



# The Braddock Beacon

## Community Emergency Response Guide

I am excited to announce that one of my major priorities since taking office is finally taking shape. The County Emergency Operations Plan is being updated for the first time to help communities plan to help themselves in an emergency event with a Community Emergency Response Guide (CERG). Prior plans only focused on restoring governmental services. This plan helps communities prepare to help themselves.

The first ever Community Emergency Response Guide is being published this month by the Office of Emergency Management. The CERG will help anyone create a family emergency plan, a business emergency plan, a neighborhood preparedness plan, and an emergency supply kit. The guide also includes specific actions to take before, during and after each of Fairfax County's likeliest hazards. The aim of this guide is to make our Fairfax County communities stronger and more resilient ones that can tackle any obstacle they face.

It can take three days for first responders to reach you in the case of a severe natural disaster. Access to water, electricity, medical care, and other necessities may be limited or cut off entirely. The first thing the CERG will address is your family's emergency plans. The guide provides a template for your own family's plan and emergency contact list. It also includes a template for families with functional needs, such as elderly people and those with disabilities. This makes it easier to take on the sometimes overwhelming task of preparing for a range of scenarios. Additionally, the guide lays out specific steps for the most likely emergencies for our area. Take thunderstorms for example. The guide defines them as "large localized weather events" that produce lightning, have the potential to form tornadoes, strong winds, hail, wildfires, and flash flooding. Some steps the guide recommends include signing up for Fairfax Alerts, removing dead tree branches, and remaining inside until 30 minutes after the last clap of thunder. By preparing for these emergencies you will prevent accidents and help free first responders to better respond to emergencies. As Benjamin Franklin once said, an ounce of prevention is worth a gallon of cure.

Once your family is squared away, you should move on to look out for your neighbors. When Hurricane Katrina hit Louisiana, citizens with boats came together and formed the "Cajun Navy." They rescued 10,000 of their neighbors from the flood waters that ravaged the bayou. While we may not face the same risk of flooding, we can still prepare our community to come together. The CERG takes you through the process of defining your area of responsibility, selecting leaders, creating an emergency response team, and much more. It also helps you compile a list of neighbors who would be helpful in an emergency situation, such as nurses, and people who own tools that could help in emergencies, such as chainsaws or snow blowers. If you would like to get involved with a group that helps organize emergency efforts, such as the Community Emergency Response Team, the guide offers a list of organizations you can join.

You can download the CERG here: <https://www.fairfaxcounty.gov/emergencymanagement/cerg>.

# Cook in the Community

Our community is the result of years of service and dedication from our residents. It is vital that we protect it by planning for emergencies and preparing to help our neighbors. I encourage all of you to use the CERG to help make your community safer, more resilient, and prepared for any challenge that may come our way.



Supervisor Cook attended the VDOT community meeting on the Fairfax County Parkway Widening project on January 7.

Supervisor Cook spoke to the Boy Scouts of Troop 1131 at St. Stephens Methodist Church on January 23.

Supervisor Cook attended the Diversion First Stakeholders meeting on January 28.

Supervisor Cook hosted a community meeting at Fairfax Villa Elementary to discuss potential traffic issues related to the One University proposal on January 31.



Supervisor Cook hosted a community meeting at Church of the Good Shepherd on Erickson Living's proposal for the Training Center and related traffic issues on February 4.

This month in  
the Braddock Beacon...

[BNN](#) – p. 3

[Community News](#) – p. 3

[Citizen of the Month](#) – p. 5

[Human Services](#) – p. 5

[Environmental News](#) – p. 7

[Land Use](#) – p. 9

# Braddock Neighborhood News



Supervisor Cook hosts a monthly television show, Braddock Neighborhood News, on Fairfax County Channel 16, which is available on most cable networks. Supervisor Cook invites special guests to cover important topics on important matters that affect the Braddock District. This month's episode will feature Deputy County Executive for Health & Human Services Tisha Deegan. Episodes air on Sundays at 5 p.m., Wednesdays at 7 p.m. and Fridays at 5 p.m. You may also watch the episodes online.

## Community News

### **Represent the Braddock District on an Advisory Council**

In our democracy, government is of the people, by the people and for the people. That is why citizen participation in local government is so essential. Local government is the form of government closest to us in our everyday lives, and the one we are most able to influence. Advisory bodies play a very important role in county government.

We have two available vacancies for Braddock representation.

Juvenile and Domestic Relations District Court Citizen Advisory Council, Braddock Representative

This group's main purpose is to advise and cooperate with the court upon all matters affecting the working of the law and other laws relating to children, their care and protection and to domestic relations. Information about the Council can be found here: <https://www.fairfaxcounty.gov/bacs/BoardDetails.aspx?BoardID=23324>.

Athletic Council, Braddock Alternate Member

This Council assists the Department of Neighborhood and Community Services, the Park Authority, School Board, the Planning Commission, commissions, and authorities of Fairfax County on the allocation, use, and management and future planning of County athletic resources. Information on this Council can be found here: <https://www.fairfaxcounty.gov/bacs/BoardDetails.aspx?BoardID=23314>

If you have questions or would like to apply for one of these positions, contact Lindsey Smith in my office. [Lindsey.Smith2@fairfaxcounty.gov](mailto:Lindsey.Smith2@fairfaxcounty.gov) or 703-425-9300. Please be prepared to send a resume if interested.

### **Shaping the Future Together: Fairfax County Launches Strategic Planning Effort**

What does the future of Fairfax County look like?

Fairfax County Government is beginning a strategic planning process with the community to shape the future together. Our goal is to hear all voices and reach all segments of our community.

What are hopes and aspirations for the future of our community? What challenges do we face and what priorities must we address first?

This effort will span most of 2019, but in this first phase, the community is being asked to:

1. Take a short five-question online survey
2. Consider joining a community conversation in person between Feb. 13 and March 6
3. Share the survey and conversation invitation with neighbors, co-workers and county family and friends

As the strategic planning process unfolds, Fairfax County will have:

- Defined a clear understanding of the county's priorities for 2020 and beyond, organized around a set of 7-10 priority areas that we will seek additional input on later this year
- Developed a set of community-centric, quantifiable, and meaningful key performance indicators for each outcome/priority area
- Prioritized strategies and implementation paths that will be pursued to achieve the outcomes and "move the needle" on the key performance indicators
- Integrated other important county planning efforts such as the economic success strategy, Fairfax County Public Schools strategic plan, One Fairfax and more
- Completed the strategic plan by January 2020 that will create a roadmap for Fairfax County to achieve the desired outcomes of the community

"There's going to be one set of county priorities that will be generated by the Board of Supervisors, community and staff and endorsed by the Board of Supervisors," explains County Executive Bryan Hill, who has made developing a countywide strategic plan a priority since his arrival in January 2018.

For more information, including the online survey, meeting dates and more, visit [fairfaxcounty.gov/strategicplan](http://fairfaxcounty.gov/strategicplan).

### **Fitness and Recreation for the Community at Mason's Fairfax Campus**

Mason Recreation offers state-of-the-art facilities for the university and surrounding community. Fitness memberships that include access to all three recreation facilities—Aquatic and Fitness Center (AFC), the Recreation and Athletic Complex (RAC), and Skyline Fitness Center—are available to both university-affiliated and non-affiliated individuals. Call to schedule a tour. Phone: 703-993-3939; Web: [recreation.gmu.edu](http://recreation.gmu.edu)

- The Aquatic and Fitness Center (AFC); Web: [recreation.gmu.edu/afc](http://recreation.gmu.edu/afc)

The AFC offers a fitness gallery with 3,000 square feet of cardio and 5,000 square feet of weight-training equipment. Several group exercise and indoor cycling classes are offered at no additional cost. The AFC features a recreational pool, an Olympic-size competition pool and diving well, a 14-person hot tub, and a dry sauna. Private swim lesson packages are available for children and adults, as well as lifeguard certification, water safety instructor, and lifeguard instructor certification.

- The Recreation and Athletic Complex (RAC); Web: [recreation.gmu.edu/rac](http://recreation.gmu.edu/rac)

The RAC is a 120,000-square-foot facility that boasts three gymnasiums, two racquetball courts, two squash courts, a two-story fitness gallery that spans more than 15,000 square feet, and a refreshment center. An

equipment checkout desk is available during normal operating hours and offers a wide variety of equipment for members, including camping gear. Semester-based passes may also be purchased for additional access to martial arts or yoga and Pilates classes.

- Skyline Fitness Center; Web: [recreation.gmu.edu/skyline-fitness](http://recreation.gmu.edu/skyline-fitness)

Centrally located on the Fairfax Campus, Skyline Fitness Center offers a variety of cardio and strength machines, free weight equipment, and a regulation-size basketball court during the fall and spring semesters.

## Citizen of the Month



Tom McCook is the Braddock District Citizen of the Month for his leadership efforts with the Road Raiders team. This local volunteer group offers residents the chance to give back by cleaning up trash in common areas around the Kings Park West neighborhood. When he isn't tidying up local roadways, McCook volunteers with the Friends of Royal Lake. Last month, the Road Raiders picked up 25 bags of trash from Roberts Road north of Commonwealth Boulevard. This month they continued to work on Roberts Road, but south of Commonwealth Boulevard. The group meets on the second Saturday of each month at 7:30 – 8:00 a.m. The next date is March 9. For more information please email [trmccook@gmail.com](mailto:trmccook@gmail.com).

## Human Services

### **Lunch N' Life with the Shepherd's Center of Fairfax-Burke**

Are you 50 or Better? Please join the Shepherd's Center for the next Lunch N' Life sponsored by the Shepherd's Center of Fairfax-Burke on Thursday, March 21, (12:00-2:00 p.m.) at Lord of Life Lutheran Church, 5114 Twinbrook Road, Fairfax. The program will feature the trio, The Andrew Sisters – Vocal Group of the Silver Tones Swing Band presenting tunes from the 1940's. For reservations, call Bea Stephenson at 703-273-5730 by March 15. The cost is \$10.00; checks payable to SCFB. If transportation is needed, call the SCFB office (703) 323-4788. See [scfbva.org](http://scfbva.org) for more information.

### **Free Tax Return Preparation**

AARP Foundation Tax Aide – Provides free federal tax return preparation and e-filing through April 15 by volunteers certified by the IRS. Several locations in and around the Braddock District include the Mott Community Center, 12111 Braddock Road, Thursdays 9:30 a.m. – 1:30 p.m. and Saturdays, 1 p.m. – 5 p.m. (closed February 16); and the Mason District Governmental Center, 6507 Columbia Pike, Annandale Mondays & Thursdays 1 p.m. – 8 p.m. (closed February 18), Tuesdays, Wednesdays & Fridays 9:30 a.m. – 1 p.m. and Saturdays 9 a.m. – 1 p.m. There are no reservations. Bring last year's tax returns, your social security card, W2, 1099s, brokers' statements and any other income tax related items.

### **Senior Tax Relief Workshop**

A Senior Tax Relief workshop will take place in Braddock Hall on Tuesday, March 5 from 9 – 3 p.m.; and on Tuesday, March 12 from 9 – 3 pm. Braddock Hall is located next to the Supervisor's office, 9002 Burke Lake Road, Burke, VA 22015.

## **Braddock District Council Aging in Place Committee: Driving Safely**

Wednesday, February 20, Kings Park Library Meeting Room, 1:00 – 3:00 pm on Driving Safely (Tips to Improve Safe Driving, local Hazards, what happens when you see blinking lights behind you) by Officer Christina Gaizick, Fairfax County Police Traffic Division. Sponsored by the Braddock District Council Aging in Place Committee.

## **Community Survey for Fairfax County and the Cities of Fairfax and Falls Church**

According to the Golden Gazette, in February, thousands of adults—50 and over—will find yellow post cards in their mailboxes inviting them to participate in Fairfax County’s first 50+ Community Survey for Fairfax County and the Cities of Fairfax and Falls Church. The survey is part of a county-wide initiative to create a more aging-friendly community. The week of February 4: 22,000 randomly-selected adults 50 and over will receive a yellow post card in the mail indicating that they have been randomly selected to participate in the survey. The week of February 11: Selected respondents will receive their survey materials to be completed online or in writing and returned. During the spring Staff will review and analyze survey results and post the findings online along with next-steps in the process. If you didn’t receive a survey, you are still encouraged to make suggestions and comments to the Fairfax Area Commission on Aging by email at [dfscommissiononaging@fairfaxcounty.gov](mailto:dfscommissiononaging@fairfaxcounty.gov) or during the public comment period of their regular monthly meetings, which can be found at [www.fairfaxcounty.gov/familyservices/older-adults/fairfax-area-commission-on-aging](http://www.fairfaxcounty.gov/familyservices/older-adults/fairfax-area-commission-on-aging).

## **Create a Caring Community in Your Neighborhood That Also Supports Aging in Place**

An engaged community where neighbors have opportunities to meet together, enjoy each other and help each other – isn’t that what we all want? The *Neighbor to Neighbor* effort, an initiative of the Fairfax Area 50+ Community Action Plan, seeks to provide the tools to create that caring community that also helps neighborhoods be livable for all ages by neighbors helping neighbors. A member of the Neighbor to Neighbor Resource Committee can speak to organizations or simply provide information to get you started. For more information or to schedule a speaker, contact Tanya Disselkoen [tanya.disselkoen@fairfaxcounty.gov](mailto:tanya.disselkoen@fairfaxcounty.gov) 703-246-8962 (if you prefer, you can direct callers to you and then you could forward them to Tanya – up to you.) [www.fairfaxcounty.gov/health/neighbor](http://www.fairfaxcounty.gov/health/neighbor)

## **Drug Take-Back Program**

Drug take-back boxes are now located at each police station. These boxes are a safe, convenient and responsible way of disposing of schedule II-V controlled and non-controlled drugs as well as prescription ointments, over-the-counter medications and pet medications. Needles (sharps), any kind of liquid, illegal drugs, non-prescription ointments and lotions, aerosol cans or inhalers are not accepted for disposal at the drug take-back boxes. For more information, contact the FCPD Property and Evidence Section Monday to Friday, 8 a.m. to 4 p.m. at (703) 246-2786.

- Sully District Station, 4900 Stonecroft Boulevard, Chantilly, Va., 20151
- Mount Vernon District Station, 2511 Parkers Lane, Alexandria, Va., 22306
- McLean District Station, 1437 Balls Hill Road, McLean, Va., 22101
- Mason District Station, 6507 Columbia Pike, Annandale, Va., 22003
- Reston District Station, 1801 Cameron Glen Drive, Reston, Va., 20190
- Franconia District Station, 6121 Franconia Road, Alexandria, Va., 22310
- West Springfield District Station, 6140 Rolling Road, Springfield, Va., 22152
- Fair Oaks District Station, 12300 Lee Jackson Memorial Highway, Fairfax, Va., 22033

## **Shepherd Center of Fairfax-Burke (SCFB) Launches New Program**

A Handy Helper program is offered for SCFB clients who need assistance in their residence. The services offered include minor yard work, limited house cleaning, and minor home repairs. If you need help in changing light bulbs, hanging curtains/pictures, changing batteries, trimming bushes, planting flowers, cleaning windows, etc. contact Barry Wickersham by email at [aowbrw@verizon.net](mailto:aowbrw@verizon.net). If you are interested in volunteering to help in this program or have questions about the program contact Barry Wickersham at 703-203-8929.

## **Transportation Program**

If you no longer drive and need transportation to a medical appointment (Monday – Friday) or an accompanied shopping drive (offered Tuesday p.m. and Friday a.m.), contact the Shepherd Center of Fairfax-Burke’s transportation phone number 703-323-4788 at least five days in advance to make arrangements for your driver.

## **National Consumer Protection Week Events**

- Monday, March 4, HomeFit Workshop, which provides information on how to decide what type of home modifications are needed to stay in your house as you age from 1-2 p.m., Fairfax County Government Center, 12000 Government Center Parkway, Room 8
- Tuesday, March 5, Unclaimed Property that provides information on returning money, stocks, etc. to their rightful owners, booths from other county agencies will be set up along with a presentation on Mail Fraud by the US Postal Inspection Branch, 12055 (Herrity Building) Government Center Parkway, Lobby from 9 – 3 p.m.
- Wednesday, March 6 from 9 – 3:30 p.m. Unclaimed Property will be at the Fairfax County Jennings Judicial Center, 4110 Chain Bridge Road
- Wednesday March 6 Cable TV Getting What You Pay For, 12 – 1 p.m., 12000 Government Center Parkway, Room 4/5
- Thursday, March 7, Internet & Phone Scams, 12 – 1 p.m., 12000 Government Center Parkway, Room 4/5
- Protect Against Identity Theft, 7 – 8 p.m., George Mason Library, Small Conference Room, 7001 Little River Turnpike, Annandale

# **Environmental News**

## **Two Stream Restoration Projects Completed**

We are fortunate to have hundreds of miles of stream in Fairfax County. Nearly everyone lives within a half-mile of a stream or creek, and all Fairfax County streams eventually flow into the Potomac River, Chesapeake Bay, and ultimately the Atlantic Ocean. However, land development threatens our streams. Impervious surfaces such as rooftops, roads, and parking lots replace the trees, shrubs, groundcover, and soil that retain and filter stormwater. Instead of being absorbed into the soil where it can recharge the groundwater, rainfall runoff goes directly to the streams through concrete channels and pipes. The runoff carries eroded soil particles, yard debris, pet waste, pesticides, lawn chemicals, trash, oil, and other harmful pollutants directly to local streams. The increased runoff causes erosion of the stream banks and stream beds, causing a wider and deeper channel. Even in a healthy, stable stream, some erosion and deposits can occur during major storm events. However, when runoff in a watershed increases dramatically, the erosion can become excessive. Stream banks erode, channels deepen, tree roots are exposed, and when trees fall and die, soil is left to erode away and be redeposited downstream—in a lake, for example.

In 2003, Fairfax County developed comprehensive Watershed Management Plans for each of the county's watersheds. A leading driver for the stormwater management efforts is meeting regulatory requirements to protect both local and Chesapeake Bay water quality. Stream restoration is one of the most efficient ways to reduce nutrient and sediment loads, and two projects were recently completed in the Braddock District. These projects were funded through the Stormwater Service District tax, which is based on the real estate assessed value of commercial and residential properties in the county.

The **Pohick Creek at Queen Victoria Stream Restoration Project** has been completed. This project is located in the Southport and Signal Hill communities in Burke. The project involved restoration of approximately 3,300 linear feet of stream within the Pohick Creek watershed. The team used natural channel design elements and utilized in-stream structures, channel realignment, pool and riffle complexes, invasive species eradication, and the re-establishment of the native riparian buffer. This project will provide a yearly reduction of 342 pounds of total phosphorous, 1,170 pounds of total nitrogen, and 325 pounds of sediment. Four unsafe bridges were taken out and two new bridges were constructed. Two new pedestrian trail crossings were also installed, along with native riparian plantings.

BEFORE:



The  
Long  
Park  
Project

AFTER:



**Long Branch  
Tributary at  
Branch Falls  
Stream  
Restoration**  
was also  
recently  
completed.

This project, on King David Boulevard in Annandale, restored approximately 670 linear feet of stream within the Accotink Creek watershed. Existing erosion damage was repaired and future water quality has been improved. The project included channel realignment, in-stream rock structures, log structures, constructed wetlands, wood habitat clusters, deer exclusion fence, removal of invasive plants, and then the re-establishment of the riparian buffer with native species. This project will provide pollution reductions of 70 pounds per year of phosphorous, 217 pounds per year of nitrogen, and 325 pounds per year of sediment.

BEFORE:



AFTER:



Some final plantings at both sites will take place this winter or early spring. The contractor will be providing non-native invasive plant management for one year. These projects will certainly increase our community's enjoyment of these stream areas and provide environmental benefits for decades to come.

## **Friends of Royal Lakes (FORL) Community Meeting**

Friends of the Royal Lake Parks and Braddock District neighbors —mark your calendars for a Friends of Royal Lakes (FORL) Community meeting at Laurel Ridge Elementary School (Commonwealth Boulevard) on February 20th, at 7 pm in the CSS Multipurpose room. Since the publication of the Community Vision Plan for Royal Lakes Parks, the FORL developed specific capital improvement and maintenance projects to enhance the parks. Come share your ideas and priorities for the parks and trail and the lake itself! Discussion will be about FORL meetings with the Fairfax County Park Authority, the new FORL website and newsletter.

## **Urban Soil Health**

The soil is an often forgotten part of the ecosystem but is extremely important, especially for trees. Components of soil are minerals (sand, silt and clay), air, water and carbon (organic matter). Healthy soils are also teeming with life, most of which is microscopic (fungi, bacteria and nematodes). For example, many tree species rely on soil fungi called mycorrhizae which help them take up water and nutrients through their roots.

In urban environments, soils are often heavily disturbed and degraded due to construction of roads, buildings and houses. When soils are disturbed, they lose many of their beneficial characteristics resulting in reduced water filtration and less hospitable environments for soil-borne organisms and plant roots to grow.

Soils and their structure may take hundreds or even millions of years to form, so restoration after disturbance takes time and effort. The best strategy is to avoid disturbance, which is usually not realistic in urban environments. However, there are a few relatively easy options that can help to restore soil quality:

- Apply organic matter (compost, leaf or wood mulch, manure) to mineral soils
- Cover areas of bare soil
- Retain existing plants and trees
- Plant diverse native plants and trees

These strategies help to reduce erosion, conserve water, hold onto soil and increase drainage. Incorporating diverse plants and trees encourages a diverse community of soil microorganisms which is a vital part of soil health. When soils are healthy, it has cascading positive effects on the ecosystem.

Consider having a soil test done to determine the pH, nutrient and organic matter content of your soil. Soil tests are available from the Virginia Cooperative Extension. You can also learn what kind of soil you have by using Fairfax County's new soils viewer application.

For additional questions, please contact the Urban Forester of the Day at 703-324-1770, TTY 711 or [pestmail@fairfaxcounty.gov](mailto:pestmail@fairfaxcounty.gov) or the Northern Virginia Soil and Water Conservation District at 703-324-1460.

# Land Use

## **Upcoming Braddock District Land Use Meetings**

### **Community Meeting on Roberts Road Proposal**

Tuesday, February 12 at 7:30 p.m. – Oak View Elementary School, 5004 Sideburn Road, Fairfax

### **Braddock District Land Use and Environment Committee Meeting**

Tuesday, February 19 at 7:30 p.m. – Braddock Hall

*NOTE: Community Meetings will be live-streamed on Facebook Live. The videos will also be available for viewing following the meetings. Please visit Supervisor Cook's Facebook page. Meeting materials will also be posted on Supervisor Cook's website.*

## **Comprehensive Plan Amendments & Rezoning Proposals**

### **Erickson Living Community Meeting Held on February 4 Focusing on Traffic and All-Abilities Community Recreation Facility**

Supervisor Cook held a community meeting on February 4 to further discuss Erickson Living's proposal to build a Continuing Care Facility (CCF) on the site of the former Northern Virginia Training Center on Braddock Road. The meeting began with an outline of the proposed all-abilities recreation facility, a project that both Supervisor Cook and the Park Authority are very excited about. The Park Authority has been meeting with Erickson and their engineering team to develop the outline of an indoor all ages, all abilities recreational facility on the eastern portion of the property. The facility would have two full basketball-sized multi-purpose courts which could be used for a variety of activities, including wheelchair basketball, pickleball, volleyball, and more. The building would also contain flexible space which could be used for a mixture of fitness programs and community events, with a particular focus on those serving individuals of differing abilities. A garden area, picnic area, and playground could be located on property near the facility. Because there is no funding budgeted for this project, Supervisor Cook has launched an effort to raise funds privately for this innovative, forward-looking project. The specifics are still under discussion, so look for more information in the near future.

The primary concern raised at the December meeting outlining Erickson's plans for a CCF was traffic, so that was the focus of this meeting. Although the project is not expected to generate enough trips to meet the threshold for a full Traffic Impact Study, Wells + Associates, the developer's traffic engineer, did an Operational Analysis to assess the impact the proposed CCF and other site uses could have on the surrounding street network. No new access points onto Braddock Road are proposed. The main access to the CCF would be through a gatehouse at Burke Station Road. This intersection was already set up for activities of the former Northern Virginia Training Center and is signalized. Access for the proposed 80-unit age-restricted affordable housing building would be at the median break opposite Red Spruce Road. The median break across from Fairfax Memorial Park would be the main access for both the community recreation facility and the proposed DMV facility. A connector road would provide access to the signalized intersection for those drivers wishing to go north or west.

In response to questions, a representative from Erickson Living stated that they expect to employ 500 staff. The majority will work the 7 a.m. to 3 p.m. shift. Other shifts are 3 p.m. to 11 p.m. and 11 p.m. to 7 a.m., but arrival/departure is staggered in 15-minute intervals to ease traffic concerns. Based on other Erickson facilities, they peak trip generation is expected to occur between 3 and 4 p.m. The models do not predict queuing at the entrance to the facility that would back up onto Braddock Road. Additional questions related to data for specific intersections, ensuring that there is adequate onsite parking, and comments about the proposed all-abilities recreational facility.

The presentation from the February 4 meeting is available on Supervisor Cook's website at: <https://www.fairfaxcounty.gov/braddock/training-center-and-state-police-site>. The traffic study and information from previous meetings are also available for your review. If there are topics relating to this proposal that have not been fully explored in the December and February meetings, please let our office know so that we can put them on a future agenda.

## **Community Meeting Scheduled for February 12 on Redevelopment Proposal for Northeast Corner of Braddock Road and Roberts Road**

In late November, the Board of Supervisors adopted a Comprehensive Plan Amendment for the 9.94-acre site at the northeast corner of Braddock Road and Roberts Road. The Plan would retain a base density of 1 to 2 dwelling units per acre for this site, but allow more intense development of the property if certain conditions are met, including consolidation of the parcels, environmentally sensitive design, and improved pedestrian connections.

Roberts Road Investment LC has submitted a proposal to rezone the property from the R-1 District to PDH-5. The proposed development would be a high-end residential community with 45 single-family homes on varying lot sizes with centrally located community amenities. Vehicular access would be from a single entrance on Roberts Road, located as far from the Braddock Road intersection as feasible. The applicant has proposed a tree save area and decorative screening wall along Braddock Road for privacy and noise mitigation for the new houses. An additional tree preservation area is proposed along the eastern property boundary with University Park.

Supervisor Cook has scheduled a community meeting to discuss this proposal for **Tuesday, February 12**. The meeting will be held at **Oak View Elementary School, 5004 Sideburn Road, Fairfax, at 7:30 p.m.** In the event that schools are either closed on Tuesday or close early and cancel evening activities due to inclement weather, the meeting will be rescheduled for a later date. Community members are encouraged to attend this meeting to learn more about the proposal, to ask questions, and to provide their feedback.

### **One University Community Meeting Held on January 31 Focusing on Revised Layout and Traffic Concerns**

At a community meeting on January 31, the developers of the proposed One University project presented a revised layout showing substantive changes from the previous plan. These revisions were made in response to input from the community and comments from county staff. The three proposed buildings have been moved and reshaped. All but 25 of the surface parking spaces have been placed underground. That allowed the developers to take one story off the student housing building and move it away from the northern property line. The building was also notched out near the Royal Legacy townhouses to place more distance in between the two. A good portion of the drive aisle behind the student building was removed, allowing for significantly more tree save area. The proposed age-restricted affordable housing building was swapped with the multi-family affordable housing building and one story was removed from the senior building. The senior building would now be closer to transportation routes on Ox Road. In addition, all proposed buildings and parking areas have been pulled out of the RPA area and the developers have agreed to restore the area which is currently built upon. The student recreation area has been moved to an interior courtyard, which will help insulate the community from any noise. The façade would be articulated to break up the solid walls and create visual interest. The unit count would remain the same: 100 age-restricted affordable housing units, 140 multi-family affordable housing units, and approximately 360 student housing units with 820 beds. The details of the revised site plan are still being worked out, but a draft is available on the second page of the meeting presentation (see link below).

At the community's request, the majority of the community meeting focused on traffic impacts. Representatives from Wells + Associates, the transportation engineer, described the existing conditions and showed traffic simulations for current, projected future without redevelopment, and projected future conditions with redevelopment. Depending on the methodology used, the proposed project would generate between 168 and 260 morning peak hour trips and between 305 and 327 evening peak hour trips. The developers have proposed removing on-street parking on the south side of University Drive between the entrance to the fieldhouse and Ox Road and restriping the road to create a shared left turn/through lane and a separate right turn

lane. Wells predicts that these modifications would reduce the delay on eastbound University Drive, even factoring in the potential traffic increase from the new development. Community members raised numerous questions with regard to pedestrian crossings at Ox Road and University Drive and how the effects could be mitigated. There were also questions about the trip generation rates that were used in the study, bicycle traffic, and increased traffic associated with special events at the university. The developer and transportation engineer will be looking into these questions; more information will be available at the next community meeting, which has not yet been scheduled.

The presentation from the January 31 community meeting is available on Supervisor Cook's website at: <https://www.fairfaxcounty.gov/braddock/one-university-community-transportation-meeting>. Information from the previous meeting, as well as the summary and full text of the Traffic Impact Study, is also on the website at: <https://www.fairfaxcounty.gov/braddock/one-university-community-transportation-meeting>.

### **Braddock District Land Use & Environment Committee**

The Braddock District Land Use and Environment Committee will meet on **Tuesday, February 19, at 7:30 p.m. in Braddock Hall**. The meeting will feature a presentation on the proposal by Erickson Living to build a Continuing Care Facility on the site of the former Northern Virginia Training Center. Braddock District Land Use and Environment Committee meetings are open to the public.

### **Cases Filed with the Board of Zoning Appeals**

The Fairfax County Board of Zoning Appeals (BZA) hears and makes decisions on requests for variances (relief from specific zoning regulations such as lot width, building height, or minimum yard requirements) and Special Use Permits. It meets on Wednesdays beginning at 9:00 a.m. in the Board Auditorium of the Fairfax County Government Center, 12000 Government Center Parkway, Fairfax. BZA meetings are also aired live on the county government's cable TV Channel 16. Residents who have concerns about an application are encouraged to submit a letter for the record or testify at the hearing on the case. You may register to testify at <https://www.fairfaxcounty.gov/dpz/bza/bzaspeaker.htm>. These matters will not come before the Board of Supervisors, but will be decided by the BZA. Staff reports are normally available two weeks before the scheduled hearing.

#### **Amir Gozalzadeh/Forest Hill Day Care, Inc. – 10604 Leehigh Drive, Fairfax SP 2018-BR-108**

On February 6, the BZA approved an application to permit a home child care facility with a maximum capacity of 12 children. Information, including a map of the site and staff report, may be found here: <http://ldsnet.fairfaxcounty.gov/ldsnet/ZAPSMMain.aspx?cde=SP&seq=4254138>.

#### **Carol Boyd Leon – 12213 Rowan Tree Drive, Fairfax SP 2018-BR-113**

The applicant is seeking a reduction in yard requirements to permit construction of an addition 15.0 feet from a side lot line and 22.8 feet from the rear lot line, and to permit construction of a deck with stairs 14.1 feet from a side lot line. This application is scheduled to go before the BZA on February 13. Information, including a map of the site and staff report, may be found here: <http://ldsnet.fairfaxcounty.gov/ldsnet/ZAPSMMain.aspx?cde=SP&seq=4243220>.

#### **David & Meghan Schappert – 4717 Pickett Road, Fairfax SP 2018-BR-117**

The applicants are requesting a reduction in yard requirements to permit construction of an addition 8.9 feet from a side lot line such that side yards total 20.6 feet, and a reduction in minimum yard requirements based on

error in building location to permit an accessory storage structure to remain 2.4 feet from the other side lot line. This application is scheduled to go before the BZA on February 27. Information, including a map of the site and staff report, when available, may be found here:

<http://ldsnet.fairfaxcounty.gov/ldsnet/ZAPSMain.aspx?cde=SP&seq=4254497>.

**Laura M. Newbold – 7507 Inzer Street, Springfield  
SP 2018-BR-106**

The applicant is seeking a reduction in minimum yard requirements to permit construction of an addition 10.1 feet from a side lot line and a reduction in minimum yard requirements based on an error in building location to permit an accessory storage structure to remain 1.5 feet from a side lot line and 1.9 feet from the rear lot line. This application has been rescheduled to go before the BZA on March 13. Information, including a map of the site and staff report, may be found here:

<http://ldsnet.fairfaxcounty.gov/ldsnet/ZAPSMain.aspx?cde=SP&seq=4249563>.

**Holy Spirit Catholic Church – 5101 Woodland Way & 8800 Braddock Road, Annandale  
SPA 85-A-007-04**

The applicant is seeking to replace and improve the existing narthex. The addition will include a covered porch area in front of the sanctuary and other improvements to the drop-off and pick-up area, particularly for those with limited mobility. The applicant does not propose to modify the number of seats in the sanctuary or any of the other buildings, including the school, administrative offices, or rectory. This application is scheduled to go before the BZA on April 24. Information, including a map of the site and staff report, when available, may be found here: <http://ldsnet.fairfaxcounty.gov/ldsnet/ZAPSMain.aspx?cde=SPA&seq=4257374>.

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If you have any further questions regarding any of these land use cases or any other issues of concern to you, please email my office at [braddock@fairfaxcounty.gov](mailto:braddock@fairfaxcounty.gov) or call us at 703-425-9300.