

COUNTY OF FAIRFAX, VIRGINIA

SPECIAL PERMIT RESOLUTION OF THE BOARD OF ZONING APPEALS

PAMELA WRIGHT (BOGDONOFF), SP 2016-DR-018 Appl. under Sect. 8-918 of the Zoning Ordinance to permit an accessory dwelling unit. Located at 607 Chain Bridge Rd., McLean, 22101, on approx. 21,832 sq. ft. of land zoned R-2. Dranesville District. Tax Map 32-1 ((1)) 15. Mr. Hammack moved that the Board of Zoning Appeals adopt the following resolution:

WHEREAS, the captioned application has been properly filed in accordance with the requirements of all applicable State and County Codes and with the by-laws of the Fairfax County Board of Zoning Appeals; and

WHEREAS, following proper notice to the public, a public hearing was held by the Board on June 15, 2016; and

WHEREAS, the Board has made the following findings of fact:

1. The applicant is the owner of the land.
2. There is a favorable staff recommendation, and the Board adopts the rationale of the staff.
3. The applicant has read, understands, and concurs with the proposed development conditions.

AND WHEREAS, the Board of Zoning Appeals has reached the following conclusions of law:

THAT the applicant has presented testimony indicating compliance with the general standards for Special Permit Uses as set forth in Sect. 8-006 and the additional standards for this use as contained in the Zoning Ordinance.

NOW, THEREFORE, BE IT RESOLVED that the subject application is **APPROVED** with the following limitations:

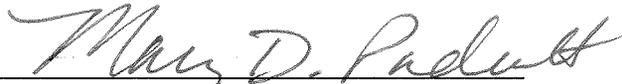
1. This approval is granted to the applicant, Pamela Wright (Bogdonoff) only, and is not transferable without further action of the Board, and is for the location indicated on the application, and is not transferable to other land.
2. This special permit is granted for an accessory dwelling unit for the property as shown on the plat titled "Plat Showing House Location on Lot 3 Resubdivision of the Property of Watman Ward, Inc.," prepared by Bryant L. Robinson, L.S., of Alexandria Surveys International, LLC, dated October 17, 2003 and received February 11, 2016, consisting of one sheet and approved with this application, as qualified by these development conditions.
3. The occupant(s) of the principal dwelling and the accessory dwelling unit shall be in accordance with Par. 5 of Sect. 8-918 of the Zoning Ordinance.

4. Parking for the ADU shall be accommodated on site.
5. Provisions shall be made for the inspection of the property by County personnel during reasonable hours upon prior notice.
6. The accessory dwelling unit shall be approved for a period of five (5) years from the final approval date of the special permit and may be extended for five (5) years periods with prior approval of the Zoning Administrator in accordance with Sect. 8-012 of the Zoning Ordinance.

This approval, contingent upon the above-noted conditions, shall not relieve the applicant from compliance with the provisions of any applicable ordinances, regulations or adopted standards

Mr. Smith seconded the motion, which carried by a vote of 7-0.

A Copy Teste:



Mary D. Padrutt, Deputy Clerk
Board of Zoning Appeals