

## Sierra Club Sustainable Metro DC Talking Points: Tyson's Corner Redevelopment Plan

---

The current planning process to redevelop Tyson's Corner is one of the most significant transportation/smart growth issues facing the Metro DC area in the upcoming years. The Sierra Club believes it to be absolutely critical to focus this redevelopment around transit, and are calling for a well designed, compact, mixed-use development that will help transform Tyson's into an environmentally sustainable community, reducing land consumption, vehicle miles traveled, air pollution, global warming emissions and energy use.

- ✓ Focus most of the development near the transit stations while staying within the overall development limits set by County staff.
- ✓ Clarify and strengthen the commitment to additional high-quality transit, specifically a link from Merrifield to Tysons and eventually to Bethesda. Such a link must be placed on the plans now if it is ever to have a chance of becoming reality.
- ✓ Include stores, homes and offices within walking distance of one another, to create a livable community with a lighter environmental footprint.
- ✓ Applaud the inclusion of transit elements (rail and bus) beyond Metro but they may not be adequate for the long term, especially to link Tysons to other activity centers. Ask that they focus efforts on transit and bikes before adding multiple freeway ramps.
- ✓ Ask that there will be complete streets that make walking, bicycling and transit as safe and convenient as driving. Key to making Tysons work is better street design that balances the needs of all users. To maximize use of the street grid, emphasize Transportation Demand Management measures, including a robust parking policy.
- ✓ Seek a better design for Rts 7 and 123 to make it more friendly to pedestrians and bicycle riders.
- ✓ Call for an integrated network of parks and green spaces.
- ✓ Ask that energy and water conservation features be mandatory.
- ✓ Note the need for a strong and representative body to implement the many details of the plan over time, especially transportation.
- ✓ Create additional language addressing the impact lawns and "green roofs" will have on increasing greenhouse gases, and draft more environmentally friendly practices such as xeriscape.

