

COUNTY OF FAIRFAX, VIRGINIA

SPECIAL PERMIT RESOLUTION OF THE BOARD OF ZONING APPEALS

VALENTYNA VOROBYOVA A/K/A TINA HASSAN, AND FOLIO MANAGMENT INTERNATIONAL, INC., DBA SMALL WORLD INTERNATIONAL SCHOOL, SWISCHOOL, SWIS, S.W.I.S., SP 2014-PR-016 Appl. under Sect(s). 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 8603 Hilltop Rd., Vienna, 22180, on approx. 11,104 sq. ft. of land zoned R-3. Providence District. Tax Map 49-1 ((14)) 2. Mr. Byers 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 4, 2014; and

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

1. The applicant is the tenant; however, she has a letter of consent from the owners of the land.
2. The owners are also on the affidavit.
3. The present zoning is R-3.
4. The lot area is 11,104 square feet.
5. Staff recommends approval, and the Board adopts its rationale.

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, Valentyna Vorobyova, aka Tina Hassan, and Folio Management International, Inc., dba Small World International School, SWISchool, SWIS, S.W.I.S only and is not transferable without further action of the Board, and is for the location indicated on the application, 8603 Hilltop Road, and is not transferable to other land.
2. This special permit is granted only for the home child care facility use indicated on the special permit plat prepared by James A. Smith and Associates, dated June 7, 1971, as revised on March 5, 2014, by Valentyna Vorobyova, renter, and approved with this application, as qualified by these development conditions.

3. A copy of this Special Permit **SHALL BE POSTED in a conspicuous place on the property of the use** and be made available to all departments of the County of Fairfax during the hours of operation of the permitted use.
4. The maximum hours of operation of the home child care facility shall be limited to 7:00 a.m. to 6:30 p.m., Monday through Friday.
5. The maximum number of children on site at any one time shall be 12, excluding the applicant's own children.
6. The dwelling that contains the child care facility shall be the primary residence of the applicant.
7. There shall be no signage associated with the home child care facility.
8. Unsurfaced areas of the front yard previously utilized for parking shall cease to be utilized as such. Alternatively, additional front yard area may be surfaced and utilized for parking. Additional surfacing may not exceed thirty (30) percent of the front yard when calculated in conjunction with the existing driveway.
9. All applicable permits and inspections shall be obtained prior to the establishment of the use, to be demonstrated to the satisfaction of the Zoning Administration Division, including any electrical or plumbing inspections as may be required.
10. The applicant will maintain the same fence or its equivalent to preclude access to the storm drain or storm sewer.
11. All drop-offs and pickups of children shall occur in the driveway.

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.

Pursuant to Sect. 8-015 of the Zoning Ordinance, this special permit shall automatically expire, without notice, ninety days after the date of approval unless the use has been established as outlined above. The number of children shall not be increased above seven until all conditions are met. The Board of Zoning Appeals may grant additional time to establish the use if a written request for additional time is filed with the Zoning Administrator prior to the date of expiration of the special permit. The request must specify the amount of additional time requested, the basis for the amount of time requested, and an explanation of why additional time is required.

VALENTYNA VOROBYOVA A/K/A TINA HASSAN, AND FOLIO
MANAGEMENT INTERNATIONAL, INC., DBA SMALL WORLD
INTERNATIONAL SCHOOL, SWISCHOOL, SWIS, S.W.I.S., SP 2014-PR-016

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Mr. Hart seconded the motion, which carried by a vote of 6-0-1. Mr. Beard abstained from the vote.

A Copy Teste:

A handwritten signature in cursive script, reading "Lorraine A. Giovinazzo". The signature is written in dark ink and is positioned above a horizontal line.

Lorraine A. Giovinazzo, Deputy Clerk
Board of Zoning Appeals