ARLINGTON COUNTY, VIRGINIA

County Board Regular Meeting
February 21, 2026

9:30 A.M. Public Comment
No earlier than 10:00 A.M. Consent Agenda and Regular Hearing

I PUBLIC COMMENT

II CONSENT ITEMS (*Items 1-22)* *Public testimony on removed items will occur at the Recessed Meeting on Tuesday, February 24, 2026, at 6:30 p.m. (No testimony taken on Saturday).*

- **Public Hearing Items *(Items 1-8)*** *The following items on the consent agenda are subject to public hearing requirements. Residents interested in removing an item from the list below must submit a speaker slip to the Clerk at the Saturday, February 21, 2026, meeting before 10 a.m.*

- **Use Permit Requests, Amendments and Reviews**

1. County Daycare, 1915 N. Uhle St, and 2120 Langston Blvd.

A. 1. U-2565-87-1 Use Permit Review of a childcare center for up to 64 children (Arlington Children's Center); located at 1915 N. Uhle St. and 2120 Langston Blvd. (RPC# 16-026-509; and -262).

2. UPER22-00066 Use Permit Review for a childcare center for up to 57 children (Ladybug Academy) with a modification for off-site parking; located at 1915 N. Uhle St. and 2120 Langston Blvd. (RPC# 16-026-509; and -262). (Published 02-17-26)

CM Recommendation: (A) Discontinue the use permit for a child care center for up to 64 children. In addition, (B) renew the subject use permit for a childcare center for up to 57 children with a modification for off-street parking, subject to all previously approved and amended conditions, with a County Board review in one (1) year (February 2027).

B. Monthly Parking Contract between Penn Parking as licensor and the County Board of Arlington County, Virginia as licensee for the Colonial Place Garage located at 2101 Wilson Blvd., Arlington, Va. (RPC# 16-030-023).

CM Recommendation: Approve the Monthly Parking Contract between Penn Parking as licensor and the County Board of Arlington County, Virginia as licensee for the parking of vehicles in the Colonial Place garage located at 2101 Wilson Blvd., Arlington, Va. (RPC# 16-030-023). In addition, authorize the Real Estate Bureau Chief, Department of Environmental Services, or his designee, to: (i) execute the

Monthly Parking Contract and any related documents on behalf of the County Board, subject to approval as to form by the County Attorney; (ii) attach and revise, from time to time, a list of vehicles authorized to use the parking spaces; (iii) increase or reduce, from time to time, the number of parking spaces licensed thereunder; and (iv) terminate the Monthly Parking Contract, when such termination is in the County's best interest.

2. **UPER24-00038 Use Permit Review for a child care center for up to 38 children (B.B. Babies School); located at 915 N. Oakland St. (St. George's Episcopal Church) (RPC# 14-039-001; -002; -003).**

   CM Recommendation: Renew the use permit amendment for a child care center for up to 38 children, subject to the previously approved conditions of the staff report, and with a County Board review in nine (9) months (November 2026).

3. **UPER25-00037 Use Permit Review for live entertainment at Rooftop Recess; located at 2424 Wilson Blvd. (RPC# 18-006-010, -011, -017).**

   CM Recommendation: Discontinue the use permit for live entertainment (Rooftop Recess) located at 2424 Wilson Blvd. as the establishment is no longer in operation.

4. **UPER25-00043 (U-3514-18-1) Use Permit Amendment for an open-air farmers market (Lubber Run Farmers Market); located at 4401 Henderson Road (Barrett Elementary School) (RPC# 13-047-010).**

   CM Recommendation: Approve the use permit amendment for an open-air market (Lubber Run Farmers Market) at Barrett Elementary School, subject to the previously approved and amended conditions, with a one (1) year County Board review (February 2027).

- **Vacations, Easements, Encroachments, Leases and Other Dispositions of Public Property**

- **Ordinances, Plans and Policies**

5. **Ordinance to amend, reenact, and recodify Chapter 14.2 (Motor Vehicles and Traffic), (a) Article I (Motor Vehicle Code), Division 1 (Generally), Section 14.2-7.1 (Fines for Nonmoving Violations) and Division 2 (Regulation of Traffic), Subdivision D (Parking Meter Zones), Sections 14.2-44 (Parking Time Limits; When Parking Meters Operate) and 14.2-44.1 (Temporary Parking Meter Regulations for the Performance Parking Pilot Project in Certain Commercial Corridors) and (b) Article IX (Car-Sharing), Sections 14.2-109 (Free-Floating Car-share Program) and 14.2-110 (Reserved-Space Car-share Program) of the Arlington County Code to permanently establish the County's performance parking program.**

CM Recommendation: Adopt an ordinance (Attachment A of the staff report) with an effective date of March 1, 2026, to amend, reenact, and recodify Chapter 14.2 (Motor Vehicles and Traffic), (a) Article I (Motor Vehicle Code), Division 1 (Generally), Section 14.2-7.1 (Fines for Nonmoving Violations) and Division 2 (Regulation of Traffic), Subdivision D (Parking Meter Zones), Sections 14.2-44 (Parking Time Limits; When Parking Meters Operate) and 14.2-44.1 (Temporary Parking Meter Regulations for the Performance Parking Pilot Project in Certain Commercial Corridors) and (b) Article IX (Car-Sharing), Sections 14.2-109 (Free-Floating Car-share Program) and 14.2-110 (Reserved-Space Car-share Program) of the Arlington County Code to permanently establish the County's performance parking program.

6. **Ordinance to amend, reenact, and recodify Chapter 60 (Erosion And Stormwater Management Ordinance), Sections 60-9 (Erosion and Sediment Control Plan; Contents of Plan), 60-12 (Stormwater Pollution Prevention Plan; Contents of Plan), and 60-14 (Grandfathering) of the Arlington County Code to incorporate clarifications to the Virginia Erosion and Stormwater Management Regulation.**

   CM Recommendation: Adopt an ordinance (Attachment A of the staff report) to amend, reenact, and recodify Chapter 60 (Erosion and Stormwater Management Ordinance), Sections 60-9 (Erosion and Sediment Control Plan; Contents of Plan), 60-12 (Stormwater Pollution Prevention Plan; Contents of Plan), and 60-14 (Grandfathering) of the Arlington County Code to incorporate clarifications to the Virginia Erosion and Stormwater Management Regulation.

- **Other**

7. **Department of Human Services Agency on Aging (AAA) Fiscal Year (FY) 2026 Area Plan for Aging Services Contract Modification #7 with the Virginia Department of Aging and Rehabilitative Services (DARS).**

   CM Recommendation: Authorize the County Manager or his designee to execute the contract modification #7 (Exhibit A of the staff report) and any subsequent contract modifications in FY 2026 in a form approved by the County Attorney for the FY 2026 Area Plan for Aging Services.

8. **Arlington County Fire Department Bomb Squad Support Memorandum of Understanding (Template). (Published 02-18-26)**

   CM Recommendation: Approve the Memorandum of Understanding (MOU) template (attached to the staff report) between the Arlington County Fire Department ("ACFD") and other local jurisdictions to provide bomb squad operational coverage. In addition, authorize the County Manager or his designee to execute the Agreements, subject to approval by the County Attorney.

- **Non-Public Hearing Items *(Items 9-22)*** *County Board members ONLY may request removal of the following items:*

- **Capital Projects**

9. Award of contract to the Matthews Group, Inc.to provide construction services for Phase 1 of the Courthouse Elevator Modernization Project.

CM Recommendation: Approve the award of contract resulting from Invitation to Bid (ITB) No. RFQ N1308 between the Arlington County Board and The Matthews Group, Inc.to provide construction services for Phase 1 of the Courthouse Elevator Modernization project located at 1425 N. Courthouse Road, Arlington, Va. 22201 in the amount of $4,789,588.00 plus a 10% contingency of $478,959.00, for a total contract authorization of $5,268,547.00. In addition, authorize the Purchasing Agent to execute the Contract, subject to legal review by the County Attorney.

10. Award of contract to QSS International Inc. to provide construction services for the Detention Facility Fire Alarm Replacement.

CM Recommendation: Approve the award of contract resulting from Invitation to Bid (ITB) No. RFQ N1273 between the Arlington County Board and QSS International Inc. to provide construction services for the Detention Facility Fire Alarm Replacement located at 1435 N. Courthouse Road, Arlington, Va. 22201 in the amount of $1,696,200.00 plus a 20% contingency of $339,240.00, for a total contract authorization of $2,035,440.00. In addition, authorize the Purchasing Agent to execute the contract, subject to legal review by the County Attorney.

11. Award of Contract to A&M Concrete Corporation for construction of the North Jackson Street and North Irving Street Watermain Replacement Project.

CM Recommendation: Approve the award of the contract resulting from Negotiation No. N1307 between Arlington County Board and A&M Concrete Corporation to provide construction services for the North Jackson Street and North Irving Street Watermain Replacement Project between Arlington Boulevard and 4th Street North and 2nd Road North for the amount of $3,753,930.01 plus a contingency of $563,089.50 for a total contract authorization of $4,317,019.51. In addition, authorize the Purchasing Agent to execute the contract documents subject to legal review by the County Attorney.

- **Appropriations, Grant Applications and Other Contracts**

12. Memorandum of Agreement (MOA) between Arlington County and the Arlington Historical Society for Administration of State Tourism Grant to Promote Arlington's History Fest. (Published 02-17-26)

CM Recommendation: Approve the Memorandum of Agreement ("MOA", attached to the staff report) with the Arlington Historical Society ("AHS"), which outlines the terms and conditions of the County's contribution to and the administration of state funding of the Arlington HistoryFest 250 program. In addition, authorize the County Manager or his designee to execute the MOA, subject to approval as to form by the County Attorney.

13. Amendment to the Expansion of Affordable, Quality Child Care Grant Agreement with Two Birds 1100 Glebe Road LLC. (Published 02-17-26)

CM Recommendation: Award an additional $325,000 to Two Birds 1100 Glebe Road LLC ("Two Birds") in funding from the Expansion of Affordable, Quality Child Care Notice of Funding Availability ("grant") funds. In addition, authorize the County Manager or designee to sign and amend, on behalf of Arlington County Board ("Board"), the grant agreement between the Board, the Industrial Development Authority of Arlington County ("IDA"), and Two Birds 1100 Glebe Road LLC, in a form approved by the County Attorney.

14. Amendment to the Arlington County Digital Equity Grant Agreement with the Alliance for Arlington Senior Programs.

CM Recommendation: Approve the first amendment to the Arlington County Digital Equity Grant Agreement by and between the County Board of Arlington, Virginia and the Alliance for Arlington Senior Programs ("Amendment", attached to the staff report). In addition, authorize the County Manager, or designee, to sign the Amendment subject to the approval of the County Attorney.

15. Virginia Department of Transportation (VDOT) Project Agreement for Universal Project Code (UPC) 125399 -- Arlington Boulevard Trail South Side (George Mason Drive to 800 feet east of Glebe Road). (Published 02-18-26)

CM Recommendation: (1) Approve the VDOT agreement (Attachment B of the staff report). (2) Approve the resolution committing the County to its locally funded portion of the project, and authorizing the County Manager, or his designee, to execute the VDOT Project Agreement for Universal Project Code 125399 and all documents associated with the VDOT Project Agreement, subject to approval as to form by the County Attorney (Attachment A of the staff report).(3) Accept $3,007,000 in funds from VDOT. In addition, (4) appropriate funding as follows: (a) $720,000 in Community Project Funding ("Federal Earmark") funding (330.4024002.471201.ZBK50.EV399.0000) to the Department of Environmental Services ([DES], 330.4024002.599201.ZBK50.00000.0000); (b) $1,825,000 in VDOT Revenue Sharing Program funding (330.4024002.461101.ZBK50.EV399.0000) to DES (330.4024002.599201.ZBK50.00000.0000); and (c) $462,000 in Congestion Mitigation and Air Quality (CMAQ) Program funding

(330.4024002.471201.ZBK50.EV399.0000) to DES (330.4024002.599201.ZBK50.00000.0000).

16. **Memorandum of Understanding between Solar United Neighbors and the County Board to provide outreach, marketing, and program management services under the regional Switch Together Heat Pump Program.**

    CM Recommendation: Approve the Memorandum of Understanding between Solar United Neighbors ("SUN") and the County Board ("2026 MOU", Attachment A of the staff report). In addition, authorize the County Manager or the County Manager's designee to execute, in a form approved by the County Attorney, the 2026 MOU and anything else necessary to effectuate the purposes of the 2026 MOU.

17. **Accept and appropriate an additional $33,235 in pass-through federal funding for the Crisis Intervention Team in Fiscal Year (FY) 2026 from the Virginia Crisis Intervention Team Coalition (Virginia CIT).**

    CM Recommendation: Authorize the County Manager or his designee to accept an additional $33,235 in pass-through federal funds for FY 2026. In addition, appropriate $33,235 in pass-through federal funds (101.471201) to the Department of Human Services (101.5023002) to fund training and supplies for the Crisis Intervention Team (CIT).

18. **Approve the use of funds from the Opioid Settlement Direct Distribution fund to participate in the Opioid Abatement Authority Regional Cooperative Partnership.**

    CM Recommendation: Authorize the use of $17,419.35 from the Opioid Settlement Direct Distribution fund for the local match contribution for a Regional Cooperative Partnership Grant through the Virginia Opioid Abatement Authority. In addition, authorize the County Manager or his designee to execute, in a form approved by the County Attorney, the Virginia Opioid Abatement Authority Region 2 Cooperative Agreement.

- **Acquisitions or Leases of Real Property**

19. **Deed of easement and deed of temporary construction easement on property owned by the County School Board of Arlington County, Virginia, known as Hoffman-Boston Elementary School, 1415 S. Queen St., also known as 1624 13th Road S., Arlington, Va. (RPC# 33-006-027).**

    CM Recommendation: Approve the deed of easement and deed of temporary construction easement (attached to the staff report) on property owned by the County School Board of Arlington County, Virginia, known as Hoffman-Boston Elementary School, 1415 S. Queen St., also known as 1624 13th Rd. S., Arlington, Va. (RPC# 33-006-027). In addition, authorize the Real Estate Bureau Chief, Department of

Environmental Services, or his designee, to accept, on behalf of the County Board, the deed of easement and deed of temporary construction easement (collectively, "Easements", attached to the staff report), subject to approval as to form by the County Attorney.

- **Other (Housing Loans, Minutes, etc.)**

20. Approval of the First Allonge to County Affordable Housing Investment Fund ("AHIF") Promissory Notes between the County and borrowers of Arlington County multifamily loans to change the interest accrual method from actual/365 to 30/360 due to procurement of new loan portfolio system.

CM Recommendation: (1) Approve the First Allonge to County AHIF Promissory Note, a form of which is attached (to the staff report as Attachment 1), to change the interest accrual method for Arlington County multifamily loans from actual/365 to 30/360. (2) Authorize and Direct the County Manager to execute, on behalf of the County Board, a First Allonge to County AHIF Promissory Note between the County and the borrowers of Arlington County multifamily loans for properties on the list (shown as Attachment 2 of the staff report), subject to approval as to final form by the County Attorney. In addition, authorize the County Manager, with the concurrence of the County Attorney, to act as the County Board's representative in approving revisions to the First Allonge (attached to the staff report) that are necessary to remove any ambiguity or inconsistency or which improve the County's financial security or position, and which revisions do not adversely affect the County financially prior to the execution of the First Allonge.

21. This item was removed--02-17-26.

22. Minutes from past County Board Meetings

III REGULAR HEARING ITEMS

23. Leckey Gardens, 2031 N. Woodrow St.

A. GLPA25-00002 (GP-371-26-1) General Land Use Plan Amendment to change the land use designation from "Low-Medium" Residential to "Low" Office-Apartment-Hotel; located at 2031 N. Woodrow St. (RPCs #07-010-001 & -002);

B. REZN25-00006 Rezoning from "RA8-18" Multiple Family Dwelling District to "C-O-1.5" Mixed Use Zoning District; located at 2031 N. Woodrow St. (RPCs #07-010-001 & -002); and

C. SPLN25-00007 Site Plan (SP #482) to construct an 11-story residential building with 249 committed affordable residential units; located at 2031 N. Woodrow St. (RPCs #07-010-001 & -002). (Published 02-17-26)

CM Recommendation: (1) Adopt the resolution (Attachment #1 of the staff report) to approve the General Land Use Plan amendment (GLPA25-00002) to change the designation from "Low-Medium" Residential to "Low" Office-Apartment-Hotel; located at 2031 N. Woodrow St. (RPCs #07-010-001 & -002). (2) Adopt the ordinance (Attachment #2 of the staff report) to rezone (REZN25-00006) the property from "RA8-18" Multiple Family Dwelling District to "C-O-1.5" Mixed Use Zoning District; located at 2031 N. Woodrow St. (RPCs #07-010-001 & -002). In addition, (3) adopt the ordinance (Attachment #3 of the staff report) to approve a new Site Plan (SPLN25-00007) to permit the construction of an 11-story residential building with 249 committed affordable units and a parking ratio of 0.82 spaces per unit, with modifications for additional density, additional building height, reduced parking ratio, density exclusions, and other modifications necessary to achieve the proposed development; located at 2031 N. Woodrow St. (RPCs #07-010-001 & -002)

24. The County Manager's Presentation of the Proposed Fiscal Year 2027 General/Operating Budget. ***(Public Comment will be heard at the Tuesday, February 24, 2026, Recessed County Board Meeting.)***

IV ADDITIONAL ITEMS

ARLINGTON COUNTY, VIRGINIA

GENERAL INFORMATION

The Arlington County Board generally meets once a month on Saturdays with a corresponding recessed meeting on Tuesday within a week of the initial regular meeting. The Board typically does not meet during the month of August. The meetings are open to the public. For more information, or to obtain the meeting schedule, telephone the County Board Office at 703-228-3130 (TTY 703-228-4611) on weekdays from 8 a.m. to 5 p.m.

A **Spanish Language interpreter is** present for the regular Saturday Board meeting, from 9:30 to 11:30 a.m. Persons needing Spanish language interpretation services are encouraged to contact the County Board Clerk no later than three days in advance of the meeting at 703-228-3130 (TTY 703-228-4611), or notify the Clerk the morning of the meeting. Interpretation services also are available for recessed meetings if requested no less than one day in advance by calling the above number. Persons needing a sign language interpreter, assisted listening devices, alternate format materials, or other accommodation for qualified individuals with disabilities as described in the American with Disabilities Act should contact the County Board office at 703-228-3130 or email countyboard@arlingtonva.us no less than three days in advance of the meeting. In addition, the County offers closed-captioning services for all County Board meetings.

All County Board meetings are available for live viewing with closed captioning on Comcast Xfinity channels 25 and 1085; Verizon FiOS channels 39 and 40, with closed captioning, at County Board Agenda Online or on the County's YouTube Channel.

INFORMACION GENERAL

Generalmente, la Junta del Condado de Arlington se reúne una vez al mes los sábados con una reunión pospuesta el martes correspondiente de la semana de la reunión ordinaria inicial. Habitualmente, la Junta no se reúne durante el mes de agosto. Las reuniones son abiertas al público. Para más información o para obtener el cronograma de reuniones, llame a la oficina de la Junta del Condado al 703-228-3130 (TTY 703-228-4611) los días hábiles de 8 a.m. a 5 p.m.

En la reunión ordinaria de la Junta los sábados hay un **intérprete al español** presente de 9:30 a 11:30 a.m. Las personas que necesitan servicios de interpretación en español deben comunicarse con la secretaria de la Junta del Condado como mínimo tres días antes de la reunión al 703-228-3130 (TTY 703-228-4611), o notificar a la secretaria la mañana del día de la reunión. También se brindan servicios de interpretación para las reuniones pospuestas si se solicitan como mínimo con un día de anticipación al número de teléfono que se indica anteriormente. Las personas que necesitan interprete del lenguaje de señas, dispositivos de audición asistida, materiales en formato alternativo, u otra acomodación para personas con discapacidades según se establece en la ley *American with Disabilities Act* deben comunicarse con la oficina de la Junta del Condado al 703-228-3130 o enviar un correo electrónico a countyboard@arlingtonva.us como mínimo tres días antes de la reunión. El Condado también ofrece servicios de subtitulado para personas con problemas de audición en todas las reuniones de la Junta del Condado.

Todas las reuniones de la Junta del Condado pueden verse en vivo en Comcast Xfinity channels 25 and 1085; Verizon FiOS channels 39 and 40. Puede ver las reuniones pasadas/archivadas en el at County Board Agenda Online .

ARLINGTON COUNTY, VIRGINIA

INSTRUCTIONS FOR SPEAKING ON AGENDA ITEMS

The following instructions are in accordance with the Meeting Procedures adopted by the County Board:

A. **Public Comment Period (Saturday Regular Meetings at 9:30 a.m.)** This is an opportunity for residents to alert the Board of topics ***not on that day's agenda, already decided, or scheduled for future hearings***. All persons wanting to speak must submit a speaker slip to the Clerk prior to speaking. Each speaker has up to two minutes to speak. The Board will hear only one speaker per topic.

B. **Consent Agenda Items.** To speak on a consent agenda item, listed under Public Hearing Items**,** a resident must register online before the first speaker is called for the Consent Agenda hearing, which begins no earlier than 6:00 p.m., identifying all the Consent Agenda item number(s) he or she wants to address on one slip. Individuals may download speaker slips in advance of the meeting by visiting the County Board Meeting web page, and completing the form online. Submission of a speaker slip will result in the item (s) being removed from the Consent Agenda on Saturday to be heard by the Board at 6:00 p.m. at the following Tuesday Recessed Meeting for public testimony (no speakers will be heard on Saturday). Individuals and organizations have up to three minutes to speak on all matters at the Tuesday meeting, (Example: persons who sign-up to speak on two items, will be called one time to speak a maximum of three minutes on both items.). The Board will hear speakers in a group before discussing the removed Consent Agenda items. Additional speakers may sign-up to testify on the previously removed items at the Tuesday recessed meeting by submitting a speaker slip by 6:00 p.m. Only County Board members may request removal of **Non-Public Hearing Items.** These items will also be discussed by the County Board at the Tuesday recessed meeting at 6:30 p.m.

C. **Regular Hearing Items (Heard no earlier than 9 a.m. on Saturday and no earlier than 6:30 p.m. on Tuesday).** Speakers intending to address Regular Agenda items first must check if the item is on the agenda for the Saturday or the Tuesday recessed meeting. In order to speak, an individual must submit a speaker slip identifying the agenda item to the Clerk prior to the first speaker being called for that agenda item. Speaker slips may be downloaded online in advance of the meeting from the County Board Meeting web page but will not be accepted until the day of the hearing. Individuals participating virtually must submit an online speaker form identifying the agenda item prior to the first speaker being called for that agenda item. Individuals may speak for a maximum of two-to-three minutes per agenda item; civic or community organizations representatives may speak for a maximum of two, three or five minutes. The Clerk will call the two minute speakers first; followed by the three minute speakers second; and, finally, the five minute speakers in the order in which their slips are received in each category.

The Board will accept written materials, not repeating oral testimony. Residents must provide eight (8) copies of the information for County Board members, staff and the public record, and give it directly to the Clerk.

For a full copy of the adopted Meeting Procedures, visit the County Board website or contact the Clerk's Office at 703-228-3130 (703-228-4611 TTY).