

**BUSINESS INTERSECTION AREA PLANS  
WATERLOO AREA PLAN AND DOUBLE TOLLGATE AREA PLAN**

**The Waterloo and Double Tollgate Area Plans were developed to provide specific guidance for land use decision-making in two of the County’s major primary highway intersections – Waterloo (located at the intersection of US 340 and US50/17) and Double Tollgate (located at the intersection of US 340/522 and VA 277).**

**As noted in the Comprehensive Plan, both intersections are ideally suited for “highway commercial” uses -- business activities that serve and depend upon vehicular access to convey customers. The Area Plans help to ensure that appropriate land is provided for highway commercial uses, that necessary public utilities are available to support these uses, and that the character of development enhances the overall character of the County. Both Plans – also referred to as Business Intersection Area Plans – are implementing components of the Clarke County Comprehensive Plan.**

**The Waterloo Area Plan was originally adopted by the Board of Supervisors in August 1995, and the Double Tollgate Area Plan was originally adopted in May 2002. The revised Waterloo and Double Tollgate Area Plans were both adopted by the Board on December 20, 2016. Archived copies of the original Area Plans may be obtained from the Department of Planning.**