

CLIFTON ARCHITECTURAL REVIEW BOARD  
TOWN OF CLIFTON, VIRGINIA  
APPLICATION FOR CERTIFICATE OF  
APPROPRIATENESS

DATE OF APPLICATION: 04/15/26

NAME OF APPLICANT OR AGENT: Rachel Sposa, AIA

ADDRESS: 12726 Clifton Heights Lane

TELEPHONE: 703-505-6581

Email sposadesignllc@gmail.com

LOCATION OF PROPERTY INCLUDING STREET ADDRESS AND TAX MAP

NUMBER: Clifton Height Lane 0852 12 0004

GENERAL DESCRIPTION OF PROPOSAL:

The project consists of a new 12'11" x 8' addition and 12'11" x 13'8" deck on the rear facade of the house. The addition will be a shed roof with siding, trim and asphalt shingles on a poured concrete foundation to match the existing residence.

The deck will be 6x6 posts with white railings and composite decking to match the existing deck. A natural stone patio will be added at the basement level entrances, and stone pathway and stairs will connect to the existing pool deck.

ATTACHMENTS:

- APPLICATION FEE\*
- Two (2) HARD COPIES AND ONE ELECTRONIC COPY OF APPLICATION WITH PLATS, ARCHITECTURAL DRAWINGS, FLOOR PLANS, ETC.

I UNDERSTAND THAT ALL SUBMISSION REQUIREMENTS MUST BE MET BEFORE THE ARB WILL REVIEW AN APPLICATION

*Rachel Sposa*

04/15/26

SIGNATURE OF APPLICANT OR AGENT

DATE

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)

DATE OF HOA APPROVAL

CERTIFICATE ISSUED: YES

NO

(When marked "YES" and signed, this document becomes the "certificate of Appropriateness")

BY:

CHAIRMAN, ARB

DATE

ARB MEMBERS' INITIALS:

CONDITIONS:

IF CERTIFICATE IS NOT TO BE ISSUED, THE ARB SHALL STATE THE BOARD'S REASON:

\*Application fee:

Sign/Fence: \$10.00; if after installation: \$50.00

Addition/remodeling project up to 200 SF: \$100.00

Addition/remodeling project exceeding 200 SF \$250.00

New home construction: \$250.00

The applicant shall also pay any actual costs of any review fees incurred by the ARB, including any consultant's fees and other costs set forth in Virginia State Code Section 15.2-2286.

# 12726 clifton heights lane rear addition & renovation

## CLIFTON ARB SUBMISSION



SPOSA  
DESIGN

### drawing index

- 000 cover sheet
- A001 existing pictures & site plat
- A010 existing/demo plans
- A101 floor plans
- A201 elevations
- A202 enlarged elevations

sposa design, llc  
3236 wynford drive  
fairfax, va 22031  
703.505.6581

No.	Description	Date

hill residence  
kitchen renovation  
& addition  
cover sheet

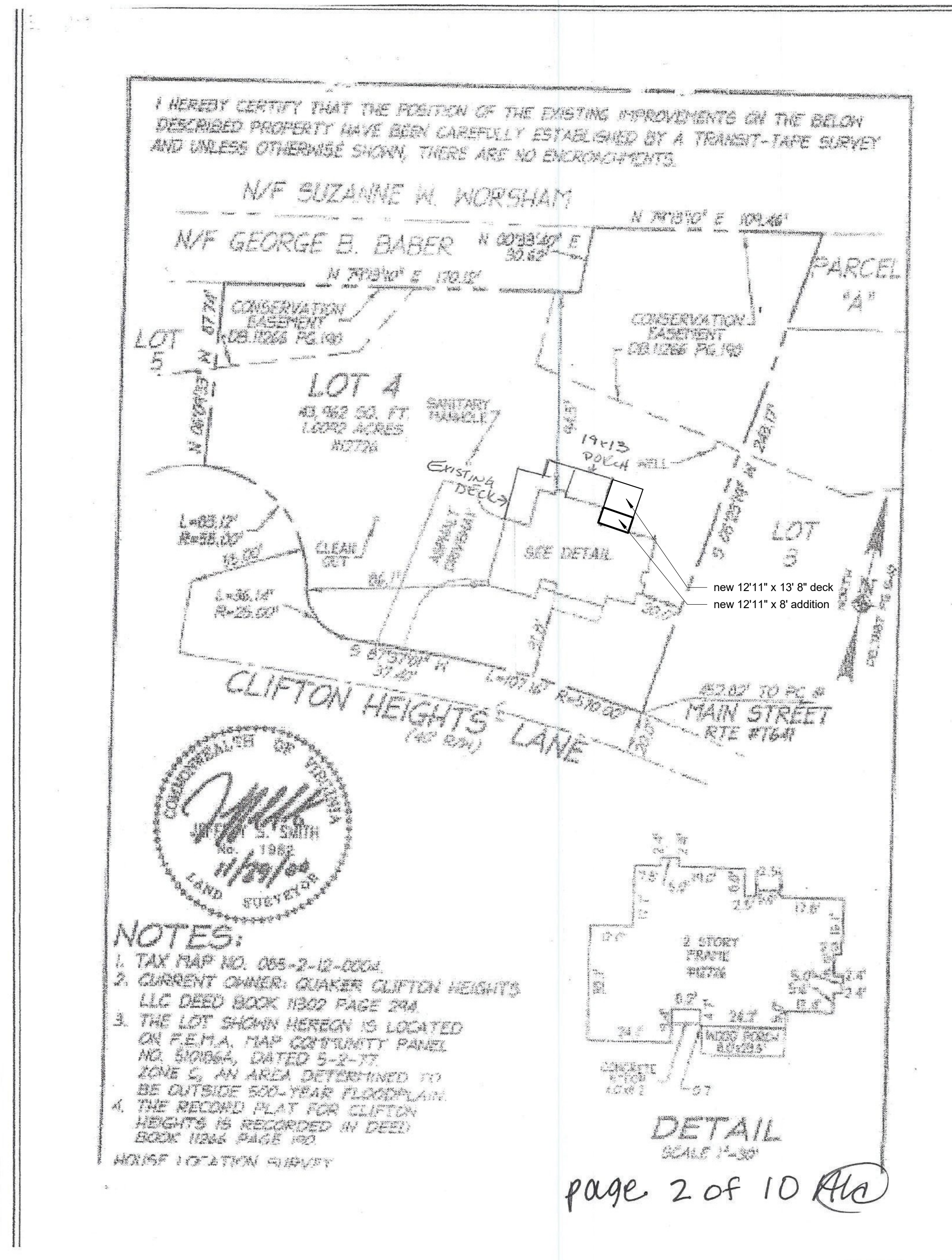
Project Number hill  
Date 04/15/26  
Drawn By rs  
Checked By kh/mh

**000**

Scale



1 Existing Pictures  
3" = 1'-0"



2 Site Plat  
6" = 1'-0"

SPOSA DESIGN

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No.	Description	Date

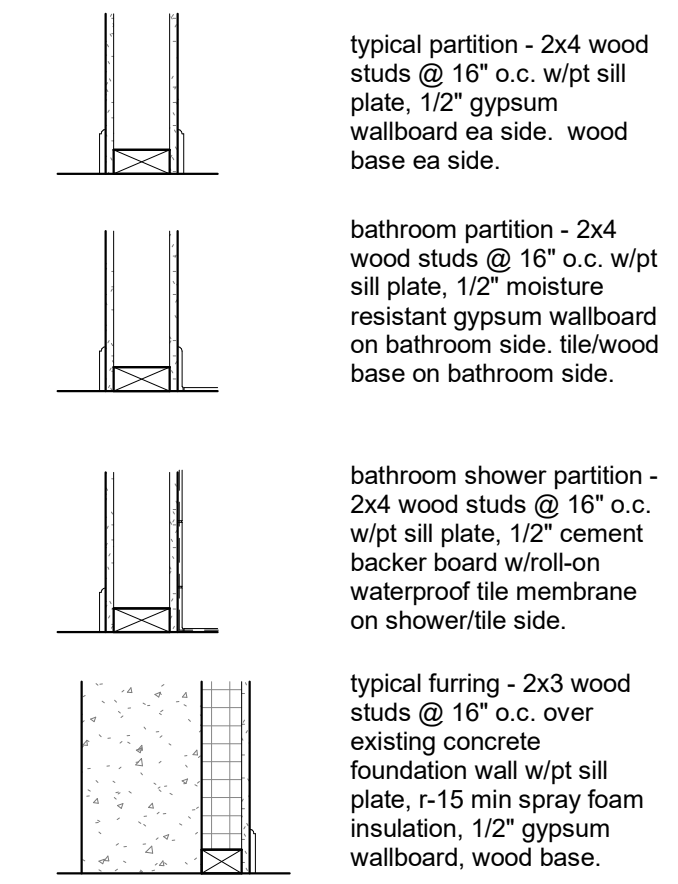
hill residence  
kitchen renovation & addition  
existing pictures & site plat

Project Number	hill
Date	04/15/26
Drawn By	rs
Checked By	kh/mh

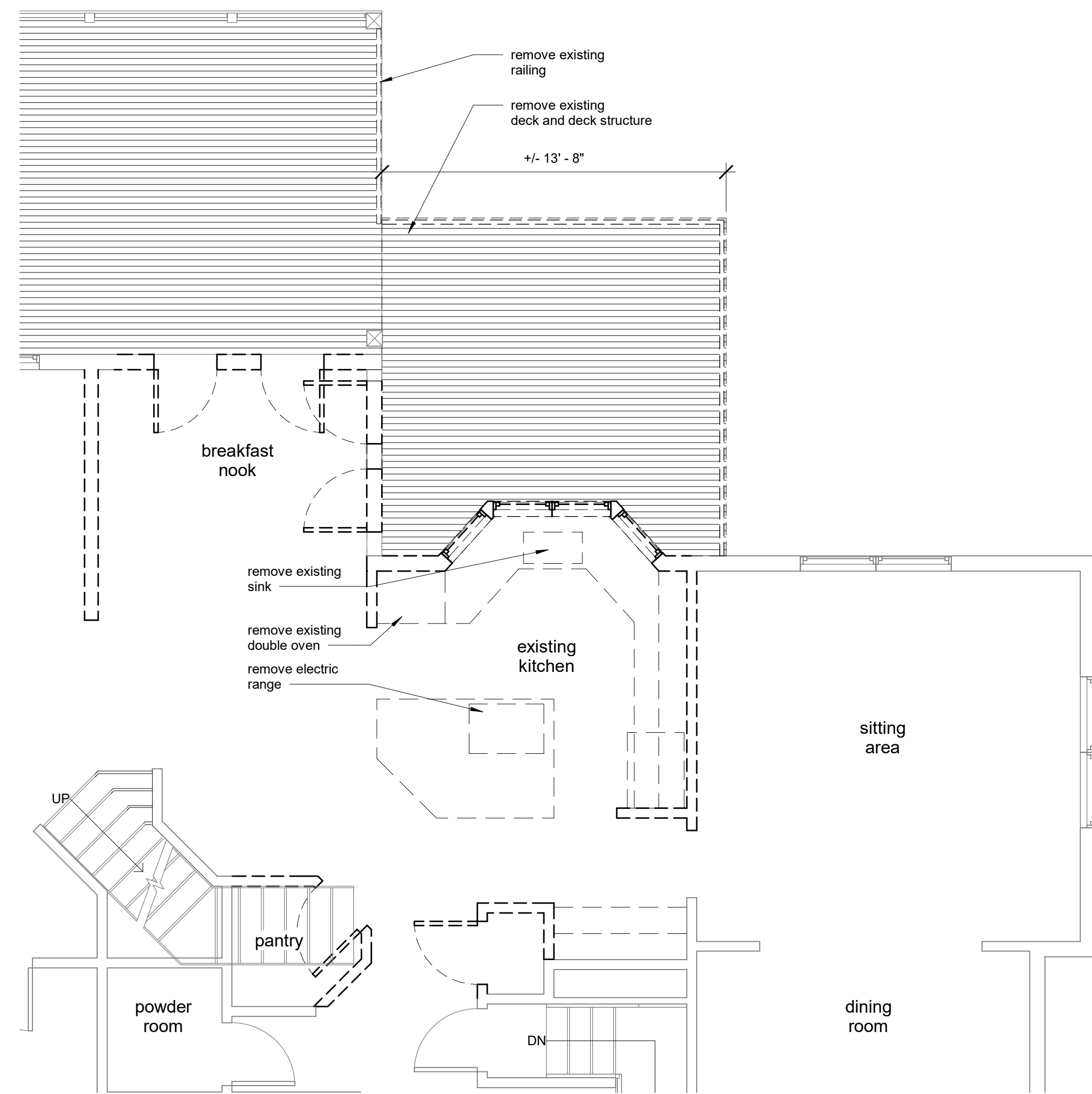
A001

Scale As indicated

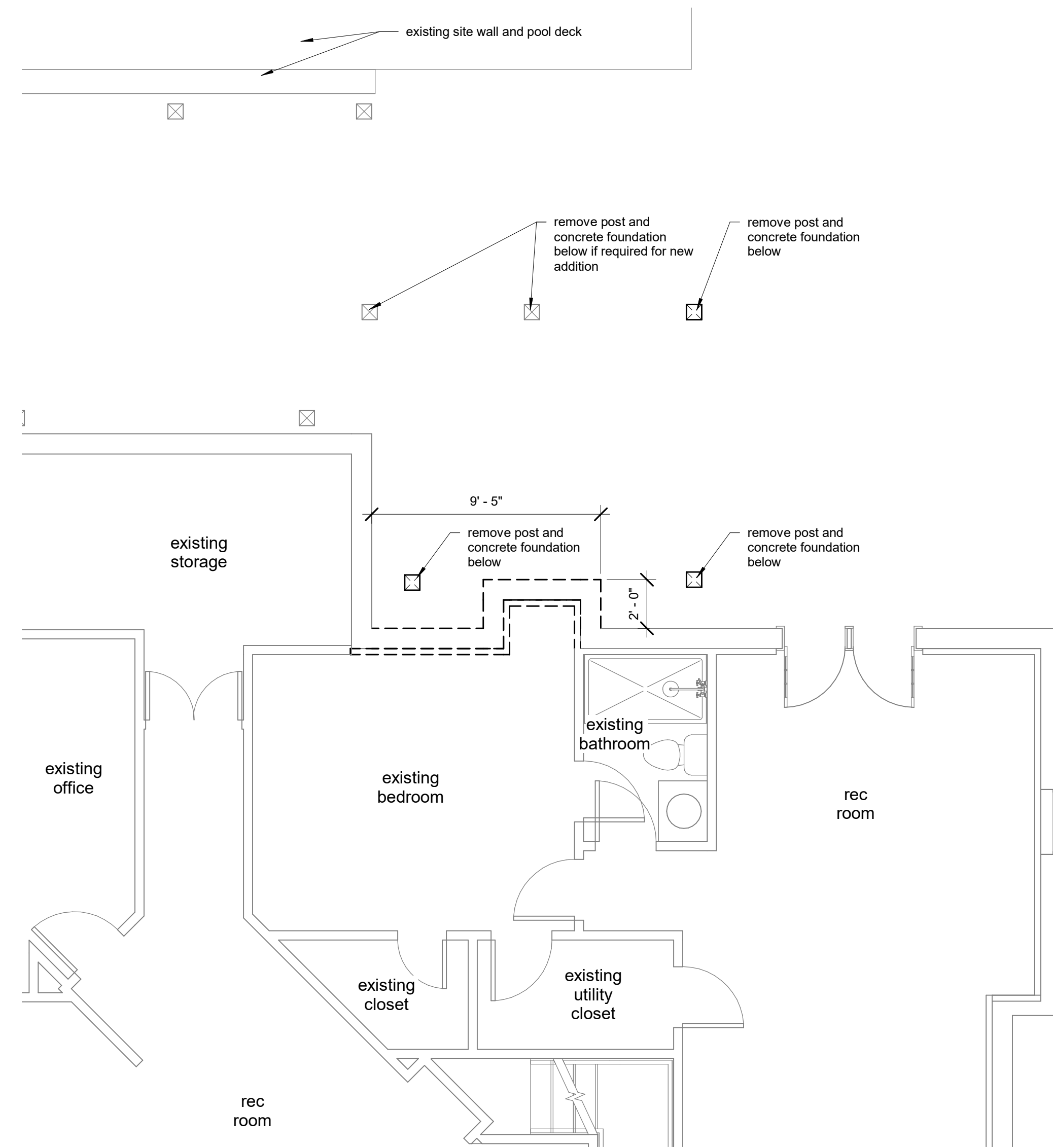
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fairfax, va 22031  
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10 Partitions  
1" = 1'-0"



1 first floor - demo  
1/4" = 1'-0"



2 basement - demo  
1/4" = 1'-0"

No.	Description	Date

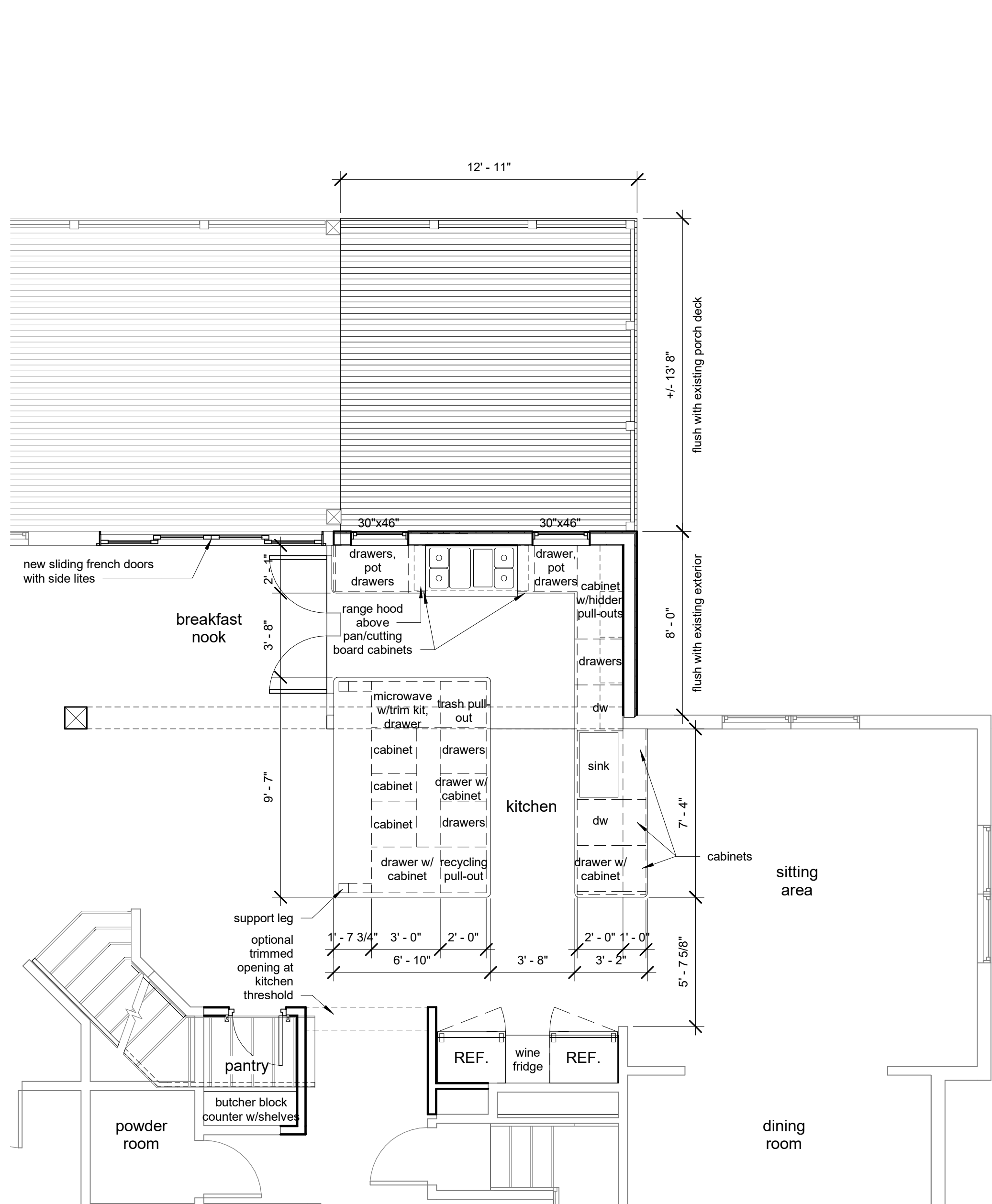
hill residence  
kitchen renovation  
& addition  
existing/demo plans

Project Number	hill
Date	04/15/26
Drawn By	rs
Checked By	kh/mh

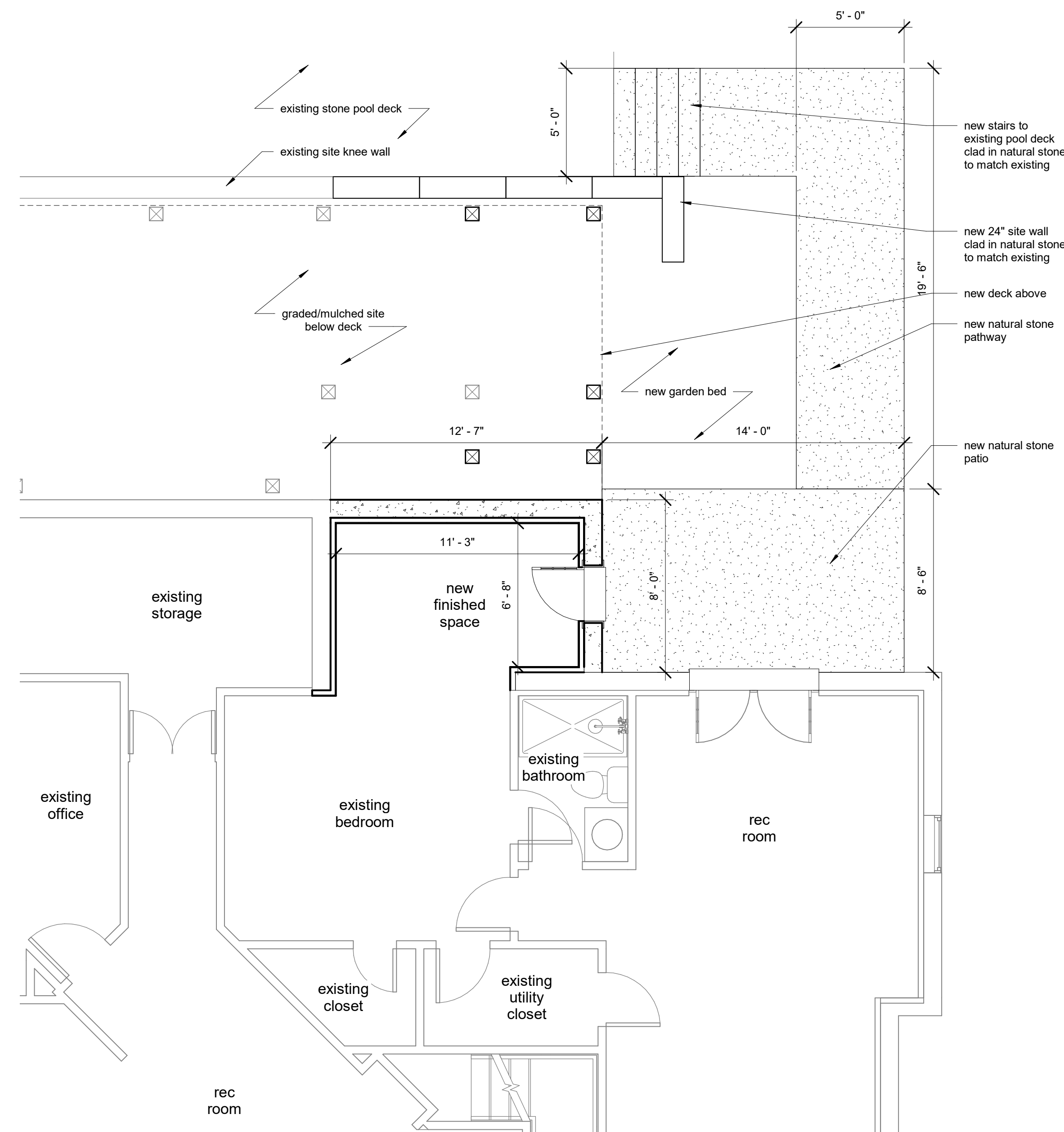
A010

Scale As indicated

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1 first floor - new floorplan  
1/4" = 1'-0"



2 basement - new floorplan  
1/4" = 1'-0"

No.	Description	Date

hill residence  
kitchen renovation  
& addition  
floor plans

Project Number	hill
Date	04/15/26
Drawn By	rs
Checked By	kh/mh

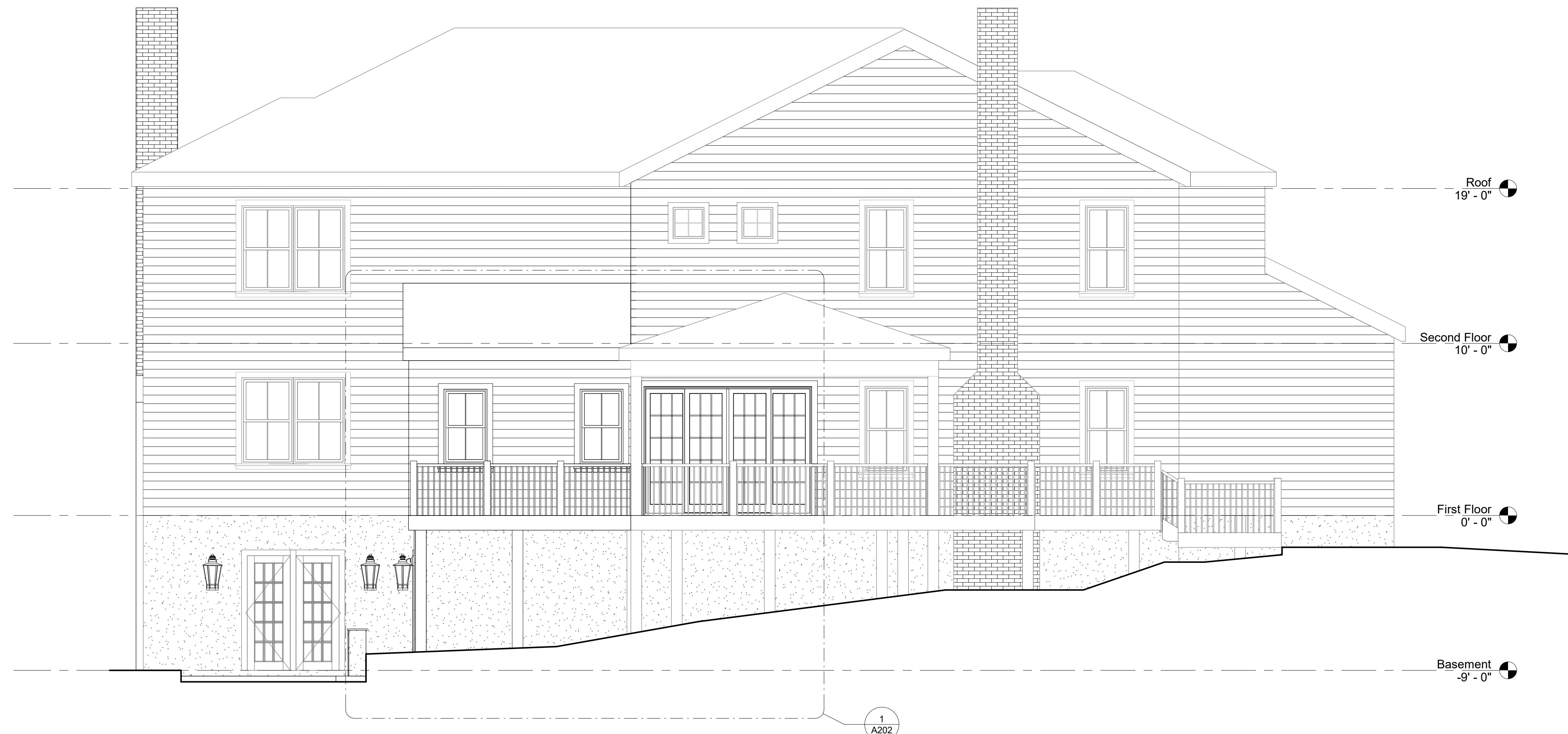
**A101**

Scale	1/4" = 1'-0"
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② East  
1/4" = 1'-0"



① North  
1/4" = 1'-0"

No.	Description	Date

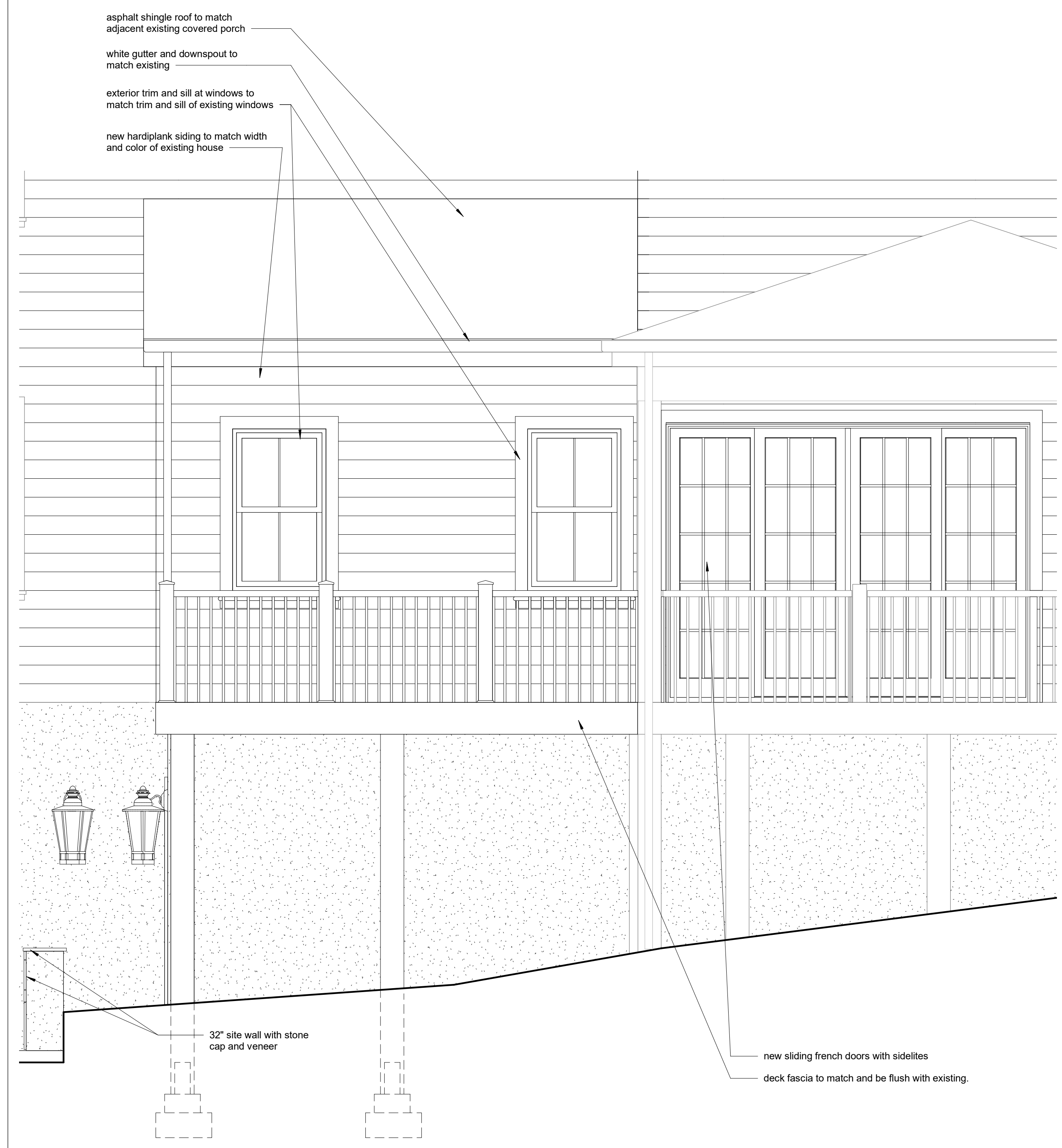
hill residence  
kitchen renovation  
& addition  
elevations

Project Number	hill
Date	04/15/26
Drawn By	rs
Checked By	kh/ms

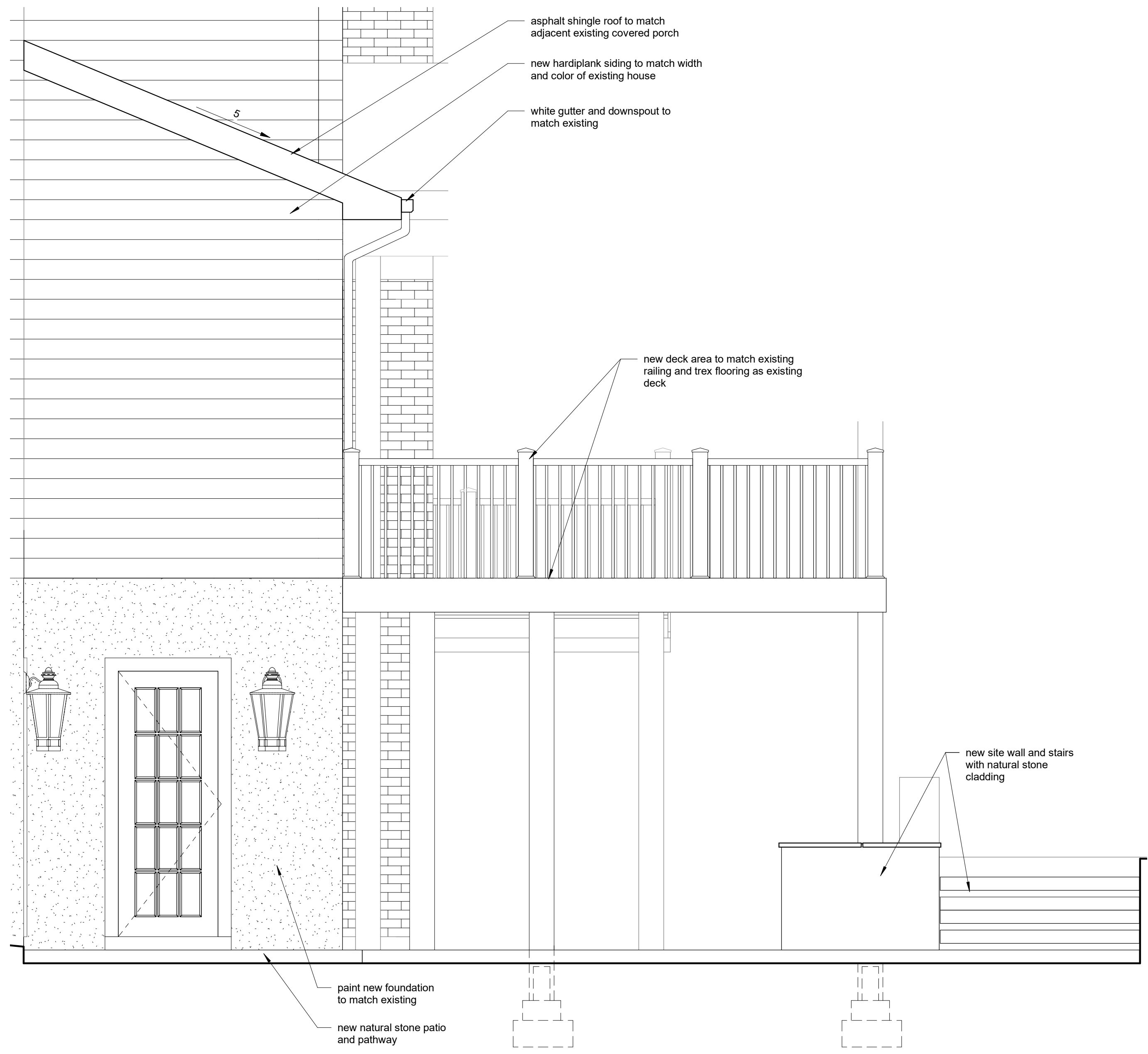
**A201**

Scale	1/4" = 1'-0"
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1 Enlarged North Elevation  
1/2" = 1'-0"



2 Enlarged East Elevation  
1/2" = 1'-0"

No.	Description	Date

hill residence  
kitchen renovation  
& addition  
enlarged elevations

Project Number	hill
Date	04/15/26
Drawn By	rs
Checked By	kh/mh

**A202**

Scale	1/2" = 1'-0"
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