

**CLIFTON TOWN PLANNING COMMISSION
TUESDAY, SEPTEMBER 28, 2021, 7:30 PM
ACACIA LODGE
7135 MAIN STREET
CLIFTON, VA 20124**

Present: Kathy Kalinowski, Chair; Town Council Representative Member Patrick Pline; Paula Sampson; Michelle Stein; Terri Winkowski.
Staff: Amanda Christman, Town Clerk.
Absent: Mac Arnold; Susan Yantis.

The Regular Meeting was called to order by Chair Kalinowski at 7:30 PM.

Order of Business:

1. Residential Final Use Permit for Construction Application:

- a. 12725 Clifton Heights Lane

See attached application.

The Planning Commission reviewed the application for a residential final use permit for construction for 12725 Clifton Heights Lane. The initial preliminary use permit was issued in connection with a plan of development for construction of a pool, retaining walls, deck, fence and patio which comprised in excess of 10,000 square feet. This preliminary use permit was extended by the Town Council through May 31, 2021. The applicant has stated that construction is completed, the ARB has confirmed that the construction is in accordance with the COA, and the Town Clerk has verified that all permits and the other requirements of the preliminary use permit have been complied with.

- **Chair Kalinowski moved to recommend approval of the Final Use Permit for construction of the pool, retaining walls, deck, fence and patio, seconded by Member Stein. The motion was approved by poll, 5-0.**

2. Residential Preliminary Use Permit for Construction – Expired:

- a. 12640 School Street

The applicant provided information on progress made since the extension was granted and indicated that he hopes to have hired a new contractor in the next few weeks.

- **Member Stein moved to table the application for a month, seconded by Town Council Representative Member Pline. The motion was approved by poll, 5-0.**

3. Commercial Use Permit Application:

- a. Kate Baker Designs, 12644 Chapel Road, Suite D

See attached application.

The Planning Commission reviewed the application for use permit for a retail commercial use for Kate Baker Designs, a jewelry repair and design business, at 12644 Chapel Road, Suite D, Clifton and recommends approval of the application for the hours and days set forth in the application and the allocation of two parking spaces. The current parking tabulation dated 8-25-21 indicates that this address has 63 available spaces and 61 spaces allocated, not including the Baker business.

- **Chair Kalinowski moved to recommend approval for a Use Permit with two parking spaces to be allocated, with the condition that no appointments be made before 8 am or after 9 pm, seconded by Member Sampson. The motion was approved by poll, 5-0.**

4. Unfinished Business:

a. Zoning Ordinance Update

Chair Kalinowski reminded the Commission to submit additional proposed changes to be considered for the Zoning Ordinance.

b. Updating the Clifton Town Plan.

Member Sampson and Chair Kalinowski reported on the progress made in coordinating with the Northern Virginia Regional Commission (NVRC) to receive assistance in updating the Town Plan. Additional information will be given at future meetings regarding the process.

c. Approve July 27, 2021 and August 31, 2021 Regular Meeting Minutes.

- **Chair Kalinowski moved to approve the July 27, 2021 Minutes as presented, seconded by Member Winkowki. The motion was approved by poll, 4-0-1 (Member Sampson abstained).**
- **Chair Kalinowski moved to approve the August 31, 2021 Minutes as presented, seconded by Member Sampson. The motion was approved by poll, 5-0.**

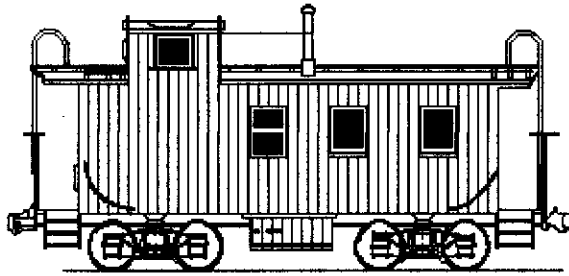
5. Zoning Administration Update:

a. Status of 7184 Clifton Road Project.

A brief update was provided on the recent County inspections, upcoming court date and the most recent Corrective Work Order that has been issued to the builder.

6. Adjournment.

The meeting was adjourned by general acclamation at 8:14 PM.



**TOWN OF CLIFTON
ARCHITECTURAL REVIEW BOARD**

Re: 12725 Clifton Heights Lane
Clifton, VA 20124

September 20, 2021

The construction work associated with the Certificate of Appropriateness dated 2/15/2018 has been completed in compliance with the requirements of that certificate.

A handwritten signature in black ink, appearing to read "Royce Jarrendt, chairman". The signature is stylized and cursive.

Royce Jarrendt, chairman
Architectural Review Board

Inspection Status by Address

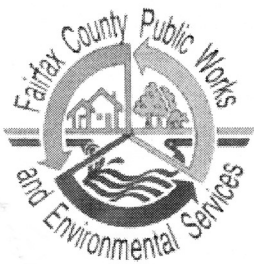
Lookup by Address Search Results For: 12725 CLIFTON HEIGHTSLA

Rectangular Snip

▶ To view Inspection Status:

1. Select the Permit # from the list.
2. Click the Permit #.

Permit #	Type	Status	Address	Applicant
201680208	PLUMBING/GAS RESIDENTIAL	FINAL	12725 CLIFTON HEIGHTS LA, CLIFTON	DAVID COLLEY
201520083	ELECTRIC RESIDENTIAL	FINALIZED	12725 CLIFTON HEIGHTS LA, CLIFTON	MARIO RAMIREZ
191960303	ELECTRIC RESIDENTIAL	FINALIZED	12725 CLIFTON HEIGHTS LA, CLIFTON	JIM HALBACH
181790127	DECK	FINALIZED	12725 CLIFTON HEIGHTS LA, CLIFTON	DAN GREENFIELD
181710195	RETAINING WALL	FINALIZED	12725 CLIFTON HEIGHTS LA, CLIFTON	WILLIAM BENNETT
181710188	RESIDENTIAL SWIMMING POOL/SPA	FINALIZED	12725 CLIFTON HEIGHTS LA, CLIFTON	WILLIAM BENNETT
201600619	HEALTH WELL AND SEPTIC PROJECT	APPLICATION PROCESSED	12725 CLIFTON HEIGHTS LA, CLIFTON	HALL DAVIS REEDER IV



Fairfax County, Virginia

Land Disturbance and Stormwater Permit

Permit Number: 29505

Issued Date: 08/15/2018

Job Address:

Expiration Date: 08/14/2023

Tax Map ID: 0852 12 0008

Tenant Name CLIFTON HEIGHTS LT 8

Owner:

HALL DAVIS REEDER IV
12725 Clifton Heights Ln
Clifton, Va 20124
(703)273-2110

Responsible Party:

CHANNING BLACKWELL
8751 Buckland Mill Rd
Gainsville, Va 20155
(703)754-8702

Permit Valid Time Frame

Permit Time Extended

From: 08/15/2018

To: 08/14/2023

To:

By:

Bond Amount: \$3,000.00 **Site Plan No.:** 7716-INF-003-1

Information Verification

Has permission, according to approved plans, applications and restrictions of record to:

Install All Necessary Improvements Including Utilities Per Approved Plan

1. This permit holder shall comply with all the design, construction, certification, operation, inspection, and maintenance requirements, specified in the approved Plan.
2. This permit holder shall implement, and amend when necessary, the Stormwater Pollution Prevention Plan (SWPPP), and shall maintain copy of SWPPP on-site.

- This permit does not constitute approval to construct any structure requiring a Building Permit pursuant to the Virginia Uniform Statewide Building Code. A separate Building Permit is required.
- A copy of this permit must be posted at the construction site for the duration of the permit.
- This permit does not constitute approval from your homeowners' association and its related covenants.
- This permit holder is responsible to contact the county when stages of construction are reached that require inspections.
- To schedule inspections call our Inspection office at **703-324-1720**, **TTY 711** during business hours.
- For questions regarding this permit call the Site and Addressing Center at **703-222-0801**, **TTY 711**.

MISS UTILITY A827802443



BUILDING PERMIT

RESIDENTIAL SWIMMING POOL/SPA

Permit Number: 181710188

Issued Date: 08/15/2018

Tax Map ID: 085-2 / 12 / 0008

Job Address: 12725 Clifton Heights La
Clifton, VA20124-0000

Plan No.: W-18-3909

Owner/Tenant:
HALL DAVIS REEDER IV
12725 Clifton Heights Ln
Clifton, Va 20124
(703)273-2110

Contractor:
J PROCTER INC
7951 Priya Ct
Manassas, Va 20111-0000
(703) 609-3551

Mechanic's Lien Agent: None Designated

Structure: SINGLE FAMILY DWELLING

Code: IRC 2012

Group: R5

Type of Construction: VB

Has permission, according to approved plans, applications and restrictions of record to:
INSTALL A INGROUND GUNITE POOL

Gunite Pool

FLOODPLAIN PRESENT ON SITE.

Site Related Approval Conditions and Alerts

- **Responsible Land Disturber:** CHANNING BLACKWELL RLD #09394
- Before you start work, you are required to notify the Site Inspector at 703-324-1720. Failure to notify can result in a violation and fee charge per compliance inspection.

BUILDING OFFICIAL *Brian J. Jolley*

- A copy of this permit must be posted at the construction site for the duration of the permit.
- This permit does not constitute approval from your homeowners' association and its related covenants.
- This permit will expire if work does not commence in six months, or if work is suspended for six months.
- This permit holder is responsible to contact the county when stages of construction are reached that require inspections.
- To schedule inspections call our Inspection office at 703-631-5101, TTY 711 during business hours. Inspection may also be scheduled online at www.fairfaxcounty.gov/fido.
- For questions regarding this permit call the Permit Application Center at 703-222-0801, TTY 711.
- Call Miss Utility before you dig at 811.



Fairfax County, Virginia

BUILDING PERMIT

DECK

Permit Number: 181790127
Job Address: 12725 Clifton Heights Ln
Clifton, VA 20124-0000

Issue Date: 05/28/2018
Tax Map ID: 085-2 / 12 / 10008
Plan No.: W-18-4044

Owner/Tenant:
HALL DAVIS REEDER IV
12725 Clifton Heights Ln
Clifton, Va 20124

Contractor:
KUSTOM CONSTRUCTION INC
13147 Maltese Ln
Fairfax, Va 22033-0000
(703) 403-7755

Mechanic's Lien Agent:
Structure: SINGLE FAMILY DWELLING
Group: R5

Code: IRC 2012
Type of Construction: VB

Has permission, according to approved plans, applications and restrictions of record to:

RE-SURFACE EXISTING DECK WITH FRAMING ALTERATIONS- JOISTS WILL BE REPLACED ON 624 SQ FT ON MAIN DECK. PER PLANS

Deck Summary Information

Deck Must be Single Span Only
No Stairs Approved
Not Approved for Hot Tub

FLOODPLAIN PRESENT ON SITE.

Site Related Approval Conditions and Alerts

- Responsible Land Disturber:
- Total earth disturbance on this lot shall not exceed 2500 sq. ft. - Earth disturbance in excess of 2500 shall constitute a violation and require the submission of a grading plan.
- Footings and/or piers must be extended (or deepened) to bear on competent undisturbed soils.

BUILDING OFFICIAL

Brian J. Foley

- A copy of this permit must be posted at the construction site for the duration of the permit.
- This permit does not constitute approval from your homeowners' association and its related covenants.
- This permit will expire if work does not commence in six months, or if work is suspended for six months.
- This permit holder is responsible to contact the county when stages of construction are reached that require inspections.
- To schedule inspections call our inspection office at 703-631-5101, TTY 711 during business hours. Inspection may also be scheduled online at www.fairfaxcounty.gov/fds
- For questions regarding this permit call the Permit Application Center at 703-222-0801 TTY 711.
- Call Miss Utility before you dig at 811



Fairfax County, Virginia

BUILDING PERMIT

RESIDENTIAL SWIMMING POOL/SPA

Permit Number: 181710168

Issued Date: 08/15/2018

Tax Map ID: 085-2 / 12 / 0008

Job Address: 12725 Clifton Heights Ln
Clifton, VA 20124-0000

Plan No.: W-18-3509

Owner/Tenant:
HALL DAVIS REEDER IV
12725 Clifton Heights Ln
Clifton, Va 20124
(703)273-2110

Contractor:
J PROCTER INC
7951 Priya Ct
Manassas, Va 20111-0000
(703) 609-3551

Mechanic's Lien Agent: None Designated

Code: IRC 2012

Structure: SINGLE FAMILY DWELLING

Type of Construction: VB

Group: R5

Has permission, according to approved plans, applications and restrictions of record to:
INSTALL AN INGROUND GUNITE POOL

Gunite Pool

FLOODPLAIN PRESENT ON SITE.

Site Related Approval Conditions and Alerts

- Responsible Land Disturber: CHANNING BLACKWELL RLD #08394
- Before you start work, you are required to notify the Site Inspector at 703-324-1720. Failure to notify can result in a violation and fee charge per compliance inspection.

BUILDING OFFICIAL *Brian J Foley*

- A copy of this permit must be posted at the construction site for the duration of the permit.
- This permit does not supersede any recorded covenants.
- This permit will expire if work does not commence in six months, or if work is suspended for six months.
- This permit holder is responsible to contact the county when stages of construction are reached that require inspections.
- To schedule inspections call our Inspection office at 703-631-5101, TTY 711 during business hours. Inspection may also be scheduled online at www.fairfaxcounty.gov/fdo
- For questions regarding this permit call the Permit Application Center at 703-222-0801, TTY 711.
- Call Miss Utility before you dig at 811.



LAND DEVELOPMENT SERVICES

Fairfax County, Virginia

BUILDING PERMIT

RETAINING WALL

Permit Number: 181710185

Issued Date: 12/05/2018

Tax Map ID: 085-2 / 12 / 10009

Job Address: 12725 Clifton Heights Ln
Clifton, VA 20124-0000

Plan No: Q-18-3307

Owner/Tenant:
HALL DAVIS REEDER IV
12725 Clifton Heights Ln
Clifton, Va 20124
(703)273-2110

Contractor:
KUSTOM CONSTRUCTION INC
13147 States Ln
Fairfax, Va 22033-0000
(703) 403-7755

Mechanic's Lien Agent: None Designated

Structure: SINGLE FAMILY DWELLING

Code: IRC 2012

GROUP: U

Type of Construction: VB

Has permission, according to approved plans, applications and restrictions of record to:

RETAINING WALL

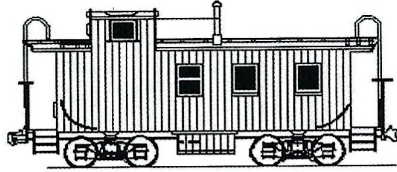
FLOODPLAIN PRESENT ON SITE

Site Related Approval Conditions and Alerts

- Responsible Land Disturber: CHANNING BLACKWELL 09394
- Before you start work, you are required to notify the Site Inspector at 703-324-1720. Failure to notify can result in a violation and fee charge per compliance inspection.

BUILDING OFFICIAL *Brian J Jolley*

- A copy of this permit must be posted at the construction site for the duration of the permit.
- This permit does not constitute approval from your homeowners' association and its related covenants.
- This permit will expire if work does not commence in six months, or if work is suspended for six months.
- This permit holder is responsible to contact the county when stages of construction are reached that require inspections.
- To schedule inspections call our inspection office at 703-631-5101, TTY 711 during business hours. Inspection may also be scheduled online at www.fairfaxcounty.gov/fds
- For questions regarding this permit call the Permit Application Center at 703-222-6801, TTY 711.
- Call Miss Utility before you dig at 811.



TOWN OF CLIFTON, VIRGINIA

Use Permit Application

Property Address: 12644 CHAPEL RD suite D CLIFTON, VA 20124		Date: [Month/Year] SEPTEMBER 2021		
1. Type of Permit:	<input type="checkbox"/> Construction	<input checked="" type="checkbox"/> Commercial	<input type="checkbox"/> Residential	<input type="checkbox"/> Home Business (Code 9-19.c1)
	<input type="checkbox"/> Preliminary Site Plans Attached	<input type="checkbox"/> Office <input checked="" type="checkbox"/> Retail		
	<input type="checkbox"/> Special Use	<input type="checkbox"/> Subdivision (Code Chapter 10)	<input type="checkbox"/> Boundary Line Adjustment/Lot Consolidation (Code 10-57 to Code 10-59)	<input type="checkbox"/> Public Use
	<input type="checkbox"/> Restaurant			
	<input type="checkbox"/> Bed & Breakfast			
	<input type="checkbox"/> Multi-Family			
2. Name of Applicant: KATE BAKER				
Mailing Address: 12644 CHAPEL RD suite D CLIFTON VA 20124				
Phone: 703 405 5108				
Email Address: KATEBAKERDESIGNS@AOL.COM				
3. Name of Property Owner (if different): JAMES FOLEY				
Mailing Address: 365 HERNDON PARKWAY suite 106 HERNDON VA 20170				
4. Name of Business / Organization: KATE BAKER DESIGNS				
5. Owner of Business / Organization: KATE BAKER Limited Liability Corporation (LLC)				
6. Tax Map Number: 0754 02 0023A				
7. Attach a plat or plan drawn to scale showing the proposed construction, certified by an engineer, surveyor, architect, authorized to practice as such by VA, together with a surveyed plat of the property indicating all building and structure setbacks and height.		<input type="checkbox"/> Plat Attached N/A		

8. Attach Floor Plan to Scale (non-residential & home business):		<input type="checkbox"/> Floor Plan Attached		
9. Zoning District of Premises:	<input type="checkbox"/> Residential (Code 9-19)	<input checked="" type="checkbox"/> Commercial (Code 9-21)	<input type="checkbox"/> Agricultural (Code 9-20)	<input type="checkbox"/> Industrial (Code 9-22)
	<input type="checkbox"/> Church, Park, Community Building			
	<input type="checkbox"/> Community Open Space & Recreation (COSR) (Code 9-23A)		<input type="checkbox"/> Low Impact Commercial (Code 9-23B)	
10. Describe Purpose of Application: <i>EXISTING RETAIL JEWELRY STORE RELOCATING TO CLIFTON VA RETAIL STORE, HANDMADE/CUSTOM MADE JEWELRY</i>				
10. If Commercial, Home Business, Agricultural or Industrial:				
11. Describe Operation: <i>CUSTOM JEWELRY DESIGNER/MAKER RETAIL JEWELER, BENCH JEWELER ALSO PERFORMS JEWELRY REPAIR</i>				
11.a. If Non-Residential - Office Use: _____ SF or Retail/Restaurant Use: <u>288</u> SF				
11.b. Days & Hours of Operation (include special events): <i>MONDAY, WEDNESDAY, THURS. 11:00 AM - 3:00 PM OR BY APPOINTMENT</i>				
11.c. Number of Employees on Site at any One Time: <u>1</u>				
11.d. Number of Seats (Restaurant/Church): Total: <u>1</u> . If applicable, provide number of seats located inside: <u>1</u> and; Outside: <u>0</u>				
11.e. Gross Floor Area (GFA) of Building or /Premises: <u>14,616</u> SF (Code 9-13) Net Gross Floor Area if more than one use in building: <u>14,616</u> SF If applicable, GFA devoted to carry-out service within restaurant: <u>0</u> SF				
11.f. Number of Off-street Parking Spaces Required: <u>0</u> (Code 9-13)				
11.g. Number of Off-street Parking Spaces Provided* (attach parking plan to scale with dimensions identifying existing and proposed parking spaces): <u>0</u>				
11.h. Gross Floor Area of Dwelling (Home Business Only): <u>N/A</u> SF				
12. Application Fee Enclosed: (Fee schedule in Filing Instructions) <u>\$250⁰⁰ - 75⁰⁰</u>				

*PLEASE INCLUDE A PARKING TABULATION FORM FOR BUILDINGS THAT HAVE MORE THAN ONE USER IN THE BUILDING.

Is the applicant or owner a member of a homeowners association (HOA)? Yes No If yes, please obtain the approval of the HOA prior to submission of the application.

HOA REPRESENTATIVE (NAME/SIGNATURE) N/A DATE OF HOA APPROVAL: _____

The undersigned hereby applies for a Use Permit pursuant to Article 2, Section 9-10 of the Zoning Ordinance of the Code of Town of Clifton, Virginia.

APPLICANT'S SIGNATURE: [Signature] DATE: 8-23-21

PROPERTY OWNER SIGNATURE: [Signature] DATE: 8/23/2021

FOR TOWN USE ONLY

RECEIPT DATE: _____ DATE APPLICATION ACCEPTED: _____

APPLICATION FEE PAID: \$ _____

APPROVED DISAPPROVED

PLANNING COMMISSION: _____
SIGNATURE PRINT

CONDITIONS: _____

APPROVED DISAPPROVED

TOWN COUNCIL: _____
SIGNATURE PRINT

CONDITIONS: _____

Town of Clifton

Commercial Parking Tabulation

Property Name: Clifton House

Address: 12644 Chapel Road

Date: 8/25/2021

Building Total Gross Floor Area: **14,616**

SUITE #	TENANT NAME	NET FLOOR AREA 11,897	USE (Restaurant/Office/ Retail/Other Commercial Use)	Max. # EMPLOYEES (Retail/Restaurant only)	NUMBER OF CUSTOMER SEATS (Restaurant only)	PARKING SPACES Approved	DATE OF USE PERMIT (or Council approval)
A & B	Motier	936	Restaurant	4	14	6	3/1/2021
C	VACANT	568		N/A	N/A		
D	Kate Baker Designs	288	Retail	1	0	2	TBD
E	U.S. Post Office	540	Retail	N/A	N/A	4	2/5/1992
F	Virginia Mercantile	762	Retail	N/A	N/A	5	3/1/2021
107, 108, 109, 111, & 112	Market Financial	976	Office	N/A	N/A	5	1/5/2021
214	Coppermine Realty	956	Office	N/A	N/A	5	1/5/2021
113, 210	Anthony Reid	400	Office	N/A	N/A	2	7/5/2016
114	The Hair Garage, LLC	593	Retail	N/A	3	4	7/7/2020
115	GoldensHill Papercrafts	1,336	Retail	N/A	N/A	8	6/3/2014
200/202	Wheelhouse Pilates	885	Retail	N/A	N/A	5	1/5/2021
203	OnPoint	773	Office	N/A	N/A	4	3/1/2021
204, 206, 208	AG Chem/Waterworks	592	Office	N/A	N/A	3	7/5/2016
209, 211	Kohlmark Flach Architects	400	Office	N/A	N/A	2	10/2/2018
212	America, Inc.	1,075	Office	N/A	N/A	5	3/1/2016
110	Market Financial	192	Office	N/A	N/A	1	3/1/2021
205, 207	Clifton Therapy	425	Office	N/A	N/A	2	7/27/2021
	Total based on Town records/Use Permits					63	

Total Parking Spaces Required: **63**

Total Parking Spaces Provided: **63**

Spaces required per 220 s.f. **49.8**

Total S.F. Office and Retail 10,961

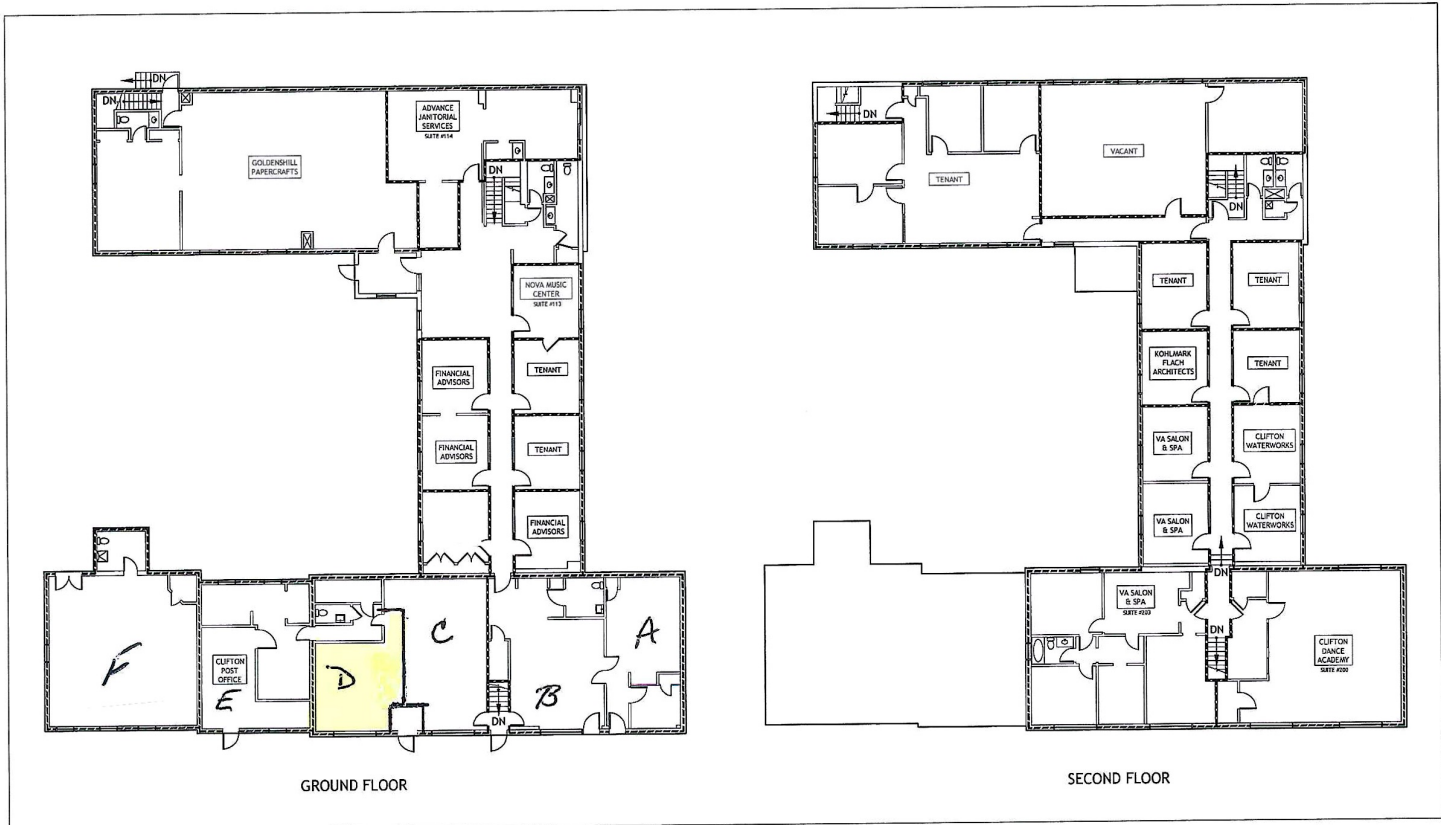
spaces per 4 seats @ 1, plus 1 per 2 emps **6.0**

Total S.F. Restaurant 936

55.8 # spaces actually needed

Total Rentable S. F. 11,897

Spaces available **63**



Town of Clifton

Commercial Parking Tabulation

Property Name: Clifton House

Address: 12644 Chapel Road

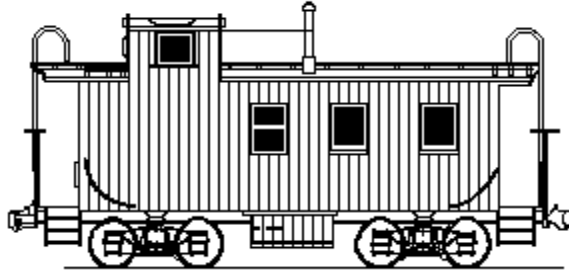
Date: 8/25/2021

Building Total Gross Floor Area: 14,616

SUITE #	TENANT NAME	NET FLOOR AREA	USE (Restaurant/Office/ Retail/Other Commercial Use)	Max. # EMPLOYEES (Retail/Restaurant only)	NUMBER OF CUSTOMER SEATS (Restaurant only)	PARKING SPACES Approved	DATE OF USE PERMIT (or Council approval)
A & B	Motier	936	Retail/Restaurant	4	14	11	3/3/2020
C & D	VACANT	856					
E	U.S. Post Office	540	Retail	3	N/A	5	2/5/1992
F	Virginia Mercantile	762	Retail	N/A	N/A	4	3/2/2021
107, 108, 109, 111, & 112	Market Financial	976	Office	N/A	N/A	5	1/5/2021
214	Coppermine Realty	956	Office	N/A	N/A	5	1/5/2021
113, 210	Anthony Reid	400	Office	N/A	N/A	2	10/6/2020
114	The Hair Garage, LLC	593	Retail	N/A	N/A	4	7/7/2020
115	GoldensHill Papercrafts	1,536	Retail	1	N/A	7	6/3/2014
200/202	Wheelhouse Pilates	885	Retail	2	N/A	5	1/5/2021
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204, 206, 208	AG Chem/Waterworks	592	Office	N/A	N/A	3	7/5/2016
209, 211	Kohlmark Flach Architects	400	Office	N/A	0	2	10/2/2018
212	America, Inc.	1,075	Office	N/A	0	5	3/1/2016
110	Counseling for Creative	192	Office	N/A	N/A	1	6/2/2020
205, 207	Clifton Therapy	425	Office	N/A	N/A	2	8/3/2021
	Total allocated parking based on Town approved	11897				61	

Total Parking Spaces Provided at 12644 Chapel Rd:

63



**CLIFTON TOWN PLANNING COMMISSION
TUESDAY, SEPTEMBER 28, 2021, 7:30 PM
ACACIA LODGE
7135 MAIN STREET
CLIFTON, VA 20124**

Order of Business:

1. Residential Final Use Permit for Construction Application:
 - a. 12725 Clifton Heights Lane
2. Residential Preliminary Use Permit for Construction – Expired:
 - a. 12640 School Street
3. Commercial Use Permit Application:
 - a. Kate Baker Designs, 12644 Chapel Road, Suite D
4. Unfinished Business:
 - a. Zoning Ordinance Update
 - c. Updating the Clifton Town Plan.
 - b. Approve July 27, 2021 and August 31, 2021 Regular Meeting Minutes.
5. Zoning Administration Update:
 - a. Status of 7184 Clifton Road Project.
6. Adjournment.