

McLean Citizens Association Resolution
Discovery Woods Learning Center, LLP
Special Exception 2010-DR-024
Tax Map 19-4 ((1)) 6, 11
February 2, 2011

WHEREAS, Discovery Woods Learning Center is seeking a Category 3 Special Exception to operate a Child Care Center and a Private School of General Education in an existing single family dwelling at 9232 Leesburg Pike in the R-1 zoning district; and,

WHEREAS, the subject property is situated at the corner of Towlston Road and Vernon Drive and comprises two lots that total 1.48 acres; and,

WHEREAS, access to the property is via an access easement across Parcel 19 which provides a connection to Vernon Drive; and,

WHEREAS, the location of the access to the property has been relocated further west on Vernon Drive to reduce the possibility of traffic impeding on the Towlston Road intersection; and,

WHEREAS, the day care center and private school would be non-concurrent uses with the hours of the day care running from 7 a.m. to 8:30 a.m. and 3 p.m. to 6 p.m., and the hours of the private school running from 8:30 a.m. to 3 p.m.; and,

WHEREAS, the school would have 4 employees and a maximum of 26 students; and,

WHEREAS, the two proposed uses would generate an estimated 75 trips per day; and,

WHEREAS, the Comprehensive Plan shows planned trails running along the north side of Route 7 and west side of Towlston Road;

NOW, THEREFORE, BE IT RESOLVED that the McLean Citizens Association supports the subject Special Exception provided the applicant accepts the following three development conditions:

1. The private school shall have a maximum enrollment of 26 individual students.
2. The drop off and pick up times shall be staggered in a manner to ensure cars do not stack or impede traffic on Vernon Drive or Towlston Road.
3. Upon Special Exception approval, trail easements will be granted along Route 7 and Towlston Road.

cc: John Foust, Dranesville Supervisor
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