**Vint Hill Road Data Centers + 1900 Acres of Industrial Zoning in Nokesville**

- Industrial developments like data centers and cement plants are ***incompatible*** with rural and residential zoning.

- Data centers in PWC have been approved up to 75ft in height and require more massive transmission lines or new substations built to support them.

- Any type of industrial development in the rural area will pave over green space, permanently impacting the county’s watershed, as well rural neighbors who rely on well water and properly draining septic fields.

**Zoning Changes to Nokesville Village and Brentsville + Greenwich Hamlets**

- While the thought of growth in downtown Nokesville may sound “exciting,” the proposed zoning changes would allow for townhomes, and no small area plan to keep developers in check.

- The infrastructure currently in place in Nokesville, Brentsville and Greenwich area cannot support this increase in density - sewer, school capacity, and road traffic will all be impacted.

**Cluster Residential Development across the Rural Area**

- The new CR zoning calls for development that the current infrastructure cannot support. The burden of improvements will fall to taxpayers, not developers.

- With no clear guidelines in place, CR zoning opens the door to high density housing in rural space.