



Zoning Ordinance Amendment Work Program 2020 Update

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Land Use Policy Committee
July 21, 2020

Zoning Ordinance Amendment Work Program

ZOAWP

Changes to Zoning Ordinance (ZO) requested by:

Board of Supervisors

Citizens

Planning Commission

Industry

Board of Zoning Appeals

Staff

Other groups

Required by State legislation

Includes Zoning Ordinance Modernization (zMOD) project

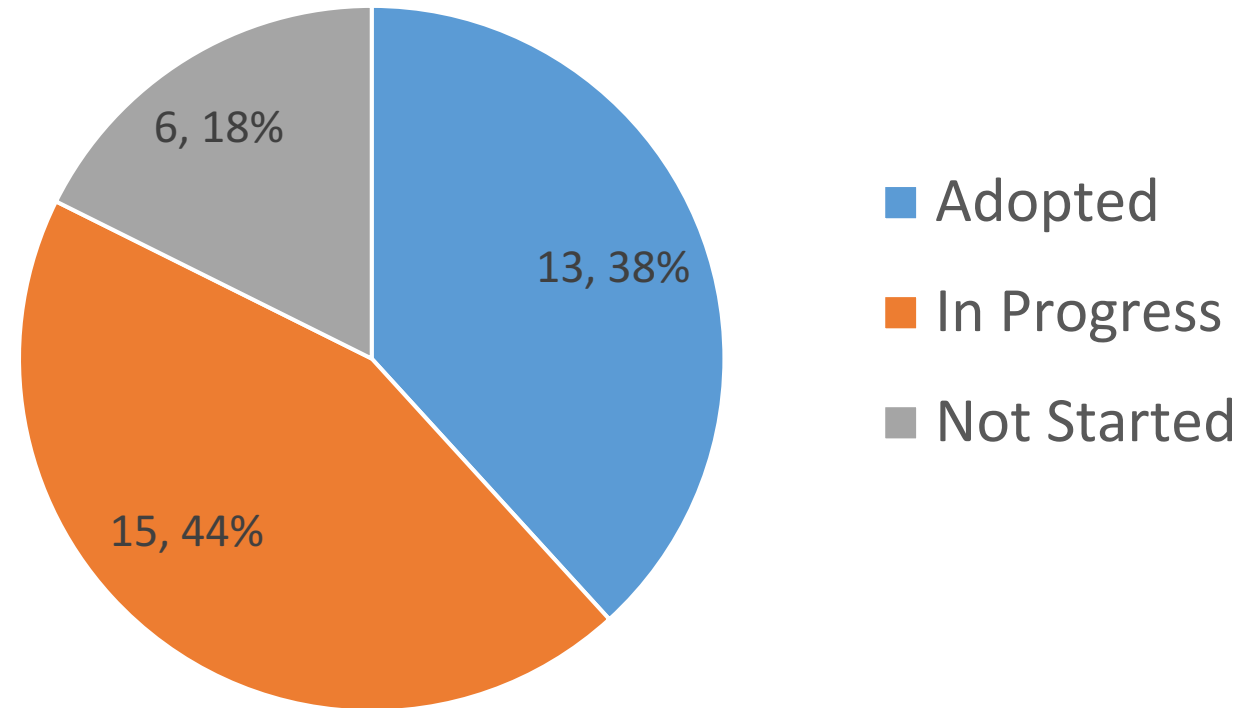
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Proposed 2020 ZOAWP

Includes the following :

- Summary memorandum
- Attachment 1 – 2019 Work Program Status Update
- Attachment 2 – Proposed 2020 Work Program
- Attachment 3 – Priority 2 Work Program Amendments

Status of 2019 Work Program



Total of 38% have been adopted and 44% are in progress

Major Accomplishments

- zMOD Consolidated Draft posted June 30, 2020
 - Addresses many outstanding Priority 2 items
- Community Gardens
- Outdoor Lighting
- Regional Mall Parking Rates
- Adult Day Care Centers – targeted for completion this year



Proposed 2020 Work Program Timing

13 main initiatives with 20 individual topic areas

- **First Tier** – Research and present to LUPC within the first half of FY2021, or potentially authorized/adopted in that timeframe
- **Second Tier** – Targeted for second half of FY2021
- **TBD** – Not specified or may extend into FY2022

2020 Work Program

- Adult Day Care Centers
- Affordable Housing Initiatives
- Agritourism
- Application Fees
- Country Inn
- Fairfax Green Initiatives
- Historic Overlay Districts
- Outdoor Lighting
- Parking Rates
- Short-term Lodging
- Signs
- zMOD

Includes both new and carryover items

Highlights of First Tier Amendments

Agritourism

Define and add standards to align with State Code



Adult Day Care

Realign permissions with child care centers



Hollin Hills HOD

Establish new Historic Overlay District

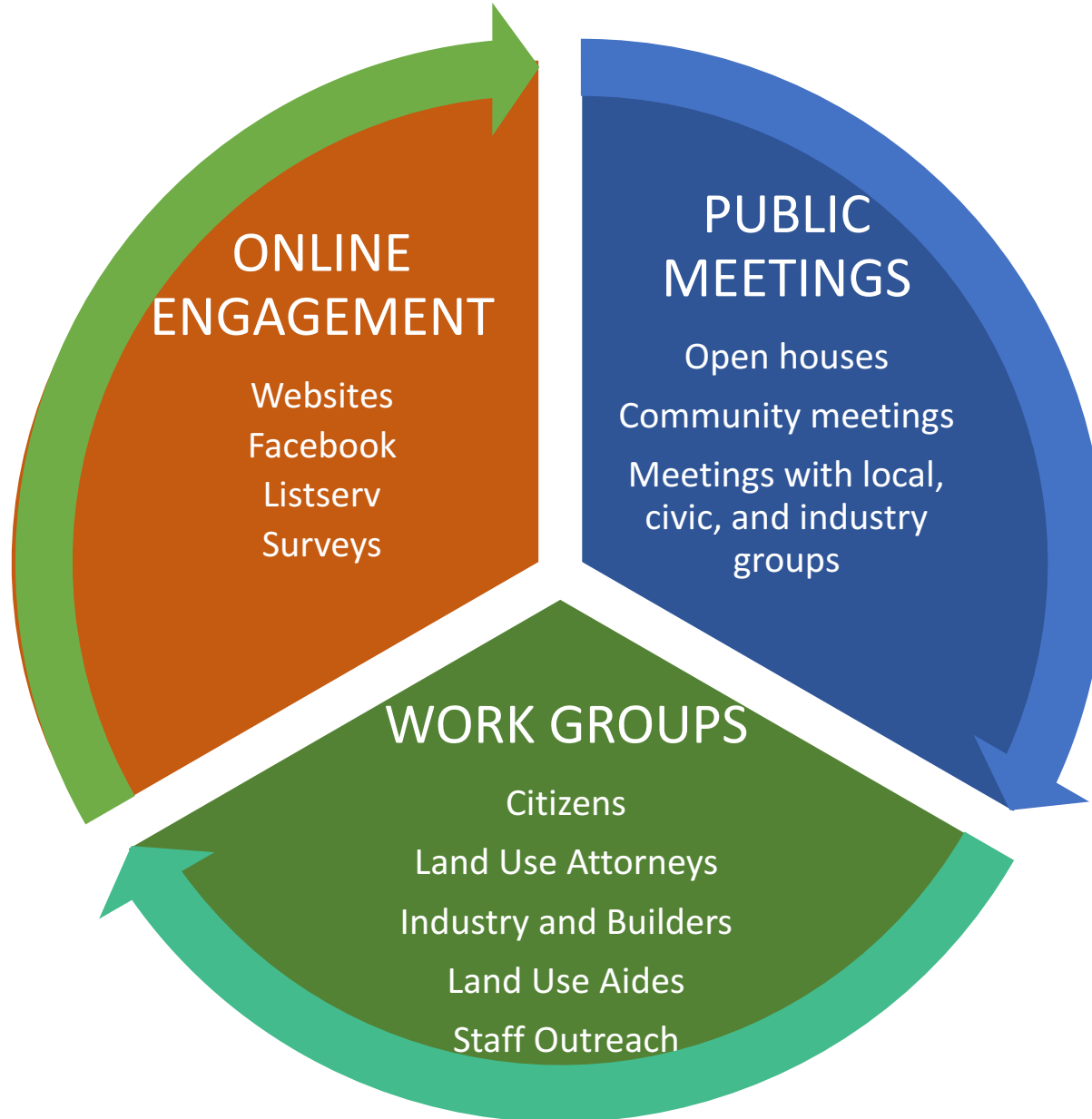


zMOD

New Ordinance!



Outreach



Next Steps

July 23: Planning Commission Land Use Process Review Committee

July/September: Board Matter with motion to approve ZOAWP



Questions and Discussion

Contacts

Zoning Ordinance Amendment Work Program

Website:

<https://www.fairfaxcounty.gov/planning-zoning/zoning-ordinance/work-program>

Zoning Administration Division

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