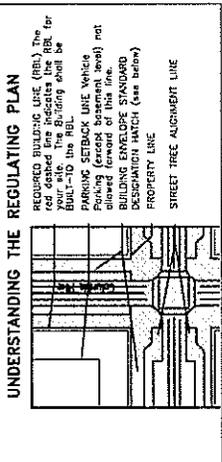


**ORDINANCE TO AMEND, REENACT, AND RECODIFY SECTION 20 (APPENDIX A) "CP-FBC," COLUMBIA PIKE – FORM BASED CODE DISTRICTS, SECTION III. REGULATING PLANS OF THE ARLINGTON COUNTY ZONING ORDINANCE TO MODIFY THE DISTANCE BETWEEN THE DINWIDDIE STREET REQUIRED BUILDING LINES FROM 91' TO A DIMENSION OF 80' SOUTH OF 9<sup>TH</sup> STREET SOUTH AND 65' NORTH OF 9<sup>TH</sup> STREET SOUTH.**

*BE IT ORDAINED BY the County Board of Arlington that Section 20, "CP-FBC" Columbia Pike Form Based Code Districts [Appendix A.] of the Arlington County Zoning Ordinance is amended, reenacted, and recodified as set forth below, to facilitate the creation of a convenient, attractive and harmonious community; to facilitate the provision of adequate recreational facilities and other public requirements; and, for other reasons required by the public necessity, convenience and general welfare and good zoning practice.*

\* \* \*

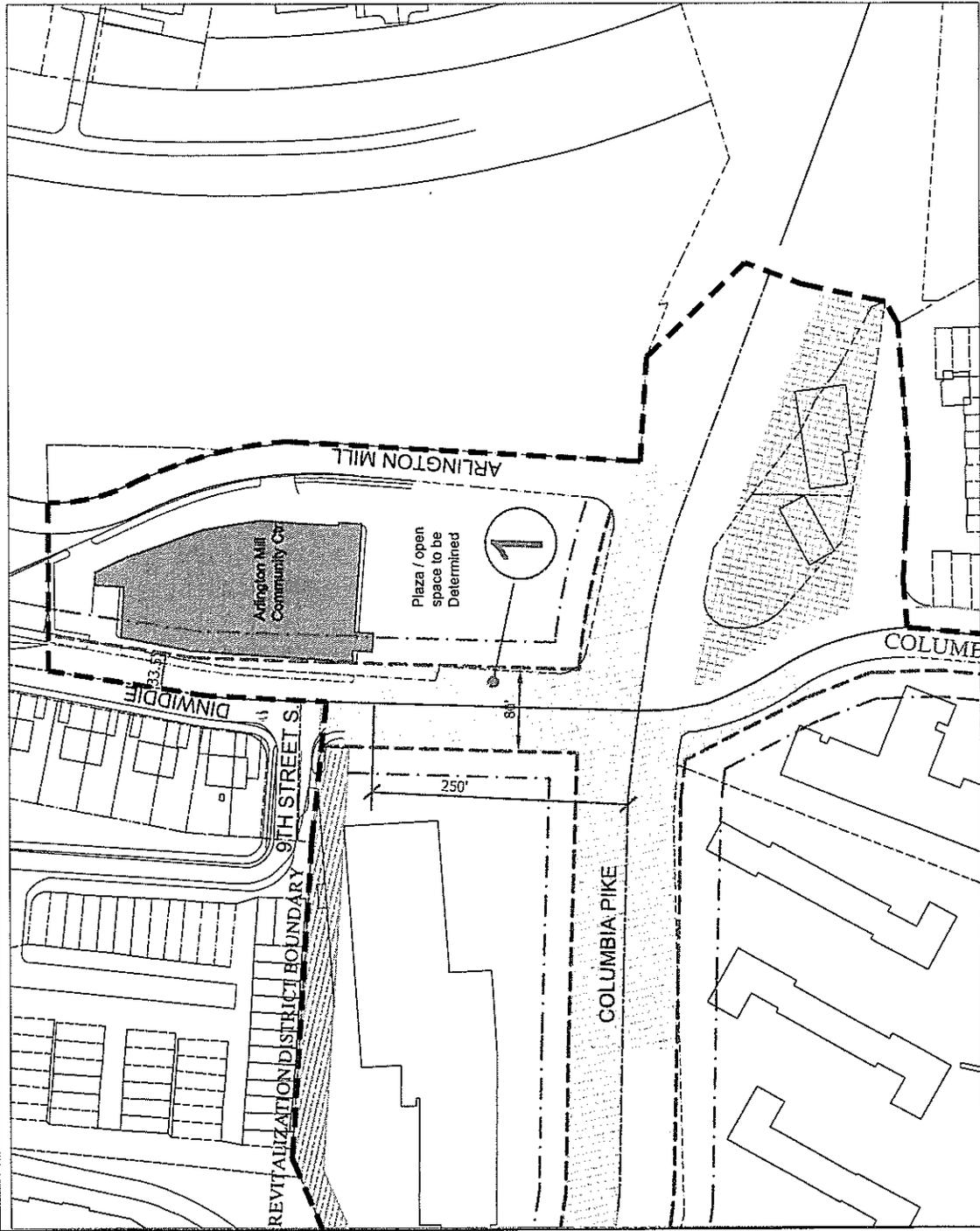
1. Replace the Columbia Pike Regulating Plan for the Neighborhood Center with the revised version that is Attachment 5 hereto.



- Main Street Frontage
- Avenue Frontage
- Local Frontage
- Neighborhood Frontage
- Historic Buildings
- Square
- Park
- Civic Buildings
- Aley (Locations may be adjusted)

**NOTES :**

1. Modify The distance between the Dinwiddie Street Required Building lines (RBLs) from 91' to a dimension of 80' South of 9th Street South and 65' (33.5' from centerline) North of 9th Street South.

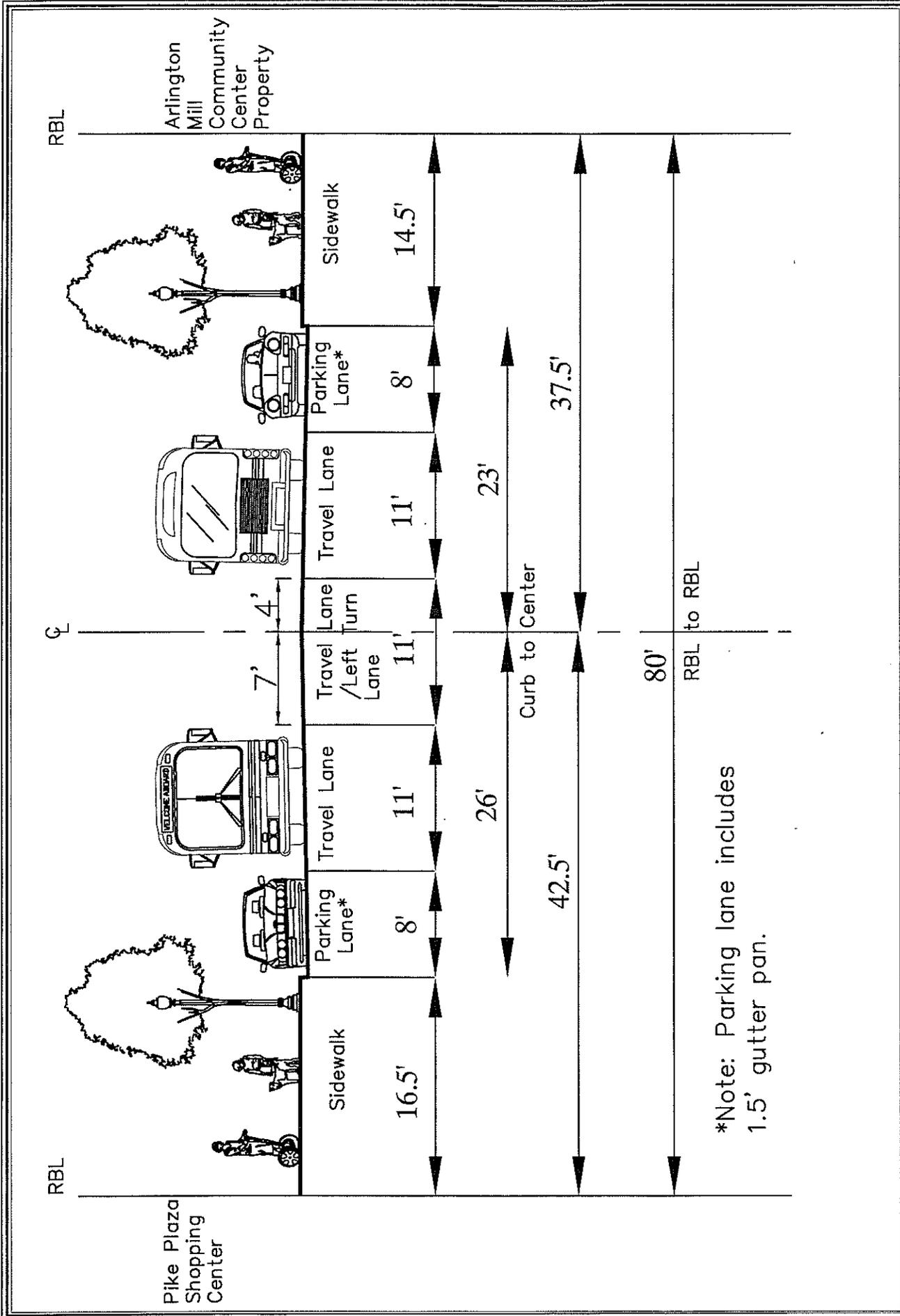


DATE: Jan 2008  
 DRAWING TITLE: NEIGHBORHOOD CENTER REGULATING PLAN  
 DRAWN BY: [Name]

Department of Community Planning, Planning and Development  
 Arlington County, Virginia

Attachment 1 : (Proposed Amendment)  
 Neighborhood Center, Columbia Pike Regulating Plan  
 Section 20, "CP-FBC" Columbia Pike Form Based Code

**Columbia Pike**  
 Arlington County, Virginia



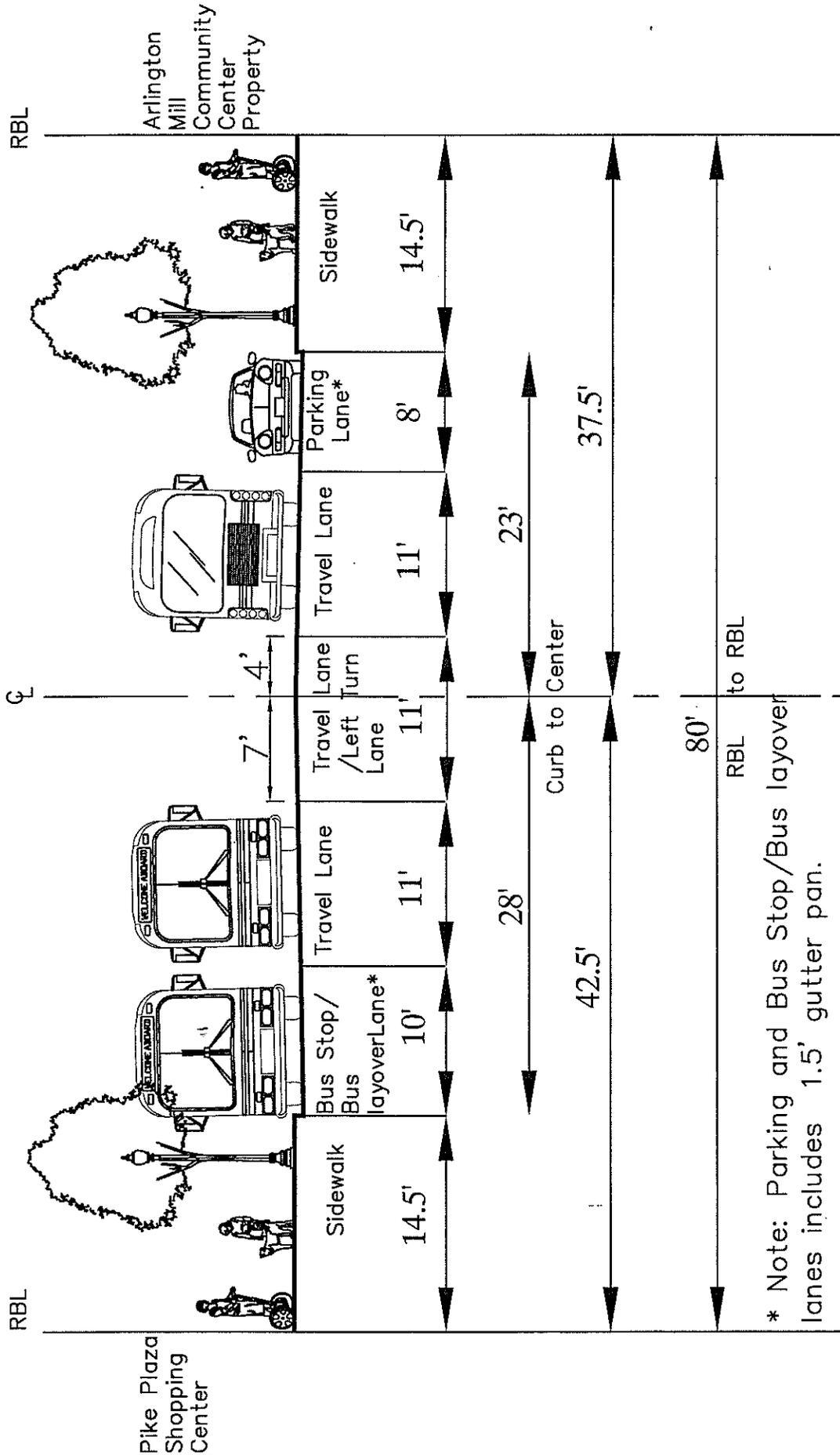
\*Note: Parking lane includes 1.5' gutter pan.

DATE: Jan. 2008  
 PAGE: 1 of 1  
 North

Department of  
 Community Planning, Housing  
 and Development  
 Arlington County, Virginia

Attachment 2 A : 80' RBL DINWIDDIE STREET  
 Columbia Pike Regulating Plan

**Columbia Pike**  
 ARRLINGTON  
 Arlington County, Virginia



\* Note: Parking and Bus Stop/Bus layover lanes includes 1.5' gutter pan.

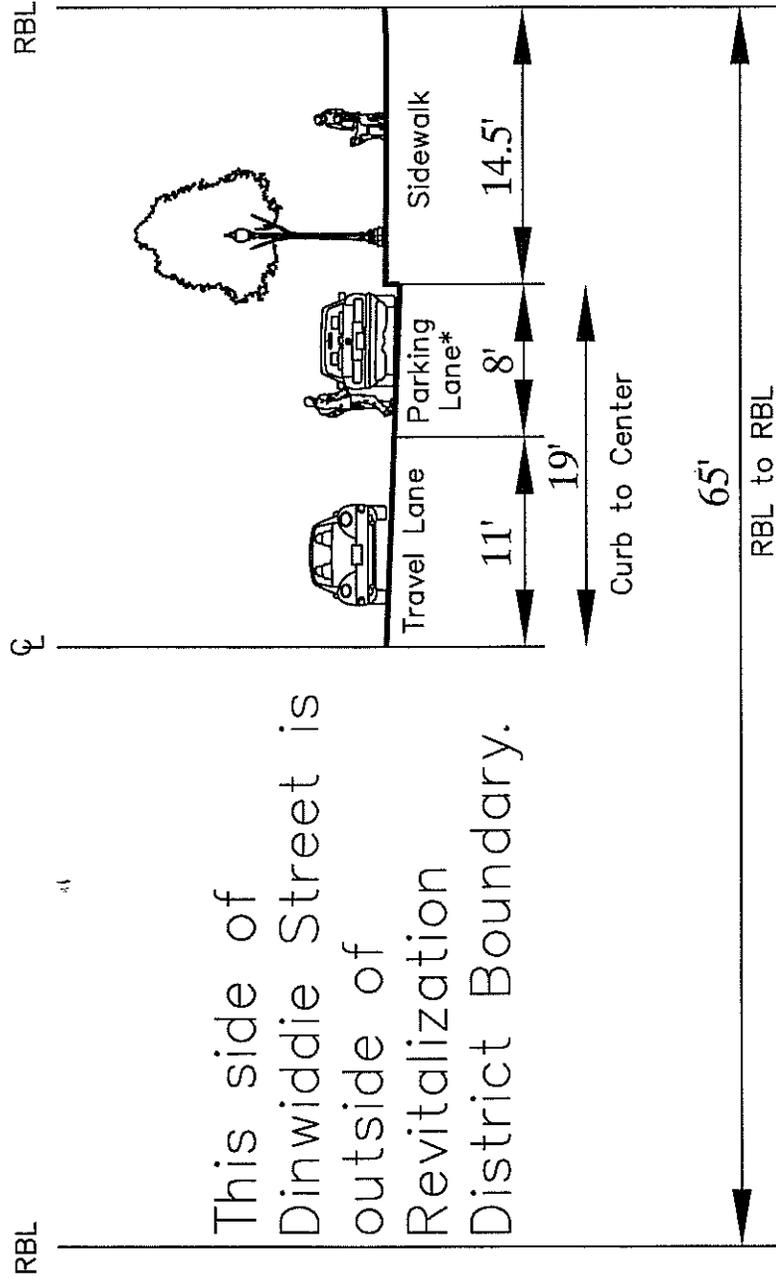
DATE: Jan. 2008  
 PAGE: 1 of 1  
 North

Department of  
 Community Planning, Housing  
 and Development  
 Arlington County, Virginia

Attachment 2 B : 80' RBL DINWIDDIE STREET  
 Columbia Pike Regulating Plan

**Columbia Pike**  
 ARLINGTON  
 Arlington County, Virginia

Proposed Cross-Section  
Dinwiddie Street  
(Avenue Frontage)



This side of Dinwiddie Street is outside of Revitalization District Boundary.

\*Note: Parking lane includes 1.5' gutter pan.

DATE: JAN 29 2008  
PAGE: 1 of 1



Department of  
Community Planning, Housing  
and Development  
Arlington County, Virginia

Attachment 3 : 65' RBL DINWIDDIE STREET

Columbia Pike Regulating Plan

REVITALIZATION DISTRICT BOUNDARY

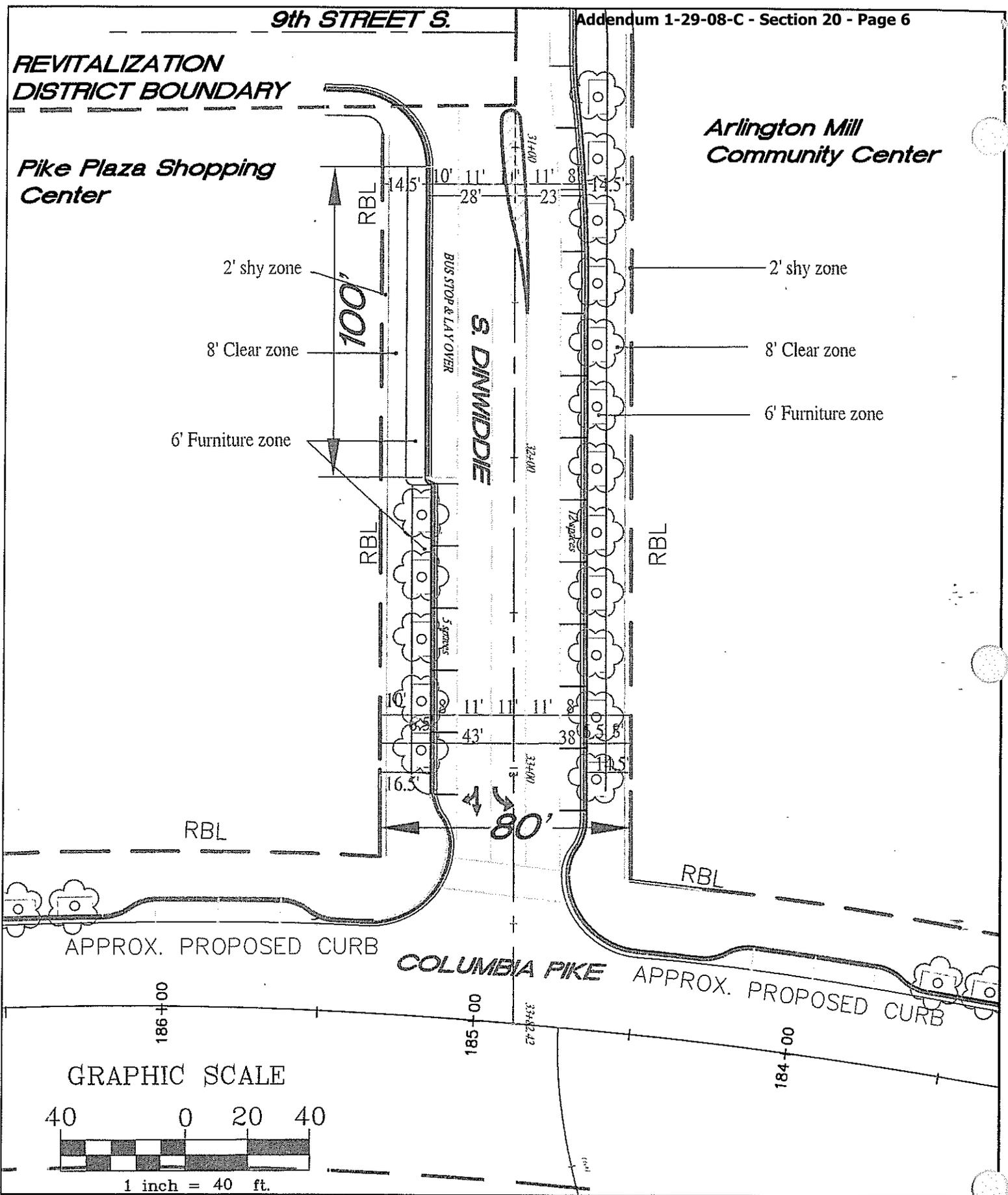
Pike Plaza Shopping Center

Arlington Mill Community Center

2' shy zone  
8' Clear zone  
6' Furniture zone

6' Furniture zone

6' Furniture zone

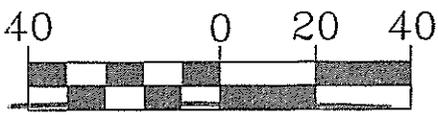


APPROX. PROPOSED CURB

COLUMBIA PIKE

APPROX. PROPOSED CURB

GRAPHIC SCALE



1 inch = 40 ft.



Attachment : 4  
**Arlington Mill Community Center**  
 Dinwiddie Street ( Illustrative Plan - 80' RBL )



Scale: As Noted  
 Drawn By: KSP  
 Date: 12/21/07  
 Page: 1 of 1



**UNDERSTANDING THE REGULATING PLAN**

REQUIRED BUILDING LINE (RBL) The red dashed line indicates the RBL for your site. The Building shall be built to the RBL.

PROPOSED SETBACK LINE (PSL) The proposed setback line (see below) not allowed forward of this line.

BUILDING ENVELOPE STANDARD DESCRIPTION MATCH (see below)

PROPERTY LINE

STREET TREE ALIGNMENT LINE

- Main Street Frontage
- Avenue Frontage
- Local Frontage
- Neighborhood Frontage
- Historic Buildings
- Square
- Park
- Civic Buildings
- Alley (Locations may be adjusted)

DATE: 04, 2011  
 DRAWING TITLE: PROPOSED NEIGHBORHOOD CENTER REGULATING PLAN  
 PAGE: 1

Department of Planning and Development  
 Arlington County, Virginia

Attachment 5 - Proposed Neighborhood Center  
 Columbia Pike Regulating Plan  
 Section 20 - "CP-FBC" Columbia Pike Form Based Code

**Columbia Pike**  
 Arlington County, Virginia