Jackie Henderson

From:

Boyd Walker <boydwalker@hotmail.com>

Sent:

Monday, May 09, 2011 5:02 PM

To:

William Euille; Frank Fannon; Kerry Donley; Alicia Hughes; Del Pepper; Paul Smedberg;

Rose Boyd; Jackie Henderson; Elaine Scott; Rob Krupicka; Linda Owens; Elizabeth Jones

Subject:

COA Contact Us: Waterfront Small Area Plan

Attachments:

ATT00001..txt

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

Time: [Mon May 09, 2011 17:01:55] Message ID: [29860]

Issue Type: Mayor, Vice Mayor, and Council Members

First Name: Boyd

Last Name: Walker

Street Address: 1307 King St.

City: Alexandria

State: VA

Zip: 22314

Phone: 703-732-7269

Email Address: boydwalker@hotmail.com

Subject: Waterfront Small Area Plan

Andrew Macdonald and I would like to meet with each of you to discuss

the

Waterfront Small Area Plan. We met with Councilman Frank Fannon

Today and

Comments:

look forward to meeting with each of theother council members

hopefullybefore the Saturday public hearing. Please call me toarrange a

meeting at your convenience.

Boyd Walker 703-732-7269 This might be a waterfront plan for everyone, but everyone in the Mayors plan includes developers, to whom we will be giving away increased density and the ability to build hotels, which are not allowed in the current zoning. Changing the zoning would not be required for a museum or parkland. This is short term thinking, as hotels are a trend. They might not do well over the long term, or be the best long term use for these three sites.

If the plan is to prevent privatization of the waterfront, as planning director Faroll Hamer said at last weeks planning commission meeting, then these three sites should be neither townhouses, office nor hotels, but be required to be public uses. Since it is not possible to mandate this, then let us **not** up zone these properties before we can talk about increasing incentives to move in this direction. It is time to turn the tide from the mind set of development being the only way to pay for improvements to the public space. Through better management we can get there without the trade-off of trying to compete with National Harbor.

It is paramount that we continue to put pressure on the Washington Post to consider other benefits to their shareholders besides development for the two sites they own. There are public relations benefits to working with citizens to develop the sites for public uses. For instance, with the Posts partnership, we could expand the Alexandria Seaport Foundation into a center for wooden boats, creating jobs, and know how. Visitors and residents can watch students and apprentices building boats much like they watch artists now in the Torpedo Factory.

The Art League site could be developed it into a permanent home and center for art. If we want a vibrant creative waterfront, enabling artists to teach, and make a living adds to that. Instead we are allowing them to be pushed out, caving in to the pressure from developers for a hotel that has already been proposed for that site by Carr properties. The Cummings family, owners of The Interarms Company, that was located in these warehouses, should also be encouraged to consider the philanthropic benefits, like tax incentives, of working with the city and the Art League.

These three sites are probably the three most desirable development sites in the city, but they are also desirable for the highest and best possible use for the public, not just the private property owners, and we have the opportunity to determine their future and ours.

We would like the Mayor and city council to give the community over the summer to digest the plan and propose alternatives means of financing improvements before we change the zoning. If the Mayor wants support for the plan, he has to do more than say that some people support it and that some organizations support parts of it. This does not equal agreement. We need to postpone passage of this plan to give the public and the citizens time to propose alternatives, and we have a plan we all can agree on.

Boyd Walker

1307 King St.

Alexandria VA 22314

703-732-7269

Does our Waterfront plan live up to these qualities

- 10 Qualities of Great Waterfronts according to Partnership for Public Spaces: PPS.org
- 1. Surrounding Buildings Enhance Public Space: The hotels that are being proposed do not necessarily add life to the public spaces like waterfront park and Founders park. Restoration of historic buildings will also enhance visitors knowledge of our historic waterfront, while hotels will not.
- 2. Limits are Placed on Residential Development: No limits are being set on either residential or office development. Also no incentives have been put in to encourage the owners of the three parcels to include public amenities in their projects. The language is not more restrictive but encourages larger development.
- 3. Activities go on Round-the-Clock and Throughout the Year: The waterfront should be focused around different activities that can be indoors or out. Hotels are not an attraction that provides activity on the waterfront. Public ownership of more than just pathways will provide room for more programming. The city can partner with existing non-profits to run programming.
- 4. Flexible Design Fosters Adaptability: Public ownership of more of the waterfront will provide maximum flexibility to program activities. Hotels may not sustainable over the long term, but once they are built there is no turning back. We need to explore whether the Washington Post or the Cummings family will work or partner with the city to make sure their properties have the maximum public benefit, as opposed to the maximum private benefit.
- 5. Creative Amenities Boost Everyone's Enjoyment: The art walk should be fully funded, and the Torpedo Factory and Art league should be given more opportunity to program activities. The history plan should also be fully funded. There could also be a theater included on one of the sites.
- 6. Access Made Easy by Boat, Bike and Foot: This plan does not integrate into King St. or address the safety issues at the corner of King and Union. Besides the water Taxi, it should provide more access to the water.
- 7. Local Identity is Showcased: "The greatest waterfront destinations are found in cities that truly orient themselves to the water. Making the most of local identity, history and culture stimulates widespread interest in the waterfront and creates a unique sense of place. Frequent opportunities to appreciate local art, music and theatre helps draw a community together around the waterfront."
- 8. The Water Itself Draws Attention: "The water itself is the greatest asset of any waterfront, and should become the centerpiece for programming and activities." Alexandria was built around the water, and we should showcase it.
- 9. Iconic Buildings Serve a Variety of Functions: Hotels will not serve a variety of functions! They will not be lconic! Museums, and cultural centers serve a variety of functions, much like our Torpedo Factory does today, and could be designed as unique attractions, as opposed to pale imitations of colonial architecture.
- 10. Good Management Maintains Community Vision: "Management is essential to ensure that a successful waterfront stays that way. Such an organization would be very helpful in sustaining a diverse variety of activities and events throughout the year and implementing programs that can be used to generate revenue that benefits the waterfront as a whole."

Boyd Walker

1307 King St.

Alexandria VA 22314

703-732-7269



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name_Far SAWYER_Address_	309 5. Columbus St
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Name Robert Kny Addre	ss 400 Prince St.
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Name BILLIE SHAFFER
Address 327 N. SI. ASAPH
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Name Jo anno Anno Address 413 8. 17



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PAUL BORDEN Address 115 N. LEE ST # 206 AUEX - VA 22314 Paul (signature)



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Name DebPlunkett Address 534 N. Golo Mbvs & Mexandra VA 22314



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Name April Burkeddress 101 Walfe St.

(signature)



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Name Sharon Kibi loski Address 413 S. Columbus St. Alexandria, VA 22314 Shumon Kibi loski (signature)



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Name Amy Schmick Address 212 N. PAYNE 57

ALEX VA 22314

Lemy K Schmick (Signature)



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Name Lynn Hump Address

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Name Whela Chap mar Address 50 & Reed Ave Alexandria, VA 22305



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Name JENNY NGWEN	dress 7409 FENWOOD	4 T.
MANASSAS, VA	20109	
Jam Mayer	(signature)	



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name Bub Chamb	ers Addr	ess 413	Wilkes ST
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Name BULGORINA Address 11765 STUART MICL RD

(signature)



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Name____Address 1335 Argall Place Alexandria, VA 20314

(signature)



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Name L. BELVINAddress 501 DUKE STREET

ALEXANDRIA VA 22314

(signature)



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Name Santarelli Address 524 Dule St. Alexadra
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Þ	Address
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Name_	Joe Demshar Address_	302 Prince St
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Name (FO) DNN Address 212 Prince St

(signature)



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Name

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Name Address 805 S. Faufay Alexandra VA 22314

Joanne V. VINYA (Signature)



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Name Laura Doyle Address 804 S, Lee St

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Name Brue OchleAddress 108 Duke St Mu Oll (signature)



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Name Mike Astolino Address 1304 Roundhouse In. # 506

Alexandria VA 27314

(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

NameAddress	
401 WILKES 57	
Joseph J Smith III	(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name AROYNE Address	
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406 SOUTH WEE ST	
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DEBMCCUREN	_Address <u>5423 Barrister Pl.</u>
Name_	Alexaneria, VA 22304
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Name Muke Novak	Address_	5423	BarristerPlace
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Name Katherine Benny Address 2414 S. Queen St
Arlington Va 22202
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TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name Towns Town Address	3726 Wilthach
22-12 Mar 3	
	(signature)





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Name HANK Nelim Address 1605 King Street

Alexandria, UN 22314 Cholsen Printing

3.25.11 (signature)



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ame D. V. CLANCYAddress

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Name Barbara Dun Address 468 Jefferson St Alexandria UA 22314 (signature)



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TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name Lessica Bernanke Address	707 Chetwork
Alvandui VA 223	19
Jani Bre	(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name Maken	Address 735 See St
	(signature)



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Name Bayland Deach Address 614 5 Robal St

signature (signature



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Jame Kuren Bryus Address 415 Korr Mews

_(signature)



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Name John Swely Add	ress
ZZUN St Asap	5 Street
grap Ac	(signature



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Name William T. Coyle Address 13 W. Windson Ave,

(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name	_ Address	
Judith Bedman	3805 Ft	Worth
Alexandra VA	2230 ^y	(signature)
Alexandra VA Judill 9 Pe	dren	



TO: MAYOR AND CITY COUNCIL.
301 KING ST.
ALEXANDRIA VA 22314

Name Jakicia Morz	Address	2506 King 9
PANGUA	Mug	(signature



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name MRCHASE Address	5/25 N. LEE St 4203
Alexandras	
Ju regalitor	(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name <u>MellaPolla</u> PAddress <u>93</u>	ON Henry SV
Mey 1/2 27	2314
Alue Ca Pollece	(signature)



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Name 120 1 Bit PAddress 1611 B Hunting Corne Do.

A leader of 32314 (signature)



TO: MAYOR AND CITY COUNCIL
301 KING ST.
ALEXANDRIA VA 22314

Name GOS. Q Ac	ldress
2.4	Alexandra.
1/12 0/	
VIISOPEL	(signature



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name	Address5_	19 H	renear It
RAMONA	GILLIAN	VON	DRRHLE
- Olean	Quantu	<u>l</u> (signat	ure)



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Name <u>BERNSTEIN</u> Address 121 PRINCESS ST

(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name <u>von DREHUE</u> Address	
519 PRINCESS ST	
ALEXANDRIA VA 22314	(signature)
	Ph Shall



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name Pan Schubert Address 119 Quay St			
Ae	vandria		
Pamela & Schubert	(signature)		



TO: MAYOR AND CITY COUNCIL
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ALEXANDRIA VA 22314

Name Kandall Van Soy Address	6043	Reldle Wolk
Alexandra, VA	44.	
(80)		(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name Non Henze	_ Address	235	ν.	Mfred	5+.
Acxandia	VA_	22314			
Lz Non	7.	20	_(si	gnature)	



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lame Fuller Address

(signature)



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ame_____Addres

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Name S. A. Greer Address 1168 N. Pitt St.

July Ohn Hur (signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Killian J. Name White	Address <i>// 9</i>	W. Masin Ave 22301
Gillian J.	White	(signature)



TO: MAYOR AND CITY COUNCIL 301 KING ST. ALEXANDRIA VA 22314

Name P. A. Kan Address	50 L	Staters	matrell
•		Alvy	ZVYW
Pam Kanga	<u></u>	(signa	ature)



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Name Micharde Bergin
415. A East Howell aus

(signature)



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Name VIGINIC Address 105
US A ENST HOWELL AUX

(signature)