



Amanda Christman <clerk@cliftonva.gov>

12722 Chestnut Street PC application

Royce Jarrendt <royce.jarr@yahoo.com>

Mon, Sep 18, 2023 at 9:18 AM

Reply-To: Royce Jarrendt <royce.jarr@yahoo.com>

To: Amanda Christman <clerk@cliftonva.gov>

Cc: Kathy Kalinowski <khk@baberkal.com>, Chris Gogoel <chrisgogoel@gmail.com>, Kerrie <kab4uw@gmail.com>, Mg 2019 <mgpersonal2019@outlook.com>

I answered your questions below.

Royce Jarrendt

One Dwelling, Inc.
703 932-5762

On Sunday, September 17, 2023 at 01:41:59 PM EDT, Amanda Christman <clerk@cliftonva.gov> wrote:

Hi Royce,

This is to confirm that we received the application.

Here are my questions. Kathy might weigh-in as well:

1). Might you please provide more details in the description (item #10 of the application) to include what specifically is happening to the exterior of the building? **We are replacing windows and possibly replacing siding depending on the condition of the existing siding. The existing rear porch will be rebuilt as it is not structurally sound. Is the square footage being enlarged, and if so, by how much? The left rear side of the house has some existing stairs that will be modified. This requires us to add 35 square feet to the existing footprint. What would be the new side and rear setbacks? The stair modification and added 35 square feet does not change the existing setback dimensions because the side setback is measured to the existing bay window which remains the closest point to the side yard boundary. The 35 square foot addition is flush with the existing structure so the rear yard setback is unchanged. What is happening along the fronting of Chestnut St? The existing front porch will be repaired, The existing approach walk will be replaced and the owner will probably remove the existing chain link fence. Is the height of the structure being increased? No, the existing roof will remain. What will be the maximum height of the building above grade? The maximum height is approximately 34' as shown on the elevation sheet. That is measured to the existing roof from the existing grade, there is no change to the existing height.**

2). I see the red hash marks on the plat that indicate the disturbed land area. It appears to be a 10' buffer around the existing structure. I can't make out what the proposed addition is, what the dimensions of the addition are and if it's 1 or 2 stories, and what the side and rear setbacks are. **The addition is a one story, 6.3' x 5.5' addition as I described above.**

The Planning Commission would like to review this application on Tuesday, September 26th at 7:30 PM at the Acacia Lodge. Please let us know that you'll be able to attend. **The owners will attend the meeting as I will be out of town at my son's wedding.**

[Quoted text hidden]