

COMMISSION ACTION

NCPC File Nos. 7180/7075



FORT BELVOIR – NORTH POST
NEW ADMINISTRATION BUILDING FOR THE UNITED STATES ARMY LEGAL
SERVICES ADMINISTRATION AND ARMY AUDIT AGENCY

Gunston Road between 3rd and 4th Streets
Fairfax County, Virginia

Submitted by the United States Department of Defense - Department of the Army

December 2, 2010

Commission Action Requested

Approval of preliminary site and building plans pursuant to 40 U.S.C. § 8722(b)(1).

Commission Action

The Commission:

Approves the preliminary site and building plans for the construction of a new administration building to house the United States Army Legal Services Administration and Army Audit Agency, with the exception of the proposed parking, located on the South Post of Fort Belvoir, in Fairfax County, Virginia as shown on NCPC Map File No. 2204.10(38.00)43194.

Defers action on the proposed parking until a Transportation Management Plan is prepared and submitted, in accordance with the Commission's Submission Guidelines and Procedures. The Transportation Management Plan should include an analysis of parking capacity within 2,000 feet of the building site.

Recommends that in the continued development of the project, the Army:

- Redesign the Gunston Road entrance to make it more prominent
- Enhance pedestrian circulation by extending sidewalks along 4th Street and adding crosswalks at potential street crossings.
- Explore the use of vegetative walls on the proposed parking structure
- Address the comments submitted by Fairfax County, Virginia on November 4, 2010
- Add additional landscaping along Route 1 to screen potential views to the building from the Woodlawn Historic District.

Requests that in the next submission to the Commission the Army submit information on how the project conforms to the Department of the Army's procedures to implement Executive Order 13514 and the Energy Independence and Security Act of 2007, in particular Section 438 on stormwater management.

Notes that the project is to comply with Recommendations 5 and 132 of the Base Realignment and Closure of 2005.

Deborah B. Young
Secretary to the National Capital Planning Commission