



ARLINGTON COUNTY, VIRGINIA

County Board Agenda Item
Meeting of November 19, 2011

REVISED REPORT – REVISED RECOMMENDATION

DATE: November 16, 2011

SUBJECT: U-3306-11-1 USE PERMIT of Arlington Designer Homes, Inc to modify setback and yards on a pipe stem lot located adjacent to 2615 N. Nottingham Street (RPC# 01-075-020).

APPLICANT:

Andrew Moore
Arlington Designer Homes
4719 24th Road North
Arlington, Virginia 22207

REVISION EXPLANATION: The report published on November 10, 2011 contained a recommendation to deny the 8 and 10 foot side yard modifications requested by the applicant. The report stated that staff could support modifications of 12 feet for both side yards. The applicant has agreed to the 12 foot side yard modifications; however, that agreement had not been received at the time the staff report was finalized. The purpose of this report is to revise the recommendation from denial to deferral of the application in order to allow staff and the applicant time to review the revised setback request and to complete appropriate conditions of the use permit.

C. M. RECOMMENDATION:

Defer the subject use permit request to the December 10, 2011, County Board meeting.

DISCUSSION: This report revises the staff recommendation for the report dated November 10, 2011, which was to deny the applicant's requested side yard modifications from the required 25 feet to 8 and 10 feet on the subject lot. In the report, staff suggested that a more appropriate side yard to allow for improvements on the subject lot of a one-family dwelling would be 12 feet on both sides of the lot. At the time the staff report was finalized, staff had not received the applicant's agreement to the 12 foot side yards. Since the staff report was finalized, the applicant has agreed to the staff recommended side yard modifications of 12 feet subject to conditions.

County Manager:

BMD/GA

County Attorney:

CUW *GA*

Staff: Sophia Fisher, CPHD, Planning Division
Samia Byrd, CPHD, Planning Division
Dolores Kinney, DES, Transportation Division

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Staff and the applicant have agreed that additional time would be needed to further discuss revisions to the application and appropriate conditions related to the staff recommended side yards. Therefore, staff recommends that the County Board defer the subject use permit request to the December 10, 2011, County Board meeting.

