



PLANNING & DEVELOPMENT

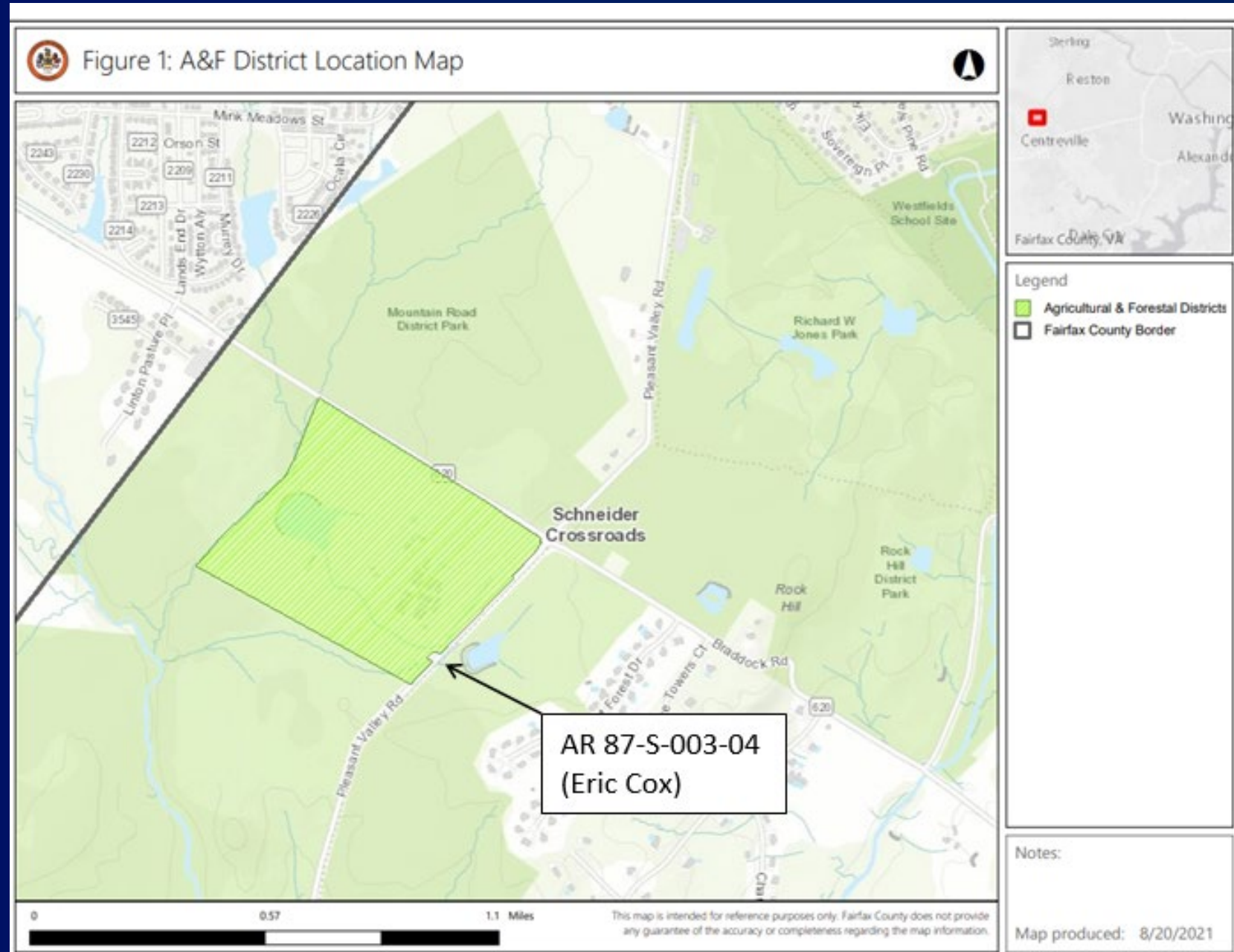


AR 87-S-003-04

Cox Local Agricultural and Forestal District

Location

- 15621 and 15623 Braddock Road, Centreville
- Sully District
- 114.05 acres
- Zoned R-C










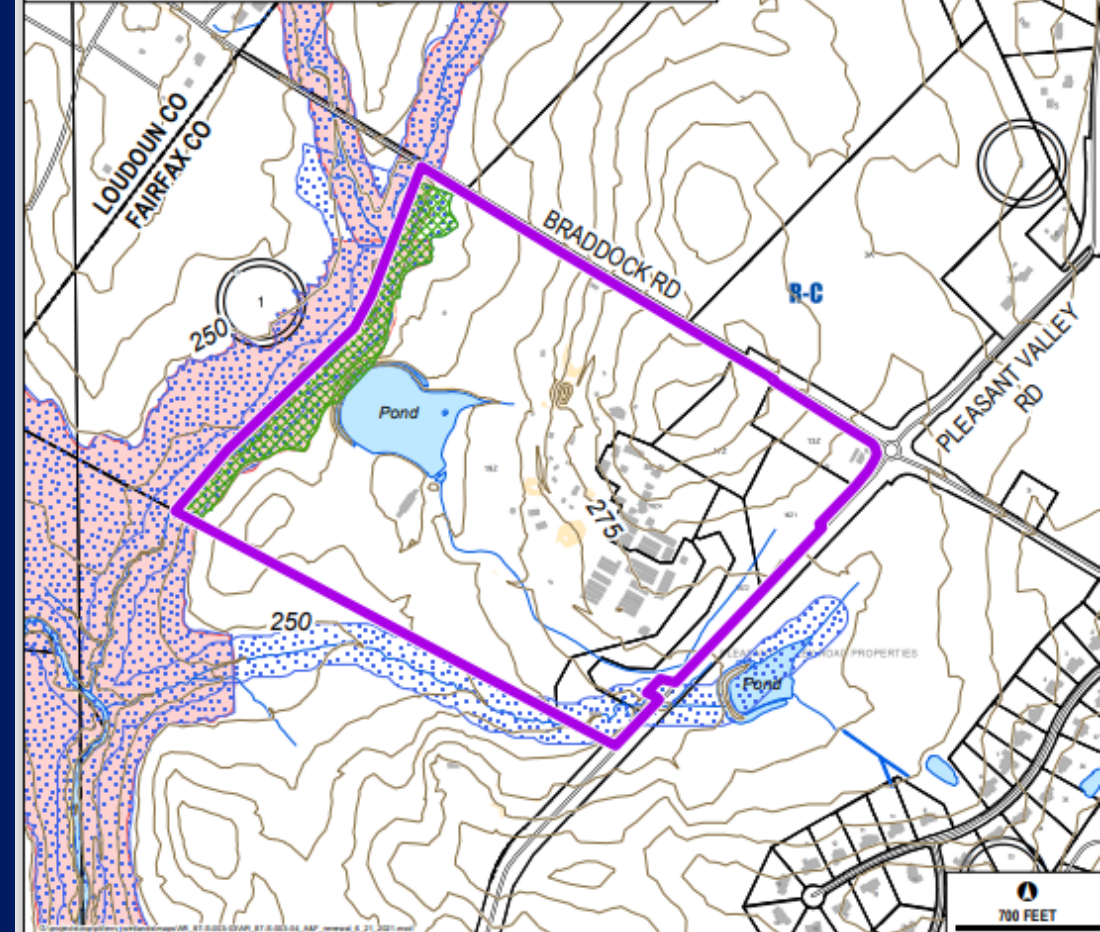
Details

- Active Agricultural uses – 30 acres
- Forest/undeveloped – 76.05 acres
- Residential Uses – 3.0 acres
- RPA 7.78 acres
- Floodplain 10.33 acres
- EQC 8.08 acres

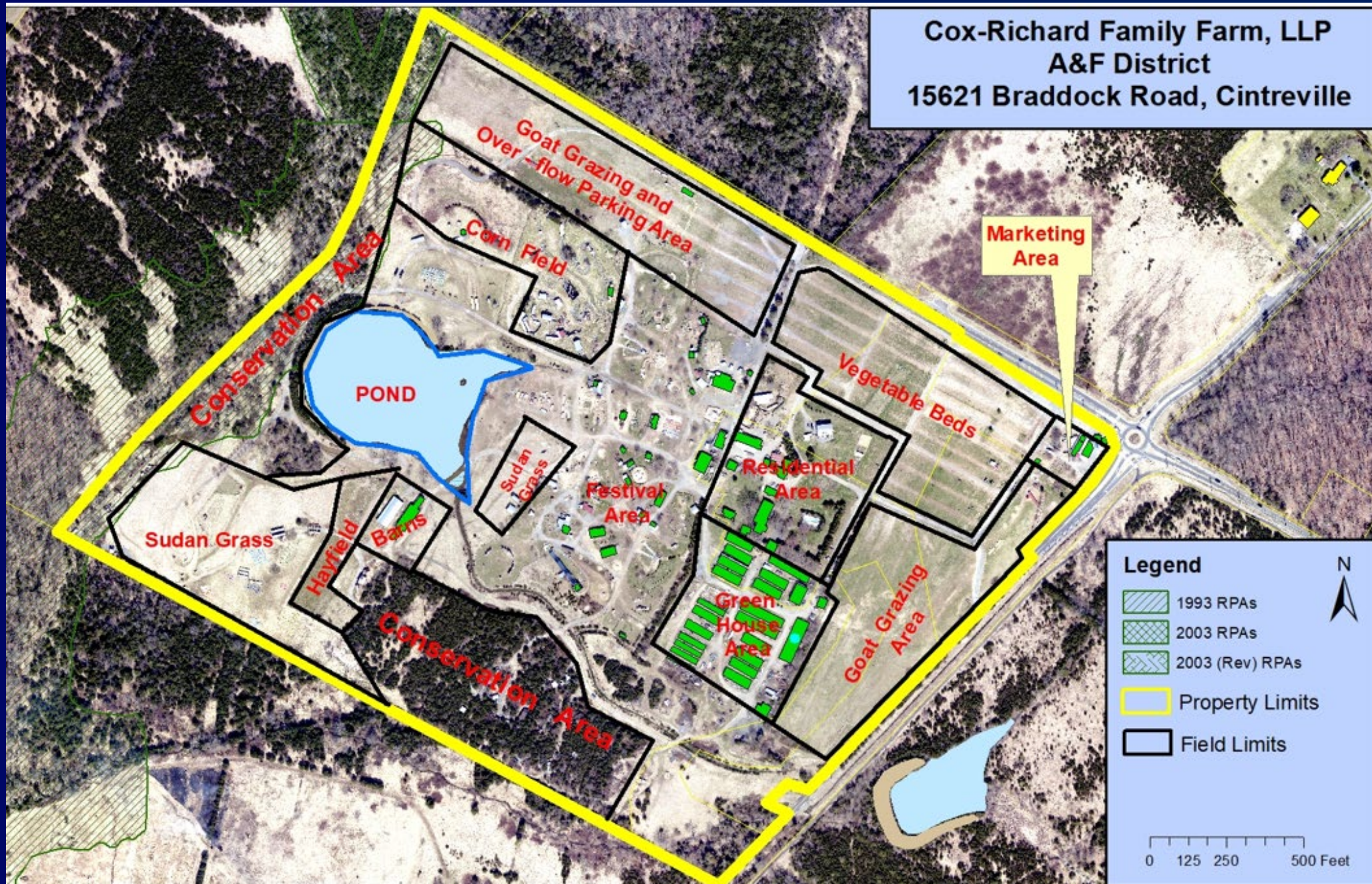
A&F District Renewal - AR 87-S-003-04

Applicants: Eric D. Cox and Gina T. Richard Trust.
Map prepared by the Fairfax County Department of
Planning & Development, June 2013. Ren. June 2021

-  Area of AR 87-S-003-04
-  Environmental Quality Corridors - 8.08 acres
-  Resource Protection Area - 7.78 acres
-  Floodplain - 10.33 acres
-  15% or Greater Slopes
-  Building Footprints from 2009 Imagery
-  Contour Line (interval = 5 ft.)



Soil and Water Conservation Plan



Virginia Dept.
Of Forestry
Guidance
(76 acres of
Forest)



Staff Analysis

Resource Management Plans:

- Soil & Water:
 - A Soil and Water Quality Conservation Plan was prepared.
- Forestry:
 - Forest Management Plan was prepared.

Evaluation Criteria:

- Group A (all are recommended):
 - Satisfies all applicable recommendations.
- Group B (at least 2 recommended):
 - Satisfies all applicable recommendations.

Staff Recommendations

- Staff recommends approval, subject to the proposed Ordinance Provisions dated November 3, 2021.



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