



County of Fairfax, Virginia

To protect and enrich the quality of life for the people, neighborhoods and diverse communities of Fairfax County

October 15, 2007

Mark C. Looney
Cooley, Godward, Kronish, LLP
One Freedom Square
11951 Freedom Drive
Reston, Virginia 20190

RE: Rezoning Application RZ 2006-SU-025
(Concurrent with Proffered Condition Amendment Application PCA 78-S-063-5)

Dear Mr. Looney:

Enclosed you will find a copy of an Ordinance adopted by the Board of Supervisors at a regular meeting held on October 15, 2007, granting Rezoning Application RZ 2006-SU-025 in the name of Commonwealth Centre Investors, LLC & Commonwealth Centre Investors II, LLC. The Board's action rezones certain property in the Sully District from the I-3 and WS Districts to the PDC and WS Districts and permits the mixed use development with an overall Floor Area Ratio (FAR) of 0.32. The subject property, [Tax Map 44-1 ((1)) 6, 6B, 6C, 6D, and Newbrook Drive public right-of-way to be vacated], is located in the northeast quadrant of Westfields Boulevard and north of the intersection of Sully Road and Westfields Boulevard on approximately 100.81 acres of land, and is subject to the proffers dated September 27, 2007 and the Conceptual Development Plan (CDP) conditions dated October 12, 2007. (Approval of this application may enable the vacation of portions of the public right-of-way for Newbrook Drive to proceed under Section 15.2-2272 of the Code of Virginia).

The Planning Commission had previously approved Final Development Plan FDPA 2006-SU-025 on October 3, 2007, subject to Final Development Plan Conditions dated September 26, 2007, and to the Board's approval of RZ 2006-SU-025.

The Board also:

- Waived the service drive requirement along Sully Road (Route 28).

Sincerely,

Nancy Veirs
Clerk to the Board of Supervisors
NV/dms
Enclosure

Office of Clerk to the Board of Supervisors
12000 Government Center Parkway, Suite 533
Fairfax, Virginia 22035

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At a regular meeting of the Board of Supervisors of Fairfax County, Virginia, held in the Board Auditorium in the Government Center at Fairfax, Virginia, on the 15th day of October, 2007, the following ordinance was adopted:

**AN ORDINANCE AMENDING THE ZONING ORDINANCE
PROPOSAL NUMBER RZ 2006-SU-025
(CONCURRENT WITH PCA 78-S-063-5)**

WHEREAS, Commonwealth Centre Investors, LLC & Commonwealth Centre Investors II, LLC, filed in the proper form an application requesting the zoning of a certain parcel of land herein after described, from the I-3 and WS Districts to the PDC and WS Districts, and

WHEREAS, at a duly called public hearing the Planning Commission considered the application and the propriety of amending the Zoning Ordinance in accordance therewith, and thereafter did submit to this Board its recommendation, and

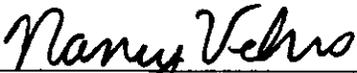
WHEREAS, this Board has today held a duly called public hearing and after due consideration of the reports, recommendation, testimony and facts pertinent to the proposed amendment, the Board is of the opinion that the Ordinance should be amended,

NOW, THEREFORE, BE IT ORDAINED, that that certain parcel of land situated in the Sully District, and more particularly described as follows (see attached legal description):

Be, and hereby is, zoned to the PDC and WS Districts, and said property is subject to the use regulations of said PDC and WS Districts, and further restricted by the conditions proffered and accepted pursuant to Va. Code Ann., 15.2-2303(a), which conditions are in addition to the Zoning Ordinance regulations applicable to said parcel, and

BE IT FURTHER ENACTED, that the boundaries of the Zoning Map heretofore adopted as a part of the Zoning Ordinance be, and they hereby are, amended in accordance with this enactment, and that said zoning map shall annotate and incorporate by reference the additional conditions governing said parcel.

GIVEN under my hand this 15th day of October, 2007.



Nancy Vehrs
Clerk to the Board of Supervisors