



Department of Planning and Zoning  
Town of Vienna, Virginia  
127 Center Street South  
Vienna, VA 22180  
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**Project Overview** **#570706**

**Project Title:** 444 Maple Avenue  
**Application Type:** Board of Architectural Review: Exterior Modifications  
**Workflow:** 2. BAR Meeting

**Jurisdiction:** Town of Vienna  
**State:** VA  
**County:** Fairfax

**Project Contacts**

**Contact Information: Applicant**  
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**Indicate which of the following additional project contacts are to be included on project correspondences.:** Architect

**Contact Information: Architect**  
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**Project Address**

**Project Address:** 444 MAPLE AVE W

**Town Limits: Address/Parcel**  
• 444 MAPLE AVE W: IN TOWN OF VIENNA

**Resource Management Area: Resource Management Area**  
• 444 MAPLE AVE W: LOCATED OUTSIDE RMA

**Future Land Use Plan: Address/Parcel**  
• 444 MAPLE AVE W: MIXED-USE

**Resource Protection Area : Resource Protection Area**  
• 444 MAPLE AVE W: LOCATED OUTSIDE RPA

**Current Zoning: Address/Parcel**  
• 444 MAPLE AVE W: MAC

**Windover Heights Historic District: Address/Parcel**  
• 444 MAPLE AVE W: LOCATED OUTSIDE WINDOVER HEIGHTS

**Project Description**

**Project Description:**  
444 Maple Ave is a mixed-use building with 3 stories of 150 wood-framed residential units over 18,800 SF of retail space, an open parking garage for retail, and a residential lobby and leasing office. The 2nd Floor has 2 courtyards containing a pool and outdoor

Amenity areas, as well as indoor fitness and club room off of the pool courtyard. There is an additional level of below grade parking for residents and street parking for prospective tenants. The building is broken up along the ground floor by 2 large plazas, connecting retail and inviting pedestrians to utilize the space.

### Exterior Modifications Information

**Nature of Proposed Work:** New Development/New Construction

**Describe proposed improvements (including dimensions as necessary):**

This design had been reviewed by the BAR previously. Minor changes to the facade are adaptations for constructability as CDs progressed. See attached documentation outlining proposed changes.

**Are any Fairfax County Building Permit application numbers associated with this application?:** Yes

**Fairfax County Building Permit Number(s):** 202170088

**Business/Development Name:** 444 Maple Ave

### Exterior Modifications Information

**Proposed construction materials (include manufacturer, identification numbers, and size), colors, and finish types (include specifications and color numbers):**

See material schedule in uploaded drawings.

### Lighting & Awning Information

**Will your project include lighting?:** Yes

**Please describe the lighting elements to be used (including kelvins, lumens):**

See attached photometrics and cut sheets.