



*Fairfax County, Virginia*  
**BOARD OF SUPERVISORS**  
**DRAFT AGENDA**

**Tuesday**  
**March 8, 2011**

*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.*

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9:30 Presentations  
10:30 Report on General Assembly Activities (tentative)  
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 SE 2009-MA-026 (Gossom Family Limited Partnership I, RLLLP) SE Appl. under Sect(s). 2-904 of the Zoning Ordinance to permit uses in a floodplain. Located at 3404 Hockett St. on approx. 21,784 sq. ft. of land zoned R-4. Mason District. Tax Map 60-1 ((1)) 58A. Also under the Board's Consideration will be the applicant's Resource Protection Area Encroachment Exception (RPA) Request # 25172-WRPA-001-2, accompanied by a Water Quality Impact Assessment # 25172-WQ-001-4 under Section 118-6-7 (Chesapeake Bay Preservation Ordinance) of Chapter 118 of the Code of the County of Fairfax to permit encroachment within an RPA to allow modifications to a single family detached dwelling unit.

3:30 p.m. Public Hearing on RZ 2010-LE-013 (WPPI Springfield HS, LLC) RZ Appl. to rezone from C-6, CRD, HC and SC to PDC, CRD, HC and SC to permit commercial development with an overall Floor Area Ratio (FAR) of 1.68 and approval of the conceptual development plan. Located in the N.W. quadrant of the intersection of Old Keene Mill Rd. and Amherst Ave. on approx. 1.63 ac. of land. Comp. Plan Rec: Retail & Other w/ option for Hotel use. Lee District. Tax Map 80-4 ((9)) 4, 5 and 6.

3:30 p.m. Public Hearing on SE 2010-SP-029 (Pleasant Valley Preschool, Inc.) SE Appl. under Sect(s). 3-304 of the Zoning Ordinance to modify and expand the parking lot at the Greenbriar Community Center, which houses the Pleasant Valley Preschool, with no changes in enrollment or hours of operation. Located at 4615 Stringfellow Rd. on approx. 1.52 ac. of land zoned R-3 and WS. Springfield District. Tax Map 45-3 ((1)) 11.

3:30 p.m. Public Hearing on PCA 86-W-001-11 (Jefferson At Fairfax Corner LLC) PCA Appl. to amend the proffers and conceptual development plan for RZ 86-W-001 previously approved for commercial development to permit a residential option and associated modifications to proffers and site design with an overall Floor Area Ratio (FAR) of 0.26 including bonus density for the provision of ADUs. Located on the S. side of Monument Dr. approx. 1,300 ft. E. of its intersection

with Government Center Pkwy. on approx. 90.39 ac. of land for PCA and 8.12 ac. of land for FDPA zoned PDC and WS. Comp. Plan Rec: 0.35 FAR maximum. Springfield District. Tax Map 56-1 ((15)) 5B and 14.

3:30 p.m. Public Hearing on RZ 2010-LE-007 (Fleet Drive LLC) RZ Appl. to rezone from R-1 and R-12 to R-12 to permit residential development at a density of 6.9 dwelling units per acre (du/ac). Located on the W. side of Beulah St. on the E. side of Fleet Dr. at its intersection with Gravel Ave. on approx. 4.33 ac. of land. Comp. Plan Rec: 8-12 du/ac. Lee District. Tax Map 91-1((1)) 59A, 59B, 60; 91-1 ((5)) 2, 3, 4 and 7. (Concurrent with PCA 2006-LE-018).

3:30 p.m. Public Hearing on PCA 2006-LE-018 (Fleet Drive LLC) PCA Appl. to amend the proffers for RZ 2006-LE-018 previously approved for residential development to permit deletion of land area with associated modifications to proffers and site design. Located on the W. side of Beulah St. on the E. side of Fleet Dr. at its intersection with Gravel Ave. on approx. 3.68 ac. of land zoned R-12. Comp. Plan Rec: 8-12 du/ac. Lee District. Tax Map 91-1((1)) 59A, 59B, 60; 91-1 ((5)) 2, 3 and 4. (Concurrent with RZ 2010-LE-007).

3:30 p.m. Public Hearing on RZ 2010-LE-009 (Mr. Lewin Park Capital, LLC) RZ Appl. to rezone from R-1 to PDC to permit commercial development with an overall Floor Area Ratio (FAR) of 1.5 and approval of the conceptual development plan. Located in the N.W. quadrant of the intersection of Franconia-Springfield Parkway and Beulah St. on approx. 13.45 ac. of land. Comp. Plan Rec: 1-2 du/ac with option for office and/or hotel. Lee District. Tax Map 91-1 ((4)) 1-11, 13-25, 500 and 501

4:00 p.m. Public Hearing on SEA 81-P-025 (Falls Church (E&A) LLC) SEA Appl. under Sect(s). 4-804 of the Zoning Ordinance to amend SE 81-P-025 previously approved for a drive-in financial institution to permit a fast food restaurant in a highway corridor overlay district, an increase in land area and associated modifications to site design and development conditions. Located at 7393 Lee Hwy. on approx. 3.87 ac. of land zoned C-8 and HC. Providence District. Tax Map 50-1 ((1)) 39D.

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.

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