



## ARLINGTON COUNTY, VIRGINIA

County Board Agenda Item  
Meeting of June 16, 2012

### REVISED REPORT

**DATE:** June 19, 2012

**SUBJECT:** SP #364 SITE PLAN AMENDMENT to modify site plan condition #66 to allow for the change in use of area required for convenience service or retail to a residential condominium unit; located at 2220 Fairfax Drive and 2303 N. 11<sup>th</sup> Street (RPC# 18-084-016).

**REVISION EXPLANATION:** This revised report will change the County Manager's recommendation of the staff report distributed for the subject site plan amendment on June 8, 2012 from approval to deferral.

**Applicant:**

Woodbury Park Condominium Development Associates, LLC

**By:**

Andrew A. Viola, Vice President  
Bush Construction Corporation  
2000 Clarendon Boulevard, Suite 1000  
Arlington, Virginia 22201

**C.M. RECOMMENDATION:**

Defer the subject site plan amendment to the July 21, 2012 County Board meeting.

**ISSUES:** This is a site plan amendment request to modify Condition #66 in order to allow for the change in use of space required for convenience service area or retail to a residential unit. A concern has been raised regarding the lack of secure access from the garage to the building at the Park at Courthouse Condominiums.

**DISCUSSION:** A concern has been raised by the Park at Courthouse Condominium Board in association with the subject site plan amendment related to the lack of secure access to the

County Manager:

*BMD*

County Attorney:

Staff: Samia Byrd, DCPHD, Planning Division

PLA-6218

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building. A deferral is therefore requested by the applicant in order to allow the Developer additional time to work proactively with the Park at Courthouse Condominium Board and property management company to assist them to develop a viable solution to the need to prevent unauthorized access into the condo building from the garage. It is anticipated that during the period of deferral, the applicant and Condo Board would make sufficient progress towards resolution of the problem. Therefore staff recommends and the applicant agrees that the County Board defer the subject site plan amendment to the July 21, 2012 County Board meeting.