

September 2, 2022

VIA U. S. MAIL
Interested and Adjacent Neighbors

Re: SJC Ventures Partners, LLC – Route 60/Alverser Drive
Case Number 22SN0009

Kim M. Lacy
Richmond Office
(804) 956-4696 (direct)
klacy@rothjackson.com

Dear Ladies and Gentlemen:

My firm is working with SJC Ventures Partners, LLC in reference to a proposed development at the corner of Midlothian Turnpike (Route 60) and Alverser Drive as shown on the attached vicinity map (the "Property"). We are proposing to rezone the Property to C-3 with conditional use and conditional use planned development to develop a mixed-use community to include grocery store, commercial/retail and multifamily residential uses, with a focus on enhanced common gathering and public spaces and recreational amenities.

To provide you with additional information and answer any questions regarding the zoning request, we invite you to a virtual community meeting to be held on September 12, 2022 at 3:00 p.m. If you wish to attend the virtual meeting, please go to our zoning website at <https://www.rvazoning.com> to register. **YOU MUST REGISTER IN ADVANCE TO ATTEND THE VIRTUAL MEETING. Once you register, you will receive an email with a link to the virtual meeting (zoom meeting).** To register, visit the www.rvazoning.com website, go to "Find your Case", click on "SJC Ventures- Route 60/Alverser Dr", and you will see the "Zoom Registration Link" for the September 12 meeting registration.

For additional information about the zoning request, and for the opportunity to leave comments that will simultaneously be forwarded to our office and the Chesterfield County Planning Department, please visit www.rvazoning.com, go to "Find your Case", click on "SJC Ventures- Route 60/Alverser Dr" and you will see a "Comments" section near the middle of the page.

If you do not wish to attend the community meeting, no further action is needed. If no one is registered 48 hours prior to the meeting, the meeting will be cancelled.

If you have any questions or concerns, please feel free to contact me at klacy@rothjackson.com or (804) 956-4696, or please contact Mark Kronenthal at mkronenthal@rothjackson.com or (804) 441-8603.

Sincerely,



Kim M. Lacy

Enclosure

{01455510;v2}

RICHMOND

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