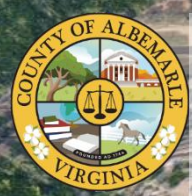


Rivanna Futures Update

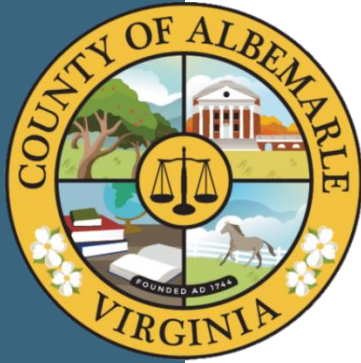
April 17, 2024

Trevor Henry
Michael Barnes



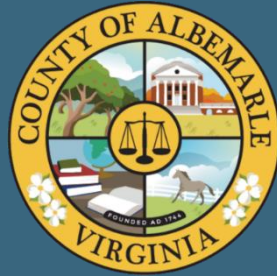
INTELLIGENCE & NATIONAL SECURITY
INNOVATION ACCELERATION
..... CAMPUS

Accelerating innovation
technology through
partnerships today, for
tomorrow's challenges.

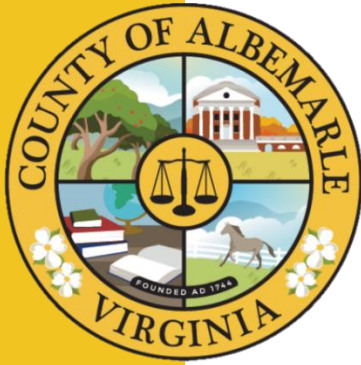


Agenda

- Acquisition & Property Ownership
- Site Readiness
- Partner Engagement
- Questions/Discussion



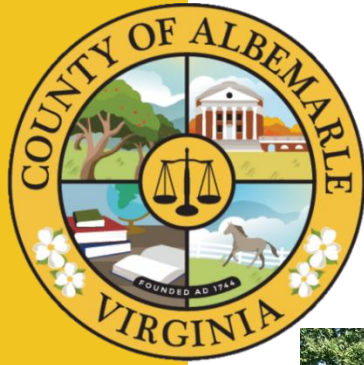
Acquisition & Property Ownership



Real Property Acquisition

- Real estate transaction closed Dec. 15, 2023
- County is receiving lease revenue, maintaining the property, and supporting implementation of the long-term vision of the site.



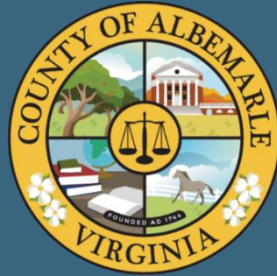


Ongoing Property Ownership Activities

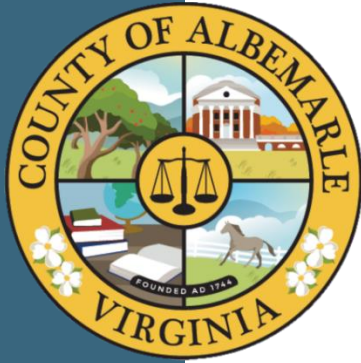


- Site safety & security
- Access easement maintenance, in coordination with neighbors
- Winter road maintenance





Site Readiness



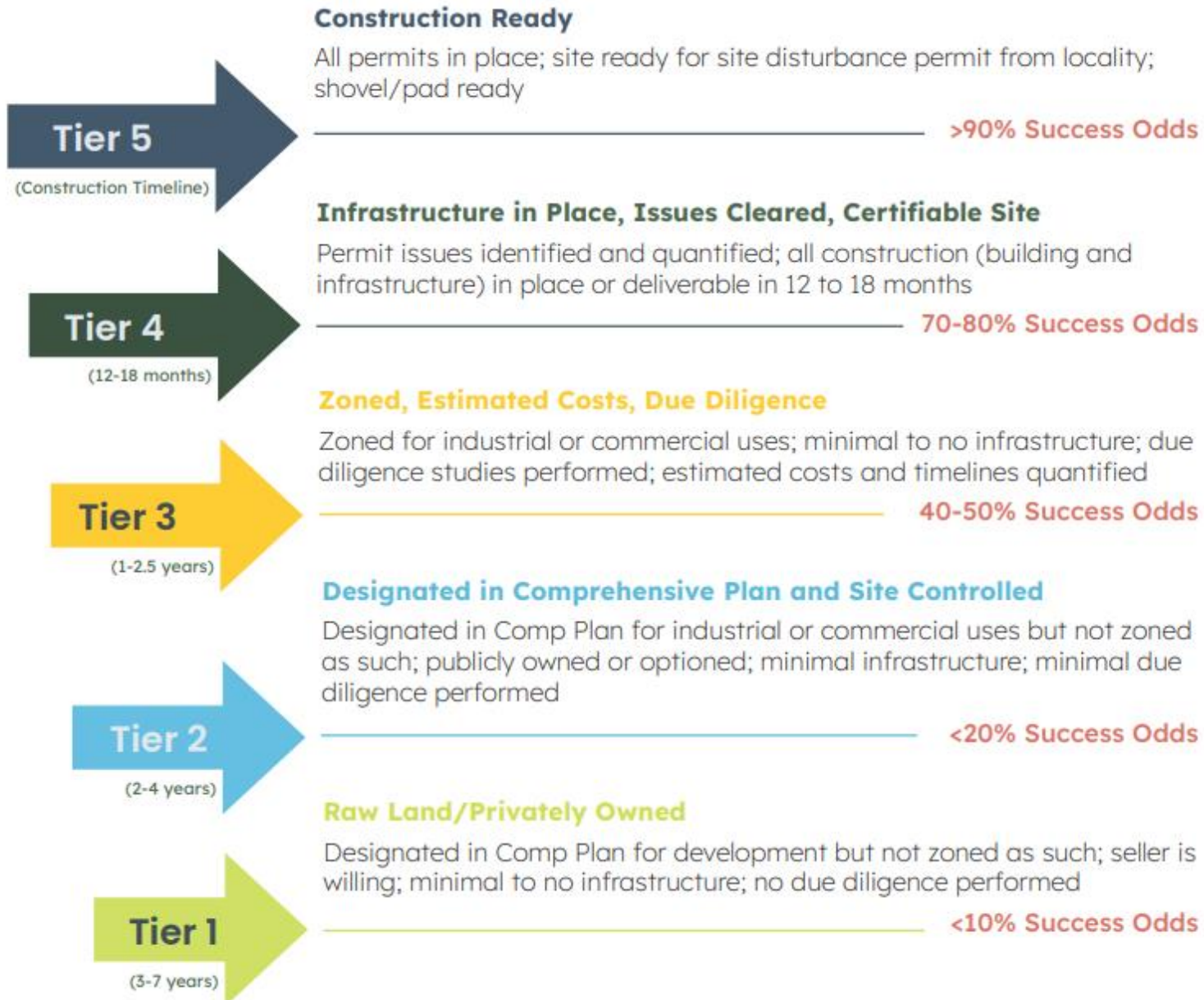
Conceptual
Engineering

Rezoning &
Special Use
Permit

Tier System Analysis for Site Selection

(as defined by VEDP)

Rivanna Futures Readiness

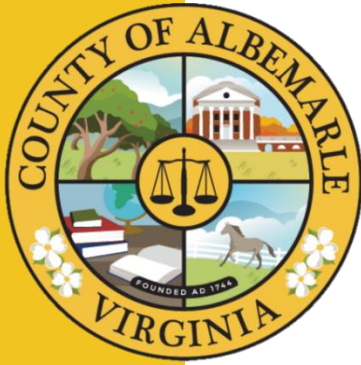


Grant Applications & Partner Funding

Zoned – Underway
Est. Costs – Underway
Due Diligence – Nov. 2023

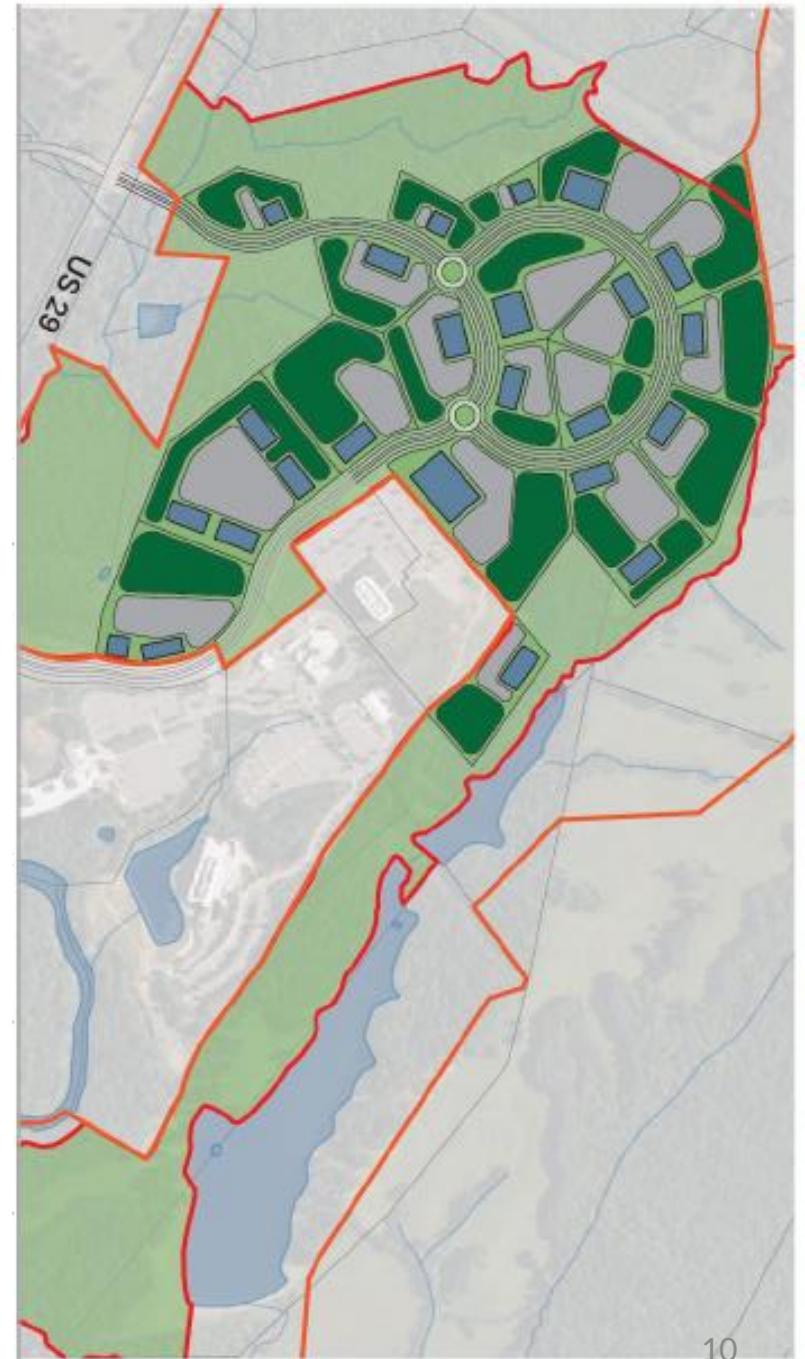
AC44 – Underway
Site Control – Dec. 2023

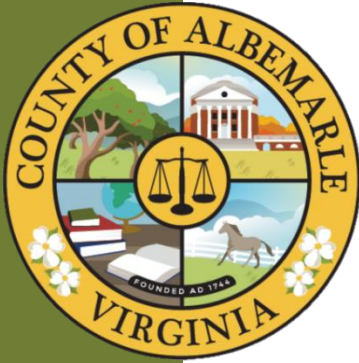
Prior to 2023



Conceptual Engineering

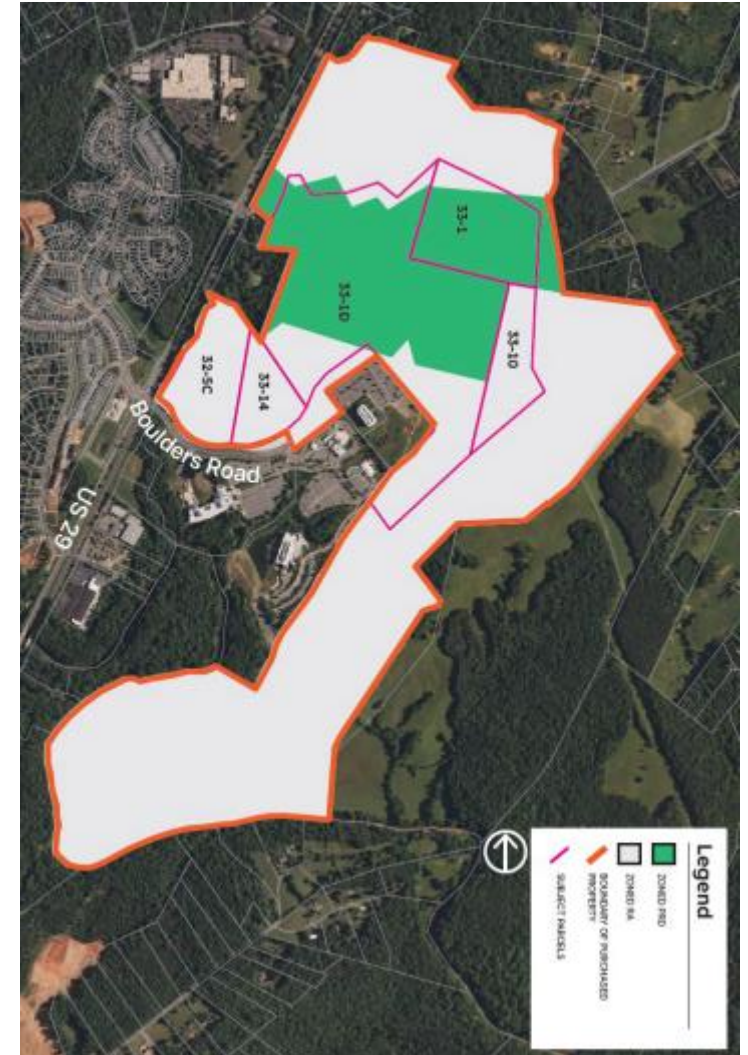
To develop a comprehensive and thorough working concept of the Rivanna Futures development

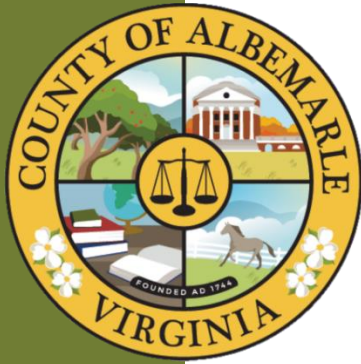




Rezoning/Special Use Permit

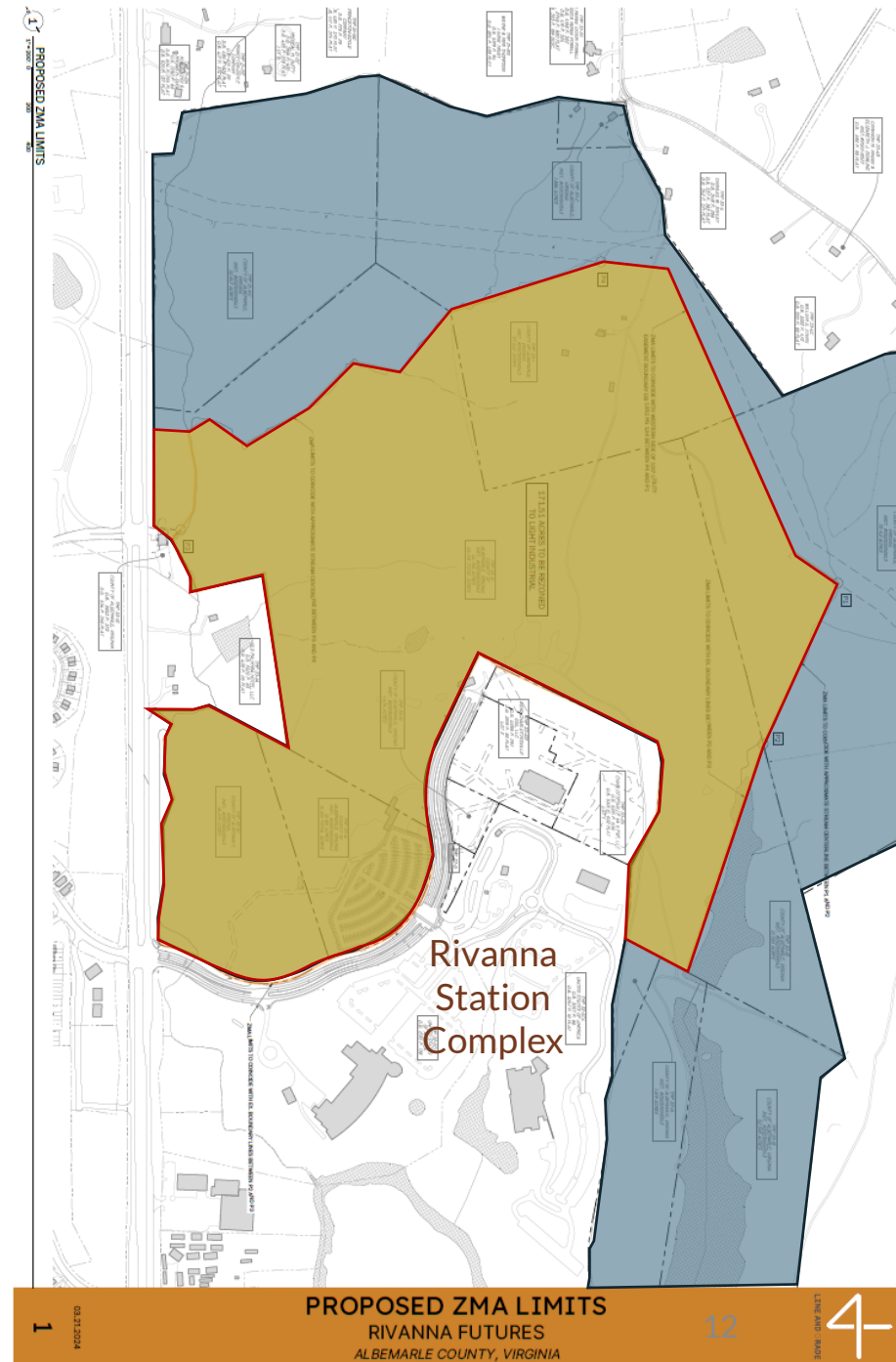
- Currently zoned a mixture of Rural Areas (RA) & Planned Residential Development (PRD)
- Rezoning to Light Industrial (LI) with Special Use Permit for Office Uses
 1. Supports the light manufacturing and office uses envisioned
 2. Enables eligibility for VEDP site readiness funding.





Approximate Area of Rezoning

- The County purchased 462 acres in 2023 (area in blue)
- The rezoning covers 172 acres (area in orange)



March
| Board Resolution to Authorize

| Rezoning and SP Applications Submitted

May
| Planning Commission Public Hearing

| Aerial survey, integrate concept diagrams

Summer
VEDP grant application

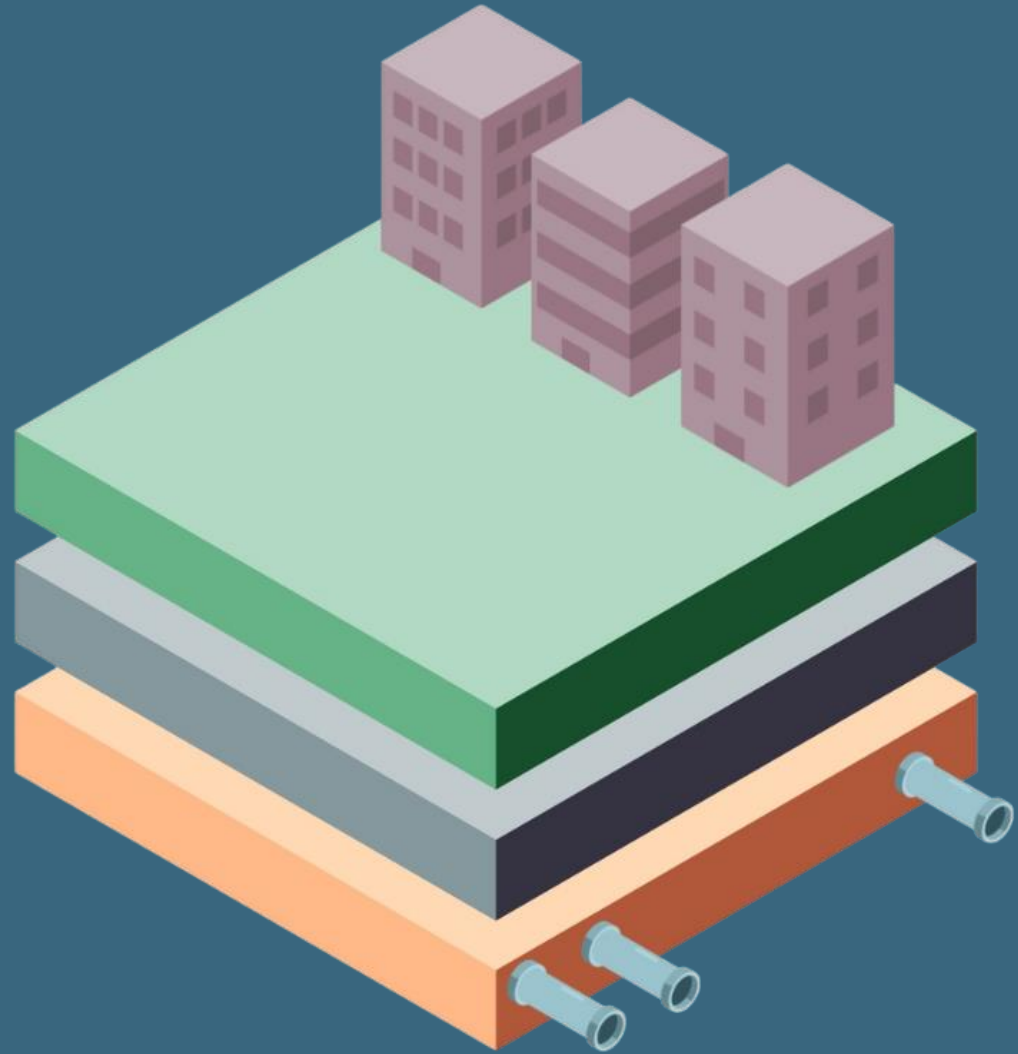
April
| Conceptual Engineering kickoff

June
| Board Public Hearing

| Concept road, parcel layouts



Partner Engagement



-  Vertical Development
-  Site Control
-  Site Readiness

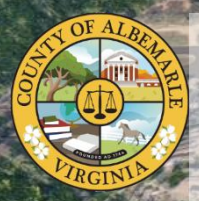
Locally Driven, State Supported, Federally Shared



Site Control ✓
Albemarle County

Site Readiness
Albemarle County
State & Agency partners

Vertical Development
Federal & Private partners



Discussion

