



DCSM/Zoning Ordinance Advisory Committee

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|--------------------|------------------|
| J. Wayne Barrett | Jonelle Cameron |
| Steve Mitchell | Jim Kreider |
| Jacob Giovia | John McBride |
| Michael Kitchen | Robert Sweeney |
| Carl Willis | Carmella Patrick |
| Mitchell Rachlis | Samantha Kearney |
| Emily McKeown | Erik Spencer |
| Paul Johnson | Rick Canizales |
| Jeff Warner | Tanya Washington |
| Channing Blackwell | Khattab Shammout |
| Joe McClellan | Mandi Spina |

MINUTES

**Development Services Building
Conference Room 202A/B**

April 24, 2025

In Attendance: Jacob Giovia, Charles Grymes, Paul Johnson, Jonelle Cameron, Carmela Patrick, Samantha Kearney, Rick Canizales, Khattab Shammout, Mandi Spina

Absent: Wayne Barrett, Steve Mitchell, Michael Kitchen, Carl Willis, Emily McKeown, Jeff Warner, Channing Blackwell, Joe McClellan, Jim Kreider, John McBride, Robert Sweeney, Matthew Ritzo, Tanya Washington

Staff: Joyce Fadeley, Luke Hisghman, David McGettigan

- 1. Call to Order (Fadeley) 2:06 p.m.**
- 2. Roll Call/Quorum (Fadeley) – No Quorum**
- 3. Approval of the agenda for the April 25, 2025 (Fadeley):** Deferred to the July Meeting – Quorum required
- 4. Approval of Minutes:** Deferred to the July Meeting – Quorum required
 - April 24, 2024
 - July 25, 2024
 - October 24, 2024
 - February 25, 2025
- 5. Additional Change to DCSM 700 (Mohan/Bidari)**
 - Removing the wetland permit requirement from the plan approval to permit update process.
 - This will help developers; the permit requirement currently adds 2-3 months to the approval process.

- Applicants have demonstrated evidence of appropriate permit approval from state and federal agencies
- Interpret agriculture exceptions by referring to the EU for guidance
- Looking at Fairfax County's requirements, it would like to be the same
- The DCSM is going to the Planning Commission on May 28, 2025, with changes

6. Coastal Resiliency DCSM 700 and Zoning Ordinance Changes (Morris)

- There have been several amendments to the Chesapeake Bay Preservation ordinance, mostly to address post-resilience of trees and adaptation to sea level rise.
- This was generated by the State; it is more applicable to the Tidewater area, but we needed to review our area and develop a resiliency impact map as well.
- This was done to encourage and promote the preservation of mature trees and the planting of new trees in areas of water.
- For assessments and RPA impact studies, there is an interactive website, [Resiliency Impact map \(Adapt VA\)](#).
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7. Agency Time

- Planning – Looking forward to starting new projects soon.
- Transportation – DCSM updates are still being reviewed with board members and working through internal reviews; hopefully, the Board will approve the final document by the end of the Summer. The department is hosting 3 open houses to discuss projects, the dates are 4/30 East, 5/7 at Patriot, and 5/15 at DSB.
- Fire – Nothing at this time.
- Environmental – As Raj mentioned, we are adjusting to Section 704. We are hearing a lot of feedback on how to improve and speed up processes we will need to coordinate with the Development Services department. On March 4th, the BOCS initiated the amendment to section 700 of the [Design Construction Standard Manual](#) for geo-technical requirements to protect the metallic pipeline systems. The DCSM amendment requires a sole corrosiveness test to be performed at the time of the technical exam; it's a timing issue. We have received requests from the industry to establish a waiver process to allow underground storage management facilities in residential areas. We are considering this, but we will need to determine who will maintain them.
- Parks – Nothing at this time.
- Prince William Water – Nothing at this time.

9. Any Other Business – Nothing at this time.

10. Next Regular Meeting – July 24, 2025

11. Meeting Adjourned - 2:28 pm