



ARLINGTON COUNTY, VIRGINIA

**County Board Agenda Item
Meeting of July 8, 2006**

CORRECTED RECOMMENDATION

DATE: July 7, 2006

SUBJECT: SP #106 PDSP AMENDMENT to convert 8 hotel units to approximately 4,752 square feet retail use for Parcel 3; and FINAL SITE PLAN to construct approximately 195,000 square feet office building, plus approximately 16,472 square feet of retail, shared parking structure, with modifications of use regulations for exclusion of tenant storage from GFA, and approval of rooftop signage; SW Corner of South 28th Street and South Randolph Street also known as Lot 6, Street Retail, Inc. Addition to Village at Shirlington (RPC #29-014-020).

Applicant:

Transwestern Monument Randolph Square LLC

By:

Timothy S. Sampson
Walsh, Colucci, Lubeley, Emrich & Terpak
2200 Clarendon Boulevard, 13th Floor
Arlington, Virginia 22201

C.M. RECOMMENDATION:

Defer the PDSP amendment to convert eight hotel rooms to 4,752 square feet of retail space and the final site plan proposal to construct an approximately 195,000 square foot office building, plus approximately 16,472 square feet of retail, and a shared parking structure with 762 spaces to the September 16, 2006 County Board meeting.

DISCUSSION: The subject request is for an amendment to the Shirlington Phased Development Site Plan to convert eight approved hotel rooms to their equivalent in retail space and a final site plan for a new office building and parking garage. Staff recommends deferral of the proposed PDSP amendment and site plan request in order to address a variety of outstanding issues. However, the recommendation in the County Manager's report dated July 7, 2006 included an error, which was to defer the PDSP amendment and to approve the site plan. This error has been corrected in the revised recommendation above.

County Manager: _____

County Attorney: _____

Staff: Lisa Maher, Planning Division, DCPHD
David Robinson, Transportation Division, DES

PLA – 4386 Cor Rec