



PLANNING COMMISSION SUMMARY OF ACTIONS

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March 25, 2004

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PRESENT: Commissioners Byers, de la Fe, Hall, Hart, Hopkins, Koch, Lawrence, Lusk, Murphy, Wilson

ABSENT: Commissioners Alcorn and Harsel

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The meeting was called to order at 8:18 p.m. by Chairman Peter F. Murphy.

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COMMISSION MATTERS

Commissioner Byers, at the request of the applicant, MOVED TO FURTHER DEFER THE DECISION ONLY ON RZ 2003-MV-036, ROUBIN ASSOCIATES, LLC AND MARY ANNE PEARSON SANKO REVOCABLE TRUST, TO A DATE CERTAIN OF APRIL 14, 2004, WITH THE RECORD REMAINING OPEN FOR WRITTEN COMMENT.

Commissioner Hall seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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Commissioner Hopkins MOVED TO FURTHER DEFER THE DECISION ONLY ON RZ/FDP 2003-DR-031, WINCHESTER HOMES, INC., TO A DATE CERTAIN OF APRIL 7, 2004, WITH THE RECORD REMAINING OPEN FOR WRITTEN COMMENT.

Commissioners Byers and de la Fe seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

Commissioner HOPKINS MOVED THAT THE BOARD OF SUPERVISORS BE REQUESTED TO DEFER THEIR PUBLIC HEARING ON THIS MATTER TO A DATE SUBSEQUENT TO APRIL 7, 2004.

Commissioner Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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Commissioner Murphy MOVED TO FURTHER DEFER THE PUBLIC HEARING ON 2232-S04-3, DEPARTMENT OF PUBLIC WORKS AND ENVIRONMENTAL SERVICES, CAMP 30, TO A DATE CERTAIN OF APRIL 7, 2004.

Commissioner Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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Commissioner Lusk MOVED THAT THE PUBLIC HEARING ON RZ 2003-LE-048, PCA 79-L-109-02, AND PCA C-448-30, GAYFIELDS ROAD ASSOCIATES, LLC, BE DEFERRED TO A DATE CERTAIN OF MAY 27, 2004.

Commissioner Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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Commissioner Hall MOVED THAT THE PLANNING COMMISSION CONCUR WITH THE "FEATURE SHOWN" DETERMINATIONS IN FS-M04-10, T-MOBILE, 3100 SOUTH MANCHESTER STREET, WOODLAKE TOWERS, AS SHOWN ON THE CONSENT AGENDA.

Commissioner Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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FS-H04-9 – OMNIPOINT (T-MOBILE), 12355 Sunrise Valley Drive

Commissioner de la Fe MOVED THAT THE PLANNING COMMISSION CONCUR WITH THE DETERMINATION THAT THE TELECOMMUNICATIONS FACILITY PROPOSED BY OMNIPOINT AT SUNRISE PLAZA, 12355 SUNRISE VALLEY DRIVE, IS IN SUBSTANTIAL ACCORD WITH THE RECOMMENDATIONS OF THE COMPREHENSIVE PLAN AND SHOULD BE CONSIDERED A "FEATURE SHOWN" PURSUANT TO *VIRGINIA CODE* SECTION 15.2-2232.

Commissioners Lawrence and Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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FY 2005 – FY 2009 CAPITAL IMPROVEMENT PROGRAM (CIP) (Decision Only)
(Public hearing held on March 18, 2004)

Commissioner Murphy MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF THE ADVERTISED FAIRFAX COUNTY CAPITAL IMPROVEMENT PROGRAM FOR FISCAL YEARS 2005 THROUGH 2009, WITH FUTURE FISCAL YEARS TO 2014, WITH THE FOLLOWING AMENDMENTS:

FIRST, THE AMOUNT OF THE PROPOSED PARK BOND REFERENDUM SCHEDULED FOR THE FALL OF 2004 AND TARGETED FOR THE FAIRFAX COUNTY PARK AUTHORITY PROJECTS BE INCREASED FROM \$50 MILLION TO \$70 MILLION, AND

SECOND, THE BOARD OF SUPERVISORS REVISIT AND GIVE FULL CONSIDERATION TO A JUDICIOUS INCREASE IN THE ANNUAL TARGET OF \$200 MILLION FOR GENERAL OBLIGATION BOND SALES IN ORDER TO PERMIT THE COMPLETION OF CAPITAL PROJECTS.

Commissioners Byers, Lawrence, Lusk and de la Fe seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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RZ/FDP 2003-LE-047 - GAYFIELDS ROAD ASSOCIATES, LLC

Commissioner Lusk MOVED THAT THE PLANNING COMMISSION RECOMMEND THAT THE BOARD OF SUPERVISORS APPROVE RZ 2003-LE-047 AND THE CONCEPTUAL DEVELOPMENT PLAN, SUBJECT TO THE PROPOSED DEVELOPMENT CONDITIONS CONTAINED IN APPENDIX 1 OF THE STAFF REPORT.

Commissioner Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

Commissioner Lusk MOVED THAT THE PLANNING COMMISSION APPROVE FDP 2003-LE-047, SUBJECT TO THE BOARD OF SUPERVISORS' APPROVAL OF RZ 2003-LE-047, AND THE ASSOCIATED CONCEPTUAL DEVELOPMENT PLAN.

Commissioners Byers and Lawrence seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

Commissioner Lusk MOVED THAT THE PLANNING COMMISSION RECOMMEND THE BOARD OF SUPERVISORS APPROVE A P-DISTRICT VARIANCE, PURSUANT TO THE PROVISIONS OF PARAGRAH 8 OF SECTION 16-401 TO ALLOW A PDH DISTRICT LESS THAN TWO ACRES IN SIZE.

Commissioner Byers seconded the motion which carried unanimously with Commissioners Alcorn and Harsel absent from the meeting.

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The meeting was adjourned at 8:35 p.m.
Peter F. Murphy, Jr., Chairman