



Regarding Site Specific Plan Amendments – Springfield Area

March 9, 2023

Comments regarding Site Specific Plan Amendment [CPN-22 LE-008](#) Frontier Plaza Center

We the Friends of Accotink Creek are committed to protecting, promoting, and restoring the water quality, natural habitat and ecological well-being of the Accotink Creek watershed.

Subject properties are part of the Accotink Creek watershed and located near Long Branch (south) tributary and Newington Conservation Site containing an unique acidic seepage swamp forest.

Accordingly FACC would be most concerned with:

- habitat loss, especially mature native trees
- stormwater runoff
- Poor landscaping practices which would negatively impact the watershed such as:
 1. planting non native species,
 2. planting any invasive species,
 3. usage of pesticides and herbicides,
 4. poor usage/storage of deicing (salt) materials and any litter/chemical spills from the properties.

FACC Position:

In regards to this proposal, we would be in favor of this request. Any reduction of impervious surfaces and extension of green spaces within Accotink watershed is welcomed. This development could incorporate innovative and successful stormwater controls, as well as the managed greenspaces. Additionally we would desire future dialog with the applicant and County on ideas to meet these goals, as well as possible proffers to enhance Accotink Creek watershed.

March 2, 2023

Comments regarding Site Specific Plan Amendment [CPN22-MV-003](#) 7600, 7700, 7702, and 7601 Boston Blvd., 8001 and 8000 Corporate Ct, Springfield, VA 22153

We the Friends of Accotink Creek are committed to protecting, promoting, and restoring the water quality, natural habitat and ecological well-being of the Accotink Creek watershed.

Subject properties are part of the Accotink Creek watershed and located near [Accotink Gorge](#), one of the most biodiverse locations in Fairfax County and part of Fairfax County Parks.

Accordingly FACC would be most concerned with:

- habitat loss, especially mature native trees
- stormwater runoff
- Poor landscaping practices which would negatively impact the watershed such as:
 1. planting non native species,
 2. planting any invasive species,
 3. usage of pesticides and herbicides,
 4. poor usage/storage of deicing (salt) materials and any litter/chemical spills from the properties.

FACC Position:

In regards to changing the zoning from industrial, we would be in favor of this request. Any reduction of high impact developments such as industrial alongside Accotink is welcomed. These properties have already been developed, whereas most new housing developments in Fairfax County go in undeveloped, maturely wooded lands severely reducing our tree canopy. This development could incorporate innovative and successful stormwater controls, as well as managed greenspaces. Additionally we would desire future dialog with the applicant and County on ideas to meet these goals.

March 2, 2023

**Comments regarding Site Specific Plan Amendment [CPN22-MV-004](#)
Costco - Boston Blvd**

We the Friends of Accotink Creek are committed to protecting, promoting, and restoring the water quality, natural habitat and ecological well-being of the Accotink Creek watershed.

Subject properties are part of the Accotink Creek watershed and located near [Accotink Gorge](#), one of the most biodiverse locations in Fairfax County and part of Fairfax County Parks.

Accordingly FACC would be most concerned with:

- habitat loss, especially mature native trees
- stormwater runoff
- Poor landscaping practices which would negatively impact the watershed such as:
 1. planting non native species,
 2. planting any invasive species,
 3. usage of pesticides and herbicides,
 4. poor usage/storage of deicing (salt) materials and any litter/chemical spills from the properties.

FACC Position:

In regards to Costco changing this site to add fuel services, we would not oppose such a development if adequate controls are in place and we STRONGLY concur with staff's recommendation to better address landscaping and enhance stormwater management controls. FACC leads volunteers in

Accotink Gorge trying to control invasive species and we note that current plantings along Boston Blvd. are indeed invasive (Nandina-Heavenly bamboo) and should be removed.

And finally FACC has done stream cleanups behind Costco regularly. Therefore, we would appreciate consideration in proffers or other incentives which may make this development more attractive and continual access to conduct stream cleanups and trash haul away through the property.

Friends of Accotink Creek

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