

COMMONWEALTH OF VIRGINIA  
**COUNTY OF FAIRFAX**

4100 CHAIN BRIDGE ROAD  
FAIRFAX, VIRGINIA 22030

July 31, 1981



Mr. Gerald Waldman  
4719 Trotting Lane  
Annandale, Virginia 22003

Re: Rezoning Application  
Number RZ-80-P-102

Dear Mr. Waldman:

Enclosed you will find a copy of an Ordinance adopted by the Board of Supervisors at a regular meeting held on July 27, 1981, granting, as proffered, Rezoning Application No. RZ-80-P-102 in the name of Gerald Waldman, to rezone certain land in Providence District from R-1 District to R-12 District on subject parcels 48-3 ((1)) pt. 12 consisting of .3350 acre.

In addition, the Board of Supervisors waived the minimum district size.

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 27 day of July, 1981, the following ordinance was adopted:

AN ORDINANCE AMENDING THE ZONING ORDINANCE  
(PROPOSAL NO. RZ-80-P-102)

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-12 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

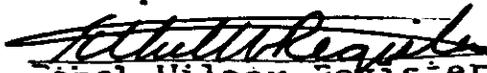
WHEREAS, this Board has today held a duly called public hearing and after due consideration of the reports, recommendation, testimony and facts pertinent to the proposed amendment, the Board is of the opinion that the Ordinance should be amended,

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-12 District, and said property is subject to the use regulations of said R-12 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 27 day of July, 1981.

  
Ethel Wilcox Register  
Clerk to the Board

DESCRIPTION OF THE LAND OF GERALD AND BRENDA WALDMAN  
PROVIDENCE DISTRICT FAIRFAX COUNTY, VIRGINIA

BEGINNING at a point on the northern line of INTERSTATE ROUTE #66, said point being the southeastern corner of THE LAND OF VARNER.

THENCE with the eastern line of THE LAND OF VARNER N 40° 30' 25" W 127.89 feet to a point, said point being on the southern line of SUTTON ROAD, ROUTE #701 (width varies).

THENCE with said southern line 100.38 feet along the arc of a circle curving to the right, having a radius of 532.96 feet to a point; S 84° 21' 51" E 124.14 feet to a point; 46.63 feet along the arc of a curve to the left having a radius of 612.96 feet to a point; S 20° 17' 08" E 11.83 feet to a point on the northern line of the aforementioned INTERSTATE ROUTE #66.

THENCE along said northern line of said INTERSTATE ROUTE #66 S 69° 42' 52" W 203.98 feet to the point and place of BEGINNING and CONTAINING 0.3319 ACRES of land.

January 27, 1981

HUNTLEY, LOGAN & NYCE, P.C.

This description was compiled from existing records and does not represent a field survey.

DESCRIPTION OF A PORTION OF THE LAND OF GERALD AND BRENDA WALDMAN  
PROVIDENCE DISTRICT FAIRFAX COUNTY, VIRGINIA

BEGINNING at a point in the northeasterly line of BLAKE LANE (ROUTE #655), said point being the southeasterly corner of THE LAND OF JENNINGS;

THENCE departing the northeasterly line of BLAKE LANE and running with the easterly line of JENNINGS N 05° 57' 47" W 63.47 feet to a point, said point being a southwesterly corner of THE LAND OF THE SCHOOL BOARD OF FAIRFAX COUNTY;

THENCE departing the easterly line of JENNINGS and running with the southerly line of said SCHOOL BOARD S 84° 30' 25" E 214.37 feet to a point and S 40° 30' 25" E 38.06 feet to a point in the northerly line of SUTTON ROAD (ROUTE #701), said point being a southwesterly corner of said SCHOOL BOARD;

THENCE running with the northerly line of SUTTON ROAD the following courses and distances: with the arc of a curve to the left, whose radius is 612.96 feet, a distance of 102.20 feet to a point, S 69° 38' 35" W 62.05 feet to a point and N 74° 41' 23" W 48.93 feet to a point in the aforementioned northeasterly line of BLAKE LANE;

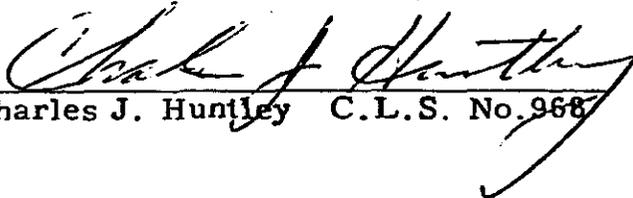
THENCE running with the northeasterly line of BLAKE LANE with the arc of a curve to the left, whose radius is 612.96 feet, a distance of 35.10 feet to the point of BEGINNING CONTAINING 0.3350 ACRES.

D.B.5499 Page 646 November 20, 1980

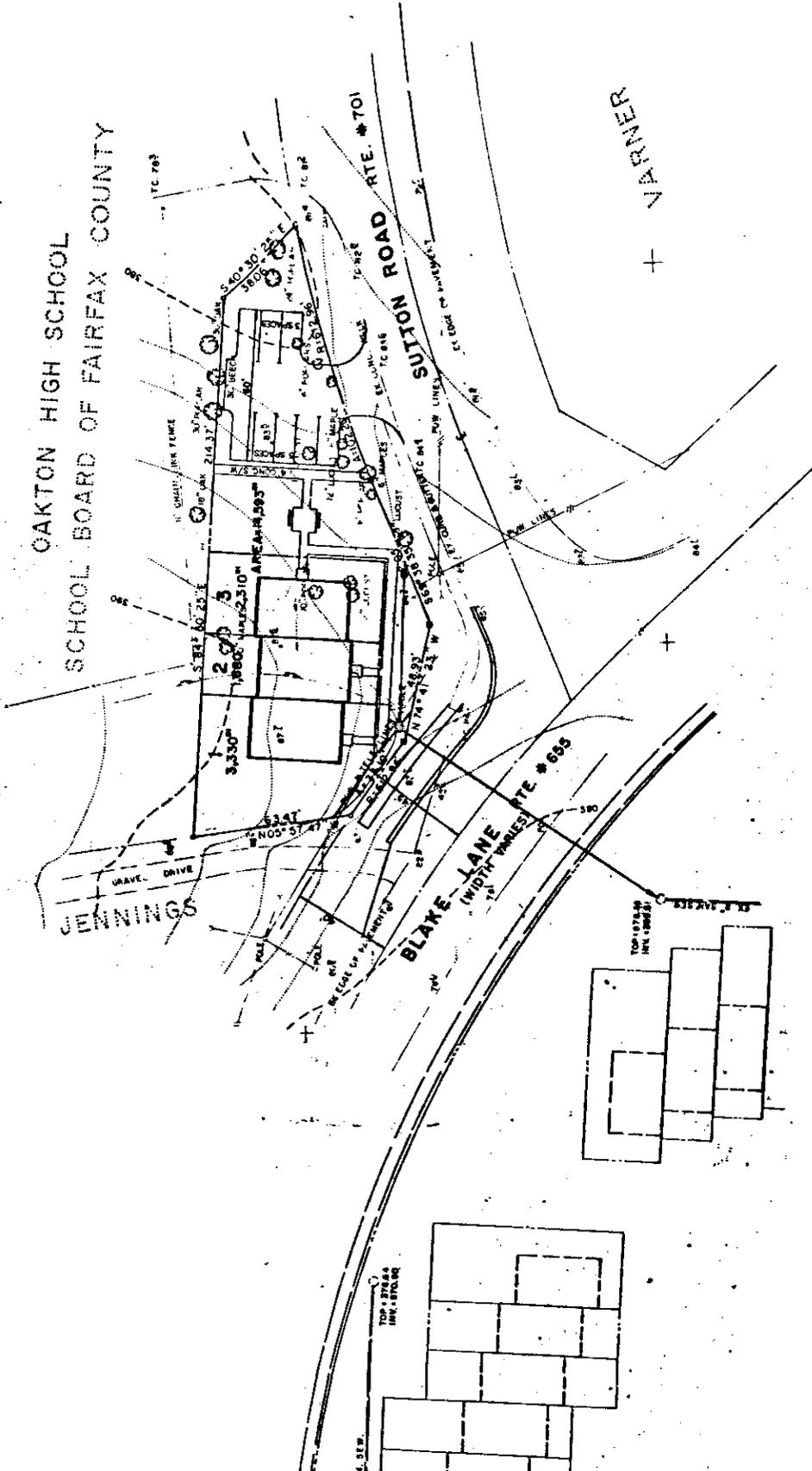
24 November, 1980

HUNTLEY, LOGAN & NYCE, P.C.

I hereby certify that this survey is correct and complies with the minimum procedures and standards established by The Virginia Board of Architects, Professional Engineers and Land Surveyors.

  
Charles J. Huntley C.L.S. No. 968

CAKTON HIGH SCHOOL  
SCHOOL BOARD OF FAIRFAX COUNTY



VARNER

BOARD OF SUPERVISORS ACTION

ON ZONING MAP AMENDMENT

APPLICATION NUMBER RZ 80-P-102

Applicant: Gerald Waldman

Present Zoning: R-1

Requested Zoning: R-12

Proposed Use: Townhouse-Residential

Subject Parcels: 48-3 (11) pt 12

Acreage: .3350

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 July 27, 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 R2 80P-102

Approved to the R-12 District

Total Number of Dwelling Units 3 Density 9 du/acre

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 attached proffers*