



ARLINGTON COUNTY, VIRGINIA

**County Board Agenda Item
Meeting of December 9, 2006**

DATE: December 1, 2006

SUBJECTS: U-1671-65-3 USE PERMIT AMENDMENT for additional classrooms, dorm rooms, parking, auditorium; 2807 N. Glebe Road. (RPC #03-065-001)

Applicant:

Marymount University

By:

Martin D. Walsh, Agent/Attorney
Abby Denham, Agent/Attorney
Walsh Colucci Lubeley Emrich & Walsh
2200 Clarendon Boulevard, 13th Floor
Arlington, VA 22201

C.M. RECOMMENDATION:

Defer consideration of the use permit amendment request to the February 24, 2007 County Board meeting and the associated Planning Commission meeting.

ISSUES: Is the project sufficiently compatible, in both density and use, with the surrounding area?

DISCUSSION: Marymount University has submitted a proposal for the redevelopment of an existing, wedge-shaped, surface parking lot bounded by Old Dominion Drive, Yorktown Boulevard and 26th Street North. The proposal stems from existing needs of the university. The proposal includes a use permit amendment to permit the construction of two buildings with a "pedestrian street" running between the buildings – located above a four-level parking garage. The building fronting Old Dominion Drive and 26th Street North would include classrooms, offices and the auditorium. The second building, fronting Yorktown Boulevard, would provide a 250-bed dormitory with ancillary uses.

Throughout the review process, including meetings of the County Board appointed task force, the Site Plan Review Committee, the Transportation Commission and the Planning Commission,

County Manager: _____

County Attorney: _____

Staff: Jill Griffin, Planning Division, DCPHD
Robert Gibson, Transportation Division, DES

PLA-4561

several issues were raised. These issues include, but are not limited to: traffic; parking; long range plans for Marymount; and the size and density of the proposal. Due to the issues and concerns that have been raised and need to be addressed appropriately, staff recommends that the County Board defer consideration of the proposed use permit to the County Board meeting of February 24, 2007 and the associated Planning Commission meeting.