

ALEXANDRIA WATERFRONT COMMISSION
Tuesday, February 19, 2019
Monthly Meeting
Sister Cities Conference Room
City Hall
7:30 a.m.

Commission Members

Present:

Cheryl Ahearn, Citizen, Park Planning District I
Gina Baum, Alexandria Park and Recreation Commission
John Bordner, Citizen, west of Washington St
Rich Brune, Citizen, Park Planning District III
Susan Cohen, Alexandria Commission for the Arts
Robert Cvejanovich, Old Town Civic Association (OTCA)
Beth Gross, Founders Park Community Association (FPCA)
Charlotte Hall, Representative, VisitAlexandria
Trae Lamond, Representative, Old Town Business and Professional Association (OTBPA)
Mark Ludlow, Alexandria Archaeological Commission (AAC)
Nate Macek, Alexandria Planning Commission
Kathy Seifert, Alexandria Seaport Foundation
Stephen Thayer, Citizen, east of Washington St. and north of King St., and Chair
Christa Watters, Citizen, east of Washington St. and north of Pendleton St.
Roger Yoerges, Alexandria Marina Pleasure Boat Leaseholders representative

Excused:

Charles Ablard, Historic Alexandria Foundation
Dennis Auld, Citizen, Park Planning District II
Eldon Boes, Alexandria Environmental Policy Commission (EPC)
Kleber (Skid) Masterson, Citizen, east of Washington St. and south of King St
Mohamed E. "Mo" Seifeldein, Member, Alexandria City Council

Vacant position:

Alexandria Chamber of Commerce, representative

City Staff

Eleanor Breen - City Archaeologist, Office of Historic Alexandria, (OHA)
Jamie M. Bridgeman, Captain, Alexandria Police Department (APD)
Jack Browand, Commission Staff Liaison, and Division Chief, Park Planning, Design & Capital
Development, Recreation, Parks, and Cultural Activities (RPCA)
Anthony Gammon, Department of Planning And Implementation (DPI)
Dirk Geratz - Principal Planner, Planning and Zoning (P&Z)
Thomas Hamed, Transportation and Environmental Services (T&ES)
Jim Hixon, Dockmaster, RPCA
Ann Horowitz, Planning and Zoning (P&Z)
Brian Meli, Planning and Zoning
Catherine Miliaras, Principal Planner, Planning and Zoning (P&Z)
Iris Portny, Commission Recording Secretary, RPCA

Guests

Adam Hayes, EYA
Joan Huffer, Harborside
Jody Manor, citizen
Christine Roberts, Board of Architectural Review
Claire Sassin, Tall Ship Providence Foundation.
Carole Seiling
Scott Shaw, Alexandria Restaurant Partners (ARP)
Patricia Washington, VisitAlexandria

Welcome and Introductions

Thayer called the meeting to order at 7:30 a.m. and welcomed Mark Ludlow, the Commission's new member representing the Alexandria Archaeology Commission.

January 15, 2019 Minutes – Action Item

Hall proposed and Macek seconded that the January 15, 2019 minutes be approved. The motion passed by unanimous voice vote. Bordner abstained due to not having been at the meeting.

Presentations & Information

105 N. UNION STREET OUTDOOR MARKET – Scott Shaw, Alexandria Restaurant Partners (ARP), Applicant

<https://www.alexandriava.gov/uploadedFiles/recreation/info/105UnionNUnionSUP.pdf>

Alexandria Restaurant Partners (ARP) is requesting a Special Use Permit (SUP) for a seasonal outdoor food market and art garden in the Marina's north brick patio area outside the Torpedo Factory Art Center. ARP currently leases the north and south brick patio areas from RealCo, the holder of a long-term lease from the City that includes these areas. Vola's Dockside Grill, located near the Torpedo Factory Art Center and owned and operated by ARP, will manage it. The proposed project will, during warm months, include colorful picnic tables in one section, an active art area with artist stations in a second area, and an Airstream trailer offering a limited menu of tacos, soft drinks and beer. The patio will continue to be available for Torpedo Factory and public events and the food trailer will be positioned so as to not block access to the Torpedo Factory. Shaw noted the area will offer a vibrant welcome to the City for visitors arriving via the Water Taxi.

Commission Discussion:

- ***Walkway lighting*** - Several Commissioners urged the City to improve lighting in the nearby walkway area. Staff said this is Realco's responsibility since Realco's lease covers this area.
- ***Buskers*** - Commissioners were concerned the plan for the north patio area might add to busker-related pedestrian clogging in this area and asked if something could be done to mitigate this. Browand said busker locations are not restricted as long as they do not impede access to a City right-of-way or block public access. Thayer asked if the SUP provides for a review of the project if pedestrian clogging develops. Ann Horowitz (P&Z) said efforts have been made to ensure pedestrian flow will not be negatively affected by

the proposed activities and staff can raise concerns if problems develop. Thayer noted that when the Commission had previously asked the City to consider whether there might be ways to minimize buskers' impact on pedestrian traffic flows the City had not been interested.

ROBINSON LANDING PIER RESTAURANT SUPs – Dirk Geratz, Principal Planner (P&Z)
<https://www.alexandriava.gov/uploadedFiles/recreation/info/RTSSUPAmendment.pdf>

- Geratz reported that the Planning Commission and Council will consider two SUP requests for restaurants in Robinson Landing, a large restaurant, a smaller cafe and an outdoor dining on the north side of the pier. He noted the Robinson Terminal South site SUP stipulates that the pier's management and related expenses will be taken over by the City after it's been operating for five years.
- **Timeline** - The Planning Commission will consider the SUP requests on March 5 and City Council on March 16. Staff recommendations will be posted to the P&Z website.

Commission Discussion:

- **Restrooms** - Commissioners were concerned there be adequate public restrooms in the pier area. Scott Shaw (ARP), the SUP applicant, said restrooms will be provided in the area adjacent to the proposed café.

TALL SHIP PROVIDENCE UPDATE – Jack Browand, Division Chief, RPCA

The Providence is expected to arrive in the City, its new permanent home, in July 2019. She will be moored at the Marina's G/H pier until its permanent location at Waterfront Park is ready.

Commission Discussion:

- **Ticket sales** - In response to a question, Claire Sassin (Tall Ship Providence Foundation) said a pop-up ticket booth is planned but it is hoped most tickets will be purchased online.
- **Impact on other activities** - Browand said public access to the pier will be preserved and Marina operations will continue as usual.

SUMMER 2019 METRO STATION CLOSING - TRANSPORTATION PLANNING, CITY MARINA IMPACT – Thomas Hamed (T&ES) -

<https://www.alexandriava.gov/uploadedFiles/recreation/info/WMATAShutdownUpdate.pdf>

Access to the Waterfront will be impacted by the shutdown. Hamed reviewed City plans for providing transportation options to compensate for WMATA's shut down of the King Street, Braddock Road, Van Dorn and Eisenhower METRO stations for rebuilding and upgrading of their platforms. The shutdown is May 25 (Memorial Day weekend) to September 2 (Labor Day).

The City's planning for compensatory transportation options has four pillars:

- WMATA shuttles and service increases on key routes.
- City/DASH mitigation strategies that include DASH service enhancements such as expanding mid-day 11Y service in both directions and expanding ferry service between the City, DC and points beyond. City staff are working with VisitAlexandria and the Potomac Riverboat Company on options such as providing free Water Taxi passes to

visitors staying at Alexandria hotels and, to serve commuters, possibly starting Water Taxi service as early as 7 a.m.

- Enhancing the viability of walking, biking, and transit as options.
- City communications and outreach strategies to help employers and others plan alternative transportation options during the shut-down.

Commission Discussion

- ***Bicycle parking*** - In response to Baum's question, staff said RPCA and T&ES are considering increasing bicycle parking during the shut-down.
- ***King Street Trolley*** - Commissioners urged an earlier start time. Hamed said staff is exploring potential funding sources for covering adding additional service hours.
- ***VRE options*** - Commissioners were interested in the possibility of expanding VRE use during the shut-down but staff said T&ES' information was that VRE is running at capacity and service can't be enhanced. Macek recommended the City consider this further since data indicates additional VRE capacity exists.
- ***Accessing Seaport Foundation programs*** - In response to a question, Hamed suggested program participants could use buses running between Washington/King Streets and National Airport or from Huntington/King Streets.
- ***Follow-Up:*** The Commission recommended T&ES do more to publicize VRE T&ES do more to publicize VRE as part of the City's compensatory transportation options.

City Updates

PUBLIC SAFETY – Jamie M. Bridgeman, Captain, APD

- ***Crime*** - Statistics covering December 1, 2018 to February 15, 2019 in the Waterfront area were reviewed. An arrest has not been made yet for the December 2018 robbery of a busker in the 100 block of Union Street. Arrests have been made for the late December 2018 robbery at North Quay/Lee.
- ***Expanded King Street patrols*** - In April APD will add an extra foot patrol along King Street to help address traffic and parking-related problems. The patrol will be staffed by off-duty police officers.
- ***Homeless in the Waterfront area*** - In response to questions raised at previous meetings, Captain Bridgeman noted that, because of the Waterfront's many public spaces, a number of homeless people moved to the Waterfront area after Carpenter's Shelter closed. APD Officer Bennie Evans is responsible for providing help to the City's homeless population. For example, City transport to the shelter at Landmark is arranged for those who wish to go there.

COMMUNITY PROJECT UPDATES – Jack Browand, Division Chief, RPCA

- ***Waterfront Park*** - Browand recognized Brian Meli (P&Z) and Anthony Gammon (DPI) for their work in bringing the new Interim Waterfront Park to fruition.

Commission Discussion

- ***Public restrooms*** - Hall asked if adding Port-a-Johns had been considered to support the greater number of visitors who will be frequenting the park and its activities. Browand said the City had already added public restrooms in the Marina and, when the new

pumping stations are finished as part of the Flood Mitigation Plan, they will include public restrooms.

ARCHEOLOGICAL FINDINGS & UPDATES - Office of Historic

Alexandria/Archaeology - Eleanor Breen, City Archaeologist

<https://www.alexandriava.gov/uploadedFiles/recreation/info/WCUpdateOHAFeb2019.pdf>

- A 3-D model has been created for the ship removed from the Robinson Landing excavation site and is on now view at the City's Archaeology Museum.
- Using drone-based footage of the ship timbers, a visualization has been created of the full ship whose timbers were removed from the Hotel Indigo excavation site. A short video, viewable on YouTube, shows the 18th century ship timbers removed from the Robinson Landing excavation site that are being stored in water tanks at the Bus Terminal on S. Quaker Lane. Posted at:
<https://www.youtube.com/watch?v=MXkkZe0vn88>
- A Madeira Tasting will be held at the Lyceum on Saturday February 23 (7:30 p.m.) to help support the costs of the restoring the ships.

PRIVATE DEVELOPMENT UPDATES – Catherine Miliaras, Principal Planner, P&Z

<https://www.alexandriava.gov/uploadedFiles/recreation/info/RTSSUPAmendment.pdf>

Miliaras reviewed construction activities at Robinson Landing and The Watermark Condominium sites at 203, 205 and 211 Strand.

Liaison Reports

AD HOC MONITORING GROUP ON WATERFRONT CONSTRUCTION - John

Bordner, Chair

<https://www.alexandriava.gov/special/waterfront/default.aspx?id=82590>

Agenda and meeting notes from the February 4, 2019 meeting are posted to:

<https://www.alexandriava.gov/special/waterfront/default.aspx?id=86800>

The next meeting is scheduled for March 4, 2019.

RIVERRENEW SUBCOMMITTEE – Skid Masterson & Christa Watters, Co-Chairs

<https://riverrenew.com/sag/>

- Watters reported the first Stakeholder Advisory Group (SAG) meeting is scheduled for late February.
- Browand has sent Commissioners the link to the RiverRenew page where people can sign up to receive its e-newsletter.

Commissioner Announcements/Reports

- ***Convergence exhibit*** - Cohen called Commissioners attention to the art exhibit on display throughout February at Convergence on Quaker Lane.
- ***Art and History Waterfront Report (draft)*** - Cohen reported that the 2013 draft concept and implementation strategy report created by the City's Art and History Waterfront Plans Implementation Committee is available both in print and on the City's website. She

noted that the Olin landscape design team had reviewed these concepts when developing its Waterfront Landscape Design Concept for the City. The 2013 report is posted at: https://www.alexandriava.gov/uploadedFiles/special/WaterfrontPlan/130812_Art_and_History_Waterfront_Report.pdf

Next Commission Meeting: March 19, 2019

- ***Proposed March Meeting Topics:*** FY2020 Budget Brief (RPCA); Waterfront Plan Implementation Update (DPI); RiverRenew Update (RiverRenew)//
- ***FY2020 Budget*** - Browand reported that Council's March 11 budget meeting will cover Waterfront-related items.
- ***Follow-Up Action:*** Thayer proposed a Commission letter be sent to Council identifying the Commission's priorities for FY2020 Waterfront-related budget items that is reflects the Commission's priorities as set out in its February 27, 2018 letter to Council on the FY2019 budget proposal and in its October 2018 letter to on Priority-Based Budget Priorities.

Adjournment - The meeting was adjourned at 9:25 a.m.