

Neighborhood Conservation (NC) Program **CONCEPT DESIGN REVIEW MEETING NOTES**



PROJECT NAME: N. Evergreen Street
PROJECT #: Z266
DATE: October 20, 2014 (Meeting dates Sept. 22nd at 7:30pm and Oct. 16th @ 7pm)
 Hospice Meeting Room – 4715 15th St N

TO: Residents along N. Evergreen St and along 11th St N
Sharon Dorsey, Block Representative
Wayne Quillin, Block Representative

FROM: Angela Marshall, Neighborhood Conservation Planner

MEETING GOAL: Present concept plan to property owners in preparation for NC's fall 2014 funding round.

ATTENDANCE:
County Staff: Tim McIntosh, NC Coordinator
 Angela Marshall, NC Planner
 Anup Kafle, DES Engineer
 Gino Squarciafico, DES Acting Engineering Supervisor
 Jill Yutan, Landscape Architect

Residents:

| | NAME | ADDRESS | PHONE AND/OR EMAIL |
|----|------------------------|----------------------------|--|
| 1 | Sharon Dorsey | 1204 N. Evergreen St | sharongdorsey@gmail.com |
| 2 | Sandi Rouse | 5010 11 th St N | RouseSH@gmail.com |
| 3 | Michael Britz | 1105 N. Evergreen St | michaelbritz@gmail.com |
| 4 | Dottie & Birk Meadows | 1228 N. Evergreen St | Birkmeadows3@verizon.net |
| 5 | John McNamee | 1118 N. Evergreen St | jjmcnamee@hotmail.com |
| 6 | Dan Arnaud | 1101 N. Evergreen St | takanisan@verizon.net |
| 7 | Jason Geder | 5105 11 th St N | jgeder@gmail.com |
| 8 | Linda LaPierre | 1112 N. Evergreen St | lapierrekelley@verizon.net |
| 9 | Eileen Parish | 1234 N. Evergreen St | Esparish1@verizon.net |
| 10 | Alice Buch | 1222 N. Evergreen St | alicesbuch@verizon.net |
| 11 | Sandra Busching | 4808 11 th St N | msbusching@verizon.net |
| 12 | Bill Munson | 1109 N. Evergreen St | Wil4mun@verizon.net |
| 13 | J. Lee & Alexa Delgado | 1209 N. Evergreen St | chinglee@gmail.com |
| 14 | Betsy Parish | 1115 N. Evergreen St | Betsy.parish@yahoo.com |



DEPARTMENT OF COMMUNITY PLANNING, HOUSING AND DEVELOPMENT

Neighborhood Services Division, Neighborhood Conservation Program

2100 Clarendon Boulevard, Suite 700, Arlington, VA 22201

TEL 703.228.3830 FAX 703.228.3834 www.arlingtonva.us

DESCRIPTION OF PROPOSED DESIGN:

Pedestrian safety and street improvement project is proposed to include corner nub extensions and intersection improvements at the following intersections: N. Evergreen St and Washington Blvd; N. George Mason Dr and 11th St N; N. Evergreen St and 11th St N; N. Columbus St and 11th St N; and N. Buchanan St and 11th St N, other improvements may include ADA compliant pedestrian ramp upgrades; 6-ft sidewalk at 4737 11th St N up to the property line at 4731 11th St N, and ending with an ADA compliant pedestrian ramp (for access to Nelly Custis Trail). A potential raingarden (bioretention) at N. Evergreen St & 11th St N (1106 N. Evergreen). A drainage analysis will be performed during the final design and storm sewer structures and mains may be added accordingly. Driveway aprons within the project limits (at locations where extensions are being constructed) will be replaced. Full depth roadway replacement may occur as needed throughout the project limits, as determined through the detailed design. Milling and paving of the roadway will be completed where needed in all other areas within the project limits

BACKGROUND INFORMATION:

The North Evergreen Street improvement project was submitted to the County as Waycroft Woodlawn's first priority project in December 2013. This will be their first project since completing their plan, and being accepted by the County Board in June 2014. The streets were petitioned by a simple clipboard petition to gauge interest for the project in spring of 2014. It received enough support from that petition in order for the County to initiate survey work and prepare a concept design for the residents. That concept design was presented to the residents on September 22, 2014 and a second concept meeting was held on October 16, 2014. Residents will have an opportunity to vote on a second petition and is included in this mailing. If the second petition receives enough support (60% of the linear frontage affected must vote in favor of the project) then the project will be considered qualified and be eligible for funding at the Neighborhood Conservation Advisory Committee's Fall Funding Round in December of 2014.

MEETING NOTES:

The meeting began with a welcome by Sharon Dorsey, block representative, at which time she introduced County Staff, and stated how, why and when the project got started. This was a follow-up meeting from September 22, 2014, as residents had comments and questions. Staff met again with Transportation, Engineering & Operations (TE&O) Bureau to review and discuss the comments. This meeting was to present the concept design for a second review so that all residents were clear on the design, and to answer any and all additional questions and/or concerns. The concept design was then shared with the group by the Department of Environmental Services (DES) Engineering staff, Gino Squarciafico. Gino described each intersection in full detail. The design was well received by residents but there were several comments and questions, which are listed below in no particular order.

MEETING SUMMARY:

Three main “out of scope” topics that are not to be discussed at this particular meeting: 1) Permit Parking on N. Evergreen St, 2) No turn signs during designated hours, and 3) redesign of Washington Blvd. Staff indicated that these items may be reviewed at another time and are within other departments in the County and/or VDOT.

Jill Yutan, NC Landscape Architect discussed what type of trees would be planted in the proposed grass utility strip and in the other grass areas. Also, Jill talked about the potential raingarden (bioretention) at 1106 N. Evergreen St. The area is currently under study by the County DES Stormwater staff for the feasibility of constructing a rain garden. If the raingarden moves forward it would be maintained by a county contractor. If it does not move forward, the area would be sodded. Once the hardscape component of the project is constructed, NC’s Landscape Architect would prepare a landscape plan that would be mailed to the residents for comment. The type of trees planted as part of the project will be determined by the Landscape Architect. Jill would also work with affected property owners on any tree or plant restoration due to the construction of the project. All new grass areas would need to be mowed and maintained by adjacent property owners.

One resident asked to clarify county easement line vs. resident’s property line. Staff responded that the right of way or county easement line is the strip of land from your property line (noted in red on the concept design) to the street, and the property line is the legal boundary of your property. Also, define “tweak” and staff responded that basically, tweaking is to refine and/or modifying a specific element in the design.

There was a comment about why the “pedestrian refuge/pork chop” element was not considered. Staff indicated that TE&O determined that the pork chop will make it difficult for vehicles to access driveways at 1234 N. Evergreen St and 5100 Washington Blvd, as well as having the slip lane will make it a sense of a free right turn. The neighborhood will work with VDOT, aside from this project to see if anything could be done on Washington Blvd at this intersection.

A resident inquire about placement of a “no entry” sign during certain hours at N. Buchanan St, N. Columbus St and N. Evergreen St. Staff indicated that this will require a traffic study and that Richard Best, Planner in DES – Transportation is the point of contact. Several residents asked about placement of a traffic light, which requires federal regulation criteria, and a “yield to pedestrian” signal. NC doesn’t fund any of the above mentioned.

Staff met with Oleg Kotov, County’s Bus Stop Manager regarding the possible relocation of the Art/Metro Bus Stop at the SW corner of Washington Blvd because of pedestrian safety and with vehicles speeding. However, because of the low ridership (10 commuters per day), the Bus Stop Manager may not be moved, but will continue to work with staff if project qualifies.

There were questions about re-grading of yards and matching of existing lead walks and driveways. Gino responded that the elevation of some areas will be different than what currently



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exists. The contractor will have to saw cut lead walks and driveways in order to match up with new elevations as part of the project. An area of disturbance is noted on each property as part of the final plan, which is the estimated impact to any property outside the county right of way. The contractor will replace in kind whatever area needs to be saw cut and replaced. The same is true for front yards. In some cases, the contractor will have to re-grade yards to match up with new conditions. Any areas that are re-graded will be restored with sod as a replacement.

ADDITIONAL INFORMATION:

- The County will match materials to restore lead walk/steps that need to be replaced during construction to achieve proper grading between the street and private property. Driveway aprons will be replaced within the limits of construction – at locations where extensions are being constructed.
- Where ever possible, sump pump outflow will be connected to existing proximate storm water structures or through the curb into the gutter pan.
- NC projects are funded by proceeds from a dedicated general obligation bond, approved by the Arlington County voters in County elections held every other year. Proceeds from this bond must be used for Neighborhood Conservation projects (e.g. street improvement projects, neighborhood street lights, park improvement projects, neighborhood beautification) and cannot be used for any other types of County programs or projects.
- If the project is funded and proceeds to construction, temporary easements will be requested of property owners. Temporary easements allows the County contractor's staff to access private yards to perform construction-related work including the relocation of fences, replacement of disturbed sod, matching-up of grade through cut and fill for the adjacent work within the public Right-of-Way. For example, when a concrete driveway apron is poured within the public Right of Way, a Temporary Construction Agreement allows construction staff to match the new apron with the existing driveway in a resident's yard. If it is a concrete driveway, it is typical to saw cut the existing driveway at the closest expansion joint to the property line and replace that portion with new concrete in the yard to match the driveway with the new apron. **Temporary Construction Agreements become null and void upon completion of construction.**

NEXT STEPS:

Included in this packet is a final petition letter that must be signed by property owners in order to proceed with funding for the project. Please vote yes or no to the project and return the petition to Angela Marshall (self-addressed postage paid envelope is included for returns) by **Friday, October 31, 2014**. If 60% of the linear footage on the street agrees to the project, the project will become eligible for the Neighborhood Conservation Advisory Committee to recommend the project for county funding in the fall 2014 funding round. **Petitions that are not returned are counted as "yes" votes.**



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If the project becomes qualified and is funded, a final design meeting will be held for property owners when the design is 90% complete. Meeting invitations will be sent out to notify property owners.

Any questions or additional information regarding this project or process can be directed to Angela Marshall, Planner in the Neighborhood Conservation Program, at 703-228-3209 or amarshall@arlingtonva.us

Your input and vote is greatly appreciated.

Cc: All owners of properties within property limits
Tracie Morris, NCAC Representative
Anup Kafle, DES Engineering Staff
Gino Squarciafico, DES Acting Design Team Supervisor
Jill Yutan, NC Landscape Architect
Tim McIntosh, NC Program Coordinator

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