



Fairfax County, Virginia

BOARD OF SUPERVISORS

DRAFT AGENDA

Tuesday
November 20, 2012

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 and at <http://www.fairfaxcounty.gov/government/board/meetings/> by the Friday prior to each Tuesday meeting.

9:30 Presentations
10:30 Presentation of the Barbara Varon Award
10:40 Presentation of the EQAC Annual Report
10:50 Appointments
11:00 Items Presented by the County Executive
11:10 Matters Presented by Board Members
12:00 Closed Session

3:00 P.M. Public Hearing on SE 2012-PR-007 - STERLING JEWELERS, INC. D/B/A JARED THE GALLERIA OF JEWELRY, SE Appl. under Sect(s). 9-620 of the Zoning Ordinance to permit waiver of certain sign regulations. Located at 8113 Leesburg Pk., Vienna, 22182, on approx. 19,507 sq. ft. of land zoned C-5, HC and SC. Providence District. Tax Map 39-2 ((2)) 52.

3:00 P.M. Public Hearing on RZ 2011-PR-023 - CITYLINE PARTNERS LLC, RZ Appl. to rezone from C-3, HC and SC to PTC, HC and SC to permit mixed use development with an overall Floor Area Ratio (FAR) of 3.05. Located in the S.E. and S.W. quadrant of the intersection of Westbranch Dr. and Westpark Dr. on approx. 19.40 ac. of land. Comp. Plan Rec: Transit Station Mixed Use. Providence District. Tax Map 29-4 ((7)) 1, 2, 3, 5A, 9, 10 and a portion of Westbranch Dr. public right-of-way to be vacated and/or abandoned. (Concurrent with PCA 88-D-005-07). (Approval of this application may enable the vacation and/or abandonment of portions of the public rights-of-way for Westbranch Dr. to proceed under Section 15.2-2272 (2) of the Code of Virginia).

3:00 P.M. Public Hearing on PCA 88-D-005-07 - CITYLINE PARTNERS LLC, PCA Appl. to amend the proffers for RZ 88-D-005 previously approved for commercial development at an overall FAR of approximately 0.58 to permit deletion of 27.25 ac. of land resulting in a remaining FAR of approximately 0.65. Located on the N. and S. sides of Westpark Dr., E. and W. of Westbranch Dr., bounded on the N. and E. by Jones Branch Dr. on approx. 85.93 ac. of land zoned C-3, HC and SC. Comp. Plan Rec: Transit Station Mixed Use and Residential Mixed Use. Providence District. Tax Map 29-2 ((15)) B2; 29-4 ((7)) A4, C1, C2, 1, 1A1, 1A2, 2, 3, 5A, 6, 7A1, 7B, 8, 9, 10 and 11A. (Concurrent with RZ 2011-PR-023).

3:00 P.M. Public Hearing on PCA 2006-SU-007 - TIMBER RIDGE AT EDS, LLC, PCA Appl. to amend the proffers, conceptual development plans for RZ 2006-SU-007 previously approved for mixed use development to permit modifications to the residential portion of the development and associated modifications to proffers and site design at a density of 0.80 FAR inclusive of ADU and bonus units associated with workforce housing and ADU. Located W. of Centreville Rd. between Wall Rd. and EDS Dr. on approx. 37.4 ac. of land zoned PRM and WS. Comp. Plan Rec: Mixed Use at 0.70 FAR. The overall FAR for the entire development will remain 0.69. Sully District. Tax Map 24-4 ((1)) 6C3 and 6C4.

3:30 P.M. Public Hearing on SE 2012-HM-006 - TYSONS WEST RESIDENTIAL, L.L.C., SE Appl. under Sect(s). 9-620 of the Zoning Ordinance to permit waiver of certain sign regulations. Located in the N.W. quadrant of the intersection of Leesburg Pk. and Westwood Center Dr., on approx. 7.06 ac. of land zoned C-7, HC and SC. Hunter Mill District. Tax Map 29-3 ((1)) 1B and 29-3 ((20)) C1.

3:30 P.M. Public Hearing on SEA 93-L-014-02 - BURGUNDY FARM COUNTRY DAY SCHOOL, INC., SEA Appl. under Sect(s). 3-404 of the Zoning Ordinance to amend SE 93-L-014 previously approved for nursery school, child care center and private school of general education to permit increase in land area, building additions and associated modifications to site design and development conditions. Located at 3700 Burgundy Rd., Alexandria, 22303, on approx. 23.66 ac. of land zoned R-4. Lee District. Tax Map 82-2 ((1)) 5, 6, and 8; 82-2 ((11)) 1.

3:30 P.M. Public Hearing on AF 2012-SU-001 - JON & KIM HICKOX, Local A&F District Appl. authorized by Chapter 115 (County Code), effective June 30, 1983 to permit the creation of an agricultural and forestal district. Located at 15950 Lee Hwy., Centreville, 20120, on approx. 21.0 ac. of land zoned R C and WS. Please call the Zoning Evaluation Division at 703-324-1290 after October 17, 2012, to obtain the AFDAC and Planning Commission recommendations. Sully District. Tax Map 64-1 ((4)) 7C.

3:30 P.M. A public hearing to consider the conveyance of a portion of the Board-owned parcel of land located at 1117 Reston Avenue, Hunter Mill District, and identified as Tax Map No. 0112 01 0034A to the Virginia Department of Transportation.

3:30 p.m. Public Hearing on RZ 2012-MA-012 - TITAN AMERICA LLC, RZ Appl. to rezone from C-8 and R-2 to I-6 to permit industrial development with an overall Floor Area Ratio (FAR) of 0.05. Located on the E. side of Industrial Dr., N. of Iron Pl., N. and S. of Electronic Dr., on approx. 1.28 ac. of land. Comp. Plan Rec: Industrial. Mason District. Tax Map 80-2 ((1)) 33pt. (Concurrent with SE 2012-MA-011).

3:30 p.m. Public Hearing on SE 2012-MA-011 - TITAN AMERICA LLC, SE Appl. under Sect(s). 5-604 and 9-607 of the Zoning Ordinance to permit concrete mixing and batching plant and increase in building height from 75 ft. to 85 ft. Located at 6600 Electronic Dr., Springfield, 22151, on approx. 9.43 ac. of land zoned I-6. Mason District. Tax Map 80-2 ((1)) 33 and 33A. (Concurrent with RZ 2012-MA-012).

3:30 p.m. Public Hearing on PCA 89-L-008 - FAIRFAX COUNTY SCHOOL BOARD, PCA Appl. to amend the proffers for RZ 89-L-008 previously approved for public school to permit an increase in proffered gross floor area for renovation/expansion of existing facilities and associated modifications to proffers and site design with an overall Floor Area Ratio (FAR) of .22. Located at

7101 Old Keene Mill Rd., Springfield, 22150, on approx. 8.14 ac. of land zoned R-3 and HC. Comp. Plan Rec: Public Use. Lee District. Tax Map 90-1 ((1)) 52.

3:30 p.m. Public Hearing on SEA 87-A-086-03 - COLLEGE TOWN ASSOCIATES LIMITED PARTNERSHIP, SEA Appl. under Sect(s). 9-620 of the Zoning Ordinance to amend SE 87-A-086 previously approved for child care center, fast food restaurant, drive-in financial institution, increase in building height, service station and mini mart to permit waiver of certain sign regulations and associated modifications to development conditions. Located at 10697 Braddock Rd., Fairfax, 22032, on approx. 18.8 ac. of land zoned C-6. Braddock District. Tax Map 68-1 ((1)) 9 pt. and 9A.

3:30 p.m. Public Hearing on RZ 2011-MV-031 - MIDATLANTIC REALTY PARTNERS, LLC, RZ Appl. to rezone from I-5 to PRM to permit mixed use development with an overall Floor Area Ratio (FAR) of 2.81 and approval of the conceptual development plans. Located in the N.W. quadrant of the intersection of Huntington Ave. and Metroview Pkwy. on approx. 6.04 ac. of land. Comp. Plan Rec: Mixed Use up to 3.0 FAR. Mt. Vernon District. Tax Map 83-1 ((1)) 34C.

4:00 p.m. A public hearing to consider adopting an amendment to *The Code of the County of Fairfax, Virginia* (Fairfax County Code), which will be set forth in Appendix R to prohibit commercial vehicles as defined in Section 82-5-7 of the Fairfax County Code, recreational vehicles, and all trailers from parking on the south side of Draco Street along the northern property line of Rolling Valley Mall in the Springfield District, seven days per week; along the entire length of Thunderbolt Place in the Sully District, from 9 p.m. to 6 a.m., seven days per week; and along the entire length of Flint Lee Road in the Sully District, from 7 p.m. to 6 a.m., seven days per week. The proposed restrictions would be established in accordance with and be subject to the provisions set forth in the Fairfax County Code Section 82-5-37. Questions regarding this proposed amendment may be directed to the Fairfax County Department of Transportation at 703-877-5600. (Springfield and Sully Districts)

4:00 p.m. A public hearing to make determinations regarding a proposed Spot Blight Abatement Ordinance for 7239 Dell Avenue in accordance with Virginia Code Annotated § 36-49.1:1 (I) (2011). The Blight Abatement Case concerns a blighted, single family structure located at 7239 Dell Avenue, Clifton, Virginia 20124, on approximately 22,154 square feet parcel of land in the Springfield District (Town of Clifton). The blight abatement plan is to demolish the structure, clear the lot and collect costs of blight abatement, including County overhead, from the owner of this property, Tax Map No. 085-2 ((02)) 0011A. Copies of the proposed Blight Abatement Ordinance for the subject property may be obtained from the Department of Code Compliance, 12055 Government Center Parkway, Suite 1016, Fairfax, VA 22035. Questions regarding the plan may be directed to the Department of Code Compliance, Blight Abatement Program, at 703-324-1300. Office hours are Monday through Friday, 8 a.m. to 4:30 p.m.

4:00 p.m. A public hearing to make determinations regarding a proposed Spot Blight Abatement Ordinance for 1830 Peabody Drive in accordance with Virginia Code Annotated § 36-49.1:1 (I) (2011). The Blight Abatement Case concerns a blighted, single family structure located at 1830 Peabody Drive, Falls Church, Virginia 22043, on approximately 10,010 square feet parcel of land in the Dranesville District. The blight abatement plan is to demolish the structure, clear the lot and collect costs of blight abatement, including County overhead, from the owner of this property, Tax Map No. 040-1 ((03)) 0433. Copies of the proposed Blight Abatement Ordinance for the subject property may be obtained from the Department of Code Compliance, 12055 Government Center Parkway, Suite 1016, Fairfax, VA 22035. Questions regarding the plan may be directed to the Department of Code Compliance, Blight Abatement Program, at 703-324-1300. Office hours are Monday through Friday, 8 a.m. to 4:30 p.m.

4:00 p.m. A public hearing to make determinations regarding a proposed Spot Blight Abatement Ordinance for 6629 Spring Valley Drive in accordance with Virginia Code Annotated § 36-49.1:1 (I) (2011). The Blight Abatement Case concerns a blighted, single family structure located at 6629 Spring Valley Drive, Alexandria, Virginia 22312, on approximately 21,781 square feet parcel of land in the Mason District. The blight abatement plan is to demolish the structure, clear the lot and collect costs of blight abatement, including County overhead, from the owner of this property, Tax Map No. 071-4 ((09)) 0049. Copies of the proposed Blight Abatement Ordinance for the subject property may be obtained from the Department of Code Compliance, 12055 Government Center Parkway, Suite 1016, Fairfax, VA 22035. Questions regarding the plan may be directed to the Department of Code Compliance, Blight Abatement Program, at 703-324-1300. Office hours are Monday through Friday, 8 a.m. to 4:30 p.m.

4:00 p.m. A public hearing to make determinations regarding a proposed Spot Blight Abatement Ordinance for 11388 Dorsey Place in accordance with Virginia Code Annotated § 36-49.1:1 (I) (2011). The Blight Abatement Case concerns a blighted, single family structure located at 11388 Dorsey Place, Lorton, Virginia 22079, on approximately 34,000 square feet parcel of land in the Mount Vernon District. The blight abatement plan is to demolish the structure, clear the lot and collect costs of blight abatement, including County overhead, from the owner of this property, Tax Map No. 119-4 ((02)) (07) 0003. Copies of the proposed Blight Abatement Ordinance for the subject property may be obtained from the Department of Code Compliance, 12055 Government Center Parkway, Suite 1016, Fairfax, VA 22035. Questions regarding the plan may be directed to the Department of Code Compliance, Blight Abatement Program, at 703-324-1300. Office hours are Monday through Friday, 8 a.m. to 4:30 p.m.

4:00 p.m. A public hearing to propose ordinances for passage that would amend Chapter 30 (Minimum Private School and Child Care Facility Standards) and Chapter 112 (the Zoning Ordinance) Section 10-103, of *The Code of the County of Fairfax, Virginia*. The proposed amendments to Chapter 30 update the ordinance to reflect best practices, updated state home child care regulations and to reorganize and reword for clarity. The proposed amendments to Chapter 30 include the following primary substantive changes to the ordinance: The proposed amendment to Section 30-1-1 updates the list of offenses that bar an applicant from obtaining a County home child care permit so that they are the same as the offenses that bar an applicant from receiving a state child care license. Proposed amendments to Section 30-3-2 will require that all adult household residents have a TB screening at least every two years. Currently the provider is the only adult in the household required to have a TB screening bi-annually. Providers will also be required to have a written emergency preparedness plan. The proposed amendment to Section 30-3-4 will require that all new and renewing providers complete 16 hours of training annually on subjects relevant to child care. The requirement will be phased in over a multi-year period. Currently, new providers are required to complete 12 hours of training annually; renewing providers are required to complete 6 hours of training annually. Proposed amendments to Section 30-3-6 will require providers to provide adequate space for each child; will impose requirements for meals and snacks and for sleeping equipment during rest times; and will regulate the use of punishment. The addition of the following new sections/items is proposed:
Section 30-3-4.1: Allows use of a substitute care provider for up to 240 hours annually when a provider must be away from the home child care facility, and imposes requirements that substitute care providers must meet. Currently, the ordinance does not allow for substitute care.
Section 30-3-6 q & r: Adds regulations for swimming and wading activities by children in care and adds regulations to protect children from hazards posed by bodies of water on or near the home child care facility.

Section 30-3-6.1: Amends, updates, and clarifies existing requirements for fire safety in home child care facilities and moves them into a new section. Proposed amendments include the following:

- A landline telephone will be required and provisions to ensure ability to make emergency calls are revised.
- Impose requirements to ensure safe egress in the event of an emergency.
- Impose requirements to eliminate or reduce hazards from fire, smoke, electricity, and carbon monoxide.
- Regulate use of non-permanent electrical wiring.
- Impose requirements relating to electrical service equipment.
- Carbon monoxide alarms will be required; carbon monoxide alarms and smoke alarms must be tested and records maintained.
- Stored machinery must be inaccessible to the children in care.
- Any room used as a sleeping area must have two means of exit, as required by the Virginia Uniform Statewide Building Code.
- Inspections and cleaning will be required for fireplaces and wood stoves.
- Providers must have emergency evacuation plans.

The amendment to Chapter 112 (the Zoning Ordinance) revises Par. 6 of Sect. 10-103 to allow for a substitute child care provider to operate a home child facility in the absence of the provider for up to 240 hours per calendar year in accordance with Chapter 30 of the Fairfax County Code and/or Title 63.2 Chapter 17 of the Code of Virginia.

4:30 p.m. A public hearing to receive comment from citizens on the proposed legislative program that the County will present to the 2013 Virginia General Assembly. The Board is scheduled to vote on the legislative program on Tuesday, December 4, 2012. Copies of the proposed legislative program will be available on Thursday, November 15, 2012, at <http://www.fairfaxcounty.gov/government/board/> or in the Office of the Clerk to the Board, 12000 Government Center Parkway, Suite 533, Fairfax, Virginia 22035-0072.

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 nondiscrimination on the basis of disability in all county programs, services and activities and supports the Americans with Disabilities Act by making reasonable accommodations for persons with disabilities. Open captioning will be provided in the Board Auditorium. For sign language interpreters or other accommodations, please call the Clerk's Office, 703 324 3151, TTY: 703-324-3903, as soon as possible but no later than 48 hours before the public hearing. Assistive listening devices are available at the meeting.