



Fairfax County, Virginia

BOARD OF SUPERVISORS

DRAFT AGENDA

Monday
January 7, 2008

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/gov/bos/bdagenda/schedule.htm> by the Friday prior to each Monday meeting.

- 9:00 Presentations
- 10:00 Organization/Appointments to Regional Committees
- 10:00 Items Presented by the County Executive
- 10:30 Matters Presented by Board Members
- 11:20 Closed Session

3:00 p.m. Public Hearing on PCA 2003-DR-058 - NVR, Inc. D/B/A Ryan Homes, PCA Appl. to amend the proffers for RZ 2003-DR-058 previously approved for development of 20 single family detached homes at a density of 1.67 dwelling units per acre (du/ac) to permit modifications to Proffer 15 (architectural modifications). Located N. of the terminus of Winterwood Pl. and S. of the terminus of Fantasia Dr. on approx. 11.99 ac. of land zoned PDH-2. Comp. Plan Rec: 2-3 du/ac. Dranesville District. Tax Map 10-4 ((1)) 1, 2A and 2B.

3:00 p.m. Public Hearing on SEA 01-M-006-02 - Public Storage, SEA Appl. under Sect(s). 4-804 and 9-622 of the Zoning Ordinance to amend SE 01-M-006 previously approved for mini-warehousing and waivers and modifications in the CRD (increase in FAR) to permit the addition of a truck rental establishment. Located at 6319 Arlington Blvd. on approx. 1.95 ac. of land zoned C-8, CRD, HC and SC. Mason District. Tax Map 51-3 ((1)) 6A.

3:00 p.m. Public Hearing on AR 83-D-005-03 - Ruth B. Cornfield, Revocable Living Trust, Local A&F District Renewal Appl. authorized by Chapter 115 (County Code), effective June 30, 1983. Located at 9600 Arnon Chapel Rd. on approx. 27.91 ac. of land zoned R-E. A&F District Advisory Committee Rec.: Approve. Planning Commission Rec.: Approve. Dranesville District. Tax Map 8-3 ((1)) 7Z.

3:00 p.m. Public Hearing on SE 2006-MA-021 - Thakorlal Mistry ET UX & Babubhai S. Mistry ET UX, SE Appl. under Sect(s). 2-904 and 9-610 of the Zoning Ordinance to permit uses in a floodplain and a waiver of the minimum district size. Located at 3211 Hallran Rd. on approx. 10,009 sq. ft. of land zoned R-3. Mason District. Tax Map 61-2 ((4)) 14.

3:00 p.m. Public Hearing on PCA 1998-BR-073 - Steuart-Burke Centre Shopping Center, L.L.C., PCA Appl. to amend the proffers for RZ 1998-BR-073 previously approved for Commercial Development to permit a drive-in bank and associated modifications to site design with an overall Floor Area Ratio (FAR) of 0.1. Located approx. 500 ft. E. of the intersection of Ox Rd. and Burke Centre Pkwy. on approx. 2.18 ac. of land zoned PRC. Comp. Plan Rec: Residential Planned Community and Retail. Braddock District. Tax Map 77-1 ((1)) 64. (Concurrent with PCA 75-8-036-2, DPA C-546-23 and PRC C-546)

3:00 p.m. Public Hearing on PCA 75-8-036-02 - Steuart-Burke Centre Shopping Center, L.L.C., PCA Appl. to amend the proffers for RZ 75-8-036 previously approved for Commercial Development to permit a drive-in bank and associated modifications to site design with an overall Floor Area Ratio (FAR) of 0.24. Located approx. 500 ft. E. of the intersection of Ox Rd. and Burke Centre Pkwy. on approx. 11.0 ac. of land zoned PRC. Comp. Plan Rec: Residential Planned Community and Retail. Braddock District. Tax Map 77-1 ((1)) 63. (Concurrent with PCA 1998-BR-073, DPA C-546-23 and PRC C-546)

3:00 p.m. Public Hearing on DPA C-546-23 - Steuart-Burke Centre Shopping Center, L.L.C., DPA Appl. to permit the 23rd amendment of the Development Plan for RZ C-546 previously approved for Commercial Development to permit a drive-in bank with an overall Floor Area Ratio (FAR) of 0.25 and associated modifications to site design. Located approx. 500 ft. E. of the intersection of Ox Rd. and Burke Centre Pkwy. on approx. 13.18 ac. of land zoned PRC. Comp. Plan Rec: Residential Planned Community and Retail. Braddock District. Tax Map 77-1 ((1)) 63 and 64. (Concurrent with PCA 1998-BR-073, PCA 75-8-036-2 and PRC C-546)

3:00 p.m. Public Hearing on PRC C-546 - Steuart-Burke Centre Shopping Center, L.L.C., PRC Appl. to approve the PRC plan associated with DPA C-546. Located approx. 500 ft. E. of the intersection of Ox Rd. and Burke Centre Pkwy. on approx. 13.18 ac. of land zoned PRC. Comp. Plan Rec: Residential Planned Community & Retail. Braddock District. Tax Map 77-1 ((1)) 63 and 64. (Concurrent with PCA 1998-BR-073, PCA 75-8-036-2 and DPA C-546-23)

3:30 p.m. Public Hearing on AR 91-Y-001-02 - Tom Van Richardson And Joan Johnson Richardson, Local A&F District Renewal Appl. authorized by Chapter 115 (County Code), effective June 30, 1983. Located at 6001 Bull Run Post Office Rd. on approx. 40.0 ac. of land zoned R-C and WS. A&F District Advisory Committee Rec.: Approve. Planning Commission Rec.: Approve. Sully District. Tax Map 42-4 ((1)) 15Z.

3:30 p.m. Public Hearing on PCA 2005-MA-005 - Goodwin House Incorporated, PCA Appl. to amend the proffers for RZ 2005-MA-005 previously approved for commercial development to permit an additional parking structure and modifications to site design with an overall Floor Area Ratio (FAR) of 1.65. Located on the W. side of South Jefferson St. immediately S. of the Fairfax County/Arlington County boundary on approx. 7.89 ac. of land zoned C-4, CRD, HC and SC. Comp. Plan Rec: Office/Adult Congregate Living. Mason District. Tax Map 62-1 ((1)) 16G. (Concurrent with SEA 84-M-088-02)

3:30 p.m. Public Hearing on SEA 84-M-088-02 - Goodwin House Incorporated, SEA Appl. under Sect(s). 4-404 and 9-622 of the Zoning Ordinance to amend SE 84-M-088 previously approved for housing for the elderly, medical care facility, increase in building height, and waivers and modifications in a Commercial Revitalization District to permit an additional parking structure and modifications to site design. Located at 3440 South Jefferson St. on approx. 7.89 ac. of land zoned C-4, HC, CRD and SC. Mason District. Tax Map 62-1 ((1)) 16G. (Concurrent with PCA 2005-MA-005)

3:30 p.m. Public Hearing on SEA 92-L-005-02 - Exxon Mobil Corporation, SEA Appl. under Sect(s). 4-804 of the Zoning Ordinance to amend SE 92-L-005 previously approved for a service station with quick service food store to permit a quick service food store, car wash, service station, increase in land area and site modifications. Located at 7312 Richmond Hwy. on approx. 1.33 ac. of land zoned C-8, CRD and HC. Lee District. Tax Map 92-4 ((1)) 78C and 78D.

3:30 p.m. A public hearing pursuant to Virginia Code Section 15.2-2242(2), vacating parts of plats recorded in Deed Book 7533, at Page 1763, and Deed Book 7762, at Page 384, on which are shown portions of Centreville Road (Route #657), totaling 8,252 square feet. A total of 21,575 square feet of right-of-way including the 8,252 square feet associated with the proposed vacation is subject to a proposed adoption of an order, pursuant to Virginia Code Section 33.1-151, abandoning said right-of-way. All subject right-of-way area is located on Tax Map 16-3 and is described and shown on metes and bounds descriptions, dated December 12, 2007, and a plat dated December 2007, all of which were prepared by Charles P. Johnson and Associates, and are on file in the Fairfax County Department of Transportation, 12055 Government Center Parkway, Suite 1034, Fairfax, Virginia 22035, telephone 703-324-1135. Hunter Mill District

4:00 p.m. Public Hearing on SE 2007-MA-016 - Annandale Plaza, LLC, SE Appl. under Sect(s). 9-620 of the Zoning Ordinance to permit a waiver of certain sign regulations. Located at 7326 and 7328 Little River Tnpk. on approx. 42,784 sq. ft. of land zoned C-8, CRD, HC and SC. Mason District. Tax Map 71-1 ((1)) 80.

4:00 p.m. A public hearing on the proposed adoption of an ordinance amending Appendix G, of *The Code of the County of Fairfax, Virginia*, to expand the Chantilly Residential Permit Parking District, District 29. The proposed amendment will expand the District boundaries to include the following street block: Plaza Lane (Route 5412) from Poplar Tree Road (Route 4831) to Point Hollow Lane (Route 5413). Questions regarding this proposed amendment may be directed to the Department of Transportation at 703-324-1100. (Springfield District)

4:00 p.m. A public hearing on the proposed adoption of an ordinance amending Appendix G, of *The Code of the County of Fairfax, Virginia*, to expand the Oakton Residential Permit Parking District, District 19. The proposed amendment will expand the District boundaries to include the following street block: Tipperary Pass (Route 5161) from Blake Lane (Route 655) to the end. Questions regarding this proposed amendment may be directed to the Department of Transportation at 703-324-1100. (Providence District)

4:00 p.m. A public hearing on the proposed adoption of an ordinance amending Appendix G, of *The Code of the County of Fairfax, Virginia*, to expand the Annandale Residential Permit Parking District, District 14. The proposed amendment will expand the District boundaries to include the following street blocks: Heritage Drive (Route 2630) from Killebrew Drive (Route 2797) to Erie Street (Route 2629) and Maris Court (Route 3623) from Heritage Drive to the end. Questions regarding this proposed amendment may be directed to the Department of Transportation at 703-324-1100. (Braddock District)

4:00 p.m. A public hearing regarding the adoption of an amendment to *The Code of the County of Fairfax, Virginia* (Fairfax County Code), which will be set forth in Appendix M to establish the Runnymede Community Parking District (CPD). The proposed CPD establishment would encompass High Meadow Road from Crown Royal Drive to cul-de-sac inclusive; and prohibit the parking of watercraft, boat trailers, motor homes, and camping trailers, any other trailer or semi-trailer, regardless of whether such trailer or semi-trailer is attached to another vehicle; any vehicle with three or more axles; any vehicle that has a gross vehicle weight rating of 12,000 or more pounds except school buses used on a current and regular basis to transport students; any vehicle designed to

transport 16 or more passengers including the driver, except school buses used on a current and regular basis to transport students; and any vehicle of any size that is being used in the transportation of hazardous materials as defined in Virginia Code § 46.2-341.4. No such Community Parking District shall apply to (i) any commercial vehicle when discharging passengers or when temporarily parked pursuant to the performance of work or service at a particular location or (ii) utility generators located on trailers and being used to power network facilities during a loss of commercial power or (iii) restricted vehicles temporarily parked on a public street within any such District for a maximum of 48 hours for the purpose of loading, unloading, or preparing for a trip. Questions regarding this proposed amendment may be directed to the Fairfax County Department of Transportation at 703-324-1100. (Lee District)

4:30 p.m. Public Hearing on SE 2007-MA-019 - Motiva Enterprises, LLC, SE Appl. under Sect(s). 5-504, 7-607 and 9-612 of the Zoning Ordinance to permit a service station in a Highway Corridor Overlay District and waiver of the minimum open space requirement. Located at 5533 Backlick Rd. on approx. 1.01 ac. of land zoned I-5 and HC. Mason District. Tax Map 80-2 ((7)) Z1 and Z2.

4:30 p.m. Public Hearing on SEA 76-C-152-04 - Exxon Mobil Corporation, SEA Appl. under Sect(s). 5-504 of the Zoning Ordinance to amend SE 76-C-152 previously approved for a service station to permit a service station, car wash, quick service food store and associated modifications to site design. Located at 1818 Wiehle Ave. on approx. 1.07 ac. of land zoned I-5. Hunter Mill District. Tax Map 17-4 ((5)) 4.

4:30 p.m. Public Hearing on SE 2007-MV-017 - Nestle Waters North America Inc., Formerly Known As Great Spring Waters Of America Inc., SE Appl. under Sect(s). 5-404 of the Zoning Ordinance to permit a food and beverage manufacturing and processing establishment. Located at A&B 7225 Telegraph Square Dr. on approx. 1.68 ac. of land zoned I-4. Mt. Vernon District. Tax Map 108-1 ((10)) 7225A and B.

4:30 p.m. A public hearing regarding the adoption of an amendment to *The Code of the County of Fairfax, Virginia* (Fairfax County Code), which will be set forth in Appendix M to expand the Hillside Community Parking District (CPD). The proposed CPD expansion would encompass Hillside Road, from Selwood Place to the southern boundary of parcel 78-4((17))J; and prohibit the parking of watercraft, boat trailers, motor homes, and camping trailers, any other trailer or semi-trailer, regardless of whether such trailer or semi-trailer is attached to another vehicle; any vehicle with three or more axles; any vehicle that has a gross vehicle weight rating of 12,000 or more pounds except school buses used on a current and regular basis to transport students; any vehicle designed to transport 16 or more passengers including the driver, except school buses used on a current and regular basis to transport students; and any vehicle of any size that is being used in the transportation of hazardous materials as defined in Virginia Code § 46.2-341.4. No such Community Parking District shall apply to (i) any commercial vehicle when discharging passengers or when temporarily parked pursuant to the performance of work or service at a particular location or (ii) utility generators located on trailers and being used to power network facilities during a loss of commercial power or (iii) restricted vehicles temporarily parked on a public street within any such District for a maximum of 48 hours for the purpose of loading, unloading, or preparing for a trip. Questions regarding this proposed amendment may be directed to the Fairfax County Department of Transportation at 703-324-1100. (Springfield District)

4:30 p.m. A public hearing regarding FASTRAN's application for FTA Section 5310 funding program. If the application is approved, the funds will be used to support transportation services for elderly persons and individuals with disabilities. Any comments made at the hearing will be submitted to the Department of Rail and Public Transportation for inclusion into the grant application. A copy of

the application is available for public inspection at FASTRAN, Department of Community and Recreation Services, 12011 Government Center Parkway, Suite 1050, Fairfax, Virginia 22035.

5:00 p.m. Public Hearing on PRC B-846 - JBG/RIC Retail LLC, JBG/RIC LLC, PRC Appl. to approve the PRC Plan associated with DP B-846 to permit high density residential, minor commercial and office service center development. Located at 11800 Sunrise Valley Dr. on approx. 9.96 ac. of land zoned PRC. Comp. Plan Rec: 30 du/ac and Office Uses at a Floor Area Ratio (FAR) of 0.35. Hunter Mill District. Tax Map 17-3 ((3)) 1C and 1D.

5:00 p.m. Public Hearing on SE 2007-SU-007 - Commerce Bank, N.A., SE Appl. under Sect(s). 7-607 and 9-610 of the Zoning Ordinance to permit a drive-in bank in a Highway Corridor Overlay District and waiver of the minimum lot size requirements. Located at 13921 Lee Jackson Memorial Hwy. on approx. 38,399 sq. ft. of land zoned C-8, I-3, HC and WS. Sully District. Tax Map 34-4 ((1)) 53A.

5:00 p.m. Public Hearing on PCA 2003-HM-046-02 - Woodland Park Crossing Retail, L.L.C., PCA Appl. to amend the proffers for RZ 2003-HM-046 previously approved for mixed use development to permit flexibility in the mix and location of uses and associated modifications to site design with an overall Floor Area Ratio (FAR) of 0.70. Located in the N.W. quadrant of the intersection of Sunrise Valley Dr. and Woodland Pointe Ave. on approx. 5.66 ac. of land zoned PDC. Comp. Plan Rec: Mixed Use. Hunter Mill District. Tax Map 16-4 ((23)) C.

5:00 p.m. Public Hearing on SEA 2002-PR-031 - The Mitre Corporation, SEA Appl. under Sect(s). 9-620 of the Zoning Ordinance to amend SE 2002-PR-031 previously approved for a wavier of certain sign regulations to permit one additional freestanding directional sign and associated modifications to site design and development conditions. Located at 7515 and 7525 Colshire Dr. on approx. 19.6 ac. of land zoned C-3 and HC. Providence District. Tax Map 30-3 ((28)) 3A1 and 4A3.

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.