



Fairfax County, Virginia
BOARD OF SUPERVISORS
DRAFT AGENDA

Tuesday
November 16, 2010

Note: This draft agenda is produced two weeks prior to the Board Meeting and is subject to change. A final agenda is available for review in the Office of the Clerk to the Board, in regional libraries and at <http://www.fairfaxcounty.gov/government/board/meetings/2010/> by the Friday prior to each Tuesday meeting.

9:30 Presentations
10:30 EQAC Presentation
10:45 Appointments
10:45 Items Presented by the County Executive
11:15 Matters Presented by Board Members
12:05 Closed Session

3:30 p.m. Public Hearing on PRC 86-C-121-03 (RESTON EXCELSIOR LLC) PRC Appl. to approve the PRC plan associated with RZ 86-C-121 to permit 457 multi-family dwellings. Located in the N.E. quadrant of the intersection of Dulles Toll Rd. and Reston Pkwy. on approx. 5.0 ac. of land zoned PRC. Comp. Plan Rec: Planned Residential Community. Hunter Mill District. Tax Map 17-4 ((1)) 7B.

3:30 p.m. Public Hearing on RZ 2010-BR-003 (CHRISTOPHER LAND, LLC) RZ Appl. to rezone from R-1 to PDH-3 to permit residential development at a density of 2.64 dwelling units per acre (du/ac) and approval of the final and conceptual development plans. Located on the W. side of Burke Lake Rd. approx. 1,800 ft. N. of its intersection with Burke Center Pkwy. directly opposite its intersection with Shiplett Blvd. on approx. 3.40 ac. of land. Comp. Plan Rec: 2-3 du/ac. Braddock District. Tax Map 78-3 ((1)) 9.

3:30 p.m. Public Hearing on RZ 2010-LE-005 (JENNINGS BUSINESS PARK, LLC) RZ Appl. to rezone from R-1 and R-3 to C-8 to permit commercial development with an overall Floor Area Ratio (FAR) of .04. Located on the E. side of Loisdale Rd. and W. of CSX Railroad Tracks and S. of Loisdale Park on approx. 64.53 ac. of land. Comp. Plan Rec: Industrial uses up to .35 FAR with an option for a vehicle sales center. Lee District. Tax Map 90-4 ((1)) 6A and 7. (Concurrent with SE 2010-LE-009)

3:30 p.m. Public Hearing on SE 2010-LE-009 (JENNINGS BUSINESS PARK, LLC) SE Appl. under Sect(s). 4-804 of the Zoning Ordinance to permit commercial development. Located on the E. side of Loisdale Rd. and W. of CSX Railroad Tracks and S. of Loisdale Park on approx. 23.17 ac. of land zoned C-8. Lee District. Tax Map 90-4 ((1)) 6A and 7. (Concurrent with RZ 2010-LE-005)

3:30 p.m. Public Hearing on RZ 2010-SU-004 (JAMES G. MILLER, TRUSTEE FOR THE J.G. MILLER REVOCABLE TRUST) RZ Appl. to rezone from I-3, AN and WS to 1-5, AN and WS to permit industrial uses with an overall Floor Area Ratio (FAR) of 0.07. Located in the S.W. quadrant of the intersection of Stonecroft Blvd. and Thompson Blvd. on approx. 2.61 ac. of land. Comp. Plan Rec: Industrial Use up to 0.35. Sully District. Tax Map 33-2 ((2)) 13.

3:30 p.m. Public Hearing on RZ 2010-SU-002 (STEVEN C. BRYANT) RZ Appl. to rezone from 1-3, AN and WS to I-5, AN and WS to permit industrial uses with an overall Floor Area Ratio (FAR) of 0.04. Located on the W. side of Stonecroft Blvd. approx. 400 ft. N. of its intersection with Murdock St. on approx. 2.15 ac. of land. Comp. Plan Rec: 0.35. Sully District. Tax Map 33-2 ((2)) 13A and 34-1 ((2)) 13B.

4:00 p.m. A public hearing on the matter of amendments to the Public Facilities Manual (PFM) and Chapter 122 (Tree Conservation Ordinance) of *The Code of the County of Fairfax, Virginia*, related to the conservation of trees during land development as follows:

Pursuant to the authority granted by Virginia Code Sections 15.2-961.1(2008), 15.2-2241 (Supp. 2010) and 15.2-2286 (Supp. 2010), the proposed amendments provide additional guidance regarding ordinance applicability and address technical concerns and monetary impacts to developers. The amendments propose a reduction in the pro-rata monetary unit used to determine fee contributions to the Tree Preservation and Planting Fund from \$500 to \$300 for every 200 square feet of tree canopy requirement that cannot be provided on-site, and specify the pro-rata share amount that developers must contribute into the Tree Preservation and Planting Fund when providing offsite community tree planting equivalent to 50 percent of any proposed 10-year canopy reduction.

In addition, the proposed revisions amend the plan submission requirements, technical standards and specifications, and onsite practices that support the conservation of trees during land development in a manner that is likely to reduce the time and expense of preparing plans, including increasing the minimum trunk size that needs to be inventoried from 8-inches to up to 12 inches, reducing the condition analysis related to the number and extent of trees to be inventoried and shown on plans, and minimizing the need to involve Certified Arborists and/or Registered Consulting Arborists in the preparation of a tree inventory and poor condition analyses. The amendments include additional opportunities for developers to modify the 10-year tree canopy requirements. Editorial changes are also being proposed to chapters 2, 6 and 12 of the PFM.

4:00 p.m. A public hearing on the matter of an amendment to Chapter 112 (the Zoning Ordinance) of the 1976 Code of the County of Fairfax, as follows: Pursuant to authority granted by §§ 15.2-107, 15.2-2286(A)(6), and 15.2-2311 of the *Code of Virginia*, the amendment proposes to revise the filing fee for an appeal of a determination of the Zoning Administrator or of a proffered condition from \$2,455 to an amount ranging from \$500 to \$1,000. For the convenience of the public, access to the full text will also be available for review at the County's website, www.fairfaxcounty.gov/dpz under the Zoning heading by clicking on Pending Zoning Ordinance Amendments.

4:00 p.m. A public hearing to consider amendments to Chapter 11 (Human Rights Ordinance) of the Code of the County of Fairfax, Virginia, to clarify and adequately state the distinctions in powers and procedures of the Commission that apply to the Fairfax County Human Rights Ordinance.

4:00 p.m. A public hearing to solicit comments on existing FY 2012 Transportation Enhancement Projects. The Board will act November 16, 2010, on projects presented at the public hearing. Those projects approved by the Board will be eligible for submission to the Virginia Department of Transportation (VDOT) for funding under the Safe, Accountable, Flexible, and Efficient

Transportation Equity Act: A Legacy for Users (SAFETEA-LU). Under this round of the Enhancement Program, VDOT will consider projects submitted by December 1, 2010. SAFETEA-LU continues the Enhancement Program that was established in the Intermodal Surface Transportation Efficiency Act (ISTEA). Ten percent of funds apportioned to a state under the Surface Transportation Program (STP) are earmarked for transportation enhancement activities. The program provides 80 percent of the funds for each project. A 20 percent match is required. Any project presented to the Board for endorsement must have an identified source of funding for this match. VDOT has implemented new requirements for jurisdictional sponsors to provide technical guidance, and oversight throughout project development. Additionally, the sponsor must ensure that the budget accurately reflects project cost and accept responsibility for future maintenance and operating cost of the completed project. The Federal Highway Administration (FHWA) has established criteria for activities or improvements eligible under the SAFETEA-LU enhancement provision. The enhancements are activities or improvements that increase the value of a transportation project or make it more aesthetically pleasing. Eligible activities are:

1. Provision of facilities for bicycles and/or pedestrians;
2. Provision of safety and educational activities for pedestrians and bicyclists;
3. Acquisition of scenic easements and scenic or historic sites;
4. Scenic or historic highway programs;
5. Landscaping and other scenic beautification;
6. Historic preservation;
7. Rehabilitation and operation of historic transportation buildings, structures, or facilities including historic railroad facilities and canals;
8. Preservation of abandoned railway corridors, including the conversion and use thereof for pedestrians and bicycle trails;
9. Control and removal of outdoor advertising;
10. Archeological planning and research;
11. Environmental mitigation to address water pollution due to highway runoff or reduce vehicle-caused wildlife mortality while maintaining habitat connectivity; and
12. Establishment of transportation museums.

VDOT has announced that it will only be accepting applications requesting additional funding for existing Transportation Enhancement Projects under the FY 2012 program. No applications for new projects will be accepted. In the past, transportation enhancement project applications submitted for further consideration have been those that have a local match or been recommended by the Board. Please note that projects previously selected for transportation enhancement project funding have often been unique in nature or provide compelling evidence to justify their selections. For more information on the Transportation Enhancement proposals, call the Fairfax County Department of Transportation at 703-877-5600.

4:30 p.m. A public hearing to receive comment from citizens on the proposed legislative program that the County will present to the 2011 Virginia General Assembly. The Board is scheduled to vote on the legislative program on Tuesday, December 7, 2010. Copies of the proposed legislative program will be available on Wednesday, November 10, 2010 at www.fairfaxcounty.gov/government/board or in the Office of the Clerk to the Board.

All persons wishing to present their views on these subjects may call the Office of the Clerk to the Board at 703-324-3151 to be placed on the Speakers List, or may appear and be heard. As required by law, copies of the full text of proposed ordinances, plans and amendments, as applicable, as well as other documents relating to the aforementioned subjects, are on file and may be examined at the Office of the Clerk to the Board of Supervisors, Suite 533 of the Fairfax County Government Center, 12000 Government Center Parkway, Fairfax, Virginia. For the convenience of

the public, copies may also be distributed to the County's Regional and Community Public Libraries.

Fairfax County is committed to a policy of nondiscrimination in all County programs, services and activities and will provide reasonable accommodations upon request. To request special accommodations call the Office of the Clerk to the Board, (703) 324-3151 (VOICE) or (703) 324-3903 (TTY). Please allow seven working days in advance of the event in order to make the necessary arrangements.