



**NATIONAL
LANDING**

PENTAGON CITY

CRYSTAL CITY

POTOMAC YARD

March 17, 2023

Arlington County Planning Commission
2100 Clarendon Blvd
Arlington, VA 22201

Letter of Support – Americana Hotel – 1400 Richmond Highway

Dear Members of the Planning Commission,

On behalf of the Crystal City, Pentagon City, and Potomac Yard business community, the National Landing Business Improvement District (BID) expresses its support for JBG SMITH's site plan application for 1400 Richmond Highway (Americana Hotel) to redevelop and construct a 19-story residential building with ground floor retail.

The proposed development by JBG SMITH will deliver a project that will enhance the neighborhood's housing offerings in a transit-oriented location just across from Amazon's HQ2. Delivering a better balance of housing within the Pentagon City neighborhood relative to the office offerings is a core priority of the Pentagon City Sector Plan.

The project's proposed east-west pathway offers improved pedestrian, bike, and micro-mobility connectivity realizing people-centered mobility, while also offering a welcomed new façade to S. Eads Street and a more urbanized Route 1. By proposing an efficient parking plan, the project will encourage residents to utilize the area's robust multi-modal transportation options. The project's overall open space and pedestrian improvements offer enhanced public access, biophilic design, and an improved street-level experience. It will also bring the area incrementally closer to achieving a more seamless urban environment between the Pentagon City and Crystal City neighborhoods of National Landing.

This project is a key component of the area's transformation into a more urban, people-centric and vibrant downtown and we look forward following its progress through the final stages of the review process.

Sincerely,

Tracy Sayegh Gabriel President & Executive Director
National Landing Business Improvement District

**NATIONAL LANDING
BUSINESS
IMPROVEMENT
DISTRICT**

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