



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.

An advertisement for the Planning Commission meeting date and time was published in the Washington Times on September 11, 2019 and September 18, 2019, the two weeks prior to the schedule meeting date of September 25, 2019.

Written notices were sent by certified mail on September 13, 2019, 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 residence located at 108 Yeonas Circle SE on September 10, 2019 with dates of the Planning Commission meeting and Board of Zoning Appeals hearing. A photo of the posted sign is attached.

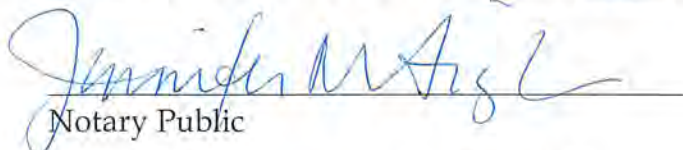
A letter was sent on September 11, 2019 to Fairfax County Department of Planning & Development Planning Division.

Copies of the notices, pertaining to date, time and location of the Planning Commission meeting for a Conditional Use Permit for property located at 108 Yeonas Drive SE and more particularly described as tax map parcel 0393 13 2618, are attached.


Jennifer Murphy
Planning Commission Clerk

Commonwealth of Virginia
Town of Vienna

Subscribed and sworn before me this 18th day of September, 2019.


Notary Public

My commission expires: 1-31-20



**NOTICE OF AGENDA ITEM
PLANNING COMMISSION**

NOTICE is hereby given pursuant to the provisions of the Code of Virginia and the Code of the Town of Vienna that an agenda item will be heard by the Planning Commission in the Vienna Town Hall, 127 Center Street, South, Vienna, Virginia, on **Wednesday, September 25, 2019**, beginning at 8:00 PM on the following:

Request for recommendation for renewal of **conditional use permit** to the Board of Zoning Appeals for a Family Day Home care of up to ten (10) children at 108 Yeonas Circle SE, in the RS-10, Single-Family Residential zoning district. Application filed by Tania Giviani-Faris and Kami Faris

Copies of the proposal are available for inspection in the Department of Planning & Zoning, 1st floor, Vienna Town Hall, 127 Center Street South, Vienna, VA, 22180-5719, during regular working hours.

By order of the Board of Zoning Appeals
Michael Gelb, Chairman

PUBLICATION DATES:

**THE WASHINGTON TIMES
September 11 & 18**

NOTICE OF PUBLIC MEETING

RE: 108 Yeonas Circle SE
Happy Younglings Family Daycare



APPLICATION REQUEST:

Renewal of Conditional Use Permit to allow a family day home for up to ten (10) children

SITE LOCATION:



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

8 pm • Wednesday, September 25, 2019

All meetings are open to the public and held at **Town Hall, 127 Center Street S, 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 or call 703-255-6341. Anyone may sign up to speak at the hearing.

108 Yeonas Cir SE – Abutting Property Owners

Steven Charlop & Darlene Hough
106 Yeonas Circle SE
Vienna, VA 22180

Mohsen Nikabakhshian & Fariba Kaviani
119 Kingsley Rd SE
Vienna, VA 22180

Fariborz Saremi & Farzaneh Zavareei
121 Kingsley Rd SE
Vienna, VA 22180

Janet Allen Poling TR
Janet A Poling Trust
1105 Park St SE
Vienna, VA 22180

Ann M. Jusell TR
107 Yeonas Circle SE
Vienna, VA 22180

Shudong Huang & Liyuan Lu
105 Yeonas Circle SE
Vienna, VA 22180

William O. & Susan L. Woods
104 Yeonas Circle SE
Vienna, VA 22180

Anthony P. & Mary E. Giuseppe
102 Yeonas Circle SE
Vienna, VA 22180

Katherine M Buhl TR
100 Yeonas Circle SE
Vienna, VA 22180

Susan W Becker TR
101 Yeonas Circle SE
Vienna, VA 22180

Florida & Meryl C. Broussard, Jr.
103 Yeonas Circle SE
Vienna, VA 22180

1000

Abutting Property

Murphy, Jennifer

Subject: FW: Town of Vienna - Planning Commission Notification
Attachments: 108 Yeonas Cir SE_County Notification_9-25-2019.pdf

From: James, Denise <Denise.James@fairfaxcounty.gov>
Sent: Monday, September 16, 2019 12:22 PM
To: Murphy, Jennifer <Jennifer.Murphy@viennava.gov>
Cc: Hunt, Janice L. <Janice.Hunt@fairfaxcounty.gov>
Subject: Public Notice

Hi Jennifer –

Thank you for the attached notice. We will not be providing comment on this application.

Regards,

Denise James, Chief
Environment and Development Review Branch
Planning Division, DPD

703-324-1242

From: Murphy, Jennifer
Sent: Monday, September 16, 2019 11:28 AM
To: 'dpzmail@fairfaxcounty.gov' <dpzmail@fairfaxcounty.gov>
Cc: Abaied, Sharmaine <Sharmaine.Abaied@viennava.gov>; O'Brien, Kelly <Kelly.O'Brien@viennava.gov>; D'Orazio, Michael <MDOrazio@viennava.gov>; Simeck, Frank <Frank.Simeck@viennava.gov>
Subject: Town of Vienna - Planning Commission Notification

Good morning,

A certified letter was sent notifying that the Town of Vienna's Planning Commission is holding a meeting to review and make recommendation on a conditional use permit. See attached for the letter sent via certified mail. Please let me know if further details or information are necessary.

Thank you,

Jennifer M. Murphy
Planning Specialist



jennifer.murphy@viennava.gov
703.255.6349
viennava.gov



September 11, 2019

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

Re: Conditional Use Permit application for a Family Day Home Care

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 an application for conditional use permit has been filed with the Town of Vienna. It is scheduled for review with the Planning Commission in the Council Chambers on, **Wednesday, September 25, 2019 at 8 pm** on the following:

Request for recommendation to the Board of Zoning Appeals for **renewal of a conditional use permit** for Family Day Home care of a maximum of ten (10) children at property located at 108 Yeonas Circle SE, within the RS-10, Residential single-family zone. Application filed by Tania Giviani-Faris & Kambiz Faris of Happy Younglings Family Daycare and property owners.

Interested parties desiring to review the application and materials may visit the Department of Planning & Zoning, first floor of Town Hall. Items can also be reviewed online five (5) days prior to the scheduled meeting <https://www.viennava.gov>.

In the event that the Planning Commission reschedules, continues, or defers the application you will be notified by mail. For further questions and inquiries, please contact the Department of Planning and Zoning at 703.255.6341 or by Email: DPZ@Viennava.gov.

Sincerely,



Cindy Petkac, AICP
Director of Planning & Zoning
Town of Vienna, VA

PLANNING COMMISSION
BOARD OF ZONING APPEALS
CONDITIONAL USE PERMIT

PROPERTY ADDRESS: 108 Yeonas Circle SE

TO PERMIT: Operation of a Family Day Home Care with a maximum of ten (10) children

TOWN HALL - 127 CENTER ST. S., ON Wednesday, October 16, 2019, AT 8:00 PM.
BOARD OF ZONING APPEALS

AND ON Wednesday, September 25, 2019, AT 8:00 PM.
PLANNING COMMISSION

INQUIRIES SHOULD BE DIRECTED TO THE OFFICE OF PLANNING AND ZONING
(703) 255-6341

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

Sep 10, 2019 at 1:40:22 PM

108 Yeonas Cir SE

Vienna VA 22180

United States



**PUBLIC NOTICE
TOWN OF VIENNA**

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

PROPERTY ADDRESS: 108 Yeonas Circle SE

TO PERMIT: Operation of a Family Day Home Care with a maximum of ten (10) children

TOWN HALL, 107 CENTER ST. N. ON Wednesday, October 16, 2019, at 3:00 PM
(Subject to a public hearing)

MEETING Electronically: September 26, 2019, at 3:00 PM
(Subject to a public hearing)

INQUIRIES SHOULD BE DIRECTED TO THE OFFICE OF PLANNING AND ZONING
(703) 255-6341

**THIS NOTICE SHALL NOT BE REMOVED OR DEFACED
UNDER PENALTY OF LAW**