



County of Fairfax, Virginia

July 15, 2016

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Department of Planning & Zoning

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Zoning Evaluation Division

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Clerk to the Commission

Sara V. Mariska, Esquire
Walsh, Colucci, Lubeley & Walsh, P.C.
2200 Clarendon Boulevard, Suite 1300
Arlington, Virginia 22201-3359

**Re: SEA 97-L-065 – DOGWOOD PETROLEUM REALTY, LLC
Mount Vernon District**

Dear Ms. Mariska:

At its July 13, 2016 meeting, the Planning Commission voted 10-0 (Commissioners Lawrence and Murphy were absent from the meeting) to **RECOMMEND APPROVAL** on the above referenced application to the Board of Supervisors, subject to development conditions dated June 28, 2016. 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,


John W. Cooper, Clerk to the
Fairfax County Planning Commission

Attachments (a/s)

cc: Daniel G. Storck, Supervisor, Mount Vernon District
Earl L. Flanagan, Planning Commissioner, Mount Vernon District
Catherine A. Chianese, Assistant County Executive, Clerk to the Board of Supervisors, County Executive Office
Angelica Gonzalez, Staff Coordinator, Zoning Evaluation Division, Department of Planning and Zoning
✓ Robert Harrison, ZED, DPZ
July 13, 2016 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.

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)
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Planning Commission Meeting
July 13, 2016
Verbatim Excerpt

SEA 97-L-065 – DOGWOOD PETROLEUM REALTY, LLC

After Close of the Public Hearing

Vice Chairman de la Fe: I will close the public hearing and move to the motion. Yes?

Commissioner Flanagan: Yes.

Vice Chairman de la Fe: Mr. Flanagan.

Commissioner Flanagan: Thank you, Mr. Chairman. At this time, though, I would like to request that the applicant confirm for the record their agreement to the proposed development conditions dated June 28, 2016.

Ms. Sara Mariska, Walsh, Colucci, Lubeley & Walsh, P.C., Applicant's Attorney: We agree to those conditions, thank you.

Commissioner Flanagan: Thank you. I, THEREFORE, MOVE THEN, Mr. Chairman, THAT THE PLANNING COMMISSION RECOMMEND TO THE BOARD OF SUPERVISORS APPROVAL OF SEA 97-L-065, SUBJECT TO THE DEVELOPMENT CONDITIONS DATED JUNE 28, 2016 AND APPROVAL OF A MODIFICATION OF SECTION 2-414 OF THE ZONING ORDINANCE REQUIRING THAT COMMERCIAL BUILDINGS BE LOCATED 75 FEET FROM AN INTERSTATE RIGHT-OF-WAY TO PERMIT THE BUILDING TO REMAIN APPROXIMATELY 58 FEET.

Commissioner Sargeant: From the right-of-way.

Vice Chairman de la Fe: From the right-of-way.

Commissioner Flanagan: FROM THE RIGHT-OF-WAY, yes.

Commissioner Hedetniemi and Sargeant: Second.

Vice Chairman de la Fe: Seconded by Commissioner Hedetniemi and Sargeant. Any discussion? Hearing and seeing none, all those in favor please signify by saying aye.

Commissioners: Aye.

Vice Chairman de la Fe: Opposed? The motion carries.

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(Each motion carried by a vote of 10-0. Commissioners Lawrence and Murphy were absent from the meeting.)

TMW