



COMMONWEALTH OF VIRGINIA  
COUNTY OF FAIRFAX

4100 CHAIN BRIDGE ROAD  
FAIRFAX, VIRGINIA 22030

April 13, 1981



Mr. Gerald Waldman  
4719 Trotting Lane  
Annandale, Virginia 22003

Re: Rezoning Application  
Number 80-P-030

Dear Mr. Waldman:

Enclosed you will find a copy of an Ordinance adopted by the Board of Supervisors at a regular meeting held on April 6, 1981, granting, as proffered, Rezoning Application No. 80-P-030 in the name of Gerald Waldman, to rezone certain land in Providence District from R-1 District to R-3 District on subject parcels 48-3 ((1)) part 12 consisting of 1.6754 acres.

Very truly yours,

Ethel Wilcox Register  
Clerk to the Board

EWR/mg

cc: Mr. Patteson  
Mr. Knowlton  
✓ Mr. Steele  
Mr. Beales

At a regular meeting of the Board of Supervisors of Fairfax County, Virginia, held in the Board Room in the Massey Building at Fairfax, Virginia on the 6 day of April, 1981, the following ordinance was adopted:

AN ORDINANCE AMENDING THE ZONING ORDINANCE  
(PROPOSAL NO. 80-P-030 )

WHEREAS, Gerald Waldman filed in proper form, an application requesting the zoning of a certain parcel of land hereinafter described, from R-1 District to R-3 District, and

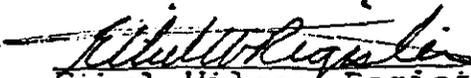
WHEREAS, at a duly called public hearing the Planning Commission considered the application and the propriety of amending the Zoning Ordinance in accordance therewith, and thereafter did submit to this Board its recommendation, and

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 Providence District, and more particularly described as follows: See attached legal description. be, and hereby is, zoned to the R-3 District, and said property is subject to the use regulations of said R-3 District, and further restricted by the conditions proffered and accepted pursuant to Va. Code Ann., § 15.1-491(a), which conditions are incorporated into the Zoning Ordinance as it affects 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 6 day of April, 1981.

  
Ethel Wilcox, Register  
Clerk to the Board

TRIANGLE ACRES

FIVE OAKS ROAD RTE. #701

PARCEL "A"  
407.71

S 36° 51' 00" F

17,800'

18,200'

17,100"

23,800"

S 41° 19' 40" W 143.78'

N 48° 40' 20" W 15.46'

N 70° 53' 20" W 55.25'

501

LOT #1

LOT #2

LOT #3

410.00

N 37° 12' 00" W

V.D.H.R.T. N 37° 12' 00" W

BLAKE LANE RTE. #655  
(WIDTH VARIES)

INTERSTATE  
RTE. #66

BARN  
SHED

106'

N 59° 17' 00" W

174.11'

N 25° 15' W

106'

N 70° 22' 47" E

489 + 80.81

488 + 80

(1/4 CH 31 5 2157 32/40 LANE)

TOTAL AREA = 1.6754 AC.

BOARD OF SUPERVISORS ACTION

ON ZONING MAP AMENDMENT

APPLICATION NUMBER 80 P-030

Applicant: GENAID Waldman

Present Zoning: R-1

Requested Zoning: R-3

Proposed Use: SINGLE FAMILY DETACHED

Subject Parcels: 48-3-(11) Pt. 12

Acreage: 1.6754

At a regular meeting of the Board of Supervisors of Fairfax County, Virginia, held in the Board Room in the Massey Building at Fairfax, Virginia on April 6 1981, the following action was adopted on the subject application.

- Amended the zoning map as requested.
- Amended the zoning map as requested, and further restricted the use of the subject property by the conditions proffered and accepted pursuant to Virginia Code Ann., Section 15.1-491(a), which conditions are incorporated into the Zoning Ordinance as it affects said parcel. (See Attachment 1)
- Denied the requested \_\_\_\_\_ District.
- Amended the zoning map for the subject property to the \_\_\_\_\_ District.
- Amended the zoning map for the subject property to the \_\_\_\_\_ District, and further restricted the use of the subject property by the conditions proffered and accepted pursuant to Virginia Code Ann., Section 15.1-491(a), which conditions are incorporated into the Zoning Ordinance as it affects said parcel. (See Attachment 1)
- In addition to the action taken above, the applicant presented certain restrictive covenants for recordation governing the subject property (a copy of which is attached).
- In addition to the action taken above, the Board of Supervisors instructed that the site plan/subdivision plat be forwarded to the Planning Commission/Board of Supervisors for its review before approval.

Distribution:

- District Supervisor
- Clerk to the Board
- Director, Office of Research and Statistics
- VDH&T
- Oscar Hendrickson, Chief, Site Review Branch, DEM

Coordinator JD

Application Number BO-P-030Approved to the R-3 DistrictTotal Number of Dwelling Units 4 Density 2.4 du/ac

Building Floor Area \_\_\_\_\_ Floor Area Ratio (FAR) \_\_\_\_\_

The Generalized ~~Conceptual/Final~~ Development Plan was ~~was~~ not proffered.

The following conditions were proffered and accepted pursuant to Virginia Code, Ann., Section 15.1-491(a) and shall further restrict the use of the property subject to the above referenced application:

*see attachment 2*

NOTE: the solid fence (overlapping boards) that is to be placed along the side yard of lot 1 - should extend from the northwest corner of lot 1 to a point parallel to the front of the dwelling unit placed on lot 1. The fence along the rear yard should be located as specified in plat number 9 as submitted by the applicant.