



Loudoun County, Virginia

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NEWS RELEASE

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For Immediate Release
June 27, 2022

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Virtual Public Meeting Scheduled for July 6 on Red Hill Community Land Use Policies

The Loudoun County Department of Planning and Zoning will hold a virtual public meeting on Wednesday, July 6, 2022, at 6:00 p.m. to provide information on a proposed Comprehensive Plan Amendment (CPAM) affecting the Red Hill community.

Information about how to join the virtual meeting is posted on the county's public calendar at loudoun.gov/calendar. The meeting will include a presentation by county staff as well as an opportunity for individuals to ask questions and provide comments.

This CPAM will consider a change to the policy and planned land use designations of the community that would:

- Move the area from the Rural Policy Area (RPA) to the Transition Policy Area (TPA).
- Designate the Red Hill community as a new TPA subarea.
- Change the community's designation from the "Rural North" place type to the "Transition Large Lot Neighborhood" place type and include a planned residential density of one dwelling unit per three acres for the new Red Hill TPA subarea.

The CPAM, if approved, would update the land use policies and maps of the [Loudoun County 2019 Comprehensive Plan](#) to address these changes.

Moving this area to the Transition Policy Area will not change the base residential density of lots but will allow the extension of central water and wastewater service to individual lots within the Red Hill community as requested by residents. All the properties surrounding the Red Hill Community, including Greene Mill Preserve, are currently served by central utilities.

The Red Hill community is bounded on the northwest by Greene Mill Preserve, on the east by the Evergreen Mill Road (Route 621), and on the south by the watershed boundary of Goose Creek, which serves as the present boundary between the county's RPA and TPA. The community is a rural area that comprises approximately 41 parcels totaling approximately 424 acres. The area also includes larger parcels in forested open space and agricultural uses as well as smaller residential lots concentrated along Red Hill Road. Approximately 40 percent (172.9 acres) of the total acreage of the community is owned by the county and is planned for future school or public uses.

The Board of Supervisors approved the work plan for the Red Hill Community CPAM earlier this year. For additional work plan details, read the [May 17, 2022 staff report](#).

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