PUBLIC HEARING

The **LOUDOUN COUNTY BOARD OF SUPERVISORS** will hold a public hearing in the Board of Supervisors' Meeting Room, County Government Center, 1 Harrison Street, S.E., Leesburg, Virginia, at **6:00 p.m. on WEDNESDAY, October 14, 2026**, in order to consider:

PROPOSED RESOLUTION APPROVING THE PUBLIC USE AND NECESSITY OF ACQUIRING CERTAIN REAL PROPERTY AND AUTHORIZING THE ACQUISITION BY EMINENT DOMAIN

Dulles West Boulevard – Northstar Boulevard to Arcola Boulevard

Pursuant to Virginia Code Section 15.2-1901 et seq., the Board of Supervisors shall consider the adoption of a resolution approving the public use and necessity for the acquisition of real property for the Dulles West Boulevard – Northstar Boulevard to Arcola Boulevard infrastructure project, in in the Dulles South region north of Route 50, by eminent domain (condemnation and "quick take"). The subject property consists of portions of five (5) parcels located along the Farmwell Road corridor. The property interests to be acquired include stormwater drainage easements, a stormwater management pond easements (including future vacation easements), water line easements, floodplain easements, temporary construction easements, fee simple land acquisitions, and Virginia Electric and Power Company utility easements for the construction of the project located on the following properties:

PARCEL ID #	Property Owner	ELECTION DISTRICT
203-19-0571	Hiddenwood Lane II, LLC	Dulles
203-29-5737	Stone Springs, LLC	Dulles
203-29-5737	Stone Springs, LLC	Dulles
203-10-1396	Stone Springs, LLC	Dulles
204-48-1974	42100 John Mosby LLC	Dulles

PROPOSED RESOLUTION APPROVING THE PUBLIC USE AND NECESSITY OF ACQUIRING CERTAIN REAL PROPERTY AND AUTHORIZING THE ACQUISITION BY EMINENT DOMAIN

Route 15 / Spinks Ferry Road / Newvalley Church Road Roundabout Project

Pursuant to Virginia Code Section 15.2-1901 et seq., the Board of Supervisors shall consider the adoption of a resolution approving the public use and necessity for the acquisition of real property for the Route 15 / Spinks Ferry Road / Newvalley Church Road Roundabout Project ("Project") in Leesburg, Virginia, by eminent domain (condemnation and "quick take"). The Project consists of acquiring property interests from seven (7) parcels located along the Route 15 corridor. The property interests to be acquired include fee simple acquisition, permanent easements, and temporary construction easements for the construction of the project located on the following properties:

PARCEL IDENTIFICATION NUMBER (PIN)	PROPERTY OWNER	ELECTION DISTRICT
180-49-7051-000	Lennie P. Lindsey	Catoctin
180-49-9050-000	Lucketts Motel, LLC	Catoctin
179-16-9392-000	Lane's Family, LC	Catoctin
180-49-3346-000	Lane's Family, LC	Catoctin
179-10-2734-000	Rick R. & Stephanie M. Brossman	Catoctin
180-49-2116-000	Peter James Lee, Bishop of the Protestant Episcopal Church	Catoctin
180-49-5524-000	Christ Episcopal Church	Catoctin

A complete copy of the full text of the above-referenced proposed resolution, as well as plat and vicinity maps further identifying the subject properties to be acquired, is on file and available for public inspection at the Loudoun County Government Center; Information Desk, 1st Floor, 1 Harrison Street, S.E., Leesburg, Virginia, from 8:30 a.m. to 5:00 p.m., Monday through Friday, or call (703) 777-0200. Documents may also be viewed and downloaded electronically 72 hours in advance of the public hearing at: www.loudoun.gov/bosdocuments (for Public Hearing documents, follow the link for Board of Supervisors Business Meetings, Public Hearings and Special Meetings"). Project details may also be viewed at the County's Department of Transportation and Capital Infrastructure website link: Route 15/Spinks Ferry Road/Newvalley Church Road Roundabout.

PROPOSED RESOLUTION APPROVING THE PUBLIC USE AND NECESSITY OF ACQUIRING CERTAIN REAL PROPERTY AND AUTHORIZING THE ACQUISITION BY EMINENT DOMAIN

Sterling Boulevard and Glenn Drive Intersection Improvement Project

Pursuant to Virginia Code Section 15.2-1901 et seq., the Board of Supervisors shall consider the adoption of a resolution approving the public use and necessity for the acquisition of real property for improvements at the intersection of Sterling Boulevard and Glenn Drive in Sterling, Virginia, by eminent domain (condemnation and "quick take"). The project consists of portions of four (4) parcels located in the vicinity of the intersection improvements. The property interests to be acquired include fee simple acquisition, permanent easements, and temporary construction easements for the construction of the project located on the following properties:

PARCEL IDENTIFICATION NUMBER (PIN)	PROPERTY OWNER	ELECTION DISTRICT
033-36-3414-000	Sterling Park LLC	Sterling
033-26-2067-000	Amerco Real Estate Company	Sterling
033-36-7538-000	Arlo Industrial Condominium Unit Owners' Association, Inc.	Sterling
033-26-8087-000	Sterling Crossroads Office Park Condominium Unit Owners Association	Sterling

A complete copy of the full text of the above-referenced proposed resolution, as well as plat and vicinity maps further identifying the subject properties to be acquired, is on file and available for public inspection at the Loudoun County Government Center; Information Desk, 1st Floor, 1 Harrison Street, S.E., Leesburg, Virginia, from 8:30 a.m. to 5:00 p.m., Monday through Friday, or call (703) 777-0200. Documents may also be viewed and downloaded electronically 72 hours in advance of the public hearing at: www.loudoun.gov/bosdocuments (for Public Hearing documents, follow the link for Board of Supervisors Business Meetings, Public Hearings and Special Meetings"). Project details may also be viewed at the County's Department of Transportation and Capital Infrastructure website link: Intersection Improvement Program.

PROPOSED RESOLUTION APPROVING THE PUBLIC USE AND NECESSITY OF ACQUIRING CERTAIN REAL PROPERTY AND AUTHORIZING THE ACQUISITION BY EMINENT DOMAIN

Waxpool Road and Ashburn Road/Ryan Corner Place Intersection Improvement Project

Pursuant to Virginia Code Section 15.2-1901 et seq., the Board of Supervisors shall consider the adoption of a resolution approving the public use and necessity for the acquisition of real property for improvements at the intersection of Waxpool Road and Ashburn Road/Ryan Corner Place in Ashburn, Virginia, by eminent domain (condemnation and "quick take"). The project consists of portions of two (2) parcels located in the vicinity of the intersection improvements. The property interests to be acquired include fee simple acquisition and temporary construction easements for the construction of the project located on the following properties:

PARCEL IDENTIFICATION NUMBER (PIN)	PROPERTY OWNER	ELECTION DISTRICT
119-30-0343-000	Unit Owners Association of Parkside at Ashburn	Broad Run
119-30-2540-000	Unit Owners Association of Parkside at Ashburn	Broad Run

A complete copy of the full text of the above-referenced proposed resolution, as well as plat and vicinity maps further identifying the subject properties to be acquired, is on file and available for public inspection at the Loudoun County Government Center; Information Desk, 1st Floor, 1 Harrison Street, S.E., Leesburg, Virginia, from 8:30 a.m. to 5:00 p.m., Monday through Friday, or call (703) 777-0200. Documents may also be viewed and downloaded electronically 72 hours in advance of the public hearing at: www.loudoun.gov/bosdocuments (for Public Hearing documents, follow the link for Board of Supervisors Business Meetings, Public Hearings and Special Meetings"). Project details may also be viewed at the County's Department of Transportation and Capital Infrastructure website link: Intersection Improvement Program.

LEGI-2026-0001, DULLES LOGISTICS:
ZCPA-2026-0002
(Zoning Concept Plan Amendment)

VarcoMac LLC has submitted an application for a zoning concept plan amendment for approximately 8.79 acres of land located north of Little River Turnpike (Route 50), west of Pleasant Valley Road (Route 609), and south of Wade Drive (Route 873) in the Dulles Election District (the "Subject Property"). The Subject Property is more particularly described as PIN # 097-30-2707-000; 25445 Pleasant Valley Road Suite 190 Chantilly, VA 20152; Tax Map # 107///3/////B/.

For ZCPA-2026-0002, the applicant seeks to amend the Proffer Statement associated with ZMAP-2022-0020 to increase the allowable floor area ratio from 0.34 to 0.4.

LEGI-2024-0074, SPRING VALLEY TECHNOLOGY PARK:
ZMAP-2025-0008, SPEX-2025-0009, SPEX-2025-0010, SPEX-2025-0011, SPEX-2025-0136, SPEX-2026-0004, & SPEX-2026-0031

(Zoning Map Amendment, Special Exceptions, and Minor Special Exceptions)

SVTP O'Connor LLC and SVTP Spring Valley LLC have submitted applications for the following: a zoning map amendment, two special exceptions, and four minor special exceptions for approximately 325.1443 acres of land located north of Ryan Road (Route 772), south of Reservoir Road (Route 861), east of Evergreen Mills Road (Route 621), and west of Beaverdam Drive (Route 2475) and in the Ashburn Election District (the "Subject Property"). The Subject Property is more particularly described as:

PARCEL IDENTIFICATION NUMBER (PIN)	PROPERTY ADDRESS	TAX MAP NUMBER
241-27-0467-000	22532 Evergreen Mills Road, [illegible] 20175	/77///3/////1/
241-27-4044-000	41426 Springvalley [illegible] Virginia 20175	/77///3/////2/
241-27-9420-000	41469 Springvall[illegible]ne[illegible]rg, Virginia 20175	/77///3/////3/
241-18-4290-000	22688 Eve[illegible]n Mills [illegible] Leesburg, Virginia 20175	/77///3/////4/
241-18-6654-000	226[illegible]Ev[illegible] Mill[illegible]oad, Leesburg, Virginia 20175	/77///3/////5/
241-18-8219-000	[illegible]66 Evergr[illegible]ills Road, Leesburg, Virginia 20175	/77///3/////6/
241-29-1117-000	22[illegible] Evergreen Mills Road, Leesburg, Virginia 20175	/77///3/////7/
241-29-5067-00[illegible]	2277[illegible] Evergreen Mills Road, Leesburg, Virginia 20175	/77///3/////8/
241-28-[illegible]0	41533 Springvalley Lane, Leesburg, Virginia 20175	/77///3/////9/
241-3[illegible]37-0[illegible]	41514 Springvalley Lane, Leesburg, Virginia 20175	/77///3////10/
241-37-9[illegible]00	41536 Springvalley Lane, Leesburg, Virginia 20175	/77///3////11/
241-38-5194-000	41558 Springvalley Lane, Leesburg, Virginia 20175	/77///3////12/
241-38-9814-000	41593 Springvalley Lane, Leesburg, Virginia 20175	/77///3////14/
240-26-8362-000	N/A	/77////////26/

DEFERRED

For ZMAP-2025-0008, the applicant seeks to rezone the Subject Property from the TR-10 (Transitional Residential – 10) Zoning District to the IP (Industrial Park) Zoning District to develop data center, utility substation, and utility-scale energy storage uses. For SPEX-2025-0009, the applicant seeks to establish three utility substations in the IP Zoning District. For SPEX-2025-0010, the applicant seeks to permit a utility-scale energy storage facility in the IP Zoning District. For SPEX-2025-0011, the applicant seeks to waive the required step-back and building height reduction for data center uses within 400 feet of residential uses, and to reduce the required 200-foot setback from residential uses. For SPEX-2025-0136, the applicant seeks to eliminate the required 25-foot-wide Type C buffer for utility substation uses where adjacent to data center uses. For SPEX-2026-0004, the applicant seeks to permit twelve data centers in the IP Zoning District. For SPEX-2026-0031, the applicant seeks to permit ground-mounted data center mechanical equipment adjacent to residential uses.

Copies of the proposed plans, ordinances, and amendments for each land use application listed above may be examined at the Loudoun County Government Center; Information Desk, 1st Floor, 1 Harrison Street, S.E., Leesburg, Virginia, from 8:30 a.m. to 5:00 p.m., Monday through Friday, or call 703-7770246 (option 5) to request hard copies or electronic copies. Additional project files related to land use applications for public hearings may be reviewed electronically at loudoun.gov/landmarc. In addition, documents may be viewed and downloaded electronically 72 hours in advance of the public hearing at: loudoun.gov/bosdocuments.

ANNUAL COMPENSATION FOR THE BOARD OF SUPERVISORS

Pursuant to Virginia Code §§15.2-1406, 15.2-1414.1, and 15.2-1414.2, the Board of Supervisors hereby gives notice that it intends to consider increasing the annual compensation for the Chair At-Large, Vice Chair, and Board Members as follows:

	2028	2029	2030	2031
Chair At-Large	$106,430.97	$109,623.90	$112,912.62	$116,300.00
Vice Chair	$95,787.87	$98,661.51	$101,621.36	$104,670.00
Supervisor (7)	$95,787.87	$98,661.51	$101,621.36	$104,670.00
Total	**$872,733.93**	**$898,915.98**	**$925,883.50**	**$953,660.00**

Such increases would not become effective until January 1, 2028, which corresponds to the beginning of the term of the next Board of Supervisors.

Full and complete copies of the document(s) describing the above-referenced proposed compensation increases may be examined at the Loudoun County Government Center; Information Desk, 1st Floor, 1 Harrison Street, S.E., Leesburg, Virginia, from 8:30 a.m. to 5:00 p.m., Monday through Friday or call 703-777-0200. Documents may also be viewed and downloaded electronically 72 hours in advance of the public hearing at: www.loudoun.gov/bosdocuments (for Public Hearing documents, follow the link for "Board of Supervisors Business Meetings, Public Hearings and Special Meetings").

Board of Supervisors public hearings are held in the Board Room of the Government Center. Meetings are televised on Comcast Government Channel 1075 and Verizon FiOS Channel 40. Meetings also are livestreamed at loudoun.gov/meetings.

Members of the public desiring to do so may appear and present their views regarding those matters listed for public hearing. Members of the public who wish to provide public input, whether electronically or in person, are encouraged to sign-up in advance; however, speakers may sign-up during the public hearing. If you wish to sign-up in advance, call the Office of the County Administrator at (703) 777-0200. For this public hearing, advanced sign-ups will be taken after 8:30 a.m. on October 2, 2026, and no later than 12:00 p.m. on October 14, 2026. Members of the public may also submit written comments by email sent to bos@loudoun.gov. Any written comments received prior to the public hearing will be distributed to Board members. Members of the public may also submit comments on land use items electronically at loudoun.gov/landapplications.

Hearing assistance is available for meetings in the Board of Supervisors' Meeting Room. If you require any type of reasonable accommodation as a result of a physical, sensory, or mental disability to participate in this meeting, please contact the Office of the County Administrator at 703-777-0200/TTY-711. At least one business day of advance notice is requested; some accommodations may require more than one day of notice. FM Assistive Listening System is available at the meetings.

BY ORDER OF: PHYLLIS J. RANDALL, CHAIR
LOUDOUN COUNTY BOARD OF SUPERVISORS

9/24, 10/02/26