

Minutes
BRAC-133 Advisory Group Meeting
September 15, 2010

1. Roll Call showed the following in attendance: Jim Turkel, John Komoroske, Donna Fossum, Jerry Dawson, Judy Cooper, Alex Sinaiko, Ron Sturman, Dick Somers, David Cavanaugh, David Dexter, Nancy Jennings, Stephanie Landrum, Kathy Burns, Kai Reynolds, Donald Buch, Mark Benedict, and Rick Tedesco.

Staff Present included David Grover, Andrea Wilkinson, Rich Baier, Abi Lerner, Mark Jinks, James Banks, Jeff Farner, Valerie Peterson, John North.

The July meeting minutes were approved.

2. David Grover, the new BRAC Coordinator, was introduced. Ms. Donna Fossum, the new representative for the Transportation Commission was introduced. Mr. Rick Tedesco, representing the Fountains Condominium Association, was introduced. Delegate Del Pepper recognized.
3. Abi Lerner reported on the TMP/Ad Hoc Committee. DoD is to hire and have a transit coordinator on board by January 2011. NCPC approved the TMP at their September 2 meeting with recommendations that (1) DoD provide traffic control officers at key intersections; (2) DoD explore how the City's TDM program, Local Motion, be used to reduce SOV usage; (3) a method for amending the TMP be negotiated with the City. Don Buch stated that the myth is continually being perpetuated that the City has gotten essentially what they bargained for at the Mark Center. Mr. Buch took exception to that perception and enumerated some points of difference and asked that it be made clear in the future that the City, and particularly the West End, has not gotten what was promised through the zoning and special use permit and will bear the burdens of the BRAC-133 project.
4. Jeff Farner of Planning and Zoning presented information regarding the open space issue. He showed the original approved plan from 2004 and stated that the approved plan is no longer valid. He also showed a graphic depicting the open space in the current Mark Center plan. He then stated that the DoD plans were a good faith effort to keep with the spirit of the 2004 approved plans.

David Dexter noted that some of the open space depicted in Jeff Farner's graphics is behind the BRAC security perimeter and not accessible to the public. This is not public open space. The Winkler Preserve (45 acres) has been presented as the public open space for the Mark Center development. Open space has been diminished with the BRAC-133 project and negotiations are underway to mitigate that loss.

Mark Jinks made some additional comments about the open space issue, the environmental and aesthetic impacts of loss of open space, and the difficulty of

placing a value on open space. He stated that the net loss of open space is 2.425 acres.

Donna Fossum commented that the BRAC-133 development was having an adverse impact on the Winkler Preserve vegetation.

Ron Sherman inquired as to who will get any compensation for the lost open space, and what would be the role of the BRAC Advisory Group in any negotiations. Mark Jinks indicated that the City would handle any open space mitigation negotiations, and any compensation would go to the City. How that money is used would be determined by City Council.

Dave Dexter stated that any compensation should be targeted to the West End as they were the ones who would experience the loss.

Don Buch stated that DoD paid Duke Realty \$6.5 million per acre. That should set the value of the land. Mr. Buch asked if the City has the ability to compel Duke to provide compensation.

James Banks responded that the City has no such authority.

Jim Turkel stated that DoD has never stated that they would not provide compensation.

Mr. Jinks said the City has presented a mitigation proposal to DoD and expect a response from DoD in the next week.

Referencing a letter from Mayor Euille to DoD from January 2008, Don Buch inquired where the "significant monetary compensation" to the City was to offset the loss of revenue (\$60 million) from BRAC. He also commented about the credibility of the City with West End citizens.

5. Abi Lerner provided a brief update on the status of five month long study on short and mid-term improvements. He advised the group that the consultant would provide a presentation at the next Advisory Group meeting on the preliminary findings. The long term improvements study is awaiting approval from the FHWA of the scope of work.

Don Buch asked where the transportation master plan is for the City. Where is the public transportation plan for the City?

Rich Baier responded that the City is making the effort to put together the public transit via the transit corridor study. We are meeting with Fairfax and Arlington about joint efforts for transit and financing.

6. Valerie Peterson announced the 9/30 community meeting to walk through how to move forward with the Beauregard Corridor Plan study.
7. Andrea Wilkinson briefed the group on the tracking matrix and status of various projects not previously discussed. She discussed the Residential Permit Parking Program being considered for BRAC affected neighborhoods and the processes necessary to establish districts and possible code amendments for a proactive approach. David Dexter suggested adding GRIP and funding of GRIP to the Matrix.
8. John North, Battalion Chief for Special Operations briefed the group on the status of the Fire and Emergency Medical Services (F&EMS) issues. He stated that they are still waiting for a response from the DoD. Rich Baier said we would resend the letter from Mayor Euille to Congressman Moran out to members. F&EMS need more operating resources, not so much capital resources.
9. Blaine Corle, Deputy Chief of Operations with the Police Department commented about traffic and the other challenges BRAC opening will present to the Police at the Mark Center as well as throughout the Beauregard Corridor.
10. Abi Lerner announced the Town Hall meeting hosted by Congressman Moran to be held the next evening, September 16 at Francis Hammond Middle School beginning at 7:30PM.
11. Next Steps –
 - a. Consultant presentation at the October 20th Advisory Group meeting on short and mid-term improvements
 - b. DoD to provide a utilities update, with emphasis on storm water management
 - c. Ad Hoc meeting 9/21
 - d. Parking meeting 9/23
 - e. BRAC update for Council 9/28
 - f. Beauregard Plan meeting 9/30
12. Meeting adjourned.