

TYPE OR PRINT RESPONSES IN BLACK INK  
Incomplete forms will not be accepted for review and will be returned to the nominator. Staff reserves the right to correct errors in street address, tax map number, acreage or current Plan designation. Be sure to attach required map and original certified mail receipts as proof of property owner notification.

**PART 1. NOMINATOR/AGENT INFORMATION**

Name: Eleanor Anderson Daytime Phone: 703-757-0448  
Address: 10106 Beach Mill Road  
Great Falls, VA 22066  
Nominator E-mail Address: elandpaul@cox.net  
Signature of Nominator (NOTE: There can be only one nominator per nomination):  
Eleanor Anderson

THIS BOX FOR STAFF USE ONLY  
Date Received: Postmark 6/27/08  
Date Accepted: 7-23-08 CBR  
Planning District: UPPER FDT.  
Special Area: \_\_\_\_\_

Signature of Owner(s) if applicable: (NOTE: Attach an additional sheet if necessary. Each owner of a nominated parcel must either sign the nomination or be sent a certified letter.) \_\_\_\_\_

Anyone signing on behalf of a business entity must state the relationship to that organization below or on an attached page.  
Environment Com., Great Falls Citizens Assoc. (GFCA)

**PART 2. GENERAL INFORMATION**

Check appropriate supervisor district:  Dranesville  Hunter Mill  Providence  Sully  
Total number of parcels nominated: N/A  
Total aggregate size of all nominated parcels (in acres and square feet): N/A acres N/A square feet  
Is the nomination a Neighborhood Consolidation Proposal?  Yes  No  
Are you aware that proposals that generate more than 5,000 vehicle trips per day over the current adopted Comprehensive Plan will trigger additional VDOT review? (See pages 8-9 for more information.)  Yes  No

**PART 3: PROPERTY INFORMATION** – Attach either the Property Information Table found at the end of this application form or a separate 8½ x 11 page (landscape format) identifying all the nominated parcels utilizing the format as shown in the Table found at the end of this application.

All subject property owners must be sent written notice of the nomination by certified mail unless their signature(s) appears in Part 1 (above).  
**IMPORTANT NOTE:** Any nomination submitted without originals or copies of all the postmarked certified mail receipt(s) and copies of each notification letter and map will not be accepted.

**PART 4: CURRENT AND PROPOSED COMPREHENSIVE PLAN AND ZONING DESIGNATIONS**

See Section IV of the APR Guide for instructions.  
a. CURRENT COMPREHENSIVE PLAN TEXT for nominated property: Use the Plan on the Web ([www.fairfaxcounty.gov/dpzi/](http://www.fairfaxcounty.gov/dpzi/)) for your citation.  
It is the most current version: No current Plan text.

b. CURRENT PLAN MAP DESIGNATION: N/A  
c. CURRENT ZONING DESIGNATION: N/A

d. PROPOSED COMPREHENSIVE PLAN DESIGNATION: (NOTE: The proposal you submit with your nomination is the proposal that is to be presented to the task force and will be the subject of their consideration and vote). See Attachment A

e. DESCRIBE what development under the new plan would look like. (What uses? Type of buildings? Building heights? Surface or structured parking? Typical unit size?) N/A

f. NON-RESIDENTIAL: Check the appropriate use  Office  Retail  Government/Institutional  
 Industrial  Open Space  
 Mixed Use (specify uses in table)

g. TOTAL Floor Area Ratio (FAR) Proposed: N/A TOTAL Gross Square Feet: N/A

Categories	Percent of Total FAR	Square feet
Office		
Retail		
Public Facility, Govt & Institutional		
Private Recreation/Open Space		
Industrial		
Residential*		
<b>TOTAL</b>	<b>100%</b>	

\*If residential is a component, provide the approximate number and size of each type of dwelling unit proposed in the chart below based on the approximate square footage.

h. RESIDENTIAL COMPONENT (Circle the appropriate density range proposed and complete the table to the right):

- |                                |                                     |
|--------------------------------|-------------------------------------|
| .1 - .2 du/ac (5-10 acre lots) | 5 - 8 du/ac                         |
| .2 - .5 du/ac (2-5 acre lots)  | 8 - 12 du/ac                        |
| .5 - 1 du/ac (1 - 2 acre lots) | 12 - 16 du/ac                       |
| 1 - 2 du/ac                    | 16 - 20 du/ac                       |
| 2 - 3 du/ac                    | 20+ (specify 10 unit density range) |
| 3 - 4 du/ac                    | _____                               |
| 4 - 5 du/ac                    | _____                               |
- N/A

Residential Unit Types			
Unit Type	Number of Units	Unit Size (sq ft)	Total Square Feet
Single Family Detached			
Townhouse			
Low-Rise Multifamily (1-4 stories)			
Mid-Rise Multifamily (5-8 stories)			
High-Rise Multifamily (9 + stories)			

**PART 5: MAP OF SUBJECT PROPERTY**

N/A

Attach a map clearly outlining in black ink the property of the proposed Plan amendment. The map must be no larger than 8½ x 11 inches and clearly legible. Maps in color will not be accepted.

**PART 6: JUSTIFICATION**

Each nomination must conform to the Policy Plan and must meet at least one of the following guidelines. Check the appropriate box and provide a written justification that explains why your nomination should be considered, based on the guidelines below (two-page limit).

The proposal would better achieve the Plan objectives than what is currently in the adopted Plan.

There are oversights or land use related inequities in the adopted Plan that affect the area of concern.

*All completed nomination forms must be submitted between May 1, 2008 and June 27, 2008 to:*



Fairfax County Planning Commission Office  
Government Center Building  
12000 Government Center Parkway, Suite 330  
Fairfax, Virginia 22035-5505

**PROPERTY INFORMATION TABLE**

All subject property owners must be sent written notice of the nomination by certified mail unless their signature appears in Part 1 of this application. If you are required to notify more than one property owner, you must provide all the information requested below.

**IMPORTANT NOTE:** Any nomination submitted without originals or copies of all the postmarked certified mail receipt(s) and copies of each notification letter and map will not be accepted.

Tax Map Number	Street Address of Parcel if available	Name of Property Owner	Mailing Address of Owner	Parcel Size in Acres	Signature of Owner or Certified Receipt Number
N/A					

**Attachment A**

**Proposed Comprehensive Plan Text  
Fairfax County Comprehensive Plan, AREA III  
Upper Potomac Planning District  
Overview, page 11**

Insert the following new text as the second bullet on page 11 in the Environment section:

- **Encourage the use of pervious and semi-pervious materials for paved areas (e.g. parking lots, driveways, walkways and patios); and**

## **Attachment B**

### **Justification**

While the Environment section of the Policy Plan addresses the use of pervious surfaces in low-use parking areas, we believe that it is important to encourage the use of pervious or semi-pervious materials in connection with other types of surfaces as well. This is particularly important in the Great Falls area where a majority of the homes are dependent on private drinking water wells. Many of the streams in the Great Falls area are healthy but need additional protection as development continues in the area. In addition, pervious and semi-pervious surfaces are an important factor in the effort to clean-up the Potomac River and the Chesapeake Bay.

There have been and continue to be great improvements in the types and choices of pervious and semi-pervious materials available today for a wide range of uses. We believe it is important that builders, homeowners and business owners be made aware of these alternatives so they can be incorporated in future developments and renovation projects, particularly in an area as ecologically sensitive and important as the Great Falls area of Fairfax County.

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**From:** Eleanor Anderson [mailto:elandpaul@cox.net]  
**Sent:** Monday, September 08, 2008 11:58 AM  
**To:** Quintero, Clara  
**Cc:** jculfsr@verizon.net  
**Subject:** revision to Area Plan nomination

In answer to the questions you raised this morning regarding the nomination I submitted for review, I request the following revisions:

In the Proposed Comprehensive Plan Text, Fairfax County Comprehensive Plan, Area III Upper Potomac Planning District Overview, insert the following new text as the second bullet on page 11 in the Environment section:

**In Upper Potomac Planning Districts 1, 2 and 3, encourage the use of pervious and semi-pervious materials for paved areas (e.g. parking lots, driveways, walkways and patios); and**

For UP1 Riverfront Community Planning Sector, insert a new paragraph 4, on page 73 as follows:

**4. Encourage the use of pervious and semi-pervious materials for paved areas (e.g. parking lots, driveways, walkways and patios).**

For UP2 Springvale Community Planning Sector, insert a new paragraph number 11 on page 81 as follows:

**11. Encourage the use of pervious and semi-pervious materials for paved areas (e.g. parking lots, driveways, walkways and patios).**

For UP3 Hickory Community Planning Sector, insert a new paragraph number 13 on page 90 as follows:

**13. Encourage the use of pervious and semi-pervious materials for paved areas (e.g. parking lots, driveways, walkways and patios).**

Please note that all references to page numbers relate to the online version of the Comprehensive Plan. Thank you.

Eleanor Anderson

----- Original Message -----

**From:** Quintero, Clara  
**To:** elandpaul@cox.net  
**Sent:** Monday, September 08, 2008 11:37 AM  
**Subject:** APR nomination

Ms. Anderson

Good Morning. Thank you for taking a few minutes to discuss your APR nomination (temporary number PC 2008-052) with me today. I've included my contact information and you are welcome to reply to this email to clarify which

area was proposed for change in your APR nomination. As written, it appears that you are proposing that the language apply to the entire Upper Potomac Planning District. However, your justification discusses the need to encourage pervious surfaces in the Great Falls area. Please let me know if you intended the proposed Plan text to apply to the entire Upper Potomac Planning District or a smaller area, such as Planning Sectors UP1, UP2 and UP3.

I look forward to your response.

Thank you,  
Clara

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Clara Quintero Johnson  
Planner III  
Fairfax County Department of Planning and Zoning  
12055 Government Center Parkway, Suite 730  
Fairfax, VA 22035  
phone 703-324-1380 fax 703-324-3056  
email: clara.quintero@fairfaxcounty.gov