

# Building and Development

## MEMORANDUM

**DATE:** January 29, 2014

**TO:** The Loudoun County Planning Commission

**FROM:** Jimmy Edmonds, Staff Contact

**SUBJECT:** **February 4, 2014 Planning Commission Work Session:  
DOAM-2013-0002, FSM and Chapter 1096 Codified Ordinance Amendments**

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During the January 23, 2014 Planning Commission Public Hearing, the Planning Commission voted (7-0-2, Commissioners Klancher and Scheel absent) to forward DOAM-2013-0002 to a Planning Commission Work Session for further consideration.

During the public hearing, Commissioner Syska noted two typographical errors in the draft text:

- A missing reference to “1096.07 Conflicts” in the Chapter 1096 Table of Contents. Staff has updated the Table of Contents in Attachment #2 to include the referenced section.
- A typographical error on Attachment #5, Page 7 of the public hearing packet - “ESD techniques are may be incorporated into drainage designs...” Attachment #5 is the Department of Planning referral memorandum, and the typographical error was part of the sample text provided in the memorandum. The Facilities Standards Manual Public Review committee elected not to incorporate the sample text, but did add a reference to Low-Impact Development to the ESD text in 5.200.B, as follows:

“ESD integrates small-scale stormwater management practices, Low-Impact Development (LID) techniques, non-structural techniques, and better site planning to mimic natural hydrologic runoff characteristics and minimize the impact of land development on water resources.”

Staff is in agreement with the proposed text.

Commissioner Syska also requested additional information pertaining to hydraulic analysis parameters. Staff will provide a brief overview of the technical requirements of FSM Chapter 5 at the Work Session.

As noted in the supplemental memo, the changes highlighted in yellow were initiated subsequent to a cursory review performed by the Virginia Department of Environmental Quality, and additional discussion regarding grandfathering during the January 15, 2014 Facilities Standards Manual Public Review Committee Meeting.

### SUGGESTED MOTIONS

1. I move that the Planning Commission forward DOAM 2013-0002, FSM and Chapter 1096 Amendments, as provided in Attachments 1 through 3 of the February 4, 2014 Planning Commission Work Session Memorandum, dated January 29, 2014, to the Board of Supervisors, with a recommendation of approval.

OR

2. I move that the Planning Commission forward DOAM-2013-0002, FSM and Chapter 1096 Amendments, to a Work Session for further discussion.

OR

3. I move an alternate motion.

#### **ATTACHMENTS**

1. FSM Chapter 1 (Draft with PRC edits through 1/15/14)
2. Chapter 1096 of the Codified Ordinances (Draft with PRC edits through 1/15/14 and PC edits through 1/23/14)
3. FSM Chapter 5 (Draft with PRC edits through 12/18/13)