

**MINUTES OF  
FAIRFAX COUNTY PLANNING COMMISSION  
WEDNESDAY, JULY 19, 2023**

PRESENT: Phillip A. Niedzielski-Eichner, Chairman, Providence District  
Timothy J. Sargeant, Vice Chairman, Commission At-Large  
Evelyn S. Spain, Secretary, Sully District  
John C. Ulfelder, Parliamentarian, Dranesville District  
Daren Shumate, Mason District  
Mary D. Cortina, Braddock District  
John A. Carter, Hunter Mill District  
Daniel G. Lagana, Franconia District  
Peter F. Murphy, Springfield District  
Candice Bennett, Commissioner At-Large

ABSENT: Walter C. Clarke, Mount Vernon District  
Andres Jimenez, Commissioner At-Large

OTHERS: Damaris Martinez, Zoning Evaluation Division (ZED),  
Department of Planning and Development (DPD)  
Zachary Fountain, ZED, DPD  
Brandon McCadden, ZED, DPD  
Brent Krasner, ZED, DPD  
St. Clair Williams, Urban Centers Section, DPD  
Chris Caperton, DPD  
William Mayland, Zoning Administration Division, DPD  
Joseph Gorney, Planning Division, DPD  
Jacob, Caporaletti, Clerk, Planning Commission  
Satabdi Samaddar, Deputy Clerk, Planning Commission

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The meeting was called to order at 7:30 p.m., by Chairman Phillip A. Niedzielski-Eichner, in the Board Auditorium of the Fairfax County Government Center, 12000 Government Center Parkway, Fairfax, Virginia 22035.

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COMMISSION MATTERS

Chairman Niedzielski-Eichner explained the process for conducting a second public hearing for an application, which became necessary after recent statutory changes by the Commonwealth of Virginia's General Assembly, regarding processes for public notice and hearing requirements. He noted that, out of an abundance of caution, additional public hearings were scheduled for items previously scheduled for decision only.

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RZ/FDP 2021-BR-018 – MARY H. DAY (Additional Public Hearing Deferral)  
(The initial public hearing was held on June 21, 2023)

Commissioner Cortina MOVED TO DEFER CONSIDERATION OF RZ 2021-BR-018 AND FDP 2021-BR-018 FOR AN ADDITIONAL PUBLIC HEARING ON JULY 27, 2023. ANY TESTIMONY THAT WAS PROVIDED AT THE FIRST PUBLIC HEARING ON JUNE 21, 2023, WOULD BE INCLUDED AS PART OF THE RECORD. ANY PERSONS WHO TESTIFIED AT THE FIRST HEARING WERE ALREADY ON THE RECORD AND DID NOT NEED TO TESTIFY AGAIN AT THE ADDITIONAL HEARING.

Commissioners Murphy and Sargeant seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

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#### ORDER OF THE AGENDA

Secretary Spain established the following order of the agenda:

1. SE 2022-SP-00036 –NORTHERN VIRGINIA ELECTRIC COOPERATIVE (HENDERSON ROAD)
2. RZ/FDP 2022-LE-0024 – 6325 BRANDON AVENUE LLC
3. PA 2020-III-UP1-RESTON COMPREHENSIVE PLAN STUDY

This order was accepted without objection.

Chairman Niedzielski-Eichner recited the rules for public testimony.

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SE 2022-SP-00036 - NORTHERN VIRGINIA ELECTRIC COOPERATIVE –Appl. to permit a new 95-foot-tall transmission pole with attached facilities within the existing NOVEC'S Moore electric substation. Located at 12465a Henderson Rd., Clifton, 20124 on approx. 34,848 sq. ft. of land zoned R-C and WS. Springfield District. Tax Map 85-2 ((1)) 59. SPRINGFIELD DISTRICT. PUBLIC HEARING.

James R. Meizanis, Jr., Applicant's Agent, Blankingship & Keith, P.C., reaffirmed the affidavit dated July 5, 2023.

There were no disclosures from the Commission.

Damaris Martinez, Zoning Evaluation Division, Department of Planning and Development presented the staff report, a copy of which is in the electronic date file. She noted that staff recommended approval of application SE 2022-SP-00036.

Mr. Meizanis gave a presentation on the subject application.

There being no listed speakers, Chairman Niedzielski-Eichner called for speakers from the audience, but received no response; therefore, he noted that a rebuttal statement was not necessary. There were no further comments or questions from the Commission and staff had no closing remarks; therefore, Chairman Niedzielski-Eichner closed the public hearing and recognized Commissioner Murphy for action on this application.

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Prior to the motion, Commissioner Murphy requested that the applicant confirm for the record their agreement to the development conditions dated July 13, 2023.

Mr. Meizanis affirmed agreement to the development conditions dated July 13, 2023.

Commissioner Murphy MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF SE 2022-SP-00036, SUBJECT TO THE REVISED DEVELOPMENT CONDITIONS DATED JULY 13, 2023.

Commissioner Ulfelder seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Murphy MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF THE TRANSITIONAL SCREENING MODIFICATION AND WAIVER OF BARRIER REQUIREMENTS TO THAT SHOWN ON THE SE PLAT.

Commissioner Ulfelder seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

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RZ/FDP 2022-LE-00024 - 6235 BRANDON AVENUE LLC –  
Appls. to rezone from C-6, SC, HC, and CRD Districts to PDC, SC, HC, and CRD Districts to permit a hotel and self-storage facility with an overall density of 1.35 FAR, and approval of the conceptual and final development plan. Located on the E. side of Brandon Ave., N. side of Commerce St., and W. side of Augusta Dr., on approx. 4.34 ac. of land. Comp. Plan Rec: Mixed Use. Franconia (formerly Lee District) District. Tax Map 80-4 ((1)) 5C1 and 5C2. (Concurrent with PA 2021-IV-FS1). FRANCONIA DISTRICT. PUBLIC HEARING.

Lynne Strobel, Applicant's Agent, Walsh, Colucci, Lubeley & Walsh, P.C., reaffirmed the affidavit dated June 9, 2023.

There were no disclosures from the Commission.

Zachary Fountain, Planning Division, Department of Planning and Development presented the staff report, a copy of which is in the electronic data file. He noted that staff recommended approval of applications RZ/FDP 2022-LE-00024.

Ms. Strobel gave a presentation on the subject applications.

Commissioner Lagana made remarks on the subject application and the previously approved plan amendment. He provided an overview of the planning and community engagement process behind this application, dating back to 2020. Commissioner Lagana noted that he and Franconia District Supervisor Lusk discussed ways to promote investment in this area of Springfield where there was an oversaturation of low-density retail uses. He noted the recent successes of the Fairfax County Workforce Innovation and Skills Hub (WISH), which provided Fairfax County residents a path to better paying jobs through free training and access to certificate programs. He went on to state that the proposed ground floor area retail use referred to in Ms. Strobel's presentation would allow for additional office space for WISH, which would further extend such opportunities for Springfield residents.

Commissioner Cortina commended the applicant on their decision to dedicate the ground floor space of the subject development for non-profit work force development, as well as other public and community uses. She also commended the applicant for taking responsibility for trash and ground maintenance of the subject area. Commissioner Cortina suggested that the applicant strengthen the language in the proffered condition pertaining to stormwater management to reinforce conformance with the Comprehensive Plan. Ms. Strobel agreed to accommodate Commissioner Cortina's request and add the language to the proffered conditions prior to the Board of Supervisor's public hearing on these applications.

Chairman Niedzielski-Eichner stated his support and admiration of these applications.

Chairman Niedzielski-Eichner called the first listed speaker.

Jon Mahaffey, 5501 Backlick Road, Springfield, representing the BGP Enterprises, spoke in opposition of the subject applications and requested the decision be deferred for consideration of the following:

- Increasing the size of the enclosed loading area; and
- Increasing the number of loading spaces from three to five within the enclosed loading area.

Mr. Mahaffey noted that the current location and size of the loading area would adversely impact the office building due to its visibility from nearby office suites. He argued that the visibility of the loading area from the office suites would be less attractive to current and future tenants of the site. Mr. Mahaffey also noted that a garage door in the loading area would not provide adequate screening under the current proposed plan. He also noted that the use of the service road by large box trucks and other vehicles would cause more disturbance to tenants. He suggested that the loading area resembles Extra Space Storage, which was located at 1315 Beverly Road in McLean. Mr. Mahaffey noted that the Extra Space Storage facility had a deep drive aisle inside

the building footprint with loading spaces off the drive aisle, which was also screened by an exterior façade. He noted that the subject development site had the space to accommodate a similar loading area.

There being no more listed speakers, Chairman Niedzielski-Eichner called for speakers from the audience but received no response. Therefore, Chairman Niedzielski-Eichner called for a rebuttal statement from Ms. Stroble, who responded to the testimony from the speakers.

Ms. Strobel explained that the applicant had been in communication with Mr. Mahaffey and had taken his concerns into consideration. Ms. Strobel noted that the proposed loading area screening would include a garage door, which would close after a truck entered the facility; therefore, it would not be visible to surrounding office buildings. She also noted that the storage facility referenced by Mr. Mahaffey located on Beverly Road did not have first floor uses like the one proposed in the subject application. She added that the proposed development would not have adequate space for circulation underneath the building. Furthermore, Ms. Stroble stated that three proposed loading spaces would be adequate for the overall size and intended use of the proposed facility. In addition, she did not object to increasing the number of shrubs to improve the screening of the loading area.

There were no further comments or questions from the Commission and staff had no closing remarks; therefore, Chairman Niedzielski-Eichner closed the public hearing and recognized Commissioner Lagana for action on these applications.

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Commissioner Lagana MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF RZ 2022-LE-00024 AND THE ASSOCIATED CONCEPTUAL DEVELOPMENT PLAN, SUBJECT TO THE EXECUTION OF PROFFERED CONDITIONS CONSISTENT WITH THOSE DATED JULY 18, 2023.

Commissioner Bennett seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Lagana MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS THAT THE SITE STORMWATER MANAGEMENT REMAIN CONSISTENT WITH THE RUN-OFF REDUCTION AND WATER QUALITY PERFORMANCE SHOWN ON SHEET C-9.

Commissioner Cortina seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Lagana MOVED THAT THE PLANNING COMMISSION APPROVE FDP 2022-LE-0024.

Commissioner Bennett seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Lagana MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF THE PARKING REDUCTION REQUEST, PURSUANT TO SUBSECTION 3102.3.E.2.B OF THE ZONING ORDINANCE BASED ON THE ADVANCEMENT OF REVITALIZATION GOALS FOR THE COMMERCIAL REVITALIZATION DISTRICT, AS SET FORTH IN THE COMPREHENSIVE PLAN, INCLUDING ECONOMIC VITALITY, APPEARANCE, AND FUNCTION.

Commissioner Bennett seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Lagana MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF THE REQUESTED MODIFICATIONS CONTAINED IN THE HANDOUT DATED JULY 19, 2023.

Commissioner Bennett seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

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PA 2020-III-UP1 – RESTON COMPREHENSIVE PLAN STUDY

– To consider proposed revisions to the Comprehensive Plan for Fairfax County, VA, in accordance with the *Code of Virginia*, Title 15.2, Chapter 22. This Amendment concerns all the area within the planned community of Reston (approximately 8,400 acres inclusive of roads), generally located approximately 20 miles west of Washington DC, seven miles west of Tysons and six miles east of Washington Dulles International Airport. The study area is within the Hunter Mill Supervisor District and is bisected by the Dulles Airport Access Road (DAAR) and extends as far as Route 7 on the north, Fox Mill Road to the south, Hunter Mill Road to the east, and Centreville Road to the west. concerns all the area within the planned community of Reston (approximately 8,400 acres inclusive of roads), generally located approximately 20 miles west of Washington DC, seven miles west of Tysons and six miles east of Washington Dulles International Airport. The study area is within the Hunter Mill Supervisor District and is bisected by the Dulles Airport Access Road (DAAR) and extends as far as Route 7 on the north, Fox Mill Road to the south, Hunter Mill Road to the east, and Centreville Road to the west. HUNTER MILL DISTRICT. PUBLIC HEARING.

There were no disclosures from the Commission.

Chairman Niedzielski-Eichner noted that staff will highlight the key milestones which led to tonight's public hearing and will summarize the changes to the Commission, that they recommend for the Reston Comprehensive Plan Amendment, in response to the first public hearing which was held on June 14, 2023.

St. Clair Williams, Urban Centers Section, Department of Planning and Development, presented the staff summary, a copy of which is in the electronic date file. He noted that staff recommended adoption of PA 2020-III-UP1.

Chairman Niedzielski-Eichner requested that the Commission use this time to ask staff any clarifying questions but hold off on questions regarding the merit of the proposed plan amendment until after the public testimony.

There was a discussion between Mr. Williams and multiple Commissioners on the following issues:

- Confirmation that the bicycle map included in the proposed amendment had been clarified since the June 14, 2023, public hearing;
- Clarification that the urban parks framework provided adequate language for appropriate park facilities throughout Reston;
- Explanation of how secondary features associated with urban park facilities would be considered in Reston; and
- The role of the Fairfax County Park Authority and the Reston Association in determining appropriate park facilities in Reston.

Chairman Niedzielski-Eichner called the first listed speaker.

Jan DeLucien, 1789 Ivy Oak Square, Reston, representing Ivy Oak Condominiums, spoke in opposition of the proposed plan amendment. A copy of Ms. DeLucien's written statement is in the date file.

Kevin Richards, Reston, spoke in opposition of the proposed plan amendment because it would promote high-density development that negatively impacted the character of the existing community, undermine the quality of life, incur a negative environmental impact, and was not consistent with the original vision for Reston. Mr. Richards voiced concerns about the proposed road connectivity between Sunset Hills Road and North Shore Drive. A copy of Mr. Richards's written statement is in the date file.

Ettore Pisano, 1821 Ivy Oak Square, Reston, spoke in opposition of the proposed plan amendment. A copy of Mr. Pisano's written statement is in the date file.

Lynne Mulston, 11472 Links Drive, Reston, representing Reston Citizens Association, spoke in opposition to staff's recommendation for a connector road between Sunset Hills Road and North Shore Drive using private American Dream Way. She also requested that the public be provided additional renderings to adequately depict the modifications proposed by staff since the June 14, 2023, public hearing. In addition, she requested that a portion of Reston National Golf Course be reserved as ineligible for development. She added that she favored retaining the 50-foot setback requirement for the bicycle lanes and storage areas. Ms. Mulston also recommended that the language in the original staff report regarding stormwater management commitments be retained

while removing the phrase, “to the extent feasible.” A copy of Ms. Mulston’s written statement is in the date file.

Dan Harris, 11763 North Shore Drive, Reston, spoke in opposition to the proposed plan amendment, echoing remarks from previous speakers regarding staff’s recommendation for road connectivity between Sunset Hills Road and North Shore Drive. A copy of Mr. Harris’s written statement is in the date file.

Gray Wells, 11763 North Shore Drive, Reston, representing Charter Oak Townhomes, spoke in opposition of the proposed plan amendment. A copy of Ms. Well’s written statement is in the date file.

There being no more speakers, Chairman Niedzielski-Eichner called for a rebuttal statement from Mr. Williams, William Mayland, Zoning Evaluation Division (ZED), DPD; and Joseph Gorney, ZED, DPD; who responded to the testimony from the speakers as follows:

- The bonus density calculations for development in Reston was prescribed by the Zoning Ordinance and modifying such calculations was beyond the scope of the proposed amendment;
- The language in the proposed amendment was adequate to ensure that the boundaries of the nearby golf course would not be encroached;
- The removal of the language 50-foot setback along Sunrise Valley Drive provided greater flexibility to provide more appropriate setbacks;
- The inclusion of language from Resilient Fairfax was intended to provide appropriate guidance regarding stormwater management features throughout Reston;
- The proposed amendment provided adequate language regarding existing convenience centers throughout Reston;
- The activities of the Reston Association on trail networks was beyond the scope of the proposed amendment;
- The proposed amendment included adequate language regarding recommendations for athletic fields that served Reston;
- The Zoning Ordinance Work Program would address issues related to the activities of the Reston Association; and
- The inclusion of utilizing language as “practicable” instead of “to the extent possible” was not opposed by staff and was consistent with the standards of the Comprehensive Plan.

There were no further comments or questions from the Commission and staff had no closing remarks; therefore, Chairman Niedzielski-Eichner closed the public hearing and recognized Commissioner Sargeant for action on this plan amendment.

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Commissioner Sargeant MOVED THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS THE ADOPTION OF THE RESTON AREA COMPREHENSIVE PLAN AMENDMENT, PA 2020-III-UP1, AS SHOWN IN THE STAFF



REPORT DATED MAY 24, 2023, AS MODIFIED IN THE STAFF REPORT ADDENDUM DATED JUNE 13, 2023, AND AS FURTHER MODIFIED BY THE ADDITIONAL STAFF PROPOSALS DATED JULY 12, 2023.

Commissioners Ulfelder and Murphy seconded the motion.

Commissioner Carter made the following amendment where he MOVED THAT THE PLANNING COMMISSION APPROVE THE FOLLOWING MODIFICATIONS:

- DELETE THE STREET CONNECTION FROM AMERICAN DREAM WAY TO NORTH SHORE DRIVE, AS SHOWN ON THE MAPS ON PAGES 82 AND 83 OF THE STAFF REPORT DATED MAY 24, 2023;
- DELETE AMERICAN DREAM WAY AS A GRID STREET, AS SHOWN ON THE MAPS ON PAGES 82 AND 83 OF THE STAFF REPORT DATED MAY 24, 2023, AND RETAIN THE STREET AS A LOCAL STREET;
- UPDATE THE NOTE SHOWN IN THE STAFF REPORT DATED MAY 24, 2023, ON FIGURE 21, WIEHLE LOCAL STREET GRID FOR THE ASSOCIATION DRIVE AREA, TO STATE “SEE LAND USE AND HERITAGE RESOURCES CHAPTERS FOR RECOMMENDATIONS,” AND ADD THE SAME NOTE TO FIGURE 22, RESTON TOWN CENTER LOCAL STREET GRID.

Commissioner Lagana seconded each motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Carter made the following amendment where he MOVED THAT THE PLANNING COMMISSION APPROVE THE FOLLOWING:

- DELETE THE FIRST BULLET UNDER “RESIDENTIAL” ON PAGE 5 OF THE DRAFT PLAN, AS INDICATED IN THE STAFF REPORT ADDENDUM DATED JUNE 13, 2023.

Commissioner Cortina seconded each motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Cortina made the following amendment to and MOVED THAT THE PLANNING COMMISSION APPROVE THE FOLLOWING:

- REPLACE “TO THE EXTENT PRACTICAL” WITH “TO THE EXTENT PRACTICABLE” IN THE STORMWATER MANAGEMENT SECTION FOUND ON PAGE 96 OF THE STAFF REPORT DATED MAY 24, 2023; AND

- REPLACE “TO THE EXTENT FEASIBLE” WITH “TO THE EXTENT PRACTICABLE” IN THE LATEST STAFF-RECOMMENDED PROPOSED CHANGES TO THE STORMWATER MANAGEMENT SECTION IN THE ADDITIONAL STAFF PROPOSAL DATED JULY 12, 2023.

Commissioners Lagana and Bennett seconded each motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

The amended motion was carried by a vote of 10-0. Commissioners Clarke and Jimenez were absent from the meeting.

Commissioner Carter made the following follow-on motions where he MOVED THAT THE PLANNING COMMISSION RECOMMEND THAT THE BOARD OF SUPERVISORS DIRECT THE PLANNING STAFF TO PURSUE THE FOLLOWING ACTIONS:

- CONTINUE TO WORK WITH THE FAIRFAX COUNTY DEPARTMENT OF TRANSPORTATION (FCDOT), THE VIRGINIA DEPARTMENT OF TRANSPORTATION (VDOT), THE FAIRFAX COUNTY PARK AUTHORITY (FCPA), DOMINION ENERGY, AND LANDOWNERS TO ESTABLISH DESIGN STANDARDS AND GUIDELINES FOR IMPROVING PEDESTRIAN AND BIKE ACCESS TO THE RESTON AREA METRO STATIONS;
- ADDRESS THE NEED FOR IMPROVED STREET LIGHTING, NEW CROSSWALKS, AMERICANS WITH DISABILITIES ACT (ADA) COMPLIANT ACCESSIBLE CURB RAMPS, PEDESTRIAN REFUGE AREAS FOR STREETS WITH MEDIANS, APPROPRIATE BIKE LANES, SIGNAL TIMING, AND PEDESTRIAN CONNECTIONS ACROSS THE BRIDGES OVER THE DULLES ACCESS ROAD;
- EVALUATE THE DESIGN OF STREETS FOR ON STREET PARKING, PICK-UP/DROP-OFF SPACES FOR DELIVERY VEHICLES AND ON STREET PARKING SPACES TO MEET ADA REQUIREMENTS; AND
- PRIORITIZE THE FOLLOWING STREETS FOR IMPLEMENTATION: WIEHLE AVENUE, RESTON STATION BOULEVARD, TOWN CENTER PARKWAY, SUNSET HILLS ROAD, SUNRISE VALLEY DRIVE, AND ADJACENT LOCAL STREETS. THIS WORK SHOULD BE PART OF ONGOING ACTIVITIES, SUCH AS THE WIEHLE AVENUE IMPROVEMENT PROJECT AND THE ACTIVE FAIRFAX TRANSPORTATION PLAN. THE COMPLETED WORK SHOULD EVENTUALLY BE ADDED TO THE GUIDELINES FOR DEVELOPMENT: RESTON TRANSIT STATION AREAS.

Commissioner Cortina seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

Commissioner Carter made another follow-on motion where he MOVED THAT THE PLANNING COMMISSION RECOMMEND THAT THE BOARD OF SUPERVISORS DIRECT THE PLANNING STAFF TO PURSUE THE FOLLOWING ACTIONS:

- CONTINUE TO MONITOR THE RELATIONSHIP BETWEEN RESIDENTIAL AND NON-RESIDENTIAL DEVELOPMENT TO INFORM THE REVIEW OF PENDING SITE-SPECIFIC PLAN AMENDMENTS (SSPA), AND OTHER NEW DEVELOPMENT PLANS;
- CREATE A BALANCE BETWEEN JOBS AND HOUSING THAT REDUCES THE IMPACT OF VEHICULAR TRAFFIC ON THE TRANSPORTATION SYSTEM, PROVIDES ADEQUATE CONTRIBUTIONS TO THE SILVER LINE BY COMMERCIAL DEVELOPMENT AND ESTABLISHES A SELF-CONTAINED NEW TOWN, IN THE RESTON PLAN; AND
- MONITOR NEW DEVELOPMENTS IN RESTON TO AVOID PRIORITIZATION OF RESIDENTIAL OVER NON-RESIDENTIAL DEVELOPMENT, WHICH MAY SIGNIFICANTLY CHANGE THE LAND USE RELATIONSHIPS, AS RECOMMENDED IN THE RESTON AREA PLAN.

Commissioner Cortina seconded the motion, which was carried by a vote of 10-0. Commissioners Jimenez and Clarke were absent from the meeting.

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The meeting was adjourned at 9:54 p.m.  
Phillip A. Niedzielski-Eichner, Chairman  
Evelyn S. Spain, Secretary

Audio and video recordings of this meeting are available at the Planning Commission Office,  
12000 Government Center Parkway, Suite 552, Fairfax, Virginia 22035.

By Satabdi Samaddar  
Approved on: October 11, 2023

*Jacob Caporaletti*

Jacob L. Caporaletti, Clerk to the  
Fairfax County Planning Commission

County of Fairfax  
Commonwealth of Virginia

The foregoing instrument was acknowledged before me this 26 day of October 23, 2023, by

*[Handwritten Signature]*

Signature of Notary

Notary registration number: 7114113

Commission expiration: January 31, 2024

