

Newsletter of the Arlington County Civic Federation
January 2022 | Volume 106 | Number 6

February Membership Meeting February 8, 2021 @ 7:00PM

Delegates, Alternate Delegates, others associated with member organizations, and the public are invited to attend this virtual meeting.

Advance Registration is required and must be completed by 12 PM, Tuesday, February 8, 2022.

Register in advance for this meeting:

<https://us06web.zoom.us/meeting/register/tZwtduysrDosH9CuqKj2UUPC7WZWnfzaTN1F>

A confirmation email will be sent with unique meeting log-in/phone-in details. We strongly encourage early check-in, which starts at 6 PM.

To expedite the check-in process please use your first and last name as your profile name this will help identify participants.

****The Secretary must be notified of voting member substitutions by 12 PM Monday, February 7th, 2022.**

If you are not familiar with Zoom, here is [a link to information and instructions on how to register and participate in CivFed's December 2021 Membership Meeting.](#)

February 8, 2022 Membership Meeting Agenda

- 7:00 - Regular Business, pledge, approve minutes
- 7:15 - Dr. Francisco Duran, APS Superintendent
- 8:15 - Public Services Stormwater Management
- 8:50 - Old Business
- 9:05 - New Business
- 9:10 - Adjournment

President's Corner

Welcome to 2022!

I hope you are healthy, warm and safe.

This month we welcome APS Superintendent Dr. Francisco Duran. Dr. Duran's entire tenure has been marked by the challenges posed by the COVID pandemic, as well as all the ongoing challenges facing the leader of an organization charged with educating thousands of students, (the number is growing every year) with constraints of budget and facilities. Our schools committee has spent several hours putting together questions for Dr. Duran to



addressing the ongoing challenges our students and schools face, and his plans for future growth.

Also this month, the Public Services committee will be have a presentation/Q&A on their Stormwater management resolution, and present it for a vote. Since the resolution was presented at the January membership meeting, several Civic Associations have indicated their interest in the process. We expect further engagement with the County after the vote on the resolution.

At the beginning of January, we held our annual joint-meeting with County Board, we appreciate their spirit of collaboration with the Civic Federation, and look forward to working with Chair Katie Cristol and the Board for the betterment of Arlington.

The Tree collaborative led by Mary Glass and the Environmental Affairs committee will be meeting with members of the County board over the next month as we work to preserve Arlington's tree canopy.

I will also be naming members of the Nominations committee in order to begin the process of recruiting next years Board. The update to the bylaws that was passed at the last membership meeting specifies the timeframe for electing a nominations committee, we will hold a vote on the proposed members during the March meeting. Please reach out to me if you are interested in serving on the nomination committee.

Warmly,

[Allan Gajadhar](#)

Public Services Committee Stormwater Management/Flood Mitigation Work Group

Severe stormwater flooding in several parts of Arlington County in July 2019 dramatically revealed insufficiencies in the county's resilience and mitigation strategy. ACCF has responded with three major resolutions with specific and general recommendations for improvements. The stormwater group of the Public Services Committee is pleased to offer to the Civic Federation membership on February 8th its fourth stormwater resolution, which is linked [here](#).

This resolution was presented at the January membership meeting, and urges both strategic and tactical changes in the county's approach to stormwater flooding and its growing climate change-driven threat. The resolution is designed to be available to the County Manager's staff as it prepares the county's FY 2023-2032 Capital Improvement Plan to come before county voters in November.

The Civic Federation's stormwater group has been working closely with county staff, senior members of whom will offer a brief background presentation on February 8. The presentation will also detail the ACCF stormwater group's efforts to encourage civic associations in the same watershed to engage as a group with the county to pursue improvements in their particular watersheds. There will be time for questions from the membership immediately following the presentations.

The full text of the Resolution is available [here](#).

Schools Superintendent Dr. Francisco Duran

The Schools Committee will be hosting APS Superintendent Dr. Francisco Duran at the February 8th membership meeting. The committee has sent a number of questions to Dr. Duran in advance of the meeting, we look forward to his presentation, and hearing how he addresses the ongoing challenges of managing the schools during the pandemic.

Housing Committee

The Housing Committee plans a spring program segment on the Barcroft Apartments preservation initiative along Columbia Pike and South George Mason Drive. Watch for details on the who, what, where, when and why!

Task Force in Governance and Election Reform (TiGER)

ACCF's Task Force in Governance and Election Reform (TiGER) continues to draft its final report to the general membership to address the problem statements presented to the full membership during the November 2021 Monthly Meeting. We will provide a draft report in advance of our planned presentation to the membership at the April 2022 meeting.

Committee on Diversity, Equity, Belonging and Inclusion (DEBI)

The Diversity Committee understands the power of social media as a way to bring in more engagement. More unique voices is the key to diversity! We want to provide the rest of the CivFed with tips on how to boost social media presence. These metrics are from Arlington Neighborhood College. Facebook's peak hours are: Tuesday 10AM and 1-2PM, Wednesday 11AM, Thursday 10AM - 3PM, and Friday 9AM-12PM.

In addition these tips are from the Energize Arlington forum from October, 2018 on how to bring more people into your organizations! "Ask office building managers how you can spread the word. There was one example where an office regularly asks the custodial staff to put a flyer on every chair".

Residential Assessments Rise Again in 2022

By Suzanne Sundburg, member Revenues & Expenditures Committee

As we consider Arlington's fiscal year (FY) 2023 budget, it's worth reviewing how we get the money to run our government. Over 70% of local tax revenue comes from commercial and residential real estate taxes.

Altogether, real estate revenue represents 60% of the county's total revenue, with residential properties contributing 54% and commercial properties contributing 46% in 2022.^[1] Residential property owners have seen their share grow with soaring home prices while commercial property values, in many cases, have declined during (and even before) the pandemic. As recently as 2019, the commercial share was 49%, with residential's share at 51%.^[2]

In 2022, overall commercial property assessments increased 0.6%, up from a 1.4% decline in 2021 but far lower than the 4.9% increase in 2020. Apartments and hotels offset value declines in other types of commercial properties in 2022.^[3]

Overall residential real estate assessments are up 5.8% in 2022, larger than the 5.6% rise in residential assessments in 2021 and the 4.3% increase in 2020.^[4] Sounds like good news, right? In truth, rising property values are a mixed blessing—increasing county revenues, but also your tax bill.

Even when the real-estate tax rate remains the same—\$1.026 per \$100 of assessed value in 2021 and 2022^[5]—your tax bill goes up when your real estate assessment goes up, unless the county reduces the tax rate sufficiently to fully offset rising assessments.

In dollars, the average “single-family” homeowner has seen his/her real estate tax bill (not including other local taxes or fees) rise from \$4,977 in calendar year (CY) 2012 to \$7,338 in CY2021—a 47% increase.[6]

Assessment increases’ cumulative impact means the average homeowner now pays, on average, \$2,361 more per year in additional property taxes than were paid in 2012.

What about renters? Yes, renters **DO** indirectly pay property taxes, which are baked into rents for apartments[7] and are often a pass-through surcharge paid (on top of rent) by commercial tenants.[8]

Consequently, rising property tax bills—via assessments or the tax rate—increase housing costs and make homeownership and renting even less affordable for those living on lower or fixed incomes[9] as well as those who have experienced pandemic-related financial hardship. They can also make Arlington’s commercial space less competitive and less attractive.

[1] ARLnow, “JUST IN: County reports another jump in residential real estate assessments,” <https://www.arlnow.com/2022/01/14/just-in-county-reports-another-jump-in-residential-real-estate-assessments/>

[2] ARLnow, “Property Values, and Thus Property Taxes, Are Rising,” <https://www.arlnow.com/2020/01/21/property-values-and-thus-property-taxes-are-rising/>

[3] Arlington County 1-14-2022 News Release <https://www.arlingtonva.us/About-Arlington/News/Articles/2022/Arlington-Real-Estate-Property-Values-See-Modest-Increase-for-2022>

[4] ARLnow, “JUST IN: County reports another jump in residential real estate assessments,” <https://www.arlnow.com/2022/01/14/just-in-county-reports-another-jump-in-residential-real-estate-assessments/>

[5] Arlington Sun Gazette, “Homeowners Could See Tax Bills Skyrocket” https://sungazette.news/wp-content/uploads/2022/01/Arlington-1-20-22.pdf?utm_source=mailto&utm_medium=email&utm_campaign=Weekly+editions+posted

[6] NOTE: “Single-family residence is based on all residential property including single family detached, semi-detached dwellings, condominiums, cooperatives, and townhouse residences.” County Board Report 33A. (Posted 02-19-2021) request to advertise hearing for proposed tax rate for CY2021 (see Attachment II): https://arlington.granicus.com/MetaViewer.php?view_id=2&clip_id=3876&meta_id=201114

[7] Apartment Search website, “Do Renters Pay Property Taxes?”: <https://blog.apartmentsearch.com/city-living-2/do-renters-pay-property-taxes/> and ITEP “Who Pays?” (6th Edition) web page: <https://itep.org/whopays/>

[8] MIT Center for Real Estate, “Can landlords really pass on higher property taxes to tenants?” <https://mitcre.mit.edu/news/blog/can-landlords-really-pass-higher-property-taxes-tenants>

[9] ITEP “Who Pays?” (6th Edition, p. 12) <https://itep.sfo2.digitaloceanspaces.com/whopays-ITEP-2018.pdf> and “Property tax burdens fall on nation’s lowest-income homeowners, study finds”: <https://news.uchicago.edu/story/property-tax-burdens-fall-nations-lowest-income-homeowners-study-finds> and “Property Taxes and Elderly Mobility”: <https://www.ncbi.nlm.nih.gov/pmc/articles/PMC2811882/> and “Houses, Apartments, and Property Tax Incidence,” Joint Center for Housing Studies Harvard University: <https://www.jchs.harvard.edu/sites/default/files/w05-2.pdf>

Arlington Families For Safe Streets

Crashes that harm pedestrians and cyclists continue to happen in Arlington. The County has committed to Vision Zero, a global initiative to make sure zero traffic deaths occur, and is implementing improvements, but we all need to continue to be vigilant regarding street safety for all users.

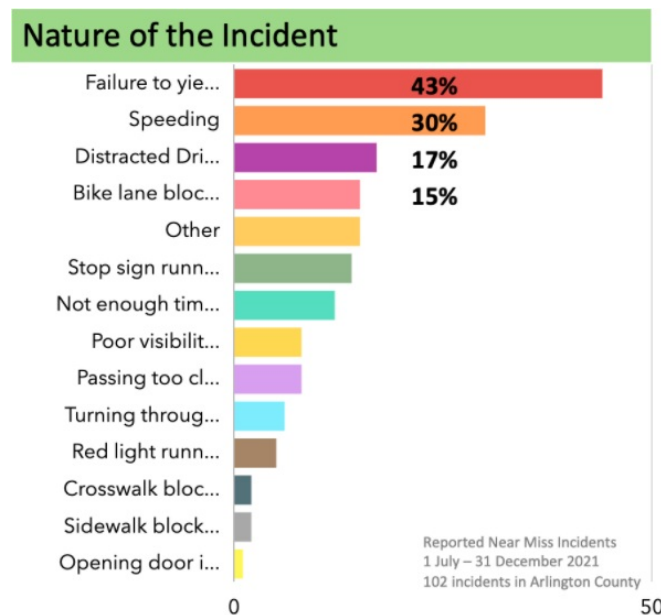
Northern Virginia Families for Safe Streets (NoVA FSS), with chapters in Alexandria, Arlington, and Fairfax, is identifying locations across all of Northern Virginia where pedestrians and cyclists have experienced near miss incidents and other dangers, by offering the Near Miss

Survey: <https://arl.novasafestroads.org/near-miss-and-dangerous-intersection-survey/>.

A near miss incident is an event in which a driver of a vehicle or a person walking, running, biking, or scooting had to suddenly stop, swerve or otherwise move to avoid a collision. A dangerous location is deemed dangerous to a person walking or biking.

This information is reported anonymously to regional municipalities and other transportation focused organizations to identify locations that would benefit from safety improvements but may have not been determined to be problem areas by traditional crash data sources.

Our goal is to improve safety for area residents, employees, and visitors. Please join us in our efforts to capture information about dangerous locations and behaviors. Please visit our website to learn about our near miss survey or for you to submit your own near miss experience <https://arl.novasafestroads.org/near-miss-and-dangerous-intersection-survey>



Civic Federation Appointments

The Civic Federation has traditionally appointed representatives to several County and Schools commissions, including the County's Emergency Preparedness Advisory Commission (EPAC), the School Boards Budget Advisory Council (BAC), and others. We are in the midst of updating the full list of all appointments CivFed makes. Please send [Allan Gajadhar](#) a note with any appointments where you serve as the CivFed representative or appointments that you are aware of in addition to the list below so that we can update our records and appointments accordingly.

Here is our working list:

- Neighborhood Conservation Plan Evaluation Working Group
- Police Chief Advisory Commission
- SPR – Planning Commission
- Emergency Preparedness Advisory Commission
- Open Data Advisory Group
- Utility Rate Study
- Form-Based Codes Advisory Working Group
- School Board Budget Advisory Council

2021 ACCF Dues Information

On August 29, the Arlington Civic Federation Board of Directors approved the 2021 – 2022 budget which will be used to pay for administrative and web services for the organization.

Membership Dues for 2021 – 2022 are \$65 per member organization. Dues should be sent in as soon as possible, and are due by December 31, 2021.

Dues may be paid by check or by Zelle.

If paying by check:

- Send check to Arlington Civic Federation, PO Box 42091, Arlington Virginia, 22203.
- Please be sure to include the name of the organization on the check as a memo.
- Please send an updated list of delegates tosecretary@civfed.org.

If paying by Zelle, please email treasurer@civfed.org including the following information:

- Name of Organization
- Name of Payer
- Phone Number for Payer (for questions)
- Zelle ID (email address or phone number)
- The treasurer will then respond with the ACCF Zelle payment information.
- Please also email secretary@civfed.org with the updated list of delegates.

Thank you to the following organizations for making their due's payments:

- Friends of Aurora Highlands Parks
- Arlington Tree Action Group
- Bluemont Civic Association
- Lyon Village Citizens Association
- Yorktown Civic Association
- Arlington Forest Citizens Assoc
- Foxcroft Heights
- Arlington Ridge Civic Association
- Arlington View Civic Association
- Arlington Branch AAUW
- Glen Carlyn Citizens Association
- Arlington Education Association
- Tara Leeway Heights Civic Assoc
- John Langston Civic Association
- Radnor Ft Myer Heights Civic Assoc
- Clarendon Courthouse Civic Assoc
- North Rosslyn Civic Association
- Boulevard Manor Civic Association
- Douglas Park Civic Association
- Waycroft Woodlawn Civic Association
- Woodmont Civic Association
- Arlington East Falls Church Civic Association
- Chain Bridge Forest Association
- Arlington Historical Society
- Waverly Hills Civic Association
- Lyon Park Citizens Association
- Ballston Virginia Square Civic Association
- Highland Park - Overlee Knolls Civic Assoc.
- Barcroft School Civic League
- Aurora Highlands Civic Association
- Gaslight Square Condo Association
- Williamsburg Civic Association
- NARFE Arlington Chapter No. 7

- Arlington NAACP
- League of Women Voters of Arlington
- Crystal City Civic Association
- Columbia Heights Civic Association
- Shirlington Civic Association
- Alcovia Heights Civic Association
- Arlington Parents for Education
- Madison Manor Citizens Association
- Glebeewood Civic Association Dues
- Arlington Little League
- Old Glebe Civic Association
- Columbia Pike Revitalization Org

If you have questions, please email treasurer@civfed.org for payment information and secretary@civfed.org for any other questions. Thank you!

[The Civic Federation's Website](#)

2021-2022 Board of Directors

Officers

President, [Allan Gajadhar](#)
 Vice President, [Nicole Merlene](#)
 Secretary, Vacant
 Treasurer, [Stacy Meyer](#)

Board of Directors

Board Chair, [Nicole Merlene](#)
 Board Vice-Chair, Vacant
 Member at Large, [Mary Glass](#)
 Member at Large, [Julia Tanner](#)
 Member at Large, [Nadia Conyers](#)
 Member at Large, [Mona Steffen](#)
 Member at Large, [Eric Cassel](#)

Voting delegates and alternate delegates who are interested to serve on the Civic Federation's Board of Directors should contact [President Allan Gajadhar](#).

2021-2022 ACCF PUBLIC INTEREST COMMITTEES

Cultural Affairs – Chair Tina Worden
 Diversity Committee – Chair Alistair Watson
 Environmental Affairs – Chair Mary Glass
 Housing – Chair John Vihstadt
 Legislation – Chair Ron Haddox
 Parks and Recreation – Chair TBD
 Planning and Zoning – Chair Ben Keeney
 Public Services – Chair John Ford
 Revenues and Expenditures – Suzanne Sundberg (POC)
 Schools – Chair Allan Gajadhar (POC)
 Transportation – Co-chairs Jerry Auten and Joe Pelton

- Airport Noise Subcommittee – Chair Joe Pelton

2020-2021 ACCF SUPPORT COMMITTEES

Audit – Chair Jay Wind
 Awards – TBD
 Bylaws and Rules – Chair Adam Henderson
 Banquet – TBD
 Communications – Chair Chris Wimbush
 Membership – Chair Eric Cassel

Any Delegate, Alternate Delegate, or member of a Member Organization may participate on any Public Interest or Support Committee. Please contact the applicable Committee chair, point-of-contact, or [President Allan Gajadhar](#) if you are interested in participating on ACCF Committees.

LINKS TO MEETING DOCUMENTS

- [Link to draft December 2021 Meeting Minutes](#)
- [Link to draft January 2022 Meeting Minutes](#)
- [Proposed Stormwater Management Resolution](#)

Interested in being an Arlington County Civic Federation Delegate?

The Arlington County Civic Federation was founded in 1916. Today, it has 85 member organizations dedicated to advocacy and community involvement. The Federation membership reflects the broad array of interests and talents found in the County and is open and welcoming to all groups within Arlington, firmly believing that a broader range of groups creates better problem-solving outcomes for Arlington and its residents. Our purpose continues to be promoting the general welfare of Arlington County and its vicinity in a non-partisan, non-sectarian, non-sectional, and non-political manner.

Arlington County Civic Federation Delegates enjoy the full benefits of participation, voting, and serving in Civic Federation leadership positions. If your organization is a member of the Civic Federation, ask if it has open slots for delegates. If it is not a member organization of the Civic Federation, encourage it to join. Here is a [link](#) to our website for more details.

ACCF Calendar FY2022

February 2022

- GENERAL MEETING: Tuesday 8 February 2022, 7p, via Zoom
- BOARD OF DIRECTORS MEETING: Sunday 13 February 2022, 4p, via Zoom

March 2022

- NEWSLETTER SUBMISSION DEADLINE: Tuesday 22 February 2022, 6p
- GENERAL MEETING: Tuesday 8 March 2022, 7p, via Zoom
- BOARD OF DIRECTORS MEETING: Sunday 13 March 2022, 4p, via Zoom

April 2022

- NEWSLETTER SUBMISSION DEADLINE: Tuesday 29 March 2022, 6p
- GENERAL MEETING: Tuesday 12 April 2022, 7p, via Zoom
- BOARD OF DIRECTORS MEETING: Sunday 17 April 2022, 4p, via Zoom

May 2022

- NEWSLETTER SUBMISSION DEADLINE: Tuesday 26 April 2022, 6p
- GENERAL MEETING: Tuesday 10 May 2022, 7p, via Zoom
- BOARD OF DIRECTORS MEETING: Sunday 15 May 2022, 4p, via Zoom

June 2022

- NEWSLETTER SUBMISSION DEADLINE: Tuesday 31 May 2022, 6p
- GENERAL MEETING: Tuesday 14 June 2022, 7p, via Zoom
- BOARD OF DIRECTORS MEETING: Sunday 19 June 2022, 4p, via Zoom

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