

**City of Alexandria, Virginia  
PARK AND RECREATION COMMISSION  
Regular Meeting**

**Virtual Meeting via Zoom**

**Thursday, February 20, 2025  
7 p.m. Regular Meeting**

**AGENDA**

1. Call to Order: Dana Colarulli, Chair
2. Public Comments on Non-Agenda Items
3. Commissioner Reports & Announcements
  - a. **Staff Report Highlights – Staff**
4. Action Items
  - a. Approval January 16, 2025 Minutes
5. Items of Information
  - a. Ewald Park Improvements Update  
Judy Lo, Principal Planner, Park Services
  - b. Resource Allocation & Cost Recovery Update  
Laura Durham, Deputy Director, Recreation Services
  - c. Open Space Right-of-Way Update  
Jose Carlos Ayala, Principal Planner, Park Services
  - d. CDD21 Amendment per Alex West Small Area Plan  
Jared Alves, Urban Planner III, Planning and Zoning  
Melissa Symmes, Urban Planner II, Planning and Zoning
6. Next Meeting: March 20, 2025
7. Adjournment

For reasonable disability accommodation, contact Jack Browand at [Jack.Browand@alexandriava.gov](mailto:Jack.Browand@alexandriava.gov) or 703.746.5504, Virginia Relay 711. We request that you provide 48-hour notice so that the proper arrangements can be made.

City of Alexandria, Virginia

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MEMORANDUM

**DATE:** FEBRUARY 20, 2025  
**TO:** PARK AND RECREATION COMMISSION MEMBERS  
**FROM:** LAURA DURHAM, DEPUTY DIRECTOR,  
RECREATION SERVICES DIVISION  
**SUBJECT:** PARK AND RECREATION COMMISSION DIVISION UPDATE ITEM

**OSTP Update:**

Current 24-25 School Year Enrollment: 1286

We are currently offering out-of-school time programming at 10 afterschool locations, which include two specialty programs (Youth Achieving Greatness and TR Achieving Greatness) and three LINK Club locations, totaling 13 programming opportunities.

The OSTP Committee is aligning efforts with the Division's Strategic Initiatives through four goals that will improve our internal processes and customer experience. The Committee is also updating the Standard Operating Procedures and Staff Manual, and site monitoring visits will resume in February to ensure quality standards.

Plans for Summer 2025 are underway. Pre-registration ended on February 7 with 235 responses. Eligible families are being contacted, and the remaining spots will open for online registration on February 19 at 9 a.m. In-person and online registration will be available on February 20 at any neighborhood recreation center or OSTP afterschool location.

**Partnerships & Collaborations:** ACPS, Upcycle, Momentum Collective Inc., and Buddie Ford Nature Center. These organizations offer specialized programming, academic support, and enrichment activities at OSTP Power-On afterschool locations.

## Program Wrap-ups:

- January 23, 2025: Patrick Henry Recreation Center hosted Pancake Day for the teens, where participants had fun showcasing their culinary skills by creating their own pancakes.



- January 24: The Buddie Ford Nature Center hosted **Junior Scientist Camp**, where 15 participants, aged 5 to 10, spent the day conducting experiments such as determining the pH of different candies and engineering a way to prevent a water balloon from breaking when dropped.
- January 27: Buddie Ford Nature Center hosted a **Survival Skills Camp** for the first time, offering kids (ages 5-10) the chance to test their survival skills. They learned how to filter water, build shelters, set traps for live food, and what to do in the event of an animal attack. The camp focused on nature survival essentials and the importance of protecting wildlife and the environment.

- January 28: The Buddie Ford Nature Center offered an **Art and Nature Day Camp**. Participants, of various ages, became artists for the day, using natural materials to create a variety of artwork such as clay sculptures, animal sketches, leaf creations, nature bracelets, and paintings on wood. They also met unique animals and hiked through Dora Kelley Nature Park, enjoying the natural beauty around them.



- February 1: Patrick Henry Recreation Center hosted its first-ever **PatCon**, attracting over 200 attendees for a day of anime, gaming, and creativity. Guests explored vendor booths, participated in crafts, attended workshops, played games, and enjoyed anime screenings. A highlight was the Alexandria Library's Manga collection showcase. The Anime Society, led by Nate Patterson, helped organize the event, ensuring a fun experience for all. Thanks to local businesses Kage.Cafe, The Parlor Games, and Kat.Atomic, as well as Gasha Nova for their leadership and support.



- The Buddie Ford Nature Center’s Green Teens had an exciting field trip to **Sportrock**. Before the trip, they explored the history of the environmental movement’s connection to recreational rock climbing. They also learned about the necessary equipment and had practice sessions, which helped build their confidence. The students excelled during the trip!



- The Minnie Howard Aquatics Facility team concluded a successful first **high school swim season**. They collaborated with ACPS athletics staff and team parents to ensure safe, enjoyable, and well-organized practices and meets from November through January. Notably, these were the first swim meets hosted by ACHS at their own facility, marking a significant milestone for the Alexandria community.



### Program Updates:

- The Building Your Power and Space of Her Own (SOHO) mentoring programs held **family nights** in January and February, with around 142 attendees, including family members, mentees, and mentors. Parents and guardians were encouraged to become mentors, and the SOHO program has selected all six applicants for its inaugural 2025 Family Advisory Council. Families also received early registration information for RPCA camps and programs, along with details on other community resources.

**soho**  
SPACE OF HER OWN  
CREATIVE MENTORSHIP

## Family Advisory Council

SOHO is **now recruiting SOHO parents/guardians** to join our first Family Advisory Council!

Interested in learning more? Please contact SOHO's Director of Programming, Maddie Nance.  
maddie.nance@spaceofherown.org | 571.289.3395



**Our Goals** Our goal is to provide a space for parents/guardians to share their insights, perspectives, and experiences with the SOHO program and in the Alexandria community in order to improve the quality of services, resources, and support for SOHO families.

<p><b>Build Connections</b> Between parents/guardians, youth, mentors, program staff, and the community.</p>	<p><b>Increase Family Engagement</b> Within the SOHO program and the Alexandria community.</p>	<p><b>Provide Support</b> To connect families with appropriate resources based on interests and needs.</p>	<p><b>Gain Feedback</b> To better understand our youth and families' experiences within SOHO and Alexandria.</p>
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**Commitment**

- Attend quarterly meetings (One meeting a month for two hours: February, May, August, & November 2025)
- Provide honest, respectful feedback & insight
- Respect others' perspectives & experiences

**Benefits**

Each meeting will include the following:

- \$100 grocery store gift card
- Dinner
- Chickaree
- Connection to resources
- The opportunity to share thoughts, questions, challenges, & successes!



- The Youth Activities OSTP afterschool locations (John Adams, Ferdinand T. Day, Douglas MacArthur Elementary Schools, and Charles Barrett Recreation Center) have begun hosting **elections for student council** positions. Our goal is to enhance student engagement, foster program spirit, develop positive attitudes, improve relationships among students, staff, and parents, and help cultivate leadership skills.



- **Track participants** at Mount Vernon Recreation Center, under Coach Jason's guidance, have started putting in hard work. In addition to instilling discipline and strong work ethics, Coach Jason is preparing the athletes to compete in the City's Track Meet in May.



- The **Senior Body Part Aerobics Class** at Patrick Henry continues to grow in popularity while maintaining its current participants. The class meets every Monday at the Patrick Henry Center from 10:00 a.m. to 11:00 a.m.



### Upcoming Events:

- February 18, 2025: Mt. Vernon Recreation Center will host their **Senior Craft Social**, where seniors will create Valentine boxes with chocolate-covered treats.

- February 19, 2025: **Summer camp registration begins.** Several new camps in sports, performing arts, and technology will be offered this summer.



- February 20, 2025: The Space of Her Own (SOHO) Club will hold its **STEM & Strawberries workshop** from 6-8 p.m. at The Lee Center.
- February 21, 2025: Patrick Henry Center will host **Tee All-Star Night** from 6-10 p.m., featuring competitive activities including Knockout, a 3-point contest, a dunk contest, and a 3-vs-3 tournament.
- February 25, 2025: **Space of Her Own's first Family Advisory Council meeting** will take place from 5:30-7:30 p.m. at The Lee Center.
- February 26, 2025: Francis C. Hammond Link Club students will showcase their talents at the **Poetry Slam** for youth ages 11-15, featuring spoken word, rap, and various poetry styles.
- February 24-28, 2025: Douglas MacArthur Power-On afterschool program is curating their **African American History Museum**. Participants ages 5-12 are creating cardboard cutouts and mini autobiographies of African American historical figures. The museum will be open to school staff, OSTP families, and friends during the week.
- March 6, 2025: Mount Vernon Recreation Center will host **Read Across America**, with special guest readers and fun activities to celebrate literacy and a love of reading among children.
- March 15, 2025: **Winter Basketball League championship games** will be played at Alexandria City High Schools, starting at 9:30 a.m. Come cheer on the players!
- March 15, 2025: The Sports Section will attend the **MARPSA Good Sports Awards** to honor Alexandria representatives as Good Sports players, coaches, and administrators.
- Spring Break: Registration is open for various **spring break camps** offering nature programming, technology, sports, and more. Camps are available for ages 5-14, with locations varying.

## Special Features:

- The William Ramsay Recreation Center mentoring team has been in discussions with NoVA RAFT about collaborating on a **grant-funded mentoring program** at the center.
- The **Teen Science Cafe PARKnership** between Chinguapin and ACHS has kicked off its monthly meetings for the 2024-2025 school year. So far, they've hosted incredible guest speakers, including: Joe Pesce, astrophysicist and Program Director at the US National Science Foundation; Siegfried Hache, satellite system engineer at the Space Telescope Science Institute, working on the Hubble, JWST, and Roman spacecraft; and Harold A. Geller, Associate Professor and Observatory Director at George Mason University's Department of Physics and Astronomy.
- **Summer hiring is in full swing!** Recreation Services hires for many summer positions, and staff have begun attending hiring events and providing job training.



- Chinguapin celebrated one year of partnership with Senior Services of Alexandria in January 2025, marking a milestone since it became the **Meals on Wheels volunteer hub**. This collaboration began in January 2024, after a fire shut down the original facility. To commemorate the occasion, volunteers from the City Council, City Manager's Office, and the Sheriff's Department visited to show their support. Chinguapin remains proud to continue contributing to this vital community service.



- **Colleen Breslin** was recognized at the Alexandria Sportsman's Club meeting on January 15 as the Alexandria Recreation Athlete of the Month.

## Staff Updates:

- Kiersten Philavanh, our new AmeriCorps VISTA, will support The Alexandria Mentoring Partnership and other mentoring initiatives for one year of full-time service to RPCA and the Alexandria community.



- As part of the City's Caring Workplace partnership with the Chapman Foundation for Caring Communities, RPCA staff recently completed the following trainings:
  - *Our Community Listens* (communication skill training): Arianna Kelly, Bailey Stapleton, Ingrid Blanco, Lakisha Honesty, LaToya Sebree, Maddie Nance, Natalie Smart
  - *Our Community Serves* (service concepts for leadership): Cheryl Anne Colton, Derek Claytor, Linda Odell, Patrice Gribble-Fetter, Wilma Newby
  - *Our Community Transforms* (visioning, organizational change, and coaching): Jack Browand, Daniel Guzman, Coline Hay
  
- RPCA staff who work with children and youth participated in Darkness to Light's Stewards of Children training, reaffirming their commitment to preventing child sexual abuse in Alexandria.
  
- The OSTP Winter staff training took place on January 25 at Lee Center with the theme "Building Bridges & Games Galore." Staff wore blue to enjoy a day of fun and learning. Tressa Manns, CEO of Convicted to Grow Coaching LLC, led a workshop on "Building Bridges: The 4C's of Effective Communication," where staff engaged in role-playing to improve communication skills with participants, parents, and colleagues.

During the training, staff voted for the Winter Kindness Award winners, recognizing those who demonstrated kindness, went above and beyond, and were positive influences. The 2025 winners were Damien Williams (NJLRC), Deshanae Wright (PHRC), Carolyn Evans (MVRC), and Khalil Diggins (MacArthur OSTP).

OSTP afterschool sites collected over 500 donated items for a Special Service Project. Donations included hygiene items, toiletries, puzzles, socks, hats, and gloves, which were delivered to Woodbine Rehabilitation & Healthcare Center and Carpenter's Shelter.



MEMORANDUM

**DATE:** FEBRUARY 20, 2025

**TO:** PARK AND RECREATION COMMISSION MEMBERS

**FROM:** JACK BROWAND, INTERIM DIRECTOR *JB*  
RECREATION, PARKS & CULTURAL ACTIVITIES

**ITEM 3.a.:** PARK AND RECREATION COMMISSION DIVISION UPDATE  
PARK SERVICES

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**NATURAL RESOURCES**

**Oscar Mendoza, Division Chief**

The Natural Resources Division continues its efforts to manage invasive species throughout the city. Currently, we are cutting vines and treating stems. As we transition into spring, the division will resume foliar treatments, focusing on actively growing invasive species.

Urban Forestry:

1. Urban Forestry had a class on tree canopy and tree management at Eco Academy
2. Urban Forestry is continuing to work on winter pruning activities in our parks
3. Staff are currently removing old stakes and water bags from trees on boulevards
4. Urban Forestry partnered with Office of Race and Social Equity to develop a Strategic Tree Planting Plan
5. Staff have been busy responding to emergencies as a result of the heavy snowfall this season

**PARK PLANNING & CAPITAL DEVELOPMENT**

**Bethany Znidersic, Division Chief**

**Capital Improvement Project Summary Update**

- February Park Planning & Capital Development Report, Park Services (*Attachment 2*)

**Sites Currently Closed or Partially Closed to Public Use for Capital Projects**

- Holmes Run Trail (Site 1 – design & Site 2 & 3 – construction)
- Joseph Hensley Park (active construction)
- Oronoco Bay Park boardwalk - (closed for inspections and structural repairs)

## **Long-Range Planning Interdepartmental Work Plan**

**Project Manager: Jose Carlos Ayala, Principal Planner**

Every two years, City departments involved in long-term planning and implementation develop a Two-Year Long-Range Planning Interdepartmental Work Program for the upcoming fiscal period. This program outlines ongoing and new planning initiatives, as well as the implementation of previously approved plans. The draft Long-Range Plan was presented to Planning Commission and City Council in February and staff are incorporating feedback to inform the final work plan, which will be submitted for City Council approval in May/June. For this cycle, the Department of Recreation, Parks, and Cultural Resources (RPCA) key initiatives include:

- Parks and Recreation Master Plan Update
- Urban Forestry Master Plan Update
- Citywide Parks Improvement Plan Update
- Cameron Run Regional Park Feasibility Study
- Eisenhower East Park (Under the Metro Tracks)

For more details on these projects, view the [DRAFT FY2026-FY2027 Long Range Planning Interdepartmental Work Program](#) (Item 6).

## **Schuyler Hamilton Jones Skatepark Planning**

**Project Manager: Jose Carlos Ayala, Principal Planner**

The Schuyler Hamilton Jones Skatepark planning team is analyzing and documenting the results of a community survey conducted in the fall of 2024. The insights gathered will inform the development of preliminary recommendations. The team intends to present the survey findings to the Park and Recreation Commission in March to gather feedback, which will help refine the recommendations for the upcoming community engagement events. These events, scheduled for late March, will be conducted both virtually and in person to ensure broad participation. The survey results are included in Attachment 1.

## **Potomac River Generating (PRGS)**

**Project Manager: Jose Carlos Ayala, Principal Planner**

Hilco Redevelopment Partners (HRP) has resumed discussions with staff regarding redeveloping the Potomac River Generating Site in Alexandria's Old Town North neighborhood. This site is one of the key redevelopment areas identified in the Old Town North Small Area Plan, which was approved by City Council in June 2017. The plan envisions transforming the site into a Mixed-Use/Innovation District, serving as an economic anchor that attracts creative entrepreneurial and commercial activities within a dynamic mixed-use environment. HRP is planning on restarting the development of Development Special Use Permits (DSUPs) for open space/parks and buildings in late spring.



**Joseph Hensley Park Renovation**

**Project Managers: Mitch Dillion, DPI and Bethany Znidersic, Division Chief, Park Services**

Joseph Hensley Park is being renovated to implement the community-based recommendations of the Citywide Park Plan. The park will be renovated in two phases and Phase I includes improvements to the lower and upper diamond fields, parking lots, a new playground, replacement picnic shelter, new restroom building, maintenance yard, and stormwater management systems.

Construction of the park is approaching substantial completion of the major site elements including the upper and lower diamond fields, the batting cages, multi-purpose court, playground, picnic shelter, maintenance building/yard, and parking. Although hampered by weather delays, components are being constructed and reviewed. The Park Services and Recreation Services teams conducted a punch list inspection of the synthetic turf field on February 18.

**Park Accessibility Improvements**  
**Project Manager: Jesse Van Wick, Urban Planner III**

Staff have identified select parks in need of repairs and updates to allow for proper ADA access. The updates include curb ramps at park entrances and ADA compliant accessible routes to recreation areas. Staff, in collaboration with the Department of Transportation and Environmental Services (TES), have visited several parks over the past two months to verify needs for curb ramp repairs. The locations include 1301 Powhatan, Taney Ave., Elbert Triangle, and Sunset Mini parks. The contractor has begun work as of February at Powhatan Park and will continue as weather permits.

Luckett Field is currently being revamped to allow for both baseball and softball games to be played as a result of the upcoming Simpson Park construction. In addition to field and fencing improvements, RPCA is developing in-house plans to add ADA pathways from the restrooms to the bleachers. The plans will be completed this month in conjunction with the stormwater management design.

**PARK MAINTENANCE**  
**Derek Claytor, Division Chief**

Winter park preparations continued between snow response.

**PARK SUPPORT**  
**Tonja Walls, Division Chief**

Winter park preparations continued between snow response.

cc: Derek Claytor, Division Chief, Park Maintenance  
Oscar, Mendoza, Division Chief, Natural Resources  
Tonja Walls, Division Chief, Park Support  
Bethany, Znidersic, Division Chief, Park Planning & Capital Development

Attached: February 2025 Project Updates

# Park & Recreation Commission -Park Planning Report



February 20, 2025

Project	Project Description	Monthly Update	Status	Planning District	Target Completion Date	Assigned To	Sheet Name	
1	Central Control System Migration Phase 1	This project funds the migration to a new central control system. The current system is outdated and needs to be replaced. Migration will be phased based on a prioritized schedule of locations.	Pilot projects at Stevenson and Gerald Ford Parks were implemented in the summer of 2024. A contract has been executed to begin the transition at select parks in spring 2025.	Implementation	Citywide	06/30/25	Tonja Walls	RPCA FY2020
2	RPCA Needs Assessment	This project will conduct a needs assessment to better understand the community's desires for park and recreation facilities and will provide statistically valid data to inform future planning for open space and community recreation.	The 2025 RPCA Community Needs Assessment is live and the City's consultant is collecting survey responses. Individual households will be selected for participation to ensure that the survey is statistically accurate based on the census.	Planning	Citywide	05/01/25	Jose Ayala	RPCA FY2023
3	Proactive Management of the Urban Forest	This project will address citywide proactive maintenance focusing on park and open space areas. Work will include typical proactive pruning and maintenance, and a Plant Health Care program intended to prolong the life of the Urban Forest and address vector borne threats	Urban Forestry is upgrading our Plant Health Care (PHC) initiative to control insects and diseases that pose risk to our mature trees. Protecting ash trees from emerald ash borer and protecting elms from Dutch elm disease is our targeted objective for FY2025.	Implementation	Citywide		Oscar Mendoza	RPCA FY2025
4	Potomac Greens Gazebo Repairs	This project will replace deteriorated wood throughout the structure and address other repairs needed to maintain the useful life of the structure.	The contractor completed the repairs on the pergola structure in December. The area is open for community use.	Complete	District 1	12/01/24	Derek Claytor	RPCA FY2021
5	Founders Park Light Panel Improvements	Update electrical panel located in the Sunken Garden. The panel does not meet current Code requirements.	The contract for the panel replacement is approved and permits are in progress. The work is anticipated to be complete in late February or early March.	Implementation	District 1	12/20/24	Derek Claytor	RPCA FY2022
6	Powhatan Park Improvements	Implementation of the Neighborhood Park Plan recommendations #3, #6, #7, #8 and #9. <a href="https://media.alexandriava.gov/docs-archives/recreation/parks/neighborhood-plan=powhatan.pdf">https://media.alexandriava.gov/docs-archives/recreation/parks/neighborhood-plan=powhatan.pdf</a>	A task order to design the park improvements will be issued under the Landscape Architect Engineer of Record contract.	Design	District 1	12/01/25	Daniel Unkle	RPCA FY2023
7	Charles Barrett Rec Playground Construction	This project will implement and construct the approved design for the playground renovation.	The improvements are substantially complete. New trees, landscape plantings and fencing are complete.	Close-out	District 2	08/16/24	Judy Lo	RPCA FY2018
8	Colasanto Interactive Fountain Construction	This project phase includes funding for construction of interactive fountain.	Pre-construction work is in progress and construction is anticipated to mobilize in February/March. Please see the project website for more information: <a href="https://www.alexandriava.gov/rpca/project/del-ray-gateway">https://www.alexandriava.gov/rpca/project/del-ray-gateway</a>	Implementation	District 2	05/12/25	Bethany Znidersic	RPCA FY2022
9	Four Mile Run Water Access	This Community Matching Fund project, with the Four Mile Run Conservatory Foundation, will provide a new accessible water access (kayak launch) at the end of Commonwealth Ave.	The Four Mile Run Conservatory Foundation awarded the construction contract, November 2024. Building permits have been approved. The general contractor will begin mobilizing in March.	Procurement	District 2	12/01/25	Judy Lo	RPCA FY2022
10	Mount Jefferson Park Improvements	This project includes the City responsibilities per the Development Special Use Permit (DSUP) conditions.	The dog park reopened in January. Double entrance gates are anticipated to be installed late February. Additional turf restoration and new dog park surfacing is planned for the spring, weather permitting. The developer will complete other outstanding punchlist items, including plant and tree replacement this spring 2025.	Close-out	District 2	04/17/25	Judy Lo	RPCA FY2022
11	Potomac Yard Trail Glass Paver Repairs	This project will repair the glass pavers along Potomac Avenue and Mainline Blvd.	Project Complete.	Complete	District 2	08/30/24	Daniel Unkle	RPCA FY2024
12	Simpson Park Renovation Construction	Construction of the Simpson Park Renovation Project	The construction Invitation To Bid is open for bids. The bids will be due in February. The community will see interested contractors reviewing the site, but the park will remain open for community use as usual. Utility relocation work will begin as weather permits. The fields and central portion of the park are anticipated to be closed in July. Please see the project website for more information: <a href="https://www.alexandriava.gov/parks/project/eugene-simpson-athletic-diamond-fields-renovation-plan">https://www.alexandriava.gov/parks/project/eugene-simpson-athletic-diamond-fields-renovation-plan</a>	Procurement	District 2	01/30/26	Bethany Znidersic	RPCA FY2024
13	Witter Fields Synthetic Turf Recarpeting	Initial Scope: This project will replace the carpet and infill on both fields and the middle turf space. The project will include diagnostic testing of the drainage system and review of the impact board and nailer board.	On-site meeting with stakeholders and turf representative is scheduled for Thursday February 20 for preliminary kick-off.	Planning	District 2	06/30/26	Jesse Van Wick	RPCA FY2025
14	Miracle Field Resurfacing	Initial Scope: This project will replace the surface of the Miracle Field, repair and replace the fence where needed.	Staff will complete the Request for Proposals in February. Installation will be scheduled for Summer 2025 after the spring season.	Planning	District 2	08/31/25	Daniel Unkle	RPCA FY2025
15	Luckett Field Natural Turf Renovation	Initial Scope: This project will remove the infield mix and prepare the site for conversion to a baseball field, amend the soil, fine grade the site, and re-sod the field.	The contractor has begun re-skinning the infield. The fence contractor should receive materials mid February and mobilize.	Implementation	District 2	04/01/31	Jesse Van Wick	RPCA FY2025
16	George Mason Recreational Space	Initial Scope: This project will fund a full sized gym, dedicated RPCA storage and office space, as well as outdoor accessible restrooms for the new George Mason facility.	Alexandria City Public Schools is in the design phase for the George Mason Elementary School Modernization Project. The project Development Special Use Permit is expected to go to public hearing in May. Please see the ACPS website for more information: <a href="https://gm.acps.k12.va.us/about/facility-modernization-maintenance">https://gm.acps.k12.va.us/about/facility-modernization-maintenance</a>	Design	District 2	08/03/26	Bethany Znidersic	RPCA FY2025
17	Fort Ward Park ADA Parking	Upgrade existing parking to meet ADA requirements	Project anticipated for implementation in summer of 2025.	Implementation	District 3	10/01/24	Daniel Unkle	RPCA FY2017
18	Patrick Henry Outdoor Improvements	Project includes installation of athletic field and field lighting, parking lot and other landscapes improvements delayed due to MacArthur Swing Space determination.	Athletic field opened January 31, 2025 for unscheduled community and school use. Final landscaping, signage and paving/concrete work to continue as weather allows. Final completion anticipated in spring 2025.	Implementation	District 3	12/20/24	Jack Broward	RPCA FY2017
19	Hensley Park Renovation Phase I	This project will renovate Hensley Park based on the Citywide Parks Improvement Plan concept (2014).	Construction is in progress and is anticipated to be complete in spring 2025. The park restrooms will be complete in the summer of 2025. Please see the project website for more information: <a href="https://www.alexandriava.gov/rpca/project/joseph-hensley-park-renovation">alexandriava.gov/rpca/project/joseph-hensley-park-renovation</a>	Implementation	District 3	03/01/25	Bethany Znidersic	RPCA FY2018
20	Fort Ward Playground Relocation	Relocate playground to an accessible location as recommended in the Fort Ward Management Plan	The 90% construction documents were completed and submitted to the City for review.	Design	District 3	09/01/25	Judy Lo	RPCA FY2019
21	AL Boothe Synthetic Turf Field Conversion	This project will convert the natural turf field in Armistead L. Boothe Park to synthetic turf.	The project team is working on the final approvals for the project and will move into procurement in spring 2025. Construction is anticipated in the summer/fall 2025.	Design	District 3	03/14/25	Bethany Znidersic	RPCA FY2020
22	Ewald Park Site Design	Design of Ewald Park per the 2015 Neighborhood Parks Plan	The park design survey closed on February 12 and staff are reviewing the results. An updated design will be developed and additional community engagement will be scheduled in March and April.	Planning	District 3	02/16/27	Judy Lo	RPCA FY2022

Project	Project Description	Monthly Update	Status	Planning District	Target Completion Date	Assigned To	Sheet Name
23 Holmes Run Trail Repairs Construction	This project includes the restoration of four sections of Holmes Run Trail damaged and closed following July 2019 heavy rains.	Site 1, Dora Kelly Park, bridge construction procurement is posted with construction start anticipated in spring 2025. Completion of site 1 is anticipated spring 2026. Site 2 (west 395 bridge) & Site 3 (Ripley crossing) are under active construction. The new bridge at Site 2 will be installed in March 2025. Completion of sites 2 & 3 is anticipated summer/fall 2025.	Implementation	District 3	12/01/25	Jack Browand	RPCA FY2022
24 Fort Ward Park Tree Planting	This project will plant new trees with a 2 year establishment guarantee	Tree planting complete. Trees will be maintained and watered for two years by contractor.	Close-out	District 3	10/02/26	Daniel Unkle	RPCA FY2023
25 Fort Ward Athletic Field Lights - Re-Lamping	This project will re-lamp the existing athletic field lights, which are due for re-lamping after 5,000 hours of use.	Procurement is complete and work will be scheduled this spring.	Procurement	District 3		Bradley Alger	RPCA FY2025

# City of Alexandria, Virginia

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## MEMORANDUM

**DATE:** FEBRUARY 20, 2025

**TO:** PARK AND RECREATION COMMISSION

**FROM:** JOSE C. AYALA, PRINCIPAL PLANNER, PARK SERVICES  
BETHANY ZNIDERSIC, DIVISION CHIEF, PARK SERVICES

**THROUGH:** JACK BROWAND, INTERIM DIRECTOR, PARK SERVICES, RPCA

**RE:** 2025 RPCA COMMUNITY NEEDS ASSESSMENT

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**ITEM:**  
2025 RPCA Community Needs Assessment Survey.

**RECOMMENDATION:**  
The Park and Recreation Commission received information on the 2025 RPCA Community Needs Assessment Survey.

**BACKGROUND:**  
Since 2011, the Department of Recreation, Parks, and Cultural Activities (RPCA) has conducted a biennial Needs Assessment to evaluate the community's priorities for parks, recreation, and arts facilities and programs. This assessment is a tool for establishing priorities, informing budgetary decisions, and enhancing services that strengthen community connections, improve well-being, and support environmental investments.

**DISCUSSION:**  
RPCA has launched the 2025 RPCA Community Needs Assessment to conduct a statistically valid community survey of resident recreation and programming needs. To ensure an accurate representation of community needs and preferences, participants will be randomly selected. Invitations to participate have been sent via email, text message, phone call, or postcard. Probolsky Research, an independent firm, is overseeing the survey to guarantee confidentiality and objective data collection. All responses will remain confidential and will be used exclusively for planning and decision-making purposes.

The feedback gathered through this assessment and survey will help RPCA identify and prioritize community needs for parks, recreation, and arts programs. Additionally, the results will guide budget planning and resource allocation, allowing RPCA to improve and expand services

that better serve residents. The information collected will also help strengthen community engagement and enhance Alexandria's overall quality of life.

The survey is currently active, and the project is expected to be completed by Spring 2025. At that time, the findings will be analyzed and used to develop strategic recommendations for future investments in Alexandria's parks, recreation, and cultural programs. Updates on progress will be provided as key milestones are reached.

RPCA staff and Probolsky Research teams will encourage all selected residents to participate in the survey. Their input is vital in shaping the future of Alexandria's parks, recreation, and cultural programs. We appreciate the Commission's support in promoting awareness of this effort and ensuring broad community engagement.

**STAFF:**

Jack Browand, Interim Director, Department of Recreation, Parks and Cultural Activities  
Bethany Znidersic, Division Chief, Department of Recreation, Parks and Cultural Activities  
Jose C. Ayala, Principal Planner, Department of Recreation, Parks and Cultural Activities



# City of Alexandria, Virginia

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## MEMORANDUM

**DATE:** FEBRUARY 20, 2025

**TO:** PARK AND RECREATION COMMISSION

**FROM:** BETHANY ZNIDERSIC, DIVISION CHIEF  
JUDY LO, PRINCIPAL PLANNER, PARK SERVICES, RPCA

**THROUGH:** JACK BROWAND, INTERIM DIRECTOR, PARK SERVICES, RPCA

**RE:** UPCOMING FY 2026 CITY BUDGET CALENDAR

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**ITEM:**

The City Manager's Proposed FY 2026 Budget will be released on February 25, 2025. City Council Budget Adoption is scheduled for April 30, 2025.

**RECOMMENDATION:**

That the Park and Recreation Commission receive the FY 2026 Budget Calendar, which includes several work sessions and public hearings.

**CALENDAR:**

February 25, 2025 - City Manager's FY26 Proposed Budget Presentation

February 26, 2025 - Budget Work Session #1 - City & ACPS Capital Improvement Programs

February 27, 2025 - Public Presentation of FY 2026 Proposed Budget

March 5, 2025 - Budget Work Session #2 - City Council/School Board

March 10, 2025 - City Council Public Hearing: FY2026 Budget

March 11, 2025 - FY 2026 Budget Set Maximum Tax Rate

March 12, 2025 - Budget Work Session #3 (TBD)

March 15, 2025 - City Council Public Hearing Meeting - FY 2026 Budget Public Hearing

March 19, 2025 - Budget Work Session #4 (TBD)

March 26, 2025 - Budget Work Session #5 (TBD)

April 8, 2025 - City Council Public Hearing Meeting - FY 2026 Budget Add/Delete Public Hearing

April 22, 2025 - Budget Work Session #6-Preliminary Add/Delete

April 28, 2025 - Budget Work Session #7-Final Add/Delete (if needed)

April 30, 2025 - FY 2026 Budget Adoption/Tax Rate Adoption

July 1, 2025 - Fiscal Year 2026 starts

**STAFF:**

Jack Browand, Interim Director, Department of Recreation, Parks and Cultural Activities

Bethany Znidersic, Division Chief, Department of Recreation, Parks and Cultural Activities

Judy Lo, Principal Planner, Department of Recreation, Parks and Cultural Activities

# City of Alexandria, Virginia

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## MEMORANDUM

**DATE:** FEBRUARY 13, 2025

**TO:** PARK AND RECREATION COMMISSION

**FROM:** JARED ALVES, URBAN PLANNER III, DEVELOPMENT, P&Z

**THROUGH:** JACK BROWAND, INTERIM DIRECTOR, PARK SERVICES, RPCA <sup>JB</sup>

**RE:** CDD21 AMENDMENT PER ALEX WEST SMALL AREA PLAN

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**ITEM:** Presentation of the proposed amendments to Coordinated Development District (CDD) #21, including the Adams Neighborhood, to align with the Alex West Small Area Plan (SAP).

**RECOMMENDATION:** That the Park and Recreation Commission review the proposed amendments to CDD #21 open space.

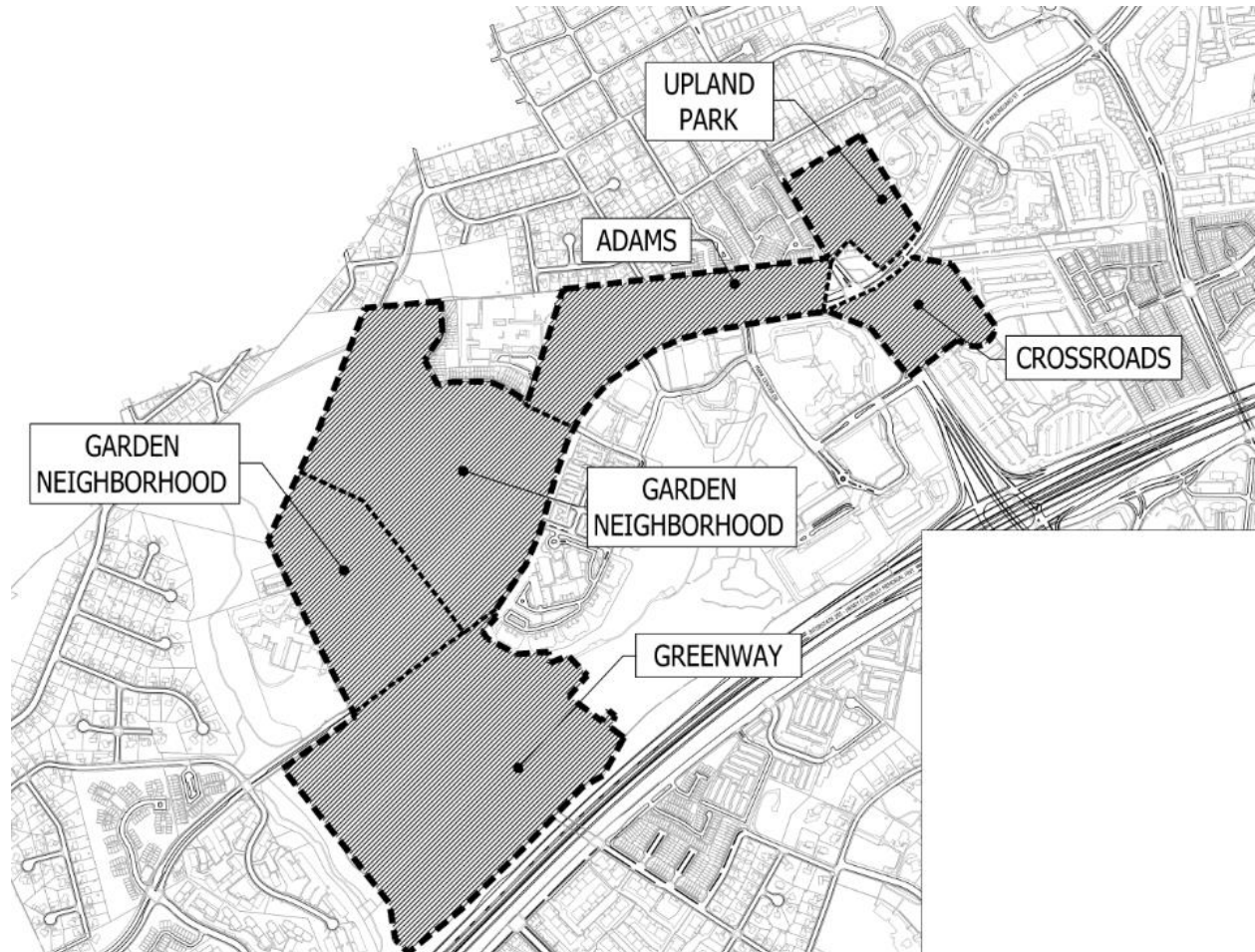
**BACKGROUND:** In June 2012, the City Council adopted the Beauregard SAP and subsequently established the CDD #21 zoning district in April 2013. The CDD concept plan established and specified infrastructure, design and open space requirements for six neighborhoods: Greenway, Garden District, Town Center, Adams, Upland Park, and Southern Towers, which encompassed a variety of housing, including garden style apartments (e.g., Brookdale at Mark Center), offices and retail on N. Beauregard St., the Graham building of the Southern Towers apartments, and detached homes at the intersection of Seminary and Beauregard. Since the adoption of CDD#21, The Blake, a multi-unit residential building at 2000 N Beauregard in the Adams neighborhood, has been constructed and applicants have obtained approval for townhouses and a new park in the Upland Park neighborhood.

In December 2024, the City Council adopted the Alex West SAP, which updated the Alex West SAP from 1992, the Beauregard SAP provisions and reincorporated the boundaries of the Beauregard SAP into Alex West. This current application amends conditions to align them with current city policies (e.g., Green Building Policy) and the Alex West SAP, and amends the CDD #21 concept plan and conditions that reference the Beauregard SAP. Figure 1 shows the boundaries of the five neighborhoods in CDD #21, with Garden District and Town Center merging and Southern Towers being renamed as Crossroads.

The current application would amend the general open space conditions for CDD #21 to align with the Alex West SAP and, because the property owner is ready to move forward with the plan, the neighborhood-specific open space conditions for the Adams Neighborhood. Future applications

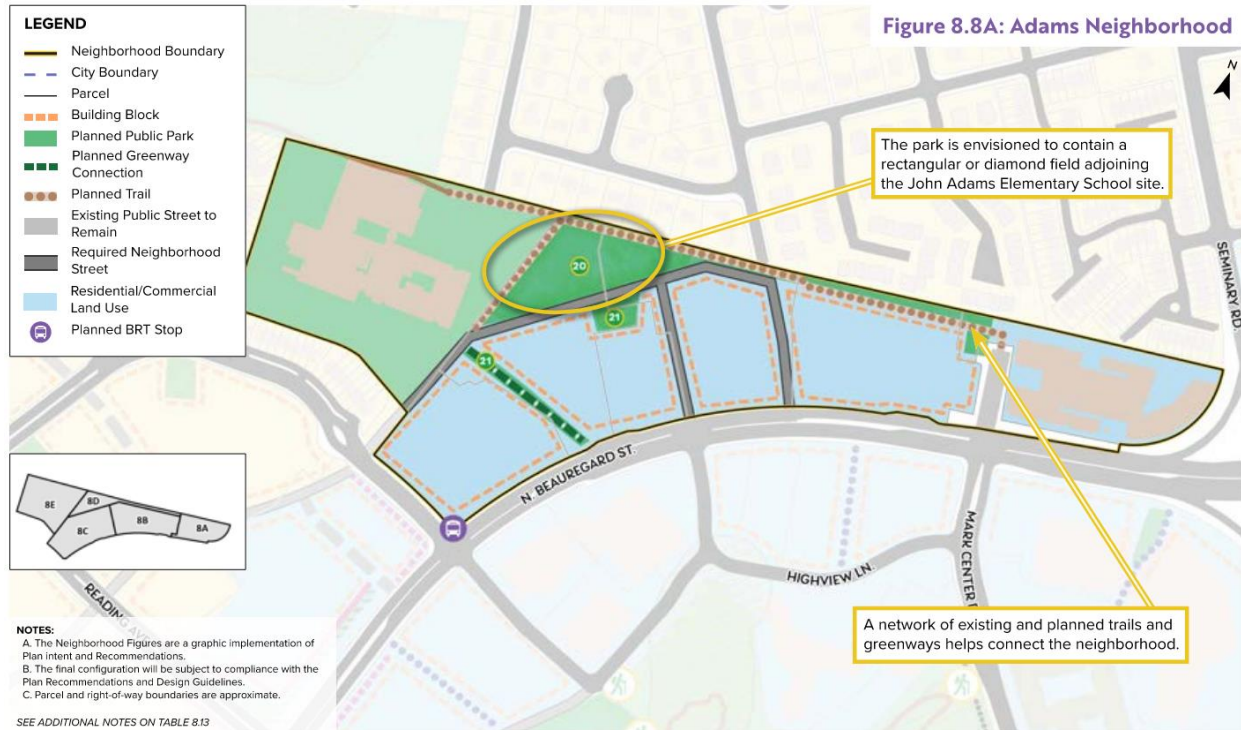
will address the neighborhood-specific conditions for the Crossroads, Garden District, Greenway, and Upland Park neighborhoods when their respective property owners are ready to pursue new development.

**Figure 1: CDD #21 Neighborhoods**



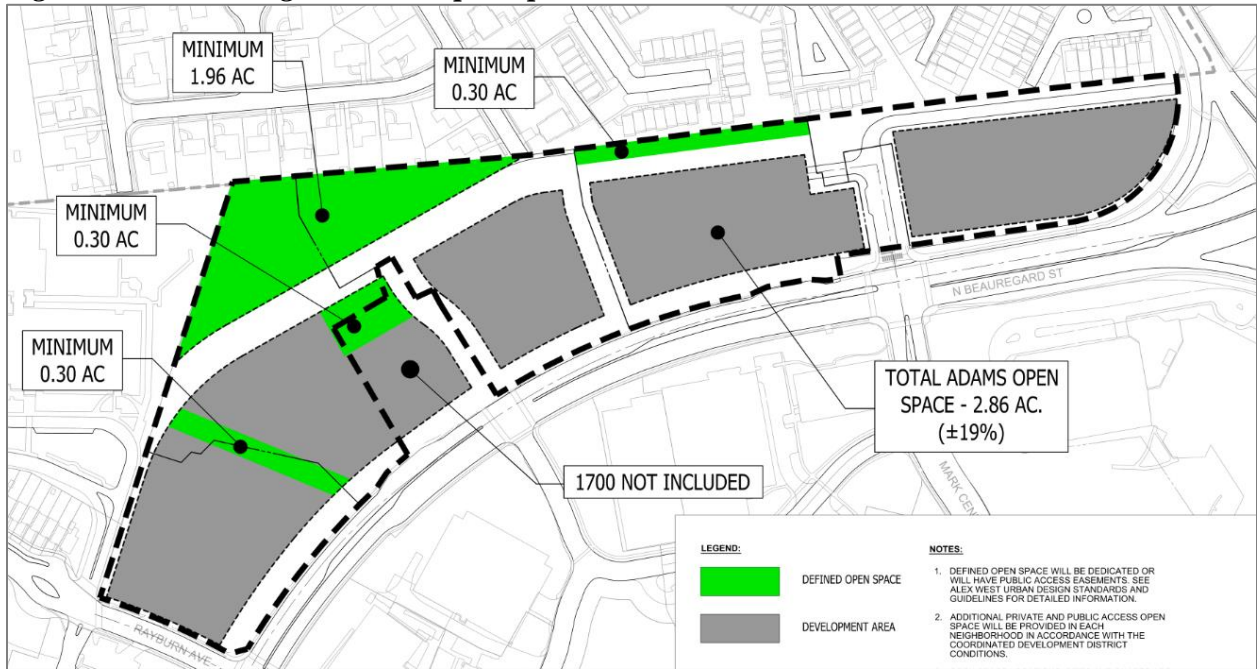
**DISCUSSION:** The Alex West SAP identified two neighborhood parks plus a network of existing and planned greenways and trails within the Adams neighborhood. Park #20 would provide trails, exercise play features, and 26,500 SF (0.60 acres) of open space. Park #21 would provide a rectangular or diamond playing field adjoining the John Adams school site and a total of 98,000 SF (2.25 acres) of park. In addition, new development would be required to provide at least 25 percent on-site open space, including ground-level and above-grade open spaces, distinct from the required publicly accessible parks and open spaces specified by the SAP. Figure 2 shows the illustrative locations of the required open spaces for the Adams neighborhood.

**Figure 2: Adams Neighborhood Open Space in the Alex West SAP**



As part of the CDD #21 amendment, Staff are revising the existing conditions to match the Alex West SAP, including the 25% minimum open space requirement for new development and to reference the tables and figures from the plan that set the required publicly accessible park/open space and trail requirements. The applicant has also provided an updated CDD concept plan for the Adams neighborhood, per Figure 3. The concept plan provides 2.86 acres of publicly accessible parks/open space, which is slightly more than required by the SAP. The ultimate arrangement and design of these open spaces will depend on review during future DSUP applications. However, Staff finds the Adams neighborhood’s open space concept plan is generally consistent with the SAP requirements.

**Figure 3: Adams Neighborhood Open Space in the CDD #21 Amendment**



**STAFF:**

Jack Browand, Interim Director, Department of Recreation, Parks and Cultural Activities  
Maya Contreras, Principal Planner, Department of Planning & Zoning  
Jared Alves, AICP, Urban Planner III, Department of Planning & Zoning

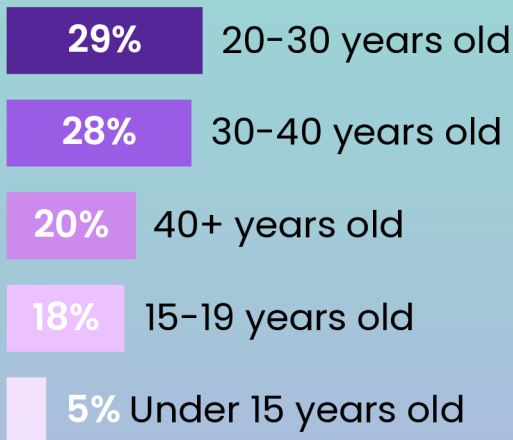


# SCHUYLER HAMILTON JONES: SKATEPARK SURVEY HIGHLIGHTS

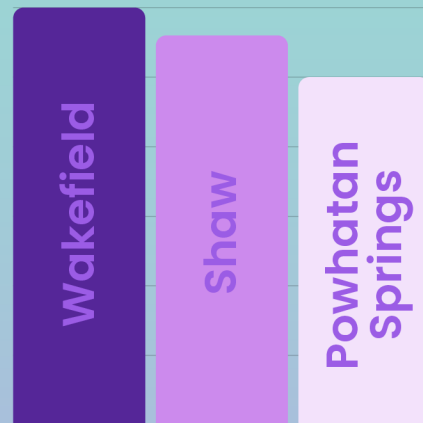
**56**  
**SURVEY**  
**RESPONSES**  
FROM OCT 15-NOV 27, 2024



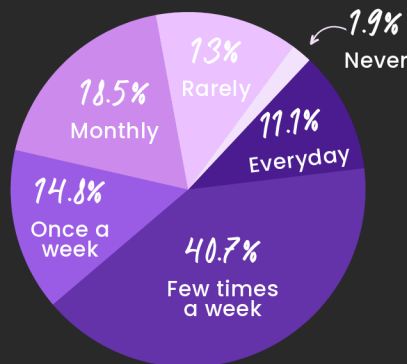
## AGE BREAKDOWN



## FAVORITE DC SKATEPARKS



## PARK USE FREQUENCY



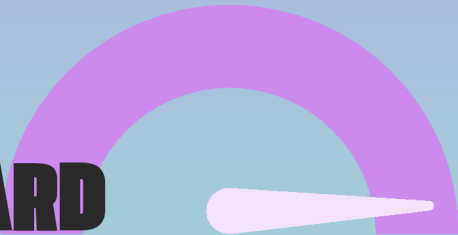
Nearly 41% of survey respondents reported using the park a few times a week.

# \* PREFERRED STYLE OF SKATING

STREET (rails, boxes, pads) 40.7%

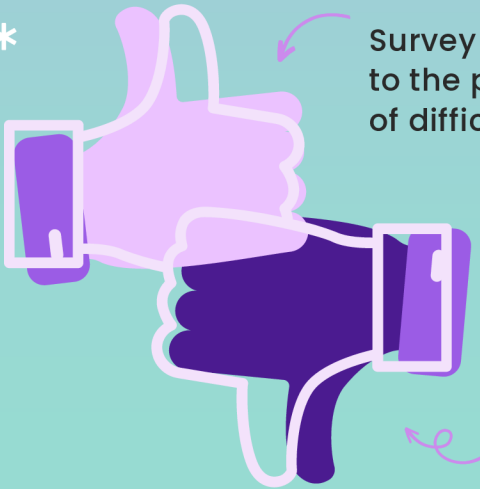
STREET, VERT, FLAT GROUND/FREESTYLE 44.4%

\* 96%  
USE THE PARK TO SKATEBOARD



4%  
USE THE PARK TO inline skate/roller skate, BMX, scooter

\* Survey respondents *like* the parking/ability to get to the park (57%), skatepark elements (45%) & level of difficulty of the elements (32%).



Survey respondents do *not like* the layout of the elements (59%), surface materials (55%) & skatepark elements (37%).

Additionally, survey users mentioned the lack of shade, lack of lights, need for better flow & outdated design.

\* SURVEY RESPONDENTS WOULD LIKE TO SEE:

85% lighting      64% seating  
66% shade      45% water fountain

89% OF RESPONDENTS FEEL SAFE AT THE PARK



\* from a multiple-choice option



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# THE MOST FREQUENT SHORT-TERM SOLUTIONS

suggested for improving the skatepark are:



## REPAIR AND REPLACE DAMAGED EQUIPMENT

Users pointed out the need to fix or replace broken elements like the green rails, flat bars, and half-pipe.



## ADDING SHADE

Some users proposed adding shade to make the park more comfortable, especially in hot weather.



## LIGHTING

Multiple respondents emphasized the need for proper lighting, especially to extend use into the evening & make the park safer at night.



## IMPROVING FLOW AND LAYOUT

There were several suggestions to improve the layout for better flow by moving ramps and obstacles around, optimizing space, and removing unusable equipment.



## INCREASE BEGINNER-FRIENDLY FEATURES

Some respondents recommended adding smaller street features like ledges, rails, and curbs, or redesigning for novice-friendly layouts.



## ENHANCE SAFETY

Concerns about cars entering the park led to calls for better safety measures like barriers and a sidewalk for pedestrians.



## ADDITIONAL SUGGESTIONS

Ideas like adding color to the park, expanding the layout, and holding skate clinics for beginners were also mentioned.

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# OBSTACLES THAT SURVEY RESPONDENTS WOULD LIKE TO SEE IN A NEWLY DESIGNED SKATEPARK INCLUDE:

MINI RAMP • MANUAL PAD • BOWL • LEDGES & RAILS • STAIR SETS  
GRINDING BOX • EURO GAP

## OTHER SUGGESTED IMPROVEMENTS INCLUDE:

- Re-design and **better materials**
- Improved **park layout** and **space utilization**
- **More street features** and less vert
- **Smaller quarter pipes for beginners**
- More events
- Remove unnecessary obstacles

*Learn more*



SCAN ME

[alexandriava.gov/parks/skatepark-improvements](https://alexandriava.gov/parks/skatepark-improvements)

*Jose C. Ayala*

BSP, CNUa

**Principal Planner**

[jose.ayala@alexandriava.gov](mailto:jose.ayala@alexandriava.gov)

703.746.5491

