

Board Agenda Item  
September 14, 2009

3:00 p.m.

Public Hearing on SE 2007-SP-022 (Trustees of the Sydenstricker United Methodist Church & T-Mobile Northeast LLC) to Permit a Church with Nursery School and Child Care Center with a Maximum Daily Enrollment of Less Than 100 Children and a Telecommunications Facility, Located on Approximately 4.98 Acres Zoned R-1, Springfield District

The application property is at 7230 Sydenstricker Road and 8500 Hooes Road, Tax Map 89-3 ((1)) 14 and 15.

PLANNING COMMISSION RECOMMENDATION:

On Wednesday, July 29, 2009, the Planning Commission voted unanimously (Commissioners Alcorn, Donahue, Flanagan, and Lusk absent from the meeting) to recommend the following actions to the Board of Supervisors:

- Approval of SE 2007-SP-022, subject to the proposed Development Conditions dated July 23, 2009;
- Modification of the transitional screening requirements to that shown on the SE Plat;
- Waiver of the barrier requirements; and
- Modification of the fence height to allow a total height of 8.5 feet, as shown on the SE Plat.

In a related action, the Planning Commission voted unanimously (Commissioners Alcorn, Donahue, Flanagan, and Lusk absent from the meeting) to approve 2232-S07-3. The Commission noted that the proposed telecommunications facility was in conformance with the recommendations of the Comprehensive Plan and met the criteria of character, location, and extent, as set forth in Sect. 15.2-2232 of the Code of Virginia.

ENCLOSED DOCUMENTS:

None. Staff Report previously furnished.

STAFF:

Regina Coyle, Director, Zoning Evaluation Division, Department of Planning and Zoning (DPZ)  
Tracy Strunk, Senior Staff Coordinator, Zoning Evaluation Division, DPZ

Planning Commission Meeting  
July 29, 2009  
Verbatim Excerpt

2232-S07-3 – TRUSTEES OF THE SYDENSTRICKER UNITED METHODIST CHURCH  
AND T-MOBILE NORTHEAST LLC  
SE 2007-SP-022 – TRUSTEES OF THE SYDENSTRICKER UNITED METHODIST  
CHURCH AND T-MOBILE NORTHEAST LLC

After Close of the Public Hearing

Secretary Harsel: Close the public hearing and recognize Mr. Murphy. Mr. Murphy.

Commissioner Murphy: Thank you, Madam Chairman. I think if this application had a subtitle, it would probably be, "Eight years in the making." I just want to make one parenthetical comment. Here tonight we have two public hearings on two communications towers in one form or another and no one's here. We used to fill the room if we had one. If we had two, we had to rent a hall somewhere else for the overflow crowd. That just shows you how we're moving in the right direction. I think in this part it's a great staff job done by Tracy Swagler [sic] and Tracy Strunk, whatever name she's going by this week. In fact, I don't care whichever one it is. I live in the past. And Mr. Donohue and the people from T-Mobile and the Sydenstricker United Methodist Church who reached out to the community. As you know, on one side of the road now it's the Mount Vernon District, across the Parkway it's the Mount Vernon District, and Springfield squeaks around the church to its rear. So, actually it touches more citizen-wise of the Mount Vernon District than it does the Springfield District. And they did make an appearance before the Mount Vernon South County Coalition and received their blessing. I've been in contact with Supervisor Hyland's Office and Commissioner Flanagan. We also had a community meeting, no one - - I mean people from the church came, no opposition. We have a new neighborhood across the street. No one came in opposition to this. So, they had three balloon tests, so that's why we probably have no - - no one here this evening. Very thorough job and I want to thank the applicant. So, Madam Chairman, I move the Planning Commission recommend to the Board of Supervisors that it - - first of all, let me do the 2232. And say, I would MOVE THE PLANNING COMMISSION APPROVE 2232-S07-3, WHICH IS IN CONFORMANCE WITH THE COMPREHENSIVE PLAN AND SUCCESSFULLY ADDRESSES THE THREE CRITERIA OF CHARACTER, LOCATION, AND EXTENT.

Commissioner Lawrence: Second.

Secretary Harsel: Seconded by Mr. Lawrence. Any discussion? All those in favor, signify by saying aye.

Commissioners: Aye.

Secretary Harsel: Opposed? Mr. Murphy. Motion carries unanimously.

Commissioner Murphy: Thank you. I MOVE THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS THAT IT APPROVE SE 2007-SP-022, SUBJECT TO PROPOSED DEVELOPMENT CONDITIONS DATED JULY 23, 2009.

Commissioner Litzenberger: Second.

Secretary Harsel: Seconded by Mr. Litzenberger. Any discussion? All those in favor, signify by saying aye.

Commissioners: Aye.

Secretary Harsel: Opposed? Motion carries unanimously. The Chair is yours, Mr. Murphy.

Commissioner Murphy: Madam Chairman, I MOVE THAT THE PLANNING COMMISSION RECOMMEND - -

Secretary Harsel: Oh, you got more.

Commissioner Murphy: - - TO THE BOARD OF SUPERVISORS THAT IT APPROVE A MODIFICATION OF THE TRANSITIONAL SCREENING REQUIREMENTS, TO THAT SHOWN ON THE SE PLAT; APPROVE THE WAIVER OF THE BARRIER REQUIREMENTS; AND APPROVE THE MODIFICATION OF THE FENCE HEIGHT TO ALLOW A TOTAL HEIGHT OF 8.5 FEET, AS SHOWN ON THE SE PLAT.

Commissioners Lawrence and Litzenberger: Second.

Secretary Harsel: Seconded by Mr. Lawrence and Mr. Litzenberger. Any discussion? All those in favor, signify by saying aye.

Commissioners: Aye.

Secretary Harsel: Opposed? Motion carries unanimously. The Chair is now yours, Mr. Murphy.

Chairman Murphy: Thank you very much.

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(The motions carried unanimously with Commissioners Alcorn, Donahue, Flanagan, and Lusk absent from the meeting.)

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