



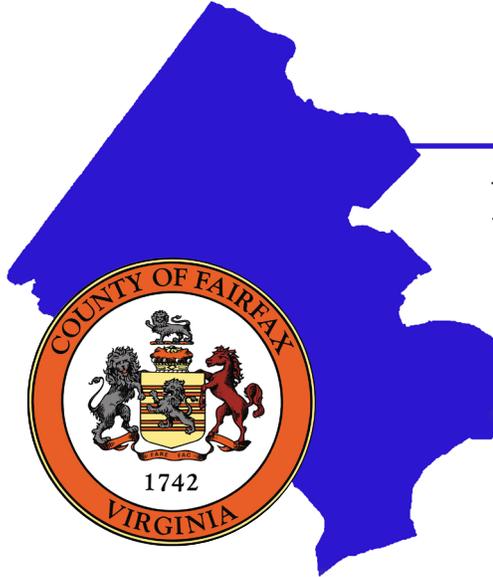
Fairfax County

DEPARTMENT OF PUBLIC WORKS & ENVIRONMENTAL SERVICES

Vacancy: Director, Land Development Services

Salary Range: \$100,521 to \$167,535

Application Deadline: August 15, 2014

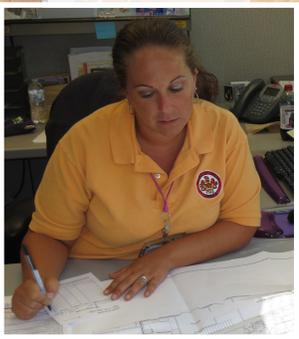
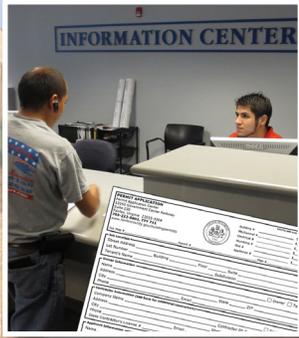


Fairfax County, Virginia

Area: 400+ square miles

Population: 1.1 million

Median Income: \$105,797



Experienced service-oriented and results-driven land development professional will find opportunities for both professional and personal pursuits in Fairfax County.

Established more than 200 years ago, Fairfax County has grown from a rural farm community into one of the largest commercial office markets in the United States with vibrant urban centers, such as Tysons, and some of the most desirable neighborhoods in the nation.

Fairfax County is one of the largest jurisdictions in the Washington metropolitan area and has an operating budget larger than that of three states that is used to fund some of the finest public services in the country—including its schools, libraries and parks.

LOCATION

With the scenic Blue Ridge Mountains to the west, the Chesapeake Bay and Atlantic beaches to the east, and with close proximity to Washington, D.C., Fairfax County offers an abundance of opportunities for those professionals seeking the perfect work-life balance. From the great outdoors to urban city life, Fairfax County has plenty of fulfilling options for you.

Virtually all of Fairfax County's 400-plus square miles is steeped in historical significance with battlefields, monuments and national treasures such as the National Air and Space Museum's Udvar-Hazy Center, George Washington's Mount Vernon Estate and the nation's only national park for the performing arts - Wolf Trap.

The region's public transportation system and the county's vast network of trails provide pleasant and convenient alternative means of getting around. Whether traveling into the city or staying local, you have plenty of options to get you there.

DEMOGRAPHICS

Fairfax County is home to more than 1.1 million residents and nearly 410,000 housing units. The population is projected to be more than 1.2 million, with more than 458,000 housing units, by 2025.

More than 50 percent of county residents are between the ages of 20 and 54, with another 26 percent under the age of 20. Fairfax is an increasingly diverse community with four primary racial groups - White (62.8 percent), Asian (18 percent), Hispanic (16.1 percent) and Black (9 percent).

In 2012, the median household income was \$107,000.

CLIMATE

From the cherry blossoms in springtime, to the vibrant colors in the fall, the Northern Virginia living experience includes four scenic seasons. Winter temperatures average in the low 40s, with summer highs averaging in the mid-to-upper 80s. The normal mean daily temperature is 55° F.

GOVERNMENT

Fairfax County operates under the urban county executive form of government. Virginia is a Dillon Rule state, and like other Virginia local governments, Fairfax County's powers are specifically conferred by the Virginia General Assembly.

The powers of government are vested in an elected Board of Supervisors consisting of nine members elected by district, plus a Chairman elected at large. Board members are elected to four-year terms. There is no legal limit to the number of terms a member can serve.



Fairfax County Board of Supervisors

DEPARTMENT OF PUBLIC WORKS & ENVIRONMENTAL SERVICES

Established by the Board of Supervisors in September 1968, the Department of Public Works and Environmental Services (DPWES) has grown to a team of more than 1200 employees. The department is led by its Director, James Patteson, and is organized into five distinct business areas, each led by a Deputy Director :



Capital Facilities provides planning, design, land acquisition and construction management services for a variety of capital construction projects.



Land Development Services is responsible for ensuring that all development in the county meets the safety and health standards of all applicable codes and ordinances.



Solid Waste Management manages the collection and proper disposal or recycling of waste generated in Fairfax County.



Stormwater Management controls the flow of runoff, monitors water quality and implements restorative measures to enhance environmental health in county watersheds.



Wastewater Management collects and treats sewage water discharged from homes and businesses through the county's sanitary sewer system.

LAND DEVELOPMENT SERVICES

DPWES is seeking an experienced land development professional to lead the Land Development Services business area as a Deputy Director of DPWES.

Mission

Land Development Services (LDS) is committed to the protection of the environment, and to the health, safety and welfare of all who live in, work in and visit Fairfax County. Through partnerships with all stakeholders, LDS achieves excellence in service by balancing the needs, rights and interests of the community in the building and land development process.

Focus

LDS achieves its mission through effectively regulating land development and building construction. LDS enforces environmental protection standards set forth in applicable codes for land development and building construction such as the Virginia Uniform Statewide Building Code, the International Code Council's family of construction codes, state laws and regulations, Fairfax County zoning and other ordinances, and the Public Facilities Manual.

Values

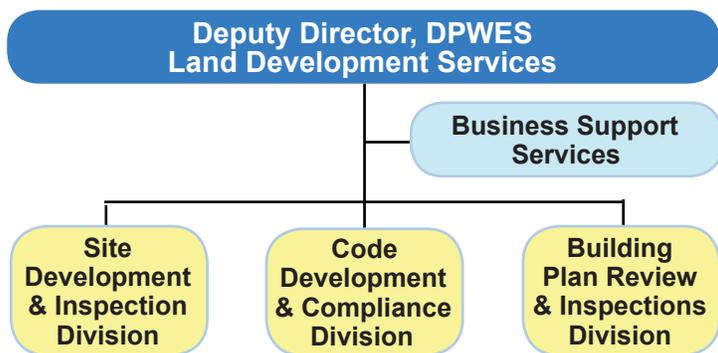
- Safety
- Integrity
- Respect for People
- Trust
- Open Communication
- Initiative
- Teamwork
- Personal Growth

Process

The development process in Fairfax County involves comprehensive reviews by numerous county and non-county agencies. Every project is unique and subject to its own set of requirements depending on the location and complexities of the project.

LDS reviews all site and subdivision plans, inspects site development, and is responsible for the plan review, permitting, and inspection of new and existing structures. LDS takes action against noncompliant construction and land disturbing activities. It provides technical training and conducts customer outreach programs to help homeowners, builders, engineers and contractors comply with land development and building code regulations.

Organization



LDS has an operational budget of roughly \$29 million and collects fees in excess of \$28 million to process over 59,000 permits each year. The agency is comprised of three operational areas:

The **Site Development & Inspection Division** ensures that land development and public and private facility construction conform to the Fairfax County Code and zoning ordinance and to policies adopted by the Board of Supervisors with respect to the integrity of new public infrastructure, control of erosion and sedimentation, drainage and stormwater, tree conservation, protection of public waters and the investigation and resolution of building and site code violations. This is accomplished by reviewing site and subdivision plans, record plats, studies, waivers and modification requests, and coordinating the review process with other planning and development agencies.

The **Code Development and Compliance Division** develops, writes and interprets County land development codes and ordinances; provides code related training and outreach to industry and county staff; investigates and regulates code violations; provides plan intake and process support; and operates the permit application center.

The **Building Plan Review & Inspections Division** is responsible for the plan review, permitting and inspection of new and existing buildings. This division ensures that all building construction in Fairfax County meets the safety and health standards of the Virginia Uniform Statewide Building Code and County ordinances. This is accomplished by reviewing building plans, performing building, mechanical, electrical and plumbing inspections and issuing permits and home improvement contractors' licenses.

Business Support Services manages the administrative responsibilities of Human Resources, Information Technology, and Financial Management for LDS.

The Challenges

New Patterns of Development: Fairfax County is largely built-out. The development that is now occurring is redevelopment, revitalization, and infill. Much of the development is focused in the County's urban centers around major transportation hubs. The denser development creates a number of challenges in creating new vibrant, pedestrian friendly urban centers in a development by development approach. It is challenging to transition from a traditional suburban development pattern with traditional suburban codes and ordinances to newer urban standards. Infill in residential neighborhoods also creates a number of challenges as the newer homes try to fit into the context of existing neighborhoods.

Economic Development: Fairfax County supports responsible growth and the economic benefits it brings to the County. In an effort to provide services that support economic development, we continuously strive to streamline the regulatory processes and assist developments through permitting, inspections, occupancy and completion while satisfying our core mission of protecting the health, safety, welfare, and the environment.

Complexity of Regulations: Regulations continue to evolve to address goals for cleaner water, cleaner air, better transportation, and other local, state, and federal goals. The County is now in the process of adopting a new stormwater ordinance to comply with state mandates. The County recently adopted a new Tree Preservation Ordinance. Every three years the state adopts a new Uniform Statewide Building Code. It is a challenge to stay current with the continuously evolving regulations and ensure staff remains sufficiently trained.

Workload Changes: Our workload is highly susceptible to changes in the economy. Recent trends have seen healthy increases in permit activity. Adjusting to the ups and downs of the market and ensuring we have staff ready to provide timely service is a continuous challenge.

Advancing Technological Solutions

Electronic Plans (ePlans): Wide spread adoption and use of eServices has grown steadily in this region and throughout the nation as has the demand for ePlans. As such, LDS will be conducting a pilot project throughout 2014 to introduce electronic submission and plan review capabilities. Implementation of electronic plan submission and review in LDS will enable architects, engineers and construction professionals to submit plans and edit drawings 24 hours a day, 7 days a week, from anywhere in the world. The electronic process will enable clients to collaborate with one another and enable them to track their progress and organize their plans in an inexpensive manner. The pilot is anticipated to run for four to six months, after which time it will be expanded to include other plan types and additional customers and reviewers until fully deployed.

Capacity Building and Quality Assurance

Code Academy: The Fairfax County Building Code Academy provides training as a satellite campus of the

Jack A. Proctor Virginia Building Code Academy, delivering administrative and technical code training programs for mandated certification requirements for code enforcement professionals regionally and throughout the state. In addition to required Certification Courses, the Fairfax County Code Academy offers a variety of training opportunities designed to meet the continuing education needs of certified professionals in the development industry. All training programs offered through the Fairfax County Building Code Academy are available to local government and third party code enforcement personnel seeking certification.

APWA Accreditation: Fairfax County's Department of Public Works and Environmental Services is undergoing an extensive accreditation process with the American Public Works Association (APWA). The purpose of the APWA Accreditation Program is to provide a means of formally verifying and recognizing public works agencies for compliance with the recommended management practices. It will allow us to compare our practices against nationally-accepted best practices for public works agencies. This in-depth look at our department will provide a framework within which we can illustrate successes and identify ways to enhance our department to provide more efficient, higher quality services to Fairfax County in the future.

THE IDEAL CANDIDATE...

- Has a distinct planning and development perspective with experience in working with diverse local government agencies with complex operational requirements.
- Is a strong leader with proven ability to work with multiple stakeholders, boards, associations, other departments, residents and staff and build positive relationships in a dynamic regulatory environment;
- Is able to balance and reconcile competing perspectives and make decisions in a highly complex development arena;
- Understands and appreciates the challenges of applying regulations in an evolving community that values protecting existing neighborhoods while creating new and vibrant urban centers and where development is focused on redevelopment, revitalization, and infill;
- Has experience leading a large and diverse organization and creating a positive work environment that respects and grows the talents of its employees and sets a high standard of performance;

- Understands the organization's core mission to protect the health, safety, welfare, and the environment while also supporting the county's economic development goals through providing efficient, effective, and customer focused regulatory services; and
- Is an excellent communicator who understands the importance of public engagement and providing open and honest dialogue on regulatory issues and can effectively communicate with elected officials, staff, industry stakeholders, and the public.
- Is solutions-oriented and customer-focused in setting and achieving high standards with respect to enhancing service quality and timeliness.

SALARY & BENEFITS...

The salary range for this position is \$100,521 to \$167,535 based on qualifications. A relocation allowance is available for this position.

Fairfax County employment benefits include: health, dental and vision plans, term life insurance, deferred compensation plan, long term disability, and a defined benefit retirement system. Detailed benefits information can be found online at www.fairfaxcounty.gov/hr/bensum.htm.

SPECIAL REQUIREMENTS

The appointee to this position will be required to complete a criminal background check and credit history check to the satisfaction of the employer.

TO APPLY

Fairfax County utilizes an online application system powered by NeoGov. To view the complete job advertisement, application instructions and to submit your application, go to <http://agency.governmentjobs.com/fairfaxcounty/default.cfm>. Refer to Job # 14-00858 when applying. Deadline for applications is August 15, 2014.

Fairfax County is an Equal Opportunity Employer that does not discriminate on the basis of race, color, sex, creed, religion, national origin, age, disability, genetic information, veterans' status or disabled veterans' status. Reasonable accommodations are available to persons with disabilities during application and/or interview processes per the Americans with Disabilities Act. Contact 703-324-5033, TTY 711, for assistance. Minorities and people with disabilities are encouraged to apply.



June 2014

A Fairfax County, Virginia publication.

To obtain this information in an alternative format, please call the Department of Public Works and Environmental Services at 703-324-5033, TTY 711.
