

Request to Be Placed on the Agenda

To be placed on a Mount Vernon Council committee agenda, please provide the information below, as pertinent, and email this form and supporting documents to the chair of the appropriate committee. Visit the Council's Board of Directors web page (www.mvcca.org/board.html) for the current contact information, including email addresses.

Committee: Transportation Planning & Zoning Environment & Recreation
 Public Safety Consumer Affairs Health & Human Services
 Education Budget & Finance (County) Affordable & Workforce Housing

- 1) The application number (RZ, SEA, PCA, etc.) N/A - Potential Comprehensive Plan Amendment
 The name of the staff coordinator: Marianne Gardner
- 2) The street address of the property, including city and ZIP code. If several parcels are being consolidated, send the address of a central parcel so the project can be located on a map:
 6228 Richmond Highway, 6220 Richmond Highway and 6117 North Kings Highway, Alexandria, VA 22306
- 3) The tax map reference number(s):
 83-3 ((9)) (1) 5, 5A and B
 83-3 ((1)) 22B, 22C and 22D
- 4) The name(s) of the presenters and their relationship (attorney, owner, designer, etc.):
 Lynne J. Strobel, Attorney
 Also in attendance will be Steve Bannister, developer
- 5) The specific request of the application (for example rezoning from R-2 to PDH-5 with a net density of 4.7 DU/AC or fill 123 cubic yards in a floodplain or permit the use of gas station with mini-mart):
 Consideration of an amendment to Comprehensive Plan text to permit mixed use development, specifically multi-family residential over first floor retail.
- 6) A one-paragraph summary of the project describing the scope of the project, why the project is desirable, the product proposed, product pricing, and anything else deemed important to understanding the project. *This paragraph will be the basis for the descriptive text in the agenda:*
 The developer has entered into a joint venture agreement with the property owners and proposes a development of multi-family residential over first floor retail on approximately 4 acres. The proposal will include an urban design consistent with the redevelopment objectives of the Richmond Highway Corridor and the Commercial Revitalization District. The first step in this process is an amendment to the Comprehensive Plan that currently recommends low-rise office use up to a .35 FAR (in part) and retail uses up to a 0.5 FAR (in part).
- 7) The Statement of Justification in electronic form is attached - N/A
- 8) The most current site plan or development plan (digital) is attached - *Concept Elevation attached*
- 9) A copy of the staff report is attached or
 Staff report link: N/A
- 10) A copy of the proffers statement is attached. - N/A
- 11) Planning Commission date: N/A
 Board of Supervisors date: N/A

12) **Modifications Proffer** NO YES Will also explain/discuss at committee meeting

Do you agree to a development condition or proffer that if the application is approved by the Board of Supervisors or the Board of Zoning Appeals, from that day forward every request for a change will be sent by the developer to the Mount Vernon District Supervisor and the District Planning Commissioner, and that the Supervisor has a minimum of two weeks to inform you whether the change is not significant and can proceed according to normal County procedures, or the change is significant and will be reviewed by persons of the Supervisor's choosing. Plan changes that are covered by this proffer include:

- * the size, quantity, height, orientation, or exterior appearance of a building or buildings
- * the size, orientation, or characteristics of an open space, tree save area, or recreation area
- * the size, capacity, or design of any stormwater management facility, any increase in the amount of impervious surface, any change in drainage, or any new or increased fill or encroachment into an RPA
- * any increase in the area included within the limits of clearing and grading, the addition of or increase in height of any retaining wall, or more than a 5% increase in soil filling
- * any change in the infrastructure including roadways, sidewalks, lighting, utility lines, buffering / screening, or landscaping.

* The modifications proffer does not modify or replace any regulation or county dictated process for requesting a change to approved plans. The proffer is to provide opportunity for the community to learn of plan changes before they are submitted for County approval. The Planning Commissioner and the Supervisor do not grant approval of the change; rather, they only determine whether the requested change warrants review by the community. The majority of requested changes are considered "not significant" and the Supervisor will be able to respond in a day or two and not cause any delay in the development schedule.