



[Parking Reimagined Zoning Ordinance Amendment](#)

Comments of the Friends of Accotink Creek

24 July, 2022

A reduction in minimum parking requirements by itself, may not have the intended level of benefit for the citizens of Fairfax County. While the overall goals of reducing vehicle dependency, making our civic environment more friendly for residents, and increasing affordable housing are entirely laudable, we must ask if these results can be achieved by reduced parking requirements alone.

It is essential that any reduction in parking requirements be coupled with requirements for:

- **Increased green space** - Insofar as minimum parking reductions also reduce impervious surface and avoid loss of tree canopy, they are welcome. Insofar as they merely exchange impervious heat-sink parking for impervious heat-sink roofing, their environmental benefit is questionable. Green space corresponding to a percentage of parking reductions should be preserved within or added to projects. The quality of space should also be a consideration, contributing to County goals of tree canopy preservation, climate change avoidance, watershed protection, and citizen wellbeing.
- **Upgrades of non-motorized access** – Ensuring that reduced parking destinations are accessible without cars is vital. Without safe, convenient, and inviting pedestrian and bicycle routes, reduced parking may lead to the nightmare of circling vehicles and traffic congestion. Routes should in all cases enhance existing infrastructure, rather than sacrificing wooded areas.
- **Upgrades of transit access** - Accessibility from projects to transit should be enhanced. Again, the demand for parking will only decrease when convenient alternatives are readily available.

In short, let’s ensure that the goals of Parking Reimagined are better achieved by incorporating the elements of improved green space, improved non-motorized access, and improved transit access.

Friends of Accotink Creek

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