



Dulles Direct Newsletter March 2018

Welcome to the March edition of the Dulles Direct newsletter. March is always a hectic month for the Board of Supervisors as we spend many hours in the Board Room working on the budget. I will reserve most of my report on the FY19 budget for a separate update after we pass it, but there is some preliminary information below.

Also included are some details on one of Loudoun County's biggest economic development announcements in our history-the consolidation of U.S. Customs and Border Patrol operations in Ashburn. I worked extensively on this deal, which will bring 3,700 jobs to Loudoun.

Yesterday was an exciting day for Loudoun County as we welcomed US Secretary of Transportation Elaine Chao to celebrate a federal TIGER grant of \$25 million for the Northstar Boulevard project. We would not have received this money without the help of Congresswoman Barbara Comstock, who called me many times as we strategized about leveraging federal funds to help move this project along and lobbied DOT constantly. We still have a lot of work to do to get the rest of the money needed (\$88 million total for the northern segment) but these

In This Issue

[FY2019 Budget](#)

[Board Approves Deal to Bring U.S. Customs and Border Protection to Loudoun](#)

[General Assembly's Metro Bill A Bad Deal for Loudoun](#)

[Northbound Route 28 Widening- Route 50 to McLearen Road](#)

[Design for Braddock/Supreme/Summ erall Improvements](#)

[Dulles South Recreation and Community Center/Senior Center](#)

[Route 50/Elk Lick Update](#)

[Poland/Edgewater Roundabout](#)

[New Communications Commission Appointee](#)

[Retail Updates](#)

federal funds are a big deal and a nice down payment. Only 41 out of 450 projects were awarded money and the Secretary had great things to say about our excellent Loudoun County staff and our strong application.



Earlier this month, I had the opportunity to join the Freedom High School Athletic Boosters at their event where the Freedom Fury took on the Harlem Wizards. School Board Chairman Jeff Morse and I served as referees for the game. It was a sellout crowd and everyone had a great time while raising money for bleacher replacement. Congratulations to the team at Freedom for pulling off such an enjoyable evening!

[Announcements](#)



Matthew F. Letourneau
Dulles District Supervisor
Loudoun County Board of
Supervisors

Chairman
[Finance, Government
Operations and Economic
Development Committee](#)

Chairman
[Metropolitan Washington
Council of Governments
Board of Directors](#)

Vice Chairman
[Northern Virginia
Transportation Commission](#)

Member
[Rt. 28 Transportation
Improvement District
Commission](#)

Member
[Region Forward Coalition](#)

Contact Me

Mailing Address:
1 Harrison Street, S.E.,
5th Floor
P.O. Box 7000



The Board of Supervisors celebrated the career of Loudoun County Fire Rescue Combined System Chief Keith Brower, who is retiring after an astonishing 45 years of service to this great County.

Chief Brower may not be a household name in our part of the County, but his impact can be felt on every single call for service that we handle. He became Chief of our career system in 2009. Beginning in 2012, several of us on the Board of Supervisors began working closely with him and our County Administrator on governance reforms of our system, both career and volunteer, to better reflect our growing size and expectations. The result was a

Leesburg, VA 20177-7000

E-Mail:

matt.letourneau@loudoun.gov

Office Phone:

(703) 771-5069

Chief of Staff:

Monica Filyaw

Legislative Aide:

Tom Parker

Quick Links



[Join My Mailing List](#)

[Supervisor Letourneau's
Dulles District Site](#)

[Loudoun County
Government Website](#)

[VDOT 511 Traffic
Information](#)

[Loudoun County Road
Maintenance Information](#)

[VDOT Snow Plowing
Information](#)

[Loudoun County Traffic
Incident Map](#)

[Sign Up for Alert Loudoun](#)

new command structure, with both volunteer companies and career staff being ultimately accountable to a new Combined System Chief. Chief Brower was the perfect person for the job, having entered our system as a 16 year old volunteer and holding numerous other positions within the department, including Chief Fire Marshal.

During his tenure, LCFR has grown to be one of the premier fire-rescue departments in the Commonwealth, with outstanding (and ever-improving) response times, well-trained staff, and smart deployment of resources. It is fitting that Chief Brower was just recognized as the 2018 Governor's Fire Service Award winner.

During my 6+ years on the Board, Chief Brower never failed to promptly return my calls, answer my questions, and proactively share as much as he could about situations happening in the Dulles District. The nature of this line of work can be difficult, as our personnel sometimes are interacting with citizens at their worst moments. It is at these moments when their professionalism shines through the most. Perhaps the greatest testament to Chief Brower's leadership is that even with his retirement, the Department is in excellent hands. A good leader develops a "bench" to fill the void; and that is exactly what has happened, so I have complete confidence that our Department will continue to excel.

[Loudoun Express Request
\(LEx\)
Citizen Request System](#)

[Loudoun County
Government
Master Calendar](#)



FY2019 BUDGET

The Board of Supervisors wrapped up our final worksession on the FY19 budget last week. We went through each enhancement request individually with department leadership to ensure that it was a priority for the County moving forward. While most requests were maintained, there were several that were removed and some items added. We are also taking steps to address compensation issues for our employees in the coming years.

Work on the Capital Improvement Plan was also completed last week as part of the overall budget process. I am pleased to say that many of my priority projects were able to be added or accelerated. We have had to make some changes to the timing on many projects to reflect delays in the process or to match anticipated State and Federal funding sources.

The FY2019 budget will be officially adopted by the Board at our Business Meeting on April 3 and that budget will be based on the straw poll results from our budget worksessions. At the moment, the projected tax rate would be \$1.085/\$100 assessed, four cents below the current rate and a half cent below the equalized tax rate. I will share my

thoughts on the budget in much greater detail in my annual budget report, which will go out following final adoption.

LEGISLATIVE UPDATES

Board Approves Deal to Bring U.S. Customs and Border Protection to Loudoun

As Chairman of the Board's Finance, Economic Development and Government Operations committee, I worked very closely with staff and Broad Run District Supervisor Ron Meyer on an agreement with the General Services Administration (GSA) and a private developer to consolidate US CBP's Office of Information

Technology headquarters operations at Quantum Park on Loudoun County Parkway in Ashburn. Part of Quantum Park is home to Verizon Business (formerly MCI/Worldcom), but almost a third of the facility has been vacant since it was built.

US CBP will be taking over the vacant portions of the building and also constructing several new wings, for a total of 445,000 square feet. In total, 3,700 agency employees, including engineers, technicians, scientists and support personnel, will be moving to this location. US CBP is the largest federal law enforcement agency of the United States Department of Homeland Security.

Federal government agency deals are a much different breed than most economic development deals. If the Federal government decides to buy or build a facility, it is tax exempt, meaning that the County collects no revenue. In this case, however, GSA will be leasing from the private owner of Quantum Park, meaning that the County will collect revenue. In order to entice the Agency, the Board is providing an incentive of \$1.6 million a year for lease relief. Our projections tell us that on real property tax alone, we should be collecting more than that yearly for the 15 years of the agreement. However, in addition to real property tax, the project

also sits in the Metro Tax District, and the developer will be paying the full amount of those taxes. Therefore, from a tax perspective alone, it will be quite positive for the County. When factoring in all the ancillary benefits, however, the deal is even more positive.

First, the employees are likely to spend money and use services in Loudoun, which will help local businesses and generate tax revenue. Second, we have already been contacted by contractors that work with CBP that they are interested in office space near the new facility. With these types of projects, that is quite typical, and will help jump start what is already a strong office market in the Ashburn area.

When the Board of Supervisors opted into the Metro Silver Line project in 2012, this was exactly the type of project we envisioned. That decision was never just about providing another commuting option for residents to leave Loudoun-although that will be the case. It was also about the reverse commute into Loudoun, and about providing our existing residents with job opportunities closer to home. These CBP facilities include IT and R&D components that are skilled, highly paid jobs.

Of course, a project like this will generate traffic. Proximity to Metro will help, and the County has already begun working on plans to provide shuttle bus service to the Metro station. We are also working on pedestrian paths, and numerous roads in this area. The agency's move won't occur until 2020, so there is some time to make progress on these projects.

General Assembly's Metro Bill A Bad Deal for Loudoun

As you also know if you read this newsletter, I have been working hard for years now on funding solutions for Metro. Metro is short the capital funds needed to keep the system operating safely and efficiently. As I just mentioned, the decision for

Loudoun to opt into Metro brings many benefits, but it also means we are now a funding partner, albeit a relatively small one.

In my regional work, we have been building the case for Metro to have a dedicated revenue stream of \$500 million a year for capital projects (between all jurisdictions). Our efforts have paid off, and both Virginia, Maryland and DC are well on their way to providing the funding needed. That's the good news.

The bad news is the way that the General Assembly put together the funding deal for Virginia. I frequently mention the Northern Virginia Transportation Authority (NVTA), which is the regional body that gets funded by the fees and taxes that came in the 2013 transportation bill. Each jurisdiction receives a share of those funds, and then submits projects to compete for funding for the rest of the pot. Northstar Boulevard is an example of a project that we have submitted an application for.

Unfortunately, the General Assembly's "solution" to fund Metro is to simply raid the money that goes to NVTA and divert it to Metro. That may help solve Metro's problems, but it exacerbates our traffic congestion by reducing the amount we have available for road projects.

I should note that the approach taken in this bill was different in the State Senate, which instead increased the transit occupancy tax (hotels) by 1% and the grantor's tax (real estate transactions) by 1% to generate new revenue instead of raiding as much existing revenue. However, Republicans in the House of Delegates opposed this approach because it technically raised taxes.

Thus, the "compromise" which emerged which is just plain foolish in my mind. The General Assembly may think that they aren't supporting tax increases, but they really are because localities still have to complete these projects. We'll just have to do it with new local funds, which have to be paid for

by all of you instead of the mechanisms in state law which were set up for that purpose in 2013.

So, now there is a big push, which I am part of, for the Governor to amend the bill and send it back with changes that don't rob us of our road money. There are a few ways to do this, including the approach taken in the State Senate. Along with some of my colleagues both in Loudoun and throughout Northern Virginia, I am working on this challenge and attempting to engage with the Administration and members of the General Assembly on solutions. This will all play out over the next several weeks, so stay tuned.

Northbound Route 28 Widening- Route 50 to McLearen Road

Since joining the Board of Supervisors in 2012, I have been one of our representatives on the Route 28 Transportation Improvement District Commission. This Commission meets annually to administer the district and approve a rate for the tax district that has been in place since 1987 and paid for all of the improvements along the Route 28 corridor.

All of the intersections have been upgraded (we are still paying debt service on all of that work from the tax district) and there are only two segments left to widen. One of those is Route 28 northbound from Route 50 to McLearen Road. At our annual meeting this month, the Commission approved moving forward to secure funding to construct this segment. Design and right of way funding has already been approved. For the construction funding, we are pursuing funds from regional or state sources before looking to the district to fund them. We are still early in that process, so there is no timeline yet, but there is a plan for this remaining segment.

Design for Braddock/Supreme/Summerall Improvements

I have been working over the past couple of years to replace the existing four way stop on Braddock Road at the intersection with Supreme/Summerall

with a signal. In order to complete the signal and have it be effective, we are also planning to widen that stretch of Braddock to its ultimate condition with turn lanes.

Following a recent public information meeting, staff in the Department of Transportation and Capital Infrastructure brought a proposed design to the Board of Supervisors for approval. I, like many of you, were concerned that this design didn't accommodate separate turn lanes from the southern approach. In discussion with staff, their consultant acknowledged that, without the turn lane, the intersection would operate at a level of service "D". It is important to know that in transportation planning, anything better than an "F" is considered acceptable. However, I felt it wasn't appropriate to plan for a "D" when a higher level could be achieved by adding a right turn lane from northbound Supreme onto eastbound Braddock. This would help with the Pinebrook Elementary traffic. Therefore, I proposed a change to the plan to add in the right turn lane from Supreme to Braddock eastbound, and the rest of the Board supported my motion. The turn lane will improve the level of service to "C" during peak times - still not great, but better. There will be some right of way needed, luckily the turn lane impacts property owned by LCPS and I expect that they will be cooperative given the benefits that will come to serving the school.

Staff will now work to finalize the design with the added turn lane and then work to get the process out to bid so that construction can begin. Look for more updates from me as it progresses through the process.

Silver District West Application Public Hearing Scheduled for April

I have been providing updates on the proposed Silver District West application, which is one of the largest land use applications we have reviewed in recent history. The project proposes to build more than 3,500 residential units and 600,000 square feet

of commercial development on both sides of Loudoun County Parkway near the Dulles Greenway. As I said last month, I still have major outstanding concerns about the project, particularly as it relates to the inadequate transportation improvements. While this is the type of development envisioned for our Metro station areas, we already have failing levels of services in this area. There are millions of dollars of road projects planned, but we need to ensure these projects are funded and will increase capacity enough to handle a project of this size, and the developer must bear some of that responsibility.

The public will have a chance to weigh in on this project on April 11, when the Board of Supervisors holds a public hearing. The meeting will be held at 6 p.m. in the Board Room of the Loudoun County Government Center, 1 Harrison Street, Leesburg. If you wish to speak at the hearing, you can either sign up in advance or do so on the spot. Speakers are limited to 2 minutes and 30 seconds of comments, but there is no limit on the number of speakers. If you can't make the meeting and wish to share your thoughts, you can always email bos@loudoun.gov to reach the entire Board.

DULLES DISTRICT UPDATES

Dulles South Recreation and Community Center/Senior Center

The project was approved for Substantial Completion earlier this month. This allowed PRCS to occupy the building and begin getting it ready for opening. We had estimated that it would take about 6 weeks to open the facility from that point. There was one more significant snag that occurred after the County took control of the facility with the pool filtration system, and the specialized sub-contractor was brought back in to make adjustments. Those seem to be on track. There are other outstanding

punch list items that are being worked through. I expect a final decision on the opening date very soon and will announce it by email when we have it.

Route 50/Elk Lick Update

The snowstorm last week postponed VDOT's ability to begin work on the median closure at Route 50 and Elk Lick Road. This particular project requires coordination between two different contractors and VDOT, and I do not have any information yet on when that will be rescheduled. Hopefully it will be soon.

To provide for the safety of workers during the project, the left lane in both directions on Route 50 will be closed 9:30 am - 3:00 pm. This is the first phase of a multi-step process. With the closure of the median on Route 50, Elk Lick Road will be converted to a right-in/right-out only. Southbound traffic from Route 50 and westbound traffic currently using Elk Lick Road should utilize South Riding Boulevard to get on and off of Route 50.

Phase 2 will include the reconfiguration of Defender Drive to provide a center turn lane for the length of the section from Elk Lick Road to South Riding Boulevard. That phase will be completed when minimum temperatures are in place this spring to facilitate the application of permanent pavement markings on the roadway. The permanent median closure project is currently in design. That project is funded and we expect construction to take place late this year or early next year.

Poland/Edgewater Roundabout Update

The long awaited project to construct a permanent roundabout at Poland Road and Edgewater Street in South Riding has begun. This project replaces the existing temporary roundabout with a permanent single lane roundabout, a raised center island, raised splitter islands, curb/gutter along the approaches and additional pedestrian improvements to enhance safety. The County will also be constructing a

pedestrian connection along Edgewater Street between the intersection and Paramount Place. I obtained partial funding for this project from the Board of Supervisors, and VDOT is contributing the rest under a state safety program.

The good news is that construction has started and is going very smoothly. The contractor is working rapidly and has incentives to finish early. However, you should continue to expect some significant disruptions to traffic flow while the project is ongoing. Work will be performed on individual quadrants of the intersection, requiring flagging operations for lane closures and, at times, full closure of the intersection. Work will be restricted to Mondays - Thursdays, 9:30 am - 3:00 pm and 9:30 am - 2:00 pm on Fridays. No weekend or holiday work is expected. It is recommended that drivers utilize alternate routes during construction times if possible.

New Communications Commission Appointee

I am pleased to announce the Ron da Silva has been appointed as the Dulles District Representative on the Loudoun County Communications Commission. Ron is a member of the Forest Manor HOA Board and has extensive experience in the communications technology field.

Ron is replacing Mike Rhodes who has held the position for the last four years. Since joining the Commission, Mike became President of the Stone Ridge HOA; which can be a full time job on its own. I appreciate Mike's service on the Commission over the past four years.

RETAIL UPDATES

I have added a section to the newsletter that will provide information related to ongoing retail and commercial development in the Dulles South area. That seems to be the most frequently asked topic, especially updates on Avonlea.

Avonlea

Peterson continues actively recruiting tenants and has been traveling to meet with some new prospects. They expect that one more anchor tenant signing would be enough to secure needed financing and trigger several smaller commitments, but there is no news to report. As soon as there is something to announce, we will make you aware.

ANNOUNCEMENTS**Hire Loudoun - Bringing the Workforce Home**

The Department of Economic Development, along with the Loudoun County Chamber of Commerce and Purpose WorX LLC, are hosting a career fair, Hire Loudoun - Bringing the Workforce Home, next Wednesday, April 4, 2018 from 10:00am - 2:00pm at the Washington Dulles Airport Marriott, 45020 Aviation Drive, Dulles, VA 20166. Sixty of the County's top employers will be on hand showcasing a variety of full-time, part-time and internship opportunities available throughout the County. Job seekers will network with many of Loudoun's largest and fastest growing businesses seeking talented local professionals and rising stars. The event is free and registration is required. Visit

<http://www.loudounchamber.org/events/hireloudoun/>
/

for a list of employers and to register.

Dulles South Food Pantry Golf Tournament

At the Dulles South Food Pantry, we are teeing up for our 1st Annual Charity Golf Tournament on April 20, 2018 at the South Riding Golf Club! More than 100 golfers will have the chance to play for fun and prizes. Major sponsors will have the opportunity to promote products and services, while showcasing their commitment to the Pantry's mission. Check out our golf tournament Web site for information and to join the fun! Player registration opens March 1st at <https://app.eventcaddy.com/.../1st-annual-dsfp-golf-tournament>.

Household Hazardous Waste Events

Loudoun County announces the spring schedule of Household Hazardous Waste (HHW) events. All HHW events are free and are held on Saturdays, 8:30 a.m. - 2:30 p.m. The 2018 Household Hazardous Waste spring collection schedule is as follows:

- April 14: Harmony Park & Ride, 39464 East Colonial Highway, Hamilton
- May 12: Ashburn North Park & Ride, 45151 Russell Branch Parkway, Ashburn
- June 23: Freedom High School, 25450 Riding Center Drive, South Riding

Loudoun residents are welcome to bring HHW from their homes to these events. The limit per household is 15 gallons of liquid HHW (container size not to exceed 5-gallon), and 40 pounds of solid HHW. Participants must have proof of Loudoun County residency such as a vehicle decal or applicable town sticker. For more information about the Household Hazardous Program, please call 703-771-5500 or visit www.loudoun.gov/hhw.

Ladies Board Nursing Scholarship

The Ladies Board of Inova Loudoun Hospital is accepting applications for nursing school tuition assistance. Scholarships are available to eligible students in various programs of study, including degrees at the associate, bachelor's, master's and doctoral levels.

Criteria for selection include all of the following:

- Residence or employment in Loudoun County
- Enrollment in or acceptance by an accredited school of nursing
- Completion of 1 semester (9 credits) of nursing school or 30 undergraduate college credits

· Academic performance. Students must have a minimum 3.0 cumulative grade point average or its equivalent

Applications and additional information are available online at www.ladiesboard.org or by calling 703-777-6357. Applications are also available in Leesburg at The Gift Shop at Inova Loudoun Hospital, 44045 Riverside Parkway; Inova Loudoun Nursing and Rehabilitation Center, 235 Old Waterford Road, NW, and Twice Is Nice thrift shop, 305 E. Market Street. The deadline for applications is Tuesday, April 10.

Dulles South Food Pantry

The Dulles South Food Pantry provides food assistance to any person who resides in the school attendance zones for Freedom High School, John Champe High School or the upcoming Independence High School in Brambleton. The food pantry is open Wednesdays in the historic white chapel at Arcola United Methodist Church, 24757 Evergreen Mills Road, Dulles, VA 20166. Call 703-507-2795 or email info@dsfp.org to schedule an appointment. See the Dulles South Food Pantry's website at www.dsfp.org for information on how you can help the food pantry fight local hunger. Donations to the Dulles South Food Pantry, Inc. are tax deductible.

Did someone forward this to you? Click below to sign up to receive future updates directly.

Join My Mailing List



Copyright © 2018. All Rights Reserved.

Supervisor Matt Letourneau, 1 Harrison Street, S.E., 5th Floor,
P.O. Box 7000, Leesburg, VA 20177

[About our service provider](#)

Sent by matt.letourneau@loudoun.gov in collaboration with



Try it free today