



NATIONAL LANDING

PENTAGON CITY

CRYSTAL CITY

POTOMAC YARD

November 7, 2021

Arlington County Planning Division
c/o Peter Schulz
2100 Clarendon Blvd. Suite 700
Arlington, VA 22201

Dear Mr. Schulz:

On behalf of the National Landing Business Improvement District (BID) and the collective business communities of Crystal City, Pentagon City, and Potomac Yard, I am writing to provide feedback following the PenPlace SPRC online engagement for the proposed site plan for Amazon's HQ2 (PDSP #105).

The National Landing BID is pleased to support the development proposal for approximately 3.2 million square feet of office here in Pentagon City. Our partners at Amazon have reimagined an innovative workplace for its new headquarters, and we are excited to support this iconic development within National Landing. Delivering next-generation, signature development must also include people-centric design that encourages a safe, walkable, and connected downtown.

We appreciate the applicant's commitment to being responsive to public feedback as demonstrated in this proposal's improvements to the project's architectural design, bike mobility, and improved multi-modal connectivity.

In line with the applicant's public engagement process, BID staff participated in the PenPlace SPRC walking tour held on October 28, 2021. Our comments in this letter are based on the interactive tour as well as our review of the submitted proposal:

- **Office Building Design-** The BID supports the improved architectural design for three of the main office towers on site. Through sculpting and building materials, each tower now has a distinct top, middle and base. All buildings are more distinguishable from each other using improved architectural design, offering a stronger urban street edge for the site. These improvements also support the iconic Helix building's visibility as the site's most prominent architectural feature.
- **Bike safety and mobility-** Recognizing the broader bike network anticipated for National Landing, the BID supports the addition of a Fern Street protected bike lane facility. The BID also commends the project team's approach to offering north/south bike connections through the provision of bike runnels at Army Navy Drive and the Central Green. The BID supports the County's efforts to offer a more comprehensive downtown bike plan network for National Landing in the long term.
- **Improved multi-modal connections-** The project team's multi-modal improvements provide more connections for people-first mobility throughout the site. The BID supports the newly proposed 15-foot, east/west multi-modal path between Fern and S. Eads Streets. Offering multi-modal facilities that are 12 feet wide or greater, can accommodate a variety of mode options which is consistent with the BID's vision of creating the most walkable and accessible downtown in the Country.

Additionally, the lush and inviting design of the open space and the high-performance approach to building design will help make the site and the area a model of sustainability.

In summary, we support the applicant's site plan proposal and look forward to being a part of the continued discussions for PenPlace.

Sincerely,

Tracy Sayegh Gabriel
President & Executive Director

NATIONAL LANDING
BUSINESS
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DISTRICT

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