

May 2013

Click on the desired [View Agenda](#) or [Speakers List](#) for detailed information. Click on the application number on the agenda to access the staff report. The Speakers List is available at 3:30 p.m. on the day of the meeting.

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
28	29	30	1 <i>View Agenda</i> <i>Speaker's List</i>	2 <i>View Agenda</i> <i>Speaker's List</i>	3	4
5	6	7	8 No PC Meeting	9 <i>View Agenda</i> <i>Speaker's List</i>	10	11
12	13	14	15 No PC Meeting	16 No PC Meeting	17	18
19	20	21	22 <i>View Agenda</i> <i>Speaker's List</i>	23 No PC Meeting	24	25
26	27 Memorial Day Holiday	28	29	30	31	1

**Planning Commission Meetings are held in the Board Auditorium of the Government Center at:
12000 Government Center Parkway, Fairfax, VA 22035
All Planning Commission meetings begin at 8:15 p.m., unless otherwise noted.**

FAIRFAX COUNTY PLANNING COMMISSION

MEETING AGENDA

Wednesday, May 1, 2013

Posted: 3/15/13
Revised: 5/2/13

KEY
P/H – Public Hearing
D/O – Decision Only

Listed below are items scheduled for public hearing and/or decision by the Planning Commission on this date. For more information on an application, including the staff report, return to this page approximately two weeks prior to the meeting date and click on the application number. You can also contact the Department of Planning and Zoning staff at 703-324-1290.

ITEMS SCHEDULED FOR DECISION ONLY

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
2232-Y13-1 (Sully)	Milestone Communications Inc. and Verizon Wireless (5500 Sully Park Drive) (To construct a 115 foot tree pole (monopine) facility)	D. Pemberton	D/O TO 5/9/13 (P/H from 4/25/13)

ITEMS SCHEDULED FOR PUBLIC HEARING

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
RZ/FDP 2011-PR-017 Addendum (Providence)	Commons of McLean L/CAL, LLC (S. side of Chain Bridge Rd./both sides of Anderson Rd.) (From R-20 & C-6 to PTC)	B. Katai	D/O TO 5/9/13 (from 4/17/13) (from 10/18/12)

ITEMS ADMINISTRATIVELY MOVED TO OTHER DATES

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>Schedule Notes</u>
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FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
WEDNESDAY, MAY 1, 2013

8:15 p.m. The Planning Commission Secretary set the order for the following agenda items. Commission Matters may be discussed prior to the scheduled public hearings.

ITEMS SCHEDULED FOR DECISION ONLY

2232-Y13-1 – **MILESTONE COMMUNICATIONS, INC. AND VERIZON WIRELESS** – Appl. to construct a 115-foot tree pole “monopine” facility located at 5500 Sully Park Dr., Centreville. Tax Map: 54-1 ((1)) 23A. Area III. Copies of the application may be obtained from the Department of Planning and Zoning, 7th floor, Herrity Building, 12055 Government Center Parkway, Fairfax. **SULLY DISTRICT. D/O TO 5/9/13**

ITEMS SCHEDULED FOR PUBLIC HEARING

RZ 2011-PR-017 – **COMMONS OF MCLEAN L/CAL, LLC** – Appl. to rezone from R-20, C-6, and HC to PTC and HC to permit mixed-use development with an overall Floor Area Ratio (FAR) of 2.87 and a waiver #003797-WPFM-003-1 to permit the location of underground storm water management facilities in a residential area. Located S. of Rt. 123, on both sides of Anderson Road on approx. 20.96 ac. of land. Comp. Plan Rec: Mixed Use and Park/Open Space. Tax Map 30-3 ((28)) B4, 5, 6, and 8. (Concurrent with FDP 2011-PR-017.) **PROVIDENCE DISTRICT. D/O TO 5/9/13**

FDP 2011-PR-017- **COMMONS OF MCLEAN L/CAL, LLC** – Appl. to approve the final development plan for RZ 2011-PR-017 to permit residential development. Located at 1600 Anderson Road, on approx. 2.02 ac. of land zoned PTC and HC. Tax Map 30-3 ((28)) 5. (Concurrent with RZ 2011-PR-017.) **PROVIDENCE DISTRICT. D/O TO 5/9/13**

RZ/FDP 2011-PR-017 (ADDENDUM) - **COMMONS OF MCLEAN L/CAL, LLC** – Appl. to rezone from R-20, C-6, and HC to PTC and HC to permit mixed-use development with an overall Floor Area Ratio (FAR) of 2.87 and a waiver #003797-WPFM-003-1 to permit the location of underground storm water management facilities in a residential area. Located S. of Rt. 123, on both sides of Anderson Road on approx. 20.96 ac. of land. Comp. Plan Rec: Mixed Use and Park/Open Space. Tax Map 30-3 ((28)) B4, 5, 6, and 8. (Concurrent with FDP 2011-PR-017.) **PROVIDENCE DISTRICT. D/O TO 5/9/13**

Posted: 5/1/2013
Revised: 5/1/2013

KEY
P/H – Public Hearing
D/O – Decision Only

AGENDA/SPEAKERS LIST
FAIRFAX COUNTY PLANNING COMMISSION
WEDNESDAY, MAY 1, 2013

DECISION ONLY:

2232-Y13-1 – MILESTONE COMMUNICATIONS, INC./VERIZON WIRELESS – **D/O to 5/9/13**
(P/H on 4/25/13)

CONSENT AGENDA ITEM: CONCUR

FSA-M00-106-5 – Sprint, 5881 Leesburg Pike (a/k/a 3401 Washington Drive)

RZ/FDP 2011-PR-017 – COMMONS OF MCLEAN L/CAL LLC – **D/O to 5/9/13**

1. Mark Zetts, Representing
McLean Citizens Association
6640 Kirby Court
Falls Church, VA 22043

2. Mary Hanes Holbeck
1608 Colonial Lane
McLean, VA 22102

FAIRFAX COUNTY PLANNING COMMISSION
MEETING AGENDA
Thursday, May 2, 2013

Posted: 3/15/13
 Revised: 5/3/13

KEY
 P/H – Public Hearing
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Listed below are items scheduled for public hearing and/or decision by the Planning Commission on this date. For more information on an application, including the staff report, return to this page approximately two weeks prior to the meeting date and click on the application number. You can also contact the Department of Planning and Zoning staff at 703-324-1290.

ITEMS SCHEDULED FOR DECISION ONLY

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
Plan Amendment (Migliaccio)	S11-CW-3CP Parks Plan Update (Part 1)	A. Bentley	APPROVAL REC (D/O from 4/25/13) (P/H from 4/18/13)
RZ/FDP 2012-MA-022 (Mason)	CG Peace Valley LLC (3236 Peace Valley Lane) (From R-3 to PDH-4 for seven sf homes)	W. O'Donnell	APPROVAL REC (P/H from 4/25/13) (from 4/18/13)
SE 2012-PR-012 (Providence)	TD Bank, National Association (7230 Arlington Blvd., Falls Church) (For drive-in financial institution)	M. Lynskey	APPROVAL REC (P/H from 4/25/13) (from 2/28/13) (from 1/10/13) (from 12/6/12)

ITEMS SCHEDULED FOR PUBLIC HEARING

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
Plan Amendment (Providence)	S12-I-J1 (SE quadrant at Leesburg Pike and Dale Drive) (For West Falls Church Transit Area)	K. Rybold B. Krasner	APPROVAL REC
CSP 2007-LE-007 (Lee)	Franconia Two, LP (6500, 6699 & 6717 Frontier Drive, 6417 Loisdale Road & 6592 Springfield Mall) (Regional Shopping Mall)	S. Williams	APPROVED (from 3/14/13)
CSPA-C-052-02 (Mason)	CESC Skyline LLC (5275 Leesburg Pike) (To amend directional and identification signs for former DISA bldg.)	M. Lynskey	APPROVED (from 4/18/13) (from 5/9/13) (from 4/4/13)

ITEMS ADMINISTRATIVELY MOVED TO OTHER DATES

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>Schedule Notes</u>
2232-V12-10 (Mount Vernon)	Cellco Partnership d/b/a Verizon Wireless (7685 Pohick Road) (For 110' monopole w/15 antennas and associated equipment.)	L. O'Donnell	P/H to 7/18/13 (from 4/3/13)

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
THURSDAY, MAY 2, 2013

- 7:00 p.m.** The Environment Committee met in the Board Conference Room of the Fairfax County Government Center to receive a presentation on electric vehicle supply equipment.
- 8:15 p.m.** The Planning Commission Secretary set the order for the following agenda items. Commission Matters may be discussed prior to the scheduled public hearings.

ITEMS SCHEDULED FOR DECISION ONLY

S11-CW-3CP – COMPREHENSIVE PLAN AMENDMENT (PARKS PLAN UPDATE PART 1) – To consider proposed revisions to the Comprehensive Plan for Fairfax County, VA, in accordance with the *Code of Virginia*, Title 15.2, Chapter 22. The Amendment will consider updating information in the Parks and Recreation section of the Policy Plan element of the 2011 edition of the Comprehensive Plan for Fairfax County, as subsequently amended. Proposed revisions include: (1) incorporation of urban parks guidance into policies, appendices, and glossary definitions; (2) addition of the Urban Parks framework as a new appendix; (3) revisions to the Park Classification System appendix to better incorporate urban parks, reflect the diversification of park and recreation facilities provided within the County, and more accurately describe resource-based parks, as parks within which recreation elements may be located, as is compatible with resource management goals; (4) updates to both Fairfax County Park Authority's and Northern Virginia Regional Park Authority's acquisition criteria to reflect current policies. Copies of the proposed Amendment and staff report may be obtained from the Department of Planning and Zoning, 7th floor, Herrity Building, 12055 Government Center Parkway, Fairfax, VA, or by visiting <http://www.fairfaxcounty.gov/dpz/comprehensiveplan/amendments/s11-cw-3cp.pdf>. **COUNTYWIDE.**
APPROVAL REC

RZ/FDP 2012-MA-022 – CG PEACE VALLEY LLC – Appls. to rezone from R-3 and HC to PDH-4 and HC to permit residential development with an overall density of 3.71 dwelling units per acre (du/ac) and approval of the conceptual and final development plans. Located at 3236 Peace Valley Lane, Falls Church, on the W. side of Peace Valley Lane, approx. 500 ft. S. of its intersection with Leesburg Pike on approx. 1.89 ac. of land. Comp. Plan Rec: 3 to 4 du/ac. Tax Map 61-1 ((1)) 7. **MASON DISTRICT. APPROVAL REC**

SE 2012-PR-012 - TD BANK, NATIONAL ASSOCIATION – Appl. under Sect. 4-504 of the Zoning Ordinance to permit a drive-in financial institution. Located at 7230 Arlington Blvd., Falls Church, on approx. 27,491 sq. ft. of land zoned C-5. Tax Map 50-3 ((5)) (5) 501.
PROVIDENCE DISTRICT. APPROVAL REC

ITEMS SCHEDULED FOR PUBLIC HEARING

CSPA C-052-02 – CESC SKYLINE, LLC – Appl. under Sect. 12-210 of the Zoning Ordinance to amend the previously-approved Comprehensive Sign Plan associated with RZ C-052 to permit sign modifications. Located at 5275 Leesburg Pk., Falls Church, 22041, on approx. 5.25 ac. of land zoned PDC, CRD, HC, and SC. Tax Map 62-3 ((1)) 38B.

MASON DISTRICT. APPROVED

S12-I-J1 – COMPREHENSIVE PLAN AMENDMENT (WEST FALLS CHURCH TRANSIT STATION AREA) – To consider proposed revisions to the Comprehensive Plan for Fairfax County in accordance with the *Code of Virginia*, Title 15.2, Chapter 22. The Amendment concerns approx. 70 ac. within the West Falls Church Transit Station Area generally located between Interstate 66, Leesburg Pike, the City of Falls Church corporate boundary, and north of Barbour Road, Pinecastle Road, and Hickory Street (Tax Map 40-3 ((36)) All (A through 28), ((5)) All (1B through 24), ((7)) All (1 through 4), ((38)) All (1 through 6), ((23)) All (1 and 2), ((8)) All (A through 7), ((26)) All (1 through 4), ((22)) All (1 through 4), ((41)) All (1B through 320), ((6)) All (A through 29), ((12)) All (8A through 26A), ((1)) 97, 98C (pt.), 99, 100, 101, 102, 103, 107A, 108A, 110, 111, 111A, 111B, 111C, 114, 115A, 116, 117, 118, 118A, 119, and 119B). The area is planned for residential, retail, and office uses. The Amendment will consider removing Land Units F, G, H, I, and J from the West Falls Church Transit Station Area, and revising Land Unit H and I Comprehensive Plan guidance for residential and office uses to better facilitate compatible infill development or to reflect existing land use conditions. Recommendations relating to the transportation network may also be modified. Copies of the proposed Amendment and staff report may be obtained from the Department of Planning and Zoning, 7th floor, Herrity Building, 12055 Government Center Parkway, Fairfax, VA, two weeks prior to the public hearing, or by visiting <http://fairfaxcounty.gov/dpz/comprehensiveplan/planamendments.htm>.

PROVIDENCE DISTRICT. APPROVAL REC

CSP 2007-LE-007 – FRANCONIA TWO, LP – Appl. under Sect. 12-210 of the Zoning Ordinance for approval of a Comprehensive Sign Plan associated with RZ 2007-LE-007. Located at 6500, 6699, and 6717 Frontier Dr., 6417 Loisdale Road, and 6592 Springfield Mall, Springfield, on approx. 78.53 ac. of land zoned PDC, HC, and SC. Tax Map 90-2 ((1)) 81A and 98, 90-2 ((13)) 1, 2, 3, 4A1, 5A1, 6A, and 6B. **SPRINGFIELD DISTRICT.**

APPROVED

Posted: 5/2/2013
Revised: 5/2/2013

KEY
P/H – Public Hearing
D/O – Decision Only

AGENDA/SPEAKERS LIST
FAIRFAX COUNTY PLANNING COMMISSION
THURSDAY, MAY 2, 2013

DECISIONS ONLY:

RZ 2012-MA-022 – CG PEACE VALLEY, LLC – **APPROVAL RECOMMENDED**

FDP 2012-MA-022 – CG PEACE VALLEY, LLC – **APPROVED**

(P/H on 4/25/13)

SE 2012-PR-012 – TD BANK, NATIONAL ASSOCIATION – **APPROVAL RECOMMENDED**

(P/H on 4/25/13)

S11-CW-3CP – COMPREHENSIVE PLAN AMENDMENT (PHASE ONE: PARKS AND RECREATION SECTION OF THE POLICY PLAN) – **APPROVAL RECOMMENDED**

(P/H on 4/18/13) (Commissioner Migliaccio)

CONSENT AGENDA ITEM: CONCUR

FSA-M96-62-2 – Sprint, 3800 Powell Lane (Lakeside Plaza Condos)

CSP 2007-LE-007 – FRANCONIA TWO, LP – **APPROVED**

NO SPEAKERS

CSPA C-052-02 – CESC SKYLINE, LLC (Mason District) – **APPROVED**

NO SPEAKERS

S12-I-J1 – COMPREHENSIVE PLAN AMENDMENT (WEST FALLS CHURCH TRANSIT STATION AREA, LAND UNITS F, G, H, I, AND J) (Providence District) – **APPROVAL RECOMMENDED**

1. Charles Hall
2417 Claremont Drive
Falls Church, VA 22043
2. Cheryl Arvidson
7125 Gordons Road
Falls Church, VA 22043

FAIRFAX COUNTY PLANNING COMMISSION
MEETING AGENDA
Thursday, May 9, 2013

Posted: 3/15/13
 Revised: 5/10/13

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ITEMS SCHEDULED FOR DECISION ONLY

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
<u>2232-Y13-1</u> (Sully)	Milestone Communications Inc. and Verizon Wireless (5500 Sully Park Drive) (To construct a 115 foot tree pole (monopine) facility)	D. Pemberton	APPROVED (D/O from 5/1/13) (P/H from 4/25/13)
<u>RZ/FDP 2011-PR-017 Addendum</u> (Providence)	Commons of McLean L/CAL, LLC (S. side of Chain Bridge Rd./both sides of Anderson Rd.) (From R-20 & C-6 to PTC)	B. Katai	APPROVAL REC (P/H from 5/1/13) (from 4/17/13) (from 10/18/12)

ITEMS SCHEDULED FOR PUBLIC HEARING

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
<u>SEA 00-H-028</u> (Hunter Mill)	The Most Rev. Paul S. Loverde, Bishop of the Catholic Diocese of Arlington (St. Mark's Catholic Church) (9970 Vale Road) (Change hours of operation and minor condition uses)	M. Tsai	APPROVAL REC
<u>2232-P12-6</u> (Providence)	Milestone Communications Inc. (3036 Graham Road@Graham Road Community Bldg.) (For 135 ft. monopole clock tower)	D. Hansen	APPROVED
<u>SE 2012-MA-018</u> (Mason)	Agape Health Management, Inc. (6349, 6353 Lincolnia Road, Alexandria) (Adult Care Center)	J. Gourney	D/O TO 5/22/13 (from 3/14/13)
<u>PRCA- B-846</u> (Hunter Mill)	JBG/RIC, L.L.C. & RIC Retail L.L.C. (11800 & 11842 Sunrise Valley Drive, Reston) (Reston Heights mixed use, grocery, neighborhood residential & commercial office tower)	N. Rogers	D/O TO 5/22/13 (from 4/3/13) (from 4/4/13) (from 2/28/13)

ITEMS ADMINISTRATIVELY MOVED TO OTHER DATES

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>Schedule Notes</u>
CSPA-C-052-02 (Mason)	CESC Skyline LLC (5275 Leesburg Pike) (To amend directional and identification signs for former DISA bldg.)	M. Lynskey	P/H to 4/18/13 (from 4/4/13)
SEA-2009-DR-008 (Hunter Mill)	Oakcrest School (S. side of Crowell Road at intersection with Hunter Mill Road and north side of Dulles Toll Rd.) (For change in access point for use; traffic signal in lieu of roundabout)	J. Gorney	P/H to 6/20/13 (from 3/27/13) (from 2/21/13)

**FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
WEDNESDAY, MAY 8, 2013**

**NOTE: THE PLANNING COMMISSION WILL NOT HOLD PUBLIC HEARINGS
ON WEDNESDAY, MAY 8, 2013**

**FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
THURSDAY, MAY 9, 2013**

- 7:00 p.m.** The Environment Committee met in the Board Conference Room of the Fairfax County Government Center to receive presentations on electric vehicle supply equipment.
- 8:15 p.m.** The Planning Commission Secretary set the order for the following agenda items. Commission Matters may be discussed prior to the scheduled public hearings.

ITEMS SCHEDULED FOR DECISION ONLY

2232-Y13-1 – MILESTONE COMMUNICATIONS, INC. AND VERIZON WIRELESS – Appl. to construct a 115-foot tree pole “monopine” facility located at 5500 Sully Park Dr., Centreville. Tax Map: 54-1 ((1)) 23A. Area III. Copies of the application may be obtained from the Department of Planning and Zoning, 7th floor, Herrity Building, 12055 Government Center Parkway, Fairfax. **SULLY DISTRICT. APPROVED**

RZ 2011-PR-017 – COMMONS OF MCLEAN L/CAL, LLC – Appl. to rezone from R-20, C-6, and HC to PTC and HC to permit mixed-use development with an overall Floor Area Ratio (FAR) of 2.87 and a waiver #003797-WPFM-003-1 to permit the location of underground storm water management facilities in a residential area. Located S. of Rt. 123, on both sides of Anderson Road on approx. 20.96 ac. of land. Comp. Plan Rec: Mixed Use and Park/Open Space. Tax Map 30-3 ((28)) B4, 5, 6, and 8. (Concurrent with FDP 2011-PR-017.) **PROVIDENCE DISTRICT. APPROVAL REC**

FDP 2011-PR-017- COMMONS OF MCLEAN L/CAL, LLC – Appl. to approve the final development plan for RZ 2011-PR-017 to permit residential development. Located at 1600 Anderson Road, on approx. 2.02 ac. of land zoned PTC and HC. Tax Map 30-3 ((28)) 5. (Concurrent with RZ 2011-PR-017.) **PROVIDENCE DISTRICT. APPROVED**

RZ/FDP 2011-PR-017 (ADDENDUM) - COMMONS OF MCLEAN L/CAL, LLC – Appl. to rezone from R-20, C-6, and HC to PTC and HC to permit mixed-use development with an overall Floor Area Ratio (FAR) of 2.87 and a waiver #003797-WPFM-003-1 to permit the location of underground storm water management facilities in a residential area. Located S. of Rt. 123, on both sides of Anderson Road on approx. 20.96 ac. of land. Comp. Plan Rec: Mixed Use and Park/Open Space. Tax Map 30-3 ((28)) B4, 5, 6, and 8. (Concurrent with FDP 2011-PR-017.) **PROVIDENCE DISTRICT. APPROVAL REC**

ITEMS SCHEDULED FOR PUBLIC HEARING

PRCA-B-846 – JBG/RIC, LLC AND RIC RETAIL, LLC – Appl. to amend the PRC Plan associated with RZ –B-846 to permit mixed-use development with a total Floor Area Ratio (FAR) of 2.8. Located on the W. side of Sunrise Valley Dr., approx. 900 Ft. N.W. of its intersection with Reston Pkwy. on approx. 9.96 ac. of land zoned PRC. Comp. Plan Rec: PRC. Tax Map 17-3 ((3)) 1C and 1D. **HUNTER MILL DISTRICT. D/O TO 5/22/13**

SEA 00-H-028 – THE MOST REVEREND PAUL S. LOVERDE, BISHOP OF THE CATHOLIC DIOCESE OF ARLINGTON VIRGINIA, AND HIS SUCCESSORS IN OFFICE – Appl. under Sects. 3-104 and 9-301 of the Zoning Ordinance to amend SE 00-H-028 previously-approved for a place of worship with nursery school, child care center, and private school of general education to permit modifications to development conditions and site design with no change in enrollment. Located at 9970 Vale Road, Vienna, on approx. 19.22 ac. of land zoned R-1. Tax Map 37-4 ((1)) 42. **HUNTER MILL DISTRICT. APPROVAL REC**

SE 2012-MA-018 – AGAPE HEALTH MANAGEMENT, INC. – Appl. under Sect. 3-204 of the Zoning Ordinance to permit an adult day care center with a total maximum enrollment of 150 participants. Located at 6349 and 6353 Lincolnia Road, Alexandria, on approx. 2.94 ac. of land zoned R-2. Tax Map 72-1 ((1)) 50A and 50B. **MASON DISTRICT. D/O TO 5/22/13**

2232-P12-6 – MILESTONE COMMUNICATIONS, INC. – Appl. under provisions of *Virginia Code* Sects. 15.2-2204 and 15.2-2232, as amended, to consider the proposal by Milestone Communications, Inc. to develop a telecommunications facility located at 3036 Graham Road, Falls Church. Tax Map: 50-3 ((12)) 11A. Area I. Copies of the application and a more specific description of the facility may be obtained from the Department of Planning and Zoning, 7th floor, Herrity Building, 12055 Government Center Parkway, Fairfax, Virginia, 22035. **PROVIDENCE DISTRICT. APPROVED**

Posted: 5/9/2013
Revised: 5/9/2013

KEY
P/H – Public Hearing
D/O – Decision Only

AGENDA/SPEAKERS LIST
FAIRFAX COUNTY PLANNING COMMISSION
THURSDAY, MAY 9, 2013

DECISIONS ONLY:

2232-Y13-1 – MILESTONE COMMUNICATIONS, INC. AND VERIZON WIRELESS
(P/H on 4/25/13) – **APPROVED**

RZ 2011-PR-017 – COMMONS OF MCLEAN L/CAL LLC – **APPROVAL RECOMMENDED**
FDP 2011-PR-017 – COMMONS OF MCLEAN L/CAL LLC – **APPROVED**
(P/H on 5/1/13)

SEA 00-H-028 – THE MOST REVEREND PAUL S. LOVERDE, BISHOP OF THE CATHOLIC
DIOCESE OF ARLINGTON, VIRGINIA AND HIS SUCCESSORS IN OFFICE (ST. MARK'S
CATHOLIC CHURCH) – **APPROVAL RECOMMENDED**

1. Erik Petersen
10007 Woodrow Street
Vienna, VA 220181

2232-P12-6 – MILESTONE COMMUNICATIONS, INC. – **APPROVED**

1. John Chapman Petersen, Representing
Surovell, Isaacs, Petersen & Levy, PLC
4010 University Drive, Suite 200
Fairfax, VA 22030

SE 2012-MA-018 – AGAPE HEALTH MANAGEMENT, INC. – **D/O TO 5/22/13**

1. Timothy Osburne, Representing
Ridges of Alexandria Homeowners Association
4441 Burnt Pine Court
Alexandria, VA 22312

PRCA B-846 – JBG/RIC, LLC AND RIC RETAIL, LLC (Hunter Mill District) – **D/O TO 5/22/13**

1. Richard Newlon, Representing
Reston Association Design Review
Board
12001 Sunrise Valley Drive
Reston, VA 20191
2. Michael Scheurer, Representing
Reston Interfaith
11150 Sunset Hills Road
Reston, VA 20190

FAIRFAX COUNTY PLANNING COMMISSION
MEETING AGENDA
Wednesday, May 22, 2013

Posted: 3/15/13
 Revised: 5/23/13

KEY
 P/H – Public Hearing
 D/O – Decision Only

Listed below are items scheduled for public hearing and/or decision by the Planning Commission on this date. For more information on an application, including the staff report, return to this page approximately two weeks prior to the meeting date and click on the application number. You can also contact the Department of Planning and Zoning staff at 703-324-1290.

ITEM SCHEDULED FOR DECISION ONLY

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
<u>PRCA- B-846</u> (Hunter Mill)	JBG/RIC, L.L.C. & RIC Retail L.L.C. (11800 & 11842 Sunrise Valley Drive, Reston) (Reston Heights mixed use, grocery, neighborhood residential & commercial office tower)	N. Rogers	APPROVAL REC (P/H from 5/9/13) (from 4/3/13) (from 4/4/13) (from 2/28/13)

ITEMS SCHEDULED FOR PUBLIC HEARING

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
<u>SE 2012-MV-019</u> (Mount Vernon)	Sayed M. Falsafi (835 Herbert Springs Road) (For fill in floodplain for pier construction)	N. Rogers	APPROVAL REC (from 3/14/13)
<u>PCA 2005-SU-026</u> (Sully)	DD North 3 LC (13800 & 13870 Air & Space Museum Parkway) (To permit construction of an overpass)	J. Gorney	APPROVAL REC
<u>FDPA 2009-SU-024</u> (Sully)	DD South 5 LLC (W. side of Centreville Rd., and e. of Sully Rd.) (For two bldg. additions for cafeteria and auditorium increase the size of the Materials Inspection Facility)	J. Gorney	APPROVED
<u>RZ/FDP 2012-MV-018</u> (Mount Vernon)	Capital Investment Advisors, LLC (NE quadrant on intersection of Richmond and north Kings Highways) (From C-5, C-8, R-4 to PRM for multi-family residential and 1 st floor retail)	W. Mayland	APPROVAL REC (from 3/14/13)

ITEMS ADMINISTRATIVELY MOVED TO OTHER DATES

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>Schedule Notes</u>
2232-H13-2 (Hunter Mill)	Milestone Communications (2791 Fox Mill Road@Crossfield Elementary School) (For 130 ft. tree pole w/fenced equipment compound)	R. Lambert	TBD
<u>SE 2012-MA-018</u> (Mason)	Agape Health Management, Inc. (6349, 6353 Lincolnia Road, Alexandria) (Adult Care Center)	J. Gourney	D/O to 7/18/13 (P/H from 5/9/13) (from 3/14/13)

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
WEDNESDAY, MAY 22, 2013

~~**7:00 p.m.** — The Housing Committee will meet jointly with the Redevelopment and Housing Authority in the Board Conference Room of the Fairfax County Government Center to continue discussions on affordable and workforce housing. **Cancelled**~~

8:15 p.m. The Planning Commission Secretary set the order for the following agenda items. Commission Matters may be discussed prior to the scheduled public hearings.

ITEMS SCHEDULED FOR DECISION ONLY

SE 2012-MA-018 – **AGAPE HEALTH MANAGEMENT, INC.** – Appl. under Sect. 3-204 of the Zoning Ordinance to permit an adult day care center with a total maximum enrollment of 150 participants. Located at 6349 and 6353 Lincolnia Road, Alexandria, on approx. 2.94 ac. of land zoned R-2. Tax Map 72-1 ((1)) 50A and 50B. **MASON DISTRICT. D/O TO 7/18/13**

PRCA-B-846 – **JBG/RIC, LLC AND RIC RETAIL, LLC** – Appl. to amend the PRC Plan associated with RZ –B-846 to permit mixed-use development with a total Floor Area Ratio (FAR) of 2.8. Located on the W. side of Sunrise Valley Dr., approx. 900 Ft. N.W. of its intersection with Reston Pkwy. on approx. 9.96 ac. of land zoned PRC. Comp. Plan Rec: PRC. Tax Map 17-3 ((3)) 1C and 1D. **HUNTER MILL DISTRICT. APPROVAL REC**

ITEMS SCHEDULED FOR PUBLIC HEARING

RZ /FDP 2012-MV-018 – **CAPITAL INVESTMENT ADVISORS, LLC** – Appls. to rezone from C-5, C-8, R-4, CRD, and HC to PRM, CRD, and HC to permit mixed-use development with an overall floor area ratio (FAR) of 1.45, approval of the conceptual and final development plans, and Waiver #9285-WPFM-001-1 to permit the location of underground storm water management in a residential area. Located in the N.E. quadrant of the intersection of Richmond Hwy. and North Kings Hwy. on approx. 4.71 ac. of land. Comp. Plan Rec: Alternative Uses for Mixed-Use up to 1.8 FAR. Tax Map 83-3 ((1)) 22B, 22C, and 22D; 83-3 ((9)) (1) A, B, 1, 2, 3, 4, 4A, 5, and 5A. **MOUNT VERNON DISTRICT. APPROVAL REC**

SE 2012-MV-019 – **SEYED M. FALSAFI** – Appl. under Sects. 2-904 and 9-606 of the Zoning Ordinance to permit uses in a floodplain. Located at 835 Herbert Springs Road, Alexandria, on approx. 3.12 ac. of land zoned R-2. Tax Map 102-4 ((1)) 77B. **MOUNT VERNON DISTRICT. APPROVAL REC**

FDPA 2009-SU-024 – **DD SOUTH 5 LC** – Appl. to amend the final development plans for RZ 2009-SU-024 previously approved for office development to permit building additions and associated changes to development conditions and site design. Located on the W. side of Centreville Road, S. of Air and Space Museum Pkwy., and E. of Sully Road on approx. 76.6 ac. of land zoned PDC, HD, and WS. Tax Map 34-2 ((1)) 2B and 3C. **SULLY DISTRICT. APPROVED**

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PCA 2005-SU-026 – DD NORTH 3 LC – Appl. to amend the proffers for RZ 2005-SU-026 previously approved for office development to permit construction of bridge overpass and associated modifications to proffers and site design with an overall Floor Area Ratio (FAR) of 0.03. Located at 13800 & 13870 Air and Space Museum Pkwy, Chantilly, 20151, N. and S. sides of Air and Space Museum Pkwy., S. of Wall Road, W. of Centreville Road, and E. of Sully Road on approx. 13.44 ac. of land zoned I-5 and WS. Comp. Plan Rec: Mixed-Use. Tax Map 34-2 ((1)) 33A and 34A1 pt. and portion of public right-of-way for Air and Space Museum Pkwy.
SULLY DISTRICT. APPROVAL REC

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
THURSDAY, MAY 23, 2013

**NOTE: THE PLANNING COMMISSION WILL NOT HOLD PUBLIC HEARINGS
ON THURSDAY, MAY 23, 2013.**

Posted: 5/22/13
Revised: 5/22/13

KEY
P/H – Public Hearing
D/O – Decision Only

AGENDA/SPEAKERS LIST
FAIRFAX COUNTY PLANNING COMMISSION
WEDNESDAY, MAY 22, 2013

DECISION ONLY:

PRCA B-846 – JBG/RIC, LLC AND RIC RETAIL, LLC – **APPROVAL RECOMMENDED**
(Hunter Mill District) (P/H on 5/2/13)

DEFERRAL:

SE 2012-MA-018 – AGAPE HEALTH MANAGEMENT, INC. – **D/O TO 7/18/13**
(P/H on 5/2/13)

CONSENT AGENDA ITEMS: CONCUR

FSA-Y96-5-1 – Sprint, 3600 Joseph Siewick Drive
FSA-M09-75-1 – Clearwire, 4327 Ravensworth Road

FEATURES SHOWN: CONCUR

FS-S13-12 – Celco Partnership d/b/a Verizon Wireless, Adjacent to 9060 Palmer Drive
FS-S13-2 – MVC Research, 6199 Old Arrington Lane

APPROVAL OF MINUTES: APPROVED

NOVEMBER 2012

SE 2012-MV-019 – SEYED M. FALSAFI – **APPROVAL RECOMMENDED**

NO SPEAKERS

PCA 2005-SU-026 – DD NORTH 3 LC – **APPROVAL RECOMMENDED**

NO SPEAKERS

FDPA 2009-SU-024 – DD SOUTH 5 LC – **APPROVED**

NO SPEAKERS

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RZ 2012-MV-018 – CAPITAL INVESTMENT ADVISORS, LLC – APPROVAL RECOMMENDED
FDP 2012-MV-018 – CAPITAL INVESTMENT ADVISORS, LLC – APPROVED

1. Steve Lee, Representing
1004 Kings, LLC
7535 Little River Turnpike, Suite 200A
Annandale, VA 22003
2. Catherine Ledec, Representing
Pavilions at Huntington Metro
Community Association
2440 Huntington Park Drive
Alexandria, VA 22303
3. Frank Cohn, Representing
Mount Vernon Transportation Advisory
Commission
8809 Gateshead Road
Alexandria, VA 22309
4. Gretchen Walzl, Representing
Mount Vernon Council of Citizens'
Associations
7917 New Market Road
Alexandria, VA 22308
5. Catherine Voorhees
8029 Washington Road
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6. Jesse Schrum, Representing
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6231 Gentle Lane
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7. Brian Elson, Representing
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8. Moradi Nikzad
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