

**McLean Citizens Association (MCA)  
Annual Membership Meeting  
May 25, 2022  
Draft Minutes**

**Call to Order**

MCA President Scott Spitzer called the meeting to order at 7:30 pm, via Zoom teleconference, and recognized the existence of a quorum (at least 25 Members present).

**Welcome Remarks by Membership Chair**

Linda Walsh, Second Vice President and Chair of the Membership Committee, welcomed the attendees to the meeting. She noted that MCA had represented the residents of McLean for 108 years. She urged attendees to consider contributing to the work of the MCA by joining a Committee.

**McLean Community Foundation (MCF) Report**

MCF President Amy Swaak reported on the Foundation's activities. Since its inception in 1975, when it was spun off from the MCA, MCF had awarded 279 grants, for more than \$9 million in total. Its endowment has reached \$2.9 million. As a 501 3c organization, MCF's grants have focused on education, parks and the environment, and assistance to the needy. There are two grant cycles each year, with application deadlines of April 1 and October 1.

Within the past fiscal year, the MCF made grants for a total of \$113,000 to 19 organizations. Among these grants were: \$15,000 to a hospice towards costs of a van; fire sprinklers for the Lewinsville Retirement center; and a program to provide restaurant-prepared meals to food-insecure households.

Ms. Swaak expressed thanks to Jennifer Feinstein and Leo Jardot, who are stepping off the MCF Board at this time, for their service on the Board.

**Remarks by Dranesville District Supervisor John Foust**

Scott introduced the meeting's invited speaker, Supervisor John Foust, who represents Dranesville District on the Fairfax County Board of Supervisors.

Supervisor Foust began by briefing the meeting on the recently adopted County budget for the upcoming fiscal year from July 2022 through June 2023. Total County

revenues and expenditures are about \$9 billion. However, the amount appropriated through the General Fund is about \$4.8 billion. Taking into consideration the recent, unusual increase in assessments, the Board had voted to reduce the tax rate on residential real estate by 3 cents per \$100 of assessed value. The Board had fully funded the requested transfer to the Fairfax County Public Schools. Compensation in the Police and Fire departments has been increased, with the lower ranks receiving greater percentage increases. The Board had added to the County Executive's proposal for the Fairfax County Park Authority, to provide more funds for natural resource management in County parks.

Availability of affordable housing is an issue in Fairfax County. The County is pursuing a public/private partnership approach. The Lewinsville senior center is an example of partnership – the County had provided the land, but only that. There are two new affordable housing projects in Tysons in the pipeline.

In McLean, there is a new Comprehensive Plan for the Community Business Center (CBC). It provides for a more dense Center zone, an intermediate buffer zone, and an Edge zone with little change from the previous plan. The McLean business district will not become like Bethesda; it will still have conveniently accessible grocery stores and gas stations. The property anchored by the Giant grocery store will be redeveloped, but will offer the same types of businesses in the future as are presently there. A new Sunrise Senior Living facility is being constructed on Chain Bridge Road, which is a good location for a facility of this type. Headquarters facilities on Elm Street for the Mars company will be expanded, and construction of a new condominium building on the 6707 Old Dominion Drive property will get under way shortly.

Another area where a Comprehensive Plan Amendment has been passed is adjacent to the West Falls Church Metrorail station. The Amendment is for two properties – the WMATA property, and the Virginia Tech property, both fronting onto Haycock Road. Development of these two properties will be coordinated with the adjoining City of Falls Church property at the intersection of Haycock Road and Route 7. A high-quality, mixed-use, Transit Oriented Development is expected. One of the developers involved, Hoffman, had played a lead role in the Wharf development on the southwest D.C. waterfront.

Scott then posed to the Supervisor some of the topics that had arisen in the Chat. Scott said that there had been a report in the press suggesting that part of sewer capital costs (such as a larger pipe needed) arising from development projects could be passed on to current residential customers. In reply, Supervisor Foust clarified that the proposal is to provide for some of such costs to be recovered from follow-on developers who would benefit from the new pipe, but not from current residential customers.

A question was posed about continued availability of parking at the McLean Metrorail station, currently served by a temporary parking lot. Supervisor Foust said that the Comprehensive Plan for Tysons does not provide for parking at the four Metro stations within the Tysons urban center, on the grounds of avoiding inducement of vehicular traffic into Tysons. This is a constraint for Dranesville District residents, who live beyond walking distance to the stations. The Supervisor believes that parking should be available (perhaps by means of a parking authority) for area residents who would like to utilize the stations, and he has raised this matter with the Providence District Supervisor.

A question was posed about establishing better connectivity for pedestrians and cyclists between the CBC and the “civic campus” area on the north side of Dolley Madison Boulevard. The Supervisor responded that this is very important. One concept that has been mentioned is a pedestrian bridge over Dolley Madison Boulevard. However, such a bridge would require a lot of space, and bridges of this type elsewhere in the County are not well utilized. Supervisor Foust expressed his view that a new traffic light would be the best option for ensuring safe crossing of Dolley Madison Boulevard for pedestrians and cyclists.

Scott thanked the Supervisor for joining the meeting and speaking to MCA members.

### **McLean Citizens Association Report**

Scott then delivered the McLean Citizens Association President’s report. Scott noted that he had succeeded Rob Jackson as MCA President on March 17, pursuant to Rob’s resignation due to moving to another state. Therefore, MCA’s accomplishments during the past year considerably reflect Rob’s good judgement and steady hand.

Despite the ongoing challenges arising from Covid, the past year had been a productive one for the MCA. The MCA had sponsored five public fora: on infill development, including tree requirements; on public safety, with the Chiefs of the Police and Fire departments; Fairfax County Public Schools (FCPS) Superintendent Braband with FCPS students; on emergency preparedness; and on the advertised budget proposals for Fairfax County and FCPS.

During the year, the MCA had also expressed views in 19 resolutions or letters, including on:

- priorities among new “Active Transportation” project concepts, for funding during the period through FY27;
- the Comprehensive Plan Amendment for the West Falls Church Metro station area;
- the revised Master Plan for McLean Central Park;

- the revised Master Plan for Clemyjontri Park;
- notification of infill development plans, and tree preservation;
- funding of natural resource management in the Fairfax County Park Authority;
- the Fairfax County Strategic Plan;
- the FY23 budget proposals of Fairfax County and FCPS;
- prudent and realistic financial assumptions for ERFC (the supplemental pension plan of FCPS);
- several rezoning applications, mainly in Tysons; and
- a proposed Comprehensive Plan Amendment (opposed by the MCA) for land use in areas affected by Airport Noise.

In closing, Scott urged MCA members to treat each other, and also the government officials with whom we interact, with courtesy and respect, toward the objective of making McLean an even better community.

### **Approval of Minutes of Prior Meeting**

The Minutes of the Annual Membership Meeting of May 21, 2021 were approved.

### **Nominations and Elections for MCA and MCF**

Rob recognized Winnie Pizzano (a Board Member, and Chair of this year's Nominating Committee) for the Nominations and Elections agenda item.

Winnie expressed thanks to the additional members of the Nominating Committee: Mark Zetts, Phil Cooke, Louise Epstein, and Sharon Gamble. She pointed out that HOA representatives from the 22043 Zip Code and from Tysons had been added to this year's slate (see following page). In addition to the MCA nominees, the Committee had nominated two persons proposed by the MCF for its Board of Trustees.

In separate votes for the MCA and MCF, the nominees were elected by the Members present.

# McLEAN CITIZENS ASSOCIATION

## OFFICER AND DIRECTOR NOMINATIONS – MAY 2022

### OFFICERS

			TERM
SCOTT SPITZER	PRESIDENT	INCUMBENT	1-YEAR
JENNIFER JONES	FIRST VICE PRESIDENT	INCUMBENT*	1-YEAR
LINDA WALSH	SECOND VICE PRESIDENT	INCUMBENT	2-YEAR
BRUCE JONES	RECORDING SECRETARY	INCUMBENT	1-YEAR
PAUL KOHLENBERGER	CORRESPONDING SECRETARY	INCUMBENT	1-YEAR

### BOARD DIRECTORS REPRESENTING ASSOCIATIONS

JIM BEGGS	SHOUSE VILLAGE CA	INCUMBENT	2-YEAR
FRANK CEVASCO	SIGNET CONDOMINIUM UNIT OA	INCUMBENT	2-YEAR
STEVE DONOVAN	EVERMAY COMMUNITY ASSOCIATION	INCUMBENT	1-YEAR
KRISTIN L. DUBELIER	GREENWAY HEIGHTS CA	INCUMBENT	1-YEAR
LOUISE EPSTEIN	DOWNSCREST CITIZENS ASSOCIATION	INCUMBENT*	2-YEAR
DAVID FISKE	BROOKHAVEN/FOREST VILLA	INCUMBENT	2-YEAR
RAJNI GOEL	THE RESERVE HOA	INCUMBENT	1-YEAR
KAREN HALL	LANGLEY OAKS HOA	INCUMBENT	1-YEAR
KENT HOLLAND	McLEAN HUNT OWNERS ASSOCIATION	INCUMBENT	2-YEAR
HILDE KAHN	VERSE CONDOMINIUM ASSOCIATION	NEW	1-YEAR
ROBERT M. PERITO	HAMPTONS OF McLEAN HOA	INCUMBENT	2-YEAR
WINNIE PIZZANO	STONELEIGH HOA	INCUMBENT	2-YEAR
JO-ANNE P. SEARS	L'AMBIANCE HOA	NEW	1-YEAR
CAMILLE S. PARTAIN-WHITE	THE PALLADIUM OF McLEAN HOA	INCUMBENT	2-YEAR

### BOARD DIRECTORS AT-LARGE

RONALD A. BLEEKER	INCUMBENT	2-YEAR
WILLIAM HENNEBERG	INCUMBENT	2-YEAR
KEVIN A. KIERCE	INCUMBENT	2-YEAR
DEBBIE MATZ	INCUMBENT	2-YEAR
RAJ MEHRA	INCUMBENT	2-YEAR
BRIAN SHAHKARAMI	INCUMBENT	2-YEAR
MARTIN F. SMITH	INCUMBENT	1-YEAR

\* INCUMBENTS WITH NEW POSITIONS

**NOTE:** THE ONE OFFICER AND THIRTEEN DIRECTORS NOT LISTED WERE ELECTED IN 2021 FOR TWO-YEAR TERMS.

## MCLEAN COMMUNITY FOUNDATION TRUSTEE NOMINATIONS – MAY 2022

KOMAL K. JAIN  
ERIC SIMPSON

NEW  
NEW

3-YEAR  
3-YEAR

### **Treasurer's Report, and Budget for 2022-23**

Treasurer Bill Crosby presented the Annual Treasurer's Report on the past MCA financial year. Revenues, mainly dues, had been \$6,976. Expenditures under the various categories (printing, mailing, and Zoom; insurance; Club Express services; and Community Support) had been \$5,402. Expenditures had been lower than budgeted due to Covid-related cancellation of some events such as the annual "I Love McLean" social event. MCA's net worth (checking account and three CDs; no liabilities) was \$39,581 at the end of the period.

Bill also presented the budget for 2022/23 that had been approved by the Board of Directors at its meeting of May 4, showing estimated revenues of \$7,000 and estimated expenditures of \$7,000.

Finally, Bill reported on the financial review carried out by David Grayling, a CPA and former MCA Treasurer. The review found that the financial records had been maintained in good order.

### **Presentations by Committee Chairs**

Scott expressed thanks to the Committee Chairs, liaisons, and Executive Committee members for performance of their roles in the work of the MCA.

***Community Governance.*** Committee Vice-Chair Will Henneberg remarked that Fairfax County, which always has been a substantial area geographically, now has a large population and a very large public school system. The CG Committee is exploring benefits and disadvantages of this, from the perspective of McLean area residents, in areas such as education, transportation, and public safety.

***Education and Youth.*** The remarks of Committee Chair Jim Beggs included the following:

- The MCA had commented on admissions reform for Thomas Jefferson High School in a prior year; the adopted revised system is now under litigation;

- The MCA continues to advocate for adoption of a more realistic discount rate by ERFC (the supplemental pension plan for the school system's education employees);
- As part of its contribution to the MCA's budget resolution, the Committee had drawn attention to the increasing share of the FCPS payroll being devoted to support positions rather than classroom teacher positions;
- The Committee has engaged in dialogue with FCPS Staff and area School Board members regarding enrollment projections for the greater Tysons area, and has encouraged FCPS to expand the timeframe for enrollment projections longer than 5 years;
- The MCA has urged FCPS to reduce the use of modular and trailers by building more permanent classrooms where needed;
- We commend FCPS for doing more on student mental health;
- It is important to have vocational education pathways, to help prepare students who may not be headed to 4-year academic college programs to pursue trades that are in demand in the local labor market;
- Eight deserving local teens recently received MCA Teen Character Awards.

***Environment, Parks, and Recreation.*** Committee Chair Barbara Ryan reported that the Committee had prepared five resolutions that had been approved by the Board during the past year, on: the plan for McLean Central Park; the plan for Clemmyjontri Park; funding for the Fairfax County Parks Authority; and two resolutions on tree preservation issues. The Board of Supervisors enacted an Ordinance on running bamboo control that is responsive to concerns expressed by the MCA in a resolution last year. Several Committee members participate in invasive species removal in local parks. The Committee continues to devote attention to provision of facilities such as tennis courts and pickleball courts in County parks. Looking ahead, increasing attention will be devoted to adaptation to climate change.

***Planning and Zoning.*** Planning and Zoning Committee Chair Robert Perito remarked that, as a result of changes in the real estate market, new projects have shifted relatively away from office toward residential, including considerable senior housing.

The property anchored by the McLean Giant will be redeveloped over a 4-year period, with the existing structure demolished and new buildings constructed. The redeveloped property will accommodate that same types of businesses as are currently there.

Expansion of the headquarters of the Mars company will be the first project enabled by the greater density now permissible (due to the recent Comprehensive Plan Amendment) in the Center zone of the McLean business district.

In addition to individual rezoning cases, the Committee is following three other initiatives: McLean design guidelines for the central business district; “reimagination” of off-street parking in Fairfax County; and revision of the Signs Ordinance.

***Budget and Taxation.*** In her remarks, Budget and Taxation Committee Chair Louise Epstein focused on: the need for the County to strike a better balance between expansion of programs and facilities, versus maintenance (which tends to be uneconomically deferred); sustainability of pension plans for public employees; and improving compensation for rank-and-file police officers sufficiently to reduce high vacancy levels.

***Transportation.*** Transportation Committee Chair David Wuehrmann reported that during the past year the Committee has devoted attention to:

- Facilities for pedestrians and cyclists, on which a resolution had been passed in January;
- The 495 NEXT project, on which the Committee had hosted a meeting in February that was joined by VDOT, the Maryland Department of Transportation, the concessionaire Transurban, and the Lane Construction Company;
- Intersection improvements, including the Dolley Madison Corridor, Balls Hill/Old Dominion, Lewinsville/Spring Hill, and Lewinsville/Swinks Mill.

More broadly, David said that the MCA will continue to need to grapple with the balance between supporting non-automobile modes of transportation, and the desire and needs of many County residents to continue to rely on automobiles.

***Tysons.*** Committee Chair Sally Horn explained that the goals of the MCA Tysons Committee are pursued mainly through the Greater Tysons Citizens Coalition (GTCC), which also includes the Town of Vienna, and other interested communities and individuals.

During the past year, the GTCC met seven times. Topics were: the arts in Tysons; impact of the pandemic on economic development in Tysons; the Tysons Development Tracker (an online monitoring tool); student enrollment projections for the Tysons area; the County’s “Parking Reimagined” initiative; and provision of parks and athletic fields in Tysons (with the Fairfax County Park Authority). Summary information on these meetings is available on the MCA website.

***Public Safety.*** Patrick Smaldore reported that, in McLean 101 persons thus far have received Community Emergency Response Training (CERT). Public safety fora in the past two years have included: public safety in Tysons; criminal justice reform; “meet the Chiefs” (with the Chiefs of the Fire and Rescue Department); and on emergency preparedness. There will be additional public safety fora in the year ahead.



**Closing Remarks and Adjournment**

Before adjourning the meeting, Scott expressed appreciation for the valued service of two longtime MCA leaders, who are stepping down from their current responsibilities. David Wuehrmann is stepping off the Board (on which he had served for 13 years), and is also stepping down from the position of Chair of the Transportation Committee, while remaining on the Committee as Vice-Chair. Sally Horn is stepping down from chairing the MCA Tysons Committee, while remaining an active participant in the Greater Tysons Citizens Coalition.

Scott expressed thanks to members generally for their support of continuing improvement of the McLean area, and then adjourned the meeting around 9:30 p.m.