

**Public Facilities Review Committee
Ashlawn Elementary School Expansion
Meeting Summary
Tuesday, January 15, 2013**

Attendees

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| <i>PFRC Members (√ = present):</i> | <i>Arlington Public Schools (APS):</i> |
| √ Charles Monfort, Chair | John Chadwick, APS |
| √ Lander Allin, Schools | Jennifer Xu, APS |
| Jeff Certosimo, Housing Commission | Doug Gehley, SHW Group |
| √ Elizabeth Gearin, Parks & Rec. Commission | Christiane Dejong, SHW |
| Brian Harner, Planning Commission | Don Hoover, Oculus |
| Eric Harold, E2C2 | |
| Jana Lynott, Transportation Commission | <i>County Staff:</i> |
| √ Inta Malis, Planning Commission | Wayne Wentz, DES |
| √ John Miller, At-Large | Dennis Sellin, DES |
| √ Heather Obora, Schools | Sergio Enriquez, DPR |
| Betty Siegel, At-Large | Marco Rivero, CPHD |
| √ Jason Widstrom, Fiscal Affairs Adv. Comm. | |
| | <i>Observers:</i> |
| <i>Ashlawn Project-Specific PFRC Members:</i> | Louis Finkel, BLPC Chair |
| √ Tamara Gelboin, Boulevard Manor CA | Steve Schwartz, BLPC, Boulevard Manor CA |
| √ Josh Handler, Boulevard Manor CA | Bill Johnson, Neighbor |
| Matt Robarge, Dominion Hills CA | Alan Cohen, Neighbor |
| Scott Christensen, Dominion Hills CA | |
| √ Ed Hilz, Urban Forestry Commission | |
| Craig Esherick, Sports Commission | |
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| <i>New ES#1 Project-Specific PFRC Members:</i> | |
| Lynn Pollock, Rock Spring CA | |
| Moe Kabiri, Rock Spring CA | |
| Paul Cullen, Williamsburg CA | |
| Jim Lunson, Williamsburg CA | |
| David Friedman, Yorktown CA | |
| David Haring, Yorktown CA | |
| Ann Hafer, Franklin Area CA | |
| Larry Finch, Urban Forestry Commission | |
| Craig Esherick, Sports Commission | |

Parking Update

Marco Rivero, CPHD staff, provided an update on the status of the Zoning Ordinance Amendment for parking for public schools. Staff is recommending that standards for schools reflect demand for the primary usage of the sites, and that there be flexibility for the County Board to modify the standards based on, for example, Transportation Demand Management measures, off-site parking alternatives, area circulation/parking studies, etc., to determine what the optional requirement would be for the specific request. A Request To Advertise proposed changes to the Zoning Ordinance is scheduled for the January 16 and 26 Planning Commission and County Board meetings, respectively. Final action by the Planning Commission and County Board will be in February 2013.

Responses to TDG Transportation Study

The TDG Transportation Study presented approximately 50 recommendations for transportation-related improvements. DES staff is currently analyzing the draft report and its recommendations, and will prepare preliminary comments by the next PFRC meeting on February 20, 2013. Final comments will be incorporated into the final report, which will be presented at the use permit public hearings currently scheduled for May 2013. As a part of its analysis, DES staff will identify the recommended actions that should be implemented prior to the school's expansion.

Concept Design

The discussion on the final concept design focused on the following:

- **Circulation Improvements**

Proposed improvements and associated cost estimates were presented by SHW. When asked about the Wilson Boulevard/8th Road connection, Wayne Wentz, DES, responded that the proposed improvements, and their impacts, would be considered as a part of the County Board discussion of the use permit request.

- **Landscaping**

Don Hoover of Oculus presented the elements of the conceptual landscape design, including play areas, entry plaza, rain garden, storm water bio-filtration, and pedestrian pathways. He identified the number of trees to be removed (approximately 22) and the number of new trees to be planted (approximately 74), as well as the impermeable area calculations. The PFRC also discussed maintenance of landscaping once installed on the site and expressed support for a stricter standard, given the School system's poor record in this area. County staff referenced the standard site plan condition requirement for landscape maintenance, which will be explored for use permit projects.

- **Building Design**

SHW described the proposed design features that would be included in the renovations to the existing building and the new construction. The addition would total approximately 25,900 square feet. While LEED certification will not be pursued, the new addition would meet the number of points consistent with LEED Silver.

Next Steps

- January 16, 2013 – Planning Commission meeting on the Request To Advertise a Zoning Ordinance Amendment to the parking standards.
- January 22, 2013 – Zoning Ordinance Committee's public forum on parking.
- February 20, 2013 – PFRC meeting on Ashlawn, at which time the architects will present the building elevations.

The meeting adjourned at 9 pm.