



**ARLINGTON COUNTY, VIRGINIA**  
ARLINGTON COUNTY PLANNING COMMISSION

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CLERK

TO: Planning Commissioners  
Site Plan Review Working Group Members

FROM: Steve Cole, Site Plan Review Working Group Chair

CC: Robert Duffy, Planning Director,  
Tom Miller, Current Planning Supervisor  
Samia Byrd, Site Plan Review Coordinator  
Lisa Maher, DES

DATE: June 24, 2014

RE: June 26 Revisions to the June 12 Site Plan Review Process Document

As a reminder, our next meeting is scheduled for Thursday, June 26 from 8:30-10:00 p.m.

I have made several changes to the draft site plan review process document following our discussion last Thursday evening. Two new versions are attached: a redline-strikethrough version and one where changes have been incorporated.

**Role of Other Commissions/Membership/Participation.**

- Standing membership continues to include only the Transportation and Park and Recreation Commissions. The document now notes that these commissions will be encouraged to identify representatives for each review.
- Crystal City Citizens Review Council and the Disability Advisory Commission have been added to the list of Other Commission Members. Language has been added to clarify that Other Commissioners Members could elect to participate fully in any site plan review or any individual meetings of any review.

**Optional Preliminary and Streamlined Reviews.**

- No changes have been made to the section on Optional Preliminary Review
- With respect to Streamlined reviews a few changes have been made:
  - The size limit has been changed very slight from “less than” to “up to” 60,000 square feet
  - Added “lower fees” as a potential element of the second option
  - changed “reduced” to “fewer” site plan conditions

### **Draft Master Agenda/Discussion Item List**

- Deleted “building code” from the staff presentation as part of the first meeting
- Changed “power grid” to “electrical and communication distribution system” in the Urban Design section
- Added “Public Safety” to the Site Design and Form section
- Added “Other” in appropriate places
- Expanded the Community Benefits Section to include under “Bonus Density” specific discussion topics related to “Mitigations,” “Sector plan Expectations,” “Density Bonus-related,” and “Neighborhood Recommendations.”
- Added “Special Zoning Districts” under “Bonus Density” with subtopics for C-O-Rosslyn and C-O-Crystal City

**Other.** Finally, as requested by the committee, I reached out to the Economic Development Commission to seek their views on the elements of the proposed discussion agenda that are relevant to their charge and the review-related areas where they see EDC having a responsibility to advise the County Board. I will report back to SPRC on this at Thursday’s meeting.