Posted: 4/1/25
Revised: 5/8/25

FAIRFAX COUNTY PLANNING COMMISSION MEETING AGENDA
Wednesday, May 7, 2025, at 7:30 PM

KEY
P/H – Public Hearing
D/O – Decision Only

Listed below are items scheduled for public hearing and/or decision by the Planning Commission on this date. For more information on an application, including the staff report, return to this page approximately two weeks prior to the meeting date and click on the application number. You can also contact the Department of Planning and Development staff at 703-324-1290.

Guest Speaker: Bryan Hill, County Executive

ITEMS SCHEDULED FOR DECISION ONLY

Application	Applicant	Staff	PC Action
PA 2023-00006 (SSPA 2023-IV-2S) Franconia	**Franconia Triangle (S-9 Beulah Community Planning Sector Recommendation Area #3) Study (SSPA 2023-IV-2S)** On April 11, 2023, the Board of Supervisors authorized the consideration of a Plan amendment for Recommendation Area #3 of the S-9 Beulah Community Planning Sector, including but not limited to specific considerations for the proposed land use mix and density/intensity proposed for land areas within the study area accepted into the 2022-2023 Countywide SSPA process (CPN22-LE-003). Download Staff Report Here	Katrina Newtson, DPD, PD	**REC ADOPTION** D/O from 4/30/25 Continued from 4/9/25 P/H from 3/12/25

ITEMS SCHEDULED FOR PUBLIC HEARING

Application	Applicant	Staff	PC Action
SE 2024-HM-00009 Hunter Mill	**Columbia Retail Dulles LLC** Special exception request for a drive-through ATM and deposit box. 2401 Centreville Road, Herndon, VA 20171 Tax Map #: 16-3 ((1)) 15B Download Staff Report Here	Karen Yee, DPD, ZED	**REC APPROVAL** P/H from 3/19/25 P/H from 2/5/25
Zoning Ordinance Amendment Countywide	**Proposed Zoning Ordinance Amendment Re: Secondary Uses in Planned Development Housing and Planned Development Commercial Districts, and Submission Requirements for Final Development Plan** Board Authorization on 3/4/25. This proposed Zoning Ordinance amendment examines the existing secondary use standards for the Planned Development Housing (PDH) and Planned Development Commercial (PDC) Districts and require legal descriptions for Final Development	William Mayland, DPD, ZAD	**REC ADOPTION**

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Plan Amendments (FDPA).
Download Staff Report Here

All persons wishing to present their views on these subjects may call the Planning Commission Office at 703-324-2865, or register online at https://www.fairfaxcounty.gov/planningcommission/speaker no later than 1:00 p.m. the day of the meeting, to be placed on the Speakers List; and videos need to be submitted no later than 9 a.m. the day prior to the Planning Commission meeting, and then may appear and be heard via pre-recorded video or telephone. In addition, written testimony and other submissions will be received at 12000 Government Center Parkway, Suite 552, Fairfax, 22035 and Plancom@fairfaxcounty.gov.

Copies of the full text of proposed ordinances, plans and amendments, as applicable, as well as other documents relating to the aforementioned subjects, are on file and available for review at the Planning Commission Office and on the County's website at www.fairfaxcounty.gov. To make arrangements to view the documents, please contact the Planning Commission Office at 703-324-2865.

Fairfax County is committed to nondiscrimination on the basis of disability in all county programs, services and activities and supports the Americans with Disabilities Act by making reasonable accommodations for persons with disabilities. All televised government meetings are closed captioned. For other accommodation, please call the Planning Commission Office, 703-324-2865, TTY: 711 (Virginia Relay Center), as soon as possible but no later than 48 hours before the public hearing.