



FAIRFAX COUNTY

ZED

**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

Telephone: 703-324-3151
FAX: 703-324-3926
TTY: 703-324-3903

June 3, 2003

Stephen K. Fox, Esquire
10511 Judicial Drive, Suite 112
Fairfax, Virginia 22030

RE: Rezoning Application
Number RZ 2002-MV-027

Dear Mr. Fox:

Enclosed you will find a copy of an Ordinance adopted by the Board of Supervisors at a regular meeting held on April 28, 2003, granting Rezoning Application Number RZ 2002-MV-027 in the name of Jagdish Berry to rezone certain property in the Mount Vernon District from the R-8 District to the R-8 District to permit residential development at a density of 6.17 dwelling units per acre (du/ac), located in the southwest quadrant of the intersection of Edinburgh Drive and Lake Pleasant Drive (Tax Map 98-2 ((8)) G), subject to the proffers dated March 21, 2003, consisting of approximately 1.62 acres.

The Board also:

- **Waived the minimum district size requirement.**
- **Modified the transitional screening requirements and waived the barrier requirements along the northern and western property boundaries.**

Sincerely,

Nancy Vehrs
Clerk to the Board of Supervisors
NV/ns

RZ 2002-MV-027

June 3, 2003

- 2 -

cc: **Chairman Katherine K. Hanley**
Supervisor Hyland, Mount Vernon 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, Trnsprt'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
Joyce Evans, Land Acqu. & Planning Div., Park Authority
District Planning Commissioner
James Patteson, Director, Facilities Mgmt. Div., DPWES
Barbara J. Lippa, Executive Director, Planning Commission
Gary Chevalier, Office of Capital Facilities, Fairfax County Public Schools

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 28th day of April, 2003, the following ordinance was adopted:

**AN ORDINANCE AMENDING THE ZONING ORDINANCE
PROPOSAL NUMBER RZ 2002-MV-027**

WHEREAS, Jagdish Berry filed in the proper form an application requesting the zoning of a certain parcel of land herein after described from the R-8 District to the R-8 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

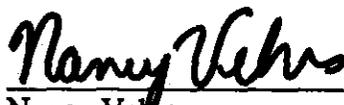
WHEREAS, this Board has today held a duly called public hearing and after due consideration of the reports, recommendation, testimony and facts pertinent to the proposed amendment, the Board is of the opinion that the Ordinance should be amended,

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

Be, and hereby is, zoned to the R-8 District, and said property is subject to the use regulations of said R-8 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 28th day of April, 2003.



Nancy Velts
Clerk to the Board of Supervisors

METES AND BOUNDS DESCRIPTION

Beginning at the northern most property corner, around a curve to the right through a central angle of $09^{\circ}26'34''$ an arc distance of 138.8' a chord bearing of $S62^{\circ}30'20''E$ a distance of 138.7' to a point thence $S57^{\circ}13'57''E$ a distance of 120.0' to a point around a curve to the right through a central angle of $88^{\circ}21'38''$ an arc distance of 38.6' a chord bearing of $S 13^{\circ}47'49''E$ a distance of 34.8' to a point around a curve to the left through a central angle of $14^{\circ}00'10''$ an arc distance of 173.7' a chord bearing of $S21^{\circ}09'53''W$ a distance of 173.3' to a point thence $N81^{\circ}40'00''W$ a distance of 153.5' to a point thence $N84^{\circ}40'00''W$ a distance of 132.0' to a point thence $N 21^{\circ}50'57''E$ a distance of 310.4' to a point to the point of beginning containing 70448.3592 square feet or 1.6173 acres more or less.