

9a
1-21-12

Jackie Henderson

From: Kristin Dillon <kristindillon@gmail.com>
Sent: Saturday, January 21, 2012 1:01 PM
To: William Eulle; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking for Monroe Street Development
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Sat Jan 21, 2012 13:01:18] **Message ID:** [36409]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Kristin
Last Name: Dillon
Street Address:
City: Alexandria
State: Virginia
Zip: 22301
Phone:
Email Address: kristindillon@gmail.com
Subject: Parking for Monroe Street Development
I am writing to ask you to require the developer of the facilities on
Monroe and Mainline to adhere to extant
city code and not grant the
Comments: parking exemption. Adequate parking is an important part of thoughtful
growth
and neighborhood development. An exemption is NOT in the
interests of the citizens or the businesses.
Thank you.

Jackie Henderson

From: Kurt Marisa <kmsl_marisa@hotmail.com>
Sent: Friday, January 20, 2012 3:33 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Potomac Yard Coordinated Development District (CDD)
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Fri Jan 20, 2012 15:32:36] Message ID: [36342]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Kurt
Last Name: Marisa
Street Address: 403 East Monroe Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 703-853-0928
Email Address: kmsl_marisa@hotmail.com
Subject: Potomac Yard Coordinated Development District (CDD)
Request that City Council uphold the city code and the Potomac Yard
Coordinated Development District (CDD) (regarding parking availability)
Comments: regarding the proposed five-story/276 unit apartment complex and
street-level retail at the corner of E. Monroe and Mainline Aves.

Jackie Henderson

From: Steve and Joan Schindel <jfschindel@yahoo.com>
Sent: Friday, January 20, 2012 2:29 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking - Monroe and Mainline
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Fri Jan 20, 2012 14:28:58] Message ID: [36318]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Steve and Joan
Last Name: Schindel
Street Address: 103 E. Monroe Ave.
City: Alexandria
State: VA
Zip: 22301
Phone: 703 836-2766
Email Address: jfschindel@yahoo.com
Subject: Parking - Monroe and Mainline
I am asking the City Council and the Mayor to uphold city code and the Potomac Yard Coordinated Development District (CDD) regarding the proposed five-story/276 unit apartment complex and street-level retail at the corner of E. Monroe and Mainline Aves.
Issue: On January 5th, the Planning Commission concurred with city staff's recommendation to grant the developer a parking reduction for the apartment complex with no
Comments: conditions.
The city code and CDD require 470 parking spots for a project this size, but the developer proposes to build only 368 parking spots in its garage – creating a 102 parking spot shortfall.
In considering the parking reduction, neither the developer nor city staff contacted those immediately impacted (YMCA/Giant/CVS/ or sports organizations and recreational users of Simpson Stadium).

While many

support the apartment complex, there are a number of households in the immediate area along with the YMCA, Giant, and CVS that oppose the parking

reduction.

It sets a bad precedent for future development that may seek a similar parking reduction, and it is too early in the development of this area of Potomac Yard to grant such exceptions.

At Simpson Stadium, the

two new soccer fields will open this spring 2012. Already there is substantial ongoing use of this area with two baseball fields, one dog park (and another to be installed next to Gold Crust bakery), basketball and tennis courts, children's playground, the YMCA, Giant/CVS, Commonwealth

Academy, several businesses along Leslie Ave, and the potential future development of several properties in the area.

Parking and

transportation issues will be exacerbated by reduced parking of the proposed development.

On January 9th, the Del Ray Citizens Association

general membership voted overwhelmingly (30 – 2) to require the developer

to adhere to the city code and additionally prohibit future apartment residents from parking in any future zoned parking areas that may be proposed for east Del Ray. My husband and I concur with this vote and we hope you will, too.

Jackie Henderson

From: Paul Linehan <PML2KC@yahoo.com>
Sent: Friday, January 20, 2012 2:17 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Opposition to Parking Reduction Landbay L Apartment Bldg
Attachments: 86520814c496960bea2b8f1e9463ee9a.docx; ATT00003.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Fri Jan 20, 2012 14:17:18] Message ID: [36313]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Paul
Last Name: Linehan
Street Address: 401 E Monroe Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 703-548-0757
Email Address: PML2KC@yahoo.com
Subject: Opposition to Parking Reduction Landbay L Apartment Bldg
Honorable Mayor Euille and Members of City Council:

We the undersigned

{63} join the Del Ray Citizens Association in opposing the proposed parking

reduction for DSUP 2001-0001 - the proposed five-story/276 unit apartment

complex and street-level retail at the corner of E. Monroe and Mainline Aves.

We request City Council to uphold extant city code and

Comments: Coordinated Development District conditions requiring the developer to build all of the required parking spots (470) within its structure.

On

January 9th, 2012 the Del Ray Citizens Association general membership voted

overwhelmingly (30 – 2) to require the developer to adhere to the city code and additionally prohibit future apartment residents from parking in any future zoned parking areas that may be proposed for east Del Ray.

In

considering the parking reduction, neither the developer nor city staff contacted those immediately impacted (YMCA/Giant/CVS/ or sports organizations and recreational users of Simpson Stadium).

It sets a bad

precedent for future development that may seek a similar parking reduction,

and it is too early in the development of this area of Potomac Yard to grant such exceptions.

At Simpson Stadium, the two new soccer fields will open this spring 2012. Already there is substantial ongoing use of this area with two baseball fields, one dog park (and another to be installed next to Gold Crust bakery), basketball and tennis courts, children's playground, the YMCA, Giant/CVS, Commonwealth Academy, several businesses along Leslie Ave, and the potential future development of several properties in the area.

Parking and transportation issues will be exacerbated by reduced parking of the proposed development.

Thank you for supporting the citizens in this request.

Sincerely,

\\signed\\

1. Paul & Patrice Linehan 401 E. Monroe Ave
2. Andrea

& Andreas Groehn 317 E. Monroe Ave
3. Chris and Christine Feeley 1510

Dewitt Ave
4. Andy and Kate Stoh 314 E Monroe Ave
5. Kurt & Suzanne

Marisa 403 E. Monroe Ave
6. Martha Bodden 410 E Windsor Ave
7. Glenn

MacGregor 532 Duncan Avenue
8. Lori Welch 233 E. Monroe Avenue
9. Meg and

Brandon Booth 416 E Luray Ave
10. Ian Clements 218 East Nelson

Avenue
11. Sarah Haut 228 E. Nelson Ave
12. Bernard Stoltz 19a E. Windsor

Ave.
13. Tom and Danielle Howard 2504 Leslie Avenue
14. Michelle Myers

420 E Windsor Ave
15. Leland & Janet Ness 20 East Del Ray

Ave
16. Scott Gordon 12 West Uhler Avenue
17. Kristen Gentile & Jim

Krustapentus 114 Hume Avenue
18. Kathy Patrick 124 E. Raymond

Ave.
19. Lauren Cranman 304 E. Glendale Ave.
20. Steve and Nadia Moore

1415 Mt Vernon
21. Mary E. Karstens 311 East Del Ray Ave.
22. Keith &

Cathleen Freihofer 8 E Oxford Ave
23. Nelia & Fred Hauchman 417 E.

Alexandria Avenue
24. Margaret Heins 412 East Custis Ave
25. Anne

Thompson 123 E Maple St.
26. Angela C. Welsh 413 East Alexandria

Ave
27. Renee Boudreau 10 W Del Ray Ave
28. Wayne Hulehan 809 S Overlook

Dr, Alexandria
29. Sarah Zapolsky 17 Sunset Drive
30. Becky and Charlie

Yowell 2612 Terrett Ave, Alexandria,
31. Paula Winchester 307 E. Glebe

Road
32. Jennifer Walker 23 Forrest street
33. Kimberley Arrigo 210 E.

Monroe Ave.
34. Dylan & Saida Williams 420 E Nelson Avenue
35. Keith

Burner 212 E. Monroe Ave
36. Beth Delano-George and John George 206 East

Monroe Ave
37. Mary Ann Ring 529 East Alexandria Ave.
38. Joseph A.

Grouby 3852 Dominion Mill Drive
39. Barbara Mancini 100 E Monroe

Ave
40. John Humphrey 1314 DeWitt Ave.
41. Sarah & Robert Schultz 107

East Mason Ave
42. Paul and Wendy Moniz 216 East Luray Avenue
43. Margo

& Larry Williams 102 W Bellefonte Av
44. Velma Tinner Executive

Director YMCA 420 E Monroe Ave
45. Rudy Majek Manager CVS 415 E. Monroe

Ave

Attachment: 86520814c496960bea2b8f1e9463ee9a.docx

Jackie Henderson

From: Cicely Woodrow
Sent: Friday, January 20, 2012 1:54 PM
To: 'Glenn McGregor'
Cc: Graciela Moreno; Jackie Henderson
Subject: RE: COA Contact Us: PY - Parking Reduction Application - NO!

Dear Mr. McGregor,

Thank you for submitting comments to the Department of Planning and Zoning. By copy of this email, I'm forwarding your message to Jackie Henderson, City Clerk and Clerk of Council, who will make your comments available as part of the official record.

Best regards,
Cicely Woodrow

Cicely B. Woodrow, PHR
Management Analyst III
Department of Planning & Zoning
301 King Street, Room 2100
Alexandria, Virginia 22314
Direct: 703-746-3810
Fax: 703-838-6393

ECO-CITY ALEXANDRIA

In keeping with Eco-City Alexandria please consider the environment before printing this e-mail and if you must print, print on paper certified for sustainability.

From: Glenn McGregor [<mailto:glennmcg@gmail.com>]
Sent: Friday, January 20, 2012 10:18 AM
To: PnZFeedback; Cicely Woodrow; Graciela Moreno
Subject: COA Contact Us: PY - Parking Reduction Application - NO!

COA Contact Us: Planning and Zoning General Feedback

Time: [Fri Jan 20, 2012 10:18:23] Message ID: [36276]

Issue Type: Planning and Zoning General Feedback
First Name: Glenn
Last Name: McGregor
Street Address: 532 E Duncan Ave
City: alexandria
State: va
Zip: 22301
Phone: 703-244-6001
Email Address: glennmcg@gmail.com

Subject: PY - Parking Reduction Application - NO!

Hi,

I am writing to ask the City to deny the request by the new building

to be built on Monroe Avenue for a reduction in parking. As a 6 year

resident of Duncan Avenue, we see constant parking on our street from users

of Simpson Stadiums and the dog park. With something like 20 new spaces

for the entire new soccer fields, we are already going to be pinched for

Comments: space once they open.

There is no need to grant an exception this

early in the growth of Potomac Yards. If a developer can't figure out how

to make money within the code and within what they applied for, they

shouldn't build the building.

Thanks,
Glenn McGregor

Jackie Henderson

From: Marcia Call <mcall0912@yahoo.com>
Sent: Friday, January 20, 2012 12:08 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking for Apt Bldg in Landbay L Potomac Yard
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Fri Jan 20, 2012 00:07:55] Message ID: [36247]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Marcia
Last Name: Call
Street Address: 2610 Terrett Avenue
City: Alexandria
State: Va
Zip: 22301
Phone:
Email Address: mcall0912@yahoo.com
Subject: Parking for Apt Bldg in Landbay L Potomac Yard
Hello, All --

Happy new year and welcome back to the business of the
City. I trust each of you were visited by Alexandria's Santa.

I am

writing to oppose the reduction in parking for the apartment complex and
street-level retail at the corner of E. Monroe and Mainline Aves. As a
resident of Del Ray, I believe parking and transportation issues will be
exacerbated by reduced parking of the proposed development.

Comments: As you well

know, there are a number of households in the immediate area (of which
we

are not a part) that oppose the parking reduction. I strongly believe
that it sets a bad precedent for future development that may seek a similar
parking reduction, and it is too early in the development of this area of
Potomac Yard to grant such exceptions.

By way of explanation, for

example, Simpson Stadium and the two new soccer fields will open this

spring 2012. Already there is substantial ongoing use of this area with two baseball fields, one dog park (and another to be installed next to Gold Crust bakery), basketball and tennis courts, children's playground, the YMCA, Giant/CVS, Commonwealth Academy, several businesses along Leslie Ave, and the potential future development of several properties in the area.

As an added consideration, the Del Ray Citizens Association general membership voted overwhelmingly (30 – 2) to require the developer to adhere to the city code and additionally prohibit future apartment residents from parking in any future zoned parking areas that may be proposed for east Del Ray.

On the basis of this comment as well as that of others, I hope you will oppose the reduction in parking for the apartment complex and street-level retail at the corner of E. Monroe and Mainline Aves

My

best,

Marcia A. Call
2610 Terrett Avenue
Alexandria, VA 22301

Jackie Henderson

From: Tod Sirois <trsirois@yahoo.com>
Sent: Thursday, January 19, 2012 4:36 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: City Development Special Use Permit #2011-0001
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 16:36:04] Message ID: [36227]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Tod
Last Name: Sirois
Street Address: 204 E. Monroe Ave.
City: Alexandria
State: va
Zip: 22301
Phone: 7035488231
Email Address: trsirois@yahoo.com
Subject: City Development Special Use Permit #2011-0001

I am concerned that the recommendation to approve this project with a reduction in parking by 49 spaces from the required number. Parking is already quite difficult in Del Ray and this would further exacerbate the problem. I have a concern that residents of this new structure will spillover into the surrounding neighborhood. In addition, the new sports fields will draw large numbers of people the the area and parking needs to be able to accommodate these regular influxes. By forcing residents of this

Comments: new structure out into the surrounding neighborhood, they will be consuming what is already a scarce resource.

Please reconsider approving this special use permit as currently drafted and instead require the developer to comply with the current City code.

Thank you,
Tod Sirois
204 E.
Monroe Ave.

Jackie Henderson

From: Nelia Hauchman <neliamdiaz@yahoo.com>
Sent: Thursday, January 19, 2012 3:01 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Oppose the Parking Reduction
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 15:01:21] Message ID: [36217]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Nelia
Last Name: Hauchman
Street Address: 417 E. Alexandria Avenue
City: Alexandria
State: VA
Zip: 22301
Phone: 513-403-5526
Email Address: neliamdiaz@yahoo.com
Subject: Oppose the Parking Reduction
I Oppose the Parking Reduction for Apt Bldg in Landbay L Potomac Yard
Comments:

Jackie Henderson

From: John Windmuller <john.windmuller@uspto.gov>
Sent: Thursday, January 19, 2012 2:02 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Opposed to parking reduction at E. Monroe and Mainline
Attachments: ATT00002.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 14:02:08] Message ID: [36205]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: John
Last Name: Windmuller
Street Address: 314 East Windsor Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 703-399-6812
Email Address: john.windmuller@uspto.gov
Subject: Opposed to parking reduction at E. Monroe and Mainline
Dear Mr. Mayor, Vice Mayor, and Council Members,

My family and I will be

moving into the above address this Spring. I am writing to ask you to
please require the developer of the property at East Monroe and Mainline
Aves to adhere to extant city code and not grant a parking exemption.

Comments: Creating an overflow of 100 or so cars looking for parking in the area will
create even more traffic and less on-street parking for the residents of
east Del Ray. This sets a precedent - will each development in Potamac
Yard produce a similar overflow of cars desperately searching for parking
in east Del Ray?

Thank you,
John W.

Jackie Henderson

From: Peter Savery <pjsavery@comcast.net>
Sent: Thursday, January 19, 2012 1:20 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: five-story/276 unit apartment complex parking
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 13:19:32] Message ID: [36200]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Peter
Last Name: Savery
Street Address: 418 E. Alexandria Ave.
City: Alexandria
State: Va.
Zip: 22301
Phone: 703-915-9533
Email Address: pjsavery@comcast.net
Subject: five-story/276 unit apartment complex parking
On January 5th, the Planning Commission concurred with city staff's recommendation to grant the developer a parking reduction for the apartment complex with no conditions. The city code and CDD require 470 parking spots for a project this size, but the developer proposes to build only 368 parking spots in its garage – creating a 102 parking spot

Comments: shortfall.

Regarding the proposed five-story/276 unit apartment complex and street-level retail at the corner of E. Monroe and Mainline Aves. and the lack of fore-thought in not requiring the developer to follow code what was the thought process involved here? Where are those cars going to park and what impact will it have on the surrounding neighborhood to have all these additional cars parking at some other location that previously had folks who live right there parking? Doesn't it make sense that if you are

going to build an apartment complex with 276 units and each unit has two people with two cars there is already not enough spaces to have them all park in the apartment complex. Where are they going to park? This just seems idiotic to allow the builder to scrimpt on building costs while the existing neighborhoods are impacted in a way that the planners have no concern for. Do any of the folks on this planning commission or the city staff live in this area? It would seem highly unlikely to the rational person. If you are going to build a structure and make a profit from it then there are costs to do that, and it would seem highly beneficial to the city to plan accordingly. The Potomac Yard CDD has already impacted the surrounding area with the Potomac Yard development and no infrastructure improvements, try driving through the area on a weekend, what a joy. Now you want to add 500 more cars and not require the developer to provide the space to park them, that just seems idiotic. If you have a code why isn't it being followed? What benefit does the city and it's residents gain from allowing this builder to short-change the building codes?

Thank

You,
Peter J. Savery.

Jackie Henderson

From: Rebecca Underly <reunderly@comcast.net>
Sent: Thursday, January 19, 2012 1:42 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Oppose Parking Reduction in Landbay L
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 13:42:08] Message ID: [36202]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Rebecca
Last Name: Underly
Street Address: 2504 Terrett Ave.
City: Alexandria
State: VA
Zip: 22301
Phone:
Email Address: reunderly@comcast.net
Subject: Oppose Parking Reduction in Landbay L
I am writing to say that allowing Pulte to build the apartment building in Landbay L of the Potomac Yard development without the proper parking spaces is wrong. The area is already saturated with limited parking and
Comments: with the newly developed soccer fields that were built and not a single parking space added, I find this to be ridiculous and unfair to the residents that live in and around that area. Pulte should build the required parking spaces that are recommended by the city.

Jackie Henderson

From: Cindy Savery <cindy@acrpnet.org>
Sent: Thursday, January 19, 2012 12:55 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: parking reduction, E. Monroe and Mainline
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 12:54:54] Message ID: [36196]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Cindy
Last Name: Savery
Street Address: 418 E. Alexandria Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 703-915-8623
Email Address: cindy@acrpnet.org
Subject: parking reduction, E. Monroe and Mainline
Please stop all the special request and concessions that seem to be made to

all the developers in Del Ray and the Route 1 area near-by.
In

considering the parking reduction, neither the developer nor city staff
contacted those immediately impacted (YMCA/Giant/CVS/ or sports
organizations and recreational users of Simpson Stadium). We live two
block from this area. Enough with the reduction of open space, how about a

Comments: park with trees- not a dog park but a park. Do we really need more
housing? Yes I know this means more revenue in taxes for city- hope you
use this for Education. and police and firemen.
This reduction in parking

spaces will mean cars are going to park on nearby residential streets, like
mine.

I am not a big fan of having to park one block away to get to my
own house...unless we are now marketing Del Ray as the next Old Town
or
Georgetown.

We are one of households in the immediate area along with the YMCA, Giant, and CVS that oppose the parking reduction.

Jackie Henderson

From: Renee Boudreau <renbee@gmail.com>
Sent: Thursday, January 19, 2012 1:09 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Oppose E. Monroe and Mainline Aves parking space reduction
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 13:09:23] Message ID: [36197]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Renee
Last Name: Boudreau
Street Address: 10 W Del Ray Ave
City: Alexandria
State: VA
Zip: 22301-1524
Phone: 703 519-0829
Email Address: renbee@gmail.com
Subject: Oppose E. Monroe and Mainline Aves parking space reduction
Please add my name to the growing list of alarmed citizens who insist that

you uphold City code and the
Potomac Yard Coordinated Development

District (CDD) regarding the proposed five-story/276 unit
apartment

complex and street-level retail at the corner of E. Monroe and Mainline

Aves. CDD requires 470
parking spots for a project of this size. The

developer proposes to build only 368 parking spots in its garage
creating

Comments: a 102 parking spot shortfall that would negatively impact residents who

live nearby as well as
YMCA, Giant, CVS, sports organizations and

recreational users of Simpson Stadium.

Two new soccer fields will open

this spring at Simpson Stadium. There is substantial ongoing use of this

area
with two baseball fields, one dog park (and another to be installed

next to the building previously occupied by
Gold Crust bakery),

basketball and tennis courts, children's playground, the YMCA,
Giant/CVS,

Commonwealth Academy, several businesses along Leslie Ave, and the

potential future development of
several properties in the area.

The

City Council and Mayor must recognize that parking and transportation

issues will be exacerbated by
reduced parking of the proposed

development. With that recognition, there's only one correct

choice—

uphold the City code and CDD and require 470 parking spots for the

project.

Respectfully yours,
Renee Boudreau

Jackie Henderson

From: Angela Welsh <carwel78@comcast.net>
Sent: Thursday, January 19, 2012 1:12 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: endorse the Del Ray Citizens vote to require the developers
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 13:12:20] Message ID: [36198]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Angela
Last Name: Welsh
Street Address: 413 East Alexandria Ave
City: Alexandria
State: Virginia
Zip: 22301
Phone: 703 549 0066
Email Address: carwel78@comcast.net
Subject: endorse the Del Ray Citizens vote to require the developers
As a resident near by I want to endorse the Del Ray Citizens vote to
require the developer to adhere to
extant city code and not grant the
Comments: parking exemption. Developers in our area seems to be getting a lot of
benefits from the city

Jackie Henderson

From: Angela Welsh <carwel78@comcast.net>
Sent: Thursday, January 19, 2012 1:13 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: endorse the Del Ray Citizens vote to require the developers
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 13:12:42] Message ID: [36199]

Issue Type: Mayor, Vice Mayor, and Council Members

First Name: Angela

Last Name: Welsh

413 East Alexandria Ave

Street Address:

City: Alexandria

State: Virginia

Zip: 22301

Phone: 703 549 0066

Email Address: carwel78@comcast.net

Subject: endorse the Del Ray Citizens vote to require the developers

As a resident nearby I want to endorse the Del Ray Citizens vote to

require the developer to adhere to
extant city code and not grant the

Comments:

parking exemption. Developers in our area seems to be getting a lot of

benefits from the city

Jackie Henderson

From: Eric Zander <ez@ericzander.com>
Sent: Thursday, January 19, 2012 12:44 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Comment on SUP2011-001
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 12:43:51] Message ID: [36193]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Eric
Last Name: Zander
Street Address: 528 East Nelson Avenue
City: Alexandria
State: VA
Zip: 22301
Phone:
Email Address: ez@ericzander.com
Subject: Comment on SUP2011-001

Dear Mayor Euille, Vice Mayor Donley and Council Members,

I write to

express my views on the proposed development at the corner of Monroe and Mainline Avenues (SUP 2011-001). I live close to this site in the 500 block of East Nelson Avenue and so will be more affected by this development than most residents of Del Ray or the city.

I am not expert on the details of

this project but, from what I have learned to date, I am generally

Comments: supportive of the proposal. I support appropriate increases in residential and commercial density. When done correctly and supported by the appropriate infrastructure, increases in residential and commercial density allow the city to afford greater amenities and produce a more vibrant community.

I am concerned about the large amount of parking being allowed for this project. Every dollar spent and every square foot devoted to parking reduces the amount of living space (residential units) and commercial space (retail & office in this case) available. It also

increases the cost of the project since the developer will pass the cost of building the parking on to the renters/future owners of the building. And, the community pays a price through increased traffic, pollution and wear-and-tear on our roads from the added cars. We should be building our community around people and not cars. If someone wants a car-centric lifestyle, they can move to Chantilly.

I point to Clarendon as the best

example there is of how a community can evolve from an auto-centric to walkable community. With Clarendon, Arlington has proven that a community can become a dense vibrant neighborhood without increases in vehicular traffic. Between 1996 and 2006 Wilson Blvd. (in Clarendon) saw a 15% DECREASE in traffic (see references below). When contrasted with the amount of development which occurred in Clarendon during that same time period, this is astounding and I hope that Alexandria will do the same.

I

appreciate the proposed parking reduction but it does not go far enough and parking should be reduced much more. But (excuse the bad pun) this is a two-way street. Reductions in parking are only half of what needs to be done. As Arlington did in Clarendon (and the rest of the Rosslyn-Ballston corridor), Alexandria must also build and support modes of transportation other than the automobile. Simply reducing parking is not enough – we must also support walkability, bicycles and mass transit such as light rail.

In summary, I support the project as is but I have concerns about the city's poor track record in supporting non-auto modes of transit; reducing parking is only half of the equation. I hope that you will approve this project AND support improvements for non-auto modes of transportation.

Thank you for your time,

Eric

Zander

References:

(1) <http://www.arlingtonva.us/departments/CPHD/p>

lanning/powerpoint/rbpresentation/rbpresentation_060107.pdf

(2)

http://www.longislandindex.org/fileadmin/Reports_and_Maps/2011_Index/Case/Case_Study_Rosslyn-Ballston_Corridor.pdf

Jackie Henderson

From: Margaret Heins <margieandem2@comcast.net>
Sent: Thursday, January 19, 2012 11:59 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Vote No for Parking Reduction on E. Monroe Ave
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 11:59:06] Message ID: [36186]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Margaret
Last Name: Heins
Street Address: 412 East Custis Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 703-836-1112
Email Address: margieandem2@comcast.net
Subject: Vote No for Parking Reduction on E. Monroe Ave

I respectfully ask City Council and the Mayor to uphold city code and the Potomac Yard Coordinated Development District (CDD) regarding the proposed five-story/276 unit apartment complex and street-level retail at the corner of E. Monroe and Mainline Aves. I urge all of you to vote against the proposed parking reduction on Monroe Ave. Any such reduction will force

Comments: residents of the new building to park on the street, negatively impacting neighboring residents and visiting community members' ability to access and utilize businesses and parks in the immediately adjacent area. I will be extremely disappointed in any vote to approve this reduction.

Thank you.

Margaret A. Heins

Jackie Henderson

From: Suzanne Kovalsky <sue@jenwalker.com>
Sent: Thursday, January 19, 2012 12:13 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: parking reduction at Potomac Yard
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 12:12:43] **Message ID:** [36189]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Suzanne
Last Name: Kovalsky
Street Address: 405 Clifford Ave
City: Alexandria
State: VA
Zip: 22305
Phone: 571-237-2449
Email Address: sue@jenwalker.com
Subject: parking reduction at Potomac Yard
I endorse the Del Ray Citizens vote to require the developer to adhere to extant city code and NOT grant the parking exemption for Potomac Yard
Comments: Coordinated Development District (CDD) regarding the proposed five-story/276 unit apartment complex and street-level retail at the corner of E. Monroe and Mainline Aves.

Jackie Henderson

From: Wayne Hulehan <waynehulehan@comcast.net>
Sent: Thursday, January 19, 2012 12:31 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: City Parking Code
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 12:30:52] Message ID: [36192]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Wayne
Last Name: Hulehan
Street Address: 809 S. Overlook Drive
City: Alexandria
State: VA
Zip: 22305
Phone: (703) 548-7962
Email Address: waynehulehan@comcast.net
Subject: City Parking Code
Please uphold city parking code and the Potomac Yard Coordinated
Development District (CDD) regarding
the proposed five-story/276 unit
Comments: apartment complex and street-level retail at the corner of E. Monroe and
Mainline Aves.

Jackie Henderson

From: Nadine Boland <Nadine@TheBolands.Net>
Sent: Thursday, January 19, 2012 12:25 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking Reduction Request for Landbay L
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 12:24:45] Message ID: [36191]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Nadine
Last Name: Boland
Street Address: 419 E Alexandria Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 703-684-7769
Email Address: Nadine@TheBolands.Net
Subject: Parking Reduction Request for Landbay L
Dear Mayor Euille, Vice May Kerry, and Respected Members of City Council,

I am writing to you today to beg you to reject the request

before you to reduce parking requirements by 102 spaces by the developers

of the apartment complex in Landbay L of the Potomac Yard
Development.

Comments: Parking requirements are there for a reason - to protect
and respect existing neighbors and businesses. Any deviation from this
should be rare and will excellent cause. I stand with my fellow neighbors
and Del Ray Citizens members in their vote and request that you require
the developer to adhere to extant city code and not grant the parking
exemption.

Sincerely,
Nadine D. Boland

Jackie Henderson

From: Paul Moniz <paulmoniz@gmail.com>
Sent: Thursday, January 19, 2012 11:15 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: No Parking Exemption for Potomac Yard Landbay L
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Thu Jan 19, 2012 11:14:58] Message ID: [36178]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Paul
Last Name: Moniz
Street Address: 216 East Luray Avenue
City: Alexandria
State: VA
Zip: 22301
Phone: 703-683-6961
Email Address: paulmoniz@gmail.com
Subject: No Parking Exemption for Potomac Yard Landbay L
As an Alexandria citizen, I respectfully ask that the City Council and the Mayor to uphold city code and the Potomac Yard Coordinated Development District (CDD) regarding the proposed five-story/276 unit apartment complex and street-level retail at the corner of E. Monroe and Mainline Aves.
On January 9th, the Del Ray Citizens Association general membership voted overwhelmingly (30 – 2) to require the developer to adhere to the city code and additionally prohibit future apartment residents from parking in any future zoned parking areas that may be proposed for east Del Ray.
I endorse the Del Ray Citizens Association vote to require the developer to adhere to extant city code and not grant the parking exemption.
Thank you.

Paul Moniz
216 East Luray

Avenue
Alexandria, VA 22301

Jackie Henderson

From: Roland Meisner <rdmeisner@msn.com>
Sent: Wednesday, January 04, 2012 1:11 PM
To: Rose Boyd; William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Cc: Faroll Hamer; Cicely Woodrow
Subject: Land Bay D (Rail Park) Reply
Attachments: Landbay D (response).pdf; 2001 Easement.pdf

To All:

In your response you state that "[a]n existing Landbay D construction and maintenance easement exists to allow the owners of Landbay D access." The recorded easement exists and "assuming" that it is valid, that deed does not authorize the environmental remediation that was required by you pursuant to SUP 2008-0027 in June 2008, and as amended in November 2010, SUP 2010-0058.

You need to read the attached easement very carefully. It only authorizes access to construct the "Facilities" to comply with the "Municipal Requirements" as they existed on September 8, 1999. The 2001 Easement Deed is a dead letter OBE, unless you plan to land a pedestrian bridge there or build the metro station there, but you have decided to do neither. In another related matter, your staff said that we were subject to the so called special metro tax. That was also not true, but it is true that PYD has no rights under that 2001 Easement to haul dirt across 1690 Potomac Greens Drive for a City inspired remediation project approved nearly a decade after you abandoned plans to put a public park in Rail Park. The remediation effort was not required at the time you planned to put a dog park in our backyard. You cannot make an additional requirement that burdens that easement beyond what was specifically authorized FOR A SPECIFIC PURPOSE.

If you proceed with this fill plan then you will all be guilty of criminal trespass and conspiracy to commit criminal trespass. A serious offense in Virginia. Weigh your options carefully.

Our homeowner Board does not have the authority to grant anyone a license to turn 1690 Potomac Greens Drive into a haul route that does not benefit the common property. Our Board is under the illusion that it can simply call its action a "license" and then with a wink claim that it is not an easement that requires 2/3 of our owners to approve, per the discussion at their Board meeting on January 2, 2010. Below is my response:

SECTION 3(c)(4), DECLARATION:

Your argument last night was that you are authorized to grant a temporary license to PYD, but not an easement without 2/3 owner approval (if this is not correct, please tell me). Paragraph (4) is entitled "Easements." The paragraph subject is "Easements" and the terms "contracts, agreements, licenses, [and] leases" are simply the formats or legal instruments used to evidence a recorded easement or effectuate the implementation of a recorded easement. You can call it a license, but if the permission (license) consists of an interest in land and the right to use that land for a specific but limited purpose, it is an easement. A license can include many things that are not interests in land, but an easement is only an interest in land.

You cannot grant easements or a license to use an interest in land or whatever, unless it is based on a recorded easement that makes the common property servient to a dominate estate (Rail Park). Otherwise, the Board would have complete plenary power to grant any easement it wanted, based on its own contrived definition of "reasonable or necessary." You could thus create a toll road across 1690 Potomac Greens Drive into Rail Park, you could open up our pool, tot lot, and tennis

courts to the public with a mere Board resolution. Does the Board have authority to do those things if it finds those things necessary and reasonable?

You cannot diminished the owners' (townhome and condo) easement/access rights or quiet enjoyment of such by a mere Board resolution or by entering into an agreement with PYD to turn our park into a haul route. Such a use diminishes our quiet enjoyment of the common property and cannot be done unless there is a valid pre existing and recorded easement. You cannot grant any license for anything that does not benefit the common property. This proposal does not benefit the common property, it only diminishes the owners' rights over the property. Of course, you can grant vendors the license to come onto the common property to fix things, haul trash, or pick up dog poop, but the Board has obligations under the bylaws and Declaration to do that (not sure about the dog poop). You have no obligation under any document to grant a license to any third party to do something that will not benefit the common property. The Board has few if any truly discretionary/plenary powers, and those that exist are expressly stated in the Declaration and bylaws. It is as simple as that.

Roland Meisner

From: Rose.Boyd@alexandriava.gov
To: rdmeisner@msn.com; William.Euille@alexandriava.gov; Frank.Fannon@alexandriava.gov;
Kerry.Donley@alexandriava.gov; Alicia.Hughes@alexandriava.gov; Del.Pepper@alexandriava.gov;
Paul.Smedberg@alexandriava.gov; Jackie.Henderson@alexandriava.gov; Rob.Krupicka@alexandriava.gov;
Linda.Owens@alexandriava.gov; Elizabeth.Jones@alexandriava.gov
CC: Faroll.Hamer@alexandriava.gov; Cicely.Woodrow@alexandriava.gov
Subject: RE: COA Contact Us: Land Bay D (Rail Park)
Date: Tue, 6 Dec 2011 21:28:21 +0000

Mr. Meisner,

The Council did receive your December 2 e-mail and asked staff to prepare a response. The response should be distributed no later than Monday, December 12.

Rose Williams Boyd
Special Assistant to the City Manager

From: Roland Meisner [mailto:rdmeisner@msn.com]
Sent: Tuesday, December 06, 2011 10:04 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Land Bay D (Rail Park)

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Tue Dec 06, 2011 10:03:59] **Message ID:** [35133]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Roland
Last Name: Meisner
Street Address: 710 Scarborough Way
City: Alexandria

State: VA

Zip: 22314

Phone: 7038360386

Email Address: rdmeisner@msn.com

Subject: Land Bay D (Rail Park)

I have received no answer from my last e-mail so this letter has gone out

Comments:
to our homeowners.

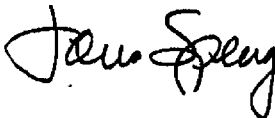
Attachment: 7061110d2ae484e14ada70dc0db7ba01.pdf


City of Alexandria, Virginia

MEMORANDUM

DATE: DECEMBER 13, 2011

TO: THE HONORABLE MAYOR AND MEMBERS OF CITY COUNCIL

FROM: JAMES SPENGLER, DIRECTOR
RECREATION, PARKS AND CULTURAL ACTIVITIES 

THOUGH: ROSE WILLIAMS BOYD,  SPECIAL ASSISTANT TO THE CITY MANAGER

SUBJECT: LANDBAY D (RAIL PARK) POTOMAC YARD
(COUNCIL REQUEST #11-19)

This memorandum is in response to your request for staff comment on the e-mail you received from Roland Meisner regarding the environmental remediation at Landbay D in Potomac Yard.

Mr. Meisner's e-mail references the Potomac Yard – Landbay D Special Use Permit, SUP 2010-0058, approved by City Council in June 2008. The SUP was later amended through a public process and approved in its current form in November 2010. The SUP requires environmental remediation and public dedication of Landbay D.

Condition 12 of SUP 2010-0058 details the requirements for the environmental remediation as consistent with previous approvals by the City of Alexandria and the Virginia Department of Environmental Quality. This condition requires environmental testing and provides two options for remediation of the property with an associated deadline. The first option is for the developer, Potomac Yard Development (PYD), to perform the remediation efforts prior to dedicating the land to the City. The second option is for PYD to make a specified monetary contribution in lieu of remediation with the intent that the City would use the contribution to perform the remediation as recommended in the environmental testing reports after the land is dedicated. Upon review of the required environmental testing reports, the City determined that PYD should remediate Landbay D instead of providing a fee in lieu of remediation. The deadline specified in the condition to pursue the fee in lieu option passed in early summer 2011, 90 days after submission of the environmental reports. Since this time, PYD has begun the process to move forward with the required remediation which involves capping the site with two feet of clean fill.

It is our understanding that PYD is working with the Old Town Greens Board on an acceptable agreement regarding accessing Landbay D across the Old Town Greens property.

For additional information on Landbay D, the Potomac Yard – Landbay D Update as provided in October, 2011 is attached.

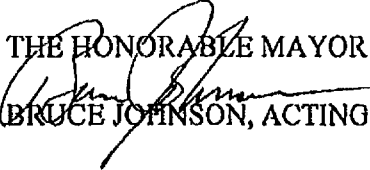
cc: Rashad Young, City Manager
Rich Baier, Director, Department of Transportation and Environmental Services
Faroll Hamer, Director, Department of Planning and Zoning

City of Alexandria, Virginia

MEMORANDUM

DATE: OCTOBER 25, 2011

TO: THE HONORABLE MAYOR AND MEMBERS OF CITY COUNCIL

FROM:  BRUCE JOHNSON, ACTING CITY MANAGER

SUBJECT: POTOMAC YARD - LANDBAY D UPDATE

Potomac Yard Development, LLC (PYD) is currently undertaking necessary measures to fulfill their obligations according to the approval conditions of SUP 2010-0058 for the environmental remediation of Landbay D (also known as "rail park") and subsequent dedication of that four acre parcel to the City of Alexandria. Development conditions for Landbay D were approved by the Planning Commission and Council in June, 2008, pursuant to SUP 2008-0027. The approvals were later amended through a public process and approved in November, 2010, under a new SUP number, SUP 2010-0058.

Landbay D/Rail Park encompasses approximately four acres of land and is currently owned by PYD (see attached graphic). The site is located between the WMATA Metrorail tracks to the east and the CSX rail tracks to the west. The north edge of the landbay is occupied by a WMATA structure, and recreational amenities including tennis courts and a playground owned by Old Town Greens are located south of Landbay D. Roadway access to Landbay D would need to be from Potomac Greens Drive via the pedestrian path on Old Town Greens property. As private property, Landbay D is locked and secured by a fence on all sides. Vehicular access to the WMATA structure is located at the southernmost end of the site.

Pursuant to the approval conditions of SUP 2010-0058, PYD is required to remediate the existing site conditions of Landbay D and, upon acceptance by the City, dedicate Landbay D to the City of Alexandria. PYD has submitted and the City has approved a site characterization and risk assessment report and will remediate the entire four acre parcel of Landbay D in accordance with an approved grading plan by providing two vertical feet of clean fill over the existing soil. This action is consistent with previous approvals by the City of Alexandria and the Virginia Department of Environmental Quality. This measure has been applied in all non-hardscape areas throughout Potomac Yard to mitigate exposure to remaining heavy metals and petroleum from the site's previous use as an industrial rail yard. The nature of the fill originally used to create Landbay D is also a reason for capping with clean fill. In order to perform the fill operations, it will be necessary to remove volunteer trees and other low vegetation currently onsite. City staff have reviewed the existing vegetation and identified a number of trees that may be retained on the perimeter of the site while maintaining the intent of the remediation operations.

PYD and City staff will be performing public outreach starting this week by meeting with the Potomac Greens HOA Board with anticipation of commencing site work in January/February 2012. The January/February timeframe is intended to minimize impacts to the adjacent recreation amenities including the Old Town Greens playground and tennis courts. Because access to Landbay D is achieved only by using the Old Town Greens pedestrian path, since the distance between the Metrorail track and the playground and tennis courts is not wide, and since this project will require bringing in about 1,000 truckloads of clean fill to the site using the pedestrian path, it is likely that Old Town Greens residents will be concerned about this project. Representatives from PYD and City staff will meet with the adjacent civic associations, as well as the Potomac Yard Design Advisory Committee, to communicate the upcoming work and address public concerns. Contact information for a community liaison will be provided to the residents in writing and a project sign will be posted during the upcoming work. PYD anticipates that the work will be completed in March, 2012.

The Potomac Yard Design Guidelines identified the southern three acres of this landbay for a public dog park. PYD's predecessor, Crescent Resources LLC, presented a development special use permit (DSUP) to the Planning Commission for the project in March, 2003. The project was deferred by the Planning Commission for an indefinite period of time due to issues relating to park access, construction, parking, lighting and noise. In particular, many residents of Old Town Greens were opposed to having a dog park or other public access function placed in Landbay D given that access to Landbay D would need to occur using the Old Town Greens pedestrian path. In fact, in 2003 Old Town Greens HOA filed with the Circuit Court a "vacation revocation and withdrawal of public access easement" that PYD's predecessors had filed in 2001. An existing Landbay D construction and maintenance easement exists to allow the owners of Landbay D access. Continued discussions about the project resulted in the approval of SUP 2008-0029 which provided for a 0.91 acre dog park in Landbay L on Monroe Avenue near the Goldcrest Bakery building. In coordination with the SUP for Landbay L, a CDD amendment was approved to require PYD to dedicate Landbay D to the City. At some point in the future, the City will engage a public process on the future passive and/or active use of Landbay D after the site is dedicated to the City and as work plans and resources allow.

If you would like any additional information on this project, please contact James Spengler.

cc: Amie Long, President, Potomac Greens HOA
Mark Jinks, Deputy City Manager
Rich Baier, Director, T&ES
Faroll Hamer, Director, P&Z
James Spengler, Director, RPCA
Stephen Collins, PYD
Cathy Puskar, Walsh, Colucci, Lubeley & Emrich

Potomac Yard

CDD 10 and CDD 19

- Landbay A
 Potomac Greens
- Landbay C
 Potomac Plaza

- Landbay D
 Rail Park
- Landbay E
 Four Mile Run
 Park

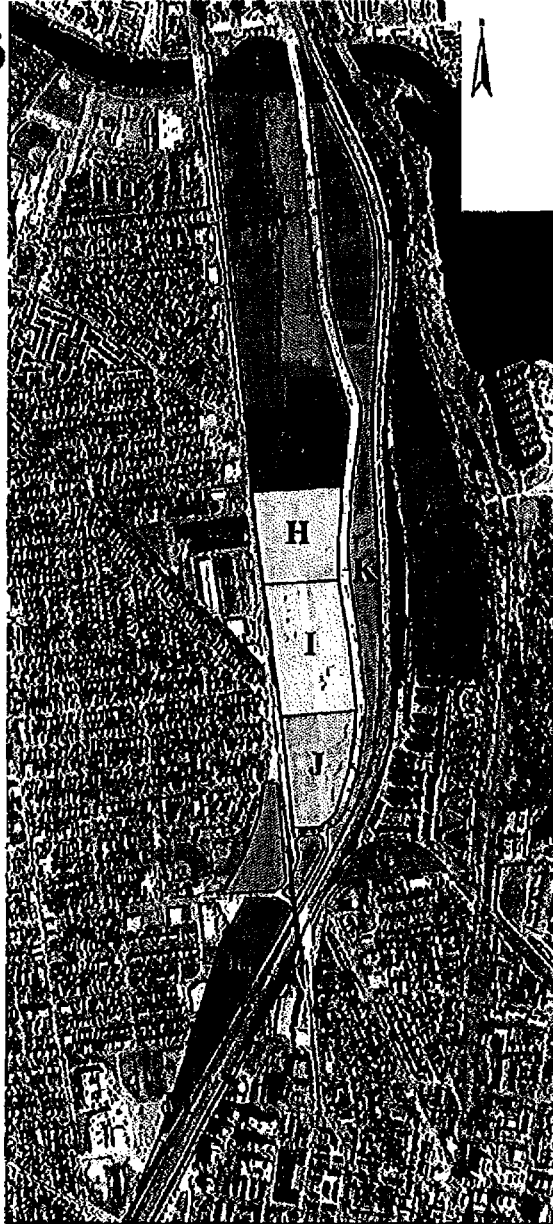
- Landbay F
 North Potomac
 Yard (CDD 19)
- Landbay G
 Town Center

- Landbay H
- Landbay I

- Landbay J
- Landbay K
 Potomac Yard
 Park

- Landbay L
- Landbay M
 Multi-Purpose
 Field

- Landbay N



Prepared by and after
recordation return to:

Edward E. Zughaib, Esq.
Katten Muchin Zavis
1025 Thomas Jefferson Street, N.W.
Suite 700, East Lobby
Washington, DC 20007

RECORDED
CITY OF ALEXANDRIA
MAY 10 10 53 AM '01
Faint circular stamp with date and time.

PUBLIC ACCESS EASEMENT,
INGRESS EGRESS EASEMENT FOR MAINTENANCE
AND TEMPORARY ACCESS EASEMENT FOR CONSTRUCTION

THIS DEED OF EASEMENT; made this 14th day of May, 2001, by and between CRESCENT POTOMAC YARD DEVELOPMENT, LLC, a Delaware limited liability company, its successors and assigns ("Crescent"), grantee for indexing purposes only, SLATERS VILLAGE, L.L.C., a Virginia limited liability company, its successors and assigns ("Slaters"), grantor for indexing purposes only, and COMMONWEALTH ATLANTIC PROPERTIES, INC., a Virginia corporation, its successors and assigns ("CAP"), grantee for indexing purposes only.

RECITALS:

- R-1. Crescent is the owner of certain real property located in the City of Alexandria, Virginia (the "Crescent Property"), more particularly described in that certain Deed dated March 22, 2001 recorded as Instrument No. 01-07092 among the land records of the City of Alexandria, Virginia (the "Land Records").
- R-2. The Crescent Property is subject to those certain ordinances, permits and requirements imposed from time to time by the City of Alexandria, Virginia, including, without limitation: Master Plan Amendment No. 99-0004, as adopted by the Alexandria City Council as Ordinance No. 4076 on October 16, 1999; Amended Rezoning Application No. 99-0004, as adopted by the Alexandria City Council by Ordinance No. 4077 on October 16, 1999; CDD Concept Plan No 99-01 and the Potomac Yard/ Potomac Greens Urban Design Guidelines as adopted by the Alexandria City Council by Resolution No. 1931 on September 8, 1999 and Transportation Management Plan Special Use Permit No. 99-0020, as adopted by the Alexandria City Council on September 8, 1999 (together and singly, the "Municipal Requirements").
- R-3. Slaters is the owner of certain real property adjacent to the Crescent Property located in the City of Alexandria, Virginia (the "Slaters Property") more particularly described in that certain Deed recorded in Deed Book 1592 at page 975 among the Land Records.
- R-4. In accordance with the Municipal Requirements, Crescent is obligated to install and maintain certain improvements, including, without limitation, a public park (the "Park") on a portion of the Crescent Property that must be accessed through the Slaters Property.

- R-5. To comply with the Municipal Requirements and in connection with the orderly development of the Crescent Property, Crescent may be obligated to install and maintain certain utilities on the Crescent Property and certain adjacent property, including, without limitation, water, telephone, storm and sanitary sewer, gas, electricity, fiber optic and cable television (together and singly, the "Utilities"), and may require access through and across the Slaters Property to install and maintain such Utilities.
- R-6. To comply with the Municipal Requirements and in connection with the orderly development of the Crescent Property, Crescent may be obligated to install and maintain a Metro station and or related transportation facilities on the Crescent Property and certain adjoining property (together and singly, the "Metro Facilities") and may require access through and across the Slaters Property to install and maintain such Metro Facilities. (The Park, Utilities and Metro Facilities are referred to together and singly herein as the "Facilities").
- R-7. In furtherance of the foregoing, Slaters wishes to grant to CAP and Crescent, respectively, certain easements more particularly described below.

A. NOW THEREFORE THIS DEED WITNESSETH that for and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Slaters does hereby grant and convey unto CAP and Crescent, a twelve (12) foot wide temporary access easement for the purpose of access across the Slaters Property by CAP and Crescent for the purpose of constructing the Facilities on the Crescent Property, said easement being more particularly bounded and described as the "12' Public Access Easement and Ingress/Egress Easement for Construction and Maintenance" on the plat (the "Plat") titled "Plat Showing 12' Public Access Easement and Ingress/Egress Easement for Construction and Maintenance on Block 1-B Old Town Greens City of Alexandria, Virginia" dated April 27, 2001 prepared by Christopher Consultants, Ltd., a copy of which is attached hereto and incorporated herein (such easement being referred to hereafter as the "Temporary Construction Access Easement").

1. CAP and Crescent shall have full and free use of the said Temporary Construction Access Easement for the purposes named, and shall have all rights and privileges reasonably necessary to the enjoyment and exercise of the Temporary Construction Access Easement; provided however that the Temporary Construction Access Easement shall expire and become null and void once construction of the Facilities has been completed.

2. CAP and Crescent shall have the right to trim, cut and remove trees, shrubbery, fences, structures or other obstructions or facilities in or near the Temporary Construction Access Easement being conveyed hereby, deemed by CAP or Crescent to interfere with the proper and efficient access to the Facilities; provided, however, that CAP or Crescent, as appropriate, at its own expense shall restore, as nearly as possible, the Slaters Property to the condition that existed immediately prior to the time such party exercised such Temporary Construction Access

Easement, such restoration to include the backfilling of trenches and the replacement of curbing, landscaping, trees and shrubbery.

3. The Temporary Construction Access Easement granted herein will be exercised by Crescent and CAP only during periods of actual construction of the Facilities.

B. NOW FURTHER WITNESSETH that for and in consideration as aforesaid, Slaters does hereby dedicate, grant and convey, a twelve (12) foot wide Public Access Easement (the "Public Access Easement") for the purpose of ingress and egress by the public through and across the Slaters Property for the purpose of accessing the Park, said easement being more particularly bounded and described as the "12' Public Access Easement and Ingress/Egress Easement for Construction and Maintenance" on the Plat.

C. NOW FURTHER WITNESSETH that for and in consideration as aforesaid, Slaters does hereby grant and convey unto Crescent, a twelve (12) foot wide ingress egress easement through and across the Slaters Property (the "Ingress/Egress Easement") to access the Slaters Property in order to improve, maintain, repair and replace the Facilities, said easement being more particularly bounded and described as the "12' Public Access Easement and Ingress/Egress Easement for Construction and Maintenance" on the Plat. Such Ingress Egress Easement for Maintenance is subject to the following terms and conditions:

1. Crescent shall have full and free use of the said Ingress Egress Easement for Maintenance for the purposes named, and shall have all rights and privileges reasonably necessary to the enjoyment and exercise of the Ingress Egress Easement for Maintenance, during periods of actual surveying, construction, reconstruction or maintenance.

2. Crescent shall have the right to trim, cut and remove trees, shrubbery, fences, structures or other obstructions or facilities in or near the Ingress Egress Easement for Maintenance being conveyed hereby, deemed by Crescent to interfere with the proper and efficient access to the Facilities; provided, however, that Crescent at its own expense shall restore, as nearly as possible, the Slaters Property to the condition that existed immediately prior to the time Crescent exercised such Ingress Egress Easement for Maintenance, such restoration to include the backfilling of trenches and the replacement of curbing, landscaping, trees and shrubbery.

D. The parties hereto agree that the agreements and covenants stated in this Deed are not covenants personal to CAP, Crescent or Slaters but are covenants running with the land which are and shall be binding upon Slaters and its successors and assigns.

WITNESS the following signature and seal:

SLATERS VILLAGE, LLC,
 a Virginia limited liability company
 By: Slater Village, Inc., Managing Member
 By: [Signature] (SEAL)
 Name: Jonathan B. Cox
 Title: President

State of District of Columbia
 City/County of Columbia to wit:

On this the 14th day of May, 2001, the foregoing instrument was
 acknowledged before me by Jonathan B. Cox President of
 SLATERS VILLAGE, LLC, a Virginia limited liability company on behalf of the company.

[Signature]
 Notary Public

My Commission Expires: 9/31/2005

INSTRUMENT #010011443
 RECORDED IN THE CLERK'S OFFICE OF
 ALEXANDRIA ON
 MAY 24, 2001 AT 12:33PM
 EDWARD SEMONIAN, CLERK

BY: [Signature] (ID)
 PLAT ATTACHED

Jackie Henderson

From: Devin Reese <devinreese@yahoo.com>
Sent: Wednesday, January 18, 2012 12:03 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking for new E. Monroe/Mainline building
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Wed Jan 18, 2012 12:03:21] Message ID: [36120]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Devin
Last Name: Reese
Street Address: 2401 E. Randolph Ave.
City: Alexandria
State: VA
Zip: 22301
Phone: 703-739-2955
Email Address: devinreese@yahoo.com

Subject: Parking for new E. Monroe/Mainline building
Dear City Council,

It has come to my attention that the developer of the new apartment complex/retail building at the corner of E. Monroe and Mainline Ave. has proposed to create only 368 parking spaces instead of the 470 required by city code and CDD. Please deny this request and uphold the

Comments: requirements. My feeling is that allowing them to build a reduced number of spots will cause parking congestion in the vicinity. Given that Del Ray is already becoming a more crowded area, with parking challenges at times,

I think a premium should be placed on making sure that all new developments

provide adequate parking.

thank you.

Jackie Henderson

From: Rebecca Yowell <byowell01@gmail.com>
Sent: Wednesday, January 18, 2012 3:41 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Changes to Parking Regs at E. Monroe and Mainline Aves.
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Wed Jan 18, 2012 15:40:48] Message ID: [36142]

Issue Type: Mayor, Vice Mayor, and Council Members

First Name: Rebecca

Last Name: Yowell

Street Address: 2612 Terrett Ave

City: Alexandria

State: VA

Zip: 22301

Phone: 703-299-0911

Email Address: byowell01@gmail.com

Subject: Changes to Parking Regs at E. Monroe and Mainline Aves.

I support the Del Ray Citizens Association general membership which opposes

reducing the number of required parking spaces at the new building at East

Monroe and Mainline. This is not an existing structure that requires modification but rather a new building which can be constructed in

Comments: accordance with current city regulations. Given the site plan this area will be a high traffic area with parking needed for the current and planned public space (which already appears to be in short supply). Do not make matters worse by forcing residents to find street parking rather than ensuring sufficient off-street parking in this new structure.

Jackie Henderson

From: Kathleen & Andrew Stohs <kkstohs@hotmail.com>
Sent: Wednesday, January 18, 2012 11:02 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking Reduction for Apt Bldg in Landbay L Potomac Yard
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Wed Jan 18, 2012 11:02:14] Message ID: [36114]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Kathleen & Andrew
Last Name: Stohs
Street Address: 314 East Monroe Ave
City: Alexandria
State: VA
Zip: 22301
Phone: 843-860-3438
Email Address: kkstohs@hotmail.com
Subject: Parking Reduction for Apt Bldg in Landbay L Potomac Yard
Good morning Sir, M'am, my husband and I have been residents of Alexandria
for five years and we love the neighborhood of Del Ray. We have some significant concerns about the buildup of the area and the impact it will have on our quality of life. Some of the decisions that are being proposed do not appear to be in the best interest of the current residents of Del Ray. From what I understand (information from the community meetings) the
Comments: Developer did not appear to conduct due diligence with the nearby local businesses and the impact of parking. We strongly oppose an exemption to the city code and question how this possibly could be good for the current residents of Del Ray. I am happy to expand further on my concerns if you so wish, thank you for your time, Katie Stohs, 843-860-3438

Jackie Henderson

From: Catherine Lynch <CLYNCH@AYA.YALE.EDU>
Sent: Wednesday, January 18, 2012 10:17 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Oppose Parking Reduction for Apt. Block in Landbay L, Potomac Yard
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Wed Jan 18, 2012 10:16:54] Message ID: [36112]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Catherine
Last Name: Lynch
Street Address: 412 East Windsor Avenue
City: ALEXANDRIA
State: Virginia
Zip: 22301
Phone: 7038364094
Email Address: CLYNCH@AYA.YALE.EDU
Subject: Oppose Parking Reduction for Apt. Block in Landbay L, Potomac Yard
Do NOT reduce the parking requirement for the apartment block in Landbay L,

Potomac Yard! Parking and transportation issues - already likely to deteriorate as a result of the significant increase in residential

Comments: density from these projects - will be made even worse if you agree to the developer's request to reduce his parking requirement. Thank you.

Catherine Lynch

Jackie Henderson

From: Joseph Grouby <jagrouby@comcast.net>
Sent: Tuesday, January 17, 2012 10:39 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Reduced parking for apartments at Monroe and Mainline
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Tue Jan 17, 2012 22:38:36] Message ID: [36094]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Joseph
Last Name: Grouby
Street Address: 113 East Monroe Avenue
City: Alexandria
State: VA
Zip: 22301
Phone: 703-684-3577
Email Address: jagrouby@comcast.net
Subject: Reduced parking for apartments at Monroe and Mainline
I am opposed to reducing the parking requirement for these apartments.
Regardless of the project's proximity to Braddock Metro and the new light rail in Jefferson Davis Highway, tenants will continue to own vehicles and potentially multiple vehicles. Reduced vehicle ownership is a wonderful idea, but unrealistic at present. I know of no reliable data that supports reduced vehicle ownership due to proximity to mass transit except in major metro areas such as New York City. Inadequate parking will make the apartments undesirable and difficult to rent. I think the developers are being penny wise and pound foolish. They need adequate parking for their tenants. The city should assure that the apartment property remains viable and provides adequate parking for its new tenants. Further, the developer was aware of the CDD Code requirements when the plan was proposed. Give
Comments: this fact, there is not real basis for grantin a waiver or reduction. The planning staff developed the CDD standards in cooperation with the developer and the developer should be required to adhere to them.

Jackie Henderson

From: Keith Burner <kdburner@aol.com>
Sent: Wednesday, January 18, 2012 9:18 AM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Parking Reduction for Apt Bldg in Landbay L Potomac Yard
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Wed Jan 18, 2012 09:17:40] Message ID: [36102]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: Keith
Last Name: Burner
Street Address: 212 E. Monroe Ave.
City: Alexandria
State: VA
Zip: 22301
Phone: 7035353566
Email Address: kdburner@aol.com
Subject: Parking Reduction for Apt Bldg in Landbay L Potomac Yard
I oppose the parking reduction for the Apt Bldg in Landlot L, Potomac Yard.

A 102 parking spot shortfall from the 470 required by City code and Potomac Yard Coordinated Development District (CDD)! Are you
Comments: kidding???

Please explain how allowing this reduction would be acceptable.

Keith Burner

9
1-21-12

Mayor Euille and members of City Council,

My name is David Fromm and I am speaking on behalf of the Del Ray Citizens Association.

At the Planning Commission, I represented only the Land Use Committee's position on this matter, as we had not yet held our membership meeting.

At the Planning Commission, we requested that bike racks adjacent to the retail locations be provided. Staff has inserted this condition. We also requested that residents would not be eligible for participation in a Residential Parking District. Planning Commission modified this to not allow residents to participate in Parking District 6, which is directly adjacent to the property.

At the membership meeting on January 9th, the recommendation from the LUC was put forward for consideration. An amendment was made to require the developer to provide the amount of parking as required by code. A significant period (42 minutes) of discussion ensued, after which the amendment and full motion both passed.

My personal sense of the discussion, supported by discussions with members afterwards, is that there were three reasons why the amendment was supported.

- 1) There were those who just felt that the higher amount of parking on site should be provided.
- 2) There were those who actually agreed with the lower parking ratio as a means to provide disincentive for car ownership, but felt that the city code should reflect the reality of the vision and policies the city wishes to implement.
- 3) Finally, there were those who felt that if the purpose of the lower parking ratio near the metro was a means to provide disincentive for car ownership, then it is disingenuous to justify the reduction because there are over 100 spaces on Main Line Blvd and parking spaces on Monroe Ave with no restrictions. The surrounding parking needs to be signed to provide turnover for the expanded fields at Simpson and the new park in Potomac Yard, and to keep this area from being a parking lot for the metro station. Plus these restrictions need to be in place before occupancy so that the new residents know what to expect. The city is failing to look at the larger picture.

In conclusion, the DRCA requests that the residents not be eligible for participation in a Residential Parking District, and that the developer provide the amount of parking as required by code.

Sincerely,
David Fromm, Treasurer
Del Ray Citizens Association
treasurer@delraycitizen.net
703.549.3412 (H)
202.404.4670 (W)
www.delraycitizen.org

Honoring our past, Celebrating our present, Envisioning our future!

9a
1-21-12

Jackie Henderson

From: George Rozalowski <gatorgrr@comcast.net>
Sent: Friday, December 16, 2011 4:39 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: Landbay D & Potomac Y ards Development
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Fri Dec 16, 2011 16:38:45] Message ID: [35465]

Issue Type: Mayor, Vice Mayor, and Council Members
First Name: George
Last Name: Rozalowski
Street Address: 721 Hawkins Way
City: Alexandria
State: VA
Zip: 22314
Phone: 703-231-4777
Email Address: gatorgrr@comcast.net

Subject: Landbay D & Potomac Y ards Development
Esteemed Mayor and Council Members,

I would like to add my voice to those whom may have already contacted you regarding this issue in order to ensure that neither the City nor PYD violate our rights as property owners at Old Town Greens. Our OTGHOA board has neither sought nor obtained the

Comments: requisite approval of 67% of the owners of the Townhomes in Old Town Greens required prior to granting any waivers to our Covenants and Restrictions.
Respectfully,
George Rozalowski

Jackie Henderson

From: Sarah Haut <hautsl@yahoo.com>
Sent: Wednesday, January 18, 2012 12:36 PM
To: William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg; Rose Boyd; Jackie Henderson; Rob Krupicka; Linda Owens; Elizabeth Jones
Subject: COA Contact Us: 1400 SOUTH MAIN LINE BOULEVARD - POTOMAC YARD LANDBAY L
Attachments: ATT00001.txt

COA Contact Us: Mayor, Vice Mayor, and Council Members

Time: [Wed Jan 18, 2012 12:36:14] Message ID: [36121]

Issue Type: Mayor, Vice Mayor, and Council Members

First Name: Sarah

Last Name: Haut

Street Address: 228 E. Nelson Ave

City: Alexandria

State: VA

Zip: 22301

Phone: 703-838-9060

Email Address: hautsl@yahoo.com

Subject: 1400 SOUTH MAIN LINE BOULEVARD - POTOMAC YARD LANDBAY L

Dear Mayor Euille and City Council Members,

I oppose the proposed

parking reduction that has been requested for 1400 South Main Line Boulevard.

I have lived on E. Nelson Avenue since 1996. When I first

moved into my house, there was plenty of street parking on my block. At the time, living in Del Ray was more affordable and many single people were

Comments:

able to afford to live alone in Del Ray. Most single residents only had one car. Now that the value of homes in Del Ray has skyrocketed. Most households are dual income. Most dual income families have two cars because both working adults need transportation to get to work. Now parking is very limited on my street due to all of the extra cars. I am one of the few people on my street who does not drive to work. Although I take metro to work, I have a car and use it to get to other places. My car is parked on the street.

This new apartment building will likely have

couples and roommates that have two or more cars. When there is not adequate parking in the building, cars will be parked on the street. The reasons Planning and Zoning provided for not needing the number of parking

spaces required by code don't seem to be valid to me. The trend in the neighborhood over the past 15 years has been more cars, not fewer.

The

logic behind reduced parking includes that residents will take public transportation to work and won't need cars. While some of the residents may take metro to work, most will likely drive. Some on my street take metro to work, but most drive (drive down the 200 block of E. Nelson avenue

after 8 PM and then do it again in the middle of a weekday and you will see

what I mean). Most will have a car because they still need to get around town after work. I'll bet that most of the people who come to the city council hearing will drive there.

Where will all of the extra cars

that belong to the residents of the apartment building go? Monroe Avenue cannot accommodate all of those extra cars when you consider the demand on

street parking for the dog parks, YMCA, baseball fields, and soccer fields.

I request that you require the apartment building to comply with the parking requirements. In addition, if a zoned parking district is established, I ask that the residents of the apartment building be restricted from obtaining parking stickers for that zone.

Thank

you,

Sarah Haut

SPEAKER'S FORM

DOCKET ITEM NO. 9

PLEASE COMPLETE THIS FORM AND GIVE IT TO THE CITY CLERK
BEFORE YOU SPEAK ON A DOCKET ITEM

PLEASE ANNOUNCE THE INFORMATION SPECIFIED BELOW PRIOR TO SPEAKING.

1. NAME: M. Catharine Puskar
2. ADDRESS: 2200 Clarendon Blvd Ste 1300 Arl VA 22201
TELEPHONE NO. 703-528-4700 E-MAIL ADDRESS: cpuskar@ar1.thelandlawyers.com
3. WHOM DO YOU REPRESENT, IF OTHER THAN YOURSELF? ~~Potomac Yard~~ Potomac Yard Landbay L, LLC
4. WHAT IS YOUR POSITION ON THE ITEM?
FOR: AGAINST: _____ OTHER: _____
5. NATURE OF YOUR INTEREST IN ITEM (PROPERTY OWNER, ATTORNEY, LOBBYIST, CIVIC INTEREST, ETC.):
Attorney
6. ARE YOU RECEIVING COMPENSATION FOR THIS APPEARANCE BEFORE COUNCIL?
YES NO _____

This form shall be kept as a part of the permanent record in those instances where financial interest or compensation is indicated by the speaker.

A maximum of three minutes will be allowed for your presentation, except that one officer or other designated member speaking on behalf of each *bona fide* neighborhood civic association or unit owners' association desiring to be heard on a docket item shall be allowed five minutes. In order to obtain five minutes, you must identify yourself as a designated speaker, and identify the neighborhood civic association or unit owners' association you represent, at the start of your presentation. If you have a prepared statement, please leave a copy with the Clerk.

Additional time not to exceed 15 minutes may be obtained with the consent of the majority of the council present; provided notice requesting additional time with reasons stated is filed with the City Clerk in writing before 5:00 p.m. of the day preceding the meeting.

The public normally may speak on docket items only at public hearing meetings, and not at regular legislative meetings. Public hearing meetings are usually held on the Saturday following the second Tuesday in each month; regular legislative meetings on the second and fourth Tuesdays in each month. The rule with respect to when a person may speak to a docket item at a legislative meeting can be waived by a majority vote of council members present but such a waiver is not normal practice. When a speaker is recognized, the rules of procedures for speakers at public hearing meetings shall apply. If an item is docketed *for public hearing* at a regular legislative meeting, the public may speak to that item, and the rules of procedures for speakers at public hearing meetings shall apply.

In addition, the public may speak on matters which are not on the docket during the Public Discussion Period at public hearing meetings. The mayor may grant permission to a person, who is unable to participate in public discussion at a public hearing meeting for medical, religious, family emergency or other similarly substantial reasons, to speak at a regular legislative meeting. When such permission is granted, the rules of procedures for public discussion at public hearing meetings shall apply.

Guidelines for the Public Discussion Period

(a) All speaker request forms for the public discussion period must be submitted by the time the item is called by the city clerk.

(b) No speaker will be allowed more than three minutes; except that one officer or other designated member speaking on behalf of each *bona fide* neighborhood civic association or unit owners' association desiring to be heard during the public discussion period shall be allowed five minutes. In order to obtain five minutes, you must identify yourself as a designated speaker, and identify the neighborhood civic association or unit owners' association you represent, at the start of your presentation.

(c) If more speakers are signed up than would be allotted for in 30 minutes, the mayor will organize speaker requests by subject or position, and allocated appropriate times, trying to ensure that speakers on unrelated subjects will also be allowed to speak during the 30 minute public discussion period.

(d) If speakers seeking to address council on the same subject cannot agree on a particular order or method that they would like the speakers to be called on, the speakers shall be called in the chronological order of their request forms' submission.

(e) Any speakers not called during the public discussion period will have the option to speak at the conclusion of the meeting, after all docketed items have been heard.