

Planning Commission Meeting  
February 12, 2015  
Verbatim Excerpt

RZ 2013-MV-015 – VULCAN CONSTRUCTION MATERIALS, LP  
PCA 1998-MV-032/PCA 1998-MV-033/SEA 81-V-017-02 – FAIRFAX COUNTY WATER  
AUTHORITY

After Close of the Public Hearing

Vice Chairman de la Fe: I will close the public hearing; Mr. Flanagan.

Commissioner Flanagan: Thank you, Mr. Chairman. I'd like to make a comment that there are several things that I didn't bring up because of the lateness that we received the text to the conditions, particularly the trail. And one of the things that has bothered me in there is the – is number 13, that calls for the trail to be built and paid for by the water authority upon the completion of any building that they do, which means that they could be – they could be required to build the trail – an alternate trail within, say two years if they build a building in the next two years, you know, then they would be obligated to build a trail. And this trail would lead to nowhere. It would lead just, you know, would be a dead end trail, and so I'm bothered by that feature of the conditions and so I – I – I just want to be sure that as long as Commissioner Hart brought up his concerns about that text that I, maybe, would like to let you know about my concerns on 13 as well.

William Mayland, Zoning Evaluation Division (ZED), Department of Planning and Zoning (DPZ): Commissioner Flanagan, Condition 11 speaks to the expansion of the filter building flocculation/sedimentation basins. That would be the trigger for the trail, not any particular building, but the expansion of the Griffith Water Treatment plant. But certainly we could look at that further with the applicant.

Commissioner Flanagan: Okay, anyway I haven't had the time. Anytime you go back and take a look at that whole

Nicholas Rogers, ZED, DPZ: And, and Commissioner Flanagan, I think – I think you are pointing out an important point, whereas the language that Mr. Mayland cited was in Condition 11, we – we did not, in an oversight on staff's part, we did not necessarily carry forth the specificity of that condition to Condition 13. So we're going to match that up so we have ultimate clarity on that for you and your colleagues.

Commissioner Flanagan: Okay. Are you going to be in tomorrow to discuss this?

Mr. Rogers: Tomorrow is a work day.

Commissioner Flanagan: Okay. Thank you.

Vice Chairman de la Fe: Tomorrow is Saturday. Today is Friday.

Commissioner Flanagan: No – are you going to be in today? I take it you’ll be late arriving. I take it you’ll be late arriving today. Well, given that we’ve milked this thing drive, I MOVE THAT THE PLANNING COMMISSION DEFER THE DECISION ONLY FOR SEA 81-V-017-02 AND PCA 1998-MV-032 AND PCA 1998-MV-033 AND RZ 2013-MV-015 TO A DATE CERTAIN OF FEBRUARY 25 –

Commissioners Lawrence: Second.

Commissioner Flanagan: –WITH THE RECORD REMAINING OPEN FOR WRITTEN COMMENT.

Vice Chairman de la Fe: Seconded by Mr. Hart. All those in favor, please signify by saying aye.

Commissioners: Aye.

Vice Chairman de la Fe: Opposed? The motion carries.

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(The motion carried by a vote of 9-0. Commissioners Hurley, Murphy, and Sargeant were absent from the meeting.)

JN