



The Lyon Village Bulletin

www.lyonvillage.org

December 2005

*Lyon Village Citizen's Association
Arlington, VA
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Lyon Village Holiday Party on Sunday, Dec. 11

Please join us at the Lyon Village Community House for the annual Holiday Party from 4 to 6pm. This event for family and friends welcomes Santa to the Village. There will be entertainment, cookie decorating (and eating!) and holiday punch. Donations for Toys for Tots will also be collected. If you would like to participate, please bring an unwrapped toy for donation to this terrific organization. We are looking for volunteers and ideas for publicity, setup, baking treats, serving punch or clean up. The party is Potluck (folks can bring cookies or a dish to share), please let us know how you'd like to help and/or what you would like to bring: Please contact us iglesias@virginiahardware.com, rick@virginiahardware.com or 703.525.2541 to volunteer an hour or so of your time to make this a festive event.

Village Dues are Due!

Our fiscal year runs from August 2005 to September 2006. **If you have not paid your dues yet, they are overdue!** We ask that Lyon Village Citizens Association members make their annual contribution to the neighborhood. Dues are \$7 Individual, \$10 Household. This keeps you an active voting member of the neighborhood. Please mail or deliver your payment to: Carl Mattick, 1428 N. Fillmore St. Call 703.525.0819 or email cmattick@cmattick.com with any questions. Thank you!

Lyon Village Directory Updates

Get out your pencils, we have some more updates for the Lyon Village Directory. Since it will be quite awhile before another Directory is published, we will continue providing updates to add to your current copy.

Lisa & Peter Glassman
1408 N. Hartford St.

Dory Winkelman
Melanie Ferrara
1409 N Herndon St.
703 522 0488

Billy & Heather Buck
1600 N Garfield St.
703 312 1144

Please send any updates you know of to markweinress@msn.com.

***Best Wishes for a Happy and
Safe Holiday Season. Please
remember those who are
less fortunate.***

Holiday Party Sunday, December 11

**There is no General Meeting in December
*We Hope to See You at the General Meeting in January***

This year's Holiday Party will be another fun Lyon Village event and one not to be missed, especially by the neighborhood children. Santa is coming all this way to attend our celebration and we hope you will join him. The party takes place from 4-6pm at the Community House.

At last month's General Meeting we had a presentation by Jennifer Smith, of the Arlington County Planning Department, of the proposed Clarendon Sector Plan. This proposed plan is very controversial for a number of reasons including the increased height and density it would allow in Clarendon; it would allow buildings up to 12-stories in height. In addition, the plan moves building height and density closer to the 13th Street edge of Lyon Village. There are good points in the plan as well, including traffic planning and elements of the historic preservation proposal. There was a lively question & answer period following Ms. Smith's presentation at our General Meeting.

The County Board will hold its public hearing on this matter at their December 10th meeting. This will be an opportunity for the community to speak out on this proposal. It is likely that the Board will defer decision on this item until early 2006. In addition, the Civic Associations of Ashton Heights, Ballston-Virginia Square, Clarendon-Courthouse, Lyon Park and Lyon Village submitted a joint letter to Chairman Jay Fisetle directing the Board's attention to areas in the proposed Sector Plan that need serious work before its adoption should be considered.

**Executive Committee Meeting on Monday December 5th, 8pm
at the Community House—All Are Welcome to Attend**

Lot Coverage Decision

On November 15th 2005, the County Board adopted new lot coverage restrictions for single-family properties that govern both renovations and new homes. The rules took effect immediately, except for homeowners with building plans already approved or submitted, who are allowed 56% lot coverage, as under the old regulations.

The new rules apply two types of caps: one for the house footprint and one for overall coverage. House footprint is the square footage of what rests, directly or indirectly, on the ground, such as: bay-windows with floor space, chimneys, porches, decks 4' or higher above grade, cantilevered decks with horizontal projections that are 4' or more, and covered breezeways connected to the house. Overall coverage includes the house, driveway, parking pads, and accessory buildings (such as garages) that are two stories tall or that have a footprint of more than 150 square feet. The County Web site has a tool for calculating allowable overall coverage and house coverage. Go to: http://www.arlingtonva.us/Departments/CPHD/forums/lotcoverage/pdf_lotcoverage_calculations111705.pdf for the information.

The maximum allowable house footprint and overall coverage varies depending on (1) what zoning district the property is; (2) how large the lot is; (3) whether the property is standard, undersized, or oversized when compared to the minimum required lot size for the zoning district; and (4) whether the property qualifies for the coverage bonuses. An additional 3% house coverage is allowed for homes with a front porch that is attached to the front elevation and that has an area of at least 60 square feet on the front of the building, exclusive of any wrap-around or side portion. An additional 5% overall coverage is allowed for homes with a detached rear garage.

Homes in Lyon Village will generally be allowed total lot coverage of between 40% and 53%, depending on zoning district and bonuses available. Allowable coverage was 56% before this decision.

The actual total allowable coverage may be significantly less than this for the many lots with more square footage than their zoning district indicates. One homeowner nearby Lyon Village has discovered that his actual total lot coverage has been reduced to 16% without the garage or porch bonuses. This has led to changes in the house planned for the site. It will be important to check your actual allowable coverage before making any additions to your home or adding a deck to your property.

Keeping Pets Safe in the Event of an Emergency

Since Katrina many of us have wondered what we would do with our pet family members in an evacuation. Newspapers carried accounts of pets left at home with no food or water or set loose to fend for themselves in a dangerous environment. Even those that made it to the rescue shel-

