



## COMMONWEALTH of VIRGINIA

DEPARTMENT OF TRANSPORTATION  
1401 EAST BROAD STREET  
RICHMOND, VIRGINIA 23219-2000

Stephen C. Brich, P.E.  
COMMISSIONER

April 12, 2019

Jeff Harvey, Director of Planning and Zoning  
Stafford County Planning Office  
1300 Courthouse Road  
2<sup>nd</sup> Floor  
Stafford, Virginia 22554

Re: Proposed Rezoning of 173.18 acres of Surplus Property, Stafford County, VA  
Applicant: Mid-Atlantic Real Estate

Dear Mr. Harvey:

The Virginia Department of Transportation (Department) understands that Mid-Atlantic Real Estate (Applicant) is to be submitting a zoning application and land use plan for Belmont Park, as shown on the plan prepared by Timmons Group, dated April 9, 2019, and titled "Generalized Development Plan – Master Plan". The Department is also aware that the Applicant has included the land owned by the Commonwealth of Virginia, as marked in YELLOW on the attached, as a part of that application.

The Applicant is proposing to rezone and develop the 173.18 acres into Retail, Office, Multifamily Residential, Assisted Living and Open Space. The land owned by the Commonwealth of Virginia would only be conveyed to the adjacent landowner, if the rezoning is approved and alternative accommodations are made for the existing Park and Ride Lot.

This letter shall not be construed as support by the department of the proposed zoning application, but is to serve as acknowledgement and authorization of the Applicant's request for zoning of the above referenced property.

Please let me know if you have any questions. I may be reached at 540-899-4167 or [Kathrine.klumpp@vdot.virginia.gov](mailto:Kathrine.klumpp@vdot.virginia.gov).

Best regards,

A handwritten signature in black ink, appearing to read "Katie Klumpp".

Katie Klumpp  
Right of Way Agent

cc: Dave Anderson, Principal Planner, Development Consultant  
Enclosure