

# **TOWN OF VIENNA, VA**

## **NOTICE OF INTENT TO ADOPT**

### **ZONING AND SUBDIVISION CODE UPDATES EFFECTIVE**

NOTICE IS HEREBY GIVEN pursuant to the provisions of the Code of Virginia, including but not limited to Sections 15.-1433 and 15.2-2204, and the Charter and Code of the Town of Vienna, Virginia, that at the Regular Council Meeting of March 23, 2026, it is the intent of the Town Council to adopt the following:

Amendments to Chapter 18 are proposed in Sections 18-213, 18-304, 18-305, 18-323, 18-340, 18-606, 18-607, 18-608, 18-611, 18-617, 18-619, 18-620, 18-804, 18-805, 18-806, 18-812, 18-816, 18-817, 18-822, 18-823, 18-830, 18-836, 18-843, 18-845, and 18-846. The amendments would clarify the Town's policies regarding the features considered as lot coverage and codify exceptions from lot coverage; expand the principal and accessory uses permitted within multiple zoning districts; remove the prohibition on drive-through facilities in the front of buildings in some zoning districts, allow more than one drive-through lane per property, and permit the zoning administrator to waive some application requirements for drive-through facility applications: permit non-profit and community service organizations to utilize space within religious assembly structures; revise processes to comply with Virginia HB2660 2025 and SB974 2025, including removing the Planning Commission and Town Council from the approval processes for by-right subdivision and site plan approvals, and updating the application requirements for some processes.

Copies of the proposed amendments are available in the Department of Planning and Zoning and the office of the Town Clerk 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://vienna-va.legistar.com/Calendar.aspx>.

For more information, please contact the Department of Planning and Zoning at 703-255-6341 or email at [DPZ@viennava.gov](mailto:DPZ@viennava.gov).

BY ORDER OF THE TOWN COUNCIL  
Shelley Kozlowski, Town Clerk

PUBLICATION DATES:  
THE WASHINGTON TIMES  
March 9<sup>th</sup> & March 16<sup>th</sup> 2026