

**PLANNING COMMISSION  
ARLINGTON COUNTY BOARD ROOM  
#1 Courthouse Plaza, Room 307  
2100 Clarendon Boulevard  
Arlington, Virginia 22201**

**Monday, February 9 & Wednesday, February 11, 2015  
COUNTY BOARD – February 21 & 24, 2015**

**BEGINNING AT 6:30 P.M., THE PLANNING COMMISSION WILL CONSIDER A MOTION TO ADJOURN THE MEETING FOR THE PURPOSE OF CONDUCTING AN ANNUAL CLOSED WORK SESSION WITH THE COUNTY ATTORNEY. THE PLANNING COMMISSION WILL RECONVENE FOR ITS PUBLIC HEARING NO EARLIER THAN 7:30 P.M.**

- 1. Cherrydale Neighborhood Conservation Plan Update (ACTION)**
- 2. The Gables (ACTION)**
  - A. SP #432 SITE PLAN** for LG Rolfe Street LLC to permit construction of approximately 391,369 square feet of development in three buildings with approximately 395 residential units, 14 dormitory units, and up to 1,000 square feet of retail and modifications of zoning ordinance for parking ratio, density exclusions, bonus density for LEED Gold and Silver certification, bonus density for on-site affordable dwelling units, bonus density for the provision of a community facility and other modifications as necessary to achieve the proposed development plan; located at North Rolfe Street and 14<sup>th</sup> Street North (RPC# 17-024-001 through -011, and -013 through -028).
  - B.** Consideration of consistency with the adopted comprehensive plan of a proposed public transitional living facility; located at North Rhodes Street and North Fairfax Drive (RPC 17-024-001 through -011, and -013 through -028). Applicable policies: Fort Myer Heights North Plan; GLUP “Medium Residential” and Fort Myer Heights North Special District.
- 3. Presentation of the Preliminary FY2016 Planning Division Work Plan (INFORMATIONAL ITEM)**

Wednesday, February 11, 2015

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**4. REMARKS BY COUNTY BOARD CHAIR, MARY HYNES**

**5. U-3401-15-1, COLUMBIA HILLS (N-FBC)** for the development of 229 multi-family dwelling units with a modification for a maximum building footprint under the Columbia Pike Neighborhoods Form Based Code. **(ACTION)**

**6. U-3402 -15-1, CARVER HOMES (N-FBC)** for the development of 50 townhouses including 73 residential units with a modification of ground story heights associated with accessible entrance requirements. **(ACTION)**

**7. FBC-19, ACZO Article 11.1 Commercial Form Based Code (Appendix A)** to amend the Western Gateway regulating plan to adjust the required building lines between South Jefferson Street and South Greenbrier Street. **(ACTION)**

**8. ZOA-15-01, Amendments to the Arlington County Zoning Ordinance, Articles 1-18 and Appendices A and B,** to incorporate a use classification system; update use tables and definitions; update use standards, including new standards for short term uses and accessory uses; and incorporate other minor updates throughout the Ordinance to codify administrative practices, increase clarity and consistency, and correct errors. **(ACTION)**

**9. ORGANIZATIONAL MATTERS & OTHER BUSINESS**

- A. Staff report on current matters
- B. Chairman's Report
- C. Committee Reports
  - 1) Site Plan Review Committee
  - 2) Long Range Planning Committee
  - 3) ZOCO
  - 4) Others
- D. Liaison Reports
- E. Approval of the January 12 and 14, 2015 Meeting Minutes

**COMMISSIONER CIOTTI WILL REPRESENTS THE PLANNING COMMISSION AT THE COUNTY BOARD MEETING OF FEBRUARY 21, 2015.**

**For inquiries regarding the Planning Commission, contact the Planning Division, (703) 228-3525. Our mailing address is Department of Community, Planning, Housing & Development, Planning Division 2100 Clarendon Boulevard, Suite 700, Arlington County, VA 22201.**

**Gizele C. Johnson, Clerk, Planning Commission**