



**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 § 18-214 of the Code of the Town of Vienna.

Written notices were sent by registered mail on February 18, 2022, to the last known address of each abutting property owner (including those located across rights-of-way) shown in the current real estate tax assessment records. A list of these addresses is attached and is based on records provided by Fairfax County’s Department of Tax Administration.

One sign was posted in front of the subject location, 324 Nutley Street NW, on February 11, 2022, with dates of the Planning Commission meeting and Board of Zoning Appeals hearing. One additional sign was posted in front of the subject location, on February 11, 2022, with dates of the Planning Commission meeting and Vienna Town Council hearing. A photo of the posted sign is attached.

A certified letter was sent on February 11, 2022, to Fairfax County Department of Planning & Development Planning Division.

Copies of notices, pertaining to date, time and location of the Planning Commission meeting for a Conditional Use Permit and Modification of Requirement for property located at 324 Nutley Street NW and more particularly described as tax map parcel 0383 02 0017, are attached.

  
Jennifer Murphy  
Planning Commission Clerk

Commonwealth of Virginia  
Town of Vienna

Subscribed and sworn before me this 18<sup>th</sup> day of February, 2022

  
Notary Public

My commission expires: 1-31-24



First Baptist Church of Vienna TRS  
340 Nutley Street NW  
Vienna, VA 22180

First Baptist Church of Vienna TRS  
450 Orchard Street NW  
Vienna, VA 22180

George M. & Joanna M. Beck  
524 Orchard Street NW  
Vienna, VA 22180

Deloris A. Washington TR  
2136 Frank Street  
Vienna, VA 22182

Resident  
532 Orchard Street NW  
Vienna, VA 22180

Joseph Linza  
540 Orchard Street NW  
Vienna, VA 22180

Louise M. & Charles F. Williams  
546 Orchard Street NW  
Vienna, VA 22180

Robert Christopher & Amy Osso Julius  
313 Valeview Ct NW  
Vienna, VA 22180

Fairfax County School Board  
2500 James Madison Drive  
Vienna, VA 22180

Fairfax County School Board  
8115 Gatehouse Rd  
Falls Church, VA 22042

Nicholas A. & Sonia G. Ackerman  
319 Nutley Street NW  
Vienna, VA 22180

Sri Manjari Ganne  
Bharat Kumar Vallurupalli  
321 Nutley Street NW  
Vienna, VA 22180

Arthur H. & Christine Bishop  
323 Nutley Street NW  
Vienna, VA 22180

Nabil Latreche  
325 Nutley Street NW  
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# NOTICE OF PUBLIC HEARINGS

RE: 324 Nutley Street NW - Louise Archer Elementary School



## APPLICATION REQUEST

Conditional Use Permit for continued placement of modular classrooms associated with expansion and renovation

This is to inform you that the **Planning Commission** will hold a public meeting at:

**7:30 pm • Wednesday, February 23, 2022**

and the **Board of Zoning Appeals** will hold a public hearing at:

**7:30 pm • Wednesday, March 16, 2022**

All meetings are open to the public and held at **Town Hall, 127 Center Street, South, 2nd floor, Council Chambers.**

You are receiving this notification as a neighbor to the subject property shown above. You do not have to respond to this card. If you would like more information, please email

**[DPZ@viennava.gov](mailto:DPZ@viennava.gov)** or call 703.255.6341. Meeting materials can also be viewed online at: **<https://vienna-va.legistar.com/Calendar.aspx>**

## SITE LOCATION



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## SITE LOCATION



# LOUISE ARCHER SCHOOL

324

## PUBLIC NOTICE TOWN OF VIENNA

### PLANNING COMMISSION BOARD OF ZONING APPEALS CONDITIONAL USE PERMIT

PROPERTY ADDRESS: 324 Nutley Street NW

TO PERMIT: Continued placement of modular classrooms associated the renovation and expansion of Louise Archer Elementary School

TOWN HALL - 127 CENTER ST. S. ON Wednesday, February 23, 2022 AT 7:30 PM  
Planning Commission Recommendation to CUP

AND ON Wednesday, March 16, 2022 AT 7:30 PM  
Board of Zoning Appeals Recommendation of CUP

INQUIRIES SHOULD BE DIRECTED TO THE OFFICE OF PLANNING AND ZONING  
(703) 255-6341 or [BPZ@viennava.gov](mailto:BPZ@viennava.gov)

THIS NOTICE SHALL NOT BE REMOVED OR DEFACTED  
UNDER PENALTY OF LAW

### Planning Commission and Town Council PROPOSED DEVELOPMENT PLAN OR SUBDIVISION PLAT OR ORDINANCE AMENDMENT

PROPERTY ADDRESS: 324 Nutley Street NW

To Recommend: Site plan modification for lot coverage, tree canopy coverage, loading spaces, and parking lot entrance widths related to renovation and expansion of Louise Archer Elementary School

TOWN HALL - 127 CENTER ST. S. ON Wednesday, February 23, 2022 AT 7:30 PM  
Planning Commission

TOWN HALL - 127 CENTER ST. S. ON Monday, March 21, 2022 AT 6:00 PM  
Town Council

INQUIRIES SHOULD BE DIRECTED TO THE OFFICE OF PLANNING AND ZONING  
(703) 255-6341 or [BPZ@viennava.gov](mailto:BPZ@viennava.gov)

THIS NOTICE SHALL NOT BE REMOVED OR DEFACTED  
UNDER PENALTY OF LAW

DO NOT REMOVE OR DEFACE  
UNDER PENALTY OF LAW



February 11, 2022

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

Re: Notice of 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 Planning Commission is holding public meetings in the Vienna Town Council Chambers on, **February 23, 2022, at 7:30 pm** to consider following:

1. Recommendation by the Planning Commission to the Board of Zoning Appeals for conditional use permit for outdoor seating for Maple Room restaurant, located at 377 Maple Avenue West, in the C-1, Local Commercial zone. Application filed by John Gaston, Paramount Construction Services, on behalf of Sarantis Properties, owner.
2. Recommendation by the Planning Commission to the Board of Zoning Appeals for conditional use permit for continued placement of modular classrooms associated the expansion and renovation of Louise Archer Elementary School, located at 324 Nutley Street NW, in the RS-12.5, Single-Family Detached Residential zone. Application filed by John Cummings of Rinker Design Associates on behalf of Fairfax County Public Schools, owner.

The Planning Commission will review the previously listed items providing recommendation to the Board of Zoning Appeals. Scheduled hearing dates are as

follows:

- **Wednesday, February 23, 2021, at 7:30 pm, Vienna Town Hall – Planning Commission**
- **Wednesday, March 16, 2022, at 7:30 pm, Vienna Town Hall – Board of Zoning Appeals**

At the same meeting the Planning Commission will consider the following:

1. Recommendation by the Planning Commission to the Town Council for site plan modifications of requirements for lot coverage, tree canopy coverage, loading spaces, and parking lot entrance widths related to renovation and expansion of Louise Archer Elementary School, located at 324 Nutley Street NW, in the RS-12.5, Single-Family Detached Residential zone. Application filed by John Cummings of Rinker Design Associates on behalf of Fairfax County Public Schools, owner.
2. Recommendation by the Planning Commission to the Town Council for modifications of requirement related to increase medical use from 50% to 60% in the C-1A, Special Commercial zoning district, for property located at 301 Maple Avenue West. Application filed by Kim Luu-Tu representative, White Oak Tower Office Condominium Association.

The Planning Commission will review and provide recommendations to Vienna Town Council on the above listed items. Scheduled hearing dates are as follows:

- **Wednesday, February 23, 2022, at 7:30 pm, Vienna Town Hall – Planning Commission**
- **Monday, March 21, 2022, at 8 pm, Vienna Town Hall – Town Council**

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

In the event that the Town Council reschedules, continues, or defers the application you will be notified. For further questions and inquiries, please contact the Department of Planning and Zoning at 703.255.6341 or by Email: [DPZ@Viennava.gov](mailto:DPZ@Viennava.gov).

Sincerely,



Michael D'Orazio, AICP  
Acting Director of Planning & Zoning  
Town of Vienna, VA