

## ***Belmont Estates Rezoning***

On December 14, the Transportation and Land Use Committee (TLUC) voted 4-1 to recommend denial of the Belmont Estates rezoning (ZMAP-2005-0019). The application seeks to rezone just over 20 acres from CR-1 (Countryside Residential), CR-2, and R-1 (Single Family Residential) to PD-H4 (Planned Development—Housing) in order to develop 20 single family detached units and up to 43 single family attached units (including affordable housing units) on property just south of Graves Lane, west of Stubble Road and north of the W & OD trail. For more details on the application visit Loudoun Online Land Application (LOLA) system by clicking [here](#).

I have met with the applicant several times recently to make the application more appropriate and beneficial to the Ashburn area. The applicant has agreed to provide funding for sidewalk improvements in Old Ashburn, which are greatly needed and are often requested by Ashburn area residents. Further, the applicant has agreed to reduce the number of multi-family units and provides unique design that look more like single families. In looking at the by-right development option versus the revised rezoning application, I have come to the conclusion that the rezoning option is a better fit. The Board of Supervisors will consider this application at the February 1 meeting. Feel free to send me ([lori.waters@loudoun.gov](mailto:lori.waters@loudoun.gov)) or the entire Board ([bos@loudoun.gov](mailto:bos@loudoun.gov)) your thoughts on the application.