

**SPRINGFIELD DISTRICT APR TASK FORCE  
RECOMMENDATION  
2009-2010 SOUTH COUNTY AREA PLANS REVIEW**

**APR ITEM # 09-III-2FC (Revised)**

**DATE(S) REVIEWED BY TASK FORCE: June 29, 2010**  
**NOMINATOR(S): David R. Gill/ Gregory Riegle**

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**SUMMARY TASK FORCE RECOMMENDATION:**

Approve Nomination as submitted \_\_\_\_\_  
Retain Adopted Plan \_\_\_\_\_  
Approve Nomination with Modification ✓

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**VOTE TALLY**

In favor: 6  
Opposed: 0  
Abstentions: 0

**Task Force member(s) who recused themselves from the vote:**

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**TASK FORCE EXPLANATION/COMMENTS:**

The Springfield District APR Task Force ("Task Force") was unanimous in not supporting APR# 09-III-2FC as submitted by the applicant. Among the concerns was the impact that an approximately 10 story office building would have on the neighboring community and the proposals incorporation of parcels that the applicant currently does not control.

After discussions with the applicant, the Task Force unanimously approved the nomination with modifications that include the following: reduced density on the 18-acre consolidation to 1.15 FAR and replacing the approved 150,000 square feet of office use with (1) approximately 35 townhouses oriented toward Ridge Top Road and Government Center Parkway with rear-loading garages and (2) 35,000 square feet of professional office. The approved modified nomination also recommended that the language in the Comprehensive Plan addressing the six-acre piece included in the nomination remain as it is currently written.

Task Force Chairman (initials): DRG