



Stephen K. Griffin  
Director of Planning

## COUNTY OF PRINCE WILLIAM

5 County Complex Court, Woodbridge, Virginia 22192-9201  
(703) 792-6830 Metro 631-1703, Ext. 6830 FAX (703) 792-4401

Internet [www.pwcgov.org](http://www.pwcgov.org)

## PLANNING COMMISSION

Russell E. Bryant, Jr  
Chairman  
Ernie Gonzales,  
Vice Chairman  
Ronald K. Burgess  
Gary C. Friedman  
Rene M. Fry  
Martha Hendley  
Edgar Bruce Holley  
Kim Hosen

# Planning Commission BRIEF

### BOARD CHAMBER

James J. McCoart Administration Building

October 8, 2008

Special Meeting

### In Attendance

Chairman Bryant, Vice-Chairman Gonzales, Commissioners Burgess, Friedman, Fry, Hendley, Holley and Hosen; Planning Director-Steve Griffin, Clerk to the Commission, Christine Thompson

### Citizens' Time

No citizens spoke  
P.M.

7:30

### Public Hearings

RES 08-129

**[Comprehensive Plan Amendment #PLN2008-00204, Housing Update](#) – RECOMMEND ADOPTION AS AMENDED – MOTION CARRIED**

#### Amended Items:

1. Parallel language of Housing Policy 2, Action Strategy 1 with Housing Policy 4, Action Strategy 2 in respect to "for-profit and non-profit organizations" and remove examples.
2. Remove the reference to Centers of Commerce and Centers of Community on Housing Policy 2, Action Strategy 10.
3. Include the Service Authority to Housing Policy 2, Action Strategy 12.

To update the housing goals, objectives and strategies to align the Housing Plan with Code of VA requirements. **All Magisterial Districts** – (Staff-Ingrid Mendez).

[VOTING RECORD: Motion-Friedman, Fry Ayes-Burgess, Friedman, Fry, Gonzales, Hendley, Bryant; Nays-Holley, Hosen]

**Public Hearings**

**(Continued)**

RES 08-130

**[Comprehensive Plan Amendment #PLN2008-00204, Land Use Update](#) – PUBLIC HEARING CONTINUED TO  
**DECEMBER 3, 2008****

To align the Long Range Land Use chapter with the County's smart growth objectives emphasizing mixed-use, walkable centers, protection of existing communities, preservation of environmental and cultural resources, and provision of adequate recreational facilities and open space. Amendments include new definitions for Centers of Commerce and Centers of Community, revisions to existing land use designations, and addition of Centers of Commerce and Centers of Community to the Long Range Land Use map. **All Magisterial Districts** – (Staff-David McGettigan).

[VOTING RECORD: Motion-Friedman, Burgess; Ayes-Burgess, Friedman, Fry, Gonzales, Hendley, Holley, Hosen, Bryant]

RES 08-131

**CALL THE QUESTION** – CPA #PLN2008-00202,  
**TRANSPORTATION AND TRANSIT UPDATE – MOTION  
MOVED**

[VOTING RECORD: Motion-Holley, Freidman; Ayes-Burgess, Friedman, Fry, Gonzales, Hendley, Holley, Hosen, Bryant]

RES 08-132

**[Comprehensive Plan Amendment #PLN2008-00202, Transportation and Transit Plan Update](#)** – PUBLIC HEARING  
**CONTINUED TO DECEMBER 3, 2008**

To include transportation solutions that support walkable centers, increase transit services, and create an efficient roadway network. The update includes goals, policies and action strategies for roads, transit, and non-motorized sections of the plan, the addition of a transit improvement plan, level of service standards for transit facilities, and the County's thoroughfare plan. **All Magisterial Districts** – (Staff-Scott Meyer).

[VOTING RECORD: Motion-Holley, Freidman; Ayes-Burgess, Friedman, Fry, Gonzales, Hendley, Holley, Hosen, Bryant]

**Planning Commission Procedures**

RES 08-133      **RECONSIDER CASE HEARD ON OCTOBER 1, 2008 – ZONING TEXT AMENDMENT #PLN2009-00071, MISCELLANEOUS AMENDMENTS, ARTICLES I, II, III, IV, V, VI, VII, IX AND X – ALL MAGISTERIAL DISTRICTS – MOTION CARRIED**

[VOTING RECORD: Motion-Hendley, Holley; Ayes-Friedman, Fry, Hendley, Holley, Hosen; Nays-Burgess, Gonzales, Bryant]

RES 08-134      **Miscellaneous Zoning Text Amendments, #PLN2009-00071–2008 – RECOMMEND APPROVAL AS AMENDED (Removing language on drive-in facilities, live entertainment and utilities running parallel with buffers) – MOTION CARRIED**

To amend sections of Articles I, II, III, IV, V, VI, VII, IX and X of the Zoning Ordinance to amend existing definitions and add new definitions, modify **sign regulations** to clarify the definitions and regulate certain types of signs; amend, update and clarify current language pertaining to various **development related regulations and standards** to adequately address changing development patterns and provide more consistent interpretations; more clearly define standards associated with certain types of **land use** and permit certain types of uses within specified districts to better accommodate demand for those uses; address **property maintenance** issues associated with the storing of materials on property either during construction or as an on going practice that create safety and unsightly appearance concerns; modify existing standards for **off-street parking** in residential districts to provide both adequate environmental protection and reasonable accommodation of vehicles; update and modify a number of **lawful non-conforming use** and **administrative** issues to bring the zoning ordinance into greater conformance with Commonwealth law, clarify the intent of certain sections of the ordinance and provide for more efficient management of ordinance related activities. **All Magisterial Districts – (Staff-Evers).**

[VOTING RECORD: Motion-Hendley, Hosen; Ayes-Friedman, Fry, Hendley, Holley, Hosen; Bryant; Nays-Burgess, Gonzales]

**Adjourned**

**12:18AM**