



# FAIRFAX COUNTY

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OFFICE OF THE CLERK  
BOARD OF SUPERVISORS  
12000 Government Center Parkway, Suite 533  
Fairfax, Virginia 22035-0072

V I R G I N I A

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February 21, 2003

Robert A. Lawrence, Esquire  
Reed Smith, LLP  
3110 Fairview Park Drive, Suite 1400  
Falls Church, Virginia 22042-4505

RE: Rezoning Application  
Number RZ 2002-BR-017

Dear Mr. Lawrence:

Enclosed you will find a copy of an Ordinance adopted by the Board of Supervisors at a regular meeting held on February 10, 2003, granting Rezoning Application Number RZ 2002-BR-017 in the name of Eastwood Properties, Incorporated to rezone certain property in the Braddock District from the R-1 and R-3 Districts to the PDH-3 District, located on the north side of Zion Drive, approximately 200 feet east of its intersection with Roberts Road (Tax Map 68-4 ((1)) 13, 15, 16, 23 - 26, 29, 30A, 30B, 31, 32B, 32C, 33 and 68-4 ((9)) H), subject to the proffers dated February 7, 2003, consisting of approximately 17.25 acres.

The Board also approved the Conceptual Development Plan dated February 5, 2003; the Planning Commission having previously approved Final Development Plan FDP 2002-BR-017 on January 29, 2003, subject to development conditions dated January 15, 2002, and subject to the Board's approval of RZ 2002-BR-017 and the Conceptual Development Plan.

Sincerely,

*Nancy Vehrs*

Nancy Vehrs  
Clerk to the Board of Supervisors

NV/ns

RZ 2002-BR-017  
February 21, 2003

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cc: Chairman Katherine K. Hanley  
Supervisor Bulova, Braddock District  
Janet Coldsmith, Director, Real Estate Div., Dept. of Tax Administration  
Michael R. Congleton, Deputy Zoning Enforcement Branch  
Barbara A. Byron, Director, Zoning Evaluation Div., DPZ  
Thomas Conry, Dept. Mgr. - GIS - Mapping/Overlay  
Angela K. Rodeheaver, Section Chief, Tmnsprt'n. Planning Div.,  
Charles Strunk, Project Planning Section, Dept. of Transportation  
Michelle Brickner, Deputy Director, DPWES  
Kenny King, Proffer Administrator, Plans & Document Control, OSDS, DPWES  
Frank Edwards, Department of Highways - VDOT  
Land Acqu. & Planning Div., Park Authority  
District Planning Commissioner  
James Patteson, Director, Facilities Mgmt. Div., DPWES  
Barbara J. Lippa, Executive Director, Planning Commission

RECEIVED  
Department of Planning & Zoning  
FEB 25 2003  
Zoning Evaluation Division

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 10th day of February, 2003, the following ordinance was adopted:

AN ORDINANCE AMENDING THE ZONING ORDINANCE  
PROPOSAL NUMBER RZ 2002-BR-017

WHEREAS, Eastwood Properties, Incorporated filed in the proper form an application requesting the zoning of a certain parcel of land herein after described, from the R-1 and R-3 Districts to the PDH-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

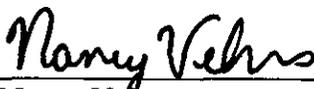
WHEREAS, this Board has today held a duly called public hearing and after due consideration of the reports, recommendation, testimony and facts pertinent to the proposed amendment, the Board is of the opinion that the Ordinance should be amended,

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

Be, and hereby is, zoned to the PDH-3 District, and said property is subject to the use regulations of said PDH-3 District, 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 10th day of February, 2003.

  
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Nancy Vehrs  
Clerk to the Board of Supervisors