

McLean Citizens Association Board of Directors' Meeting Draft Minutes, July 1, 2009

BOARD OF DIRECTORS

OFFICERS (6)

Rob Jackson	President.....	Present
Michael Clancy	First Vice President.....	Present
Darren Ewing	Second Vice President.....	Present
William Denk	Treasurer.....	Absent
Sally Horn	Corresponding Secretary.....	Absent (Excused)
Nicki Watts	Recording Secretary.....	Absent (Excused)

DIRECTORS REPRESENTING NEIGHBORHOOD ASSOCIATIONS (20)

John Adams	Georgetown Pike & Potomac River Assoc.	Absent (Excused)
Ted Alexander	Westberry HOA	Present
Donald Borcharding	Brookhaven/Forest Villa Association	Present
Steve DelBianco	Franklin Area	Absent (Excused)
Louis (Bud) Freeman	McLean House North Council	Present
Jane Greenstein	Chesterford HOA.....	Present
Gregg Hagedorn	Greenway Heights Civic Association.....	Present
Bob McMahan	Lemon Road.....	Present
Jack McMahan	Hallcrest Heights.....	Present
John Mealey III	McLean Hamlet	Present
George Parkins	Shouse Village Community Association	Absent
James A. Robertson	Evans Mill Pond Owners Association	Present
Suzanne Samuels (Seigel)	Langley Oaks.....	Present
Ed Saperstein	Glen Haven Farms	Present
John Schaefer	McLean Broyhill Estates	Absent
Wade Smith	McLean Hamlet Citizens Association	Present
Gary Soverow	Lynwood.....	Present
Kerry Stackpole	West Lewinsville Heights.....	Present
Robert Wrede	Evermay Community Association.....	Absent (Excused)
David Wuehrmann	Ellison Heights – Mt Daniel.....	Present

AT-LARGE BOARD MEMBERS (14)

Rob Bates	Present
Tom Brock	Present
Frank Crandall	Absent (Excused)
Bob Crosby	Absent (Excused)
Don Finberg	Absent (Excused)
Bob Jordan/FCFCA	Present
Margaret Malone	Present
Mark Milon	Absent
Dale Murad	Present
Rekha Nadkarni	Present
James Phelps	Present
Jim Turner	Present
Susan Turner	Present
Mark Zetts	Absent

Guests whose attendance was recorded by recognition or signing in:

Dan Alcorn.....Transportation Co-Chair
 Jack Wuerker.....Transportation Co-Chair
 Rob Schoefer

CALL TO ORDER

President Jackson called the meeting to order at 8:00 PM at McLean Community Center’s Community Hall (sections B & C).

APPROVAL OF MINUTES

The Minutes of the MCA Board meeting of June 3, 2009 were approved as amended.

REPORT OF PRESIDENT / EXECUTIVE COMMITTEE

Pres. Jackson announced there will be no MCA meeting in August. The September meeting will be held at the Chesterbrook Residences, 2030 Westmoreland St.

STANDING COMMITTEES

BUDGET AND TAXATION COMMITTEE

No resolution.

EDUCATION & YOUTH COMMITTEE

No resolution.

ENVIRONMENT, PARKS AND RECREATION COMMITTEE

An oral resolution was presented by Tom Brock on the issue of airplanes veering off the Potomac on their approach to Reagan National and flying over homes along the river. He advocated the requirement to monitor these occurrences and report them to the FAA. To that end, he proposed that MCA support a monitoring project by the students at Langley High School, and that the MCA Executive Committee be authorized to provide any necessary funding. Representatives from the Environment Committee, who have worked this issue, reported that an FAA corrective action plan is in place to better manage the flight paths of the planes approaching National, that the corrective action plan involves the implementation of certain GPS technology, and that the expected completion date for the corrective action plan is late 2009. After an extensive debate, the resolution was defeated by a vote of 11-10.

PLANNING AND ZONING COMMITTEE

**McLean Citizens Association Resolution
Cricket Communications Wireless Antenna
Tax Map 28-2 ((1)) 0003
FS-D09-20
July 1, 2009**

Whereas Cricket Communications has filed a 2232 Review application pursuant to Section 15.2-2232 of the Code of Virginia; and,

Whereas this application would permit a telecommunications facility at the Filene Center located at 1551 Trap Road; and,

Whereas the proposed wireless antenna comprises six (6) panel antennas, 41 inches high and 6 inches wide, that would be flush-mounted to the facade of the Filene Center and painted to match the building’s exterior color; and,

Whereas the antennas would be co-located with existing wireless panel antennas similarly mounted on the building's facade replacing existing dummy antennas; and,

Whereas two associated equipment cabinets would be co-located with an existing equipment cabinet located behind the building out of public sight; and,

Whereas the mounting of the antenna to the facade would have less visual impact on the neighboring residential area than a monopole; and,

Whereas the proposed antenna has been designated as a feature-shown in substantial compliance with Objective 44 of the Comprehensive Plan;

Now, therefore, be it resolved that the McLean Citizens Association supports the Cricket Communication 2232 Review application.

CC: John Foust, Dranesville Supervisor
Jay Donahue, Dranesville Planning Commissioner
Joseph Gibson, Staff
Ed Donahue, Donohue & Blue
Colleen Canovas, Donohue & Blue
Fairfax County Planning Commission

The resolution was passed.

McLean Citizens Association Resolution
Fairfax County Zoning Ordinance Amendment
Single Family Detached Dwelling Grade
July 21, 2009

Whereas the subject Zoning Ordinance Amendment (ZOA) proposes to change the definition of 'Grade' for single family detached (SFD) dwellings in all zoning districts permitting SFD dwellings; and,

Whereas the definition of grade in the Zoning Ordinance (ZO) serves to establish a reference plane from which building height is measured; and,

Whereas the ZO currently defines grade as "*...the average of finished ground level adjoining a building at all exterior walls*"; and,

Whereas the proposed ZOA language, applicable only to SFD dwellings, redefines grade to be the lower of:

- 1) the average of finished ground level adjoining a building at all exterior walls, or
- 2) the average of pre-existing ground level adjoining a building at all exterior walls, where pre-existing means either the original, natural grade or the as-built grade of the existing building; and,

Whereas the intent of the ZOA is to end the practice of artificially elevating the ground level of a SFD dwelling by adding fill dirt around the building which results in a larger disparity between tall new homes and smaller existing homes in residential neighborhoods; and,

Whereas the ZOA specifically exempts SFD dwellings located in a flood plain that must be artificially elevated in order to be higher than the 100-year flood plain; and,

Whereas elevating a house effectively increases its apparent mass, and the side yard setback requirements do little to mitigate this effect, even in the R-A through R-1 residential districts; and,

Whereas the problem of tall, looming homes can have a disproportionately greater impact in zoning districts with narrower lot widths and on properties adjacent to lots whose widths or setbacks have been reduced by special exception or variance; and,

Whereas the McLean Citizens Association has long advocated for the mitigation of taller homes looming over smaller existing homes that often occurs with infill development and results in reduced privacy and infringement of light and air;

Now, therefore, be it resolved that the McLean Citizens Association supports the Single Family Detached Dwelling Grade ZOA.

cc: John Foust, Dranesville Supervisor
Jay Donahue, Dranesville Planning Commissioner
Joseph Gibson, Staff
Fairfax County Planning Commission
Fairfax County Board of Supervisors

The resolution was passed.

TRANSPORTATION COMMITTEE

No resolution.

TYSONS CORNER LIAISON COMMITTEE

No resolution.

MCLEAN PLANNING COMMITTEE

No resolution.

MCLEAN REVITALIZATION CORPORATION

No report.

FAIRFAX COUNTY FEDERATION OF CITIZENS ASSOCIATIONS

No report.

MCLEAN CITIZENS FOUNDATION

No report.

OLD BUSINESS

None.

NEW BUSINESS

None.

ADJOURNMENT

President Jackson adjourned the meeting at 9:00 p.m.

Respectfully submitted,
Nicki Watts, Recording Secretary