

Park Facility Naming at High View Park – Alfred Forman Sr. Field

Park and Recreation Commission Meeting



Department of Parks and Recreation
June 20, 2023

Project Location – Proposed Alfred Forman Senior Field





Recap of County Naming Policies

Criteria for Naming County Facilities:

- County facilities, including buildings and parks, shall generally be named according to the **geographical, historical, or ecological relationships** in which the site is located.
- The Commission will seek comment from the following organizations when considering a facility naming or renaming request: Historical Affairs and Landmark Review Board (HALRB), Arlington Neighborhoods Advisory Committee (ArNAC) and the appropriate neighborhood civic association(s).
- Note – The applicant's are not searching for other names to rename the field.

Potential Park Facility Name

- **Alfred Forman Sr. Field**
 - Proposed name by the Hall's Hill/High View Park Historic Preservation Coalition
 - Alfred Forman Sr. (1947 – 2014) was born in Arlington, VA and lived in the High View Park neighborhood
 - Alfred Forman Sr. Worked as a DPR employee for over 25 years, primarily working at the Langston-Brown Community Center
- **Historic Preservation Grant Process**
 - Simultaneously, the coalition is working with Historic Preservation staff to apply for a grant to have a marker erected in his honor





Park Facility Naming Request Milestones

April 18, 2023 – Parks and Recreation Commission Meeting to consider proposed park names

May 2023 – Arlington Neighborhood Advisory Commission (ArNAC)

May 2023 – Historic Affairs and Landmark Review Board (HALRB)

June/July 2023 – Park and Recreation Commission final recommendation (by PRC vote) for the proposed park name.

July 2023 – If the park facility naming is recommended by the PRC, the County Board will take final action on the proposed, park name.

PARKS AND REC COMMISSION
ARVA APARTMENTS
2201 ARLINGTON BOULEVARD

JUNE 2023



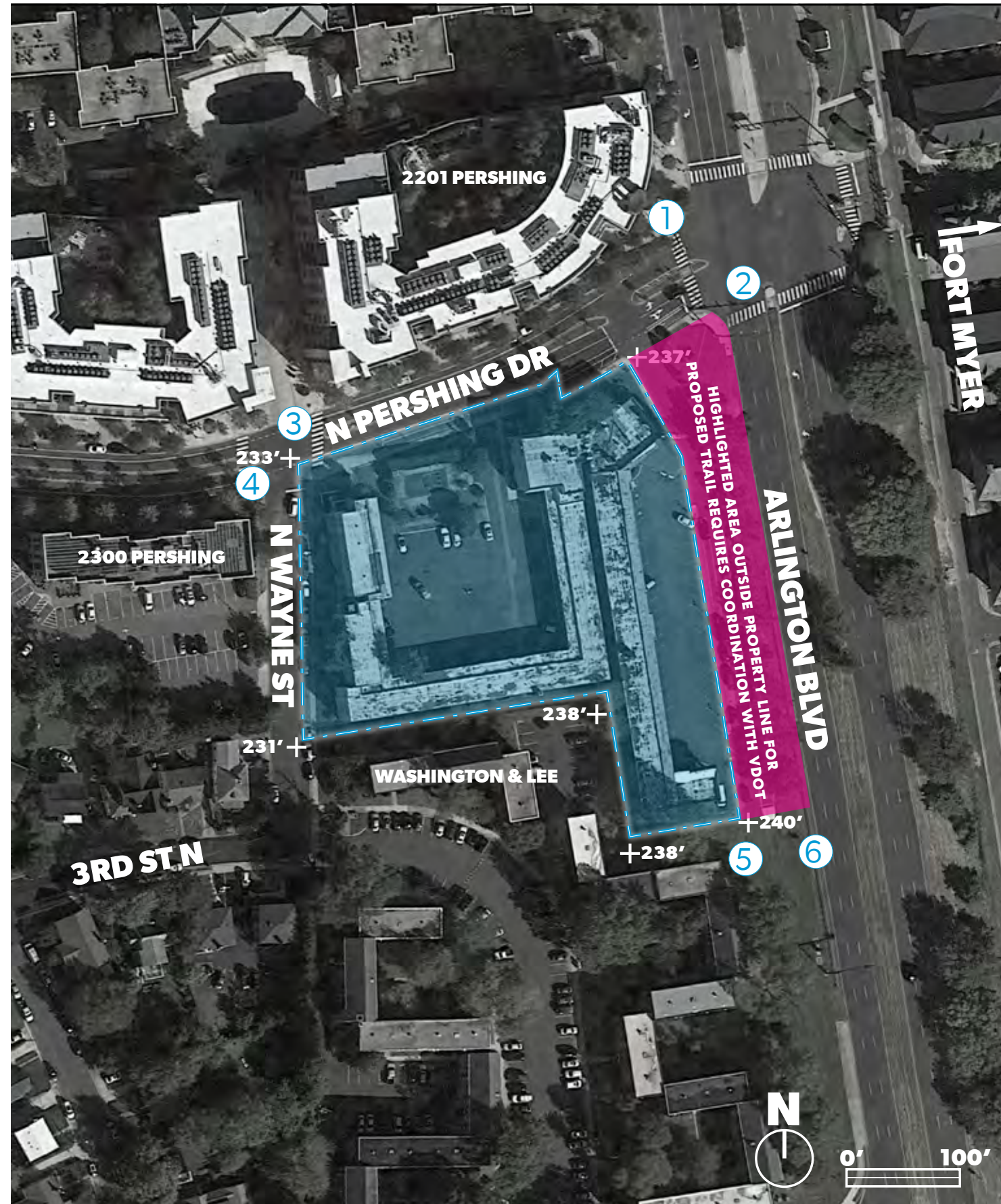
+Hirschler

GOROVE SLADE
Transportation Planners and Engineers

STUDIOS
architecture

LandDesign **Bowman**

ARLINGTON COMMISSIONS AERIAL MAP OF SITE & ENVIRONS



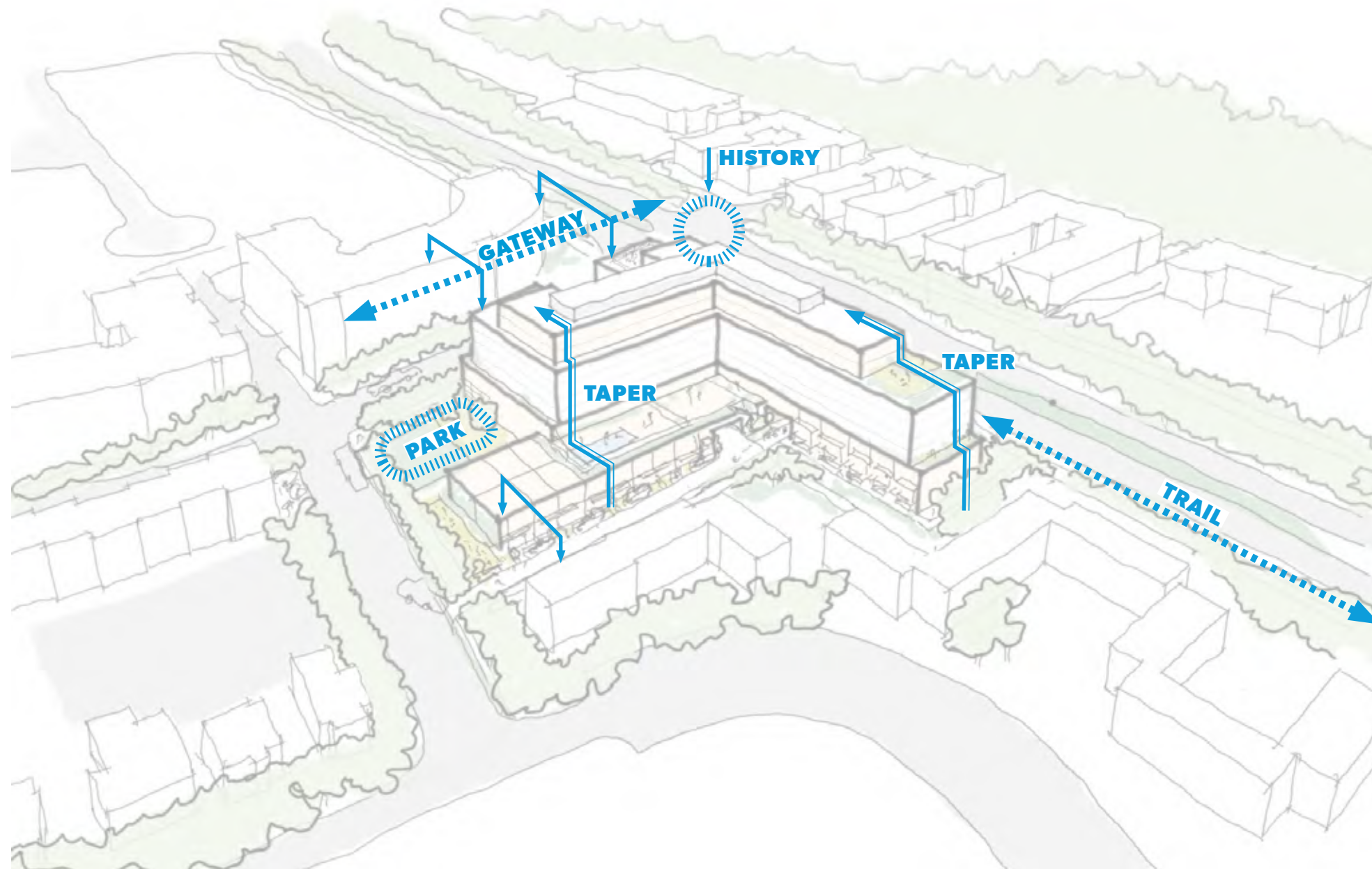
ARLINGTON COMMISSIONS HISTORIC LEGACY OF ARVA MOTEL



ARLINGTON COMMISSIONS PROJECT GOALS & EXECUTION

GLUP KEY GOALS

- Improve public spaces
 - New **park**
 - Wainwright road to **trail**
- **Gateway** to neighborhood
- Provide density while transitioning heights (**taper**)
- Embrace Site **History**



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SITE PLAN



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COMMUNITY BENEFIT SITE PLAN AND TABULATIONS

THE ARVA DENSITY TABULATIONS

By-Right Tabulation: C-2/RA6-15/C-O-1.5

District	Land Area	Density	Yield
C-2	65,723 SF/1.51 AC	1.5 FAR	98,584.5 SF
RA6-15	37,843 SF/0.86 AC	48.4 U/A	41 units
C-O-1.5	103,504.95/2.3761 AC*	0.60 FAR	62,102.97 SF

4.1 Site Plan Density Allocations: C-O-1.5

	Site Area*	Base (1.5 FAR or 72 u/a)	LEED Gold (.25 FAR)	Section 15.5.9	TOTAL
Retail	1,684 SF/0.0386 SF	2,526 SF	421 SF	0	2,947 SF
Residential	101,820.95 SF/2.3375 AC	168 units	24 units**	59	251 units

*Usable Site Area = 103,504.95 SF/2.3761 AC

** Average Unit Size (GFA) = 1,060 SF

1. Transformation of Wainwright Road and extension of Arlington Boulevard trail

- Trail connection
- Bus stop improvements
- Micromobility hub
- Historic markers/plaques

2. Onsite public open space (approximately 10,000 SF)

3. LEED Gold Certification

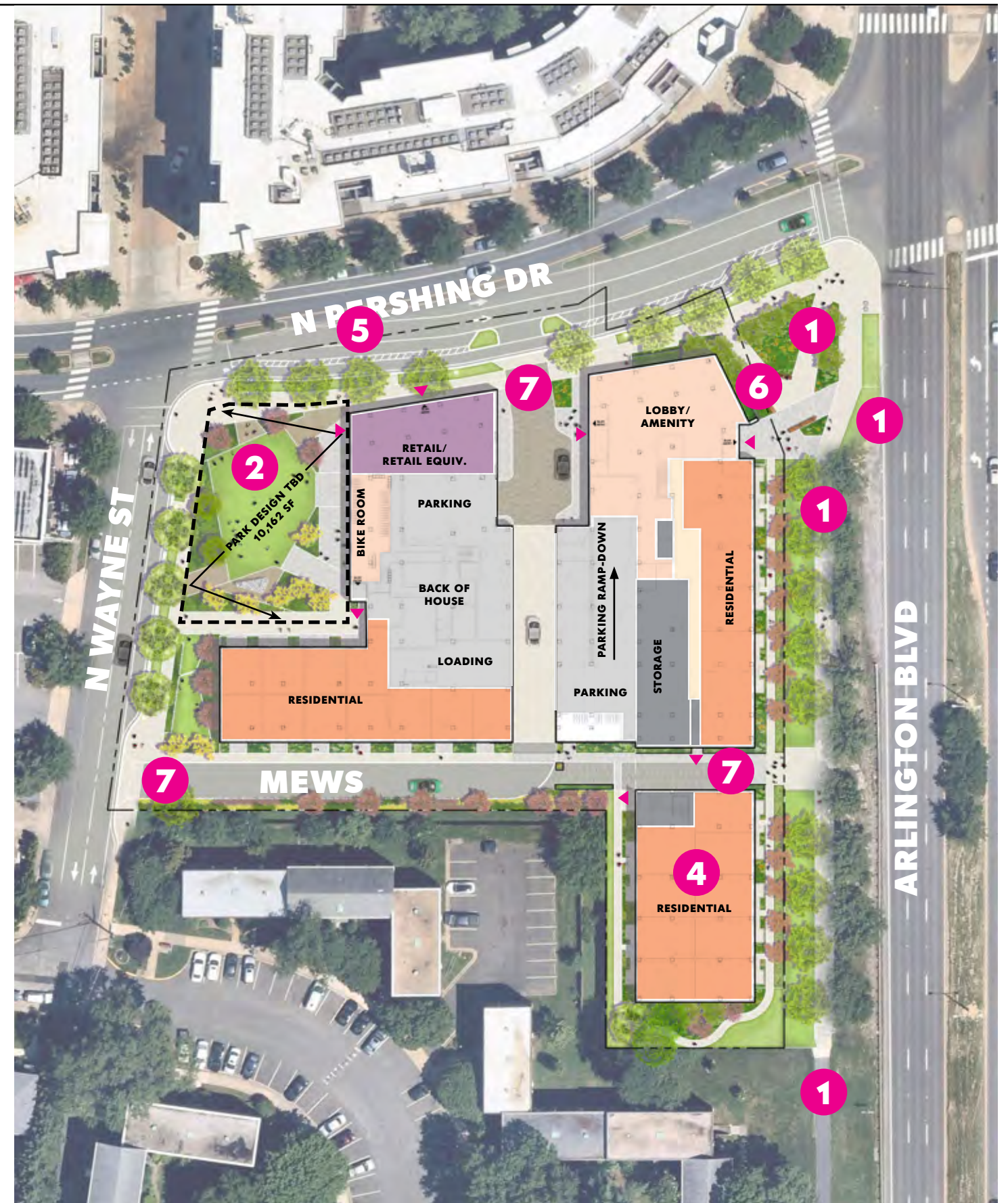
4. Affordable housing

5. Offsite protected bike lanes

6. Adaptive reuse and salvage

7. Site connectivity enhancements

- Mews
- Sidewalks
- Curb cut reductions



ARLINGTON COMMISSIONS LOBBY CORNER AT ARLINGTON BLVD AND N PERSHING DRIVE



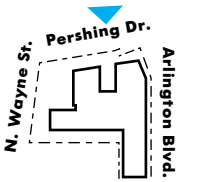
ARLINGTON COMMISSIONS

LOBBY CORNER AT ARLINGTON BLVD AND N PERSHING DRIVE

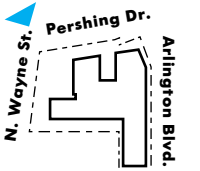


ARLINGTON COMMISSIONS

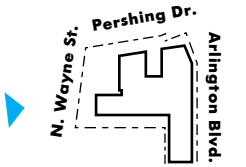
LOBBY ENTRY AT THRU-BLOCK ON N PERSHING DRIVE



ARLINGTON COMMISSIONS OPEN SPACE AT N PERSHING DRIVE & N WAYNE ST

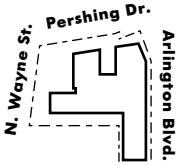


ARLINGTON COMMISSIONS AERIAL VIEW OVER MEWS AND COURTYARD

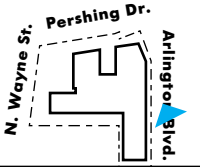


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ARLINGTON BLVD LOOKING NORTH



ARLINGTON COMMISSIONS LOFTS AT TRAIL ON ARLINGTON BLVD



ARLINGTON COMMISSIONS

PERSHING DRIVE SPECIAL GLUP (GENERAL LAND USE PLAN) - ARLINGTON BLVD & N PERSHING DRIVE

North Pershing Drive Urban Design Improvements

- 1 Public Open Space
- 2 Shared Driveway/Plaza
- 3 Streetscape Improvements
- 4 Limited Vehicular Access Point
- 5 Ground Floor Gold Streetfront/Use
- 6 Ground Floor Blue Streetfront/Use
- 7 1-2 Level Stepback, Planted Podium
- 8 Improved Bike Facilities
- 9 Facade and Sign Preservation
- 10 Eco-Solar Roof



Figure 6 -16 North Pershing Drive Area Urban Design Improvements



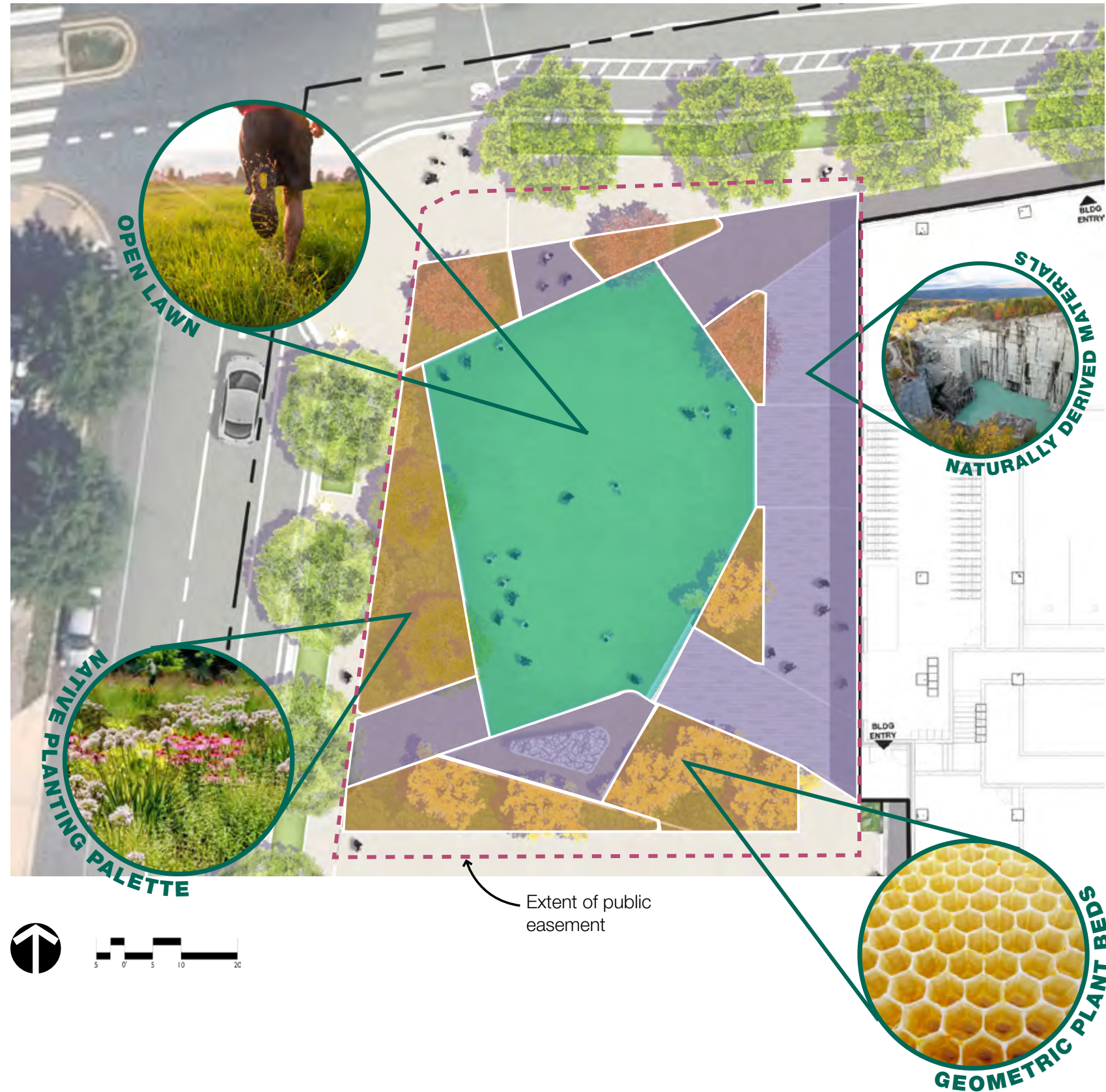
Figure 6 -15 Building massing at North Pershing Drive and Arlington Boulevard

ARLINGTON COMMISSIONS

PERSHING DRIVE SPECIAL GLUP (GENERAL LAND USE PLAN) - N PERSHING DRIVE & N WAYNE ST



Figure 6 -14 North Pershing Drive Massing and Corner Open Space



NOTE: Park as shown is conceptual and will be designed with community input and DPR.

ARVA APARTMENTS ARLINGTON, VA • BIOPHILIA IN DESIGN

PN 2021205 | 03.16.2023

NORTHWEST

HUMAN RELATIONSHIP TO NATURE

Sensory Experiences

Touch

- Lush lawn invites users to sit, run on, and play in the open space

Sight

- Cadence of enclosed pathways to open lawn create curated view throughout the park space

Smell

- Diversity of native plants creates a symphony of natural scents

Sound

- Whistling of tall grasses and chirping of native birds along with layers of trees create a sound barrier that shields you from city sounds

NATURAL FORMS AND SHAPES

Horizontal and Vertical Implementations

- **Naturally sourced** paving brings people back in contact with natural textures on the ground plane
- Fractal organization of plantings and hardscape create a **natural flow** through the space
- Tiered canopy reinforces the natural **vertical forms** of a forest

NATURAL ENVIRONMENT

Diverse plant palettes

- Reminiscent of expansive **open fields**, wooded areas, and meadows
- The plant palette envisioned for the project intends to bring an innate kinship through plant selections that are **native**, have **seasonal interest**, and **support urban habitat** such as **pollinators**.

NATURAL PATTERNS AND PROCESSES

- A series of geometric forms inspired by the pattern of a **honeycomb** organize the space to delineate circulation and create nodes for gathering
- **Pathways act as branches** from the central trunk of the space

ARLINGTON COMMISSIONS PERSHING DRIVE SPECIAL GLUP (GENERAL LAND USE PLAN) - ARLINGTON BLVD



PROPOSED ARVA PROJECT DESIGN

POTENTIAL MICRO MOBILITY
STATION LOCATION



ARVA APARTMENTS ARLINGTON, VA • BIOPHILIA IN DESIGN

PN 2021205 | 03.16.2023



Figure 6 -15 Building massing at North Pershing Drive and Arlington Boulevard

IMAGE FROM PERSHING DRIVE SPECIAL GLUP (GENERAL LAND USE PLAN)



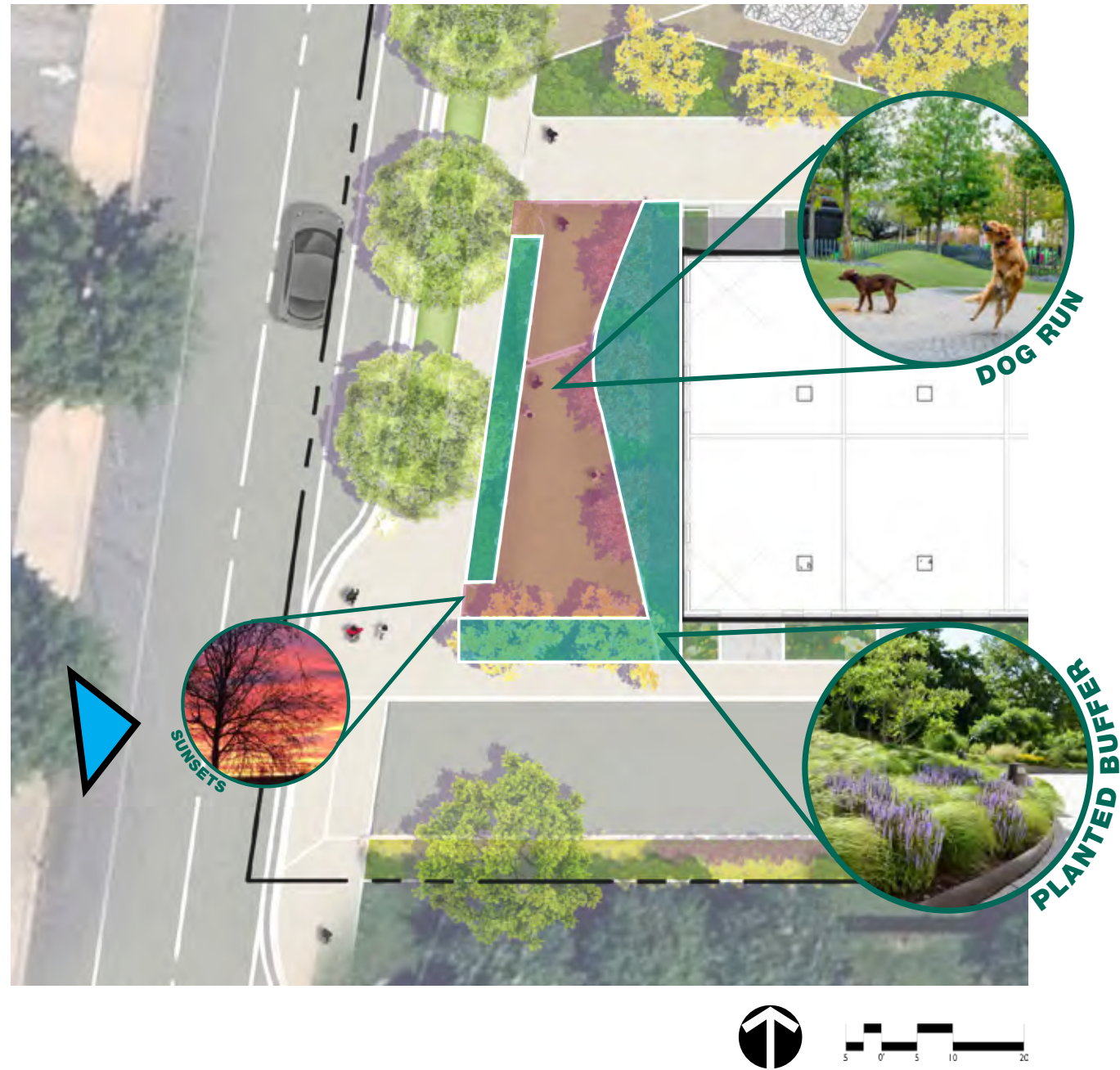
4 MICROMOBILITY STATION
L-521 PICTORIAL

NOTES: DIMENSIONS ARE FOR DESIGN INTENT ONLY. FINAL PRODUCTION TO BE DETERMINED. NTS

PROPOSED POTENTIAL MICRO MOBILITY STATIONS

THANK YOU





SOUTHWEST

Pet Area Details

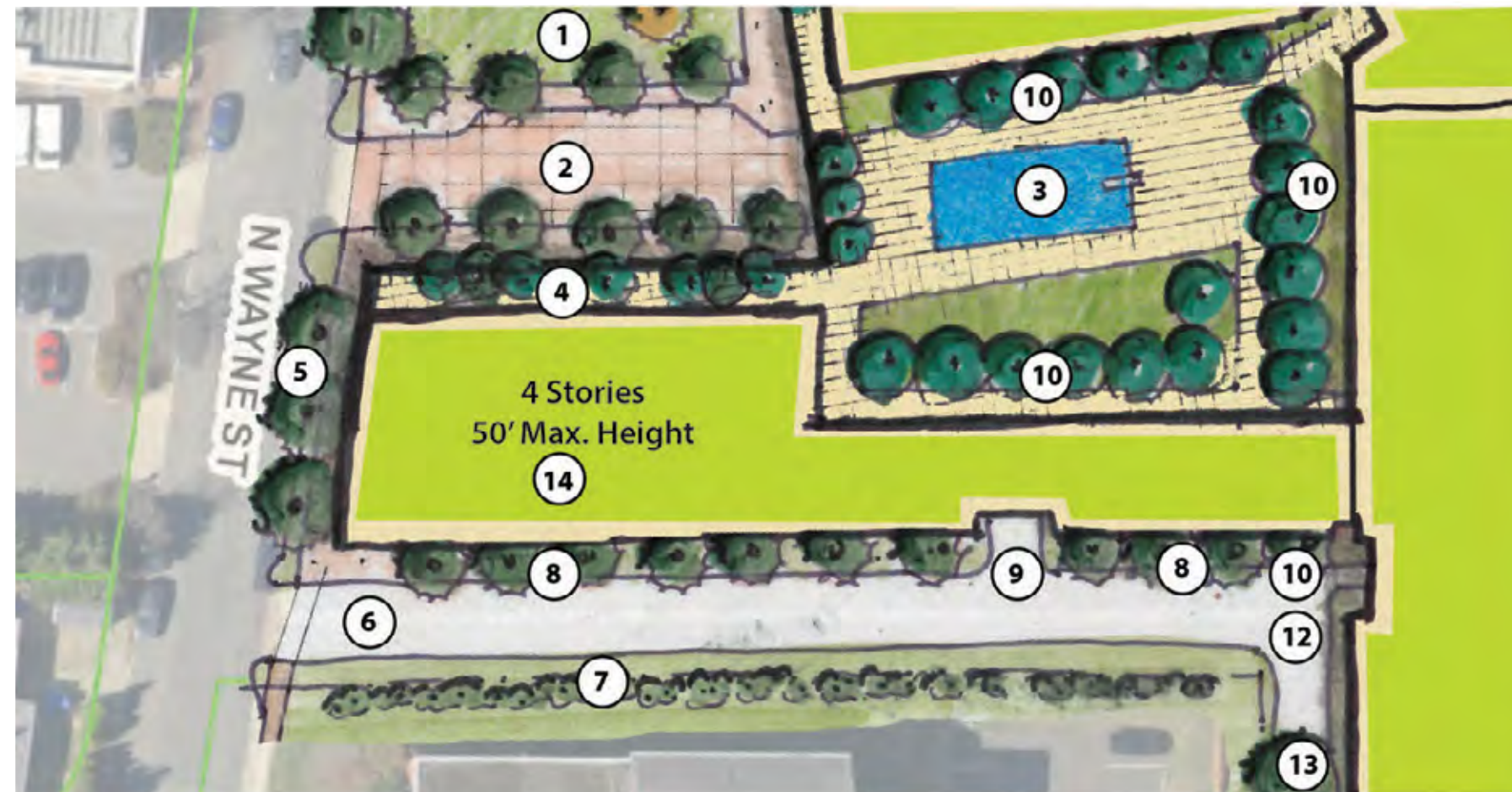
- Private use for residents
- Gate control and signage
- Intensive landscape between pet-relief, building facade, and mews
- Widows at loft apartment second floor



ARLINGTON COMMISSIONS

PERSHING DRIVE SPECIAL GLUP (GENERAL LAND USE PLAN) - N WAYNE STREET / MEWS

North Wayne Street/Mews Urban Design Improvements



- ① Public Open Space
- ② Shared Driveway/Plaza
- ③ Private Amenity Deck
- ④ 1-2 Level Stepback, Planted Podium
- ⑤ Streetscape Improvements
- ⑥ Shared Street/Mews
- ⑦ Landscape Buffer
- ⑧ Walk-out Units
- ⑨ Garage/Service/Loading Access
- ⑩ Podium Level Walk-outs
- ⑪ Public Access to Multi-Use Trail
- ⑫ Vehicle Turnaround/Service
- ⑬ 15' Setback and Tree Buffer
- ⑭ Eco-Solar Roof

Figure 6 -20 North Wayne Street Area Urban Design Improvements

ARLINGTON COMMISSIONS COMMUNITY PROCESS

MEETING HISTORY

1/12/22: Lyon Park Community Meeting 1

10/12/22: Lyon Park Community Meeting 2

1/23/23: SPRC Meeting 1

2/6/23: Arlington Historic Preservation

2/10/23: Arlington Zoning + Signage

2/17/23: Virginia DOT

3/20/23: SPRC Meeting 2

SPRC DESIGN REVISIONS:

SPRC 1

1. Corner lobby massing height reduced
2. Above-grade transformers relocated below-grade
3. Loft apt. bar width reduced at park easement
4. Landscape zone along Arlington Blvd revised to accommodate additional planting and reduce impervious areas
5. Reduction of stairs along Arlington Blvd
6. Windows strategically placed at previously blank facades

SPRC 2

7. Additional details on Arva sign
8. Inclusion of stone at lobby base
9. Locating historic recognition opportunities
10. Bike room updates at park
11. Supplemental trail bike room at Mews
12. Landscape and micro-mobility along Arlington Blvd
13. Mews traffic management details
14. Pet area details

POST-SPRC

15. Trees added on the south of the Mews
16. Parking access for south leg removed from Mews
17. Parking along Arlington Blvd lowered underground
18. Double gate added to pet area



SOUTHEAST

CONNECTIONS

Sensory Experiences

Touch

- Tactile design through the hardscape pavers, wood benches, and the array of landscape elements

Sight

- Views are elongated through the space, creating viewsheds through the natural elements

Smell

- Linear spaces create breezy corridors that carry the fresh scents of flora in the wind

Sound

- The rustling of tree leaves in the wind, the double row of tree canopy, and plantings mitigate noise from the overall sounds of the city

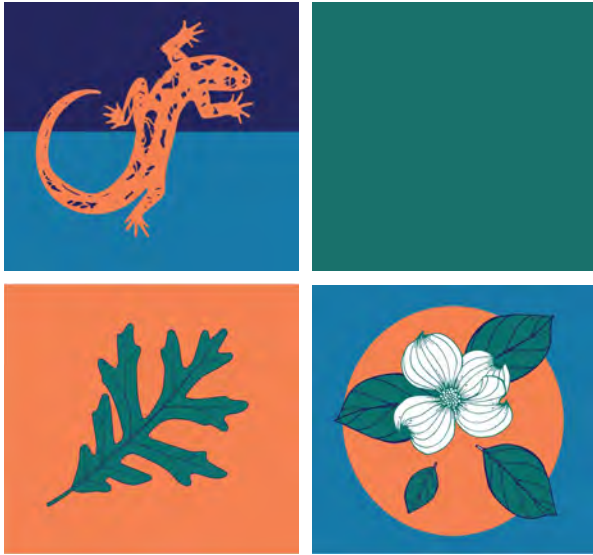
HUMAN RELATIONSHIPS TO NATURE

Diverse plant palettes

- Reminiscent of expansive open fields, wooded areas, and other desirable natural settings.
- The plant palette envisioned for the project intends to bring an innate kinship through plant selections that are **native**, have **seasonal interest**, and **support urban habitat** such as **pollinators**.

LIGHT

- Bright morning sun will create a beautiful **dappled light** along the share-use path, Creating an immersive experience for residents and the community.
- The color palette of materials will promote light reflectance, which will enhance the various spaces' sense of **warmth and comfort**.



Forestry and Natural Resources Plan Update

- Status Update
- 2022 Engagement Recap
- Plan Overview
- 2023 Engagement
- Next Steps



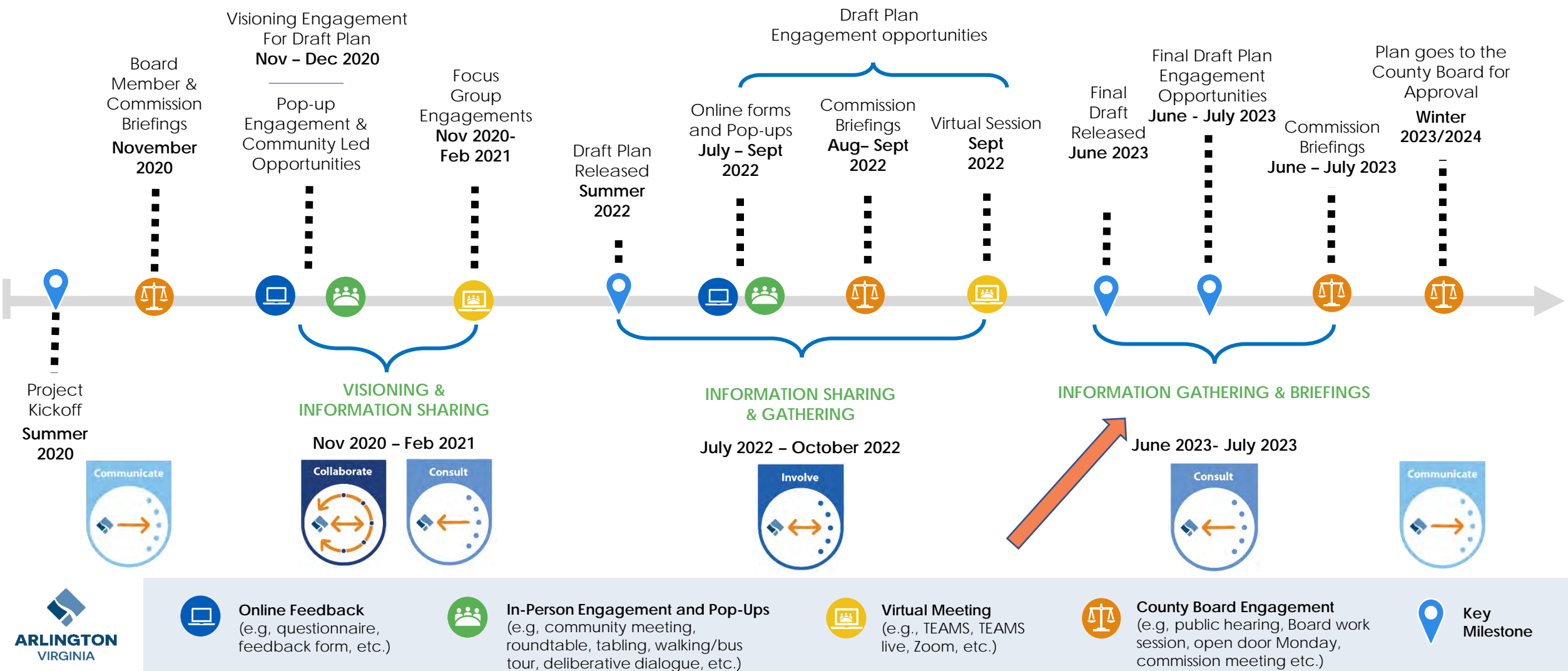
Forestry and Natural Resources Plan

Public Engagement Timeline

Origin: Element of Comprehensive Plan

Funding: General Fund

Staff Contact: Ryan Delaney (fnrp@arlingtonva.us)





Summary of Public Engagement – Themes

- Strong support for the vision and recommendations in the draft.
- More urgency in tone and content, especially climate issues and direct, specific actions.
- Make equity core to all elements of the plan.
- Measurable goals, metrics, and implementation.
- Deeper, more creative thinking about land uses, possible incentives, and educational efforts.
- Set a more ambitious goal for tree canopy than 40% Countywide.



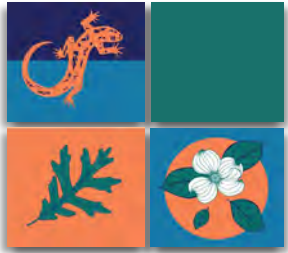
Summary of Changes to the Draft

- Executive Summary, Introduction, Planning Context, and Existing Conditions
- Policy Changes and Updated Recommendations
- Structure and Format



FNRP Organization – Overview

- Executive Summary
- Introduction
- Planning Context
- Strategic Directions
- Implementation Plan
- Appendices



FNRP Organization – Draft Strategic Directions

1. Conservation

Increase and protect tree canopy, natural areas and biophilic features throughout the County

2. Climate Adaptation and Resilience

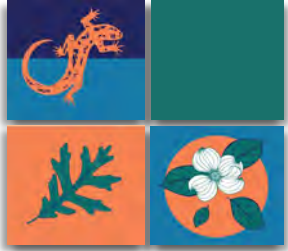
Employ Arlington's natural assets to protect public health and well-being

3. Biodiversity

Share vibrant landscapes with people, plants and animals

4. Operations and Maintenance

Manage organizational resources for maximum return



Strategic Directions – Updated Recommendations

SD 1: Conservation

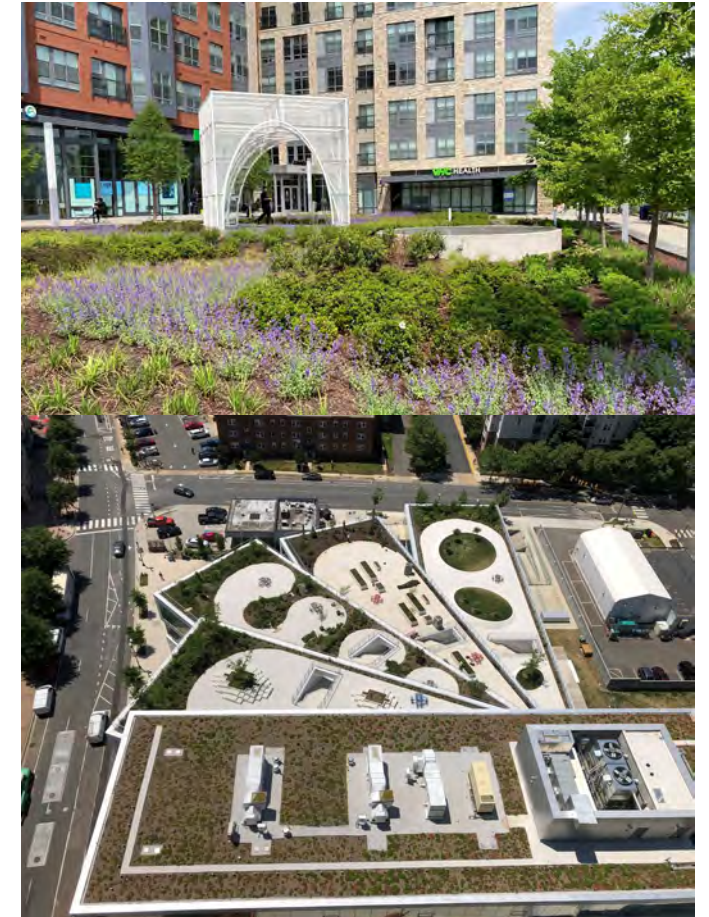
- 1.1.1 Maintain 40 percent tree canopy County-wide through conservation and tree-planting programs tailored to local conditions and ecological contexts.
- 1.1.2 Ensure 70 percent of Arlington’s trees are regionally native by 2035.
- 1.1.3 Establish aspirational tree canopy coverage goals for new public sites.
- 1.2.4. Continue to work with utility installers (public and private) to reduce impact to trees from trenching and other soil disturbance.
- 1.2.5 Consider how prevalence of turf grass on private and public property impedes achievement of FNRP and related stormwater management goals.
- 1.2.6 Review and update Chapter 10, Article II of the Arlington County Code to allow and encourage naturalized areas using native plantings on private and public property.



Strategic Directions – Biophilic Design

SD 1: Conservation

- SD 1 now includes a guide to biophilic design.
- It explains biophilic design through local examples and is meant to support development review.

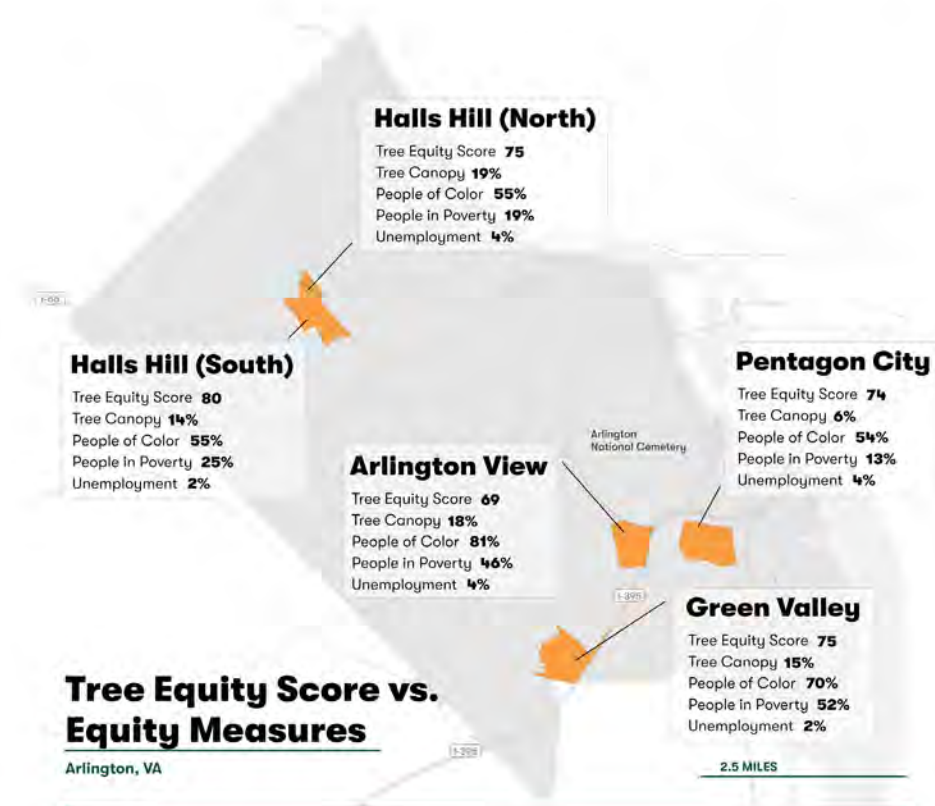




Strategic Directions – Updated Recommendations

SD2: Climate Mitigation, Adaptation and Resilience

- 2.1.1 – Identify Tree Equity Areas and work with these communities to direct resources to neighborhoods currently underserved by existing tree canopy or access to natural areas.





Strategic Directions – Updated Recommendations

SD3: Biodiversity and SD4: Operations

- 3.1.6 – Adopt a native plant requirement for public and private sites to expand the use and retention of local and regionally native plants.
- 4.1.4 – Report annually on tree removals and plantings.



Implementation Plan

- The draft contains an Implementation Plan, modeled on the PSMP's.

Item	Description	Time Frame Ongoing, Short, Medium, Long	Responsible Parties	Potential Partners	Cost Range Estimate \$-\$\$\$	Potential Funding Sources
1. Conservation						
1. Sustain Arlington's tree canopy and natural areas						
1.1.1	Maintain 40 percent tree canopy County-wide through conservation and tree-planting programs tailored to local conditions and ecological contexts.	Ongoing	DPR, CPHD, DES	NVCT, NVRC, EcoAction Arlington, nonprofits, VDOT, NPS, NOVA Parks, DOD, DOS, private property owners, County commissions, BIDs, development community	\$\$\$	Operating budget, capital budget, federal funding, state funding, private funding
1.1.2	Ensure 70 percent of Arlington's trees are regionally native by 2035.	Long	DPR, CPHD, DES	NVCT, NVRC, EcoAction Arlington, nonprofits, VDOT, NPS, NOVA Parks, DOD, DOS, private property owners, BIDs, development community	\$\$	Operating budget, capital budget, federal funding, state funding, private funding



Draft Priority Actions

- 1.1.1 - Maintain 40 percent tree canopy through tree planting and conservation programs tailored to local conditions and ecological contexts.
- 1.1.2 - Ensure 70 percent of Arlington's trees are regionally native by 2035.
- 1.1.5 - Advance urban forestry and natural resource goals through County public space acquisitions.
- 1.2.1 – Seek legislation at the state level that authorizes Arlington County to develop locally-appropriate policies to conserve and manage its natural resources.
- 1.2.3 - Enhance development standards to optimize retention or replacement of tree canopy, natural vegetation, permeable surfaces and biophilic elements.



Draft Priority Actions

- 1.4.3 - Recruit and train community, cultural and faith-community leaders in addition to existing partner groups to serve as nature ambassadors and proponents of grassroots conservation.
- 2.1.1 - Identify Tree Equity Areas and work with these communities to direct resources to neighborhoods currently underserved by existing tree canopy or access to natural areas.
- 3.1.6 - Adopt a native plant requirement for public and private sites to expand use and retention of local and regionally native plants.
- 3.3 – Establish a County-wide natural infrastructure and conservation connectivity network
- 4.4.1 - Move from “reactive” to “proactive” maintenance of publicly owned natural assets, outside of extreme storm events and other emergencies.



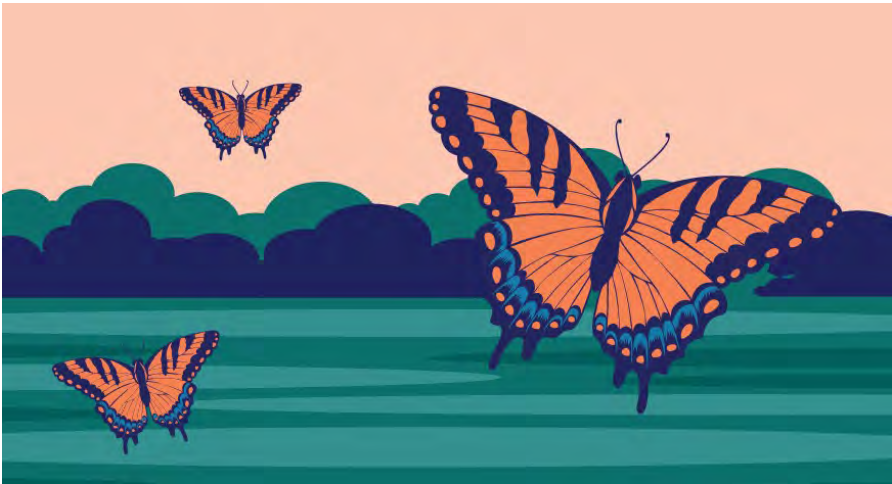
Engagement Overview

- 30-Day Engagement Period
- Online Comment Form
- Open House (6/14)
- Office Hours (6/26, 6/28)
- Commission Briefings



Next Steps


- Engagement – June 2023
- Analyze Feedback and Finalize Draft – July-August 2023
- Request to Advertise – Fall 2023
- Bring to the County Board – Winter 2023



FORESTRY AND NATURAL RESOURCES PLAN

NATURALLY ARLINGTON



A vibrant outdoor dining patio scene. In the foreground, a blue semi-transparent banner contains the title and date. Behind it, the patio is filled with wooden tables and chairs. Large blue umbrellas with the 'Quervo' logo provide shade. A rainbow flag flies on a tall pole in the background. To the left, a chalkboard sign advertises 'McNamara's Happy Hour' with 50% off bar drinks from Monday to Friday, 3pm to 5pm. Another sign nearby says 'JACK LIVES HERE' and 'Thanks for Masking'. The background shows a mix of brick and wooden buildings under a clear blue sky.

Future of Outdoor Dining (FOOD) Study

Park & Recreation Commission

June 20, 2023

Study Schedule

Aug 15, 2022

County
Manager
Removal of
Emergency
Order

FOOD Study
Launch

Sept- Nov '22

Phase 1

Information Gathering

- Review of TOSAs & existing policies
- Research benchmark communities
- Community Engagement
 - Online Feedback Form (approx., 2,000 responses)
 - Virtual Roundtable Events (2)

Dec- Feb/Apr '23

Phase 2

Information Gathering/ Community Review

- Synthesize findings from Phase 1
- County Board extension of COGO (Jan 2023)
- Develop & Release Draft Framework with recommendations
- Additional Community Engagement Opportunities

May- July/Aug '23

Phase 3

Information Sharing

- Zoning Ordinance Amendments
- Updates to Outdoor Café Guidelines

June

- Request to Advertise
- Commission Review

July

- Planning Commission
- County Board

Aug 15, 2023

TOSA Program
Ending

New Outdoor
Dining
Regulations in
Effect

FOOD Study Purpose & Primary Goals

- Incorporate aspects of the Temporary Outdoor Seating Areas (TOSA) program into Arlington's framework for "permanent" outdoor cafés
- Inform other changes to current regulations for managing outdoor cafés
- Create a clear pathway forward for current TOSA permit holders looking to transition to/update permanent outdoor cafes

Overarching Study Themes:

- Restaurants as a Public Good
- Restaurant Recovery & Resiliency
- Different Places & Spaces



A photograph of an outdoor cafe patio with several wooden tables and chairs. Large blue umbrellas are open over the seating area. A rainbow flag flies on a pole in the background. A chalkboard sign in the foreground advertises a 50% discount on bar drinks from Monday to Friday, 3pm to 5pm. Another sign on the left says 'JACK LIVES HERE' and 'Thanks for Parking'. The entire image has a blue color overlay.

Zoning Ordinance Regulations & Guidance for Outdoor Cafes

Background

Outdoor Cafes- Current Approval Process

- Guidelines for Outdoor Cafes (2013)
 1. Private Property- Administrative approval
 2. Public R.O.W. or Public Spaces- Site Plan or Use Permit approved by County Board

ARLINGTON COUNTY GUIDELINES FOR OUTDOOR CAFÉS

August 10, 2012
Updated: May 18, 2013



Applicable Policies and Regulations for Outdoor Cafes

- Guidelines for Outdoor Cafes (last updated in 2013)
- Arlington County Zoning Ordinance- Section 14 & 12.9.15
- Arlington County Retail Plan (2015)
- Master Transportation Plan (MTP) Pedestrian Element (2011)
- Public Spaces Master Plan (2019)
- Virginia Statewide Universal Building Code (VASUBC)
- Virginia Statewide Fire Prevention Code (VAFPC)
- Virginia Alcoholic Beverage Control Authority (VA ABC)
- Guidance for Tents and Heaters
- Encroachment Ordinance (Public ROW)

The background image shows an outdoor seating area, likely at a restaurant or bar. There are several wooden tables and chairs arranged in rows. Large blue umbrellas are open over the tables. A rainbow flag is visible in the background. A chalkboard sign in the foreground reads "M Namora's 50% OFF bar drinks M-F 3pm-5pm". Another sign on the left says "JACK LIVES HERE". The entire image has a blue tint.

Temporary Outdoor Seating Areas (TOSAs)

TOSA Overview

- TOSAs were established in 2020 to help restaurants and businesses during the COVID-19 pandemic
 - Flexible Design & Operational Guidelines established
 - Online submission process
 - Interdepartmental staff review team
 - Approved by County Manager through Continuity of Governance Ordinance
- **Approx. 100 TOSAs (public & private)**
- **TOSAs will expire August 15th, 2023**



Outdoor Café – TOSA Examples



Outdoor Café- TOSA Examples

TOSAs in private parking spaces



TOSAs with pedestrian path in street parking lane



Phase 1 Engagement- What we heard

Overview of Community Priorities and Considerations w/ TOSAs

- Support for local businesses
- Enjoyment of outdoor dining
- Provide safe, accessible pedestrian circulation
- Support for reduced parking for expanded outdoor dining
- Streamline the process





Zoning Ordinance Amendments

Recommended Framework- Key Elements

1. Zoning Ordinance Amendments

- Permit allowing outdoor seating in public spaces via administrative review
- Ability for County Board modification of parking requirements for seats located on required private parking spaces
- Other amendments to further the study goals & recommendations

Subjects of
June RTA

2. Encroachment Ordinance & Outdoor Café License (New County Code Chapter)

- Administrative process/ requirements for outdoor café license, application and fee

3. Update the County's Outdoor Café Guidelines (last updated in 2013) to include the following elements:

- Introduction, Purpose & Goals
- Application & Permit Process
- Guidance for clear sidewalk widths
- Pedestrian Safety, ADA & Accessibility
- Fire & Building Code, Tents & Heaters

Administrative
Document
(no County
Board action)

Staff Analysis & Recommendations

Existing & Proposed Process

Approval Path	Existing Standards	Proposed Standards
By-right (administrative)	1) Private property, unencumbered by public easements	1) Private property, unencumbered by public easements 2) Public sidewalks within rights-of-way • Includes utility/street easements • Excludes travel-way or parking space
	2) Public rights-of- way; public easements on private property, including 3) POPS	3) Privately owned public spaces (POPS)



Privately Owned Public Spaces (POPS)

Public Spaces Master Plan adopted (2019) defines **privately-owned public space** as:

“a privately developed space that remains under private ownership but has an easement or license that guarantees it is open and accessible to the public.”

- Typically dedicated/ recorded with deed of public access easement or by site plan condition
- **POPS Inventory**
 - Approx. 75 POPS throughout the County
 - Approx. 800,000 SF (~18 acres)
- **PSMP Design Guidelines for POPS**

Design Guidelines

DESIGN GUIDELINES FOR
ARLINGTON COUNTY'S
PRIVATELY-OWNED PUBLIC
SPACES



PUBLIC SPACES VISION

Arlington County envisions a network of publicly- and privately-owned public spaces that connect the County's established neighborhoods and growing corridors to natural areas, protect valuable natural resources, provide opportunities for structured and casual recreation, and ensure access to the Potomac River, Four Mile Run, and their tributaries.

Public Spaces Master Plan (2019)

Adopted Policy Guidance

Several goals are identified in the Public Space Master Plan (PSMP) that talk about outdoor dining in parks and privately owned public spaces.

- **Goal 1.5.18** identifies that private businesses are appropriate in POPS in certain contexts, but that they should be identified early in the process, not retrofitted through a later program.
- **Goal 1.10.1** encourages activation of POPS, though mostly as one-off events, rather than permanent outdoor seating.



Privately-Owned Public Spaces (POPS)

Examples of Outdoor Cafes in POPS/ Public Access Easement Areas

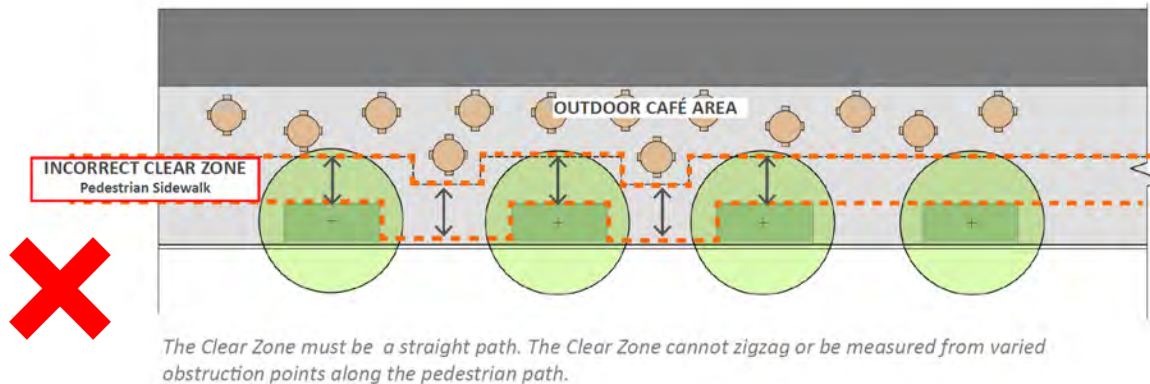
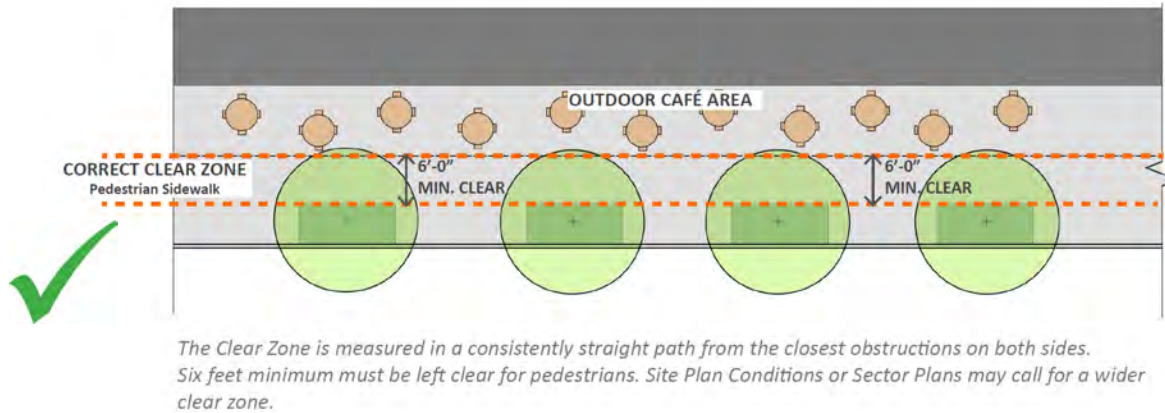
- Approved as Use Permit by County Board



Summary of Recommendations- Public Property

Clear Sidewalk

- 6' straight, unobstructed pedestrian clear zone must be maintained (*unless greater as required by site plan*)



Summary of Proposed Zoning Amendments

Proposed Text Changes:

- **Article 12 Outdoor Cafes** to reflect proposed changes for the approval process:
 1. **Private Property**
 - Use of AZCO required parking for outdoor café by use permit approval when use standards are met
 2. **Public Property (sidewalks)**
 - Requirement for outdoor café license (new Chapter 70)
 - Meets ACZO use standards
 - Clear sidewalk dimension of 6-feet (or site plan requirement, if greater)
 - Location in front of restaurant
 - Sound/ entertainment not permitted adjacent to residential*
 3. **Privately-owned Public Spaces (POPS)**
 - Requirement for outdoor café license (new Chapter 70)
 - Meets ACZO use standards

Summary of Proposed Zoning Amendments

Proposed Text Changes:

- **Articles 7 & 8 Commercial & Industrial Districts Use Tables-** Editorial changes to reflect proposed changes for the approval process for outdoor cafés
- **Article 14-Parking-** Editorial changes to resolve regulatory conflicts with allowing outdoor cafes in off-street parking spaces
 - Use permit for outdoor cafes located on ACZO required parking spaces subject to use standards
- **Article 18: "Public space, privately owned-** New Definition to distinguish POPS from other public easement areas (sidewalks)
 - Use permit for outdoor cafe(current practice)



County Code Chapter 70 Encroachment into Public Spaces

 **ARLINGTON**
VIRGINIA

Arlington Retail Plan (2015)

- Outdoor cafes enlivens streetscape
- Provides passive surveillance on the street
- **Action Plan encourages an administrative license process to use public ROW**



<p>Study the application of a process that licenses the use of the public realm, with sufficient criteria to best accommodate outdoor cafes, design elements, merchandise displays, vendors and food trucks.</p> <p>Amend the Zoning Ordinance, if warranted, to facilitate such a process including outdoor seating and the outdoor display of merchandise.</p>	<p>Study a licensing process for use of the public realm;</p> <p>Amend Zoning Ordinance, if warranted</p>	<p>Short - Long term</p>	<p>AED CPHD DES DPR</p>
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Encroachment Ordinance/ Outdoor Café License

County Code Chapter 70

- County license for private outdoor café use of any public space.
- Provides an Administrative process/requirements for café application, approval and renewal.
- Application Fee, plus an Annual License Fee, based on café square footage.
- Would be in addition to any requirements for cafés under the Zoning Ordinance
- Recommendations to be considered with FOOD Study recommendations to County Board

Commission Review

- ✓ 5/9- Zoning Committee
- ✓ 5/25- Transportation Commission (info)
- ✓ 6/5- Pedestrian Advisory Committee
- ✓ 6/6- Zoning Committee Meeting
- ✓ 6/7- Chamber of Commerce
- ✓ 6/13- Economic Development Commission
- ✓ 6/13- County Board Request to Advertise
 - ✓ Zoning Ordinance Amendments
 - ✓ Encroachment Ordinance
- 6/20- Park and Recreation Commission
- 6/29- Transportation Commission (action)
- 7/3- Planning Commission
- 7/15- County Board- Action
 - Zoning Ordinance Amendments
 - Encroachment Ordinance

Anticipated Activity Post July CB Meeting

- In-person direct engagement with restaurants with TOSAs (mid/late July)
- Interested restaurants file pertinent applications (by August 15)
- Continuity of Government Ordinance (COGO) Ends (August 15)
- Interdepartmental staff works to review applications (est. 90-120 days)
- Anticipated decisions made on administrative/use permit applications (late 2023)

Submit your feedback

- Provide your feedback, comments or questions by visiting the project page or by contacting staff



<https://www.arlingtonva.us/Government/Programs/Building/FOOD-Study>

Staff Contact: Brett Wallace, bhwallace@arlingtonva.us

A photograph of an outdoor patio area, likely at McNamara's restaurant. The patio is furnished with wooden tables and chairs. Several large blue umbrellas are open, providing shade. A rainbow flag is visible in the background. In the foreground, a chalkboard sign reads "McNamara's Happy Hour 50% OFF bar drinks M-F 3pm-5pm". Another sign to the left says "JACK LIVES HERE We're good Thanks for Making". The scene is set in an urban environment with buildings and power lines in the background.

Thank you