

PLANNING COMMISSION

Planning Commissioner Frank de la Fe, Hunter Mill District

DRAFT MOTION FOR PLAN AMENDMENT

Reston Master Plan Special Study, Phase I - Reston Transit Station Areas ST09-III-UP1(A)

January 9, 2014

Mr. Chairman, for the past four years, the Reston Master Plan Special Study Task Force, along with members of the community and County Staff, has been working diligently on updating the Comprehensive Plan's guidance for Reston in preparation for the operation of Metrorail's Silver Line service.

Plan amendment ST09-III-UP1(A), the first part of a two phase study of the Reston Master plan, addresses the Reston-Herndon Suburban Center which consists of approximately 1,700 acres bisecting the community of Reston along the Dulles Airport Access and Toll Road. The proposed amendment plans the area as three contiguous Transit Station Areas which are located proximate to the Wiehle-Reston East, Reston Town Center, and Herndon Metrorail stations.

Staff presented draft Plan text, which was supported by the Task Force, at the Planning Commission Public Hearing on November 13th. Subsequently, I have reviewed the extensive public testimony and distributed to the Commission my proposed Mark-up of the proposed Plan text. This Mark-up is found in the document entitled "Reston Transit Station Areas Comprehensive Plan Text" dated January 9, 2014. For the Commission's benefit I have shown my changes to the Staff and Task Force recommendation using underlines and strikethroughs.

This Mark-up text is supportive of the Staff and Task Force recommendation and responds to some of the specific comments from the public. Many of the revisions are editorial in nature or meant to help clarify the Plan text. These changes have been summarized and are included with my proposed Mark-up as Attachment I.

Therefore Mr. Chairman, I move that the Planning Commission recommend to the Board of Supervisors the adoption of the "Reston Transit Station Areas Comprehensive Plan Text" dated January 09, 2014. This proposed Plan text will replace the current Plan guidance for the Reston-Herndon Suburban Center and Transit Station Areas currently found on Pages 28 through 80 of the Area III Plan, Upper Potomac Planning District. In addition, I move that the Planning Commission recommend to the Board of Supervisors the adoption of several other proposed changes as specified in Attachment II of the Mark-up Plan text which align maps, figures and references in other sections of the Plan with the proposed new Plan text and recommendations.

Thank you, Mr. Chairman.

End of Motion