

# Potomac Yard Arlington Civic Association

General Membership Meeting Minutes

**November 16, 2025; 6:00pm**

**Virtual / Eclipse Community Room**

## Agenda

President's report

Treasurer's report

Old Business

- Revisions to Civic Association bylaws
- Status of Potomac Yard Land Bay C – West (empty lot next to Hazel/Azure)
- Path forward for website and branding

New Business

- Formation of new committees (Planning/Zoning, Transportation, etc)

## President's Report

- Articles of incorporation have been filed for the Civic Association as a Nonstock Corporation with the Commonwealth. This makes us established as a legal entity under state law.
  - This will allow us to be taken more seriously by the county and other entities because we are now a recognized legal body with bylaws and officers. This will help us obtain membership at the county-level civic federation, participate in relevant advisory groups, and influence in local policy issues such as zoning and planning
- We also obtained 501(c)(4) non-profit status to operate as a social welfare organization with the primary purpose of improving the community (not making money or benefiting private individuals).
  - We can lobby the county board, take positions on zoning issues, testify at public hearings, endorse/oppose policies, influence legislation, and engage directly with political processes.
  - We're not allowed to endorse political candidates or coordinate directly with campaigns
  - We are exempt from federal income tax on revenue related to the mission (dues, donations, grants, etc).
  - To maintain this status, we have to pay \$50 fee annually to recertify.
- Dorian Adeyemi donated the amount to pay for the incorporation and non-profit filing fees. Nikki Robinson donated the amount to pay for a dedicated Zoom and website/domain name for 12 months.
- I was contacted by the President and Membership liaison of the Arlington Civic Federation (County -level organization consisting all of the recognized civic associations in Arlington). I will begin taking the steps towards applying for membership. There are several requirements to meet, including payment of \$65 dues.
- Ranya kindly offered to take on the Treasurer position on an interim basis. We are looking for someone to serve on a full-time basis.

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- Dues will be established in the near future. The Executive Committee discussed setting dues at or around \$10. Once the dues are established, membership in the civic association will be contingent on payment of those dues. We will open a bank account in the next month or so, so that the membership can start paying those dues.

### Old Business

- Updates to the bylaws were approved unanimously
- Confirmed that current status of Potomac Yard Land Bay C – West, which is currently still zoned for office space.
- Path forward for website and branding
  - There was a discussion on the name to use for the website URL, with concern expressed about using the full name of the civic association because of its length. It was unanimously agreed that the acronym (PYACA) would be used instead.

### New Business

- The formation of two committees was proposed. One would be centered on Transportation and Infrastructure, and the second would be focused on Zoning, Planning, and Open Spaces. The ongoing Route 1 multimodal redesign would be a major issue for the Transportation and Infrastructure committee to review and the empty commercial space vacated by Harris Teeter would be a major issue for the Zoning, Planning, and Open Spaces committee to consider as well
  - Discussion
    - It was suggested that the improvement of striping on the streets and people driving in the wrong direction on S. Glebe (including the dedicated bus lane) are additional issues for the Transportation & Infrastructure Committee to consider.
    - A point was raised about the difficulty of crossing Route 1 and the danger it presents for bicyclists. Additionally, because drivers enter Route 1 from the highway, drivers are frequently racing down the road without following the speed limit
    - It was noted that the plot of land containing the Eclipse and the commercial space is zoned as a mixed use district, which may allow Artemis to bring in a non grocery store business as a tenant by right.
    - It was reported that outreach was made to Publix directly about setting up a store in the vacated commercial space. She received a response and was told that the location is under consideration. In response, it was suggested that we put together a survey via Change.org in order to more easily reach a wider audience. The survey could be posted on our website, on neighboring websites and via direct communications such as ads.
    - It was noted that work needs to be done to make the commercial property more enticing for other businesses that might want to be there,
    - It was suggested that if a grocery store doesn't want to occupy the vacated commercial space, they may instead be interested in moving in to the retail

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space located at Hazel and Azure. It was also suggested that we contact the civic associations of the areas that lost their Harris Teeter stores to find out what their plan is for finding a new occupant for those spaces.

- It was mentioned that since trees were removed to accommodate the construction of the new rail track, noise abatement infrastructure is needed to address the increased noise from passing trains.

<b>Action Items</b>	<b>Owner</b>
Establish Association finances (Set membership dues, open a bank account, etc)	Dorian
Determine whether there are civic associations at the locations where other Harris Teeter stores have closed and inquire about their plans to replace	Dorian
Notify Artemis about the establishment of the civic association	Dorian
Explore creation of a community petition—via Change.org or standardized form letters—to demonstrate resident demand for a Publix at the vacant parcel.	Leadership team