

Bond Case Briefs

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ZONING & PLANNING - VIRGINIA

Rebh v. County Board of Arlington County

Court of Appeals of Virginia, Winchester - May 7, 2024 - S.E.2d - 2024 WL 2001066

Condominium building residents filed complaint for declaratory and injunctive relief against county board alleging that board's adoption of sector plan and zoning ordinance amendments allowing taller building heights and bigger densities for certain city zoning districts was void ab initio because board did not satisfy zoning statute's resolution and certification, notice, and uniformity requirements.

The Arlington Circuit Court sustained board's demurrer. Residents appealed.

The Court of Appeals held that:

- Resolution requirement was satisfied;
- Certification requirement was satisfied;
- Public notice did not satisfy the descriptive summary requirement; and
- Uniformity requirement was satisfied.