

# MEMORANDUM

**To:** Board of Directors  
**From:** Gary W. Fern, P.E., Executive Director  
**Date:** January 14, 2010  
**Re:** Biscuit Run Development  
**cc:** James M. Bowling, IV

---

Since the December Board Meeting, the land associated with the proposed Biscuit Run development has been sold to the Commonwealth of Virginia. At this time, the Commonwealth has not determined the disposition of the land, however, it has been speculated that the land will become a State Park.

The rezoned Biscuit Run development was estimated to generate 884,500 gallons per day (gpd) of wastewater. The ACSA and Rivanna Water and Sewer Authority (RWSA) anticipated that the proposed wastewater flows would exceed the capacities of the existing wastewater facilities owned and operated by the agencies. The ACSA entered into an agreement with the developer, Forest Lodge, LLC, which would require the developer to pay 100% of the costs associated with upgrading the impacted ACSA wastewater facilities as a result of the development. In addition, the ACSA and Forest Lodge, LLC agreed to a Memorandum of Understanding to address the necessary upgrades to the Moore's Creek Interceptor, which is owned and operated by the RWSA.

The wastewater generated from a State Park would be far less than that proposed for the Biscuit Run development. It is unlikely that upgrades to ACSA or RWSA facilities would be necessary. Although, the potential impact would be assessed when definite plans are proposed.

## **Board Action**

No Board Action is required at this time.

