



**The Mount Vernon Council of Citizens Associations, Inc.**

P.O. Box 203, Mount Vernon, VA 22121-9998

<http://www.mvcca.org>

Board of Supervisors and  
Planning Commissioners

June 29, 2024

Subject: Rezoning Resolution for Lukens Lane from R2 to R3

Please find the MVCCA's resolution supporting this rezoning attached.

*Katherine Ward*

Katherine Ward  
Cochair  
MVCCA

Attached: LUKENS LANE REZONING RESOLUTION (P&Z-2024-01)

MOUNT VERNON COUNCIL OF CITIZENS' ASSOCIATIONS (MVCCA)

LUKENS LANE REZONING RESOLUTION (P&Z-2024-01)

WHEREAS, the Mount Vernon Council of Citizens' Associations (MVCCA) is committed to fostering responsible development that benefits the community and preserves the environment; and

WHEREAS, this property is located Lukens Lane, between Richmond Highway and Old Mill Rd and has two older homes on it plus accessory structures and

WHEREAS, the owners, are requesting a rezoning from R-2 to R-3 to permit the development of 11 new single-family dwellings with 3 out lots that have been approved by the county staff and

WHEREAS, Lots 2 and 11 have been reoriented to provide better backyard usability, enhancing the livability and appeal of the properties; and

WHEREAS, VDOT has approved a connectivity waiver, which exempts the project from requiring secondary access to the community.

THEREFORE, BE IT RESOLVED, the MVCCA supports the proposed rezoning and development of 11 new single-family homes on this Lukens Lane site and recommends the Planning Commission and Board of Supervisors also approves it.

APPROVED BY THE MVCCA GENERAL COUNCIL JUNE 26, 2024