

Funding of Upgrading Private Roads to VDOT System

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To TTAC

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Purpose

- Citizens often contact counties to turn their roads over (to VDOT).
- Typical types of requests for “rural additions” to VDOT system:
 1. private streets, often paved, in subdivisions platted in the **1960s and 1970s**
 2. private lanes, often unpaved, **servicing a few homeowners.**

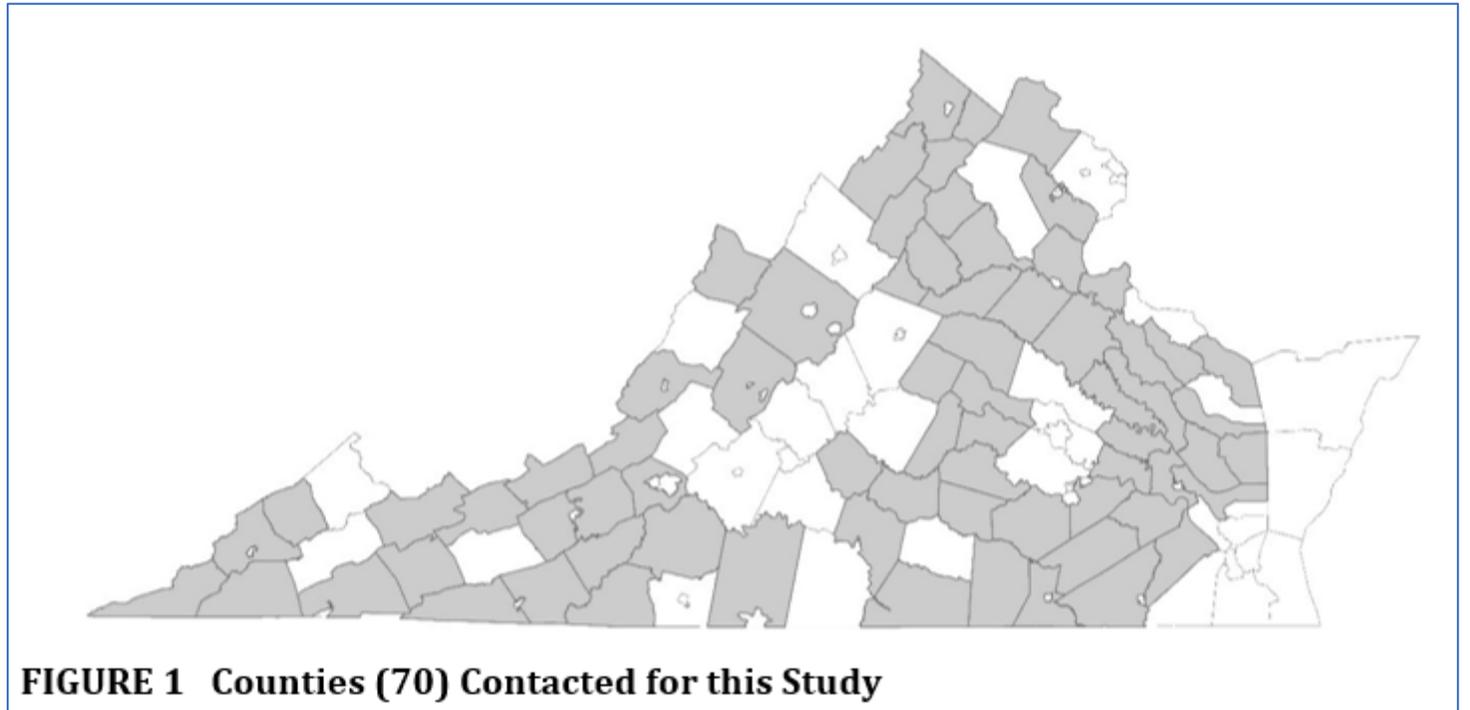
Proposed work activities for FY22:

1. *Guidance for the Incorporation of Private Roads into County Systems*
 - Purpose: Assist member counties in responding to requests that a private road be incorporated into the county road system
 - Method: Research how Virginia counties handle this issue, and research any efforts to address this issue legislatively that may be occurring

Methodology

To give county boards and staff **options for funding and for responding to citizen requests**, HRTPO staff **gathered information** on the funding and processing of rural additions from:

- a) staff of VA counties
- b) VDOT staff
- c) VDOT documents
- d) Virginia code



The Need for Funding

- Code of Virginia § 33.1-72.1
 - “F. Such street shall only be taken into the secondary system of state highways if the governing body of the county has identified and made available the funds required to improve the street to the **required minimum standards.**”
 - Dedicated right-of-way
 - Pavement width
 - Pavement thickness
 - Drainage (including outfall easements)
- Examples of recent costs:
 - \$260k for three roads in Spotsylvania County
 - \$250k for one road in Middlesex County
 - \$125k for one road in Southampton County

Sources of Funding

- VDOT
- County general funds
- Landowner

VDOT Funding

- Rural Addition Funds
 - No longer distributed by the state
- Telecommunication Fees
 - A portion may be used for rural additions at county discretion
 - Small amount of money (e.g. \$6k/yr in Gloucester)
- Revenue-sharing Funds
 - “locality funds are matched with State funds at a 50 to 50 percent match”
 - Several counties use **special tax district** to raise local match from landowners
- Note: Several counties have policy of NOT using state funds to upgrade private roads for VDOT acceptance.

County General Funds

- **A few** counties have used county general funds:
 - Caroline County
 - Goochland County
 - Spotsylvania County
- **Many** counties have a policy of **NOT** using county general funds to upgrade private roads for VDOT acceptance.

Landowner Funds

- Direct Payments (from landowner to contractor)
- Special Assessment (county recoups \$ from landowners)
 - Campbell County
 - Craig County
 - Goochland County
 - Smyth County
 - Stafford County
 - Washington County
- Sanitary Districts (special taxing “for the purposes for which created”)
 - Warren County

Processing Citizen Requests

The report documents three ways that county staffs respond to citizen requests:

1. Addressing difficulties
2. Non-monetary Aid
3. Prioritizing the Usage of Public Funds

Addressing Difficulties

To respond and avoid unsuccessful conversions, county staff can addressing with requesting citizens these three difficulties:

- a) private property dedication requirements
- b) private funding requirements
- c) the frequency of success in upgrading private roads

Note: Franklin County requires a refundable **application fee** (\$2,500) which will be applied to project costs.

Private Property Dedication

- Caroline County sends out **courtesy letters** asking whether landowners are willing to dedicate r.o.w.
 - If even one landowner says 'no', then the county drops the effort.
- Giles County requires all the landowners on the subject road to **sign a document indicating their commitment** to dedicate their property for a right-of-way.
- York County board's "Dirt Street Improvement Program" policy asks property owners "to communicate their **interest in the project and willingness to donate right-of-way**...in writing within thirty (30) days."

Private Funding Requirements

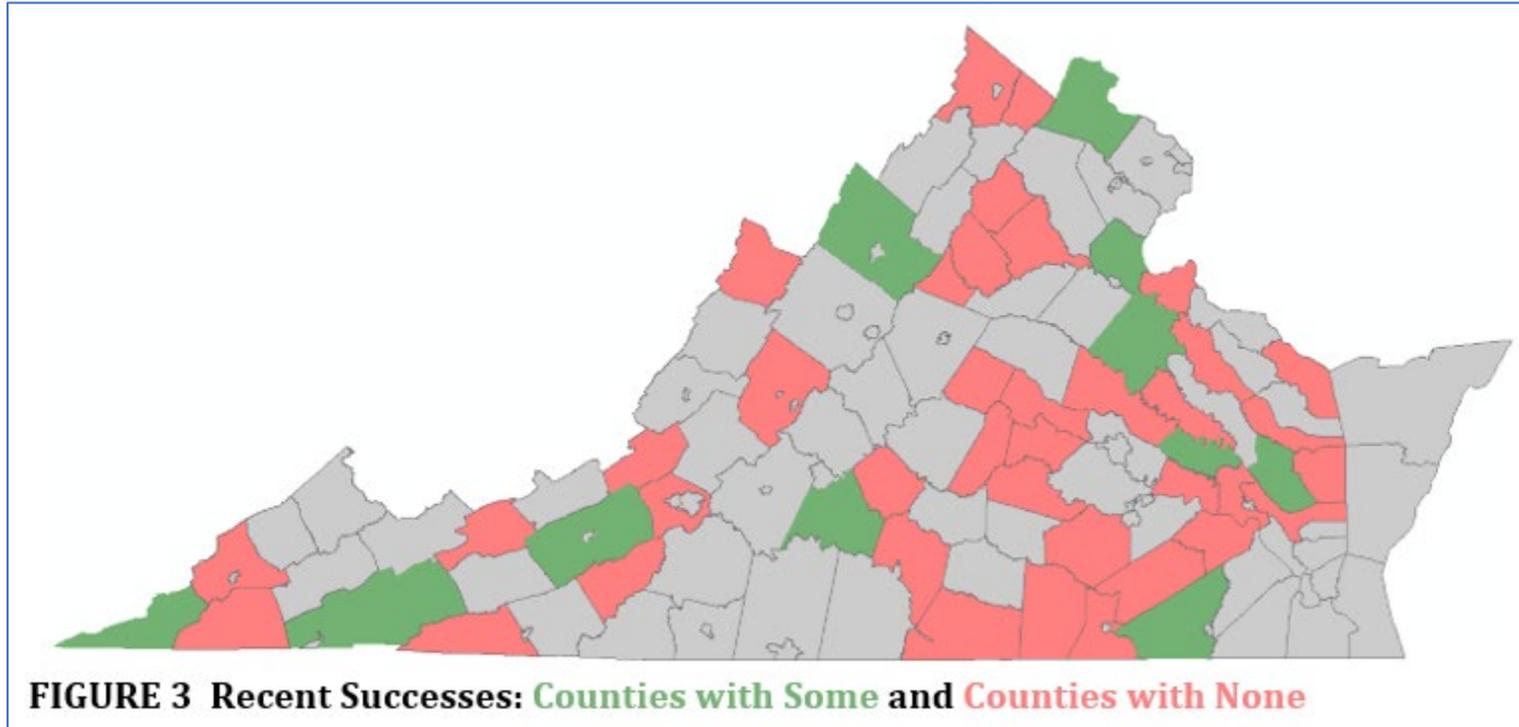
County staff can **save the time of staff and the public** by informing inquiring citizens:

- a) the **cost of upgrades**
- b) the annual amount, if any, of state and local **funds available** for upgrades
- c) the resulting **private funds required**

For many counties, **VDOT provides a rough estimate** of needed upgrades and/or the cost of those upgrades.

Frequency of Upgrading Private Roads

38 counties have seen **NO SUCCESSES** in recent years;
13 counties have seen **SOME SUCCESS** in recent years.



Non-monetary Aid to Citizens

- Some counties provide:
 - Technical assistance
 - Deed preparation
 - On-site meetings with landowners and VDOT
 - Names of contractors
 - List of needed steps
- Some counties suggest:
 - Citizens contact their **board of supervisors** member

Prioritizing the Usage of Public Funds

- York County prioritizes roads with **more landowners per mile.**

Attachment A
Dirt Street Improvements Priority List

Ranking	Street Name	Feet Road / Impr Prop	Length of Roadway	Improved Properties
1	Vine Drive	41	1030	5**
2	Cabot Drive	44	220	5
3	Old House Point Circle	58	230	4
4	Dandy View Lane	75	450	6
5	Cobum Court	79	630	8
6	Sycamore Lane	89	355	4
7	Rocky Road	94	375	4
8	Fox Lane	100	600	6
9	Cheadle Point Road	100	600	6
10	Whites Lane	100	600	6
11	Kirby Lane	103	515	5
12	Dandy Haven Lane	108	540	5
13	Barcanmore Lane	118	470	6
14	Olde Pond Lane	118	470	8
15	Dillard Lane	120	360	3
16	De Alba Lane	129	900	7
17	Dryden Lane	130	780	6
18	Anchor Lane	138	1100	8
19	Wynne Road	138	830	6
20 19	Sandbox Lane	138	550	4
21 20	Sandpiper Cove	145	725	5
22 21	Hunters Lane	148	590	4
23 22	Edith Lane	153	460	3
24 23	Club Way	155	620	4
25 24	Jefferson Lane	165	930	6
26 25	Hunter Lane	163	490	3
27 26	Montgomery Lane	183	730	4
28 27	Bunting Point Road	183	550	3
29 28	Smoots Lane	191	1905	10
30 29	Carters Neck Road	193	1350	7
31 30	Unpaved off Heaven's Way	193	770	4
32 31	Calthrop Point	205	1230	6
33 32	Ann's Court	235	705	3
34 33	Fisherman's Cove	270	1080	4
35 34	Greg Lane	300	900	3
36 35	Old Taylor Road	301	3010	10
37 36	Spivey Lane	320	1600	4
38 37	Melinda Lane	400	1600	4
39 38	Laurel Acres	443	1770	4
40 39	Country Lane	635	3175	5

**Vine Drive ranked based on an estimated 20 residential equivalents with Windy Point Recreation Association Pool

Legislative Initiatives

- Nottoway County reports that the Virginia Department of Emergency Management (VDEM) is interested in legislation to establish a **relief fund for private roads damaged by storm events**, e.g. culverts washed out.
- Rappahannock County floated the idea of legislation that would allow VDOT to accept private roads that meet the **standards of VDOT's Rural Rustic Road Program** (a program for paving unpaved VDOT roads), e.g.:
 - Minimum 30' right-of-way
 - Less than 18' of pavement if carrying <400 vehicles per day

Summary

- Citizens **often** contact counties to turn maintenance over (to VDOT).
- Counties have **options** for responding.
- Upgrading private roads is **expensive**.
- Some funding is **available**.
- **Techniques** are available for preventing unsuccessful conversion attempts.
- Many counties provide **non-monetary aid** to inquiring citizens.
- Some counties have a set **method of prioritizing** citizen requests.

Questions?

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