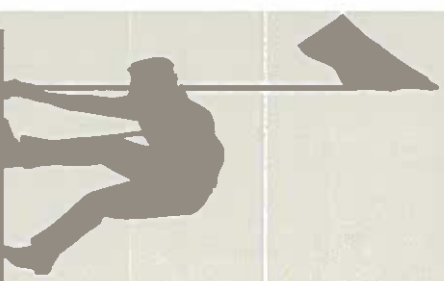


# The Willard Companies

BUILDING • DEVELOPING • MARKETING • COUNTRY CLUBS



## BUILDING & DEVELOPING

WILLARD CONSTRUCTION OF  
ROANOKE VALLEY, INC.

75 Builders Pride Drive, Suite 200  
Smith Mountain Lake  
Hardy, Virginia 24101

Mailing Address:  
P.O. Box 540  
Smith Mountain Lake  
Witz, Virginia 24184  
540-721-5288  
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## MARKETING

BERKSHIRE HATHAWAY  
HomeServices

Smith Mountain Lake Real Estate  
13247 Booker T. Washington Highway  
Smith Mountain Lake  
Hardy, Virginia 24101

Sales  
P.O. Box 540  
Smith Mountain Lake  
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540-721-8659  
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Fax 540-721-4742

[www.smithmtnlake.com](http://www.smithmtnlake.com)

## COUNTRY CLUBS

THE WATERFRONT COUNTRY CLUB

Anchor Drive  
Morca, Virginia 24121  
Pro Shop 540-721-2653  
Club House 540-721-2397  
Fax 540-721-8210  
[www.thewaterfrontcc.com](http://www.thewaterfrontcc.com)

THE WATER'S EDGE COUNTRY CLUB

Water's Edge Drive  
Penhook, Virginia 24137  
Pro Shop 540-576-EDGE (3343)  
Club House 540-576-1856  
Fax 540-576-1579  
[www.thewatersedgecc.com](http://www.thewatersedgecc.com)

## THE WESTLAKE

Chestnut Creek Drive  
Hardy, Virginia 24101  
Pro Shop 540-721-4214  
Club House 540-721-3845  
Fax 540-721-5358  
[www.golfthewestlake.com](http://www.golfthewestlake.com)

MAILING ADDRESS  
P.O. Box 540  
Smith Mountain Lake  
Witz, Virginia 24184

May 3, 2021

Franklin County Planning and Community Development  
1255 Franklin Street  
Suite 103  
Rocky Mount, VA 24151

Re: Bridgewater Grande  
Rezoning Request – A1 and B2  
Current Tax Map #'s – 56.1, 56.2, 56.3, 56.4, 57.11

Dear Tina,

Enclosed please find copies of proposed rezoning for Bridgewater Grande property located near Halesford bridge encompassing a total of 30.324 acres. This property is currently divided into 5 separate tax maps in PCD zoning classification in the County of Franklin. Please find executed Application Form for your review to rezone and subdivision of this property into 3 separate tracts.

Please see below request to rezone the following proposed tracts:

Tract "A" containing 14.395 acres rezone request to A1  
Tract "B" containing 8.277 acres rezone request to A1  
Tract "C" containing 7.652 acres rezone request to B2

On the proposed plat enclosed Tract "B" would have fee simple ownership of road to property and adjoining tracts would have easement access to this right of way.

The purpose of our rezoning request is to allow us better marketability of the property. We feel that the prior concept plan approved by the County for the Bridgewater Grande development was a little high in overall density. The proposed plan would include rezoning two of the tracts to "A1" which are Tract "A" and "B". We are proposing rezoning of Tract "C" to B2 which would provide a much-needed commercial waterfront site for a variety of businesses that serve the community from the water and provides easy access to route 122.

We feel the proposed plan to rezone this property is in keeping with adjoining properties and will create plan for less dense project than previously approved by Board of Supervisors.

Should you have any questions, please feel free to give me a call.

Sincerely,

Ronald L. Willard, II  
Vice President

FRANKLIN COUNTY  
ZONING MAP AMENDMENT APPLICATION

(Type or Print)

I/we, Willard Construction of Roanoke Valley, Inc.  
Authorized Agent of the property described below, hereby apply to the Franklin County Board of Supervisors for a zoning map amendment on the property as described below:

Petitioner's Name: Ron Willard II

Petitioner's Address: PO Box 540, Wirtz, VA 24184

Petitioner's Phone Number: 540 721-5288 540 537-1915

Petitioner's E-mail: Ron@thwillardcompanies.com

Property Owner's Name: Willard Construction of Roanoke Valley, Inc

Property Owner's Address: PO Box 540 Wirtz, VA 24184

Property Owner's Phone Number: 540 721-5288

Property Owner's E-mail: Ron@thwillardcompanies.com

Physical Address of the Property Bridgwater Ground Drive near Haleswood Bridge  
Directions to Property from Rocky Mount: 40 east, 122 to Haleswood Bridge

4. Tax Map and Parcel Number: 0150005601, 5602, 5603, 5604, 0150005711

5. Magisterial District: Fills Creek

6. Property Information:

A. Size of Property: 30,824 acres

B. Existing Zoning: PCD

C. Existing Land Use: Vacant

D. Is property located within any of the following overlay zoning districts:

Corridor District  Westlake Overlay District  Smith Mountain Lake Surface District

E. Is any land submerged under water or part of a lake? Yes  No  If yes, explain.


7. Proposed Zoning Map Amendment Information:

- A. Proposed Land Use: Tract "A"-A1, Tract "B"-A1, Tract "C"-B2
- B. Size of Proposed Use: 14,395 8,277 7,652
- C. Other Details of Proposed Use: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Checklist for completed items:

- Application Form
- Letter of Application
- Concept Plan
- Application Fee

**\*\*I certify that this application for a zoning map amendment and the information submitted herein is correct and accurate. I authorize County staff to access this property for purposes related to the review and processing of this application.**

Petitioner's Name (Print): Ron Willard II  
Signature of Petitioner:   
Date: 5-3-2021  
Mailing Address: P.O. Box 540  
W. VT 2, VT 24184  
Telephone: 540-724-5288 540-532-1915  
Email Address: Ron@TheWillardCompany.com

Owner's consent, if petitioner is not property owner:

Owner's Name (Print): \_\_\_\_\_  
Signature of Owner: \_\_\_\_\_  
Date: \_\_\_\_\_