



# County of Fairfax, Virginia

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November 17, 2014

**2014 Planning  
Commission**

**Peter F. Murphy**  
Chairman  
*Springfield District*

**Frank de la Fe**  
Vice Chairman  
*Hunter Mill District*

**Janet R. Hall**  
Secretary  
*Mason District*

**James R. Hart**  
Parliamentarian  
*At-Large*

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**John Ulfelder**  
*Dranesville District*

**Earl L. Flanagan**  
*Mount Vernon District*

**Janyce N. Hedetniemi**  
*At-Large*

**Ellen J. "Nell" Hurley**  
*Braddock District*

**John L. Litzenberger**  
*Sully District*

**Kenneth A. Lawrence**  
*Providence District*

**James Migliaccio**  
*Lee District*

**Timothy J. Sargeant**  
*At-Large*

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**Jill G. Cooper**  
*Executive Director*

**Kimberly A. Bassarab**  
*Assistant Director*

**John W. Cooper**  
*Clerk to the Commission*

Andrew Painter, Esquire  
Walsh, Colucci, Lubeley, Emrich & Walsh, PC  
1 E. Market Street, 3rd Floor  
Leesburg, Virginia 20176

Re: **SEA 94-M-047-02 – HOME DEPOT USA, INC.**  
**Mason District**

Dear Mr. Painter:

At its November 13, 2014 meeting, the Planning Commission voted 8-0 (Commissioners de la Fe, Flanagan, Lawrence, and Sargeant were absent from the meeting) to **RECOMMEND APPROVAL** of the above referenced application to the Board of Supervisors. A copy of the verbatim transcript is attached.

This letter serves as a record of the Planning Commission's recommendation to the Board of Supervisors and not as the final approval. The application is still subject to final decision by the Board of Supervisors.

This action does not constitute exemption from the various requirements of this county and state. The applicant is responsible for ascertaining if permits are required and obtaining the necessary permits such as Building Permits, Residential Use Permits and Non-Residential Use Permits. Information concerning building permits may be obtained by calling 703-222-0801.

Sincerely,

Jill G. Cooper, AICP  
Executive Director

Attachments (a/s)

cc: Penelope Gross, Supervisor, Mason District  
Janet Hall, Planning Commissioner, Mason District  
Catherine A. Chianese, Assistant County Executive, Clerk to the Board of Supervisors, County Executive Office  
William O'Donnell, Staff Coordinator, ZED, DPZ  
Robert Harrison, ZED, DPZ  
November 13, 2014 date file

 To request special accommodations, call the Planning Commission office at 703-324-2865, TTY 703-324-7951. Please allow seven working days to make the appropriate arrangements.



Planning Commission  
Verbatim Excerpt  
November 13, 2014

SEA 94-M-047-02 – HOME DEPOT USA, INC.

Decision Only during Commission Matters  
(Public Hearing held on 11/05/14)

Commissioner Hall: This evening we have a decision on the Home Depot application and I would you reaffirm – agree - - agree to the proposed development conditions that are dated November 13<sup>th</sup>, with one little, minor change to condition number 22; the word stamped be replaced with “marked.” Do you so?

Andrew Painter, Esquire, Walsh, Colucci, Lubeley, Emrich & Walsh, PC: I do affirm, on behalf of the applicant, that the applicant agrees to all the conditions that were approved and dated November 13<sup>th</sup>, including the proposed modification to condition 22.

Chairman Murphy: And just for the record, will you identify yourself so we’ll know.

Mr. Painter: Andrew Painter, with Walsh, Colucci; speaking on behalf of the applicant, Home Depot USA, Incorporated.

Chairman Murphy: Thank you.

Commissioner Hall: Very well, thank you. With that, Mr. Chairman, I MOVE THAT THE PLANNING COMMISSION RECOMMEND APPROVAL OF SEA 94-M-047-02, SUBJECT TO THE DEVELOPMENTS CONDITIONS, NOW DATED NOVEMBER 13<sup>TH</sup>, 2014.

Commissioner Hart: Second.

Chairman Murphy: Seconded by Mr. Hart. Is there a discussion? All those in favor of the motion to recommend to the Board of Supervisors that it approve SEA 94-M-047-02, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Ms. Hall.

Commissioner Hall: I MOVE THAT THE PLANNING COMMISSION RECOMMEND APPROVAL OF THE LIST OF MODIFICATIONS AND WAIVERS DATED NOVEMBER 13, 2014, THAT WERE PROVIDED TO YOU TODAY AND FURTHER DISCUSSED IN THE STAFF REPORT. THIS LIST SHALL BE MADE PART OF THE RECORD OF THIS CASE.

Commissioner Hart: Second.

Chairman Murphy: Seconded by Mr. Hart. Discussion of that motion? All those in favor, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries.

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(The motion carried by a vote of 8-0. Commissioners de la Fe, Flanagan, Lawrence, and Sargeant were absent from the meeting.)

JN



# County of Fairfax, Virginia

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November 6, 2014

**2014 Planning  
Commission**

**Peter F. Murphy**  
Chairman  
*Springfield District*

**Frank de la Fe**  
Vice Chairman  
*Hunter Mill District*

**Janet R. Hall**  
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*At-Large*

**Jill G. Cooper**  
*Executive Director*

**Kimberly A. Bassarab**  
*Assistant Director*

**John W. Cooper**  
*Clerk to the Commission*

Andrew Painter  
Walsh, Colucci, Lubeley & Walsh, PC  
2200 Clarendon Boulevard, Suite 1300  
Arlington, VA 22201

**Re: SEA 94-M-047-02 – HOME DEPOT USA, INC.  
Mason District**

Dear Mr. Painter:

At its November 5, 2014 meeting, the Planning Commission voted 10-0 (Commissioners de la Fe and Lawrence were absent from the meeting) to **DEFER THE DECISION ONLY** of the above referenced application to a date certain of November 13, 2014. A copy of the verbatim transcript is attached.

Sincerely,

Jill G. Cooper, AICP  
Executive Director

cc: Penelope Gross, Supervisor, Mason District  
Janet Hall, Planning Commissioner, Mount Vernon District  
Catherine A. Chianese, Assistant County Executive, Clerk to the Board of Supervisors  
Joseph Gorney, Staff Coordinator, ZED, DPZ  
Robert Harrison, ZED, DPZ  
November 5, 2014 date file

 To request special accommodations, call the Planning Commission office at 703-324-2865, TTY 703-324-7951. Please allow seven working days to make the appropriate arrangements.

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**Fairfax County Planning Commission**  
12000 Government Center Parkway, Suite 330, Fairfax, VA 22035  
703-324-2865 (Voice) 703-324-7951 (TTY) 703-324-3948 (Fax)  
[www.fairfaxcounty.gov/planning](http://www.fairfaxcounty.gov/planning)



Planning Commission Meeting  
November 5, 2014  
Verbatim Excerpt

SEA 94-M-047-02 – HOME DEPOT USA, INC.

After Close of the Public Hearing

Chairman Murphy: Public hearing is closed. Ms. Hall.

Commissioner Hall: Thank you, Mr. Chairman. I MOVE THAT THE PLANNING COMMISSION DEFER DECISION ONLY FOR SEA 94-M-047-02 TO A DATE CERTAIN OF NOVEMBER 13, 2014, WITH THE RECORD TO REMAIN OPEN FOR WRITTEN COMMENT.

Commissioner Hart: Second.

Chairman Murphy: Seconded by Mr. Hart. Is there a discussion of the motion? All those in favor of the motion to defer decision only on SEA 94-M-047-02 to a date certain of November 13<sup>th</sup>, with the record remaining open for written comments, say aye.

Commissioners: Aye.

Chairman Murphy: Opposed? Motion carries. Thank you very much.

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(The motion carried by a vote of 10-0. Commissioners de la Fe and Lawrence were absent from the meeting.)

JLC