

January 2012

Click on the desired [View Agenda](#) or [Speakers List](#) for detailed information. The Speakers List is available at 3:30 p.m. on the day of the meeting.

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1 New Year's Day 	2 County Holiday	3	4 No PC Meeting	5 No PC Meeting	6	7
8	9	10	11 No PC Meeting	12 No PC Meeting	13	14
15	16 County Holiday 	17	18 <i>View Agenda</i> <i>Speaker's List</i>	19 No PC Meeting	20	21
22	23	24	25 No PC Meeting	26 <i>View Agenda</i> <i>Speaker's List</i>	27	28
29	30	2/1	2/2	2/3	2/4	2/5

Planning Commission Meetings are held in the Board Auditorium of the Government Center at:
12000 Government Center Parkway, Fairfax, VA 22035
All Planning Commission meetings begin at 8:15 p.m., unless otherwise noted.

FAIRFAX COUNTY PLANNING COMMISSION

MEETING AGENDA

Wednesday, January 18, 2012

Posted: 12/7/11
Revised: 1/19/12

KEY
P/H – Public Hearing
D/O – Decision Only

Listed below are items scheduled for public hearing and/or decision by the Planning Commission on this date. For more information on an application, including the staff report, return to this page approximately two weeks prior to the meeting date and click on the application number. You can also contact the Department of Planning and Zoning staff at 703-324-1290.

ITEMS SCHEDULED FOR DECISION ONLY

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
2232-L11-19 (Lee)	Fairfax County Park Authority (7400 Old Telegraph Road) (For Olander and Margaret Banks Neighborhood park)	L. O'Donnell	D/O TO 3/21/12 (P/H from 12/15/11)

ITEMS SCHEDULED FOR PUBLIC HEARING

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
PFM Amendment (Hart)	New street light procedures	B. Sistani	APPROVAL REC
RZ 2011-PR-030 (Providence)	Fairfax County School Board, A Body Corporate (3000 Chain Bridge Road; Oakton Elementary School) (From R-1 to R-2 to increase maximum permitted FAR)	N. Rogers	APPROVAL REC
SEA 87-M-103/ 2232-M11-22 (Mason)	Fairfax County Board of Supervisors (3521 Moncue Ave, Falls Church, Virginia) (For Temporary Baileys Crossroads Volunteer Fire Station)	B. Krasner	APPROVAL REC APPROVED
2232-H11-18/ PRC 74-2-113-02/ DPA-74-2-113-8/ PCA 74-2-113-4 (Hunter Mill)	Fairfax County Board of Supervisors (N. side of Bowman Towne Drive and e. of Town Center Pkwy.) (For public uses: police station, Govt. Center, etc.)	L. O'Donnell W. Mayland	APPROVED APPROVAL REC (from 12/15/11)
CSPA 86-C-029-07 (Dranesville)	Dulles View Property B1, LLC and Dulles Corner Office II LLC (W. side of Wasser Terrace@terminas of Mansarde Ave.) (To amend CSP for three building-mounted signs)	M. Bader	APPROVED (from 1/26/12)

ITEMS ADMINISTRATIVELY MOVED TO OTHER DATES

<u>Application</u>	<u>Applicant</u>	<u>Staff</u>	<u>PC Action</u>
RZ 2011-SU-024/ SE 2011-SU-009 (Sully)	Pohanka Stonecroft LLC (4175 Stonecroft Blvd., just s. of Lee-Jackson Hwy) (From I-5 to C-8 for vehicle sale, rental and ancillary service establishment and vehicle major establishment)	B. Krasner	P/H to 1/26/12

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FAIRFAX COUNTY PLANNING COMMISSION

MEETING AGENDA

Wednesday, January 18, 2012

Posted: 12/7/11
Revised: 1/19/12

KEY
P/H – Public Hearing
D/O – Decision Only

Application	Applicant	Staff	PC Action
SE 2009-MV-006/ 2232-V08-18 (Mount Vernon)	T-Mobile Northeast LLC (5614 Old Mill Road at St. James Episcopal Church) (For 100 ft. monopole w/related ground equipment)	S. Lin A. Capps	Withdrawn (from 9/29/11) (from 6/16/11)
SEA 99-M-026 (Mason)	Thomas Lapham (5635 Leesburg Pike, Falls Church) (To permit vehicle sales and state inspections on cars being repaired & waivers/modifications in CRD District)	M. Bader	P/H to 3/15/12 (from 10/27/11) (from 9/15/11)
RZ/FDP 2011-LE-022/ PCA 2008-LE-015/ PCA/1998 LE-064-02 (Lee)	Springfield Metro Center II, LLC/ Springfield 6601 LLC West side of Springfield Center Dr., SW of Joe Alexander Transp., Center) (From C-4 to PDC for two additional office buildings; PCA 's to remove 1.03 acres from land area and modify setback requirements)	W. Mayland	P/H to 3/8/12
RZ/FDP 2011-PR-018 (Providence)	Christopher Land, L. L. C. (N. side of Courthouse Rd., just e. of Sutton Road intersection) (From R-1 to PDH-3 for eight single-family detached homes and existing private club)	W. Mayland	P/H to 3/14/12 (from 11/10/11)

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
WEDNESDAY, JANUARY 18, 2012

7:00 p.m. The Schools Committee met in the Board Conference Room of the Government Center to discuss agenda topics.

8:15 p.m. The Planning Commission Secretary set the order for the following agenda items. Commission Matters may be discussed prior to the scheduled public hearings.

ITEM SCHEDULED FOR DECISION ONLY

2232-L11-19 – FAIRFAX COUNTY PARK AUTHORITY (OLANDER AND MARGARET BANKS NEIGHBORHOOD PARK) - Appl. under provisions of *Virginia Code* Sects. 15.2-2204 and 15.2-2232, as amended, to consider the proposal by the Fairfax County Park Authority for the Olander and Margaret Banks Park Master Plan, located at 7400 Old Telegraph Rd, Alexandria, VA. Tax Map 91-4 ((1)) 23, 24. Area IV. Copies of the application and a more specific description of the facility may be obtained from the Department of Planning and Zoning, 7th Floor, Herrity Building, Fairfax, VA, 22035. **LEE DISTRICT. DEFER D/O TO 3/21/12**

ITEMS SCHEDULED FOR PUBLIC HEARING

PUBLIC FACILITIES MANUAL (NEW STREET LIGHT PROCEDURES) – To amend the Fairfax County Public Facilities Manual (PFM) to address issues related to new procedures for installation of street lights in the Dominion Virginia Power (Dominion) service area. As of July 1, 2011, payments for the cost of installing street lights in the Dominion service area have been made to the County. Dominion will no longer coordinate street light job requests directly from developers, will not accept street light payments directly from developers, and will only accept payments from the County. Accordingly, the Department of Public Works and Environmental Services will authorize Dominion to proceed with the street light installation after the payment has been received from the developer and cleared by the bank. The proposed amendments to the PFM also delete the option to use mercury vapor lights for new street light installations, since the utility companies serving Fairfax County do not provide that option as a result of the United States Congress Energy Policy Act of 2005. Copies of the full text of the proposed amendments and staff report may be reviewed at the Planning Commission Office, 12000 Government Center Parkway, Suite 330, Fairfax, VA, or online at <http://www.fairfaxcounty.gov/dpwes/publications/pfm/amendments.htm>. **COUNTYWIDE.**

APPROVAL REC

CSPA 86-C-029-07 - DULLES VIEW PROPERTY B1, LLC AND DULLES CORNER OFFICE II, LLC - Appl. to amend the previously approved Comprehensive Sign Plan associated with RZ 86-C-029 to permit additional signage. Located on the W. side of Wasser Ter. at the terminus of Mansarde Ave. on approx. 8.84 ac. of land zoned PDC. Tax Map 015-4 ((1)) 13E2 and 13E3. **DRANESVILLE DISTRICT. APPROVED**

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
Wednesday, January 18, 2011

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2232-H11-18 - FAIRFAX COUNTY BOARD OF SUPERVISORS - Appl. under Sect(s). 15.2-2204 and 15.2-2232 of the *Code of Virginia* to permit construction of a new Reston Police Station and Governmental Center. Located in the N.E. and S.E. quadrant of the intersection of Town Center Pkwy. and Cameron Glen Dr. and on the N. side of Bowman Towne Dr. on approx. 8.44 ac. of land zoned PRC. Comp. Plan Rec: Public Facilities. Tax Map 17-1 ((1)) 14B. (Concurrent with PCA 74-2-113-4, DPA74-2-113-8, and PRC 74-2-113-2.) **HUNTER MILL DISTRICT. APPROVED**

PCA 74-2-113-4 - FAIRFAX COUNTY BOARD OF SUPERVISORS - Appl. to amend the proffers for RZ 74-2-113 previously approved for governmental uses to permit modifications of approved proffers to specifically site public facilities. Located in the N.E. and S.E. quadrant of the intersection of Town Center Pkwy. and Cameron Glen Dr. and on the N. side of Bowman Towne Dr. on approx. 8.44 ac. of land zoned PRC. Comp. Plan Rec: Public Facilities. Tax Map 17-1 ((1)) 14B. (Concurrent with DPA 74-2-113-8, PRC 74-2-113-2, and 2232-H11-18.) **HUNTER MILL DISTRICT. APPROVAL REC**

DPA 74-2-113-8 - FAIRFAX COUNTY BOARD OF SUPERVISORS - Appl. to permit the eight amendment of the Development Plan for RZ 74-2-113 previously approved with unlimited FAR to permit site modifications and associated modifications to site design. Located in the N.E. and S.E. quadrant of the intersection of Town Center Pkwy. and Cameron Glen Dr. and on the N. side of Bowman Towne Dr. on approx. 8.44 ac. of land zoned PRC. Comp. Plan Rec: Public Facilities. Tax Map 17-1 ((1)) 14B. (Concurrent with PCA 74-2-113-4, PRC 74-2-113-2, and 2232-H11-18.) **HUNTER MILL DISTRICT. APPROVAL REC**

PRC 74-2-113-02 - FAIRFAX COUNTY BOARD OF SUPERVISORS - Appl. to approve the PRC plan associated with DPA 74-2-113 for reconstruction of a police station and government offices. Located in the N.E. and S.E. quadrant of the intersection of Town Center Pkwy. and Cameron Glen Dr. and on the N. side of Bowman Towne Dr. on approx. 8.44 ac. of land zoned PRC. Comp. Plan Rec: Public Facilities. Tax Map 17-1 ((1)) 14B. (Concurrent with PCA 74-2-113-4, DPA74-2-113-8, and 2232-H11-18.) **HUNTER MILL DISTRICT. APPROVAL REC**

2232-M11-22 - FAIRFAX COUNTY BOARD OF SUPERVISORS - Appl. under Sects. 15.2-2204 and 15.2-2232 of the *Code of Virginia* to permit a temporary fire station facility. Located at 3521 Moncure Ave., Falls Church, 22041, on approx. 28,540 sq. ft. of land zoned C-8, CRD, HC, and SC. Tax Map 61-2 ((19)) 5A. (Concurrent with SEA 87-M-103.) **MASON DISTRICT. APPROVED**

SEA 87-M-103 - FAIRFAX COUNTY BOARD OF SUPERVISORS - Appl. under Sects. 9-610 and 9-622 of the Zoning Ordinance to amend SE 87-M-103 previously approved for a waiver of minimum lot size and lot width requirements to permit temporary fire and rescue station and modifications and waivers in a CRD and associated modifications to site design and development conditions. Located at 3521 Moncure Ave., Falls Church, 22041, on approx. 28,540 sq. ft. of land zoned C-8, CRD, HC, and SC. Tax Map 61-2 ((19)) 5A. (Concurrent with 2232-M11-22.) **MASON DISTRICT. APPROVAL REC**

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
Wednesday, January 18, 2011

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RZ 2011-PR-030 - FAIRFAX COUNTY SCHOOL BOARD - Appl. to rezone from R-1 to R-2 to permit expansion of Oakton Elementary School with an overall Floor Area Ratio (FAR) of 0.25. Located on the W. side of Chain Bridge Rd. approx. 750 ft. N. of its intersection with Jermantown Rd. and S. side of Miller Rd. on approx. 9.21 ac. of land. Comp. Plan Rec: Public Facilities, Governmental, and Institutional. Tax Map 47-2 ((1)) 34. **PROVIDENCE DISTRICT.**
APPROVAL REC

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
THURSDAY, JANUARY 19, 2012

7:00 p.m. The Tysons Corner Committee will meet in Conference Rooms 4/5 of the Fairfax County Government Center to continue discussions on Tysons transportation funding.

NOTE: THE PLANNING COMMISSION WILL NOT HOLD PUBLIC HEARINGS ON THURSDAY, JANUARY 19, 2011.

Posted: 1/18/12
Revised: 1/20/12

KEY
P/H – Public Hearing
D/O – Decision Only

AGENDA/SPEAKERS LIST
FAIRFAX COUNTY PLANNING COMMISSION
WEDNESDAY, JANUARY 18, 2012

DEFERRAL:

2232-L11-19 – FAIRFAX COUNTY PARK AUTHORITY (P/H on 12/15/11) - **D/O to 3/21/12**

CONSENT AGENDA ITEMS: CONCUR

FSA-B09-38-1 – AT&T Mobility, 5035 Sideburn Road (Robinson Secondary School)

FSA-M04-49-1 – Sprint, 6565 Arlington Boulevard

FSA-B96-64-1 – Sprint, 7920 Woodruff Court

FSA-V08-7-1 – AT&T Mobility, 8009 Fort Hunt Road (St. Luke's Episcopal Church)

PUBLIC FACILITIES MANUAL AMENDMENT - NEW STREET LIGHT PROCEDURES -

APPROVAL REC

NO SPEAKERS

CSPA 86-C-029-07 - DULLES VIEW PROPERTY B1, LLC AND DULLES CORNER OFFICE II, LLC

APPROVED

NO SPEAKERS

RZ 2011-PR-030 - FAIRFAX COUNTY SCHOOL BOARD – **APPROVAL REC**

NO SPEAKERS

2232-M11-22 - FAIRFAX COUNTY BOARD OF SUPERVISORS – **APPROVED**

SEA 87-M-103 - FAIRFAX COUNTY BOARD OF SUPERVISORS – **APPROVAL REC**

NO SPEAKERS

2232-H11-18 - FAIRFAX COUNTY BOARD OF SUPERVISORS – **APPROVED**

PRC 74-2-113-02 - FAIRFAX COUNTY BOARD OF SUPERVISORS – **APPROVAL REC**

DPA-74-2-113-08 - FAIRFAX COUNTY BOARD OF SUPERVISORS – **APPROVAL REC**

PCA 74-2-113-04 - FAIRFAX COUNTY BOARD OF SUPERVISORS – **APPROVAL REC**

NO SPEAKERS

FAIRFAX COUNTY PLANNING COMMISSION
MEETING AGENDA
Thursday, January 26, 2012

Posted: 12/7/11
 Revised: 1/27/12

KEY
 P/H – Public Hearing
 D/O – Decision Only

Listed below are items scheduled for public hearing and/or decision by the Planning Commission on this date. For more information on an application, including the staff report, return to this page approximately two weeks prior to the meeting date and click on the application number. You can also contact the Department of Planning and Zoning staff at 703-324-1290.

ITEMS SCHEDULED FOR DECISION ONLY

Application	Applicant	Staff	PC Action
RZ/FDP 2010-PR-019 <i>(Providence)</i>	Kettler Sandburg, LLC (2400 Sandburg Street; 800 Elm Place) <i>(From R-1 to R-4 cluster)</i>	K. G.-Sobers	D/O TO 4/26/12 <i>(P/H from 12/15/11)</i> <i>(from 10/20/11)</i>

ITEMS SCHEDULED FOR PUBLIC HEARING

Application	Applicant	Staff	PC Action
Z.O. Amendment <i>(Hart)</i>	Independent living for low-income residents	D. Pesto	D/O TO 2/9/12 <i>(from def. indef)</i> <i>(from 11/17/11)</i>
SE 2011-PR-008 <i>(Providence)</i>	Wells Fargo Bank (1753 Pinnacle Drive, McLean VA) <i>(For additional signage)</i>	K. G.-Sobers	D/O TO 2/23/12 <i>(from 11/17/11)</i>
Plan Amendment <i>(Braddock)</i>	S11-II-F1 (Eleven Oaks School site, School Street)	A. Klibaner	APPROVAL REC <i>(from 11/10/11)</i>
RZ 2011-SU-024/ SE 2011-SU-009 <i>(Sully)</i>	Pohanka Stonecroft LLC (4175 Stonecroft Blvd., just s. of Lee-Jackson Hwy) <i>(From I-5 to C-8 for vehicle sale, rental and ancillary service establishment and vehicle major establishment)</i>	B. Krasner	P/H TO 2/9/12 <i>(from 1/18/12)</i> <i>(from 12/15/11)</i>

ITEMS ADMINISTRATIVELY MOVED TO OTHER DATES

Application	Applicant	Staff	PC Action
CSPA 86-C-029-07 <i>(Dranesville)</i>	Dulles View Property B1, LLC and Dulles Corner Office II LLC (W. side of Wasser Terrace@terminas of Mansarde Ave.) <i>(To amend CSP for three building-mounted signs)</i>	M. Bader	P/H to 1/18/12
RZ 2009-MV-010 <i>(Mount Vernon)</i>	Sparrowen L. L. C. (Southside of Lockport Place, just east of Telegraph Road) <i>(From I-4 and R-1 to I-5 to continue existing uses and bring into conformance with Zoning Ordinance in the near-term; permit future uses for office/industrial flex or R&D uses)</i>	S. Williams	P/H to Indef. <i>(from 12/8/11)</i> <i>(from indef.)</i>

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
WEDNESDAY, JANUARY 25, 2012

7:00 p.m. The Tysons Corner Committee meet in Conference Rooms 4/5 of the Fairfax County Government Center to continue discussions on financing options for Tysons.

**NOTE: THE PLANNING COMMISSION WILL NOT HOLD PUBLIC HEARINGS
ON WEDNESDAY, JANUARY 25, 2011**

FAIRFAX COUNTY PLANNING COMMISSION
DETAILED MEETING AGENDA
THURSDAY, JANUARY 26, 2012

7:00 p.m. The Policy and Procedures Committee met in the Board Conference Room of the Fairfax County Government Center to receive a briefing from County staff on proposed changes to the Area Plans Review process.

8:15 p.m. The Planning Commission Secretary set the order for the following agenda items. Commission Matters may be discussed prior to the scheduled public hearings.

ITEM SCHEDULED FOR DECISION ONLY

RZ 2010-PR-019/ FDP 2010-PR-019 - KETTLER SANDBURG, LLC - Appls. to rezone from R-1 to PDH-4 to permit residential development with an overall density of 3.50 and approval of the conceptual and final development plans. Located on the W. side of Sandburg St., S. of Elm Pl. and N. of Idylwood Road on approx. 2.28 ac. of land. Comp. Plan Rec: 3-4 du/ac. Tax Map 39-4 ((1)) 46 and 47. **PROVIDENCE DISTRICT. D/O TO 4/26/12**

ITEMS SCHEDULED FOR PUBLIC HEARING

S11-II-F1 – COMPREHENSIVE PLAN AMENDMENT (ELEVEN OAKS SCHOOL) – To consider proposed revisions to the Comprehensive Plan for Fairfax County, VA, in accordance with the *Code of Virginia*, Title 15.2, Chapter 22. The Amendment concerns approx. 7.6 ac. located at 10515 School Street, Fairfax, 22030 and 4349 through 10599 Mason Park Court, Fairfax, north of University Drive, east of Route 123 (Ox Road) and south of School Street (Tax Map 57-4((1)) 6 and 57-4((18)) A, 11-47) in the Braddock Supervisor District. Parcel 6 is planned for public facilities/governmental and institutional uses. The remainder is planned for residential use at 3-4 dwelling units per acre with an option for residential use at 5-8 dwelling units per acre. Alternative options plan the entire area (Tax Map Parcels 57-4((18)) A, 11-47, and 57-4((1)) 6) for mixed-use development to include residential use at 12-16 dwelling units per acre, hotel and retail components, or residential use at 12-16 dwelling units per acre. The amendment considers re-planning Parcel 6 for residential use at 5-8 dwelling units per acre with conditions relating to compatibility, access, pedestrian connectivity, and streetscaping and retaining only the recommendation for residential use at 5-8 dwelling units per acre on Parcels 57-4 ((18)) A, 11-47. Recommendations relating to the transportation network may also be modified. **COUNTYWIDE. APPROVAL REC**

ZONING ORDINANCE AMENDMENT – INDEPENDENT LIVING FOR LOW-INCOME RESIDENTS

– To amend Chapter 112 (the Zoning Ordinance) of the 1976 Code of the County of Fairfax, as follows: Add a new subset of the existing independent living facility use that will be limited to occupancy by low income residents, wherein not less than 70% of the units are affordable to occupants whose income is not more than 50% of the median income for the Washington Metropolitan Statistical Area (WMSA) and not more than 30% of the units are affordable to occupants whose income is not more than 70% of the median income for the WMSA (staff recommends a 70/30 split, but the Board may consider any alternative division of income tiers); add a new additional standard for all independent living facilities that specifies that the owner/manager is responsible for ensuring compliance with the occupancy criteria and shall provide the specific documents used for such verification upon request by the Zoning Administrator; add that the Board shall consider any specific maintenance and operational needs of the facility when reviewing all independent living facilities; add a new additional standard that allows resident care provider(s) to live independently in up to 25% of the units in the development for single family attached and multiple family developments, subject to initial and renewal lease term limits but not subject to income/age/disability occupancy qualifications (advertised to allow the Board to consider any amount up to 25%); add a provision that defines a live-in aide and excludes such person from the income/age/disability occupancy qualifications and excludes such person's income from determination of "annual household income" for all Affordable Dwelling Units and the new subset of independent living facility; adds a provision to allow facilities that are constructed to resemble a single family detached dwelling in the R-E through R-12 Districts to adhere to the setback requirements of the underlying district; add a provision that allows for a 25% density bonus for facilities serving low income residents; add new additional standards applicable to the low income resident subset that address the following: (a) occupancy is on a rental basis only with minimum initial lease terms of 6 months and maximum initial and renewal lease terms of 12 months and that if a resident becomes unqualified for occupancy that such resident shall have until the end of their least term or up to 9 months, whichever is more, to vacate the unit (advertised to allow the Board to consider any time extension between 0 and 9 months), (b) owner/manager shall monitor income levels at each lease term and shall provide results to the Zoning Administrator annually, (c) appropriate covenants shall be recorded prior to first Residential Use Permit to reflect limitations and conditions associated with the use, and (d) that such facilities shall not be subject to the Part 2 of Article 8 of the Zoning Ordinance (ADU Program) nor the Board's policy for Workforce Dwelling Units; and add an application fee of between \$0 and \$16,375, with a staff recommended fee of \$1,100 for the special exception. The amendment also modifies the definition of "DWELLING UNIT" to delete the word "permanent" from the reference to provisions for living, sleeping, eating, cooking and sanitation and modifies the definition of "INDEPENDENT LIVING FACILITY" to add the word "disabilities." Copies of the full text are on file and may be reviewed at the Planning Commission Office, 12000 Government Center Parkway, Suite 330, Fairfax, Virginia 22035. For the convenience of the public, access to the full text will also be available for review at the County's website, www.fairfaxcounty.gov/dpz under the Zoning heading by clicking on Pending Zoning Ordinance Amendments. Copies of the proposed Amendment and staff report may be obtained from the Department of Planning and Zoning, 7th floor, Herrity Building, 12055 Government Center Parkway, Fairfax, VA, approximately two weeks prior to the public hearing or by visiting <http://www.fairfaxcounty.gov/dpz>. **COUNTYWIDE. D/O TO 2/9/12**

FAIRFAX COUNTY PLANNING COMMISSION

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DETAILED AGENDA

Thursday, January 26, 2011

RZ 2009-MV-010 - SPARROWEN, L.L.C. - Appl. to rezone from R-1 and I-4 to I-5 to permit vehicle major service, storage yard, motor freight terminal, and school of special education with an overall Floor Area Ratio (FAR) of .03. Located S.E. of Lockport Pl. approx. 400 ft. E. of its intersection with Telegraph Rd. on approx. 9.38 ac. of land. Comp. Plan Rec: Industrial Use up to 0.35 FAR. Tax Map 108-1 ((1)) 8B and 8D; 108-1 ((5)) 4 and 5. **MOUNT VERNON DISTRICT. DEFER INDEF.**

SE 2011-PR-008 - WELLS FARGO BANK - Appl. under Sect. 9-620 of the Zoning Ordinance to permit a waiver of certain sign regulations. Located at 1751 and 1753 Pinnacle Dr., McLean, on approx. 6.68 ac. of land zoned C-4, HC, and SC. Tax Map 29-4 ((1)) 2. **PROVIDENCE DISTRICT. D/O TO 2/23/12**

RZ 2011-SU-024 - POHANKA STONECROFT LLC - Appl. to rezone from I-5, AN, and WS to C-8, AN, and WS to permit vehicle sale, rental, and ancillary service establishment and vehicle major service establishment with an overall Floor Area Ratio (FAR) of 0.18. Located in the N.E. quadrant of the intersection of Stonecroft Blvd. and Stonecroft Center Ct. on approx. 9.86 ac. of land. Comp. Plan Rec: Industrial. Tax Map 34-3 ((1)) 1D. (Concurrent with SE 2011-SU-009.) **SULLY DISTRICT. P/H TO 2/9/12**

SE 2011-SU-009 - POHANKA STONECROFT LLC - Appl. under Sect. 4-804 of the Zoning Ordinance to permit vehicle sale, rental, and ancillary service establishment and vehicle major service establishment. Located at 4175 Stonecroft Blvd., Chantilly, on approx. 9.86 ac. of land zoned C-8, AN, and WS. Tax Map 34-3 ((1)) 1D. (Concurrent with RZ 2011-SU-024.) **SULLY DISTRICT. P/H TO 2/9/12**

Posted: 1/26/12
Revised: 1/27/12

KEY
P/H – Public Hearing
D/O – Decision Only

AGENDA/SPEAKERS LIST
FAIRFAX COUNTY PLANNING COMMISSION
THURSDAY, JANUARY 26, 2012

DEFERRALS:

RZ/FDP 2010-PR-019 – KETTLER SANDBURG, LLC (P/H on 12/15/11) – **D/O to 4/26/12**

RZ 2009-MV-010 – SPARROWEN, L.L.C. – **P/H to Indefinite Date**

RZ 2011-SU-024 & SE 2011-SU-009 – POHANKA STONECROFT LLC – **P/H to 2/9/12**

CONSENT AGENDA ITEMS: CONCUR

FSA-H05-4-1 – Sprint, 2231 Colts Neck Road

FSA-48-1 – Sprint, 7171 Wimsatt Road

FSA-P01-36-1 – Sprint, 8100 Oak Street

FSA-30-2 – Sprint, 11800 Sunrise Valley Drive

FSA-D97-5-1 – Sprint, 11000 Leesburg Pike

FSA-V02-23-1 – Sprint, 7956 Twist Lane

FEATURES SHOWN: CONCUR

FS-L11-36 – Sprint PCS, 3701 Lockheed Boulevard (Deadline: 3/2/12)

FS-P11-42 – World Class Wireless, LLC, 7330 Ronald Street (Deadline: 3/13/12)

SE 2011-PR-008 – WELLS FARGO BANK – D/O to 2/23/12

1. Mike Golden, Representing
Wells Fargo Bank
1753 Pinnacle Drive
McLean, VA 22102

ZONING ORDINANCE AMENDMENT (INDEPENDENT LIVING FOR LOW-INCOME RESIDENTS) – D/O to 2/9/12

1. Mark Zetts
6640 Kirby Court
Falls Church, VA 22043

S11-II-F1 – COMPREHENSIVE PLAN AMENDMENT (ELEVEN OAKS SCHOOL SITE) – APPROVAL RECOMMENDED

1. Elizabeth Baker
Walsh, Colucci, Lubeley, Emrich & Walsh, PC
2200 Clarendon Boulevard
Arlington, VA 22201