



ARLINGTON COUNTY, VIRGINIA

**County Board Agenda Item
Meeting of December 10, 2011**

DATE: November 21, 2011

SUBJECT: SP #122 SITE PLAN A MENDMENT for addition of gross floor area and building height to allow for roof deck at the Noland Building. Modifications to use regulations include building height and density, and other modifications as necessary to achieve the proposed development plan; located at located at 1300 17th St. N. (RPC#17-003-032, -031).

Applicant:

1300 N. 17th Street GP, LLP

By:

Martin D. Walsh
Walsh Colucci Lubeley Emrich and Walsh, PC
2200 Clarendon Boulevard, Suite 1300
Arlington, Virginia 22201

C. M. RECOMMENDATION:

Defer the site plan amendment for a roof deck to the January 21, 2012 County Board meeting.

ISSUES: This is a request for a site plan amendment to permit an increase in density and building height to accommodate a roof deck at the Noland Building in Rosslyn. The applicant is requesting a deferral to the January, 21, 2012 County Board meeting to allow additional time to work with staff on details related to the request.

DISCUSSION: The applicant requests a site plan amendment to allow the construction of a new structure on the roof of the Noland Building, located at 1300 17th Street N. in Rosslyn. The new structure would be used for a roof deck to serve the existing office tenants of the building, and would contain a seating area, restrooms, a kitchenette, and an elevator lobby. The proposal would result in an increase of 6,092 square feet of gross floor area (GFA), and 23 feet of building height. The applicant is requesting an additional month to work with staff on details related to

County Manager: *BMD/GA*

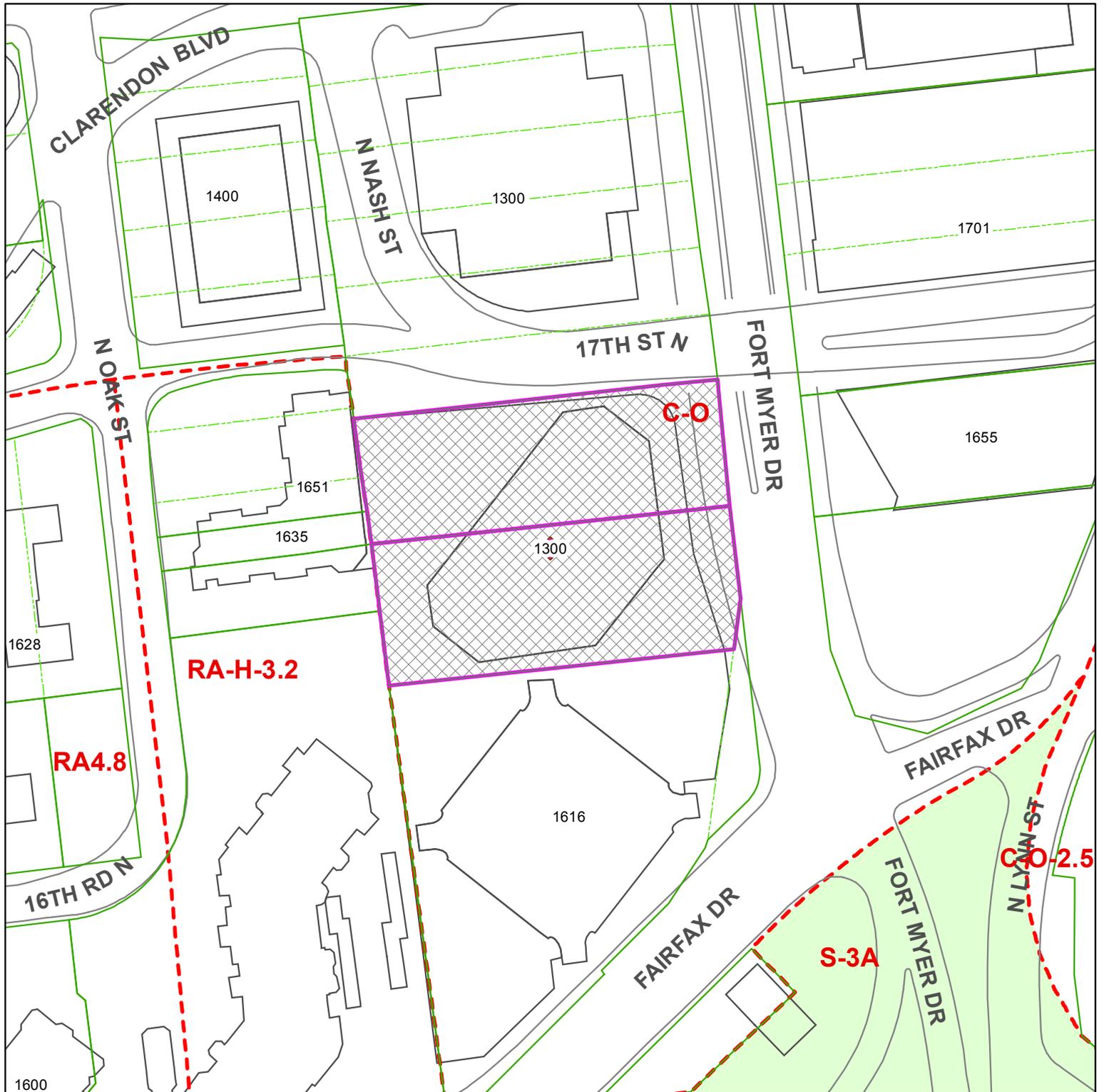
County Attorney: *[Signature]* *[Signature]*

Staff: Matthew W. Pfeiffer, DCPHD, Planning Division

PLA-6068

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the request. Therefore, staff recommends deferral of the site plan amendment to the January 21, 2012 County Board meeting.



SP #122

1300 N. 17th Street

RPC#17-003-032, -031



 Case
 Location(s)
 Scale: 1:1,200

Note: These maps are for property location assistance only.
 They may not represent the latest survey and other information.