

January 27, 2023

Albemarle County Board of Supervisors  
401 McIntire Road  
Charlottesville, VA 22902

**RE: Petition for the County to Abandon an Unimproved Road Area**

Pursuant to Title 33.2, Chapter 9, Article 3 of the Code of Virginia, we respectfully petition that the County of Albemarle abandon to WP Colonnades LLC the County-owned unimproved road area on the attached plat (hereinafter referred to as "the Area"). WP Colonnades LLC is an entity owned and managed by Woodard Properties.

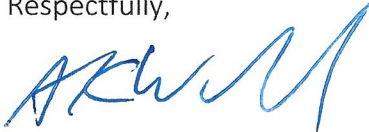
In 1968, the Area was dedicated to the County to be a public road (see attached 1968 Colonnade Drive Dedication Plat). However, we do not believe that the County intends to use the Area for a public road anymore, and therefore the County has no need to retain ownership of the Area. We propose that the County abandons the Area to WP Colonnades LLC to be combined with TMP 60-40C8.

WP Colonnades LLC owns TMP 60-40C8 (Deed Book/Page 4546/61) and has obtained preliminary site plan approval for a multi-family development with 96 apartments at that site (see Site Plan SDP202200039 for more details). Abandonment of the Area to WP Colonnades LLC would allow the construction of additional residential units, which would benefit the County in the following ways:

- 1) increase housing supply that is much-needed in the community
- 2) increase real estate tax revenue related to the development
- 3) release the County from liability related to the Area
- 4) release the County from maintenance obligations related to the Area

Thank you for your consideration.

Respectfully,




ANTHONY WOODARD | Chief Executive Officer  
Woodard Properties  
[Anthony@WoodardProperties.com](mailto:Anthony@WoodardProperties.com)  
o) 434.971.8860

Attachments:  
1968 Colonnade Drive Dedication Plat  
Survey Showing the Unimproved Road Area



COUNTY OF ALBEMARLE  
PLANNING COMMISSIONCITY OF CHARLOTTESVILLE  
PLANNING COMMISSIONCOUNTY OF ALBEMARLE  
BOARD OF SUPERVISORS

  
CHAIRMAN


  
HOMER A. COONEY
  
SECRETARY


  
DESIGNATED AGENT

DATE

DATE

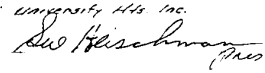
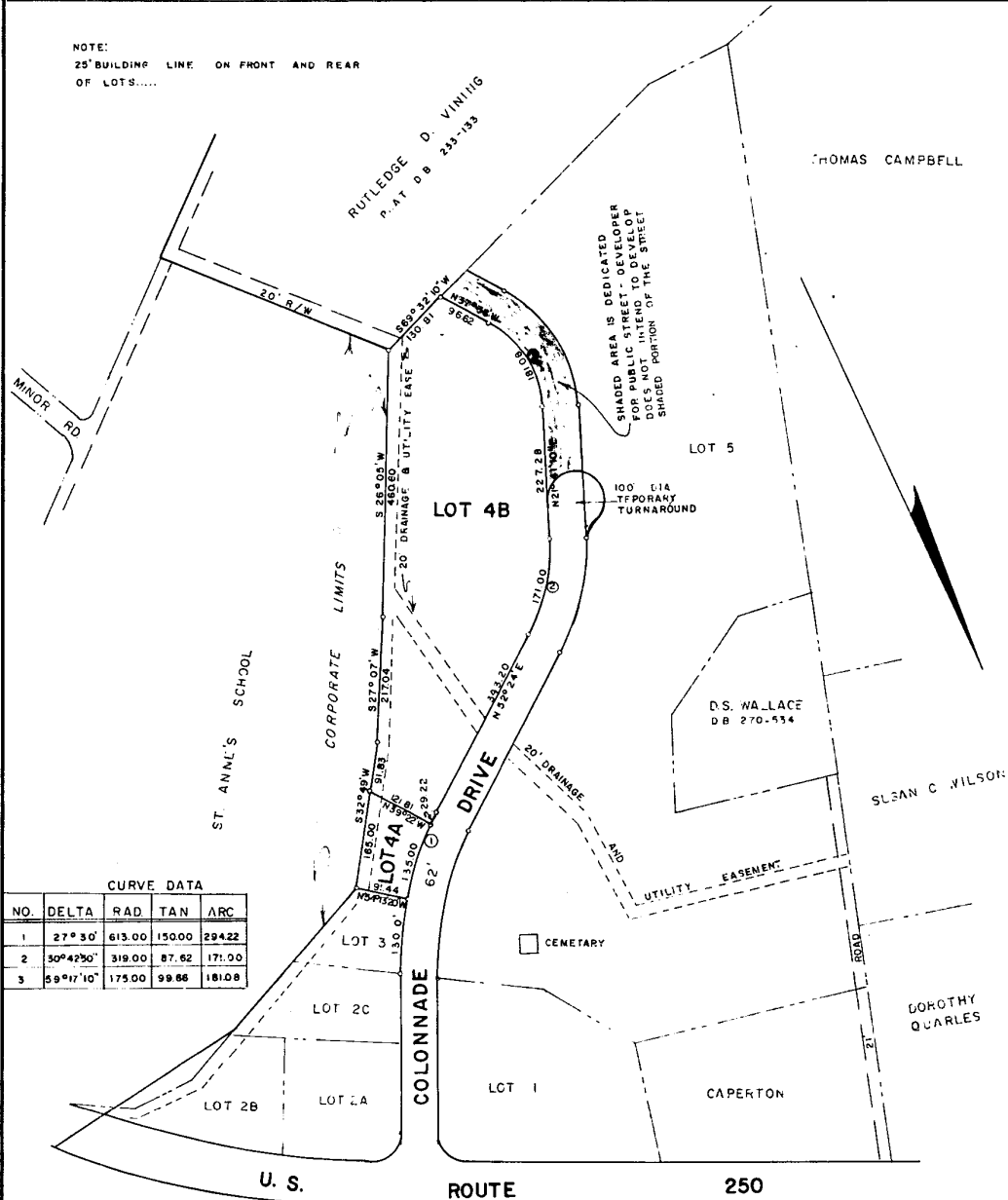
## CERTIFICATION:

THIS IS A CORRECT AND ACCURATE PLAT


  
B. AUBREY HUFFMAN—ENGINEER

## OWNER'S APPROVAL:

THIS SUBDIVISION IS MADE WITH THE CONSENT OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND/OR TRUSTEES. ALL ROADS AND STREETS, IF NOT PREVIOUSLY DEDICATED, ARE HEREBY TENDERED FOR DEDICATION TO PUBLIC USE.


  
UNIVERSITY HEIGHTS, INC.
  
D. H. Hirschman, Pres.
NOTE:  
25' BUILDING LINE ON FRONT AND REAR  
OF LOTS.....

PLAT SHOWING

LOTS 4A &amp; 4B

"UNIVERSITY HEIGHTS"  
ALBEMARLE COUNTY, VA.

1" = 200'

NOV. 4, 1968

B AUBREY HUFFMAN & ASSOCIATES  
ENGINEERING AND SURVEYING  
CHARLOTTESVILLE, VIRGINIA

