



ARLINGTON COUNTY, VIRGINIA

County Board Agenda Item Meeting of November 17, 2012

DATE: November 7, 2012

SUBJECT: Request for Ratification and Authorization of Advertising Public Hearings by the Planning Commission and by the County Board to consider a proposed Amendment to the Master Transportation Plan (MTP) Map to remove a section of 20th Street North from its intersection with North Uhle Street in an easterly direction to its terminus with Interstate 66 (I-66).

C. M. RECOMMENDATION:

Adopt the attached Resolution to ratify the advertisement placed in a newspaper of general circulation on November 13, 2012 and to authorize further advertisement to be placed on November 20, 2012, as notification of public hearings by the Planning Commission on November 26, 2012 and the County Board on December 8, 2012 to consider a proposed Amendment to the Master Transportation Plan (MTP) Map to remove the section of 20th Street North from its intersection with North Uhle Street in an easterly direction to its terminus with I-66.

ISSUE: This is a request for ratification and authorization of advertisements of public hearings on amendments to the Master Transportation Plan to remove a section of 20th Street North from its intersection with N. Uhle Street in an easterly direction to its terminus with I-66.

SUMMARY: Existing residential structures abutting the subject section of 20th Street North are proposed to be demolished in conjunction with SP #420, a proposed site plan project at the Bergmann's site on Lee Highway. The abutting property is proposed to be redeveloped and there will no longer be a need for the portion of 20th Street. As such, the MTP Map is proposed to be amended to reflect the removal of the portion of 20th Street North. Thereafter, that portion of 20th Street North is proposed to be vacated. The developer will incorporate the vacated land into a redevelopment with a high-rise residential building and a low-rise commercial building.

BACKGROUND: The 2000 block of 20th Street North, between North Uhle Street and the I-66 right-of-way is currently developed and classified in the MTP Map as a neighborhood minor street. See Attachment A for a map of the area. 20th Street as constructed is approximately 125 feet long and 30 feet wide and connects only to North Uhle Street. The VDOT limited-access

County Manager:

BMD/GA

County Attorney:

[Signature] *[Signature]*

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Staff: Richard Viola, DES Transportation Planning Bureau
Lisa Maher, DES Development Services Bureau

improvements and related facilities to the east prevent an eastern connection of 20th Street to I-66 or any other street or transportation facility. The 2000 block of 20th Street North currently serves only four single-family residential buildings. The four buildings are to be demolished and a residential high-rise building is proposed to be built on the site.

DISCUSSION: The 2145 Lee Highway proposed site plan contemplates the vacation of 20th Street North east of North Uhle Street, for construction of the new residential building. It is County policy, as stated in the MTP, to maintain the street grid network to maximize vehicle and pedestrian circulation. However, in this case, the existence of I-66 and the demolition of the four residential buildings will make the 200 block of 20th Street North no longer needed. The street is short, (approximately 125' in length) and cannot be connected at its eastern end to the limited access I-66. It is currently used only for vehicular access to four single-family houses all of which are proposed to be removed as part of the development proposal. 20th Street is also of little utility as a future pedestrian or bicycle connection because it is only about 100 feet away and parallel to an existing sidewalk and trail connection to the I-66/Custis Trail.

Access to the residential and commercial buildings proposed in the site plan will be provided by the adjacent North Veitch and North Uhle streets. The removal of 20th Street North from the MTP Map will not adversely affect the overall street network.

Staff is recommending the County Board ratify the advertisement of the MTP Map amendment for a public hearing by the Planning Commission on November 26, 2012, and authorize advertisement of the amendment for a public hearing by the County Board on December 8, 2012. The item will also be considered at a public hearing of the Transportation Commission scheduled for November 19, 2012.

CONCLUSION: Staff recommends that the County Board adopt the attached resolution to ratify and authorize advertisement of public hearings by the Planning Commission on November 26, 2012 and the County Board on December 8, 2012 to consider an amendment to the Master Transportation Plan (MTP) Map to remove a section of 20th Street North, east of North Uhle Street.

RESOLUTION TO RATIFY AND AUTHORIZE THE ADVERTISEMENT OF PUBLIC HEARINGS TO CONSIDER AMENDING THE MASTER TRANSPORTATION PLAN (MTP) MAP TO REMOVE A SECTION OF 20TH STREET NORTH FROM ITS INTERSECTION WITH NORTH UHLE STREET IN AN EASTERLY DIRECTION TO ITS TERMINUS AT INTERSTATE 66.

The County Board of Arlington County hereby resolves to ratify and authorize advertisement of public hearings by the Planning Commission on November 26, 2012 and the County Board on December 8, 2012 to consider an amendment to the Master Transportation Plan (MTP) Map to remove a section of 20th Street North from its intersection with North Uhle Street in an easterly direction to its terminus with I-66.

