



February 11, 2021

Arlington County Planning Division
2100 Clarendon Boulevard, Suite 700
Arlington, VA 22201

Dear Mr. Duffy,

The Arlington Chamber of Commerce encourages Arlington County to define and move forward with a planning process for the Courthouse West project. The applicant, CRC Companies, submitted a Special GLUP Study application in May 2019, and received its Tier I review and Tier II acceptance in November 2019. More than a year has now passed since the application's Tier II acceptance without any further planning action from the County.

The Courthouse West site is bounded by Wilson and Clarendon Boulevards, and is roughly equidistant from the Clarendon and Courthouse Metro stations. The applicant is seeking to change the site's GLUP and zoning designation from Service Commercial: C2 to a designation that will facilitate an appropriate mixed-use redevelopment, currently recommended at High Office-Apartment-Hotel, or C-O. The change will facilitate a site plan to add much needed housing at this highly transit-accessible location and to bridge similar scale developments in the adjacent Clarendon and Courthouse neighborhoods. We believe that the proposal merits study without further significant delay.

In our April 2019 letter to the County Board, we expressed concern that the lack of a guarantee that all Special GLUP Study applications receive a full review within a reasonable period of time could leave applications in the queue indefinitely. We do not believe that further delay in reviewing the Courthouse West study proposal is beneficial either for the application or for the community. As such, we ask that Arlington County proceed with the planning of Courthouse West.

We thank you for your consideration of these comments.

Sincerely,

A handwritten signature in black ink that reads "Kate Bates". The signature is written in a cursive, flowing style.

Kate Bates
President & CEO

CC: Arlington County Board; Arlington County Manager; Long Range Planning Committee; Margaret Rhodes, Planning Division