

**ADDENDUM TO
BEAVERDAM VALLEY AGRICULTURAL AND FORESTAL DISTRICT ORDINANCE
As approved and amended on May 10, 2023**

On May 10, 2023, the Board of Supervisors approved the following parcel for early withdrawal from the Beaverdam Valley Agricultural and Forestal District Ordinance:

PIN	Tax Map Number	Owner	Acres
641261214000	/71////////50A	BONDI, BRADLEY J & TANDY G BONDI	144.890
641372761000	/71////////50/	BONDI, BRADLEY J & TANDY G BONDI	141.310

**ADDENDUM TO
BEAVERDAM VALLEY AGRICULTURAL AND FORESTAL DISTRICT ORDINANCE
As approved and amended on May 11, 2022**

On May 11, 2022, the Board of Supervisors approved the following parcels for early withdrawal from the Beaverdam Valley Agricultural and Forestal District Ordinance:

PIN	Tax Map Number	Owner	Acres
593153226000	/72////////6/	ELIZABETH MERCEDES SOMERSET FARM	32.69

**BEAVERDAM VALLEY AGRICULTURAL AND FORESTAL DISTRICT ORDINANCE
June 20, 2022
As approved January 12, 2022**

I. PURPOSE

It is hereby declared to be the policy of the County of Loudoun to conserve, protect, and to encourage the development and improvement of its agricultural and forestal lands for the production of food and other agricultural and forestal products. It is also the policy of the County of Loudoun to conserve and protect agricultural and forestal lands as valued natural and ecological resources which provide essential open spaces for clean air sheds, as well as for aesthetic purposes. It is the purpose of this Ordinance to provide a means by which agricultural and forestal land may be protected and enhanced as a viable segment of the County's economy and as an economic and environmental resource of major importance, pursuant to Title 15.2, Chapter 43 of the Code of Virginia (1950), as amended.

II. CREATION OF DISTRICT

The Beaverdam Valley Agricultural and Forestal District (hereinafter referred to as the "District") is hereby created for a period of four (4) years, beginning June 20, 2022, in accordance with the provisions of Title 15.2, Chapter 43, Sections 15.2-4300 through 15.2-4314, Code of Virginia (1950) as amended.

The District shall consist of 2,664.67 acres more or less and include the following 59 parcels:

PIN	Tax Map Number	Owner	Acres
530154541000	/56////////12A	BEGEMAN, GARY D & GAIL E GRIFFITH TEES	28.25
530166019000	/56//13////2/	JINNAH, KAMRAN & SHARRI JINNAH	10.35
531186154000	/56///9////H/	MCCLIGGOTT, LLOYD J & NANCY B	14.85
531273469000	/56//10////C/	HESS, DAVID M & MELISSA J	14.94
532483471000	/56///9////G/	MCCLIGGOTT, LLOYD JR & NANCY B	13.63
533253484000	/73///9////2/	HUTTER, JOSEPH DOLPH & HUTTER, JULIA	15.33
562100563000	/55////////45/	ROBERTS, HARRIET J	28.84
562291612000	/55//18////2/	LEE, JOHN C IV & CYNTHIA H	17.93
562381455000	/55////////39/	KIMPLE, DARREN ANTHONY & ASHLEY H	10.47
562387528000	/55//24///WL/	LEE, JOHN C IV & CYNTHIA H	5.8
562394008000	/55//13////B1/	LEE, JOHN C IV & CYNTHIA H	13.93
563192723000	/72///1////3/	SOBONYA, STEPHEN P & SOBONYA, DEBORAH A	14.56
563199325000	/72///1////4/	SHUTLER, SANDRA A TEE	19.79
563350781000	/55//19////2/	REMILLARD, KEVIN FRANCIS TR & HASSLER, K	3
563489540000	/55////////42C	SHARP, BONNIE COLLEEN	13.44
564186202000	/72//31////7/	BAINUM FOUNDATION FARM LLC	146.46
564206725000	/73////////5/	ROFE, JEAN L	12.2
564208181000	/73////////4B	EBRO, JOSE	10
564266003000	/72///2////5/	MOORE, BETTIE LEE	10.06
564299650000	/73////////4A	WERNER, PAUL A III & WERNER, WHITNEY	14
564394721000	/72////////57/	SHUTLER, BRIAN D & ELIZABETH A TEES	14.96
564479118000	/72//31////8/	BAINUM FOUNDATION FARM LLC	113.41
564492534000	/72///1////1/	DRISKILL, WILLIAM & ELIZABETH	12.9
564499811000	/72///1////2/	SHUTLER, SANDRA A TRUSTEE	13.43
565255477000	/72//31////5/	DINWIDDIE FARMS LLC	50.07
565267806000	/72//31////1/	DINWIDDIE FARMS LLC	100.79
565381907000	/72//31////6/	DOGWOOD GROVE LLC	50.48
565465106000	/72///2////1/	LUCE, JOHN S JR & CATHLEEN DAVIS	10
566462657000	/72//31////3/	DINWIDDIE FARMS LLC	51.25
566471989000	/72//31////2/	DINWIDDIE FARMS LLC	70.52
592191414000	/55////////16D	N A J D HOLDINGS INVESTMENT CO	39.26
592389818000	/55//17////1/	SPODAK, BARBARA SHARP	14.26
592406504000	/55//19////1/	REMILLARD, KEVIN FRANCIS TR & HASSLER, K	6.73
592489284000	/55////////18B	WEIDNER, RICHARD V & MARCIA K	10
594107137000	/72//31////4/	DINWIDDIE FARMS LLC	50.1
594154429000	/72////////9D	BONNIE, ROBERT F & JULIE GOMENA	74.94
594182361000	/72////////4A	OLD RED BARN LLC	92.19

594294395000	/72/////////4B	THREE SYCAMORE FARM LLC	91.19
594480662000	/72/////////5A	DUBOVSKY, ELIZABETH C TR & KAUGHER, THOM	45.49
594499023000	/72/////////4C	ANITA VA FARMS LLC	87.58
618174821000	/71/////////25/	DIEHL, JULIE ISELIN TEE	45.61
618179793000	/71/////////25B	RUNYAN, JOSHUA H & CHRISTIANE W	21.34
618266892000	/71/////////16B	WESTFALL, JOYCE W TEE	36.5
618274672000	/71/////////16/	EWIN, BRET & KAREN R	25.2
618363662000	/71/////////17/	MALEJKO, AMY L	2.94
618366898000	/71/////////18/	TEETER, JAMES G & TERRI C	3.94
618368995000	/71/////////18A	TEETER, JAMES G & TERRI C	1
619268081000	/71/////////14/	DIEHL, JULIE ISELIN TEE	6.75
619298866000	/71/////////28/	BONNIE, ROBERT F & JULIE GOMENA	46.2
619360718000	/71/////////15F	FIDDLER'S GREEN LLC	158.49
619383452000	/71///2////B/	HEMLY, JOHN L & CAROLINE M NASH	52.1
619405631000	/72///6////2/	ROCKWOOD, ROBERT & KAREN	51.54
620272371000	/71/////////32/	KEYS, GORDON C TEE	138.32
620498101000	/72/////////9C	BONNIE, ROBERT F	88.79
640208126000	/71/////////12/	DIEHL, JULIE ISELIN TEE	6
640304147000	/71/////////13/	DIEHL, JULIE ISELIN TEE	8
640496940000	/71/////////15/	DIEHL, JULIE ISELIN TEE	268.37
641261214000	/71/////////50A	BONDI, BRADLEY J & TANDY G BONDI	144.89
641372761000	/71/////////50/	BONDI, BRADLEY J & BONDI, TANDY G	141.31

On January 12, 2022, the following parcels containing at least five (5) but less than twenty (20) acres were NOT RENEWED in the Beaverdam Valley Agricultural and Forestal District Ordinance due to failure to properly reapply:

PIN	Tax Map Number	Owner	Acres
562280816000	/55//18////1/	PARKER, WILLIAM M & LINDA C	9.46
563496073000	/55/////////42B	WALNUT BOTTOM HOLDING LLC	10.31

Pursuant to the January 12, 2022, renewal of the District, certain acreage located within the parcel listed below was withdrawn from the District:

PIN	Tax Map Number	Owner	Acres
593153226000	/72/////////6/	ELIZABETH MERCEDES SOMERSET FARM	32.69

III. EFFECT OF DISTRICT

A. All provisions of the Loudoun County Zoning and Subdivision Ordinances shall be applicable within the District, but only to the extent that such ordinances are not in conflict with the purposes of Title 15.2, Chapter 43 of the Code of Virginia

(1950) as amended. All land use planning decisions, special exceptions, special use permits and variances affecting any parcel of land within or adjacent to the District shall take into account the existence of the District and purposes and policies of this Ordinance. All subdivision of land within the District other than with a minimum lot size of fifty (50) acres is hereby deemed to be in conflict with the purposes and policies established by this Ordinance.

B. Land used in agricultural and forestal production within the District shall automatically qualify for an agricultural or forestal value assessment on such land pursuant to Section 15.2-4312 of the Code of Virginia (1950), as amended, if the requirements for such assessment contained therein are satisfied, whether or not the Loudoun County Land Use Assessment Ordinance is in effect.

C. All other applicable provisions of Title 15.2, Chapter 43 of the Code of Virginia (1950), as amended, are incorporated in this Ordinance and made a part hereof.

IV. REVIEW OF ORDINANCE

The Board of Supervisors shall initiate review of the District at least ninety (90) days prior to June 20, 2026, in order to determine whether to terminate, modify or continue the District. The Board shall request the recommendations of the Planning Commission and the Agricultural District Advisory Committee in conducting such review.

V. DISCONTINUANCE OF ASSOCIATION IN DISTRICT

Any owner of land lying in the District may request, in writing, termination and withdrawal of his property in accordance with Section 15.2-4314 of the Code of Virginia (1950), as amended. If denied favorable action by the Board of Supervisors the landowner shall have an immediate right of appeal de novo to the circuit court. The termination of any owner's association in the District for any reason shall not in itself serve to terminate the existence of the District.

Any heir at law or devisee of any owner of land lying within the District shall as a matter of right, be entitled to withdraw from the District within two years of the date of death of the owner and upon written notice of withdrawal to the Board of Supervisors and the Commissioner of the Revenue.

When the District is reviewed by the Board of Supervisors at the end of the four (4) year period, land within the District may be withdrawn by filing a written notice before the Board of Supervisors acts to continue, modify or terminate the District.