

schneider, marchant

From: Brown, Ron
Sent: Wednesday, January 06, 2010 5:25 PM
To: schneider, marchant
Cc: Clare, Gary; Brown, Ron; Valenta, Mary
Subject: RE: Draft Conditions - Dulles Ind Pk SPEX 09-06

Marchant - Please see my responses inserted below. rjb

From: schneider, marchant
Sent: Wednesday, January 06, 2010 4:27 PM
To: Brown, Ron
Subject: FW: Draft Conditions - Dulles Ind Pk SPEX 09-06

Hi, Ron.

I received the below comments from the Applicant's engineer RE: Conditions of approval.

Can you look over when you get a chance?

Thank you!

Marchant

From: Roy Clark [mailto:RClark@whga.com]
Sent: Wednesday, January 06, 2010 2:55 PM
To: David Ludwig; schneider, marchant; Thomas M. Dunlap; Steve Cranford; Braithwaite, Tony
Cc: Clare, Gary
Subject: RE: Draft Conditions - Dulles Ind Pk S L-1 SPEX09-06

Marchant:

Sorry, I've been out of town until today. In regards to condition #7. Fencing - could that condition be tied to the zoning permit instead of the Site Plan (Revision) approval. As written, the fence would have to be installed before the plan could be approved. We would like to construct everything in one mobilization.[rjb] This is a staff issue. It makes sense to me if it makes sense to you. rb

In regards to Condition #8. Landscaping - I anticipate after SPEX approval submitting a Site Plan Revision (STPR) application to the previously approved Preliminary/Final Site Plan (SPPF-1990-0022, approved 1/27/92) . Normally STPR's are not bonded; if required as a condition, I assume that we could submit as a Site Plan Revision Bond and Agreement. Please note, the bond and agreement must be submitted and approved by the County Attorney's Office prior to plan approval.[rjb] Roy is correct that STPR's may be bonded if the approval condition requires. The same forms of bonded Performance Agreement (Performance Agreement for Site Plans (**SPPA**)) and Performance Bond or Letter of Credit used for site plans may also be used as the vehicle to bond an STPR. As soon as Building and Development staff reviews the STPR application and approves a bond amount for the additions to the site plan, applicant may prepare and submit an SPPA and bond/LOC which will be reviewed as to form by this office and must also be approved by the Bond Committee. The timing required for these approvals is relatively brief.

Gary:

We will be submitting an application for two 30,000 gallon propane tanks, landscape screening, and some fencing on a portion of an existing industrial lot (see attachment). Can we submit a Public Improvements Bond for a Site Plan Revision per FSM requirements?

From: schneider, marchant
Sent: Tuesday, January 05, 2010 1:07 PM
To: 'David Ludwig'; Thomas M. Dunlap
Cc: 'Roy Clark'
Subject: FW: Draft Conditions - Dulles Ind Pk S L-1 SPEX09-06

Gentlemen:

Please review the attached revisions to the Conditions of Approval as suggested by the County Attorney's office. If you are agreeable to the conditions, please let me know and I will make the revisions accordingly.

Marchant