



# ROANOKE COUNTY

## DEVELOPMENT SERVICES

5204 Bernard Drive, Second Floor, P.O. Box 29800  
Roanoke, Virginia 24018-0798  
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Tarek Monier,  
DIRECTOR OF DEVELOPMENT SERVICES

BUILDING PERMITS / INSPECTIONS  
ENGINEERING  
STORMWATER MANAGEMENT

January 7, 2025

Mr. Jacob Riske  
162 Cobble Trail  
Bent Mountain, VA 24059

RE: Cobble Trail Acceptance into VDOT System

Dear Mr. Riske,

Roanoke County received word of your request that Cobble Trail be accepted into the Virginia Department of Transportation (VDOT) public road system. On August 22, 2024, Roanoke County and VDOT conducted an inspection of Cobble Trail, and it was determined that Cobble Trail meets the requirements for acceptance into the VDOT system. Roanoke County and VDOT would like to move forward with accepting Cobble Trail into the public road system, and we are targeting the February 11, 2025 Board of Supervisors meeting for a County Resolution requesting that VDOT add the road to the public system.

However, there are costs associated with adding a private road to the public system. There will not be any upfront fees for doing so, but a surety will be required to pay for any maintenance needed in the first 12 months that the road is public. The surety to pay for any maintenance of Cobble Trail in the first 12 months that it is public is the responsibility of the Homeowner's Association (HOA) that serves the residents of Cobble Trail, which I understand to be Stoneridge at Bent Mountain Property Owners Association.

The surety amount for Cobble Trail is \$6,000. Usually, developers procure a bond from a bank to cover the surety, and a bond of this amount could likely be procured for only a few hundred dollars of out-of-pocket cost to you or the HOA. To get a Resolution requesting acceptance of Cobble Trail on the agenda for the February 25, 2025 Board of Supervisors public hearing, Roanoke County will need to have the surety in hand by **5:00 p.m. on Tuesday, February 3, 2025**. Otherwise, the Resolution will be heard by the Board of Supervisors at a later date determined by when the surety is turned in.

Additionally, the HOA may need to obtain a Land Use Permit from VDOT for a lighting fixture in the right-of-way near the Cobble Lane intersection, but VDOT is still in the process of determining this. Please contact me at (540) 772-2094 or [NGrim@RoanokeCountyVa.gov](mailto:NGrim@RoanokeCountyVa.gov) if you have any questions or would like to coordinate dropping off the surety at the Roanoke County Administration Center (5204 Bernard Drive).

Sincerely,

Nathan Grim  
Transportation Planner





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Tarek Monier,  
DIRECTOR OF DEVELOPMENT SERVICES

BUILDING PERMITS / INSPECTIONS  
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January 24, 2025

Mr. Jacob Riske  
162 Cobble Trail  
Bent Mountain, VA 24059

RE: Cobble Trail Acceptance into VDOT System

Dear Mr. Riske,

After further discussion with VDOT, we have determined that the surety bond will be covered by Roanoke County to accept the road into the public system. The County plans to propose to the Board of Supervisors that we provide surety by resolution at its February 25<sup>th</sup>, 2025 public hearing. This will not require any further action on your or the HOA's part.

Thank you for your patience in this matter. If you have further questions, feel free to contact me at (540) 772-2094 or [NGrim@RoanokeCountyVa.gov](mailto:NGrim@RoanokeCountyVa.gov).

Sincerely,

Nathan Grim  
Transportation Planner

Cc:  
Tarek Monier, RC, via email