

MARCH 28, 2023 – PARK & RECREATION COMMISSION MEETING

STAFF REPORTS

11th Street Park Renovation

This is a Neighborhood Conservation project spearheaded by the Clarendon-Courthouse Civic Association. Existing gravel walkways will be replaced in approximately the same location and will be concrete. These walkways will be ADA accessible. Other features include new site furnishings, renovation of the existing lawn areas, additional trees and new native pollinator plantings, signage, natural boulders and path lighting. Construction for this project to commence shortly with an estimated completion of 3rd Quarter 2023.

18th and Ives Public Space (Intersection of 18th Street South and South Ives Street)

- In November, 2020, the County Board approved a request from Dominion Energy to renovate the Crystal City substation.
- As part of that request, the County and Dominion would swap land, with the County receiving land at 18th and Ives which will become a future park.
- Dominion will replace the existing soil with clean fill before turning the park over to the County.

23rd and Eads Park Renovation (501 23rd Street South) – No Updates

The purpose of the project is to provide minor park improvements that will complement the character of the neighborhood and provide a place for visitors to gather and rest. The Park improvements will enhance the visibility and aesthetics of the site, and this space will continue to offer visitors a casual use experience. This project is funded via the adopted FY2022 CIP through TIF funds. The first engagement is targeted for Summer 2023.

Alcova Heights Park Renovations – Phase 1 and 2 (901 S. George Mason Dr.)

- Site grading works in progress.
- Stair construction work on north and south side complete except for the precast steps installation.
- Restroom foundation works complete. Existing walls were demolished due to structural stability issues. New wall construction is complete. Underground plumbing works complete. Roofing works complete. Interior masonry partition wall construction complete. Interior mechanical, electrical, and plumbing (MEP) works in progress. Interior painting work in progress, exterior wall insulation works complete and inspected by the County. Exterior cladding works complete, interior tile works complete, plumbing fixtures installation in progress. Dominion Energy provided power to the building. Building permit for locks was approved in February 2023, and hardware installation is in progress. MEP inspections by County in progress.
- Reforestation pre-construction meeting held on 11/17/2022. Planting in progress.
- Site accessories installation in progress
- Site accessories installation in progress.

- Topsoil installation and final site grading in progress.
- Anticipated Completion 3rd Quarter 2023.

APS Projects

- **Cardinal Elementary School (1644 N. McKinley Rd.)**
County Project – [Stormwater Vault](#)
 - Work is proceeding on the stormwater vault. The two athletic fields should be restored at the APS site in spring 2023.
- **Wakefield High School Field Replacement (4901 S. Chesterfield Rd.)**
 - Preconstruction meeting held.
 - Contractor started mobilization on 11/7/2022. Staging area adjacent the field in Parking lot blocked off and fenced in materials and equipment will be dropped off.
 - Removal of old turf complete and placement of new turf complete. Line and markings installation complete.
 - Track will remain open during the project.
 - Field has been completed.
 - Concrete patch work at trench drain system; field and track started.
 - Electrical outlets are to be installed within the next few weeks.
 - Anticipated Completion 1st Quarter 2023.

Arlington Junction Park (1051 S. Eads St.)

- Continued coordination with park master plan concept, current design, and utility considerations.
- Park project is developing in tandem with DES Street redesign and streetscape work. DPR staff in coordination with DES team to keep projects aligned.
- Project is currently in permitting.
- The County Board approved all requests.
- Address has been established for the park – 1051 South Eads Street

Bailey's Branch Park Renovation (990 S. Columbus Street) combined Arlington Neighborhoods and CIP project – No Updates

This project will use combined funding from the Arlington Neighborhoods and CIP programs for funding. The project has a focus on the natural elements of the park, such as invasive species control and planting native trees and understory with a focus on pollinator planting. Additional program elements will include a playground renovation, a contemplative area, ADA access and turf renovation. This project was approved by the ANP in the Spring 2022 funding round and will go to the County Board on March 18th for funding approval. CIP funding has been procured. A boundary and topographic survey are currently being processed.

Ballston Wetland Park Improvements (4747 Fairfax Dr.)

- The project is progressing well. It is estimated to be completed in the third quarter of 2023.
- See [Ballston Pond Restoration](#)
 - Abutment forms removed.
 - Rip-Rap replacement under observation platform being replenished
 - Stop gate installation underway
 - Overlook installation in progress

Barcroft Master Finance Development Plan (MFDP)

- As part of the redevelopment of the Barcroft apartments, the owner has proposed a [Master Finance Development Plan](#) that also identifies potential future park spaces
 - County Board date to adopt the MFDP is TBD
- DPR Staff are working interdepartmentally to determine ownership of these spaces
 - There will be a county led public engagement for the design of future park spaces within the site

Bell Street Interim Public Space (located north of the Crystal City Metro Station in ROW and JBG property, no address available) – Furnishings Installed

The purpose of this project is to provide simple, temporary amenities that will be in place until the Virginia Department of Transportation (VDOT) begins their Route 1 improvement plans. The Route 1 construction is anticipated to begin in 2025 and will impact the entire Bell Street project area, which is the reason the improvements are temporary. Given that the Bell Street improvements are temporary, this project installed site furnishings (**12 Adirondack chairs**) that are intended for removal and may be re-used in other public spaces. There are no plans to replace the Adirondack chairs once the Route 1 work is complete. This project is funded via the adopted FY2022 CIP through TIF funds.

Dominion Glebe Substation Renovation (3225 S Eads Street) – No Updates

- Dominion is replacing the existing overhead transmission line with a new underground line and renovating the existing substation infrastructure. The site is located along Four Mile Run Trail and the stream.
- For additional project updates, please see the Dominion Energy [website](#) for this project.

Forestry and Natural Resources Plan Update – No Updates

- Staff are currently editing the draft text in response to public comment and anticipate bringing the final draft forward for review in spring/summer 2023.

Fort Scott Park Restroom and Parking Lot Renovation (2800 Fort Scott Dr.)

- Trade inspections complete; other building inspections (locks, final building, Special Instruction Engineering Release (SIER)) in progress.
- Anticipated Completion Date: 1st Quarter 2023.
- Restrooms should be open by the end of the week.

Gateway Park (Rosslyn) (1300 Langston Boulevard)

- The RFP solicitation is open to the public. Staff will be accepting proposals through March 16th, after which a committee will begin the review process to select the firm.
- Additionally, a structural analysis of the site is still underway.

Gunston Park Enclosed Athletic Facility (1401 28th Street South)

- Interior restroom work in progress.
- Building mechanical, electrical, and plumbing (MEP) works ongoing; Electrical work finishing final installations and tie-in work.
- Building insulation installation in progress.
- Coordinating with Dominion Energy in expediting the power and gas supply requirements.
 - Dominion Energy – Design path for installing new power provided and awaiting Dominion’s submission for right-of-way (ROW) permit and scheduling of work.
 - Washington Gas – Work Authorization Agreement (WAA) signed and awaiting scheduling of work.
- Anticipated Completion Date: 2nd Qtr. 2023.

Gunston Park Playground Renovation (1401 28th Street South) – No Updates

This Parks Maintenance Capital project will design and construct demolition, site work, new playground, picnic shelter, grading and drainage, site circulation, site furnishings, landscaping, and storm water management. No new amenities are planned for this project. Design process has started and will continue through 2022. Construction anticipated to begin in the 1st quarter of 2024.

Hillside Park (1601 N. Pierce St.) Arlington Neighborhoods (formerly Neighborhood Conservation (NC)) – No Updates

This project focuses on the natural elements of the park, such as invasive species control, planting native trees and understory with a focus on pollinator planting, replacing picnic tables and adding new site furnishings, and adding boulders and a sculptural element such as a tree carving to add natural play interest in the southern part of the park. This project was approved by the NCAC in 2021 and the County Board approved the NC package in February 2022. A topographic survey and tree inventory has been conducted. Invasive plant removal for calendar year 2022 has been completed and will resume late Spring 2023. Erosion control measures such as boulders and coir logs, in addition to leaf compost and wood chip mulch were installed in July, August and September in order to prepare the site for tree planting in late Fall 2022. A mulch trail along the desire path and cleanup of the existing stone swale and picnic pads were completed in October 2022.

NEW Met Park Open-Air Market Use Permit Request (1400 S. Eads St. & 501 15th Street South)

County staff received a new open-air application for the Met Park space. The vendor plans to open an extensive open-air market (Saturdays with setup beginning at 6:30 a.m. and take down ending by 3 p.m.) which will primarily be on the rights-of-way, but there is a request to install

21 tents on the perimeter of the Central Green. DPR staff is concerned that the concentration of tents on the Central Green will cause extensive damage on the area and will require more frequent field maintenance (potentially closing the space to the public at more frequent times). Other items have been identified for additional information from the applicant and comments were submitted to CPHD staff for the applicant to review. County Board consideration of this item is TBD.

Site Plan Review

- **716 South Glebe Road – Sunrise South Glebe**
 - Online Engagement Opportunity will occur between March 20th-30th, 2023
 - The applicant, Sunrise Senior Living, LLC, proposes the rezoning and demolition of an existing church building and vacant duplex for the development of a new 4-story assisted living facility. The proposal consists of 108 units with approximately 93,306 square feet of residential gross floor area (1.08 FAR).
 - Additional project details include:
 - Rezoning from “R-5” One-Family and Restricted Two-Family Dwelling District and “R-6” One-Family Dwelling District to “S-D” Special Development District
 - The GLUP designation is Semi-Public and “Low” Residential (1-10 du/ac)
 - 108 assisted living units (141 bedrooms)
 - 55 parking spaces (0.39 spaces/bedroom)

Proposed modifications for:

- Reduced residential parking ratio (0.50 spaces/bedroom required)

- **4600 Fairfax Drive (Ballston Holiday Inn)**
 - 3rd SPRC is tentatively scheduled for April 20th, 2023
 - 2nd SPRC was held on February 16th, 2023
 - 1st SPRC was held on October 24th, 2022
 - Online Engagement Opportunity occurred July 25th-August 4th, 2022
 - The applicant, 4600 Fairfax Partners LLC, proposes a site plan to rezone two (2) single family home parcels from “R-5” to “RA8-18,” and redevelop the entire site with two (2) multifamily residential buildings

Project Details:

- The applicant proposes rezoning two (2) single family home parcels from “R-5” to “RA8-18,” and redeveloping the entire site with two (2) multifamily residential buildings:
- North Building: a seven (7) story multifamily building consisting of 477 units and 428,533 square feet of residential GFA.
- South Building: a five (5) story “townhome-style” building consisting of 85,388 square feet of residential GFA and 29 units.
- Parking: Surface and structured parking would total 416 spaces, at 0.87 spaces per unit.
- Zoning Modifications: include additional density for LEED Gold (0.25 FAR-level); reductions in parking and loading spaces; density exclusion

- **3200 Wilson Boulevard (Bingham Center/Silver Diner Site) - No Updates**

- 2nd SPRC was held on March, 16th, 2023
- 1st SPRC was held on October 20th, 2023
- Online Engagement Opportunity occurred September 12th-26th, 2022
- The applicant, Bingham Center Holdings LLC, proposes to redevelop the site (consisting of two office buildings, the Silver Diner restaurant, an auto repair facility, outdoor beer garden, and surface parking) with hotel and multi-family residential buildings including ground floor retail.

Additional project details include:

Residential Building

- 11-stories
- 290 units

Hotel Building

- 10-stories
- 229 rooms

Proposed Modifications

- Setbacks and Bulk-Plan Angle requirements
- Parking and Loading
- Density Exclusions
- Bonus Density

- **3140 Washington Blvd. & 1025 N. Irving St. - (Wells Fargo/Verizon Site)**

- 2nd SPRC is tentatively scheduled for April 17th, 2023
- 1st SPRC was held on February 27th, 2023
- Online Engagement Opportunity is occurring between January 9th-19th, 2023
- The applicant proposes to demolish the existing bank and construct a mixed-use building with approximately 238 dwelling units, approximately 60,000 square feet of office uses, and approximately 30,000 square feet of retail uses (including a replacement bank with a drive through) with a maximum height of 12 stories. The Verizon telephone switching station will remain and will be incorporated into the site plan. To accomplish this development, the applicant proposes:
 - a change in the General Land Use Plan designation for the Verizon site only from “Government and Community Facilities” to “Medium Density Mixed Use”;
 - a site plan, with requested modifications to the zoning ordinance regarding parking requirements, and for additional density through a combination of achieving LEED Gold certification for the site and other provisions as permitted by the Zoning Ordinance (e.g., provisions for public open space, affordable housing, etc.), and exclusions from gross floor area; and
 - a use permit for a drive through.

Additional project details include - Site Plan infrastructure and improvements include:

- Underground utility fund contribution;
 - Affordable housing contribution or on-site affordable units;
 - Streetscape improvements;
 - On-site public art or contribution to public art in the neighborhood; and
 - Proposed LEED Gold certification
- **1400 Richmond Highway (Americana Hotel)**
 - Anticipated to go before the County Board and Planning Commission April 2023
 - 2nd SPRC was held on February 13th, 2023
 - 1st SPRC was held on November 28th, 2022
 - Online Engagement Opportunity occurred October 17th-27th, 2022
 - Long Range Planning Commission (LRPC) Meeting was held on June 14th, 2022
 - The applicant, JBG Smith, proposes the demolition of the former Americana Hotel building and the development of a 19-story residential building with ground floor retail. The proposal consists of a 636-unit building with approximately 529,132 square feet of total gross floor area (8.61 FAR).
Additional project details include:
 - Rezoning from RA-H-3.2, Multiple-Family Dwelling and Hotel District to C-O Crystal City, Mixed Use Crystal City District
 - Located within the Crystal City Coordinated Redevelopment District (GLUP Note 1)
 - 636 new units
 - 3,801 sf of ground floor retail GFA
 - 392 total parking spaces (including 188 on-site residential and visitor parking spaces and 204 off-site parking spaces at the [Bartlett Apartments](#))
 Proposed modifications for:
 - Reduced residential and retail parking ratios
 - Reduced loading space
 - Bonus density
 - Density exclusions
 - **2201 Arlington Boulevard (ARVA)**
 - 2nd SPRC was held on March 20th, 2023
 - 1st SPRC was held on January 23rd, 2023
 - Online Engagement Opportunity occurred between Nov. 22nd – Dec. 5th, 2022
 - The applicant proposes to demolish the existing motel and construct a mixed-use building with approximately 251 dwelling units and approximately 2,900 square feet of ground floor retail, with a maximum height of eight (8) stories. To accomplish this development the applicant proposes:
 - A change in the General Land Use Plan designation for the site from “Service Commercial” and “Low-Medium Residential” to “Low Office-Apartment-Hotel”;
 - A proposed rezoning from “C-2” and “RA6-15” to “C-O-1.5”; and
 - A Site plan, with requested modifications to the zoning ordinance regarding parking requirements, and for additional density through a combination of achieving LEED

Gold certification for the site and other provisions as permitted by the Zoning Ordinance (e.g., provisions for public open space, affordable housing, etc.).

Additional project details include:

- A public open space;
- Underground Utility fund contribution;
- Affordable housing contribution or on-site affordable units;
- Streetscape improvements;
- On-site Public art or contribution to public art in the neighborhood;
- Proposed LEED Gold certification.

- **2025 Fairfax Drive (Wakefield Manor)**

- 1st SPRC was held on March 27th, 2023
- Online Engagement Opportunity occurred between December 1st-12th, 2022
- In Person Walking tour was held on December 2nd, 2022
- The applicant, FORTIS Companies, submitted a major site plan amendment to SPLN22-00001 (SP #417). The applicant proposes the removal of a single-story structure, a significant tree identified in the Fort Myer Heights North Plan, and two surface parking areas for the development of a 12-story residential building located at the southeast corner of the site. The proposal consists of a new 166-unit building with approximately 142,182 square feet of new residential gross floor area (1.76 FAR). The total site plan density is 3.89 FAR, inclusive of the existing Wakefield Manor and Courthouse Manor properties (0.84 FAR) and Transfer of Development Rights (TDR) to [Site Plan #435 \(Wendy's Site\)](#) (1.29 FAR).

Additional project details include:

- The site is zoned RA8-18, Multiple-Family Dwelling District
- Located within the Fort Myer Heights North Special District (GLUP Note 22)
- 166 new units (84 existing units at Wakefield Manor and Courthouse Manor, for a total of 250 units)
- 120 parking spaces (0.48 spaces/unit)

Proposed modifications for:

- Reduced residential parking ratio
- Bonus density
- Density exclusions

- **1600 S. Eads St. (Crystal Towers 3)**

- 2nd SPRC is tentatively scheduled for April 2023
- 1st SPRC was held on February 23rd, 2023
- Online Engagement Opportunity occurred between November 28th - December 8th, 2022
- In Person Walking tour was held on December 2nd, 2022
- The applicant, Dweck Properties, proposes to construct a new residential building and new retail building at 1600 S. Eads Street within the Crystal Towers apartment complex.

Additional project details include:

Residential Building:

- 10-stories
- 209 units
- Expansion of underground parking for a total parking ratio of .3 spaces per unit.

Retail Building:

- 1-story
- 27,901 sq. Ft. of retail gross floor area

Proposed Modifications:

- Required residential parking (.3 spaces per unit)
- Density Exclusions
- Additional Density achievement through LEED Gold Certification
- Loading dock reduction

- **3400 13th St. N. - YMCA (No Updates)**

- An Online Engagement Opportunity was provided from December 5th-16th, 2022
- The applicant, including the Young Men’s Christian Association of Metropolitan Washington (YMCA) and Republic Michaels, proposes to redevelop the site and construct a new standalone YMCA facility and a seven-story multifamily residential building. Additional project details include:
 - Request to amend the General Land Use Plan (GLUP) to change the GLUP designation from “Service Commercial” to “Low” Office-Apartment-Hotel
 - Request to rezone the site from C-2, Service Commercial-Community Business District, to C-O-1.5, Mixed Use District
 - New 7-story multifamily building, with:
 - 340,151 sf
 - 374 units
 - 295 parking spaces
 - LEED Gold at and Green Building Incentive Program (GBIP) commitments to achieve 0.35 bonus density for the residential building
 - New YMCA recreation center facility with:
 - 87,850 sf
 - Indoor swimming pools, pickleball courts, tennis courts, fitness space, and conference/breakout/lounge space
 - 203 parking spaces
 - WELL certification
 - Proposed modifications for:
 - Additional density consistent with Section 15.5 of the Zoning Ordinance
 - Required parking and loading
 - Density exclusions
 - Site plan improvements and public amenities, including
 - GBIP commitments with LEED Gold certification for the residential building
 - Public Art contribution

- Utility Fund contribution
 - Streetscape improvements
 - Achievement of goals and recommendations of the November 2017 *Washington Boulevard & Kirkwood Road Special GLUP Study “Plus” and Concept Plan*
- **Shirlington Public Improvements (No Updates)**

The site is located within the Village at Shirlington which encompasses approximately 27 acres of land in the southern portion of Arlington County and includes a mix of residential, office, hotel, retail, entertainment and civic uses. The project area includes the streetscape primarily located between the 4000 - 4200 Blocks of Campbell Avenue

The applicant, Street Retail, LLC, proposes a plan for streetscape and landscape improvements along Campbell Avenue. These improvements include:

- New seating
- Expanded planting areas
- Protection of existing trees
- Renovations and improvements to public spaces near the library and theater
- New light fixtures
- Bike racks
- Seat walls
- Changes to the physical layout of the street, in the form of shifted curbs, new crosswalk locations, and a reimagined median on Campbell Avenue.

A Phased Development Site Plan (PDSP) amendment is required to remove outdated conditions requiring specific streetscape dimensions that conflict with the proposed improvements and vision of the General Land Use Plan (GLUP) Study, while amendments to the adopted site plan are required to implement the changes within each approved final site plan along Campbell Ave.

Thrifton Hills Park Renovation (2814 23rd Street North) Arlington Neighborhoods (formerly NC) – No Updates

This project was scoped as part of an Arlington Neighborhoods project for part of the Fall 2022 ANP funding round. Meetings have been held with the civic association parks committee and at the September 2022 Maywood Civic Association meeting there was a unanimous vote for scope approval. The project will be part of the ANP funding Fall 2022 funding package and is expected to go to the County Board for approval on March 18th.

Urban Forestry Office Updates

Maintenance:

- Tree maintenance staff are down to 78 open requests, down from almost 300 this summer.

- Preventive maintenance: Staff met our contractor Greentree and the Mews Association personnel to complete the missing section from batch Six, to complete the pruning in this area. Batch seven (31st and S Buchanan is completed. And staff continues to inventory trees at (S Utah St block, from 36th St S to 32nd St S) for the next batch of pruning # 8.
- The bucket trucks received battery charging stations for our new electric equipment.
- The tree stewards completed mulching of mature tree root zones at Quincy Park and Gum Ball Park
- Tree Stewards have structural pruned or inspected more than 1000 trees.

Planning:

(Projects with high impact or high opportunity highlighted in **bold**)

Long-term planning

- Route 1 planning is coming back with comments from VDOT which prioritizes road width over landscape width and other amenities. This will be reviewed by staff for comment.
- A missing bike lane section is proposed along route 50 between North Granada Street and North Edison Street. This is a wooded hill with up to five very large oaks. Staff is working to reduce the impact on the woodland and to save all the large oaks. Because this is along a VDOT roadway, the negotiation is a little more complex as the bike lane must meet VDOT standards. Among the challenges will be where to plant replacement trees.
- The constructability study for the east falls church W&OD connection is moving forward and will become 30% construction documents. This project will impact East Falls Church Park heavily. Additional challenges are finding places for replacement trees in order to retain programmable space in the park.
- Staff assisted CPHD and DES staff on the Missing Middle Housing Study with the County Board and answered questions on tree canopy requirements.
- Virginia Hospital has decided to reacquire the 601 S Carlin Spring Road property. Staff will be meeting with the project manager to discuss what that means for the tree planting that was planned for the project. The old building is currently under demolition.

Site plans (special exception and by-right)

- In review:
 - Reviewed the-River House site plan at 1111 Army Navy Dr (SPLN23-0001). The plans were rejected as the applicant did not show the impact of the trees due to the proposed construction. The proposed trail also did not follow the sector plan recommendations resulting excessive tree zone impact. Two sub-sections of the River House Neighborhood Plans (SPLN23-00003) and (SPLN23-00003) were submitted. The highest-level comment was to maintain as much of the existing tree protection zone as possible with the recommendation of Green Ribbon Gateway. A better landscape species selection approach and invasive control management plan was requested.

- Discussion of the implications of the new bike trail at the Red Lion and the Inn of Rosslyn projects. The new trail realignment may reduce the width of the street pit or it may preclude planting along the outside of the bike trail. Or the building may have to be moved. The trail width will be rebuilt at the minimum width of 10' and DES is working to get a better road section. Forestry staff is discussing the merits of the different options.
 - The Novel Arlington Ridge Site Plan came in for concept review. This site consists of two parcels with hotels on them, and it sits at the junction of Glebe Road and 395. The parcels are in Green Valley/Nauck They adjoin the County Historic site of Lomax AME Zion church and cemetery and an industrial area on another. There is a concern about buffers, density, organization of the site, and the resolution of uncomfortable contextual issues. The concept can be seen here: https://dc.urbanturf.com/articles/blog/470-unit_apartmenttownhouse_development_pitched_for_arlington_hotel/20561
 - A historic building at 2415 Shirlington Road is being repurposed as a restaurant. This pharmacy and the adjacent building will be refurbished together, mostly with interior work and site work. The plans will remove some large trees, and that has been approved by HALRB. We still will be requiring canopy cover and street trees as they are disturbing a large area of land.
- Approved:
 - Staff reviewed the Marbella landscape project, where there will be significant tree loss. Currently the new planting satisfies replacement values but is in very tight spaces with small soil volumes. She is working with the designer to modify the proposed work.

DES

- There are two projects in their initial stages at the entrance to Gulf Branch Nature Center, the Military Road Culvert Replacement, and the Gulf Branch Force Main realignment. There will impact some sensitive areas and could result in tree loss. Urban Forestry has asked for the designers to coordinate plans with those for stream restoration and to involve the nature center and parks management staff.
- A CIP review was due for the intersection of N Ohio and 12th RD N, near Madison Manor Park. This is a complicated project because of the grade change and the components of the project which are an outfall into Four Mile Run, roadways and intersections, sidewalks and ramps, and a trail connection. The project is at 60% and was filed with an inventory, but the plans did not show all of the trees inventoried. This project has the potential to remove a number of large trees in good condition in an RPA that is mapped as Natural Lands. The impact has been discussed through previous submissions, but they were not addressed. Staff are hopeful that some modification can be explored as OSEM and Natural Resources are also questioning the impact.

Parks

- Alcova Heights Bi-weekly meeting. The discussion focused on the final additions of the park. Grading of the trail should take place soon and once it does the remaining 20 proposed trees should be installed.
- Encroachment of construction material at Towers Park. After investigating, Urban Forester noticed that the material was on shared property. The management company was notified, and the material was removed out of the park area.
- Onsite meeting at 905 N Harrison to discuss the neighbor's interest in creating a community garden at this intersection. The community shared their thoughts and intentions for the site. NPR requested more information from the community about the proposed species and scope of maintenance.
- Tuckahoe Park's resurfacing was completed, and 10 river birch trees will be planted on-site next week. 2 dead oaks that were planted in the fall will be replaced.
- Arlington Junction Park post review meeting (Cottonwood Park). There will be improvement of the park's soil to allow newly planted trees with adequate growing conditions.

By-right projects

- 885 N Kenmore St (CVS- Highlander Motel). The site protected all offsite trees and planted additional trees to mitigate their tree violation. Two of the newly planted trees are dead and need to be replaced. Certificate of Occupancy cannot be released.
- Discussion with applicant of LDA-52802 at 3411 Arlington Blvd the open comments. The applicant wanted to clarify if the requirements for the disturbance area could be solved by planting in other parts of the property. He will have an internal discussion with his peers to direct the applicant with proper information, given that this property is a cemetery with extensive canopy cover.

Schools

- The Arlington Career Center is being proposed for redevelopment. Staff is working with APS and DES to create sufficient planting strips along S Highland St and 9th St S, and conserve two large mature oaks on site
- Staff walked the back of Claremont School, an area where APS is considering transferring the natural area of their property to Parks. Notes are being drafted to address some minor issues found on the site.

Federal

- No new projects

Tree Planting:

- The Spring 2023 Tree Planting list was submitted to Davey last week. 250 trees are planned to be installed. The top 3 species of large trees are: 33 Shumard oaks, 32 Willow oaks and 23 Hackberries. The top 3 understory trees are: 27 Green Hawthorns, 11 Hornbeams and 9 Dogwoods. 129 (51.6%) are large canopy trees. The quote has been submitted for purchase requisition.
- Remaining funding could be used for other tree canopy improvements such as soil remediation or creating planting spaces.

- Two volunteer tree plantings will happen in the Spring: an Eagle scout project at the Water tower, and a rootbag planting at Tyrol Hills Park, with a grant from Marymount University.

Outreach:

- Urban Forester joined Arlington Eco action to review the applications of different apartment Complexes that are requesting new trees to be planted on their property as way to increase canopy cover thought the county. With a new coordinator, we had to work on getting them used to the process, and we're going to see how we can help improve this for the Fall planting.
- Staff is working on a statistics program with the Tree Stewards, to understand if trees from 2018 development projects are surviving and being kept after construction.

Personnel:

- No updates

Other:

- Two Urban Foresters joined the Annual Virginia Association of Forest Health Professionals conference in Blacksburg, Virginia.
- Urban Forestry attended a training that summarized tree/construction conflict and tree preservation.
- One bucket truck is out for repair, reducing our capacity to respond to maintenance calls slightly.