well as providing for clear and guaranteed ways that the land will be restored to full use once the project is no longer needed without burdening the taxpayers with cleanup expense during decommissioning. To further meet this goal, projects should only be proposed and approved on lands that are not considered Highly Erodible (HEL) according to the United States Department of Agriculture Natural Resources Conservation Service (USDA NRCS). Slopes at or above 5% should be avoided, if possible. Wetlands are of prime importance as they provide a major key to safe drinking water and are the source of a tremendous amount of aquatic life that forms the food chain.

The current Utility Scale Solar ordinance exempts most privately-owned small-scale facilities for residential, business, and farm use. This is in an effort to encourage this sort of power diversification and resiliency. Projects on roof tops and located in yards will be treated in a manner similar to other structures, such as carports and sheds.

M. BROADBAND INTERNET SERVICE

Recognizing the need to expand broadband throughout the County, in July 2018 the Lancaster County Board of Supervisors authorized the creation of the Lancaster County Broadband Authority (LCBA), and the LCBA received its Certificate of Incorporation to operate on October 22, 2018. In its efforts to ensure equitable and universal broadband for all residents of Lancaster County, the LCBA is partnering with Atlantic Broadband and All Points Broadband to expand their networks throughout the County. The LCBA's near term goals are to meet and exceed the Federal Communication Commission's specifications for broadband internet services and to have the service available to all as quickly as possible. This goal is anticipated to be accomplished by the third quarter of 2024. While working to achieve universal service for County residents, the LCBA will continue to work with internet service providers to further improve the County's internet infrastructure to gb/s service to all parcels in the County. The LCBA shall endeavor to leverage new federal, state, foundational, and other funding opportunities to enhance current service provider's networks or introduce new providers to the marketplace. In five years, the LCBA goal is to have the County's internet infrastructure utilizing the latest fiber technology that will be reliable and affordable and for the County's residents to have a choice of service providers.

