

January 29, 2020

Via email

Dear Supervisors, School Board Members and Planning Commissioners,

The Greater Tysons Citizens Association (GTCC) was established in 2008 as a focal point for citizen participation in Fairfax County's planned urbanization of Tysons Corner. It is comprised of concerned citizens, organizations and communities in and around Tysons Corner, including the Vienna Town Council and the McLean Citizens Association. Its goals include, inter alia, promoting, supporting and ensuring that the public infrastructure supports Tysons and the surrounding communities near Tysons, and identifying major policy questions of concern to the surrounding communities that arise in the implementation of the Tysons Comprehensive Plan update.

As we approach the tenth anniversary of the adoption of the major Comprehensive Plan Update for Tysons, the GTCC would like to share some of its key observations and ongoing concerns regarding the transformation of Tysons, including its impact on the surrounding communities. They are outlined in the attachment, along with our suggestions for follow-on consideration.

We would note in this regard, that while the Tysons Comprehensive Plan focused on the development of Tysons, both it and the Board's follow-on actions were sensitive to the impact of that development on surrounding communities. All of the issues listed in our attachment -- mitigating traffic congestion, ensuring adequate athletic fields in Tysons, providing for schools, and ensuring a robust review process before approving significant re-interpretations of Tysons land use rules in the context of individual rezoning requests -- have a clear impact not just within Tysons, but also in the surrounding communities. We hope that you will find our observations and concerns helpful and would welcome the opportunity for further dialogue. We may be reached through our Chair at s-horn@msn.com.

Thank you.

Sincerely,



Sally K. Horn

Chair, Greater Tysons Citizens Coalition

CC: Barbara Byron, Fairfax County Department of Planning and Development
Thomas Biesiadny, Fairfax County Department of Transportation
Scott Brabrand, Fairfax County Public School Superintendent
Jeff Platenberg, Fairfax County Public Schools, Facilities and Transportation Services

GTCC OBSERVATIONS AND CONCERNS REGARDING TYSONS

January 29, 2020

CONGESTION CONTINUES TO BE A MAJOR ISSUE. According to Fairfax County Department of Transportation (FCDOT) staff, the traffic mitigation efforts and road improvements undertaken in the context of the Tysons Comprehensive Plan were designed to reduce, not eliminate, the expected increase in traffic volumes and associated congestion to and through Tysons. Notwithstanding these ongoing efforts, traffic congestion, including large volumes of cut-through traffic on residential streets, continues to increase in the surrounding communities. Further, the increase in congestion has had a detrimental effect on the quality of life in these communities.

GTCC REQUEST: *While we acknowledge and accept that Tysons will continue to grow, we would encourage the Planning Commission (PC) and the Board of Supervisors (BOS) to consider whether and if so, what further short- and long-term steps might be feasible and realistic to address the traffic congestion increase, particularly in the surrounding communities. Involving non-developer stakeholders and associations from the surrounding communities in the consideration of options on an equal footing with developer stakeholders and associations in Tysons would help to ensure that all points of view and concerns are considered.*

ACTIONS IN 2019 BY THE THEN-PC AND BOS RAISE SERIOUS QUESTIONS ABOUT ACHIEVEMENT OF THE GOAL OF TWENTY URBAN ATHLETIC FIELDS WITHIN TYSONS. The Tysons Comprehensive Plan Update calls for twenty urban athletic fields for Tysons. This is roughly 1/3 the number of fields that would be expected were the suburban standards to apply. Further, for almost ten years, Fairfax County permitted monetary contributions in lieu of actual fields only when the calculated field contribution was 1/3 field or less and, even in these cases, only when these contributions were specifically dedicated to building or improving fields serving Tysons.

However, in late 2019, the PC and BOS endorsed a proposal from one developer to provide a monetary contribution in lieu of providing for 2/3 field. Moreover, in a follow-on motion, the BOS permitted this monetary contribution to be allocated to a non-field use (building a community center on County-owned land).

