



HELP STOP THE FOTHERINGAY HOUSING DEVELOPMENT

349 homes planned on the Fotheringay Farmland. Stateson Homes wants to pave it.

The Board of Supervisors decides October 13.

Your presence is your voice.

BE IN THE SEATS

BOARD OF SUPERVISORS MEETING

OCTOBER 13 • 7:15 PM

Montgomery County Government Center
755 Roanoke St., Christiansburg, VA

On **Tuesday, October 13**, the Board of Supervisors will decide the future of the Fotheringay farmland, and they will be looking at who fills the room. Every empty seat tells them this development doesn't matter to us. Every filled one says it does. You don't need to speak, prepare a statement, or know every detail.

Just come, sit with your neighbors, and be counted. If you'd like to speak, we'll help you. If you'd rather not, your seat says it for you. Please come, and bring someone with you.

WEAR EASTERN MONTGOMERY MAROON, BLACK, AND WHITE TO SHOW SUPPORT FOR OUR COMMUNITY.

WHAT STATESON HOMES IS PROPOSING

349

homes

152 townhomes
197 single-family

~265

acres
of Fotheringay
farmland

5–8

years
of construction

2X

the current
Elliston
population

FOR MORE INFO: VISIT PRESERVEEASTMONT.COM

TALKING POINTS

01 · NOT THE PLAN WE WERE PROMISED

The plan had to change to fit the project.

The county's own plan calls Elliston a rural village shaped by farms, history, and community. To make room for this subdivision, the plan itself had to be amended. It's also on the grounds of a 1796 estate listed on the Virginia Landmarks Register and National Register of Historic Places. Growth should follow the plan, not rewrite it.

03 · POPULATION IMPACT

This vote doubles a village with 1000 new residents.

A development on this scale doubles Elliston's population, straining police/fire/rescue and other services needed to support such growth. Also, the proposal is expected to generate approximately 3,000 daily vehicle trips, which together with construction and diverted I-81 traffic would strain local roadways.

05 · FISCAL IMPACT

New homes cost more than they pay.

Across Virginia, studies consistently find that for every \$1 residential land pays in taxes, counties spend more than \$1 providing services, mostly schools. Farmland pays its way and then some. Turning 276 acres of farmland into 349–400 homes means new classrooms, buses, roads, and emergency services, and every county taxpayer helps cover the gap.

if you decide to speak at the Board of Supervisor meeting, here are a few points for consideration.

02 · LOSS OF FARMLAND

We can't grow more farmland.

Montgomery County lost 16,555 acres of farmland in just five years (2017–2022), about 26 square miles, or 16% of all farmland in the county. Farms the size of Fotheringay have been hit hardest: the county went from 53 farms of 260–499 acres to 36. One in three is already gone. Once it's paved, it's gone for good.

04 · FLOODING AND ROADS

More pavement. More runoff. More traffic.

This location has a long history of flooding. Hundreds of acres of roofs, driveways, and streets send more water into our creeks and neighborhoods. Add 5–8 years of construction traffic and I-81 detours. Our roads and waterways pay the price and put the broader community at risk.

MAKE THEM HEAR US

BOARD OF SUPERVISORS

DISTRICT	NAME	EMAIL
A	Gunin Kiran	kirang@montgomerycountyva.gov
B	Derek W. Kitts	kittsdw@montgomerycountyva.gov
C	Steve R. Fijalkowski (Vice Chair)	fijalkowskirs@montgomerycountyva.gov
D	Michael Todd King	kingmt@montgomerycountyva.gov
E	Anthony M. Gafsky	grafskyam@montgomerycountyva.gov
F	Mary W. Biggs	biggsmw@montgomerycountyva.gov
G	April DeMotts (Chair)	demottsan@montgomerycountyva.gov

One tap, all seven: email the whole Board at once from preserveeastmont.com.

PLEDGE TO SHOW UP · STAY INFORMED

PUT YOUR NAME ON A SEAT

Pledge to attend, and get on our mailing list for meeting updates, new talking points, and the next action our community needs to take.

preserveeastmont.com

SCAN TO PLEDGE

