



July 19, 2021

Re: Breckenridge Villas
10300 & 10316 Courthouse Road
Community Meeting

Dear Neighbor:

We are pleased to invite you to a modified Community Meeting to discuss Breckenridge Villas, the proposed 55+ villa style residential development near the intersection of Courthouse Road and Leavells Road. The format of this Community Meeting will be a recorded presentation online with the opportunity for neighbors to leave feedback and ask questions. This format allows for neighbors to interact with the project over the course of two weeks instead of a single meeting time, giving those with different schedules ample chance to learn about the proposed project. This event will be held virtually as follows:

Location: Online
Website: www.BreckenridgeVillas.com
Date Range: Monday August 9th, 2021 through Sunday August 22nd, 2021
Time: The website will be open any time for viewing and feedback
Host: Development Consulting Services

Breckenridge Villas encompasses the parcels at 10300 Courthouse Road (Tax Map: 35-A-9) and 10316 Courthouse Road (Tax Map: 35-8-8A) in Spotsylvania County. The current zoning for both parcels is R-1 and the new development will require rezoning to PDH-5. A map of the project and the surrounding areas is on the reverse side of this letter for your reference. As part of the rezoning process, this Community Meeting is held to introduce the project to surrounding property owners as well as answer any questions they may have.

We look forward to hearing your feedback and sharing this exciting project with our neighbors.

Respectfully submitted,

A handwritten signature in blue ink that reads "Samer E. Shalaby".

Samer E. Shalaby, P.E.

Vicinity Map

