Town of Vienna

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Meeting Agenda

Planning Commission

Wednesday, May 22, 2019 **8:00 PM** **COUNCIL CHAMBERS-VIENNA TOWN HALL**

Regular Meeting

Roll Call

Communication from Citizens and/or Commissioners

Public Hearings - None

Regular Business

See next page

PC19-076 Continued - Sunrise Assisted Living Rezoning and Site Plan Modifications

Recommendation by the Planning Commission to the Town Council on a proposed rezoning for Sunrise Assisted Living mixed-use building with ground floor retail and senior assisted living facility, located at 100 to 112 Maple Avenue East, from the C-2 General Commercial Zone and C-1A Special Commercial Zone to MAC Maple Avenue Commercial Zone. Application filed by Sara Mariska of Womble Bond Dickinson on behalf of Sunrise Development Inc.

AND

Recommendation by the Planning Commission to the Town Council on a request for site plan modifications of requirements
* 15 foot wide loading space, a reduction of 38 feet from the required 53 foot wide loading space
* 12 bike spaces, a reduction of 15 spaces from the required 27 bike spaces
* Proposed fence to be 8 feet in height, 2 feet greater that the maximum height of 6 feet
* Building awnings to extend 6 feet from the building face, an increase of 3 feet to the maximum 3 feet permitted.
Application filed by Sara Mariska of Womble Bond Dickinson on behalf of Sunrise Development Inc.

Attachments:
PC STAFF REPORT - 5-22-2019 - Sunrise Assisted Living Rezoning and CUP
Sunrise - Revised Statement of Justification - 05.22.19
Sunrise - Updated Concept Plans - 05.22.19
Sunrise - Updated Proffers - 05.22.19
Sunrise - NEW -Revised Statement of Support 05.17.19
Sunrise - NEW - Revised Site Plan Sheet A1.1 - 05.15.19
Sunrise - NEW - Revised Sections Sheet A3.1 - 05.15.19
Sunrise - NEW - Redlined Proffers 05.16
Sunrise - NEW -Parking Summary 5.16.19
Sunrise - NEW - Revised Fiscal Impact Analysis 05.15.19
Sunrise - Application and Rezoning Affidavit
Sunrise - Existing Conditions_Conceptual Plans_Renderings_04.08.19
Sunrise - Statement of Purpose and Intent 09.26.18
Sunrise - MAC Incentives Checklist
Sunrise - Traffic Impact Analysis 09.21.18
Sunrise - Parking Assessment rev 03.22.19
Sunrise - Parking Assessment and TIA Reviews
Sunrise - Public Engagement Summary 04.16.19
Sunrise - BAR Reccommendation 02.21.19

PC19-075 Recommendation to the Board of Zoning Appeals for a conditional use permit to establish a family day home care of up to twelve (12) children on property located at 305 Jade Court NW, in the RS-12.5, single-family detached residential zone.

Attachments:
PC STAFF REPORT - 05-22-2019 - 305 Jade Ct NW - CUP
305 Jade Ct NW - Applications
305 Jade Ct NW - Applicant Statement of Support
305 Jade Ct NW - Record Plat
305 Jade Ct NW - Floor Plan
305 Jade Ct NW - Applicant Site Photos
305 Jade Ct NW - Sample of Drop-off and Pick-up times
305 Jade Ct NW - State License
305 Jade Ct NW - Landlord and Neighbor letters of support
305 Jade Ct NW_CO_Home Daycare_10-17-2017
Zoning Determination - Family Day Homes

New Business

Appointment to Windover Heights Board of Review

Planning Director Comments

Approval of the Minutes: None

Meeting Adjournment

THE TOWN OF VIENNA IS COMMITTED TO FULL COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT STANDARDS. TRANSLATION SERVICES, ASSISTANCE OR ACCOMMODATION REQUESTS FROM PERSONS WITH DISABILITIES ARE TO BE REQUESTED NOT LESS THAN 3 WORKING DAYS BEFORE THE DAY OF THE EVENT. PLEASE CALL (703) 255-6304, OR 711 VIRGINIA RELAY SERVICE FOR THE HEARING IMPAIRED.