

**Onley Town Council
Regular Monthly Meeting
Minutes of August 3, 2026
Onley Town Office, 25308 Lankford Highway, Onley, VA**

Council Members Present: Ned Finney, Mayor
 Bill Ferguson, Vice-Mayor
 Daniel Bloxom
 Jason Campbell
 Brian Corbin
 Rodney Lang
 Woody Zember

Staff Present: Carl Bundick, Town Attorney
 E. J. Long, Chief of Police, OPD
 Jamye Salazar, Town Manager

Call to Order

Mayor Finney called the meeting to order at 6:00pm.

Invocation & Pledge of Allegiance

The invocation was given by Councilman Lang and Councilman Zember led the Pledge of Allegiance.

Adoption of Agenda

Motion: To adopt the agenda by Daniel Bloxom and seconded by Bill Ferguson. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. MOTION PASSED

Commission/Committee Reports

Town Office Construction Committee – Ms. Salazar reported that she, Mr. Bloxom and Mr. Lang met with Mike Winner & Zach Joyner from Becker Morgan Group last week. The survey is now complete and as suspected, Bundick’s was able to provide them with the information that they needed pertaining to the well and septic system which will save us \$4,180.00. There is one small issue to resolve concerning the location of the well, but they are working on that. They are currently working on the building’s elevation and addressing the storm water management area. It seems that they have a good plan in place for both of those issues. They presented the committee with drawings that included the roof plan, ceiling plan, furniture and finish plan, exterior elevations, and a perspective view. They also discussed flooring, exterior colors and material. She noted that they had samples for us to see. The next set of drawings should be permit drawings and they should be about 65% complete. No date has been set for the next meeting because Mr. Winner would like to hold off on scheduling another meeting until he feels a certain amount of progress has been made on their end. Ms. Salazar said the building has everything that we need but it is not extravagant, which is what our goal is at this time. Mr. Lang and Mr. Bloxom agreed with Ms. Salazar.

Employee Committee – Mr. Campbell reported that the committee has met twice this month to review policies and they are discussing and fixing things as they go, adding that they are taking their time and not rushing. He noted that once they have completed the entire review, they will present it to Council. He thanked Ms. Custis, noting that she is excellent at noticing small details with some of the wording.

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Mr. Lang thanked the committee and said he likes that they are taking their time and getting everything together to be able to present one final product to Council.

Old Business

Mr. Campbell asked that Council consider advertising/soliciting for bids from reputable providers to complete the cornhole board installation at the park. He added that he feels the current installation has taken too long. Mayor Finney said that one set is complete so we would just need someone to complete the second set. Mr. Campbell thanked Mayor Finney for his work but noted that he knows Mayor Finney is busy. Ms. Salazar asked if Council had any idea how much the rest of the installation should cost, noting that if it will be under \$1,000.00, we do not have to solicit bids. She noted that it would save time if we were able to just hire someone. John Dennis suggested that Mr. Campbell talk to his neighbor, noting that he appears to do concrete work. Mr. Campbell said he would reach out to him. Mr. Campbell asked if we could purchase the concrete and hire someone to do the labor. He wanted to make sure that we are not circumventing our procurement ordinance if we go over \$1,000.00. Ms. Salazar and Mayor Finney both stated that they thought that should be okay.

Ms. Salazar reported that the review of the 7 Brew construction site plan has been completed by Kimley Horn. She noted that there is a 19-page report that was completed and returned to the 7-Brew architecture firm containing their notes and recommendations/changes, etc. She said that 7-Brew has now resubmitted their plans taking the Kimley Horn recommendations and changes into consideration. At this time, we need Kimley Horn to review the resubmittal at a cost of \$3,500.00.

Motion: To pay Kimley Horn \$3,500.00 to review the resubmittal of plans for 7-Brew by Brian Corbin and seconded by Daniel Bloxom. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – abstain; Lang– yes; Zember - yes. MOTION PASSED

New Business

Ms. Salazar read a letter from Billye D. Custis asking to be appointed to the Onley Planning Commission. The letter will be attached to the original minutes.

Motion: To appoint Billye D. Custis to the Planning Commission by Jason Campebl and seconded by Bill Ferguson. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. MOTION PASSED

In the matter of the 50' setback requirement for the construction of our new town office, Council decided to ask the Planning Commission to review our current zoning ordinance specifically related to the 50' setback requirement in the B-G district, consider the removal of the requirement, and make a recommendation at the September meeting.

Motion: To ask the Planning Commission to review our current zoning ordinance specifically related to the 50' setback requirement in the B-G district, consider the removal of the requirement, and make a recommendation at the September meeting by Daniel Bloxom and seconded by Rodney Lang. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. MOTION PASSED

Ms. Salazar and Mr. Campbell will contact the Planning Commission and set up a meeting date and time. Mr. Bloxom asked that Council consider having a town-wide yard sale this year instead of Trunk or Treat, noting that the Trunk or Treat event has never been very successful. After some discussion, Council agreed to have a town wide yard sale and asked Ms. Salazar to check with other towns and organizations to see what day (in October) would be best to hold the event. She will report back to them at the September meeting.

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Ms. Salazar said she would like to have a tree lighting ceremony at the park. Council agreed to that as well. There was quite a bit of discussion about the Trunk or Treat event. Chief Long said that Mr. Bloxom is correct and agreed that it was not very successful the last couple of years. Mayor Finney said there were plenty of children but no one to pass out candy. Billye D. Custis agreed and asked Mayor Finney to poll the Council and ask who is willing to participate. Several Council Members said they can attend but several said they cannot commit to it. No decision was made about the Trunk or Treat event. Mr. Ferguson said he thinks we should advertise all events on the radio because it's the best way to get the word out to people. Ms. Salazar agreed that the radio reaches a lot of people, but it is quite expensive.

Motion: To have a town wide yard sale (at resident's own homes) and have Ms. Salazar check with other towns and organizations to see what day (in October) would be best to hold the event by Daniel Bloxom and seconded by Jason Campbell. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. **MOTION PASSED**

Mr. Corbin asked Ms. Salazar to circle back to the zoning issue, asking what the first step is to change the zoning requirement of a 50' setback for our new office. Ms. Salazar explained the process again, noting that she and Mr. Campbell will gather the Planning Commission for a meeting within the next week to start the process.

Department Reports

Police Report

Chief Long presented Council with his monthly report, noting that there are some new reports which better explain the numbers for the department. He thanked Officer Owen Lewis for his help with implementing the new reports. He reminded everyone about the National Night Out event at McMath Park. He said that there was a recent Facebook post that made accusations against an Onley officer. He noted that the officer involved in the incident was not an Onley officer and he (Chief Long) has reached out to the original poster and made her aware of that. He further added that after meeting with the person, she did a follow up post correcting her original statement. She told Chief Long that she will be following up with a FOIA request so he is preparing for that should it happen. In another matter, there was a post made on Facebook advertising for a takeover of Onley Royal Farms. In an effort to be prepared for whatever may happen, there were approximately 20 officers in attendance, however, no one showed up and there were no incidents related to that matter. Mr. Lang asked if they have a plan for when things like that happen. Chief Long said all of the law enforcement agencies work together to handle any issues like this. He commended ACSO and the VSP for their help with the matter. Mr. Campbell commended Chief Long, noting that by the time he heard about it yesterday and contacted Chief Long, he already had a plan in place and was ready for whatever was coming our way. He also commended Royal Farms and Four Corners LLC for being very cooperative. Mr. Campbell added that in the matter of the Facebook post accusation, he is a big fan of transparency in government, and he thanked Chief Long for taking the time to meet with the person who made the Facebook post even though it didn't actually pertain to the Onley Police Dept. Chief Long reported that he met with a representative from Eastville and drove the available vehicles for sale and he did not find any of them to be viable. Mr. Lang suggested that Chief Long have the windows tinted in the patrol vehicles to protect the computers and equipment. Chief Long said that three of the five vehicles have tinted windows already. He added that window tinting is a cash only business and we cannot pay vendors with cash. Mr. Campbell suggested that Chief Long contact ES Auto Body. Mr. Corbin said he is very pleased with the new police report format. Ms. Salazar stated that she is very pleased with the new daily log format,

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adding that she reviews them monthly and they are much easier to understand now. Chief Long reiterated that they are courtesy of Officer Lewis.

Treasurer's Report

Ms. Salazar presented her written report to Council, noting that this is the first month of the new fiscal year. She added that there is a new report – Town Office Construction Budget.

Motion: To pay the July 2026 payables by Daniel Bloxom and seconded by Jason Campbell. Roll Call

Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. MOTION PASSED

Town Manager/Zoning Administrator Report

Ms. Salazar did not give her report, but she noted that the Council gets weekly reports and copies of those will be attached to the original minutes.

In the matter of zoning, she reported that there has been a request to place a food truck at the location that is currently G&M Multi Services (the late Dr. Bundick's office). That request has been denied at this time, citing reasons from our Zoning Ordinance specific to that property. Ms. Salazar said that she is concerned that food trucks are popping up everywhere and she feels that we need to specifically address them by adding some guidelines in our Zoning Ordinance. She noted that the Planning Commission researched the matter back in 2018. Upon presenting to Council in early 2019, there were some discrepancies/disagreements about some things, so the matter was tabled at that time. After reviewing minutes, it does not appear that it was ever mentioned again. Ms. Salazar asked Council to consider having the Planning Commission once again research food trucks and make a recommendation. She added that the current food trucks would be classified as non-conforming if we adopt more rules and guidelines – which she feels that we need to do. Mr. Lang asked how the rules would affect food trucks that are set up at the town park or along the railroad track. Ms. Salazar asked if he meant for a specific event. Mr. Lang said he was just wondering on the off chance that they would ask permission to set up there regularly. Ms. Salazar said these are all things that will have to be considered and discussed by the Planning Commission when they make their recommendation.

Motion: To have the Planning Commission review and recommend how the town wants to handle food trucks by Jason Cambell and seconded by Bill Ferguson. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. MOTION PASSED

Mr. Bloxom asked how far we are from the Rail to Trail project starting in our town. Ms. Salazar said that she does not know but she is sure that as they work their way north, it will be quite a while. Mr. Campbell agreed that it is probably several years away.

Attorney's Report

Mr. Bundick reported that he has worked with Ms. Salazar on the re-adoption of the traffic ordinance and a few town issues but nothing of importance.

Consideration of Minutes

Motion: To adopt the minutes of July 6, 2026, Regular Monthly Meeting by Daniel Bloxom and seconded by Bill Ferguson. Roll Call Vote: Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - absent. MOTION PASSED

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Public Comments

Billye D. Custis thanked Council for appointing her to the Planning Commission. In the matter of parking by the railroad track, she has an issue with the tax lady who parks her vehicle facing the wrong way in the street by the tracks. She asked that Council consider once again locking the park overnight. She also suggested some new signage. Ms. Salazar asked to respond to Ms. Custis. Mayor Finney agreed. Ms. Salazar said that she is in the process of ordering new signs, but she is putting together some things that need to change on the signs – additions and deletions. She has asked Chief Long and several Council Members their opinions about some rules that need to be added. Council asked Ms. Salazar to make a discussion of park rules an agenda item for the September meeting. Mr. Lang asked what the hours would be if we locked the park. Ms. Custis said the sign says the park is open from dawn to dusk. Ms. Salazar said the only problem that she foresees with locking the park is that there isn't always someone available to lock/unlock the park at specific time and we do have at least one or two people that use the park very early in the morning and in the past, they were upset about the park not being open when they arrived. She added that she doesn't have an opinion about this either way but wants Council to have all of the information that they need to make a decision. Chief Long said another problem that they have had when the park locks are engaged is people closing the gates to let their dogs run and then they cannot get out and no one else can get in. Ms. Salazar agreed and added that happened at least once with a young couple and a small child.

Council Comments

Mr. Campbell thanked Chief Long for great work on community relations and working with ACSO to make sure that the town is safe. He said that he has a friend on a local town Council and they have just been hit with a FOIA request asking for any communication that everyone has had about a specific ordinance. He cautioned his fellow Council Members about using personal text messages and social media for town business.

Mr. Ferguson thanked everyone for coming to the meeting. He said he is hearing good things about Percy and that pleases him. He is very pleased with the town office progress. Lastly, he thanked the Employee Committee for their work.

Mr. Bloxom thanked everyone for coming to the meeting. He said he is very excited to attend the town office construction meetings every few weeks because he cannot wait to move on that project.

Mr. Corbin agreed with Mr. Ferguson and Mr. Bloxom that he too is excited about the possibility of building a town office. He said we can recoup a lot of our money by just what we will save in rent.

Mr. Zember thanked everyone for coming. He is happy with the town office construction progress. He is looking forward to tomorrow night. He thinks that it means a lot that no one is coming to our meetings – it means we must be doing something right.

Mr. Lang said he hopes that everyone is happy with the job that we are doing. He said a lot of people don't realize how much work and time we put into serving on this Council. He said that he, Mr. Bloxom and Ms. Salazar are doing a good job of working together with the architect to make progress and that everyone is bringing something to the table. He encouraged Chief Long to stay on his officers about traffic control and doing the things that they've been asked to do. He said he is very happy with the way that Ms. Salazar handles things, noting that he can send her a text about almost anything and she responds almost immediately.

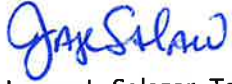
Mayor Finney thanked Chief Long and said that his report is probably the best one that he's ever given. He thanked Ms. Salazar and said she certainly has her hands full, but she does a good job. He thanked Mr. Bundick for what he does as well.

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Adjourn

Motion: To adjourn (7:15pm) by Jason Campbell and seconded by Daniel Bloxom. Roll Call Vote:
Bloxom -yes; Campbell – yes; Corbin- yes; Ferguson – yes; Lang– yes; Zember - yes. MOTION PASSED

Respectfully submitted,



Jamye L. Salazar, Town Manager



Henry E. Finney, Mayor