

COMMISSION ACTION

NCPC File No. MP174



PENTAGON RESERVATION MASTER PLAN

Arlington County, VA

Submitted by the Department of Defense

June 2, 2005

Commission Action Requested by Applicant

Approval of revised master plan pursuant to Section 5 of the National Capital Planning Act (40 U.S.C. § 8722(b)(1))

Commission Action

The Commission:

Approves the master plan for the Pentagon Reservation, as shown on NCPC Map File No. 1.62(05.14)41592, with the exception of the Transportation Management Plan (TMP).

- Requires that the Department of Defense submit a revised Transportation Management Plan prior to submitting any future projects in accordance with the Commission's submission guidelines and the 2004 *Comprehensive Plan for the National Capital; Federal Elements*, to include a long-range comprehensive parking needs and demands study as required by the Commission's action on the 1991 master plan submittal. The revised Transportation Management Plan should also include:
 - A plan demonstrating how the Department of Defense will meet the 1:4 parking ratio as required by the Comprehensive Plan; or,
 - A rationale for why the required parking ratio cannot be met
- Commends the Department of Defense for converting impervious surfaces to green space and consolidating surface parking into structures with green roofs that function as stormwater filtration.

- Recommends converting the North Parking surface lots to landscaped stormwater filtration systems in an earlier phase, once the South Parking Structure 1 is operational, to avoid increasing the parking supply.
- Encourages the Department of Defense to update the concept signage plan adopted in 2001 and to develop projects to implement the master plan recommendations.
 - Recommends signing all major gateways to the reservation clearly and coherently with a unique marker that identifies the reservation, provides directional information, and provides parking, access control and security information as needed and removing markers such as LED panels that clutter gateways with information not contributing to a sense of arrival, orientation, or direction.
- Reminds the Department of Defense of the importance of submitting the Federal Office Building 2 Master Plan for Commission review, to include issues of pedestrian access, transit linkages, and urban design for the area between Federal Office Building 2 and the Pentagon.

Deborah B. Young
Secretary to the National Capital Planning Commission