



To: VOF Trustees

From: Tamara Vance, Deputy Director

Re: Quarterly Report on Administrative Amendments/Minor Issue Reconsideration of Approved Easement

Date: June 8, 2017

cc: Brett Christina Glymph, Executive Director

Listed below are amendments recorded during the last quarter which were approved by staff through administrative approval. In addition, one project approved at the March Board meeting has a request for a minor change in easement terms, see 3. below.

1. Piper Enterprises Ltd. – Fauquier County- VOF Control #114/115/1406/3120. Recorded 5-31-17

This amendment improved conservation protections on the easement property and at the same time helped facilitate vital improvements to the public drinking water supply for the Town of Marshall. The amendment moved acreage from an adjacent easement so this easement now governs a total of 500 acres, reduced the number of retained division rights (permitted parcels) and the number of dwellings permitted. Additional improvements included building site restrictions, a half-of-one-percent impervious surface cap, and protections to water resources by requiring stream buffers on the property. Public benefit also resulted from permitting two well-sites on the property to serve public drinking water for the town.

2. Miller – Loudoun County– VOF Control # 1298 - Recorded 3-23-17

This amendment added acres to an existing easement. A gap between neighboring properties comprising more than three acres was discovered, and the two landowners claimed it and split it. Approximately 1.7 acres was added to the existing easement.

3. Wright Estate – Goochland County - Board Approval March 30, 2017.

Summary of project: historic farm on Route 6, west of Richmond, near the confluence of Byrd Creek and the James River; no division of 402 acres; number of houses stays the same at three; aggregate square feet of dwellings stays the same at 11,000 sq .ft.

Reconsideration request: individual house size goes from 4500 to 5500 square foot cap.