

TOWN OF
VIENNA
Planning & Zoning

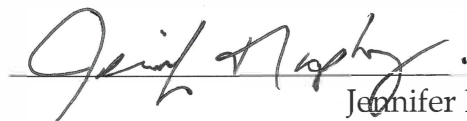
PUBLIC NOTIFICATION AFFIDAVIT

I hereby affirm that the Town of Vienna has adequately complied with the written notification procedures defined in § 15.2-2204 (amended) of the Code of Virginia and § 18-844 of the Code of the Town of Vienna.

An advertisement for the Planning Commission meeting date and time was published in the Washington Times on October 30, 2024, and November 6, 2024, two weeks prior to the scheduled meeting date of November 13, 2024.

One sign was posted in front of Town Hall, addressed at 127 Center St S on November 7, 2024, with dates for the Planning Commission meeting. A photo of the posted sign is attached.

A certified letter was sent on October 31, 2024, to Fairfax County Department of Planning & Development Planning Division.

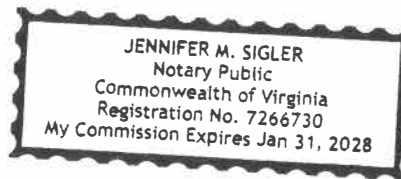

Jennifer Murphy
Planning Commission Clerk

Commonwealth of Virginia
Town of Vienna

Subscribed and sworn before me this 8th day of November 2024.


Notary Public

My commission expires: 1-31-28



TOWN OF VIENNA, VA.

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Code of Virginia, including but not limited to, Sections 15.2-1433 and 15.2-2204, and the Charter and Code of the Town of Vienna, Virginia, the Planning Commission will conduct a Public Hearing **Wednesday, November 13, 2024, beginning at 7:30 p.m. in the Council Chambers, Town Hall, 127 Center Street, South**, on amendments to Chapter 18 of the Town code to permit accessory living units, with regulations, in Vienna.

Amendments to Chapter 18 are proposed in Sections 18-217, 18-218, 18-219, 18-305, a newly created 18-306.5, 18-403, 18-417, and 18-902. The amendments would allow an owner who lives on a Vienna property that is zoned for single-unit detached housing (RS-10, RS-12.5, or RS-16) to establish a secondary residential unit (an "accessory living unit", or ALU) on that property as long as the ALU is structurally part of or connected to, and clearly subordinate to, the single-unit detached dwelling unit.

At said Public Hearing, any and all interested persons will be given an opportunity to speak regarding the proposed changes. Interested persons may also provide written comments to the Planning Commission by sending them to Jennifer Murphy at Jennifer.murphy@viennava.gov or by US mail to Planning Commission c/o Jennifer Murphy, Department of Planning and Zoning, 127 Center Street South, Vienna, Virginia 22180.

Copies of all documents, including the proposed amendments, are available in the Department of Planning and Zoning and may be viewed Monday through Friday during regular working hours, 8:00 a.m. through 4:30 p.m. They may also be viewed online at <https://www.viennava.gov/your-government/town-departments-at-your-service/planning-and-zoning/zoning-code-update-code-create-vienna>. For more information, please contact the Department of Planning and Zoning at 703-255-6341 or email at DPZ@viennava.gov.

BY ORDER OF THE PLANNING COMMISSION

Jessica Plowgian, CHAIRWOMAN

PUBLICATION DATES:

THE WASHINGTON TIMES

October 30 & November 6, 2024

Nov 8, 2024 at 2:19:57 PM
127 Center St S
Vienna VA 22180
United States

PUBLIC NOTICE
TOWN OF VIENNA

PUBLIC MEETING
PLANNING COMMISSION



SCAN FOR
MORE INFO

Wednesday, November 13, 2024, 7:30 PM

TOWN HALL, 127 CENTER ST. S, 2nd FLOOR

PROPOSAL: Amendments to Chapter 18 are proposed in Sections 18-217, 18-218, 18-219, 18-305, a newly created 18-306.5, 18-403, 18-417, and 18-902. The amendments would allow an owner who lives on a Vienna property that is zoned for single-unit detached housing (RS-10, RS-12.5, or RS-16) to establish a secondary residential unit (an "accessory living unit", or ALU) on that property as long as the ALU is structurally part of or connected to, and clearly subordinate to, the single-unit detached dwelling unit.

CALL 703-255-6300

WWW.VIENNAVA.GOV

TOWN HALL

127 CENTER STREET S

DO NOT REMOVE OR DEFACE
UNDER PENALTY OF LAW

Nov 8, 2024 at 2:19:52 PM
127 Center St S
Vienna VA 22180
United States



**PUBLIC NOTICE
TOWN OF VIENNA**

PUBLIC MEETING

PLANNING COMMISSION

Wednesday, November 13, 2024, 7:30 PM

TOWN HALL, 127 CENTER ST S, 2ND FLOOR

PROPOSAL: Amendments to Chapter 18 are proposed as Sections 18-217, 18-218, 18-219, 18-220, a newly created 18-221, 18-222, 18-223 and 18-224. The amendments would allow an owner who lives on a Vienna property that is zoned for employment detached housing (ED10), ED12, or ED15 to establish a secondary residential unit (a "secondary living unit" or SLU) on that property, as long as the SLU is structurally part of or connected to, and clearly subordinate to, the principal detached dwelling unit.

CALL 703-255-6300

WWW.VIENNAVA.GOV

TOWN HALL

127 CENTER STREET S

**DO NOT REMOVE OR DEFACE
UNDER PENALTY OF LAW**



TOWN OF
VIENNA

October 31, 2024

Attn: Tracy Strunk
Fairfax County Department of Planning & Development
Planning Division
12055 Government Center Parkway, Suite 730
Fairfax, VA 22035-5507

Re: Notice of Public Hearing

As part of the legal notice requirements contained in Section 15.2-2204 (Amended) of the Code of Virginia, the following regulations must be addressed relating to notification of adjacent counties and municipalities:

"When a proposed comprehensive plan or amendment thereto, a proposed change in zoning map classification, or an application for special exception or variance involves any parcel of land located within one-half mile of a boundary of an adjoining county or municipality of the Commonwealth, then, in addition to the advertising and written notification as above required, written notice shall also be given by the local commission, or its representative, at least ten days before the hearing to the chief administrative officer, or his designee, of such adjoining county or municipality."

Therefore, in accordance with the above regulations, please let this letter serve to inform you that the Town of Vienna's Planning Commission will hold a public hearing on Wednesday, November 13, 2024, to review the following:

Amendments to Chapter 18 are proposed in Sections 18-217, 18-218, 18-219, 18-305, a newly created 18-306.5, 18-403, 18-417, and 18-902. The amendments would allow an owner who lives on a Vienna property that is zoned for single-unit detached housing (RS-10, RS-12.5, or RS-16) to establish a secondary residential unit (an "accessory living unit", or ALU) on that property as long as the ALU is structurally part of or connected to, and clearly subordinate to, the single-unit detached dwelling unit.

The Planning Commission will review the previously listed items, providing recommendations to Vienna Town Council. Scheduled hearing dates are as follows:

- **Wednesday, November 13, 2024, at 7:30 pm, Vienna Town Hall – Planning Commission**
- **Monday, November 18, 2024, at 7:30 pm, Vienna Town Hall – Vienna Town Council**

Interested parties may contact the Department of Planning & Zoning, first floor of Town Hall. Agenda items can also be reviewed online up to five (5) days prior to the scheduled meeting <https://vienna-va.legistar.com/Calendar.aspx>.

In the event that the item is rescheduled, continued, or deferred you will be notified. For further questions and inquiries, please contact the Department of Planning and Zoning by phone, (703) 255-6341 or by email: DPZ@Viennava.gov.

Sincerely,

A handwritten signature in black ink, appearing to read "David Levy", with a stylized flourish at the end.

David B. Levy, AICP
Director of the Department of Planning & Zoning
Town of Vienna, VA