

Subject: Low Residential Study
Related Department: DES

FY 2026 Proposed Budget
Budget Work Session Follow-up

3/19/2025

The following information is provided in response to a request made by Ms. Cunningham at the work session on March 4, 2025, regarding the following question:

Do we anticipate any budget impact related to the Low Residential Study?

In February 2025 following the November 2024 work session on Impervious Surface Cover and Tree Canopy in Low Residential Areas, the Board directed staff to conduct a study to consider setting limits in the Arlington County Zoning Ordinance (ACZO) on how much of a lot can be covered with impervious surfaces and other related matters. Staff is currently assembling an interdepartmental team, commencing initial data analysis, and developing detailed scoping of the study which will inform any potential needs for consultant support.

Staff will provide a status update to the Board in May on progress related to the low residential study, including details on whether any consultant support or other budgetary support is needed.

The Board added \$400,000 in the FY 2025 budget for consultants for interdepartmental planning efforts. At the time it was allocated, it was noted that these funds should adequately cover the lot coverage study consultant needs. Of that \$400,000 funding, \$175,000 has been allocated for the Comprehensive Plan Update Project and an architectural review of Barcroft leaving a balance of \$225,000 available for the low residential study, which may or may not be sufficient. There may be additional operating costs (e.g., staff, system changes) needed in future years depending on the outcome of the study.