

4.0 Summary of Watershed Restoration Strategies

Watershed impact indicators, source indicators and field reconnaissance were used to determine areas of impairment or degraded conditions in the Pohick Creek watershed. Maps were created of these areas using the subwatershed ranking procedure. These maps were then used to create restoration strategies to address and mitigate areas of impairment or degraded conditions. Within Pohick Creek, all 10 of the watershed management areas (WMAs) experienced some level of impairment, ranging from severe stream bank erosion to minor raised nutrient loading. The restoration strategies considered for Pohick Creek were stream restoration and habitat quality improvement, addressing flooding issues, improving water quality and identifying regional pond alternatives.

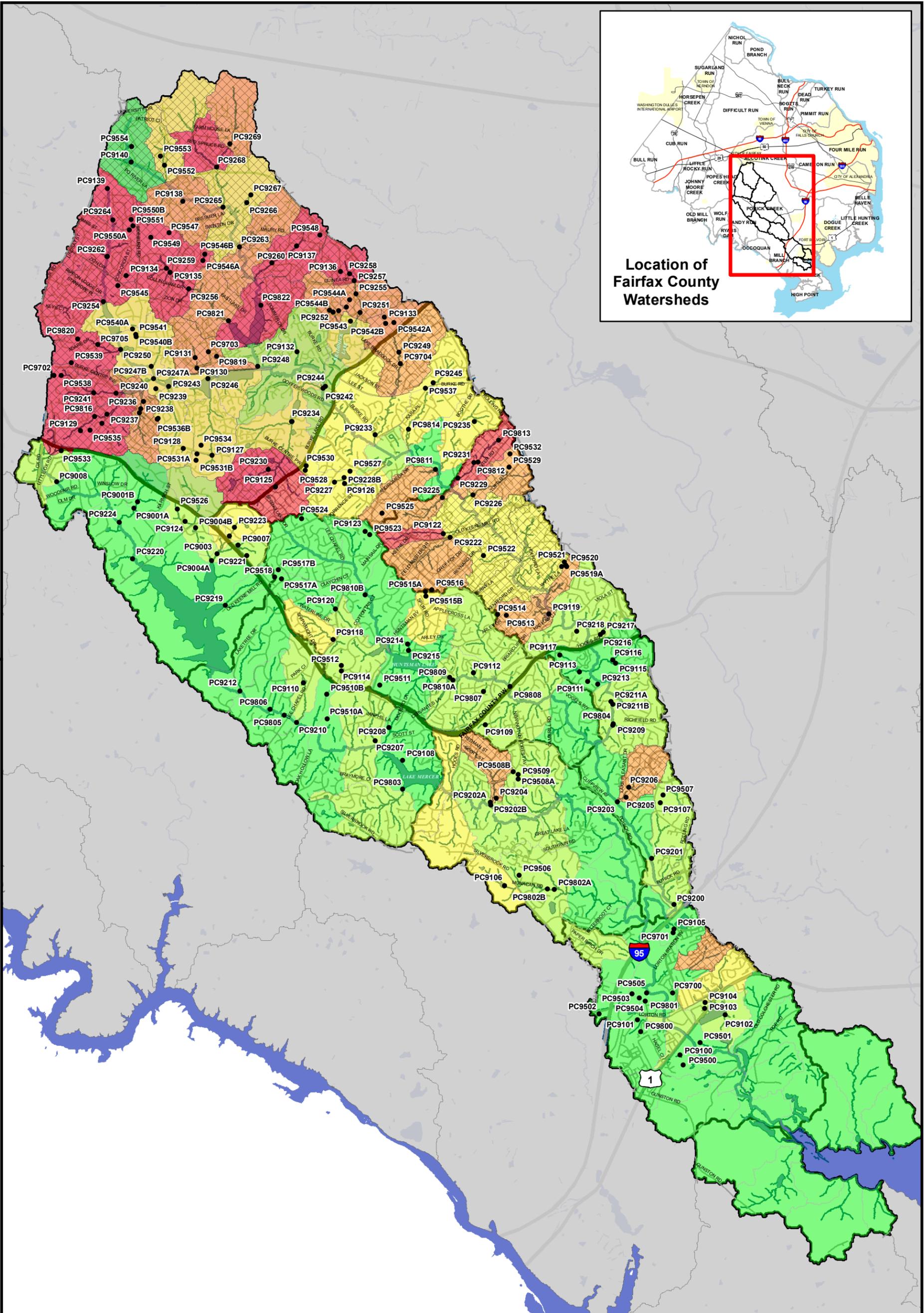
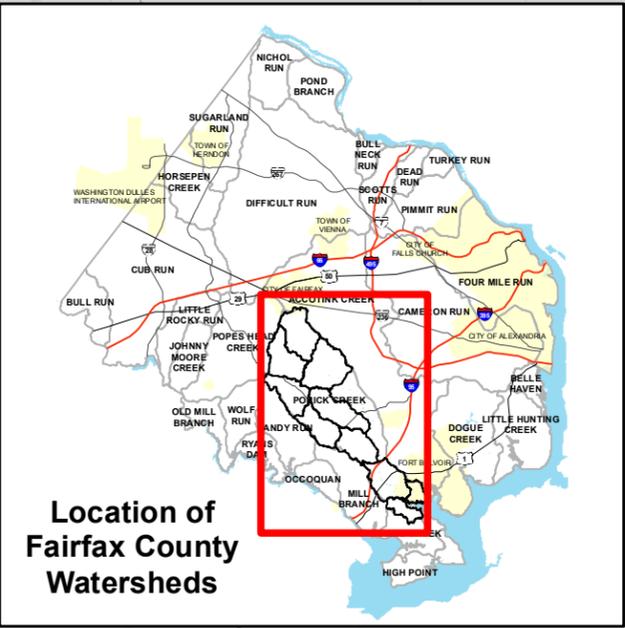
The process for candidate site selection was based on the broad restoration strategies. Color-coded watershed maps and spreadsheets were created using the scoring thresholds developed for the watershed metrics. This gave a visual representation of potential problem trends or issues throughout the overall watershed. The scoring worksheets from the Subwatershed Ranking Spreadsheets were reviewed, and some basic statistical calculations were performed to identify some of the more prevalent issues affecting each watershed as a whole. After identifying some basic trends, individual WMAs were selected for analysis.

Each subwatershed has a composite score for its source indicators and impact indicators. The individual metrics comprising the watershed's composite score were reviewed for each subwatershed and any potential project areas were identified (See **Map 4.1**). Subwatersheds with both severe source and impact indicators were deemed most critical for restoration. The final step of the strategy involved looking at GIS orthographic maps, field site visit forms, site photos and other pertinent information, such as community input, related to the given subwatershed. The objective was to select projects and sites that fit the overall condition of the watershed and aligned with County goals and objectives. During site selection and prioritization, stormwater system improvement, system repair, prevention and site-specific conditions were all considered. Multiple remedy options were available. For areas of extreme degradation or severe conditions, improvements were made. For areas with moderate conditions, repairs were proposed. And for areas in good condition, but facing potential future degradation, prevention projects were selected. Most of which were targeted to open areas on public land.

See Table 1 for a list of all proposed projects. A detailed description of the Pohick Creek watershed restoration strategies and candidate project selection methodology can be found in Appendix B of the Technical Appendices.

Each proposed project was labeled using a standard 6-digit convention, XX9YZZL, where:

- XX** 2-digit watershed code
- Y** Project Type Code as follows:
 - 0 – Regional pond projects/alternatives
 - 1 – New SWM pond/SWM pond retrofit
 - 2 – Stream restoration projects
 - 3 – Area-wide drainage improvement
 - 4 – Culvert retrofit
 - 5 – New BMP/LID and BMP/LID retrofit
 - 6 – Flood protection/mitigation
 - 7 – Outfall improvement
 - 8 & 9 – All other project types
- ZZ** Remaining digits in ascending order throughout the watershed starting with 00 at the lowest point in the watershed
- L** A, B, C, etc. (if needed), used if a given project consists of several large components.




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 Problem Areas
Subwatershed Objective Composite Scores
 4.274444 - 4.690000
 4.690001 - 5.130000
 5.130001 - 5.490000
 5.490001 - 5.800000
 5.800001 - 8.031270
 Candidate Project Sites

Map 4.1
 Pohick Creek Watershed
 All Candidate Projects

4.1 Project Types

4.1.1 Structural Project Types

Stormwater Pond Retrofits/New Stormwater Pond

A new stormwater pond project involves the creation of an extended detention dry pond that will improve water quality and quantity treatment for the surrounding area. Wet pond retrofits will modify the existing pond to increase pollutant removal and to provide adequate channel protection above the permanent pool. The retrofit will create a better-functioning environment for gravitational settling, biological uptake, and microbial activity with a permanent pool of standing water, providing for high and reliable pollutant removal performance. The pool prevents re-suspension of sediments and other pollutants and allows for numerous pollutant removal mechanisms to operate. Dry pond retrofits will modify the existing pond to provide adequate downstream channel protection and allow for better function of temporary ponding using a control structure, which enables particulate pollutants to settle out, providing fair to good removal for particulate pollutants.



Figure 4-1: Stormwater pond with forebay



Figure 4-2: Dry Pond

Best Management Practice (BMP)/Low Impact Development (LID) Projects

A BMP/Low Impact Development (LID) project is designed to minimize the impact of changes in land use on surface and groundwater systems, with the primary goal of mimicking predevelopment site hydrology. There are a wide variety of BMP/LID projects, such as bioswales, pervious pavement, rain barrels, cisterns and bioretention filters. A rain barrel/cistern program will capture, store and reuse rooftop runoff from downspouts; where downspouts are not available, cisterns will be used to collect runoff. Bioswales will capture sheet flow from impervious areas and reduce runoff volume and increase groundwater recharge. Pervious pavement will treat and/or reduce parking lot runoff using a (semi-)porous material that allows runoff to infiltrate and then trap pollutants in the soil. The pavement will also allow for surface storage, reducing runoff volumes. Bioretention will capture sheet flow from impervious areas and create an ideal environment for filtration, biological uptake and microbial activity, providing moderate to high pollutant removal. It will also reduce the outflow to the storm sewer system.

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Figure 4-3: Parking lot pervious pavement



Figure 4-4: Parking lot bioretention filter

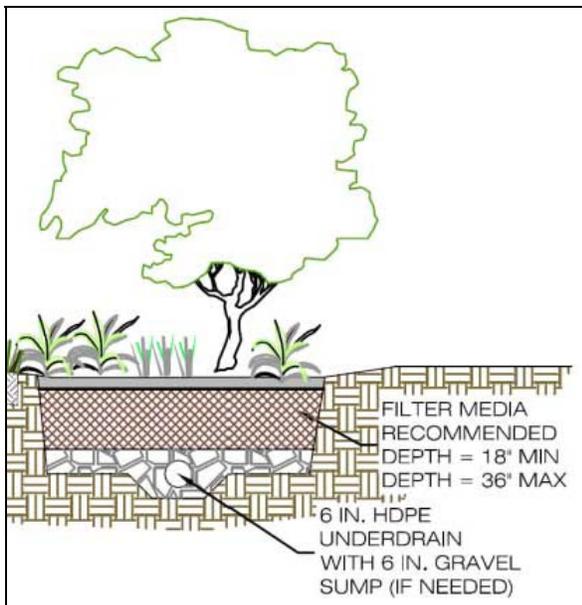


Figure 4-5: Bioretention section

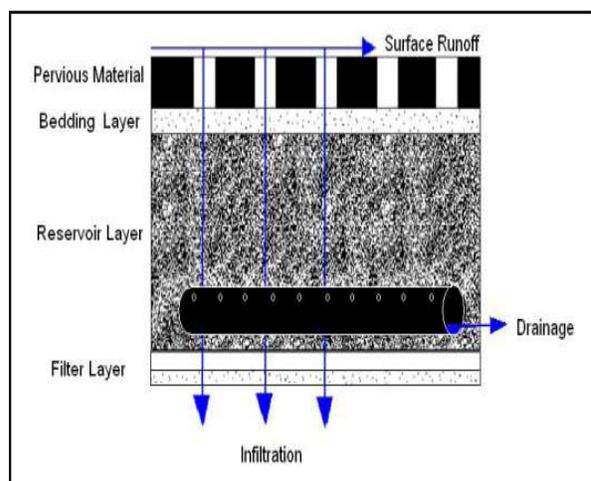


Figure 4-6: Pervious pavement section

Stream Restoration

Stream restoration is the re-establishment of the general structure, function and self-sustaining behavior of a stream. Restoration can include numerous methods such as installation of structures and planting of vegetation to stabilize and protect stream banks, reshaping or re-aligning stream banks, and repairing stream bed erosion in order to restore the natural morphology of the stream. A stream restoration project can consist of reopening to daylight, sections of a stream that had previously been piped. This is also known as daylighting. Other stream restorations include improving conditions around a stream's inflow pipes by providing outfall protection with energy dissipation devices. This will also help to minimize erosion.



Figure 4-7: Stabilized stream banks



Figure 4-8: Cross vane added to stream

Outfall Improvements

Outfall improvement projects consist of several different measures designed to reduce erosive velocities and sediment loads at the stormwater outfalls. Outfall improvement projects can include reconstruction of the outfall to provide an energy dissipation device and erosion protection, reconstruction of roadside swales or concrete channels with vegetated plantings, and construction of a new storage and treatment area below an outfall.



Figure 4-9: Roadside swale with check dams

4.1.2 Non-Structural Project Types

Buffer Restorations

Buffer restoration projects consist of practices such as the re-planting of upland buffer areas and providing riparian reforestation, (re-establishing additional streamside buffers) which helps filtration of pollutants, while reducing runoff by intercepting the water and increasing surface storage and infiltration.



Figure 4-11: Tires and debris removed near or from stream

pollutants from entering adjacent streams and storm systems, or the removal of a blockage within the stream channel, thereby relieving flooding and/or erosion.

Street-Sweeping Programs

Street sweeping helps reduce the amount of potential pollutants entering nearby streams and storm systems. In addition, these programs add the aesthetic benefits of having clean streets and the safety benefits of removing debris that can block storm systems and stormwater facilities. Areas where these projects were proposed are primarily comprised of dense residential development, many of which have their streets piped directly into the nearby streams with little or no stormwater controls.



Figure 4-10: Community members restoring and replanting stream buffer area

Dumpsite/Obstruction Removals

Dumpsite/obstruction removals are the removal of obstructions in or near stream channels, which help restore stream channels to their natural conditions and improve the function of the streams. Examples of proposed projects include the cleanup of trash in or near the stream channel to help reduce the amount of



Figure 4-12: Street-sweeping truck

4.2 Non-Structural Projects

Non-structural projects are a group of projects that do not require traditional construction measures to be implemented and may be programmatic in nature. These projects include:

- Buffer restorations
- Rain-barrel programs
- Dumpsite and obstruction removals
- Community outreach and public education
- Land conservation coordination projects
- Inspection and enforcement projects
- Street-sweeping programs
- Recommendation of additional studies, surveys and assessments

These projects, in concert with the structural projects, represent a holistic approach to watershed management. Since much of the land area in Fairfax County is privately owned, there is a strong need to work with local communities to promote environmental awareness and recommend projects that can be implemented by residents and other groups.

The fundamental difference between structural and non-structural projects is the ability to predict the result of the project implementation through models. For example, the nitrogen removal of a wet pond may be calculated; however, there is no way to predict the reduction in nitrogen from an outreach campaign on proper fertilizer use. Additionally, these projects and programs should not be confined to any single watershed but could be implemented throughout the County as opportunities occur. Because of these differences, non-structural projects were evaluated and will be implemented using a different process than the structural projects.

There are many advantages of non-structural projects. Some of the key advantages to these projects type are:

- Less cost
- Less disruption
- More public and community awareness

In general, non-structural projects represent opportunities to proactively pursue stormwater issues that more traditional structural practices cannot address. The use of non-structural practices fulfills Fairfax County's MS4 permit requirements and environmental initiatives. The full potential of these projects will be realized through partnerships with County agencies, residents and other interested parties.

4.3 Project Prioritization Process

The structural project prioritization was completed using a spreadsheet based on the prioritization scheme that is summarized in Appendix B of the Technical Appendices. The spreadsheet uses five factors to provide a basis to compare each project's ability to improve the watershed and rank the most beneficial projects. The five factors were weighted as follows: impact indicators (30 percent), source indicators (30 percent), priority subwatersheds (10 percent), sequencing (20 percent), and implementability (10 percent).

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The final composite scores for projects were based on the five factors and their corresponding weights. This score was used to obtain an initial ranking. The higher the overall composite scores the lower the preliminary rank (higher priority). Once the initial rankings were completed using the prioritization scheme's quantitative method, the projects were qualitatively reviewed. This review involved going through every project starting at the highest ranked projects and reviewing the project descriptions, GIS information, field observations, WAG comments, and the ability for a project to achieve the County's objectives. From this review best professional judgment (BPJ) was used to adjust the scores to ensure the projects were ranked correctly. Additionally, candidate projects that cost less than \$80,000 and could not be grouped with another project were eliminated from the WMP.

Once the initial priority ranking determined the highest priority projects that would be implemented in the 10-year plan, a simplified cost benefit analysis was completed. The cost benefit analysis divided a project's composite score (i.e., benefit) by its cost, to allow a cross comparison of 10-year plan projects. This cost analysis created a project ranking that was substantially different from the initial ranking. Some projects had costs that were much higher than the costs of other projects with similar benefit scores. These projects were moved from the 10-year plan and placed in the 25-year plan. Other projects were given minor score adjustments to adjust their ranks in the 10-year plan to better reflect their cost benefits. Lastly, the projects in the 10-year plan were further evaluated on factors such as hydrologic and hydraulic modeling results and estimated costs vs. projected benefits and adjusted as part of the final project sequencing.

Non-structural projects were ranked using either a quantitative analysis or a qualitative analysis, depending on the project type. Rain barrels and buffer restorations were scored per the method described above. Project ranks for street sweeping and reforestation projects were determined by comparing the existing conditions suspended solids, phosphorus, and nitrogen ranking indicator scores and assigning a score of 1 through 5 based on their potential for improvement. The average of these scores was used to obtain an initial ranking. Finally, a BPJ score modification was used to account for any project-specific issues. The score modification also considers the number of flood complaints. Due to the high implementability and immediate results of the non-structural projects, these projects were evaluated separately from the 0 – 25-year plan. Additional information on the project prioritization process can be found in Appendix B Technical Memo 3.4/3.5 in the Technical Appendices.

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Table 4-1: Project List - Master

Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9003	Stormwater Pond Retrofit	Pohick- Upper South Run	Next to 6424 Lake Meadow Dr.	Water quality and quantity control	Private - HOA	\$ 320,000
PC9004	Stream Restoration Suite	Pohick- Upper South Run	Near 10127 Lakehaven La., Accotink Unitarian Church	Water quality control	Public/Local - FCPA	\$ 1,480,000
PC9007	Stormwater Pond Retrofit	Pohick- Upper South Run	Behind 6416 Lake Meadow Dr.	Water quality and quantity control	Private - HOA	\$ 210,000
PC9008	Stormwater Pond Retrofit	Pohick- Upper South Run	Next to 10995 Rice Field Pl.	Water quality and quantity control	Private - Residential	\$ 610,000
PC9100	Stormwater Pond Retrofit	Pohick- Lower	9515 Richmond Hwy., Lorton Athletic Fields	Water quality and quantity control	Public/Local - Fairfax County	\$ 300,000
PC9101	Stormwater Pond Retrofit	Pohick- Lower	9409 Lorton Market St., Lorton Marketplace Shopping Center	Water quality and quantity control	Private - Commercial	\$ 270,000
PC9102	Stormwater Pond Retrofit	Pohick- Lower	9399 Richmond Hwy., Norman M. Cole WWTP	Water quality and quantity control	Public/Local - Fairfax County	\$ 180,000
PC9103	Stormwater Pond Retrofit	Pohick- Lower	7665 Lorton Rd., Gunston Shopping Plaza	Water quality and quantity control	Private - Commercial	\$ 120,000
PC9104	Stormwater Pond Retrofit	Pohick- Lower	7665 Lorton Rd., Gunston Shopping Plaza	Water quality and quantity control	Private - Commercial	\$ 120,000
PC9105	Stormwater Pond Retrofit	Pohick- Lower	Behind 7747 Milford Haven Ct.	Water quality and quantity control	Private - HOA	\$ 310,000
PC9106	Stormwater Pond Retrofit	Pohick- Lower South Run	8501 Silverbrook Rd., South County Secondary School	Water quality and quantity control	Public/Local - FCPA	\$ 450,000
PC9107	Stormwater Pond Retrofit	Pohick- Middle	8111 Northumberland Rd., Saratoga Elementary School	Water quality and quantity control	Public/Local - FCPS, FCPA	\$ 180,000
PC9109	Stormwater Pond Retrofit	Pohick- Middle Run	8750 Pohick Rd., St. Raymond's - Penafort Catholic Church	Water quality and quantity control	Private - Church	\$ 220,000

¹ Only 10-yr structural projects will have associated project fact sheets at the end of section 5.

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9110	Stormwater Pond Retrofit	Pohick-Middle South Run	9908 South Park Ci.	Water quality and quantity control	Private - Residential	\$ 520,000
PC9114	Stormwater Pond Retrofit	Pohick-Middle Run	7420 Reservation Dr., Sangster Elementary School	Water quality and quantity control	Public/Local - FCPS	\$ 120,000
PC9118	Stormwater Pond Retrofit	Pohick-Middle Run	Behind 9500 Shipwright Dr.	Water quality and quantity control	Private - HOA	\$ 390,000
PC9120	Stormwater Pond Retrofit	Pohick-Middle Run	Behind 9505 Southern Cross La.	Water quality and quantity control	Private - HOA	\$ 640,000
PC9121	Stormwater Pond Retrofit	Pohick- Upper South Run	9900 Old Keene Mill Rd. , Burke Community Church	Water quality and quantity control	Private - Church	\$ 170,000
PC9122	Stormwater Pond Retrofit	Pohick-Middle	Between Field Master Dr. & Huntsman Blvd.	Water quality and quantity control	Private - HOA	\$ 390,000
PC9124	Stormwater Pond Retrofit	Pohick- Upper South Run	6401 Missionary La., Fairfax Baptist Temple Academy	Water quality and quantity control	Private - Church	\$ 600,000
PC9126	Stormwater Pond Retrofit	Pohick- Upper	16130 Shiplett Blvd., White Oaks Elementary School	Water quality and quantity control	Public/Local - FCPS	\$ 170,000
PC9127	Stormwater Pond Retrofit	Pohick-Sideburn Branch	Next to 6000 Burke Centre Pkwy., near Terre Centre Elementary School	Water quality and quantity control	Private - Residential	\$ 550,000
PC9128	Stormwater Pond Retrofit	Pohick-Sideburn Branch	6000 Burke Commons Rd., Wal-Mart Supercenter	Water quality and quantity control	Private - Residential	\$ 240,000
PC9129	Stormwater Pond Retrofit	Pohick-Sideburn Branch	6000 Freds Oak Rd., Fairfax Co. Wastewater collection	Water quality and quantity control	Public/Local - Fairfax County	\$ 280,000
PC9130	Stormwater Pond Retrofit	Pohick-Sideburn Branch	10301 New Guinea Rd., Target Shopping center	Water quality and quantity control	Private - Commercial	\$ 230,000

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9131	Stormwater Pond Retrofit	Pohick-Sideburn Branch	Behind 10268 Colony Park Dr.	Water quality and quantity control	Private - HOA	\$ 210,000
PC9132	Stormwater Pond Retrofit	Pohick- Upper	Behind 9713 Lakepointe Dr.	Water quality and quantity control	Private - HOA	\$ 470,000
PC9133	Stormwater Pond Retrofit	Pohick- Upper	9200 Burke Lake Rd., Lake Braddock Secondary School	Water quality and quantity control	Public/Local - FCPS	\$ 120,000
PC9135	Stormwater Pond Retrofit	Pohick-Rabbit Branch	Behind 5220 Nottingham La., Pond along Roberts Rd.	Water quality and quantity control	Private - HOA	\$ 540,000
PC9136	Stormwater Pond Retrofit	Pohick- Upper	Behind 5120 Dahlgreen Pl., Playground	Water quality and quantity control	Private - HOA	\$ 190,000
PC9138	Stormwater Pond Retrofit	Pohick-Rabbit Branch	Behind 10305 Nantucket Ct.	Water quality and quantity control	Private - HOA	\$ 140,000
PC9139	Stormwater Pond Retrofit	Pohick-Sideburn Branch	10697 Braddock Rd., University Mall Shopping Center	Water quality and quantity control	Private - Commercial	\$ 220,000
PC9140	Stormwater Pond Retrofit	Pohick-Rabbit Branch	Intersection of Mason Pond Dr. and Roanoke River La.	Water quality and quantity control	Public/State - GMU	\$ 260,000
PC9201	Stream Restoration	Pohick-Middle	Behind 7756 Matisse Way	Water quality control	Public/Local - FCPA	\$ 1,480,000
PC9202	Stream Restoration Suite	Pohick- Lower South Run	Behind 8181 Willowdale Ct., South Run Stream Valley Park	Water quality control	Private - Residential, Public/Local - FCPA, Private - HOA	\$ 1,120,000
PC9203	Stream Restoration	Pohick-Middle	8100 Lake Pleasant Dr.	Water quality control	Public/Local - FCPA	\$ 1,290,000

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9204	Stream Restoration	Pohick- Lower South Run	Next to 8661 Rising Creek Ct.	Water quality and quantity control	Private - HOA	\$ 180,000
PC9205	Stream Restoration	Pohick-Middle	Behind 8106 Kings Point Ct.	Water quality and quantity control	Public/Local - FCPA	\$ 170,000
PC9206	Stream Restoration	Pohick-Middle	Next to 8021 Lake Pleasant Dr.	Water quality control	Private - HOA	\$ 140,000
PC9210	Stream Restoration	Pohick-Middle South Run	Behind 7801 Preakness La.	Water quality control	Public/Local - FCPA	\$ 1,380,000
PC9211	Stream Restoration Suite	Pohick-Middle	Near 8000 Middlewood Pl.	Water quality and quantity control	Public/Local - FCPA	\$ 310,000
PC9214	Stream Restoration	Pohick-Middle Run	Behind 7309 Gist Ct.	Water quality control	Public/Local - FCPA	\$ 690,000
PC9222	Stream Restoration	Pohick-Middle	Behind 8817 Bridle Wood Dr.	Water quality control	Public/State - VDOT, Public/Local - FCPA, Private - Residential	\$ 1,260,000
PC9223	Stream Restoration	Pohick- Upper South Run	Between Waterside Dr. & Burke Woods Dr.	Water quality control	Private - HOA	\$ 530,000
PC9225	Stream Restoration	Pohick-Middle	Next to 6297 Kerrydale Dr.	Water quality control	Private - HOA	\$ 940,000
PC9226	Stream Restoration	Pohick-Middle	Behind 6321 Hillside Rd.	Water quality control	Private - Residential, Private - HOA	\$ 1,010,000
PC9227	Stream Restoration	Pohick- Upper	Behind 9500 Orion Ct.	Water quality and quantity control	Public/Local - FCPS	\$ 90,000
PC9228	Stream Restoration Suite	Pohick- Upper	Behind 6300 Glenbard Rd.	Water quality control	Public/Local - FCPA, FCPS, Private - HOA	\$ 1,560,000

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9229	Stream Restoration	Pohick-Middle	Behind 8901 Winding Hollow Way	Water quality control	Private - HOA	\$ 1,560,000
PC9230	Stream Restoration	Pohick- Upper	Behind 9820 Rand Dr.	Water quality control	Private - Residential	\$ 610,000
PC9231	Stream Restoration	Pohick-Middle	Behind 6126 Garden Rd.	Water quality and quantity control	Private - HOA	\$ 80,000
PC9234	Stream Restoration	Pohick- Upper	Behind 9840 Natick Rd.	Water quality control	Private - Residential	\$ 1,270,000
PC9235	Stream Restoration	Pohick- Upper	Behind 5913 Veranda Dr.	Water quality and quantity control	Private - HOA	\$ 140,000
PC9236	Stream Restoration	Pohick-Sideburn Branch	Across the street from 5901 Fred's Oak Rd.	Water quality control	Private - Residential	\$ 190,000
PC9237	Stream Restoration	Pohick-Sideburn Branch	Behind 10550 Reeds Landing Ct.	Water quality control	Private - Residential	\$ 580,000
PC9239	Stream Restoration	Pohick-Sideburn Branch	Next to 5914 Cove Landing Rd.	Water quality and quantity control	Private - Residential	\$ 90,000
PC9240	Stream Restoration	Pohick-Sideburn Branch	Near 5901 Waters Edge Landing La.	Water quality control	Private - Residential	\$ 850,000
PC9241	Stream Restoration	Pohick-Sideburn Branch	Behind 10734 Burr Oak Way	Water quality control	Private - Residential	\$ 920,000
PC9242	Stream Restoration	Pohick- Upper	Behind 5753 Burke Towne Ct.	Water quality control	Public/Local - FCPA	\$ 1,160,000
PC9245	Stream Restoration	Pohick- Upper	Behind 5801 Banning Pl.	Water quality control	Private - HOA, Public/State - VDOT	\$ 860,000

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9246	Stream Restoration	Pohick-Sideburn Branch	Behind 6001 Burke Commons Rd.	Water quality control	Private - Residential	\$ 290,000
PC9247	Stream Restoration Suite	Pohick-Sideburn Branch	Adjacent to 10499 Premier Ct.	Water quality control	Private - Residential	\$ 540,000
PC9249	Stream Restoration	Pohick- Upper	Behind 5565 Queen Victoria Ct.	Water quality control	Private - HOA	\$ 1,040,000
PC9250	Stream Restoration	Pohick-Sideburn Branch	Behind 10602 Goldeneye La.	Water quality control	Public/Local - FCPA, FCPS	\$ 1,000,000
PC9251	Stream Restoration	Pohick- Upper	Behind 9313 Winbourne Rd.	Water quality control	Private - HOA	\$ 520,000
PC9252	Stream Restoration	Pohick- Upper	Next to 9535 Wallingford Dr.	Water quality control	Private - HOA	\$ 390,000
PC9254	Stream Restoration	Pohick-Sideburn Branch	Behind 10757 John Turley Pl.	Water quality control	Public/Local - FCPA	\$ 1,050,000
PC9256	Stream Restoration	Pohick-Rabbit Branch	Behind 5351 Brandon Ridge Way	Water quality control	Public/Local - FCPA	\$ 1,100,000
PC9257	Stream Restoration	Pohick- Upper	Next to 9404 Fairleigh Ct.	Water quality control	Private - HOA	\$ 340,000
PC9258	Stream Restoration	Pohick- Upper	Next to 5101 Dahlgreen Pl.	Water quality and quantity control	Private - HOA	\$ 120,000
PC9259	Stream Restoration	Pohick-Rabbit Branch	Behind 5220 Nottingham La.	Water quality control	Private - HOA	\$ 810,000
PC9260	Stream Restoration	Pohick-Rabbit Branch	Near 9800 Commonwealth Blvd.	Water quality control	Private - HOA	\$ 1,110,000

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9261	Stream Restoration	Pohick-Sideburn Branch	Behind 5282 Beech Haven Ct.	Water quality control	Public/Local - FCPA	\$ 720,000
PC9262	Stream Restoration	Pohick-Sideburn Branch	Behind 5214 Grinnell St.	Water quality control	Public/Local - FCPA	\$ 1,520,000
PC9263	Stream Restoration	Pohick-Rabbit Branch	Behind 5082 Dequincey Dr.	Water quality control	Public/Local - FCPA	\$ 800,000
PC9269	Stream Restoration	Pohick-Rabbit Branch	Next to 10159 Red Spruce Rd.	Water quality control	Private - HOA, Private - Residential	\$ 680,000
PC9515	BMP/LID Suite	Pohick-Middle Run	6820 Sydenstricker Rd., Orange Hunt Elementary School	Water quality and quantity control	Public/Local - FCPS	\$ 260,000
PC9517	BMP/LID Suite	Pohick-Middle Run	9732 Ironmaster Dr., Cherry Run Elementary School	Water quality and quantity control	Public/Local - FCPS	\$ 160,000
PC9525	BMP/LID	Pohick- Upper	9230 Old Keene Mill Rd., Rolling Valley Mall	Water quality control	Private - Commercial	\$ 180,000
PC9531	BMP/LID Suite	Pohick-Sideburn Branch	6000 Burke Centre Pkwy., Terra Centre Elementary School	Water quality and quantity control	Public/Local - FCPS	\$ 120,000
PC9534	BMP/LID	Pohick-Sideburn Branch	6011 Burke Centre Pkwy., Giant Supermarket	Water quality control	Private - Commercial	\$ 140,000
PC9535	BMP/LID	Pohick-Sideburn Branch	6000 Freds Oak Rd., FFC Wastewater Collection Division Office Bldg.	Water quality and quantity control	Public/Local - Fairfax County	\$ 130,000
PC9539	BMP/LID	Pohick-Sideburn Branch	5727 Burke Center Pkwy., Burke Center Shopping Center	Water quality control	Private - Commercial	\$ 120,000

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Priority Structural Projects (Ten Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	Cost
PC9544	BMP/LID Suite	Pohick- Upper	9450 Lake Braddock Dr., Lake Braddock Park	Water quality and quantity control	Public/Local - FCPA	\$ 120,000
PC9548	BMP/LID	Pohick- Rabbit Branch	9525 Braddock Rd., Twinbrooke Shopping Center	Water quality control	Private - Commercial	\$ 140,000
PC9701	Outfall Improvement	Pohick- Lower	7747 Milford Haven Ct.	Water quality control	Private - HOA	\$ 80,000
PC9702	Outfall Improvement	Pohick- Sideburn Branch	5815 Ox Rd., Fairview Elementary	Water quality and quantity control	Public/Local - FCPS	\$ 80,000
PC9703	Outfall Improvement	Pohick- Sideburn Branch	5637 Guinea Rd.	Water quality and quantity control	Private - Industrial	\$ 110,000
PC9704	Outfall Improvement	Pohick- Upper	Next to 9199 Lake Braddock Dr.	Water quality and quantity control	Private - HOA	\$ 540,000
PC9705	Outfall Improvement	Pohick- Sideburn Branch	Next to pool at 5601 Snowy Owl Dr.	Water quality and quantity control	Private - HOA	\$ 80,000
Total Cost						\$45,970,000
Long-Term Structural Projects (25 Year Implementation Plan)¹						
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner	
PC9001	Stormwater Pond Retrofit Suite	Pohick- Upper South Run	Across from 10503 Pohick Ct., Church of Latter Day Saints	Water quality and quantity control	Public/Local - FCPA, Private - Residential, Private - HOA	
PC9108	Stormwater Pond Retrofit	Pohick- Middle South Run	Behind 7278 Lakeland Valley Dr.	Water quality and quantity control	Public/Local - FCPA	
PC9111	Stormwater Pond Retrofit	Pohick- Middle	8110 Deer Creek Pl.	Water quality and quantity control	Private - HOA	

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Long-Term Structural Projects (25 Year Implementation Plan)¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9112	Stormwater Pond Retrofit	Pohick- Middle Run	Behind 8874 Eagle Rock La.	Water quality and quantity control	Private - HOA
PC9113	Stormwater Pond Retrofit	Pohick- Middle	Behind 7439 Quincy Hall Ct.	Water quality and quantity control	Private - HOA, Private - Residential
PC9115	Stormwater Pond Retrofit	Pohick- Middle	Behind 8032 Bethelen Woods La.	Water quality and quantity control	Private - Residential, Public/Local - FCPA
PC9116	Stormwater Pond Retrofit	Pohick- Middle	Behind 73919 Walnut Knoll Dr.	Water quality and quantity control	Public/Local - FCPA, Private - Residential
PC9117	Stormwater Pond Retrofit	Pohick- Middle	Across from 7320 Gambrill Rd., Commuter lot	Water quality and quantity control	Public/State - VDOT
PC9119	Stormwater Pond Retrofit	Pohick- Middle	Behind 7106 Hadlow Ct.	Water quality and quantity control	Public/Local - FCPA
PC9123	Stormwater Pond Retrofit	Pohick- Middle Run	6450 Sydenstricker Rd., near Pohick Regional Library	Water quality and quantity control	Public/Local - FCPS
PC9125	Stormwater Pond Retrofit	Pohick- Upper	Behind 6301 Wilmington Dr.	Water quality and quantity control	Private - HOA
PC9134	Stormwater Pond Retrofit	Pohick- Sideburn Branch	5222 Sideburn Rd., St. Mary's Church	Water quality and quantity control	Private - Church
PC9137	Stormwater Pond Retrofit	Pohick- Rabbit Branch	Behind 9463 Wenzel St.	Water quality and quantity control	Private - HOA
PC9141	New Stormwater Pond	Pohick- Upper	Behind 5550 Queen Victoria Ct.	Water quality and quantity control	Public/State - VDOT
PC9200	Stream Restoration	Pohick- Middle	Behind 7800 Creekside View La.	Water quality control	Public/State - VDOT
PC9207	Stream Restoration	Pohick- Middle South Run	Along access road next to 7719 Wagon Trail La.	Water quality control	Public/Local - FCPA

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Long-Term Structural Projects (25 Year Implementation Plan)¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9208	Stream Restoration	Pohick- Middle South Run	Next to 9245 Northedge Dr.	Water quality and quantity control	Private - HOA
PC9209	Stream Restoration	Pohick- Middle	Behind 8154 Ships Curve La.	Water quality control	Public/Local - FCPA, Private - HOA
PC9212	Stream Restoration	Pohick- Middle South Run	Behind 4312 South View Ct.	Water quality control	Private - HOA, Public/Local - FCPA
PC9213	Stream Restoration	Pohick- Middle	Behind 7500 Ridgebrook Dr.	Water quality and quantity control	Public/Local - FCPA
PC9215	Stream Restoration	Pohick- Middle Run	Behind 9111 Beachway La.	Water quality and quantity control	Public/Local - FCPA
PC9216	Stream Restoration	Pohick- Middle	Behind 8098 Whitlers Creek Ct.	Water quality control	Private - HOA, Private - Residential
PC9217	Stream Restoration	Pohick- Middle	Behind 8084 Whitlers Creek Rd.	Water quality and quantity control	Private - HOA
PC9218	Stream Restoration	Pohick- Middle	Behind 7211 Olde Lantern Way	Water quality and quantity control	Public/Local - FCPA
PC9219	Stream Restoration	Pohick- Upper South Run	Northwest of Old Keene Mill Rd. & Fairfax Co. Pkwy.	Water quality control	Public/State - Game and Inland Fisheries Commission
PC9220	Stream Restoration	Pohick- Upper South Run	Behind 6803 Jeremiah Ct.	Water quality control	Public/Local - FCPA, Private - Residential
PC9221	Stream Restoration	Pohick- Upper South Run	Along Fairfax County Pkwy. behind Deckhand Dr.	Water quality control	Private - Residential Conservation
PC9224	Stream Restoration	Pohick- Upper South Run	East of Ox Croft Ct.	Water quality control	Public/Local - FCPA, Private - Residential
PC9232	Stream Restoration	Pohick- Upper	Behind 9623 Woodedge Dr.	Water quality control	Private - Residential

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Long-Term Structural Projects (25 Year Implementation Plan)¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9233	Stream Restoration	Pohick- Upper	Near intersection of Burke Rd. and Heritage Square Rd.	Water quality control	Private - HOA, Public/State - VDOT
PC9243	Stream Restoration	Pohick- Sideburn Branch	Behind 5832 First Landing Way	Water quality control	Private - Residential
PC9248	Stream Restoration	Pohick- Rabbit Branch	Along RR tracks near 5610 Sandy Lewis Dr.	Water quality control	Private - Residential
PC9255	Stream Restoration	Pohick- Upper	Behind 5208 Olley La.	Water quality and quantity control	Private - HOA
PC9265	Stream Restoration	Pohick- Rabbit Branch	Behind 10156 Bessmer La.	Water quality control	Private - HOA
PC9266	Stream Restoration	Pohick- Rabbit Branch	Behind 9733 Abington Ct.	Water quality control	Public/State - Commonwealth of VA, State Hospital Board
PC9267	Stream Restoration	Pohick- Rabbit Branch	9911 Braddock Rd., near Braddock Rd. Hospital	Water quality and quantity control	Public/State - Commonwealth of VA, State Hospital Board
PC9268	Stream Restoration	Pohick- Rabbit Branch	Behind 4613 Tapestry Dr.	Water quality control	Private - HOA
PC9500	BMP/LID	Pohick- Lower	9515 Richmond Hwy., Lorton Athletic Fields	Water quality and quantity control	Public/Local - FCPS
PC9501	BMP/LID	Pohick- Lower	9399 Richmond Hwy., Norman M. Cole WWTP	Water quality and quantity control	Public/Local - FCPS
PC9502	BMP/LID	Pohick- Lower	8101 Lorton Rd., Lorton Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9503	BMP/LID	Pohick- Lower	9290 Lewis Chapel Rd., Lorton Station Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9505	BMP/LID	Pohick- Lower	Lorton Station Center School	Water quality and quantity control	Public/Local - FCPS

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Long-Term Structural Projects (25 Year Implementation Plan)¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9508	BMP/LID Suite	Pohick- Lower South Run	8001 Newington Forest Ave., Newington Forest Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9510	BMP/LID Suite	Pohick- Middle South Run	7549 Reservation Dr., South Run Recreation Center	Water quality and quantity control	Public/Local - FCPS
PC9511	BMP/LID	Pohick- Middle Run	7500 Huntsman Blvd., Huntsman Square Shopping Center	Water quality control	Private - Commercial
PC9519	BMP/LID Suite	Pohick- Middle	6703 Barnack Dr., Rolling Valley Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9521	BMP/LID	Pohick- Middle	6703 Barnack Dr., Rolling Valley Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9522	BMP/LID	Pohick- Middle	8600 Bridle Wood Dr., Orange Hunt Pool	Water quality and quantity control	Private - Residential
PC9524	BMP/LID	Pohick- Middle Run	6938 Nativity La., School of the Nativity (Church)	Water quality and quantity control	Private - Church
PC9526	BMP/LID	Pohick- Upper South Run	6401 Missionary La., Fairfax Baptist Temple Academy	Water quality and quantity control	Private - Church
PC9528	BMP/LID	Pohick- Upper	9654 Burke Lake Rd., Burke Center School	Water quality and quantity control	Public/Local - FCPS
PC9529	BMP/LID	Pohick- Middle	6100 Rolling Rd., West Springfield High School	Water quality and quantity control	Public/Local - FCPS
PC9532	BMP/LID	Pohick- Middle	6100 Rolling Rd., West Springfield High School	Water quality and quantity control	Public/Local - FCPS
PC9536	BMP/LID Suite	Pohick- Sideburn Branch	6001 Cove Landing Rd., Landings Community Center	Water quality and quantity control	Private - Residential

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Long-Term Structural Projects (25 Year Implementation Plan)¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9537	BMP/LID	Pohick- Upper	9016 Burke Rd., VA Railway Exp. - Rolling Rd. Station	Water quality and quantity control	Public/Local - FCPS
PC9540	BMP/LID Suite	Pohick- Sideburn Branch	5240 Sideburn Rd., Bonnie Brae Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9542	BMP/LID Suite	Pohick- Upper	9200 Burke Lake Rd., Lake Braddock Secondary School	Water quality and quantity control	Public/Local - FCPS
PC9543	BMP/LID	Pohick- Upper	9333 Lake Braddock Rd., Lakeside Pool - Lake Braddock C.A.	Water quality and quantity control	Private - HOA
PC9546	BMP/LID Suite	Pohick- Rabbit Branch	10110 Commonwealth Blvd., Laurel Ridge Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9547	BMP/LID	Pohick- Rabbit Branch	5035 Sideburn Rd., Robinson Secondary School	Water quality and quantity control	Public/Local - FCPS
PC9549	BMP/LID	Pohick- Rabbit Branch	5035 Sideburn Rd., Robinson Secondary School	Water quality and quantity control	Public/Local - FCPS
PC9550	BMP/LID Suite	Pohick- Sideburn Branch	5004 Sideburn Rd., Oak View Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9553	BMP/LID	Pohick- Rabbit Branch	Intersection of Patriot Ci. and Sandy Creek Way, George Mason University Parking Garage	Water quality and quantity control	Public/State - GMU
PC9554	BMP/LID	Pohick- Rabbit Branch	Between Mason Pond Dr. and George Mason Blvd. (Parking Garage)	Water quality and quantity control	Public/State - GMU

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Long-Term Structural Projects (25 Year Implementation Plan)¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9700	Outfall Improvement	Pohick- Lower	9298 Lewis Chapel Rd., Lorton Station Elementary School	Water quality and quantity control	Public/Local - FCPS
Non-Structural Projects¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9504	BMP/LID	Pohick- Lower	9290 Lewis Chapel Rd., Lorton Station Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9507	BMP/LID	Pohick- Middle	8111 Northumberland Rd., Saratoga Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9509	BMP/LID	Pohick- Lower South Run	8001 Newington Forest Ave., Newington Forest Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9512	BMP/LID	Pohick- Middle Run	7420 Reservation Dr., Sangster Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9514	BMP/LID	Pohick- Middle	7107 Sydenstricker Rd., Hunt Valley Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9516	BMP/LID	Pohick- Middle	6820 Sydenstricker Rd., Orange Hunt Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9518	BMP/LID	Pohick- Middle Run	9732 Ironmaster Dr., Cherry Run Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9520	BMP/LID	Pohick- Middle	6703 Barnack Dr., Rolling Valley Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9527	BMP/LID	Pohick- Upper	16130 Shiplett Blvd., White Oaks Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9530	BMP/LID	Pohick- Upper	9645 Burke Lake Rd., Burke Center School	Water quality and quantity control	Public/Local - FCPS

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Non-Structural Projects¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9538	BMP/LID	Pohick-Sideburn Branch	5815 Ox Rd., Fairview Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9541	BMP/LID	Pohick-Sideburn Branch	5240 Sideburn Rd., Bonnie Brae Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9551	BMP/LID	Pohick-Sideburn Branch	5004 Sideburn Rd., Oak View Elementary School	Water quality and quantity control	Public/Local - FCPS
PC9800	Street Sweeping Program	Pohick- Lower	Timarand Dr. and Inverary Ct.	Water quality control	Private - HOA
PC9801	Street Sweeping Program	Pohick- Lower	Lorton Station Blvd. & Stone Garden Dr.	Water quality control	Private - HOA
PC9802	Dumpsite/Obstruction Removal Suite	Pohick- Lower South Run	Behind 8412 Segó Lilly Ct.	Water quality control	Public/Local - FCPA, Private - HOA
PC9803	Buffer Restoration	Pohick-Middle South Run	Behind 8104 Jeffrey Ct.	Water quality control	Public/Local - FCPA
PC9804	Dumpsite/Obstruction Removal	Pohick-Middle	Between Cliffside Ct. & Richfield Rd. (7927 Richfield Rd.)	Water quality control	Public/Local - FCPA
PC9805	Dumpsite/Obstruction Removal	Pohick-Middle South Run	Along Lee Chapel Rd., behind Stony Creek Ct.	Water quality control	Public/Local - FCPA
PC9806	Dumpsite/Obstruction Removal	Pohick-Middle South Run	Near 7528 Rambling Ridge Dr.	Water quality control	Public/Local - FCPA
PC9807	Buffer Restoration	Pohick-Middle Run	Next to 8800 Shadowlake Way	Water quality control	Private - HOA

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Non-Structural Projects¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9808	Dumpsite/ Obstruction Removal	Pohick- Middle Run	Northeast of intersection of Hooes Rd. & Fairfax County Pkwy.	Water quality control	Public/State - VDOT
PC9809	Buffer Restoration	Pohick- Middle Run	Behind 7410 Seabrook La.	Water quality control	Public/Local - FCPA
PC9810	Dumpsite/ Obstruction Removal Suite	Pohick- Middle Run	Behind 8903 Gutman Ct. & 7000 Cottontail Ct.	Water quality control	Public/Local - FCPA
PC9811	Dumpsite/ Obstruction Removal	Pohick- Upper	Near 6223 Rathlin Dr.	Water quality control	Public/Local - FCPA
PC9812	Buffer Restoration	Pohick- Middle	Behind 6102 Lee Brooke Pl.	Water quality control	Private - HOA
PC9813	Buffer Restoration	Pohick- Middle	Behind 8586 Beatrice Ct.	Water quality control	Private - HOA
PC9814	Buffer Restoration	Pohick- Upper	Behind 6025 Bonnie Bern Ct.	Water quality control	Private - HOA
PC9815	Street Sweeping Program	Pohick- Sideburn Branch	5907 Freds Oak Rd.	Water quality control	Public/State - VDOT
PC9816	Buffer Restoration	Pohick- Sideburn Branch	Behind 10708 Freds Oak Ct.	Water quality control	Private - Residential
PC9817	Street Sweeping Program	Pohick- Sideburn Branch	Subdivision off Cove Landing Rd.	Water quality control	Public/State - VDOT
PC9818	Street Sweeping Program	Pohick- Sideburn Branch	5532 La Cross Ct.	Water quality control	Private - HOA

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Non-Structural Projects¹					
Project #	Project Type	WMA	Location	Watershed Benefit	Land Owner
PC9819	Buffer Restoration	Pohick-Sideburn Branch	South of 10125 Zion Dr.	Water quality control	Public/State - VDOT
PC9820	Street Sweeping Program	Pohick-Sideburn Branch	10614 John Ayres Rd.	Water quality control	Public/State - VDOT
PC9821	Buffer Restoration	Pohick-Rabbit Branch	Behind 5330 Gainsborough Dr.	Water quality control	Public/Local - FCPA
PC9822	Buffer Restoration	Pohick-Rabbit Branch	5216 Pommeroy Dr., Lakeside Park	Water quality control	Public/Local - FCPA

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