

City of Fairfax

2035 Comprehensive Plan IMPLEMENTATION GUIDE UPDATES

July 13, 2026



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Performance Metrics

The following tables are provided as a tool to measure progress in the implementation of the actions in this Comprehensive Plan. Each goal from the plan is listed with a table of actions below it. The primary measurement of implementation is whether or not progress has been made in implementing this action. The work type (whether the action is part of a department's base work or a specific project), responsible party, and timeframes for completion for each action is provided with the following timeframes:

Timeframe for Completion	
Ongoing	Routine and continuous
2026	Completed by the end of 2026
2028	Completed by the end of 2028
2030	Completed by the end of 2030
2035	Will take longer than the lifecycle of the Plan to complete

These tables should be reviewed annually to ensure that progress has been made on implementing or completing each of the actions per the defined schedule.

In addition to the implementation schedule, specific metrics are provided for some of the goals. The metrics indicate desired impacts that may result from proper implementation of the actions within that goal. In some cases, these metrics can be reviewed immediately after an action is completed, while in others the results may not be clear for a long period of time. For this reason, the metrics should not be considered along when measuring the success of this plan.

Statuses that have been updated since the last implementation guide are red.

Glossary for Lead Responsibility:

<u>Abbreviation</u>	<u>Department or Agency</u>
Atty	City Attorney
CDP	Community Development and Planning
Code	Code Administration
Comm	Communications and Marketing
CM	City Manager
ED	Economic Development
EM	Emergency Management
Fire	Fire
His.	Historic Resources
HS	Human Services
P&R	Parks and Recreation
Police	Police
PW	Public Works
Resp. Depts.	Respective City Departments
SB	School Board
Sust.	Sustainability
Trans.	Transportation
UF	Urban Forestry

Action	Work Type	Lead Dept.	Completion	Status
Land Use				

LAND USE STRATEGIES

Goal 1: Ensure development is complementary.

OUTCOME LU1.1: The Future Land Use Map is used in conjunction with other recommendations from the Comprehensive Plan to guide development throughout the City.

LU 1.1.1	Maintain and update, as necessary, a Future Land Use Map that provides for a balanced mix of development types and addresses current and future needs of the City.	Base Work	CDP	Ongoing	A new Future Land Use Map is included in the 2035 Comprehensive Plan. The mixed-use place type was added during the 2024 review.
LU 1.1.2	Use the Future Land Use Map (Figure 9), Place Types, and general text from the Comprehensive Plan as a guide when considering new development throughout the City.	Base Work	CDP	Ongoing	A new Future Land Use Map is included in the 2035 Comprehensive Plan. CDP reviews proposed developments against the Future Land Use Map, Comprehensive Plan, and approved Small Area Plans for conformance.
LU 1.1.3	Monitor the adopted small area plans and amend them as necessary to accommodate changes to local priorities, account for adjustments in the real estate market, and consider other fluctuating factors.	Specific Project	CDP	2026	Analyses are currently underway in support of potential updates to the small area plans.
LU 1.1.4	Refer to Parcel Specific Recommendations, as detailed on pages 40-45, for potential alternative uses. Amend the Comprehensive Plan to provide additional Parcel Specific Recommendations as appropriate.	Base Work	CDP	Ongoing	Parcel Specific Recommendations are referenced in all applicable land use requests.
LU 1.1.5	Balance city goals and policies, such as those addressing the natural environment, economic vitality, mobility, equity, housing, health, and community facilities and services, when considering land use decisions.	Base Work	CDP	Ongoing	Examples include coordination with various City departments on the update to the Comprehensive Plan, the Zoning Ordinance review related to small area plans, development review, and transportation planning projects. Planning Commission and the Economic Development Authority held a joint meeting in February.

Action		Work Type	Lead Dept.	Completion	Status
OUTCOME LU1.2:Zoning regulations and other standards accommodate and encourage high-quality development practices.					
LU 1.2.1	Regularly review the Zoning and Subdivision Ordinances and the Zoning Map to ensure they are able to support the Future Land Use Map and other guidance of the Comprehensive Plan and Small Area Plans.	Base Work	CDP	Ongoing	Zoning Ordinance and Subdivision Ordinance amendments are considered regularly, partially based on feedback from Planning Commission members. Planning Commission members are encouraged to continue to provide feedback on regulatory requirements that are inconsistent with the Comprehensive Plan. A project is underway to improve alignment between the Zoning Ordinance and adopted Small Area Plans.
LU 1.2.2	Establish level of service standards or capacity analyses to allow all City services to prepare for demands resulting from future development.	Specific Project	CDP	2026	A project to develop level of service standards is underway, with completion expected in mid-2026.

NEIGHBORHOODS

Goal 1: Enhance neighborhood character.

Metrics:• Number of homeowner, condominium, and civic associations in regular communication with the City

OUTCOME N1.1: Infill housing complements the character of surrounding homes in existing neighborhoods.

N 1.1.1	Maintain regulatory standards to ensure infill housing fits in with the surrounding neighborhood context.	Base Work	CDP	Ongoing	This action will be considered through regular updates to the Zoning Ordinance.
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OUTCOME N1.2: Residents have regular communication and positive interactions with the City government and the larger City community.

N 1.2.1	Encourage and support community engagement through homeowner, condominium, and civic associations.	Base Work	CM	Ongoing	The City engages with homeowner, condominium, and civic associations through both public meetings and participating in associations' meetings as requested. Enagage Fairfax, Cityscene, City Clips, and Channel 12/YouTube are also used to engage community members and spread information and awareness about City projects.
N 1.2.2	Establish regular communication with homeowner, condominium, and civic associations and residential property managers as a means to keep individual citizens informed about City business.	Base Work	Comm	Ongoing	The City's Community Relations Specialist communicates regularly with HOAs and civic associations via email and GovDelivery newsletter subscriptions.
N 1.2.3	Foster equitable and representative participation of historically under-represented population groups using the City of Fairfax Title VI Public Engagement Plan framework.	Base Work	Comm	Ongoing	Meeting planners have been provided a Title VI survey to make available at all public meetings. The survey is provided in English and Spanish and is voluntary. A Spanish version of Cityscene is available online and at municipal buildings. All meetings held in Council Chambers and the Work Session room will have access to a two-way language access service starting July 1, 2026.

Action	Work Type	Lead Dept.	Completion	Status
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Goal 2: Provide neighborhood pedestrian connections.

Metrics: • Number of pedestrian infrastructure projects completed that fill gaps in the existing network or are located in deficient areas

OUTCOME N2.1: Residents of all abilities safely and easily move about the community.

N 2.1.1	Identify opportunities for future open space and trails in neighborhoods that are currently deficient in offering these amenities.	Base Work	Trans; P&R	Ongoing	Following are current projects that support this action: Fern Street Connection, Chain Bridge Road SUP, and Judicial Drive trail. This will be evaluated in the Parks and Rec Strategic Masterplan.
N 2.1.2	Expand existing pedestrian network to increase connectivity within neighborhoods and to other destinations.	Base Work	Trans	Ongoing	The City has ongoing programs to fund new sidewalks in residential neighborhoods and create neighborhood connections. Sidewalks and neighborhood connections are also regularly included in development projects. Off- street connections are included in the bicycle network plan. The Pedestrian Masterplan is underway. Refer to MM2.1.1 for other projects that support this action.

COMMERCIAL CORRIDORS AND ACTIVITY CENTERS

Goal 1: Enhance Commercial Corridors.

Metrics: • Average property value per acre in Commercial Corridor areas

• Average lease rates in Commercial Corridors

OUTCOME CCAC1.1: Commercial Corridors with attractive physical characteristics provide shopping, dining, services, and other businesses.

CCAC 1.1.1	Encourage commercial redevelopment that offers amenities and atmosphere to attract top-tier commercial tenants.	Base Work	ED	Ongoing	The City offers incentive packages to businesses looking to relocate in the City. EDA administers a façade improvement and new commercial leasing program as long as council provides funding. 34 façade and interior improvement grants have been granted since the FIIG program's inception in FY24. 4 have been granted since January 2026.
CCAC 1.1.2	Identify underutilized properties (i.e. buildings assessed at considerably less than the total property value), and, working with the City's Economic Development Authority, encourage redevelopment.	Base Work	ED	Ongoing	The identification of underutilized properties and encouraging redevelopment happens on an ongoing basis, contingent on resources. Priority properties were identified through the Small Area Plan process. FCED is developing a list of priority properties citywide. Strategic partnership with GMU advancing site-specific studies. Pathway homes utilized an FCED grant to redevelop an underutilized office building for their headquarters and 15 affordable housing units.
CCAC 1.1.3	Encourage creativity and architectural excellence in new commercial developments.	Base Work	CDP	Ongoing	City of Fairfax Design Guidelines were adopted in July 2018. The BAR continues to reference the Design Guidelines when considering applications for Certificates of Appropriateness. FCED is encouraging art installations on City-owned buildings, including the mural on the new Draper's Restaurant in Old Town. EDA Facade and Interior Improvement Grant (FIIG) allows for art installations and murals.

Action		Work Type	Lead Dept.	Completion	Status
CCAC 1.1.4	Develop urban design concept diagrams for small block and multi-block areas along the City's Commercial Corridors outside the Activity Centers.	Specific Project	CDP	2030	
CCAC 1.1.5	Encourage tree-lined and heavily-landscaped property edges, particularly where surface parking is adjacent to the public rights-of-way.	Base Work	CDP	Ongoing	Street tree and landscaping requirements are provided in the Zoning Ordinance, updated in 2024, with additional guidance provided in the City of Fairfax Design Guidelines.
CCAC 1.1.6	Provide pedestrian and bicycle connections to nearby neighborhoods.	Base Work	Trans.	Ongoing	A program for new sidewalks within neighborhoods is funded, and specific additional pedestrian connections are included in the Small Area Plans and the Bicycle Master Plan. Additional connections may be identified in the Move Fairfax City plan. Connections will be further identified as part of the Neighborway program, with the Fair Woods Parkway Neighborway serving as the program's pilot. Refer to MM2.1.1 and MM2.2.1 for other projects that support this action.

OUTCOME CCAC1.2: Tenants representing diverse business sectors meet current and emerging trends in neighborhood-serving retail, service, and other business demands.

CCAC 1.2.1	Strengthen existing retail businesses and expand choices to capture retail spending by residents.	Base Work	ED	Ongoing	FCED's portfolio has expanded to include a dedicated Retail Strategy initiative. Retail programming is sustained through key initiatives such as Restaurant Week, Small Business Month, the Flex Card program, microgrants, and ribbon cuttings. Staff works directly with property owners to identify strong tenants. The tourism pillar was added to the ED Strategic Plan in March 2025 and tourism efforts include an interactive livability map, a z-card, working with Mason influencers, and banners in Old Town. FCED is working with Mason to expand its approved caterers list. The tourism, branding, and marketing strategy is complete .
CCAC 1.2.2	Create a marketing plan to generate excitement about the current retail and service offerings.	Base Work	ED	Ongoing	FCED is implementing the new marketing and communications strategy that will continue to advance the marketing goals of the City and FCED. FCED created a Livability in Fairfax City interactive map and z-card as part of the marketing strategy. The Visit Fairfax webpage is live.
CCAC 1.2.3	Provide flexibility to allow more commercial uses to locate in industrial districts.	Specific Project	CDP	2026	
CCAC 1.2.4	Provide flexibility for certain industrial uses that have little to no greater impacts to surrounding properties than most commercial uses to locate in commercial districts.	Specific Project	CDP	2026	

Action	Work Type	Lead Dept.	Completion	Status
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Goal 2: Promote redevelopment in the City's Activity Centers.

Metrics: • Average property value per acre in Activity Center areas

• Average lease rates in Activity Centers

OUTCOME CCAC2.1: Activity Centers are well-designed and desirable places to live, work, shop, and dine.

CCAC 2.1.1	Reference Small Area Plans for guidance on private development within the Old Town, Northfax, Kamp Washington, and Fairfax Circle activity centers.	Base Work	CDP	Ongoing	Consistency with the small area plans is evaluated in all land use applications.
CCAC 2.1.2	Reference small area plans for guidance on design and investment in public improvements within the Old Town, Northfax, Kamp Washington, and Fairfax Circle activity centers.	Base Work	CDP	Ongoing	Small area plans are referenced throughout all phases of public improvement projects, from initiation, such as the two-year transportation program, through design.
CCAC 2.1.3	Recognizing there are fewer property owners, making for less complex coordination efforts, develop general recommendations for future redevelopment in the Pickett & Main Activity Center to be include in the Comprehensive Plan rather than develop a separate small area plan.	Specific Project	CDP	2028	General recommendations for future development in the Pickett & Main Activity Center are provided through the general Activity Center Place Type in the Comprehensive Plan. More specific recommendations for this Activity Center may be considered in the future.
CCAC 2.1.4	Target and coordinate public infrastructure improvements with desired infill, reinvestment, and redevelopment areas to encourage and stimulate private development.	Base Work	Trans.	Ongoing	Projects that support this action include: the Northfax East/West Road connection, the South Street extension, Government Center Parkway, bike lanes on University Drive, and the Fern Street pedestrian connection.

OUTCOME CCAC2.2: City policies, codes, standards, and guidelines reflect the recommendations of adopted small area plans and support implementation.

CCAC 2.2.1	Prepare public improvement plans for each activity center that identify responsible parties and processes for establishing new streets, open spaces, and other public improvements.	Specific Project	CDP	2026	The currently underway Level of Service Study will be a resource to further develop public improvement plans.
CCAC 2.2.2	Prepare parking management plans for each activity center that identify opportunities for shared parking facilities or shared-parking arrangements.	Specific Project	CDP	2026	The Old Town Parking Study did not identify a future need for an additional dedicated public parking structure in Old Town assuming future development support by the adopted Small Area Plan and following current parking requirements. Future demand should be accommodated through shared parking.

Action		Work Type	Lead Dept.	Completion	Status
CCAC 2.2.3	Review City codes and policies and amend as necessary to support implementation of the recommendations of the small area plans, including City standards for public infrastructure, requirements for private development, and incentives to support establishment of public improvements.	Specific Project	CDP	2026	A project to update the Zoning Ordinance related to small area plans is underway, with completion expected in 2026.

HOUSING

Goal 1: Support a wide range of housing types.

Metrics: • Percentage of housing units by type

OUTCOME H1.1: Residential development in Activity Centers, along with an emphasis on market driven needs, fills gaps in the City's housing supply.

H 1.1.1	Create a housing policy that can best provide for the types of housing units that are most in demand.	See Sub-Actions			
H 1.1.1.1	Support development of housing units in the Activity Centers that are suitable for a wide range of household incomes, that produce an overall mix of rental and for-sale units, and that emphasize walkability and connectivity.	Base Work	Hous	Ongoing	This Affordable Housing Strategic Plan was adopted in February 2026 . Development strategies include leveraging existing properties and aligning affordable housing with economic growth and mixed-use development (1.1, 1.3). The Housing Program Manager has been added to the development review process . EDA is evaluating viability of office buildings to residential units.
H 1.1.1.2	Continue to identify and emphasize the construction of housing units that fill gaps in the local housing market.	Base Work	Hous	Ongoing	The Affordable Housing Strategic Plan was adopted in February 2026 . Development strategies include leveraging existing properties and aligning affordable housing with economic growth and mixed-use development (1.1, 1.3). An update to amend the zoning ordinance to permit detached Accessory Dwelling Units is underway . EDA is evaluating viability of office buildings to residential units.
H 1.1.1.3	Revise zoning regulations to expand opportunities for accessory dwelling units, while ensuring they do not negatively impact surrounding neighborhoods.	Specific Project	CDP	2026	A project to amend the Zoning Ordinance to expand permissions for Accessory Dwelling Units is underway, with completion expected in 2026.

Action	Work Type	Lead Dept.	Completion	Status	
Goal 2: Ensure availability of housing that is affordable. Metrics: • Number of housing units designated as affordable • Number of housing units that are affordable, dedicated to older adults • Number of housing units that are affordable, dedicated to persons with disabilities OUTCOME H2.1: The City’s affordable housing unit stock has been preserved and grown through redevelopment and strategic investments.					
H 2.1.1	Maintain a robust and dedicated housing trust fund that could be used to rehabilitate and preserve existing housing that is affordable or to help leverage other funding streams for new construction.	Base Work	Hous	Ongoing	An affordable housing trust fund is partially supported through the Affordable Dwelling Unit policy. A draft policy has been developed to guide access to the city’s existing \$540,000 in the Affordable Housing Fund and to define eligible uses. The Housing & Healthy Communities Advisory Board (HHCAB) formed a strategy team to refine the guidelines and application for the Housing Trust Fund. It will be recommended that the existing \$540,000 be used to support affordable housing preservation and development. The Affordable Housing Strategic Plan was adopted in February 2026. Development strategies include securing funding for affordable and workforce housing development (1.4).
H 2.1.2	Provide regulatory requirements and financial incentives to increase the supply of affordable housing, including continued support of the Affordable Dwelling Unit requirements contained in the Zoning Ordinance.	Base Work	CDP	Ongoing	The Affordable Dwelling Unit Ordinance was approved by City Council in June 2020. The Affordable Housing Strategic Plan was adopted in February 2026. Development and preservation strategies include streamlining permitting and approval processes and developing financial incentives for NOAH property owners (1.2, 2.3).
H 2.1.3	Work with Fairfax County Department of Housing and Community Development, other housing agencies, the private sector, and other partners to support administration of the housing affordability program and implement initiatives and programs to increase the supply of affordable and workforce housing.	Base Work	Hous	Ongoing	City staff continue to collaborate with Fairfax County Department of Housing and Community Development, regional housing agencies, and private-sector partners to administer housing affordability programs and advance initiatives that expand affordable and workforce housing options. Current efforts include participating on the planning committee for the NVRC/GMU Housing Symposium, attending the NVRC Housing Strategic Planning work session, and serving on the planning committee for the Northern Virginia Housing Expo. The City is renewing its participation in Fairfax’s CDBG Urban County requalification process for the Federal Fiscal Year (FFY) 2027-2029. A new webpage that consolidates available resources was created.
H 2.1.4	Participate in efforts by local, regional, and national entities to identify and address challenges in the housing market related to affordability.	Base Work	CM	Ongoing	The City participates in the Housing Directors group with COG. The City is exploring how to participate in the state voucher program for individuals with developmental disabilities.

Action		Work Type	Lead Dept.	Completion	Status
H 2.1.5	Provide alternative means of accommodating new dedicated affordable units, such as leveraging vacant or underutilized public land; supporting or partnering with private, non-profit, or faith-based organizations; and co-locating affordable housing with public construction.	Base Work	Hous	Ongoing	The Affordable Housing Strategic Plan was adopted in February 2026. Development strategies include leveraging existing properties, streamlining permitting and approval processes, and aligning affordable housing with economic growth and mixed-use development (1.1, 1.2, 1.3). Affordable housing projects in partnership with faith-based organizations may include Christ Lutheran Church, Daniels Run Peace Church, and Fairfax Presbyterian Church.
H 2.1.6	Evaluate the feasibility and benefit of increasing support for new manufactured housing communities as a source for affordable housing, including reviewing City policies and standards.	Specific Project	CDP	2028	The City will review recent changes in the Code of Virginia related to manufactured housing and ensure compliance.

OUTCOME H2.2: The City's existing affordable multifamily rental housing units are preserved through reinvestment.

H 2.2.1	Facilitate partnerships between existing property owners and nonprofit organizations to preserve and ensure long-term affordability of existing multifamily complexes.	Base Work	Hous	Ongoing	An inventory of existing and anticipated affordable housing units has been developed. The Affordable Housing Strategic Plan was adopted in February 2026. Preservation strategies include monitoring at-risk NOAH properties, developing financial incentives for NOAH property owners, and securing funding for affordable housing preservation (2.1, 2.3, 2.4).
H 2.2.2	Promote the use of the Low Income Housing Tax Credits, tax abatements, low-interest loans, the PACE (Property Assessed Clean Energy) Program, and other funding sources available to reinvest in and upgrade existing multifamily complexes.	Base Work	Hous	Ongoing	City Council adopted a C-PACE ordinance on June 10, 2025. The use of tax abatements and other strategies and actions to invest in existing affordable multifamily rental housing units was incorporated into the Affordable Housing Strategic Plan. The Housing Trust Fund draft guidelines include a focus on preservation to support existing affordable housing.
H 2.2.3	Develop a strategic plan to guide prioritization efforts and resource allocation toward creating and preserving affordable housing and addressing preventing homelessness.	Specific Project	CM	2026	The Affordable Housing Strategic Plan was adopted in February 2026. The Homelessness Task Force completed recommendations in Summer 2024. The Housing and Healthy Communities Advisory Board was established in Summer 2024 to carry forward recommendations of the Homelessness Task Force as well as expanding efforts to include affordable housing.
H 2.2.4	Develop a relocation assistance policy for residents displaced from affordable units for redevelopment instances where preservation is not possible.	Specific Project	Hous	2026	Fairfax County adopted a relocation assistance policy. This framework will be reviewed by HH CAB in 2026.

Action	Work Type	Lead Dept.	Completion	Status
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Goal 3: Provide housing options for older adults and persons with disabilities.

Metrics: • Number of housing units dedicated to older adults

• Number of housing units dedicated to persons with disabilities

OUTCOME H3.1: A range of accessible housing types with appropriate levels of support and care is available for older adults and persons with disabilities that incorporate the concept of universal design, which provide opportunities for residents to age in place.

H 3.1.1	Express preferences regarding housing units that are appropriate and/or in demand for seniors and those with disabilities and incorporate features of universal design at a range of price points.	Base Work	CDP	Ongoing	The City has received multiple applications for dedicated senior housing that will incorporate accessible design features. This action will be considered during the review of these applications.
H 3.1.2	Encourage development of intentional neighboring, co-location, and congregate living facilities - a group of independent dwelling units that have common kitchen and dining areas - to support older adults and persons with disabilities.	Base Work	CDP	Ongoing	Encouraging the development of congregate living, intentional neighboring and co-location will generally occur through negotiations as part of the land use process.
H 3.1.3	Review provisions within the City's Zoning Ordinance to identify and amend provisions that impede the ability to construct or modify housing containing minimal physical barriers for people of all ages and abilities, including but not limited to standards of universal design.	Base Work	CDP	Ongoing	This action is supported by several of the recommendations from the 2023 Housing Assessment. A project to amend the Zoning Ordinance to expand permissions for Accessory Dwelling Units is underway, with completion expected in 2026.
H 3.1.4	Support the establishment of new affordable housing units dedicated for seniors.	Base Work	Hous	Ongoing	The Affordable Housing Strategic Plan was adopted in 2026. Development and preservation strategies include expanding affordable housing options to foster inclusive communities (3.2). The Beacon Landing Projects will provide permanent housing and supportive services for individuals with documented disabilities, most of whom are expected to be seniors. Several meetings have occurred with approximately 15 community member and advocates for persons with disabilities alongside the Mayor. A co-location model of seniors and persons with disabilities has been shared with the Daniel's Run Peace Church for consideration in their pursuit of affordable housing development.
H 3.1.5	Encourage development of low maintenance, single level living options accessible for seniors.	Base Work	HS	Ongoing	This is continually advocated for from the Village in the City program. The City has a representative on the County's Council on Aging, which is developing the "Shape the Future" program.

Action	Work Type	Lead Dept.	Completion	Status
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Goal 4: Support improvements of existing residential units.

Metrics: • Number of permits issued for housing renovations

• Number of participants in the FRHC program

OUTCOME H4.1: The number of renovated housing units increases.

H 4.1.1	Continue to provide homeowners an attractive opportunity to upgrade their homes through the Fairfax Renaissance Housing Program.	Base Work	CDP	Ongoing	The City encourages reinvestment projects through its FRHC program and providing for energy-efficient retrofits.
H 4.1.2	Encourage energy-efficient retrofits that reduce water use and heating and cooling costs.	Base Work	Sust.	Ongoing	The City encourages energy-efficient retrofits through reduced rate energy checkups, promoted via the City's website, social media, and Cityscene. The City has partnered with LEAP-VA on the Energy Smart Homes program to offer discounted prices on home energy assessments. The City has also advertised rebates, rewards and conservation programs offered by Dominion Energy. The city received \$100,000 through the Energy Efficiency Community Block Grant, which will provide public education, outreach, and marketing, an energy outreach coordinator, and free home energy audits.
H 4.1.3	Continue to enforce compliance with building and property maintenance codes to prevent deteriorated, unsafe, and unhealthy housing conditions.	Base Work	CDP, Code	Ongoing	The City's building and zoning inspectors perform ongoing inspections to ensure compliance with property maintenance codes and zoning regulations.
H 4.1.4	Incentivize reinvestment in existing multifamily complexes.	Base Work	Hous	Ongoing	HH CAB presented to City Council in December and outlined proposed uses for the existing Housing Trust Fund, including the identification of dedicated revenue sources. HH CAB also recommended that the City adopt a zero-net-loss goal for affordable housing. The Affordable Housing Strategic Plan was adopted in 2026 . Preservation strategies include monitoring at-risk NOAH properties, utilizing policy and regulatory tools, developing financial incentives for NOAH property owners, and securing funding for preservation (2.1, 2.2, 2.3, 2.4).

OUTCOME H4.2: City-sponsored residential improvements programs are expanded.

H 4.2.1	Continue to explore modifications to the FRHC program to encourage greater participation.	Base Work	CDP	Ongoing	FRHC guidelines have been relaxed to allow greater participation from townhouse, duplex, and condominium owners. A George Mason student submitted a report identifying means of incentivizing program participation, to include a potential increase to the maximum loan amount.
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Action		Work Type	Lead Dept.	Completion	Status
H 4.2.2	Encourage further engagement of programs to promote sustainable retrofits and incorporation of sustainable elements in residential renovations.	Base Work	Sust.	Ongoing	The City has partnered with LEAP-VA on the Energy Smart Homes program to offer discounted prices on home energy assessments. The City has also advertised rebates, rewards and conservation programs offered by Dominion Energy. The EEC Block Grant supports this action.

COMMUNITY DESIGN AND HISTORIC PRESERVATION

Goal 1: Require high-quality, sustainable design.

OUTCOME CDHP1.1: Expectations for the required design elements and building materials for the City's historic districts and commercial centers are clear.

CDHP 1.1.1	Determine design aesthetic of Fairfax Boulevard and Main Street with input from City boards and commissions and convey through the City of Fairfax Design Guidelines and other documents that may be prepared.	Base Work	CDP	Ongoing	The design guidelines are continuously monitored for potential amendments. The Old Town Streetscape Plan and Standards provide an overall conceptual level streetscape plan for the Old Town Fairfax Historic Overlay District, with the Main Street Streetscape Design expanding on this concept plan.
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OUTCOME CDHP1.2: Attractive buildings, inviting public spaces, and welcoming gateways contribute to our economic vitality and unique character.

CDHP 1.2.1	Identify commercial economic investment areas and provide financial support through the Economic Development Authority.	Base Work	ED	Ongoing	The FIIG Program provides financial support for facade improvements as funding is provided. At present, the EDA only has funds for programs and none for property acquisition. FCED generally seeks to align efforts with Small Area Plans, but opportunities also arise outside those areas.
CDHP 1.2.2	Continue to develop and refine design standards with a menu of options to encourage variety, visual interest, and durability in the design of new development.	Base Work	CDP	Ongoing	Design Guidelines are used in every design review process for certificates of appropriateness by staff, the BAR, and City Council.
CDHP 1.2.3	Explore public-private partnerships to create neighborhood centers inclusive of gathering places.	Base Work	CM	Ongoing	To be explored at the discretion of the City Manager.
CDHP 1.2.4	Create attractive gateway features at key City entry points.	Base Work	PW	Ongoing	The Northfax Small Area Plan identifies the City-owned parcel at Chain Bridge Road and Fairfax Boulevard as a potential gateway site, as does the Kamp Washington Small Area Plan at the intersection of Fairfax Boulevard and Main Street. The Fairfax Circle Small Area Plan identifies the circle as a potential gateway site.

Action	Work Type	Lead Dept.	Completion	Status	
Goal 2: Protect and enhance historic resources. Metrics: • Number of properties located in a locally-designated historic district or designated as a historic landmark • Percent of new development and improvements deemed in compliance with the City of Fairfax Design Guidelines OUTCOME CDHP2.1: Eligible structures, properties, and neighborhoods are protected through local historic designation and strategic investments.					
CDHP 2.1.1	Develop and maintain an inventory of historic and archaeological resources readily available on the City'swebsite.	Base Work	CDP	Ongoing	Maps of the Old Town Fairfax National Register Historic District, potential archaeological areas, and historic resources are available on the City's website. Historic study completed in 2025. 4 properties determined to be potentially eligible for the National Register of Historic Places.
CDHP 2.1.2	Support new locally-designated historic districts and landmarks, where appropriate.	Base Work	CDP	Ongoing	A potential micro historic district encompassing the 29 Diner and Ahn's Autobahn Auto Repair was identified in the Northfax Small Area Plan. The City is considering next steps on seeking designations on the NRHP for properties identified in the Historic Resources study.
CDHP 2.1.3	Preserve existing buildings of historic or architectural significance.	Base Work	CDP	Ongoing	The City of Fairfax Design Guidelines contains guidelines for historic district renovations. Applications to demolish buildings in the Historic District must be reviewed and approved by the BAR, and Certificates of Appropriateness applications are reviewed for effects to historic and architectural significance. Contributing properties within the City of Fairfax National Register Historic District are also eligible for tax credits for restoration projects that comply with the Secretary's Standards for Rehabilitation. Requests for documentation are made where properties with historic significance are proposed for demolition.
CDHP 2.1.4	Reference available resources to provide guidance on necessary archeological assessment for projects with anticipated ground disturbance in high sensitivity areas and develop standards for maintaining discovered artifacts.	Base Work	CDP	Ongoing	The approved Davies property project contains a proffer to conduct an archaeological assessment of the property.
OUTCOME CDHP2.2: Redevelopment that respects nearby historic structures and the established architectural pattern.					
CDHP 2.2.1	Ensure all new development subject to the requirements of the City of Fairfax Design Guidelines is compliant.	Base Work	CDP	Ongoing	All Certificate of Appropriateness staff reports contain an analysis for every relevant provision of guidelines that pertain to the project.
CDHP 2.2.1.1	Continue to monitor Certificates of Appropriateness to ensure the Design Guidelines are effective.	Base Work	CDP	Ongoing	
CDHP 2.2.1.2	Update the City of Fairfax Design Guidelines to establish consistency with Small Area Plans.	Specific Project	CDP	2026	A project to update the design guidelines to better align with the Small Area Plans is underway.

Action		Work Type	Lead Dept.	Completion	Status
CDHP 2.2.2	Rezone all properties in the Old Town Fairfax Future Transition Overlay District to the Old Town Fairfax Transition Overlay District, either proactively or as each property seeks land use amendments.	Base Work	CDP	Ongoing	The Small Area Plans Zoning Ordinance project does not suggest proactively rezoning properties in the TOD.
OUTCOME CDHP2.3: The City's historic resources are utilized to provide educational programs in the community and promote preservation of historic properties.					
CDHP 2.3.1	Promote greater awareness of the City's historic resources and the history of the City and surrounding area, identifying educational, economic, and recreational benefits of historic structures, properties, and districts in order to create enhanced economic benefits for the entire City.	Base Work	His.	Ongoing	The City and Historic Fairfax City, Inc. offer regularly scheduled historic walking tours of Old Town Fairfax. Monthly educational programs and adult and youth tours are offered virtually or in person at the Fairfax Museum and at Historic Blenheim. The Ratcliffe-Allison-Pozer House has reopened for seasonal tours between May and October.
CDHP 2.3.2	Evaluate the need to expand the Fairfax Museum and Visitor Center, currently located in the Historic Fairfax Elementary School building.	Specific Project	His.	2026	A feasibility study of a potential expansion and/or relocation of the Fairfax Museum and Visitor Center is underway.

Multimodal Transportation

Goal 1: Connect with the region.

Metrics:• Traffic on City arterials with neither origins nor destinations in the City - 60% existing (MWCOC model)

- Transit commute mode share - 11% existing (American Community Survey)
- Crashes on major and minor arterials involving pedestrians or bicyclists
- Crashes of all types on major and minor arterials - 837 current (VA State Police)
- CUE on-time performance - 86% current average for all routes (CUE)

OUTCOME MM1.1: Corridors for regional travel and better connections to regional networks and destinations are enhanced and improved.

MM 1.1.1	Continue to represent the City's interests in regional planning efforts to increase connectivity in the regional road, transit, and trail networks.	Base Work	Trans.	Ongoing	The City participates in regional planning efforts with NVTA, NVTC, MWCOC/TPB, WMATA, and VDOT.
MM 1.1.2	Collaborate with WMATA and regional partners to support and advocate for a western extension of Metro's Orange Line, including a station location at I-66 and Route 123 (near Northfax) to benefit City of Fairfax stakeholders with improved access to the Metrorail system.	Specific Project	Trans.	2035	
MM 1.1.3	Increase connectivity to the existing Vienna/ Fairfax-GMU Metrorail station including:	See Sub-Actions			
MM 1.1.3.1	Improve pedestrian connections from the Fairfax Circle area to the Metro station area.	Base Work	Trans.	Ongoing	This is supported by the Fairfax Circle Small Area Plan. A transportation evaluation of Fairfax Circle is included in the two-year transportation program.
MM 1.1.3.2	Improve bicycle facility connections and crossings across Fairfax Boulevard from the City to the Metro station.	Base Work	Trans.	Ongoing	The City was awarded funding for the Wilcoxon Trail Extension (GST extension). Additional areas are identified in the adopted Bicycle Master Plan. The Fair Woods Parkway Neighborway improves bicycle connectivity between Fairfax Boulevard and the Metro station. Bikeshare stations were installed in the Fairfax Circle area.
MM 1.1.3.3	Continue collaboration with George Mason University to enhance bicycle and transit connections between the University and the Metrorail system.	Base Work	Trans.	Ongoing	Examples of collaboration include bicycle education classes, the Mason shuttles, CUE Transit Development Plan, providing comment on the Mason Campus Plan, dockless micromobility program management, and bikeshare implementation.

Action		Work Type	Lead Dept.	Completion	Status
MM 1.1.3.4	Implement the recommendations of the Blenheim Boulevard Multimodal Improvements Project.	Specific Project	Trans.	2026	Utility relocation is underway and construction will begin in 2026.
MM 1.1.4	Expand trail and bicycle networks to connect to regional facilities and destinations, including:	See Sub-Actions			
MM 1.1.4.1	Improve connections and logical links to the Cross-County Trail and beyond to the Washington & Old Dominion (W&OD) Trail.	Base Work	Trans.	Ongoing	Projects that support this action include the Pickett Road Connector Trail, Blenheim Boulevard Multimodal Improvements, and Wilcoxon Trail Extension (GST extension). Other connections are addressed in the adopted Bicycle Master Plan.
MM 1.1.4.2	Improve trail connections south along Route 123 to connect to the Braddock Road Sidepath and on to Lorton.	Base Work	Trans.	Ongoing	This is addressed in the adopted Bicycle Master Plan.
MM 1.1.4.3	Connect trails to the I-66 trail.	Base Work	Trans.	Ongoing	This is supported by projects such as the trail improvements that are part of the Eaton Place/Chain Bridge Road intersection improvement, Jermantown Multimodal improvements , and the Chain Bridge Road shared use path.
MM 1.1.4.4	Support an improved Main Street by coordinating with Fairfax County on the construction of the Main Street/ Little River Turnpike bicycle facility and implementing recommendations from the Main Street Safety Audit.	Specific Project	Trans.	2035	This is addressed in the adopted Bicycle Master Plan. The roadway safety audit for Main Street between Old Town and Pickett Road is complete and Highway Safety Improvement Program funding was awarded for recommended lighting and crosswalk improvements at five intersections along Main Street. The Main/Trapp/Lyndhurst intersection improvements are included in the two-year transportation program. Further recommendations are provided in the adopted Bicycle Masterplan.
MM 1.1.5	Improve the Blake Lane-Jermantown Road corridor.	See Sub-Actions			
MM 1.1.5.1	Complete operational and safety improvements on Jermantown Road.	Specific Project	Trans.	2030	Jermantown Road corridor improvements are at 60% design.
MM 1.1.5.2	Pursue a connection from Jermantown Road to Waples Mill Road north of Fairfax Boulevard.	Specific Project	Trans.	2035	The Kamp Washington Small Area Plan accommodates potential private connection from the City side. Fairfax County is reviewing a site-specific Comprehensive Plan amendment request for properties between Waples Mill and the City/Council line, and City staff are advocating for that proposal to accommodate a future street and/or pedestrian connection.
MM 1.1.6	Support Fairfax County in pursuing improvements to Braddock Road to facilitate its operation as a critical regional corridor.	Base Work	Trans.	Ongoing	

Action		Work Type	Lead Dept.	Completion	Status
MM 1.1.7	Complete the Government Center Parkway connection.	Specific Project	Trans.	2026	Project is underway with completion expected in 2026.
MM 1.1.8	Improve safety and ensure continued efficiency of Pickett Road as a regional north- south corridor and important truck route.	Base Work	Trans.	Ongoing	The Move Fairfax City plan will prioritize locations for safety improvements or further study which may include locations along Pickett Road. The Pickett Road Safety Audit is anticipated to begin in August.

OUTCOME MM1.2: Safety and operations in the regional network are improved.

MM 1.2.1	Based on the recommendations of the completed Fairfax Circle Visioning Study and Fairfax Circle Small Area Plan, conduct a detailed transportation analysis of Fairfax Circle and develop and implement a plan to improve safety and operations, potentially including changes to the existing circle configuration.	Specific Project	Trans.	2028	This project is included in the 2025 two-year transportation program and is currently underway.
MM 1.2.2	Simplify multi-leg and off set intersections.	Base Work	Trans.	Ongoing	Projects that support this action include: McLean/Warwick/Fairfax intersection; Dwight Avenue, including intersection improvements at Roberts Road and Dwight Avenue; the Trapp/Lyndhurst/Main intersection; and Chain Bridge Rd/Eaton Pl intersection.
MM 1.2.3	Address safety and operational deficiencies at major intersections.	Base Work	Trans.	Ongoing	A protected left turn signal on Chain Bridge Road at Eaton Place replaced the permissive left turn as an interim safety improvement. Further intersection improvements are in design. The Fairfax Circle intersection evaluation is underway.
MM 1.2.4	Continue City participation on regional transportation boards and participate in the process for evaluation and recommendation of projects to be funded with regional, state, and federal funding.	Base Work	Trans.	Ongoing	The City participates on the NVTA, NVTC, and MWCOG/TPB boards.
MM 1.2.5	Coordinate with Fairfax County regarding transportation improvements immediately outside City boundaries to ensure consistent design standards and capacity enhancements.	Base Work	Trans.	Ongoing	Fairfax County has invited the City to participate in an evaluation of changes to Route 29 west of the City border.

Action	Work Type	Lead Dept.	Completion	Status
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Goal 2: Provide viable and attractive mobility choices.

Metrics: • Miles of sidewalk (excluding trails) - 126 existing

• Miles of bicycle facilities (dedicated on-street facilities and trails) - 10.6 existing

• Pedestrian and bicycle volumes on trails

• Non-drive alone mode share by residents and workers - 28% existing (MWCOG model)

• Percent of residential units within 4,000 feet of parks or open space via street or trail network - 88% existing

• Percent of residents within 2,500 feet of a transit stop via street or trail network - 79% existing

• Number of bicycle racks deployed throughout the City

OUTCOME MM2.1: Pedestrian safety is improved.

MM 2.1.1	Fill critical gaps in the pedestrian network. Develop and act on a prioritized list of sidewalk improvements in the commercial areas and provide sidewalks on at least one side of every residential street in neighborhoods that are in agreement.	Base Work	Trans.	Ongoing	The City has ongoing programs to fund new sidewalks in residential neighborhoods and create neighborhood connections. Sidewalks and neighborhood connections are also regularly included in development projects. Off- street connections are included in the bicycle network plan. Projects that support this action include: the Fern Street connection, the Rust Road sidewalk feasibility study, Judicial Drive trail bridges , and sidewalks on First Street, Second Street, Dwight Avenue, Norman Avenue, Chain Bridge Road, and Oak Street. The Pedestrian Masterplan is underway and will identify future pedestrian priorities.
MM 2.1.1.1	Continue to identify new sidewalk projects through the adopted sidewalk policy and expand resources dedicated to new sidewalk projects.	Base Work	Transp.	Ongoing	Refer to MM2.1.1 for projects that support this action.
MM 2.1.2	Ensure the pedestrian network is accessible to all and meets the requirements of the Americans with Disabilities Act (ADA).	Base Work	Trans.	Ongoing	Curb ramp upgrades are ongoing. Audible pedestrian signals were installed in Old Town. All new projects are designed to ADA standards. The City is planning to conduct an ADA audit.
MM 2.1.3	Enhance safe routes to school, safe routes to transit, and safe routes to community facilities, completing specific planning efforts as required.	Base Work	Trans.	Ongoing	Safe routes are addressed in the City's Residential Sidewalk Policy and have been implemented in new sidewalks along Burke Station Road and Chain Bridge Road. Bus stop guidelines have been developed. Move Fairfax City plan is underway, which will identify and prioritize projects to support this action.

Action		Work Type	Lead Dept.	Completion	Status
MM 2.1.4	Improve pedestrian crosswalks. Crosswalks should be provided across all stop controlled intersections with sidewalks on both sides.	Base Work	Trans.	Ongoing	Crosswalk updates are planned at University Drive at Layton Hall Drive. New crosswalk standards are also considered with all City street projects and private development applications. Projects that support this action include the Main/Trapp/Lyndhurst intersection improvements, the 5 intersection improvements funded through HSIP, and the accessibility improvements at the Sager Ave/John Trammell Court crosswalk. The Move Fairfax City plan is underway, which will identify and prioritize projects to support this action.
MM 2.1.5	Expand the sidewalk network. Sidewalks should be provided with any significant street maintenance, rehabilitation, or reconstruction project and may be constructed independent of a street project.	Base Work	Trans.	Ongoing	The Residential Sidewalk Policy addresses filling gaps in the pedestrian network. All new roadway projects include sidewalk and new development projects are required to provide sidewalks to current standards. Refer to MM2.1.1 for projects that support this action. New or expanded sidewalks are included with many upcoming roadway projects, such as Government Center Parkway, Warwick/McLean/Fairfax Boulevard intersection improvements, and the Farr Avenue extension. The Pedestrian Master Plan is underway.
MM 2.1.6	Increase pedestrian connectivity to the existing Vienna/Fairfax-GMU Metro station, such as through the Fairfax Circle area.	Base Work	Trans.	Ongoing	The City is working with Fairfax County on connections. This is also included as part of the Fairfax Circle TLC and the Fairfax Circle Small Area Plan.
MM 2.1.7	Complete studies and analyses on improving pedestrian circulation and safety, including the Pedestrian Masterplan, the Safe Streets for All Action Plan, and the Old Town Circulation Study, and prioritize implementation of their recommendations.	Base Work	Trans.	Ongoing	The Move Fairfax City plan is underway and expected to be complete in 2026.

OUTCOME MM2.2: The City's existing trail system is connected and expanded.

MM 2.2.1	Identify and fill gaps in the trail network that balance the City's goals for environmental protection and multimodal connectivity.	Base Work	Trans., P&R	Ongoing	Projects that support this action include the Judicial Trail, the Pickett Road connector trail, University Dr bike lanes, multimodal improvements and shared use paths on Blenheim Blvd and Jermantown Rd, and the Fern Street connector path. Additional locations are being identified in the adopted Bicycle Master Plan and can also be identified through the Neighborhood Connection Program. This will be evaluated in the Parks and Rec Strategic Masterplan.
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Action		Work Type	Lead Dept.	Completion	Status
MM 2.2.2	Establish design standards for a variety of trail functions and targeted users, such as commuter routes, shared use paths, recreation paths, and natural trails, to help guide the design and implementation of each new trail project.	Specific Project	P&R, CDP	2028	Public outreach is being conducted as part of the Parks and Rec Strategic Masterplan to understand the types of trails desired by the community.
MM 2.2.3	Construct the George Snyder Trail and George Snyder Trail extension.	Specific Project	Trans.	2028	City Council cancelled the George Snyder Trail project on January 13, 2026. Wilcoxon trail extension (formerly GST extension) alignment is being reconsidered.
MM 2.2.4	Improve trail crossings across arterial streets.	Base Work	Trans.	Ongoing	Projects that support this action include the Wilcoxon Trail extension and the traffic circle and crosswalks at Ridge Ave. Refer to MM 2.3.1 for other projects that support this action.
MM 2.2.5	Improve connections between parks and trails by providing wayfinding, traffic calming/safety, and non-motorized facility enhancements.	Base Work	Trans.	Ongoing	Additional improvements are addressed in the Neighborway recommendations of the adopted Bicycle Master Plan. The Fair Woods Parkway neighborway pilot project is complete. A bicycle wayfinding plan is included in the two-year transportation program. The Blenheim Boulevard corridor project will include placemaking components. Parks & Recreation sign development is complete and implementation is underway.

OUTCOME MM2.3: Bicycle network, facilities, and programs are improved.

MM 2.3.1	Prioritize and implement the recommendations of the adopted bicycle masterplan, "Bike Fairfax City."	See Sub-Actions			
MM 2.3.1.1	Conduct feasibility studies to identify next steps for implementing long-term improvement projects and bike lanes identified in "Bike Fairfax City".	Base Work	Transp.	Ongoing	The Fairfax Circle feasibility study will evaluate bicycle infrastructure improvements.
MM 2.3.1.2	Incorporate spot improvement recommendations from "Bike Fairfax City" into all intersection and street improvement projects and identify priority projects for implementation without an associated street improvement project.	Base Work	Transp.	Ongoing	HSIP funding was received for improvements at five intersections including two which were identified for spot improvements: Main St & Judicial Dr and Main St & Woodland Dr.
MM 2.3.1.3	Implement the Fairwoods Parkway Neighborway project and establish an implementation plan for other neighborways identified in "Bike Fairfax City".	Specific Project	Transp.	2026	A bicycle wayfinding plan is included in the two year transportation program.

Action		Work Type	Lead Dept.	Completion	Status
MM 2.3.2	Review bicycle facility design standards to ensure best practices in design and delivery of facilities.	Base Work	Trans.	Ongoing	This is part of the Bicycle Master Plan. The Neighborway pilot on Fair Woods Parkway serves as the design guidelines for further projects.
MM 2.3.3	Expand the provision of bicycle racks for short-term bicycle parking.	Base Work	Trans.	Ongoing	Bicycle racks location review is included during site plan review, and racks are purchased and installed on an as-needed basis. Staff has also identified locations and installed signage for scooter corrals. This is part of the Bicycle Master Plan.
MM 2.3.4	Adopt bicycle-supportive policies for development projects where applicable, including expanded provision of short-and long-term bicycle parking, showers, and changing facilities.	Base Work	CDP	Ongoing	Such amenities are considered as development occurs.
MM 2.3.5	Continue to support and evaluate the bikeshare program, including continued coordination with other local entities, and consider expansion.	Base Work	Trans.	Ongoing	Three new bike share stations will be part of the Blenheim Boulevard Improvements. A data dashboard for the bikeshare and micromobility programs is complete .
MM 2.3.6	Continue to support and evaluate the dockless mobility program (scooters), including continued coordination with other local entities.	Base Work	Transp.	Ongoing	A data dashboard for the bikeshare and micromobility programs is complete .
MM 2.3.7	Increase connectivity to the existing Vienna/ Fairfax-GMU Metrorail station by improving bicyclefacility-connectionsandcrossings across Fairfax Boulevard north to the Metro station.	Base Work	Trans.	Ongoing	The improved crossing and Neighborway along Fair Woods Parkway identified in the adopted Bicycle Master Plan increases connectivity to the Metrorail station. Other improvements are identified in the Fairfax Circle Small Area Plan.

OUTCOME MM2.4: Transit continues to be an effective and efficient non-driving alternative.

MM 2.4.1	Improve transit services and facilities.	See subactions			
MM 2.4.1.1	Identify a priority transit network providing enhanced transit operations and more frequent services along key corridors and connections to Metro including Main Street, Blenheim Boulevard, and Fairfax Boulevard.	Specific Project	Trans.	2026	The Transit Development Plan update is underway with expected completion by the end of 2026 .

Action		Work Type	Lead Dept.	Completion	Status
MM 2.4.1.2	Enhance passenger accommodations to improve comfort and convenience.	Base Work	Trans.	Ongoing	Transit stop improvements funded by the I-66 Commuter Choice grant were completed in 2023, including new shelters, seating, lighting, and real time signs. CUE staff evaluate amenities and technology regularly to identify improvements.
MM 2.4.1.3	Improve major transfer locations with quality passenger amenities, expanded information, and improved pedestrian facilities. Significant transfer locations include the Kamp Washington area, Fairfax Circle, Old Town, and Pickett and Main.	Specific Project	Trans.	2030	This is supported by adopted small area plans and specific locations and amenities should be further evaluated.
MM 2.4.1.4	Update and implement recommendations of the Transit Development Plan, including optimizing CUE routes, to maintain the highly valued service.	Base Work	Trans.	Ongoing	An update to the Transit Development Plan is underway with expected completion by the end of 2026 .
MM 2.4.1.5	Improve connections to other transit routes and facilities through enhancements at significant transfer locations.	Base Work	Trans.	Ongoing	Improvements are being made with funding received from the I-66 Commuter Choice grant. WMATA's BetterBus network launched in July 2025.
MM 2.4.1.6	Promote transit-friendly design features in development projects.	Base Work	CDP	Ongoing	New transit screens and bus shelters are installed where appropriate, and transportation demand management (TDM) processes encourage transit ridership. Locations for these features are also reviewed during the site plan review process.
MM 2.4.1.7	Expand ADA-accessible sidewalks and crosswalks serving bus stops.	Base Work	Trans.	Ongoing	The Residential Sidewalk Program considers transit access in its evaluation criteria. Accessibility improvements at the Sager Ave/John Trammell Court crosswalk are under construction . A citywide ADA audit is underway. 5 intersection projects were awarded funding through the Highway Safety Improvement Program.

OUTCOME MM2.5: Vehicular travel is effectively managed and improved.

MM 2.5.1	Design all new facilities and upgrade existing facilities to comply with all federal, state, and local safety standards.	Base Work	Trans.	Ongoing	All new facilities are designed to current standards and upgrades are implemented on an as-needed basis and there is a rolling program in the CIP to update equipment.
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Action		Work Type	Lead Dept.	Completion	Status
MM 2.5.2	Pursue new technologies that would improve safety on City streets.	Base Work	Trans.	Ongoing	Recently-implemented technologies include traffic monitoring and a new traffic signal system. Speed cameras have been added on Main Street, Blenheim Boulevard, and Jermantown Road.
MM 2.5.3	Ensure the safety of City streets by incorporating traffic calming measures as needed.	Base Work	Trans.	Ongoing	Examples of projects that support this action include University Drive, the Fairwoods Neighborway project, speed feedback signs on Walnut and McLean, and Walnut St, Cedar Ave, and Oak St adjacent to the Overlook at Fairfax Boulevard.
MM 2.5.4	Conduct the Old Town Circulation Study and implement recommendations.	Specific Project	Trans.	2026	This will be developed in conjunction with the Safety Action Plan. Plan development is underway with expected completion in 2026.
MM 2.5.5	Evaluate opportunities to increase street grid connectivity to distribute traffic and to improve network resiliency.	Base Work	Trans.	Ongoing	Projects that support this action include: the University Drive extension, Government Center Parkway, the South Street extension, and the Northfax East/West road as well as extensions as a part of development projects at Scout on the Circle, The Point at Fairfax, Northfax West, and Brown's Mazda. The Farr Avenue and Northfax Street components of the Northfax West street network are complete. Priority street grid extensions are identified in the Small Area Plans. Implementation is ongoing and done through public investments and private development.
MM 2.5.6	Develop policies, regulations and standards, fee structures and pricing mechanisms, fiscal strategies, and public-private partnerships to address costs and benefits of new mobility services such as electric vehicles and scooters.	Base Work	Sust	Ongoing	The city has implemented a fee structure for public EV chargers.

Action	Work Type	Lead Dept.	Completion	Status	
Goal 3: Integrate transportation with land use. Metrics: • Percent of residential units within 4,000 feet of an Activity Center via street or trail network - 44% existing • Pedestrian counts at key crossing locations (Reference 2012 movement counts) • Number of new secondary and tertiary streets (public and private) • Number of intersections without pedestrian crossings across all approaches and locations where distances between pedestrian crossings exceed 500 feet in Activity Centers OUTCOME MM3.1: On- and off-street parking and curbside uses are effectively managed.					
MM 3.1.1	Effectively locate, design and manage parking facilities to provide context-appropriate parking availability and accessibility to the surrounding destinations.	Base Work	Trans.	Ongoing	Projects that support this action include new signs indicating parking available at the Old Town Garage and TransitScreen information displays. Conceptual locations for public or shared parking facilities are included in the adopted Old Town Fairfax and Northfax Small Area Plans. The Old Town Parking Study is complete.
MM 3.1.2	Explore opportunities for reduced parking requirements in transit-oriented developments and activity centers.	Specific Project	CDP	2026	Parking reduction incentives will be considered in the draft SAP Zoning Ordinance update.
MM 3.1.3	Enhance wayfinding and information, with an initial focus on Old Town.	Base Work	Trans., ED, CDP, P&R, PW	Ongoing	Signs indicating parking available at the Old Town Garage have been installed.
MM 3.1.4	Explore parking pricing and other parking management strategies for public parking spaces and facilities throughout the City.	Base Work	Trans.	Ongoing	The Old Town Parking Study is complete and does not recommend parking rates at this time. Future efforts may be needed Citywide.
MM 3.1.5	Explore the creation of parking management districts in Old Town and other Activity Centers to maximize parking resources while minimizing excess parking supply.	Specific Project	CDP	2028	The Old Town Parking Study is complete. Future efforts may be needed for other activity centers.
MM 3.1.6	Develop funding mechanisms to support public parking or other forms of access infrastructure.	Base Work	CDP	Ongoing	This action requires initial research by staff and/or a consultant. Staff intends on evaluating this through review of the Zoning Ordinance, recommended as part of Small Area Plans, in conjunction with analyses of parking management strategies in other actions. The Old Town Parking Study did not identify a future need for an additional dedicated public parking structure in Old Town assuming future development support by the adopted Small Area Plan and following current parking requirements. Future demand should be accommodated through shared parking.
MM 3.1.7	Develop travel marketing material to reduce the demand for long-term commuter/ employee parking in the City.	Specific Project	Trans.	2030	Initial discussions on travel marketing materials have occurred, though nothing additional is underway at the moment.

Action		Work Type	Lead Dept.	Completion	Status
MM 3.1.8	Revise the Residential Parking Permit District Policy to consistently manage on-street public parking in residential neighborhoods.	Base Work	Trans.	Ongoing	Policy revisions were adopted in January 2019. Future additional evaluation is proposed.

OUTCOME MM3.2: Walkability to and within Activity Centers and between neighborhoods is increased.

MM 3.2.1	Whenever possible, increase connections – particularly non-motorized connections – between neighborhoods, community facilities, and Activity Centers.	Base Work	Trans.	Ongoing	Opportunities for connections are continually monitored as well as identified in the adopted Bicycle Master Plan. Additional connections can also be identified through the neighborhood connection policy which provides funding to improve connection between neighborhoods and commercial areas and is funded annually in the CIP. Projects that support this action include improving the connection between Mosby Woods and Fairfax County, the new trail connection between Northfax West and the Cobbdale and Fairchester Neighborhoods, the Fern Street connection, the University Drive bike facility improvements, Blenheim Boulevard improvements, the Wilcoxon Trail Extension, the Northfax West pedestrian and bicycle network , and shared use paths along Chain Bridge Road and Jermantown Road.
MM 3.2.2	With development projects, break up large blocks to a more walkable scale. Pursue additional secondary and tertiary street network opportunities. Streets should be well-designed as complete streets and align at regular intersections for a continuous street grid.	Base Work	CDP	Ongoing	New locations are included in adopted Small Area Plans as well as the Jermantown Road project and the Blenheim Boulevard Multimodal Improvements. A new pedestrian connection crossing Chain Bridge Road will be part of the Northfax East/West road project. Upcoming planning efforts that will support this action include the Move Fairfax City Plan, which will include a pedestrian crossing gap analysis. The Main/Trapp/Lyndhurst intersection improvements are included in the two-year transportation program.
MM 3.2.3	Increase the number, safety, and frequency of pedestrian crossings, including across major streets. Provide crosswalks at all approaches of all signalized intersections at minimum intervals of 600 feet within Activity Centers where feasible.	Base Work	Trans.	Ongoing	New locations are included in adopted Small Area Plans as well as the Jermantown Road project and the Blenheim Boulevard Multimodal Improvements. A new pedestrian connection crossing Chain Bridge Road will be part of the Northfax East/West road project. The Warwick/McLean intersection realignment is under construction. Upcoming planning efforts that will support this action include the Move Fairfax City Plan, which will include a pedestrian crossing gap analysis. The Main/Trapp/Lyndhurst intersection improvements study is underway . Lighting and crosswalk improvements at five intersections along Main Street were awarded Highway Safety Improvement Program funding.

Action		Work Type	Lead Dept.	Completion	Status
MM 3.2.4	Improve the overall pedestrian environment, including pedestrian crossings, street trees, and furnishing zones; buffering sidewalk from vehicle travel lanes; improved pedestrian scale lighting; and active ground floor uses along primary street edges.	Base Work	Trans.	Ongoing	All adopted small area plans further address the pedestrian environment. Connections and streetscape improvements are required as appropriate in development proposals. The Pedestrian Masterplan is underway.

OUTCOME MM3.3: Streets are designed to accommodate context and function.

MM 3.3.1	Develop and adopt a street typology to guide street design and management for public and private streets.	Base Work	Trans.	Ongoing	This typology was adopted with approval of the Comprehensive Plan and is used in the land use review process.
MM 3.3.2	Through community consultation, develop specific design objectives, desired outcomes, and performance metrics for each street type. Link design objectives to the street design and project development process, guidelines, and reference documents.	Specific Project	Trans.	2026	The Neighborway pilot on Fair Woods Parkway serves as the design guidelines for further projects. The City is updating its Public Facilities Manual. A bicycle wayfinding plan is included in the 2025 two year transportation program.
MM 3.3.3	Ensure quality street design in both the pedestrian zone and travel zone of the street.	Base Work	Trans.	Ongoing	Quality street design is implemented on an as-needed basis. This is also a task performed under the land use review process.
MM 3.3.4	Improve access, circulation, walkability, and transportation management in Activity Centers.	Base Work	Trans.	Ongoing	Specific recommendations are included in the adopted small area plans. Implementation steps for these recommendations are currently in development. Refer to Small Area Plan Implementation Guides for specific efforts.

Goal 4: Adopt policies and procedures for strategic transportation decision making.

Metrics:• Number of sidewalk projects approved through the adopted sidewalk policy

OUTCOME MM4.1: The principles of Complete Streets practices are embraced.

MM 4.1.1	Consider adoption of a Complete Streets policy, beginning with the best practices and policy recommendations for a Complete Streets Policy in Appendix B (Section 5).	Specific Project	Trans.	2028	
MM 4.1.2	Ensure all transportation improvement projects and projects within the right-of-way, including major maintenance, rehabilitation, and reconstruction projects, improve safety, access, and comfort for all users as applicable.	Base Work	Trans.	Ongoing	All new projects and maintenance activity are evaluated to ensure improved safety, access, and comfort.
MM 4.1.3	Prioritize and implement Complete Streets improvements throughout the City.	Base Work	Trans.	Ongoing	Complete Streets principles are incorporated into all City street improvement projects.

Action		Work Type	Lead Dept.	Completion	Status
OUTCOME MM4.2: A Transportation Demand Management (TDM) Program is adopted and implemented.					
MM 4.2.1	Based on best practices (as defined in Appendix B Section 3), establish a Citywide TDM policy and program framework that can be utilized by the City and adapted by businesses and developers.	Specific Project	Trans.	2030	
MM 4.2.2	Require TDM plans for all large development projects. Require bi-annual monitoring to assess resident/employee travel patterns.	Base Work	Trans.	Ongoing	TDM plans have been integrated in several projects, including Scout on the Circle, Boulevard VI, The Point at Fairfax, The Flats, Northfax West, and Willowwood. The City is developing a process to coordinate monitoring efforts among properties. A TDM survey of residents at the Flats, Scout on the Circle, and The Point at Fairfax was conducted in fall 2025.
MM 4.2.3	Create a City TDM brand and website to centralize all available travel option information including transit schedules, bicycle maps, ridesharing opportunities, and education tools.	Base Work	Trans.	Ongoing	The City contracted with a transportation communications specialist to increase and improve communications about travel options.
MM 4.2.4	Increase outreach and education to George Mason University, the Central Fairfax Chamber of Commerce, City of Fairfax Schools, and other markets that can provide strong partnerships with the TDM program.	Base Work	Trans.	Ongoing	Transportation regularly coordinates with these entities.
MM 4.2.5	Evaluate a linked TDM fund for in-lieu developer fees related to parking requirements to enhance the transit system and Citywide TDM programs.	Specific Project	Trans., CDP	2030	
MM 4.2.6	Improve access to ridesourcing programs through enhanced coordination with Fairfax County RideSource, Commuter Connections, or initiate a City-based program.	Base Work	Trans.	Ongoing	
MM 4.2.7	Explore opportunities that address “last mile” connections.	Base Work	Trans.	Ongoing	Bike share and dockless mobility have been established. Refer to actions MM2.3.5 and 2.3.6.

Action	Work Type	Lead Dept.	Completion	Status	
OUTCOME MM4.3: Mobility best practices and emerging technologies, including those described in Appendix B, are considered in transportation policies and projects.					
MM 4.3.1	Consider methods of implementing and evaluating new transportation concepts, including trial or pilot programs.	Base Work	Trans.	Ongoing	Projects that support this action include: Scooters, the road diet pilot on University Drive, real time parking monitors, transit screens, “quick build” strategies in the Bicycle Master Plan, and EV charging stations. Other pilot projects include the Fair Woods Parkway Neighborway and the University Drive bike lanes.
MM 4.3.2	Continue to provide real-time information through both apps and visual displays for transit arrivals, parking availability, and shared mobility and vehicles.	Base Work	Trans.	Ongoing	Projects that support this action include: Real-time parking monitors in Old Town, transit screens at the library and Fairfax High School, scooter APIs on the City website, real time bus arrival information and passenger loads on a new app, real-time bicycle availability provided through the Capital Bikeshare system, and the micromobility data dashboard.
MM 4.3.3	Promote multimodal travel planning applications and services.	Base Work	Trans.	Ongoing	The City is helping to promote WMATA’s SmartTrip app.
MM 4.3.4	Pursue Intelligent Transportation Systems (ITS) such as transit or emergency vehicle priority, dynamic signal timing, and other strategies.	Base Work	Trans.	Ongoing	A new traffic signal system has been installed that has the capability to support transit signal priority.
MM 4.3.5	Participate with state and regional partners to ensure autonomous vehicle policies protect vulnerable street users and reduce overall vehicle miles traveled.	Base Work	Trans.	Ongoing	The City has partnered with NVTa and MWCOG to establish and oversee autonomous vehicle policies.
MM 4.3.6	Consider curbside policies and street design to manage curbside carsharing/ridesourcing activities while preserving the safe and efficient flow of travel.	Base Work	Trans.	Ongoing	This will be evaluated in the Old Town Circulation Study which is part of the Move Fairfax City Plan.
MM 4.3.7	Consider policies to promote technologies and innovations that reduce environmental impacts from transportation.	Base Work	Sust.	Ongoing	Projects that support this action include six EV charging stations, the conversion of 2,600 electric street lights to LED technology, and the replacement of fleet vehicles, as needed, with hybrids or electric vehicles. The Public Facilities Manual was updated to include tree conservation best practices and additional policies are being considered in the UFMP. Public Works partnered with COG and won a Clean Fuel Infrastructure grant to install EV charging stations at City Hall and the Sherwood Center.
MM 4.3.8	Engage and empower the community and provide meaningful opportunities for all community members to participate in decisions that may affect their mobility or health.	Base Work	Trans.	Ongoing	The City has contracted with a transportation communications specialist to increase and improve communications. Staff developed a transportation project roadmap which communicates the process and phases of transportation projects.

Action		Work Type	Lead Dept.	Completion	Status
MM 4-3-9	Address transportation needs in tandem with other Comprehensive Plan goals and policies, such as those addressing land use, natural environment, equity, housing, health, economic vitality, and community facilities and services.	Base Work	Trans.	Ongoing	Examples include coordination with various City departments during site plan review, inclusion of planning, sustainability, human services, and economic development in the TDP, and representatives from City Council, Planning Commission, ESC, School Board, public safety, and outside entities on the Move Fairfax City Committee. The transportation division has established quarterly inter-departmental meetings including staff from public safety, human services, planning, and other departments as needed.

OUTCOME MM4.4: A short-term prioritized transportation project list is developed.

MM 4.4.1	Develop a two-year project list that reflects City Council and community priorities.	Base Work	Trans.	Ongoing	A Two-Year Transportation Program is developed in odd years.
MM 4.4.2	Provide opportunities for public input on transportation improvements.	Base Work	Trans.	Ongoing	Opportunities for public input are available at public meetings and Engage Fairfax, and the City periodically employs surveys to solicit public input. The City has contracted with a transportation communications specialist to increase and improve communications.
MM 4.4.3	Develop and follow a public engagement plan per the adopted Transportation Communication Protocol.	Base Work	Trans.	Ongoing	The TCP has been developed and is used as a communication tool to explain transportation projects.

Environment and Sustainability

NATURAL ENVIRONMENT

Goal 1: Preserve, promote, and enhance a healthy environment.

Metrics:• Percentage of impervious area

• Citywide greenhouse gas emissions

• Percentage of tree canopy

• Stream health ratings

OUTCOME NE1.1: A thriving, healthy environment is preserved and protected.

NE 1.1.1	Pursue Identify and adopt sustainability frameworks, such as LEED for Cities and Communities, Tree-City USA, and Biophilic Cities Network, to guide decision making.	Base Work	Sust.	Ongoing	
NE 1.1.2	Engage and empower the community to instill environmental stewardship and connection to the natural environment and provide meaningful opportunities for all community members to participate in decisions that may affect their environment or their health.	Base Work	Sust., UF	Ongoing	The Stewardship Coordinator continues to hold stewardship events and campaigns. The Forest Rescues program is ongoing. The City holds regular events like clean up days, Arbor Day celebration, rain barrel workshops, etc to connect community members to their environment. The city received \$100,000 through the EECBG, which will provide public education, outreach, and marketing, an energy outreach coordinator, and free home energy audits.
NE 1.1.3	Inform City policies and projects using environmental information and data generated during the development review process.	Base Work	UF	Ongoing	UF partnered with Mason Grad Class in the Atmospheric and Earth Sciences Dept to conduct a urban heat island model in Old Town (South) for the greenway and using different "greening" scenarios in Spring 2026. Presentation was shared at Annual SAP Old Town Implementation Meeting.
NE 1.1.4	Compile and maintain a city-wide natural resources inventory that catalogs and monitors the location and condition of the city's natural resources to evaluate the impacts of City policies, projects, programs, and decisions.	Specific Project	UF	2028	The City will continually maintain the tree inventory. The Urban Forest Master Plan will create a forest conservation/natural area management plan. Currently have data on tree canopy, wetlands, RPAs, invasive species etc. FY2027 budget includes funding to do a Natural Areas Assessment of city owned natural areas.

Action		Work Type	Lead Dept.	Completion	Status
NE 1.1.5	Address environmental protection in tandem with other Comprehensive Plan goals and policies, such as those addressing land use, mobility, equity, housing, health, economic vitality, and community facilities and services and ensure such protections are prioritized in the design and development of public and private projects.	Base Work	Sust., UF	Ongoing	Examples include coordination with public works, parks and recreation, and planning in the currently underway Urban Forest Masterplan, site plan review, and participation in the Zoning Ordinance review related to Small Area Plans, plastic bag tax funding for city jobs, invasive removal, C-PACE, Green Building Policy, and EECBG. Environmental protection was a consideration factor in SAP zoning ordinance text amendments for the new open space types and the Community Benefits Program incentives.
NE 1.1.6	Ensure equitable protection from all types and sources of environmental pollution.	Base Work	Sust., UF	Ongoing	Equity is included in the Urban Forest Master Plan strategies. The tree inventory and canopy app uses equity as one of the prioritization criteria. Equity was discussed as a consideration when prioritizing urban forestry policy updates and feasibility of new regulations.

OUTCOME NE1.2: Water resources and watersheds in the City are clean and protected.

NE 1.2.1	Reaffirm and implement the City's Chesapeake Bay Preservation Program (Appendix A) and zoning regulations.	Base Work	CDP, UF, PW	Ongoing	The City is following DEQ requirements and maintains compliances based on the Chesapeake Bay Preservation Act. City has received MS4 permit renewal from DEQ for coverage from 2023 to 2028. Staff is working with Fairfax County to improve practices regarding trees and vegetation on stormwater projects. The Erosion and Sediment, Stormwater Management, and Chesapeake Bay sections of the ZO have been updated. 2025 DEQ compliance review is underway. Refer to Actions NE 1.1.2; 1.1.3; 1.1.4; 1.1.6; 1.2.1; 1.2.2; 1.2.5; 1.3.1; 1.6.3; 2.1.3; and 2.2.8 which support specific recommendations from the Chesapeake Bay Preservation Plan. This was a consideration factor and incorporated into language in the SAP zoning text amendments for open space and the Community Benefit Program incentives.
NE 1.2.2	Develop a green infrastructure plan and use regulations and incentives, public investments, and partnerships to create a connected green infrastructure network.	Specific Project	UF	2028	The Urban Forest Master Plan will include green infrastructure strategies. The draft Zoning Ordinance updates related to small area plans may include regulations and incentives for green infrastructure.

Action		Work Type	Lead Dept.	Completion	Status
NE 1.2.3	Enhance zoning regulations and building codes to support initiatives that encourage the use of nature based solutions and stormwater management best practices on private and public property.	Base Work	Sust., UF, PW	Ongoing	Stormwater credit manual has been updated to enhance tree preservation credits. The City has a MOU with the NOVA Stormwater Conservation District on the Virginia Conservation Assisted Program, which provides financial incentive for stormwater best practices on private property for individual homeowners. VA DEQ added trees as an approved BMP and will be incorporated as a practice option in the city. July 2024 Zoning Ordinance amendments for the stormwater and erosion & sediment control sections to better include tree regulations. SWU credit amendments adopted May 2024 to increase options for tree planting, preservation, and invasive removal. Draft Green Building Policy encourages development to achieve the LEED Sustainable Sites and Rainwater Management credits. The draft Zoning Ordinance updates related to small area plans include regulations and incentives for green infrastructure.
NE 1.2.4	Retain and acquire riparian areas and areas within the floodplain as open space or parkland.	Base Work	CDP	Ongoing	The City is continually monitoring for opportunities to acquire riparian open space and parkland, including the acquisition of the Mathy property.
NE 1.2.5	Conduct and implement watershed management plans to evaluate conditions and identify actions that would improve watershed health and prevent pollution.	Base Work	PW	Ongoing	A citywide assessment of Accotink Creek was completed in summer 2024 that generated 7 project areas for future stream restoration projects.

OUTCOME NE1.3: Clean, healthy air supports plant, animal, aquatic, and human life.

NE 1.3.1	Develop and implement a Climate and Energy Action Plan to achieve regional greenhouse gas emissions reduction goals (20% from 2005 level by 2020, 80% from 2005 level by 2050) as committed to in the Greater Washington 2050 Compact.	Specific Project	Sust.	2030	Sustainability project prioritization matrix framework discussed in City Council Work Session on June 9, 2026. Project completion timeframe changed from 2026 to 2030 as a result.
NE 1.3.2	Identify and implement strategies to reduce airborne pollutants known to cause health problems.	Base Work	Sust.	Ongoing	This is supported by the City's efforts on establishing electric vehicle infrastructure, the new anti-idling policy, and the effort to switch hand-held outdoor power equipment to electric.

OUTCOME NE1.4: The urban forest is diverse, well-managed, and dominated by native species.

NE 1.4.1	Develop and implement an urban forest management plan to protect the City's urban forest and increase the quantity, density, and diversity of trees on public and private land.	Specific Project	UF	2026	The Urban Forest Master Plan was adopted in February. A Urban Forest Master Plan Implementation Guide was developed in May 2026 and will be shared with City Council in July 2026.
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Action		Work Type	Lead Dept.	Completion	Status
NE 1.4.2	Support incentives, provide education, and partner with public and private groups to encourage mature tree preservation and native tree planting.	Base Work	UF	Ongoing	The Stewardship Coordinator provides public education, partnerships, volunteer opportunities, tree giveaways, and trees/funding to support tree planting on public and private property. The City holds annual Arbor Day and invasive removal events that educate and encourage students and residents to plant and care for trees. The stormwater credit manual provides incentives for native trees. The Tree Preservation and Planting Guide includes tree planting details and a master tree list identifying natives for public use. An invasive removal guide for private property owners has been published. Many partner events with Mason, FCPS, and other volunteer groups completed in Spring 2026. Spring 2026 tree giveaway gave 200 free trees to residents. Two mailers were sent to residents in June 2026 on watering young trees and protecting trees in the resource protection area.
NE 1.4.3	Update zoning regulations, the public facilities manual, and other standards for tree maintenance and care, preservation, removal, planting conditions, and planting of preferred tree species.	Base Work	UF	Ongoing	Initial amendments to ZO were adopted in 2024. Tree preservation and planting guide published in 2024. Changes and additions to tree related details in the Public Facilities Manual were published in 2024 and the PFM is reviewed annually. VA Department of Forestry completed its audit and drafted a tree ordinance memo for staff consideration. The UFMP will make recommendations for updating standards. Urban Forester is drafting a Tree Conservation Ordinance in parallel to the SAP text amendments to enhance city tree regulations during development.
NE 1.4.4	Identify and establish measures to conserve and protect existing natural resources such as those that provide habitats for species designated as vulnerable, threatened, or endangered or that support equitable access to forests for public health.	Specific Project	UF	2028	The UFMP will include a forest conservation/natural area management plan. FY2027 budget includes funding for a Natural Areas Assessment for city owned natural areas/forests.
NE 1.4.5	Develop a tree ordinance to help manage trees on both public and private land.	Specific Project	UF	2026	The VA Dept. of Forestry completed its audit of and drafted a tree ordinance memo for staff consideration.

OUTCOME NE1.5: A diverse population of native vegetation protected from invasive plants.

NE 1.5.1	Develop a strategy to control invasive species including identifying and mapping areas impacted by invasive plants.	Base Work	UF	Ongoing	The Non-Native Invasive Action Plan was completed in 2024 and is being integrated into the UFMP. The Forest Rescuers program kicked off in spring 2025 and contract services for invasives removal in parks started in June 2025. The NNIAP is being used to guide work on city land. Contractors have been working in Kutner, Van Dyck, Stafford Park and Historic Blenheim to remove invasives. Work plans and mapping are being completed as work is scheduled.
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Action		Work Type	Lead Dept.	Completion	Status
NE 1.5.2	Support the development of community and habitat gardens and planting of native vegetation.	Base Work	P&R	Ongoing	The City makes community gardens available for City residents and businesses through the Community Gardens program and also maintains three butterfly gardens with features specifically designed to draw Monarch butterflies. P&R staff also monitors for locations for wild, low-maintenance gardens. P&R works with volunteers who manage habitat gardens in underutilized areas adjacent to parks. Urban Forester coordinating with Public Works on identifying and constructing a city tree nursery to support tree planting and volunteer efforts. Stewardship Coordinator to maintain and manage nursery.
NE 1.5.3	Provide education and partner with public and private groups to promote and encourage the preservation and planting of native plants, sustainable landscaping techniques, and management of invasive plants.	Base Work	UF	Ongoing	The City partnered with the Northern Virginia Soil and Water Conservation District on the Virginia Conservation Assistance Program to receive financial assistance for sustainable landscaping projects. Refer to NE 1.5.1 for updates on invasive removal efforts. The Friends of Accotink has hosted weekly volunteer native plant species rescue events at the Stafford Drive stream restoration project corridor. PW provides SWU credit for these volunteer hours. Plants were replanted in Lion Run in partnership with City Jobs. Fairfax PRISM has approached staff on partnering on events and management in the city. Urban Forester sits on WMCOG Tree Committee who is developing a regional tree action plan for localities. Refer to NE 1.4.2 for other projects that support this action.
NE 1.5.4	Develop a sustainable landscaping policy.	Specific Project	UF	2028	Educational BMP sheets for sustainable landscaping are being created as part of the UFMP.

OUTCOME NE1.6: Natural open spaces and contiguous greenway corridors are restored, preserved, and provide natural habitats for plants and wildlife.

NE 1.6.1	Restore disturbed areas along streams and in conservation easements with native species.	Base Work	PW	Ongoing	Citywide stream condition reassessment completed in 2024. This data will be used to prioritize the location of future restoration projects. Recent projects that support this action include restoration along an Accotink Creek tributary, restoration on 2,300 linear feet of the Accotink Creek North Fork and the land cover conversion pilot project at Van Dyck Park to convert managed turf to forest. UF staff and volunteers completed a replanting/afforestation project along the stream at Pat Rodio Park in Spring 2026.
NE 1.6.2	Pursue opportunities to purchase and preserve in perpetuity natural privately-owned open space.	Base Work	CDP	Ongoing	The City is continually monitoring for opportunities to acquire and preserve open space, such as the purchase of the West Street property yard and the Mathy property.

Action		Work Type	Lead Dept.	Completion	Status
NE 1.6.3	Ensure new development protects and preserves environmentally-sensitive areas and natural features, such as tree cover (especially significant stands of trees and healthy, mature trees), native vegetation, streams, riparian areas, wildlife habitat, and natural topography.	Base Work	CDP	Ongoing	The City encourages environmentally-sensitive development through the Chesapeake Bay Preservation Act, tree canopy requirements, recently adopted requirement in the Zoning Ordinance, and through requiring site-specific studies for any properties within the Chesapeake Bay Resource Protection Area.

Goal 2: Prepare for the impacts from natural and man-made hazards.

OUTCOME NE2.1: Risk is reduced and preparedness is improved to meet the challenges associated with natural and man-made hazards to improve the City's resiliency.

NE 2.1.1	Participate in the National Flood Insurance Program's (NFIP) Community Rating System, a voluntary incentive program that recognizes and encourages community floodplain management activities that exceed the minimum NFIP requirements.	Base Work	PW	Ongoing	Staff has addressed all individual deficiencies identified in the Community Action Visit report, and the City has submitted its CRS application to FEMA and is awaiting a response . Community flood resilience plan, which will provide points toward CRS ranking, is complete and was adopted by City Council in May 2024.
NE 2.1.2	Continue to reference FEMA flood maps, models, projections, and other relevant data sources to address potential impacts of climate change.	Base Work	PW	Ongoing	VA DEQ is working to update rainfall data which will be incorporated in statewide stormwater regulations with which the City will comply. The city is a member of the Technical Advisory Committee in an NVRC-led effort to develop resilient guidelines based on updated rainfall curve data.
NE 2.1.3	Ensure that exposure of the City's natural floodplains to new development and redevelopment is minimized.	Base Work	CDP	Ongoing	Any potential impacts to the floodplain are reviewed in the development review process.
NE 2.1.4	Conduct climate vulnerability and risk assessments to regularly assess the vulnerability of residents, infrastructure, critical facilities, and large developments to climate-related hazards.	Base Work	PW	Ongoing	The City is working with the George Mason Climate Center to model the City's storm sewer system and identify areas of localized flooding. The City was awarded a Community Flood Preparedness Fund grant to conduct a flood study of the Accotink Creek from Fairfax Blvd to the eastern City boundary.
NE 2.1.5	Develop and implement a resiliency plan to set priorities and allocate resources to manage risks associated with natural and man-made hazards.	Specific Project	Sust.	2026	A resiliency plan will be a component of the Climate and Energy Action Plan. Refer to NE1.3.1 for updates.
NE 2.1.6	Continue to work with the Northern Virginia Hazard Mitigation Advisory Committee to regularly update the Northern Virginia Hazard Mitigation Plan.	Base Work	EM	Ongoing	City representatives regularly meet with the Northern Virginia Hazard Mitigation Committee. Northern Virginia Hazard Mitigations Plan was accepted by FEMA and accepted by City Council in 2023.

Action		Work Type	Lead Dept.	Completion	Status
NE 2.1.7	Reduce the urban heat island effect, targeting those areas with the greatest potential for community benefit.	Base Work	UF	Ongoing	Currently using tree canopy to inform tree planting efforts. George Mason study analyzed heat island effect at various locations in the city in 2024 and 2025. UF partnered with Mason Grad Class in the Atmospheric and Earth Sciences Dept to conduct a urban heat island model in Old Town (South) for the greenway and using different "greening" scenarios in Spring 2026. Presentation was shared at Annual SAP Old Town Implementation Meeting.
NE 2.1.8	Expand and leverage the ability of nature-based solutions and the beneficial ecosystem services they provide to mitigate natural hazards.	Base Work	UF	Ongoing	Locations for nature based stormwater and flood mitigation solutions are identified in the Fairfax Circle and Northfax Small Area Plans. The draft Zoning Ordinance updates related to small area plans include regulations and incentives for green infrastructure.
NE 2.1.9	Design infrastructure and develop guidelines for development to address and mitigate vulnerabilities posed by future climate impacts.	Base Work	PW, CDP	Ongoing	VA DEQ is currently updating design standards. NVRC is working on regional Resilient Design Guidelines and the city is a member of the technical advisory committee.
NE 2.1.10	Increase the resilience of city's energy systems through partnerships to achieve a secure and reliable energy infrastructure that is also resilient and able to respond to and restore services rapidly in the event of an outage.	Specific Project	PW, Sust	2030	
NE 2.1.11	Plan for post-disaster recovery, including restoration of essential services, reconstruction, economic recovery, and human wellness.	Base Work	EM	Ongoing	The citywide recovery plan was developed in 2024.

OUTCOME NE2.2: Exposure to pollutants and hazardous chemicals in the environment is reduced or eliminated.

NE 2.2.1	Continue to enhance exterior lighting standards, develop a dark sky policy, and pursue certification as an International Dark Sky Community to reduce light pollution and protect nighttime skies.	Specific Project	Sust.	2028	The City is in the process of converting 2,600 electric street lights to dark sky compliant LED fixtures and has developed dark sky compliant LED street lighting standards, which were added to the PFM in May 2021. Dark sky community goals are in the draft green building policy.
NE 2.2.2	Continue to enforce noise standards and review and revise them as necessary.	Base Work	CDP	Ongoing	The City continually enforces its noise standards. Review of the City's noise regulations is underway.

Action		Work Type	Lead Dept.	Completion	Status
NE 2.2.3	Promote the proper disposal or recycling of household hazardous waste.	Base Work	Sust.	Ongoing	The City promotes disposal of household hazardous waste through the City website, social media pages, City events, and through the Solid Waste Services Guide mailer. The City is partnering with COG on their annual Go Recycle campaign- the 2026 campaign is on proper disposal of batteries.
NE 2.2.4	Educate on the identification, risks, and remediation of hazardous materials in buildings, including but not limited to radon, asbestos, and volatile organic compounds.	Base Work	Sust.	Ongoing	Staff is identifying appropriate communications strategies.
NE 2.2.5	Develop integrated pest management and nutrient management plans.	Specific Project	UF, PW	2026	City has received MS4 permit renewal from DEQ for coverage from 2023 to 2028. Integrated pest management was considered in the Non-Native Invasive action plan. The UFMP will recommend a pest and disease response plan.
NE 2.2.6	Promote alternative landscape management and maintenance practices that are less dependent on pesticides and fertilizers.	Base Work	Sust	Ongoing	Educational BMP sheets for sustainable landscaping are being created as part of the UFMP. Staff hired a company with browsing goats to do invasive mgt on Historic Blenheim in consideration of the site's use and historic resource protections.
NE 2.2.7	Take measures to strengthen and enforce the City's littering and illegal dumping regulations and ensure the cleanliness of properties, roadsides, public spaces, parks, and city-owned lands.	Base Work	Sust	Ongoing	The 2025 Solid Waste Management Plan is adopted . Funding from plastic bags tax will be used to fund efforts by the City Jobs Program to conduct litter cleanups and to conduct community clean-up events. Lidded and latchable trash and recycling bins were distributed to single-family homes in January.
NE 2.2.8	Anticipate and respond to the potential hazards of underground and above ground storage tanks and pipelines.	Base Work	Fire Marshall	Ongoing	Annual inspections are required with the issuance of a permit and any event or complaint may trigger additional inspections.

Action	Work Type	Lead Dept.	Completion	Status
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SUSTAINABILITY INITIATIVES

Goal 1: Increase the use of sustainable practices, technology, design, and materials.

Metrics:• Energy use per capita

- Energy use of government facilities and operations
- Number of buildings certified by a green building rating system
- Number of solar installations
- Water use per capita
- Pounds collected of solid waste and recycling

OUTCOME SI1.1: Energy demand is minimized with the application of energy-efficient design features, technologies, and best practices.

SI 1.1.1	Implement and continually improve the green building policy to achieve the goals outlined in the policy.	Specific Project	Sust.	2026	Development of the green building policy is underway.
SI 1.1.2	Promote the efficient use of energy by residents, business owners and government facilities and operations to achieve a 30% reduction in energy use from 2018 baseline levels by 2035; a 40% reduction from 2018 baseline levels by 2040; and a 55% reduction from 2018 baseline levels by 2050.	Base Work	Sust.	Ongoing	Green building policy will incentivize energy efficiency and retrofits for commercial property owners. Energy use reductions are planned through the LED streetlight conversion and by assisting with free or reduced-cost energy audits. The EEC Block Grant supports this action.
SI 1.1.2.1	Use a data-driven assessment process to deploy energy efficiency technologies throughout all government facilities and operations, and promote energy efficiency best practices among government employees.	Base Work	Sust.	Ongoing	Staff is evaluating custom off-the-shelf data management systems. EV facilities have been and continue to be installed.
SI 1.1.2.2	Support incentives, provide education, and partner with public and private groups to promote energy efficiency and sustainability improvements by private property owners.	Base Work	Sust.	Ongoing	Energy efficiency and sustainability improvements are incentivized through the LEAP-VA partnership for free or reduced-cost energy audits, partnership with local utilities (Dominion, Washington Gas) for energy savings programs, partnering with the Northern Virginia Soil and Water Conservation District to promote sustainability improvements, and FRHC loans when funding is available. Energy efficiency and sustainability tips are distributed through the City's website, social media pages, events, and videos. The EEC Block Grant supports this action.
SI 1.1.2.3	Promote voluntary benchmarking for commercial buildings.	Base Work	Sust.	Ongoing	

Action		Work Type	Lead Dept.	Completion	Status
SI 1.1.2.4	Implement programs that offer clean energy financing solutions for residential and commercial sectors, such as the Solarize Virginia campaign, Property Assessed Clean Energy (PACE) program, and Fairfax Renaissance Housing Corporation (FRHC) projects.	Base Work	Sust.	Ongoing	The City participates in Solarize Virginia and FRHC for energy financing solutions as funding is available. City Council adopted a C-PACE ordinance on June 10, 2025.
SI 1.1.3	Implement programs to reduce energy costs for lower-income households.	Base Work	Sust.	Ongoing	City partnering with Community Housing Partners (CHP) to provide free energy audits and weatherization services to eligible households. The EEC Block Grant supports this action.

OUTCOME SI1.2: The use of renewable energy and advanced sustainable technologies is increased.

SI 1.2.1	Conduct feasibility studies and subsequent plans for government operations to achieve 100% renewable electricity by 2035 and community-wide 100% renewable electricity by 2050.	Specific Project	Sust.	2035	Funding has been received for initial solar installations as priorities are identified in the planned solar assessment.
SI 1.2.2	Revise applicable codes, zoning regulations, policies, and design guidelines to help facilitate local renewable energy deployment and adoption of sustainable technologies.	Base Work	Sust.	Ongoing	Amendments to the City of Fairfax Zoning Ordinance pertaining to solar energy were made in 2022. Development of the Green Building Policy is underway which could include recommendations for updates to the Zoning Ordinance.
SI 1.2.3	Provide education and incentives to residents and businesses to install renewable energy systems and sustainable technologies.	Base Work	Sust.	Ongoing	The Solarize Virginia program provides incentives to install renewable and sustainable technology, which is publicized through the City website, social media pages, and Cityscene. A solar equipment tax exemption ordinance was adopted in 2022.
SI 1.2.4	Partner with other local governments, organizations, and individuals on planning and implementation of renewable energy systems and sustainable technologies.	Base Work	Sust.	Ongoing	The City partners with Solarize Virginia, SolSmart, and NVRC for solar energy campaigns, and with FRHC for home improvement loans for energy efficiency and renewable energy projects as funding is available.

OUTCOME SI1.3: Waste is reduced and reuse and recycling of materials is increased.

SI 1.3.1	Implement the Solid Waste Management Plan, which establishes waste reduction goals and outlines how the City manages solid waste, recycling, and composting.	Specific Project	Sust.	Ongoing	The Solid Waste Management Plan update has been adopted. The plan recommended a residential and commercial solid waste assessment, solid waste ordinance update, and evaluation of an enterprise fund. Completion timeframe changed from 2026 to Ongoing because the plan was adopted.
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Action		Work Type	Lead Dept.	Completion	Status
SI 1.3.2	Enhance zoning regulations and other City standards to support initiatives that encourage adequate solid waste management infrastructure.	Specific Project	Sust.	2028	The solid waste and recycling assessment is planned for FY27. Sustainability project prioritization matrix framework discussed in City Council Work Session on June 9, 2026. Project completion timeframe changed from 2026 to 2028 as a result.

OUTCOME SI1.4: Potable water demand in the community is minimized.

SI 1.4.1	Develop and provide education and outreach for water conservation policies and practices.	Base Work	PW	Ongoing	Fairfax Water does outreach.
SI 1.4.2	Support incentives and revise applicable codes, policies, and design guidelines to encourage water efficiency in new construction and landscaping.	Specific Project	Sust.	2026	This will be addressed with the educational BMP sheets as referenced in Action NE 1.5.4. The City conducts rain barrel workshops annually.

OUTCOME SI1.5: Use of electric and alternative fuel vehicles and infrastructure is expanded.

SI 1.5.1	Develop and implement an Electric Vehicle Readiness Plan.	Specific Project	Sust.	2030	This action depends on the sustainability workplan and staff capacity. Sustainability project prioritization matrix framework discussed in City Council Work Session on June 9, 2026. Project completion timeframe changed from 2026 to 2030 as a result.
SI 1.5.2	Support incentives, provide education, and partner with public and private groups to promote electric vehicle charging infrastructure by private property owners.	Base Work	Sust	Ongoing	The City has partnered with EVGo and other providers on private properties.

Goal 2: Support healthy lifestyles and regionally-grown food.

Metrics:• Number of community garden plots, farmers markets, and local food distributors

• Percent of residents within one mile of a grocery store or farmers market

OUTCOME SI2.1: Healthy, affordable, regionally-grown foods are accessible to all.

SI 2.1.1	Encourage and support the development of community gardens and educational growing spaces on public and private land.	Base Work	P&R	Ongoing	
SI 2.1.2	Evaluate regulations that permit urban agriculture.	Base Work	CDP	Ongoing	Zoning Ordinance amendments and other policy updates related to urban agriculture have been approved.
SI 2.1.3	Work with Fairfax County to develop a healthy and affordable food access plan and programs for vulnerable populations.	Base Work	HS	Ongoing	The City participates in Fairfax County's Healthy Fairfax initiative, which includes addressing healthy food access, as well as MWCOG's sustainable food and small farming initiatives. The county's Community Health Improvement Plan (CHIP) 3.0 is complete and implementation is underway . The City is represented on the Partnership for Healthy Fairfax Steering Committee. The City is involved in the Fairfax Food Council.

Economic Vitality

Goal 1: Maintain or increase the City's ratio of commercial to residential real estate.

Metrics: • Percent of annual real estate revenue from non-residential property

• Percent of office space classified as Class A

OUTCOME EV1.1: New development and redevelopment continues to generate revenue from nonresidential buildings and uses.

EV 1.1.1	Attract new commercial businesses while supporting and retaining existing businesses.	Base Work	ED	Ongoing	The City attracts and retains businesses through the Business Support grants, LIFFT, technology zone, Fairfax City international landing incentives (FILI), business marketing grant, a partnership with the Mason Consulting Group has been established , providing incentive packages to City businesses, and holding events that enhance business' visibility. The ED strategic plan includes recommendations that support this action. Marketing office space is a priority due to current economic climate. Through its partnership with FCED, the Mason Korea CIE created an alumni business index . FCED is exploring different financial incentives to encourage businesses in our target industries to lease space in the city.
EV 1.1.2	Leverage proximity to George Mason University to attract university spin-outs, startups, and recent graduates to invest in the City.	Base Work	ED	Ongoing	FCED leverages existing and new partnership within GMU (including the Mason Enterprise Center-Fairfax) to attract dynamic new businesses to the City. FCED partners with the School of Business and other centers on marketing and business incubation and workforce initiatives. FCED is developing a partnership with Mason Korea that would streamline Korean startups coming to Fairfax City. FCED has a partnership with John Cabbot university for international business attraction. EDA approved the Fairfax FIRST program to provide free office space for businesses and professors awaiting R&D grant decisions.
EV 1.1.3	Capitalize on proximity to Inova Fairfax Hospital to attract health-and wellness- related businesses.	Base Work	ED	Ongoing	FCED continues to coordinate with INOVA on potential redevelopment and reuse opportunities.
EV 1.1.4	Capitalize on regional growth in the technology-based, creative, and innovative sectors and encourage related businesses to establish in the City.	Base Work	ED	Ongoing	The City is a founding member of the NOVA Economic Development Alliance and participated in site selection tours and delegation visits . The City adopted Zoning Ordinance amendments to provide flexibility for some research and development type uses.

Action		Work Type	Lead Dept.	Completion	Status
EV 1.1.5	Pursue corporate headquarters to locate in the City.	Base Work	ED	Ongoing	FCED continues its outreach to corporate headquarters to relocate or remain in the City. NOVA EDA and VEDP are partnering with City and local economic development organizations.
EV 1.1.6	Monitor evolving business trends and proactively review codes and standards to ensure cutting-edge businesses can easily locate in the City.	Base Work	ED	Ongoing	ED has supported legislative changes to modify the Zoning Ordinance to make it more flexible. The Zoning Ordinance was updated in 2024 to allow for urban agriculture.
EV 1.1.7	Address economic opportunity in tandem with other Comprehensive Plan goals and policies, such as those addressing the natural environment, land use, mobility, equity, housing, health, and community facilities and services.	Base Work	ED	Ongoing	Examples include CUE bus events, CM for Upskill Fairfax, and coordination with planning and housing on the ongoing office conversion analysis, Mini Art Vending machine partnership, Pathway Homes grant and support, livability in Fairfax City interactive map, FCED participation in MOVE Fairfax and development review.

Goal 2: Support diversification of the retail, service, and office sectors.

Metrics: • Citywide average lease rates for retail properties

OUTCOME EV2.1: The retail and service sectors more effectively compete with other regional commercial sectors, resulting in increased desirability as a destination.

EV 2.1.1	Attract new retail and service businesses representing sectors that have the ability to become regional destinations.	Base Work	ED	Ongoing	The EDA and FCED continue to work to attract regional destinations. Retail programming is sustained through key initiatives such as Restaurant Week, Small Business Month, the Flex Card program, microgrants, and ribbon cuttings.
EV 2.1.2	Create new commercial areas that contain the amenities and atmosphere necessary to attract top-tier commercial tenants.	Base Work	CDP	Ongoing	The City's collaboration with George Mason University, EDA-funded visioning projects, and Small Area Plans all work to create these new commercial areas.

OUTCOME EV2.2: An improved office space inventory that attracts high-value tenants.

EV 2.2.1	Work with owners and operators of existing office buildings to encourage property renovations and upgrades needed to bring properties to Class A status.	Base Work	ED	Ongoing	The City will work with owners and operators to encourage renovations and upgrades as the office space demand allows. FCED markets all office space, regardless of class. The City adopted a C-PACE ordinance which FCED will help market. C-PACE can help office upgrade themselves but priority does not need to be on achieving class A status. FCED is exploring ways to incentivize building owners to invest in their properties to attract quality tenants.
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Action	Work Type	Lead Dept.	Completion	Status
EV 2.2.2	Encourage the provision of Class A office space in new commercial development projects and renovations.	Base Work	CDP	Ongoing
The adoption of the Small Area Plans is anticipated to result in development that includes Class A office space. FCED does not anticipate significant Class A office space, though they continue to encourage property owners to redevelop in alignment with market needs and trends. FCED has begun supporting reinvestment into sub-A properties in an effort to protect future opportunities that may come from office space.				

OUTCOME EV2.3: A strong relationship with George Mason University is leveraged to support new development and investment that capitalizes on the needs of the University and supports the Comprehensive Plan Vision for the City.

EV 2.3.1	Use the newly-created position of Business Incubator Director to graduate a consistent pipeline of at least one tenant per year to a permanent location within the City.	Base Work	ED	Ongoing
The Business Incubator Director is a George Mason employee. The EDA will work to attract companies with measurable growth potential to the relocated (2022) MEC. Companies must have a positive impact on the City. Relocation from the MEC is not required. International soft landing program is utilizes the MEC.				
EV 2.3.2	Explore the establishment of a local development corporation or other formal partnership between the City and George Mason University.	Specific Project	ED	2030
The local development corporation concept has been presented to City Council. Moving forward with the concept is dependent upon City Council and relevant private developers. FCED continues to pursue Mason activity including centers related to the business school within the City. The GMU Center for Psychological Services opened a community clinic in the City.				

Goal 3: Transform the Commercial Corridors and Activity Centers.

Metrics: • Percentage of building area in Activity Centers that is within development that meets the intent of the Comprehensive Plan for those areas

OUTCOME EV3.1: Redevelopment projects in the Commercial Corridors and Activity Centers create destinations that attract tenants, customers, and residents.

EV 3.1.1	Develop branding and marketing strategy for individual Activity Centers with support from adopted small area plans, initially focusing on Old Town and Northfax.	Specific Project	ED	2026
The Old Town Fairfax Business Association developed marketing maps to promote Old Town businesses, along with a slogan and logo. OTFBA has completed a major rebranding effort. Banners have been put up in Old Town.				
EV 3.1.2	Create a commercial targeting strategy to focus the City's efforts on attracting businesses that would have the greatest impact in competing with other regional commercial sectors.	Specific Project	ED	2026
FCED has identified the top 20 buildings to attract new tenants with the highest economic impact for the City through the LIFFT program. FCED is currently exploring a financial incentive program to target key industries. FCED is working with the Mason Center for Regional Analysis to conduct a target industry study. Business attraction strategy utilizes programming like Code and Coffee and Pub Scholars to target specific industries.				

Action		Work Type	Lead Dept.	Completion	Status
OUTCOME EV3.2: Old Town is a regional destination as a cultural hub with enhanced economic benefits for the entire City.					
EV 3.2.1	Market Old Town as a social, cultural, and economic center.	Base Work	ED	Ongoing	OTFBA mission and vision reflect this action. Banners have been put up in Old Town. OTFBA completed its action plan. The tourism pillar of the FCED Strategic Plan recommends marketing Old Town. City continues to engage with Mason with events like the Chocolate Lovers Festival.
EV 3.2.2	Promote the unique historical attributes of Old Town.	Base Work	ED	Ongoing	The tourism pillar of the FCED Strategic Plan recommends marketing Old Town. A mural was added to Old Town in June 2025. Tourism is working with Historic Resources to preserve its museum and expand opportunities.
EV 3.2.3	Support integration of cultural arts into the historic fabric of Old Town.	Base Work	CA	Ongoing	A new mural was completed on the Senberry building in Old Town in June 2025. A community art day was held in Old Town in May.
EV 3.2.4	Continue to support the Old Town Fairfax Business Association in organizing activities and events and placemaking efforts.	Base Work	ED	Ongoing	FCED continually supports OTFBA with funds from Old Town Service District.
OUTCOME EV3.3: Northfax is recognized as a location that is attractive for investment and redevelopment while balancing ecological sensitivity.					
EV 3.3.1	Expand marketing of redevelopment opportunities in Northfax, especially for underutilized properties.	Base Work	ED	Ongoing	FCED is exploring ways to incentivize building owners to invest in their properties to attract quality tenants.
EV 3.3.2	Capitalize on standards and guidelines related to ecological design in Northfax to market it as a unique attribute that is attractive to future residents, businesses, and patrons.	Base Work	ED	Ongoing	FCED generally references SAPs in discussions with property owners and developers including multimodal transportation options resulting from location with access to regional trail networks.

Community Services

EDUCATION

Goal 1: Ensure the City's public education needs are met.

Metrics: • Ratio of enrollment to capacity for City public schools

OUTCOME E1.1: The School Services Agreement with FCPS, guided by the City of Fairfax School Board, provides City students with the highest quality education.

E 1.1.1	Continue to advocate for city schools while following the established guidelines of the School Services Agreement and to monitor its implementation.	Base Work	SB	Ongoing	The School Board continues to follow the School Service agreement and monitors its implementation.
E 1.1.2	Establish regular communication between the school board, the school superintendent, Mayor and Council, other City staff, and others as needed to ensure school needs and other school related information are understood by all parties.	Base Work	SB	Ongoing	The Superintendent and City Manager plan to establish a standing monthly meeting.

OUTCOME E1.2: Public school facilities and grounds meet the current and future needs of the school-aged population.

E 1.2.1	Consider impacts to school facilities and coordinate with school operations during the development review process.	Base Work	CDP	Ongoing	A project to develop level of service standards is underway, with completion expected in mid-2026.
E 1.2.2	Continue cooperation between City government and City of Fairfax School Board to assess and plan for impacts from future residential development.	Base Work	CDP	Ongoing	School Board members collaborate with their County Board colleagues through regular, ongoing communication, participation in regional and state School Board meetings and conferences, and an annual City/County Board meeting. The School Board staff prepares a yearly report about enrollment and residential development, which also assists with budget preparations, and City and Fairfax County staff also make presentations to the School Board on these topics. School Board is interested in establishing proffer standards for capital school impacts.
E 1.2.3	Monitor potential Fairfax County school boundary adjustments to anticipate impacts on City school enrollment.	Base Work	CDP	Ongoing	City staff monitors school enrollment and discusses boundary adjustments on an as-needed basis. Any boundary adjustment requests may be formally submitted to the Fairfax County School Board. FCPS comprehensive boundary study is complete.
E 1.2.4	Continue to evaluate options for the School Board's future use of the Green Acres site.	Base Work	P&R, SB	Ongoing	Many functions currently located in the Green Acres building are planned to be relocated to the proposed Willard-Sherwood facility. A facility condition assessment was completed in 2023 which did not recommend significant future investments for long-term use of the structure.

Action		Work Type	Lead Dept.	Completion	Status
E 1.2.5	Utilize the Facility Condition Assessment and Facility Masterplan recommendations to ensure a safe learning environment, proper program capacities, and the availability of the latest technology and functional accommodations.	Base Work	SB	Ongoing	A Facility Condition Assessment was completed and presented in the Fall of 2023, identifying significant capital investment needs at all school facilities. Planning and design work began in 2026 for both elementary schools' renovations and the high school roof. Future considerations of addressing the three other facilities in the FCA may be warranted (Fairfax High School, KJMS, Green Acres).
E 1.2.6	Promote environmentally friendly practices for school facilities and grounds.	Base Work	SB	Ongoing	This action is considered in all CIP projects and for programming at each school. City schools continue to receive awards, designations, and recognitions for environmentally friendly practices. All projects from the Facility Condition Assessment are costed out at LEED Silver.

Goal 2: Ensure access to educational and training opportunities for all generations.

Metrics: • Number of early education, training, and continuing education programs and classes offered by the City or through City partnerships

OUTCOME E2.1: All children will have access to Pre-K opportunities.

E 2.1.1	Continue to promote Pre-K opportunities for all City Pre-K children.	Base Work	SB	Ongoing	The City promotes instructional opportunities in conjunction with Parks and Recreation newsletters and the Parks & Rec Connected program guide.
E 2.1.2	Increase access to early childhood literacy and after school care at the City's community facilities, City of Fairfax Regional Library, and other institutions.	Base Work	P&R	Ongoing	There is an after-school program run by the City's Parks and Recreation Department at Sherwood. A reading program sponsored by the library occurs at Old Town Square. The City partners with the County in implementing a program focused on preschool literacy through family-based activities through the Neighborhood School Readiness Team, providing free activities and information for families of preschoolers. The Spanish immersion preschool is located at Green Acres to take advantage of additional space.
E 2.1.3	Seek opportunities to establish new affordable childcare services.	Base Work	HS	Ongoing	This is a priority of the Commission for Women, especially for Asset Limited, Income Constrained, Employed (ALICE) households.

OUTCOME E2.2: The City's residents will have access to facilities and programs that foster an informed community.

E 2.2.1	Maintain access to the City's community facilities, City of Fairfax Regional Library, and other institutions for ongoing dialogue in educational events and discussions.	Base Work	P&R	Ongoing	P&R continually ensures access to community events in their facilities.
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Action		Work Type	Lead Dept.	Completion	Status
E 2.2.2	Continue to provide residents and businesses with access to timely information on City government programs and initiatives via applicable media outlets.	Base Work	Comm	Ongoing	The City communications with residents via CityScene, GovDelivery, social media, the website, and Engage Fairfax. A hybrid Budget Open House was held in spring 2026. The second Civic Connection course is complete. A special meeting was held to discuss the Northfax Small Area Plan.
OUTCOME E2.3: Partnerships and community resources provide opportunities for training and continuing education.					
E 2.3.1	Continue to foster good relations with nearby education providers such as George Mason University and Osher Lifelong Learning Institute (OLLI).	Base Work	ED	Ongoing	The City continues to work with George Mason University and Northern Virginia Community College to encourage patronage of City businesses and promote events. FCED partnered with NOVA on no-cost certificates for City residents for in-demand professions (UPSkill). With the support of an EDA grant, NOVA Labs relocated from Fairfax County to a location within the City on Jermantown Road. FCED continues to seek opportunities to promote experiential learning, including the partnership with the Costello College of Business (CCB). FCED partnered with the Mason College of Engineering and Computing to improve business development functions.

PARKS AND RECREATION

Goal 1: Develop high-quality park infrastructure.

Metrics:• Acres of City-owned park land

• Percent of residents within 4,000 feet of parks or open space via a street or trail network

OUTCOME PR1.1: A well-connected system of parks and trails provides citizens with healthy choices for recreation and transportation.

PR 1.1.1	Implement the recommendations of the Parks and Recreation Strategic Masterplan.	Base Work	P&R	Ongoing	Targeted public outreach for the Masterplan began at Fall Festival and will continue in early spring. Stakeholder meetings are ongoing. The plan is expected to be complete in spring 2027.
PR 1.1.2	Identify and address gaps in the connections between the City's parks and open space.	Base Work	Trans.	Ongoing	The Multimodal Transportation Plan, Parks and Recreation Strategic Plan, and Bicycle Master Plan have identified gaps in connections. This will be evaluated in the Parks and Rec Strategic Plan update which is underway.
PR 1.1.3	Identify opportunities for future open space in neighborhoods that are undersupplied in public recreation and open space opportunities.	Specific Project	P&R	2028	The City continually monitors for opportunities to acquire open space, such as the purchase of the West Street property yard and the Mathy property. This will be evaluated in the Parks and Rec Strategic Plan. A masterplan for the Westmore School Site is being explored.
PR 1.1.4	Enhance public access and ensure accessibility for all to parks and recreational facilities by making any necessary infrastructure improvements.	Base Work	P&R	Ongoing	Infrastructure improvements are being undertaken as funding and budgets allow. Improvement projects at Old Town Hall and Thaiss Park will dramatically improve accessibility at these locations. The new Pat Rodio playground is complete and accessible.

Action		Work Type	Lead Dept.	Completion	Status
PR 1.1.5	Continue to provide and enhance accessible green spaces and trails that positively impact the physical and mental health and well-being of the community while also protecting the environmental quality of the city.	Base Work	P&R	Ongoing	ADA funding was used at the Judicial Trail connection as well as other targeted projects to improve accessibility. The new Pat Rodio playground is out of the RPA and the old playground will be removed and the area will be replanted with trees. Ashby Pond trail has been resuraced with geogrid to reduce erosion. Much of the pavement in the RPA at Thaiss Park has been removed and will be reforested.
PR 1.1.6	Partner with the Department of Public Works on efforts to improve pedestrian and bicycle networks throughout the City.	Base Work	P&R	Ongoing	Pedestrian and bicycle network improvements are addressed in the Multimodal Transportation Plan, the Two-Year Transportation Program, and the Bicycle Master Plan. The Parks and Recreation Strategic Master Plan will be updated in 2026 and will help identify improvements. Inventory and inspections for trail bridges is proposed for FY2024, with repairs targeted for the following year.

OUTCOME PR1.2: Natural resources in the City on private and public lands are protected and enhanced.

PR 1.2.1	Implement measures to preserve privately- owned land adjacent to parks and trails in perpetuity, e.g., utilizing conservation easements, deed restrictions, etc.	Base Work	CDP, P&R, -UF	Ongoing	The City continually monitors for opportunities to enact conservation and preservation measures. The City will utilize a conservation easement for the George Snyder Trail. The Parks Foundation could assist this effort in the future. The adopted UFMP includes conservation strategies.
PR 1.2.2	Adopt tree preservation guidelines for parks, open space, and trails.	Specific Project	UF	2026	A tree presentation and planting guide was published in 2024. The adopted UFMP includes preservation strategies.
PR 1.2.3	Promote awareness of the City's guidelines, requirements, and commitment to natural resource protection.	Base Work	Sust, UF	Ongoing	The City communicates with residents via CityScene, GovDelivery, social media, the website, mailers, and Engage Fairfax. Stewardship Coordinator supports this. The ESC continually promotes the City's environmental initiatives. The State of the Urban Forest report, which includes information on volunteer programs and similar efforts, is published annually. The UFMP included material to summarize tree regulations to improve public awareness which was added to the city's website in 2026. UF staff mailed a postcard in June to properties within the RPA to promote awareness of the regulations and the dos/don'ts.

Goal 2: Provide programs and services that meet the needs of the community.

Metrics: • Number of new accessibility improvement projects at Parks and Recreation facilities

• Additional benchmarking included in the Parks and Recreation Strategic Plan

OUTCOME PR2.1: Robust programming of the City's parks and public facilities that provides opportunities for individuals of all ages and abilities to participate.

PR 2.1.1	Construct a community center consistent with the recommendations of the completed Community Center Feasibility Study.	Specific Project	P&R	2028	City Council adopted a resolution to proceed and approved financing for the Willard-Sherwood Health & Community Center on April 28, 2026.
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Action		Work Type	Lead Dept.	Completion	Status
PR 2.1.2	Update Parks and Recreation facilities to ensure they are accessible to individuals of all abilities.	Base Work	P&R	Ongoing	Updates are currently being undertaken as funding and budgets allow. Improvement projects at Kutner Park, Old Town Hall, and Thaiss Park will dramatically improve accessibility at these locations. The new, fully accessible playground at Pat Rodio Park is complete.
PR 2.1.3	Expand and enhance facility, program, and service offerings through innovative funding, management best practices, and cost recovery efforts.	Base Work	P&R	Ongoing	P&R is continually monitoring for opportunities to expand and enhance its facilities, programs, and service offerings.
PR 2.1.4	Enhance Old Town Square and Old Town Hall as destinations and community gathering places by providing a venue for arts, recreation, and green space.	Base Work	P&R	Ongoing	Old Town Square is used for arts and recreational events on a regular basis. Improvements at Old Town Hall will improve accessibility for Old Town Hall and Old Town Square.

OUTCOME PR2.2: Partnerships to complement the programs and services provided by the City are enhanced and expanded.

PR 2.2.1	Identify opportunities to expand partnerships with businesses and institutional communities such as City of Fairfax and Fairfax County Public Schools, Fairfax County Park Authority, NOVA Parks, George Mason University, Fairfax County Neighborhood and Community Services, NOVA Conservation Trust, and others.	Base Work	P&R	Ongoing	P&R and FCED work on events like the Fall Festival and leverage City parks and facilities for public events. The City holds a business promotion table at Rock the Block with the City's Chamber of Commerce. P&R continues to develop partnerships and sponsorships for city events.
PR 2.2.2	Establish relationships and partnerships with underrepresented, underserved, or diverse demographic groups in the City to assist with developing programs and services to meet the needs of these communities.	Base Work	P&R	Ongoing	P&R is expanding its outreach to City schools in order to promote City programs and services and provide access for lower-income students. HS is engaged in coordinated service planning with Fairfax County staff and service providers to address basic needs, and works with Fairfax County coordinated services planning. With federal SNAP funding uncertain, the city is closely coordinating with Fairfax County Family Services to track impacts within the city, including involvement with the Fairfax County Emergency Food Access Team. Parks & Recreation has created new city events for Juneteenth, Pride Month, Latin American History Month, and Black History Month. A nonprofit grant program was implemented in fall 2024 with a goal of an annual award process for human services organizations in the city. FY27 budget is \$200,000.

OUTCOME PR2.3: Rehabilitated and newly constructed public facilities meet the programmatic and recreational needs of the community.

PR 2.3.1	Enhance safety, accessibility, quality of service, and cost effectiveness through comprehensive operations and maintenance programs and services.	Base Work	P&R	Ongoing	P&R ensures safety, accessibility, quality of service, and cost effectiveness through regular monitoring, trainings, and implementing safety programs, as needed.
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Action		Work Type	Lead Dept.	Completion	Status
PR 2.3.2	Inventory the condition of existing public facilities and prioritize any necessary updates and repairs.	Base Work	P&R	Ongoing	P&R inventories its facilities' conditions and identifies and makes repairs and updates on a regular basis. The Parks and Recreation Strategic Masterplan is expected to be complete in 2026. Updates include a replacement playground at Pat Rodio, Van Dyck preschool equipment, Kutner Park teen playground, pickleball at Providence park, and tennis and basketball court resurfacing.

Goal 3: Market programs, special events, facilities, and services.

OUTCOME PR3.1: A well-informed community utilizes the City's quality programs and attends events.

PR 3.1.1	Conduct public opinion surveys of Parks and Recreation customers to identify desired changes in facilities and programming.	Base Work	P&R	Ongoing	P&R regularly conducts public opinion surveys through programs like SurveyMonkey, GovDelivery, Engage Fairfax, etc.
PR 3.1.2	Utilize a variety of communications platforms to publicize facilities, programs and events to the community.	Base Work	P&R	Ongoing	P&R works with CM and engages in social media, GovDelivery, and Engage Fairfax to publicize events, programs, and facilities.

OUTCOME PR3.2: City facilities and events are a regional draw, resulting in increased economic vitality for local businesses.

PR 3.2.1	Increase awareness, participation, and support of programs, facilities, and services using innovative promotional and marketing initiatives.	Base Work	P&R	Ongoing	P&R partners with local businesses and FCED, as well as uses both social media and Cityscene to market programs, facilities, and services. P&R uses GovDelivery to share information about events through email bulletins.
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CULTURAL ARTS

Goal 1: Integrate cultural facilities into the City.

Metrics: • Number of spaces regularly available for cultural arts uses

• Number of City-owned public art pieces on display

OUTCOME CA1.1: Cultural facilities provide opportunities for engagement with local, regional and national artists and artworks.

CA 1.1.1	Identify short- and long-term needs for performance spaces, visual arts spaces, and other facilities to support a robust City arts program.	Base Work	CA	2030	The Performing Arts Feasibility Study is complete. The Commission on the Arts Strategic plan is complete .
CA 1.1.2	Establish new or expand existing performing arts facilities and consider recommendations of the Performing Arts Feasibility Study for a dedicated facility.	Specific Project	CA	2030	

Action		Work Type	Lead Dept.	Completion	Status
CA 1.1.3	Support the creation of Arts and Cultural Districts in accordance with Code of Virginia 15.2-943.1 with priority to Old Town Fairfax to encourage the establishment of new dedicated arts and cultural venues.	Specific Project	CA	2028	The Old Town Fairfax Small Area Plan supports bolstering the arts as a means of enhancing the Activity Center's status as a cultural destination. FCED recently created a tourism position within the office and will examine this along with taxing implications. CA staff is participating in Zoning Ordinance update project.
CA 1.1.4	Identify underutilized or vacant private facilities that can function as temporary performance spaces.	Base Work	CA	Ongoing	The City continually monitors for temporary performance and gallery spaces.

OUTCOME CA1.2: Public art such as murals and sculptures displayed to identify, enhance, and promote the cultural nature of the City.

CA 1.2.1	Promote the cultural arts identity of the City through public art.	Base Work	CA	Ongoing	Projects that support this action include signal box art in Old Town, murals at Scout on the Circle, Point 50, Draper's, Draper Drive Park and more, a tree sculpture at Ratcliffe Park, the public art walking map, and the mini art vending machines. P&R is working with FCED staff to add digital public art in Old Town. P&R staff is working on draft bus stop guidelines for potential public art.
CA 1.2.2	Implement the City of Fairfax Public Art Policy and consider additional policies and practices that promote cultural vitality throughout the City.	Base Work	CA	Ongoing	The City of Fairfax Public Arts Policy has been established and is being implemented.
CA 1.2.3	Create a public art network by integrating art into existing parks and public spaces.	Base Work	CA	Ongoing	Placemaking strategy for Blenheim Boulevard has been developed and will be implemented with the project.

Goal 2: Encourage a broad representation of arts opportunities.

Metrics: • Number of arts programs and classes offered by the City or through City partnerships

OUTCOME CA2.1: Collaboration and partnership with local schools, colleges, and universities to provide performance, rehearsal and educational opportunities for artists.

CA 2.1.1	Support establishment of performance, rehearsal, and educational opportunities for artists through collaboration and partnerships.	Base Work	CA	Ongoing	P&R and ED continually support efforts to establish these opportunities.
CA 2.1.2	Establish a mechanism for continuous collaboration with local schools, colleges, universities and arts organizations on education for artist, and for arts programming.	Base Work	CA	Ongoing	P&R is actively collaborating with local educational institutions and facilities for arts education and programming.
CA 2.1.3	Explore public-private partnerships to develop performance and rehearsal spaces.	Base Work	CA	Ongoing	This is a main priority of the Commission on the Arts and the performing arts facility feasibility study included analysis on public-private partnership opportunities.

Action		Work Type	Lead Dept.	Completion	Status
OUTCOME CA2.2: Cultural programming in the City increases opportunities for a wide range of cultural experiences.					
CA 2.2.1	Create a plan to optimize use of existing and future public facilities for cultural arts programs.	Base Work	CA	Ongoing	The performing arts facility feasibility study is complete.
CA 2.2.2	Enhance awareness of current and future programs and facilities.	Base Work	CA	Ongoing	Staff is identifying potential locations for art in the Sherwood- Willard joint project. The updated City website will help promote future programs.
CA 2.2.3	Develop and execute a plan to increase funds through strategies such as charging admission to selected events and increasing sponsorships, contributions, and grants.	Base Work	CA	Ongoing	This will be further evaluated in the Commission on the Arts Strategic Plan.
CA 2.2.4	Develop a masterplan of events to ensure a wide range of opportunities for cultural experiences that are distributed throughout the year.	Specific Project	CA	2026	All cultural arts events are published on the city's website calendar.

GOVERNMENT AND PUBLIC SAFETY

Goal 1: Provide state-of-the-art public facilities for local government and public safety operations.

OUTCOME GPS1.1: Public facilities and equipment support the efficient functioning of City staff to provide valued services to City residents and businesses.

GPS 1.1.1	Maintain and update City facilities to ensure all are safe, accessible to individuals of all abilities, energy efficient, and modernized to meet changing needs of the community and operations.	Base Work	Resp. Depts.	Ongoing	The proposed FY2027-2031 CIP includes funding for facilities updates and maintenance at City schools, City Hall, the Police Station, Green Acres, and multiple City Parks.
GPS 1.1.2	Construct new buildings, when warranted, that are accessible, sustainable, and properly located, including co-location of multiple uses to meet the needs of the community and operations.	Base Work	Resp. Depts.	Ongoing	Land acquisition for Fire Station 3 is complete and the total project cost is estimated at \$56 million. The city is evaluating options for a potential public-private partnership for Fire Station 3. The FY 2027-2031 CIP also includes funds toward the Willard Sherwood Community Center project, the Police Vehicle Garage, and the Property Yard Feasibility Study.
GPS 1.1.3	Pursue right of first refusal agreement with Fairfax County on County-owned property located within the City.	Base Work	CM	Ongoing	The City is purchasing the Fairfax County property yard on West Drive.
GPS 1.1.4	Establish level of service standards to estimate demands on community services resulting from new development.	Specific Project	CDP	2026	A project to develop level of service standards is underway, with completion expected in mid-2026.
GPS 1.1.5	Continue to include the public safety staff in the review of development proposals.	Base Work	CDP	Ongoing	Public safety staff are routed material for all applicable development applications.

Action	Work Type	Lead Dept.	Completion	Status
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Goal 2: Provide high-quality community services.

OUTCOME GPS2.1: Customer service tools are user-friendly, convenient, and use the latest technology available.

GPS 2.1.1	Monitor trends and advancements in technology as they become available to determine if they would benefit City staff's ability to deliver services.	Base Work	Resp. Depts.	Ongoing	New technologies are deployed as budget and staff capabilities for deployment allow.
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OUTCOME GPS2.2: Police protection and service maintain a safe environment for residents, workers and visitors.

GPS 2.2.1	Prevent crime through safe environmental design.	Base Work	CDP	Ongoing	The police department reviews land use plans per CPTED standards.
GPS 2.2.2	Implement the Police Department's long-range plans.	Base Work	Police	Ongoing	This action is supported through the upcoming police department and garage expansion project.
GPS 2.2.3	Continue moving toward an evidence-based policing model for resource allocation.	Base Work	Police	Ongoing	The 2024 Fairfax Circle Crime Reduction Initiative achieved a 14% decrease in targeted complaints and a 3% overall reduction in calls for service during the summer, compared to 2023.
GPS 2.2.4	Provide enforcement measures to help improve pedestrian safety.	Base Work	Police	Ongoing	

OUTCOME GPS2.3: Responsive fire and rescue services protect lives and property.

GPS 2.3.1	Support the implementation of the Fire Department's long-range plans.	Base Work	Fire	Ongoing	This action is supported through the upcoming Fire Station 3 replacement project and other CIP requests.
GPS 2.3.2	Maintain and update City Fire facilities and equipment to ensure all are safe, accessible to individuals of all abilities, energy efficient, and modernized to meet the changing needs of the community and staff.	Base Work	Fire	Ongoing	This action is supported through the upcoming Fire Station 3 replacement project and other CIP requests.

OUTCOME GPS2.4: Coordination and collaboration are maintained with appropriate jurisdictions, agencies and groups for emergency preparedness and response.

GPS 2.4.1	Implement the action plan of the City of Fairfax Annex to the Northern Virginia Hazard Mitigation Plan as updated.	Base Work	EM	Ongoing	In the process of carrying out the action plan detailed in the annex with active implementation that includes, tasks, training, and exercise.
GPS 2.4.2	Survey assets and expand upon them to best capitalize on investment in preparedness.	Base Work	EM	Ongoing	Assets are reviewed and expanded upon as part of the updated emergency management plan and after incidents and exercises (i.e. COVID). The emergency operations plan update, which included a survey of assets, was adopted on June 24, 2025.

Action	Work Type	Lead Dept.	Completion	Status
GPS 2.4.3	Continue education programs focused on establishing survivable spaces and promoting emergency preparedness.	Base Work	EM	Ongoing
OEM provides additional sources on its website, in OEM newsletters, in a homeowners packet, through Cityscene, and with City school principals. OEM has teamed up with the Fire Department Community Risk Reduction and has increased its outreach efforts. OEM does monthly outreach on the Fire Department Facebook Page. Preparedness education is a large focus of National Preparedness Month (Septembers annually).				

OUTCOME GPS2.5: Essential health and human services are readily available for all community members.

GPS 2.5.1	Improve access and availability to health and human services, amenities, and products.	Base Work	HS	Ongoing	The City pledged funding in FY23 to the Capital Area Food Bank to expand their distribution center in Fairfax County to better provide access to fresh foods to area residents in need. Fairfax County coordinated service planning serves as an access entry point for basic needs. The City's Community Response Team provides targeted outreach and service triage for the City's most vulnerable residents. The City is providing \$200,000 to human services organizations in FY27 . The City is working to utilize opioid abatement funding to expand education opportunities for substance abuse disorders.
GPS 2.5.2	Increase transit service options available to destinations where healthy food is sold or distributed such as food banks, farmers markets and grocery stores.	Base Work	Trans.	Ongoing	Through the City's agreement with Fairfax County, older and disabled adults can access food options through the County's Taxi Voucher Program, NV Rides, and a program offered by the Shepherd's Center of Fairfax-Burke. CUE provides fair free service through a state grant. Fairfax Village provides volunteer based transportation for older adults and those with disabilities.
GPS 2.5.3	Develop a marketing strategy targeting individuals in the City who could benefit from services provided by outside agencies.	Base Work	HS	Ongoing	The Human Services webpage connects residents to a variety of services available in both the City and Fairfax County. CM and HS are using all City communication vehicles (Cityscene, GovDelivery, social media, etc.) to solicit members and volunteers for the Fairfax Village in the City program. Fully implemented in August 2023, the City's Community Response Team provides targeted outreach and service triage for the City's most vulnerable residents.

Action	Work Type	Lead Dept.	Completion	Status
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INFRASTRUCTURE AND UTILITIES

Goal 1: Provide quality utility services and infrastructure systems.

Metrics: • Potable water consumption per capita

• Solid waste generation per capita

• Percent of water produced meeting Safe Drinking Water Act standards

• Number of service (water, electricity, and telecommunications) outages

OUTCOME IU1.1: Clean, safe, and reliable potable water is supplied to all City residents, businesses, and institutions.

IU 1.1.1	Continue to work with Fairfax Water to ensure the City has access to safe and reliable drinking water.	Base Work	PW	Ongoing	The City works with Fairfax Water on an ongoing basis.
IU 1.1.2	Encourage residents and businesses to conserve water in an effort to protect and preserve the water supply.	Base Work	PW	Ongoing	Residents and businesses are encouraged to conserve water through the City's website and social media pages. Any information shared by Fairfax Water is also shared with City residents.

OUTCOME IU1.2: A reliable and efficient wastewater system collects, conveys and treats wastewater.

IU 1.2.1	Continue to perform regular testing, maintenance, and improvements to the City's wastewater collection system to ensure compliance with federal and state environmental regulations.	Base Work	PW	Ongoing	The City performs testing, maintenance, and improvements to its wastewater collection system on an as-needed basis. The City continues to manage a wastewater flow monitoring program to understand how much wastewater is being transmitted through the City. The City has implemented an asset management program. The program is currently used to prioritize rehabilitation projects based on system-wide risk assessments. Condition assessments have been completed for approximately 70% of City-maintained wastewater infrastructure.
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OUTCOME IU1.3: The stormwater system is sustainable and efficient.

IU 1.3.1	Continue to implement the Virginia Stormwater Management Program (VSMP) and City's stormwater management program to ensure compliance with federal and state regulations.	Base Work	PW	Ongoing	The City continues to implement the VSMP and is in compliance with applicable state and federal regulations. The Stormwater Utility funds the Stormwater Management Program. The City's MS4 permit has been reissued by DEQ.
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Action		Work Type	Lead Dept.	Completion	Status
IU 1.3.2	Continue to maintain and improve the City's stormwater system.	Base Work	PW	Ongoing	The City maintains the stormwater system and makes improvements on an as-needed basis, working with property owners when needed. The Utility Project Manager oversees the City's stormwater and wastewater systems. Stormwater manhole and pipe condition assessments and maintenance work are ongoing. The program is currently used to prioritize rehabilitation projects based on system-wide risk assessments. Condition assessments have been completed for approximately 52% of the City's stormwater network. Additionally, the City has initiated a grant-funded CCTV inspection program to accelerate condition assessments and support the continued development of its stormwater asset inventory.
IU 1.3.3	Establish design and implement standards for green infrastructure in public rights of way.	Specific Project	UF	2030	The adopted Urban Forest Master Plan includes green infrastructure strategies.
IU 1.3.4	Implement and support green infrastructure strategies in public right of way projects where appropriate.	Base Work	UF	Ongoing	City staff currently promote inclusion of street trees in infrastructure projects. The adopted UFMP includes green infrastructure strategies. Trees and native grasses/perennials were added to the Government Center Pkwy project including with a stormwater BMP.

OUTCOME IU1.4: Reliable energy and telecommunications infrastructure are accessible to all City residents, businesses, and institutions.

IU 1.4.1	Partner with utility providers, local municipalities, and regional groups to improve access to utility data and service outage data.	Base Work	PW	Ongoing	The City is in regular contact with utility providers for data and uses tools such as those provided by Dominion to monitor outages as well as relocations and potential undergrounding projects.
IU 1.4.2	Coordinate upgrades, replacement, and expansion of non- City provided utilities, including electricity, water, natural gas and communications networks.	Base Work	PW	Ongoing	The City works with Dominion, Washington Gas, and other utilities, including 5G small cell, as needed for upgrades and replacements within the City's right of way, including undergrounding of Dominion lines in the Country Club Hills vicinity. The City has approached Washington Gas about installing infrastructure to serve residents without gas service.
IU 1.4.3	Work with utilities, developers, and state agencies to relocate above-ground utility lines underground, where feasible, with an emphasis on major corridors.	Base Work	PW	Ongoing	Undergrounding of utilities is coordinated with major transportation projects and new developments, where feasible. City staff is encouraged to begin undergrounding discussions during the early stages of the development process. Separate City-led efforts are under consideration in the Old Town Service District.

Action		Work Type	Lead Dept.	Completion	Status
IU 1.4.4	Encourage the placement and appearance of utility infrastructure (e.g. substations, transmission towers and lines, and switching boxes) to minimize visual disruption and negative effects on quality of life, and to enhance streetscapes.	Base Work	CDP	Ongoing	Appearance and placement of utility infrastructure is regularly monitored and negotiated as new technology emerges. Staff works with Dominion to minimize impacts to trees during tree trimming. The City Design Guidelines have recommendations on the placement and appearance of utility infrastructure.
IU 1.4.5	Work with utility companies to ensure the reliability and availability of electricity, water, natural gas, and communications services during both normal times and times of stress (e.g. storm events, flooding, extreme heat, etc.).	Base Work	PW	Ongoing	The City continually works with utility companies to ensure residents and businesses have reliable utility connectivity. City staff worked with Dominion on an undergrounding strategy to minimize utility outages in areas with frequent outages.

OUTCOME IU1.5: A safe and well-connected right-of-way system provides a functional surface transportation system and utility infrastructure services throughout the City.

IU 1.5.1	Evaluate and ensure that there is adequate lighting along all major streets.	Base Work	PW	Ongoing	As part of the LED streetlight grant, the City is receiving consultant assistance to determine whether current streetlight placement is adequate. The CIP annually includes funding to improve lighting.
IU 1.5.2	Convert light fixtures and street lights to light emitting diodes (LEDs) and down-cast lighting.	Specific Project	PW	2030	The city is in the process of converting all electric streetlights (over 2600) that have older technology (high pressure sodium and mercury vapor lights) to LED technology and all new lighting uses LEDs. The street lighting specifications in the Public Facilities Manual were updated to include dark sky friendly (downcast) fixtures.
IU 1.5.3	Continue development of a citywide strategic asset management program for all city-maintained infrastructure.	Base Work	PW	Ongoing	An inventory of the City's electric and gas streetlights has been completed. Condition assessments of stormwater and wastewater infrastructure are ongoing. Approximately 70% of wastewater and 50% of stormwater assets have been condition assessed. A city-wide assessment of the Accotink Creek was completed in 2024. Seven potential future stream restoration project locations were identified and public feedback was collected on the options.
IU 1.5.4	Provide rights-of-way that will permit the expansion of tree planting strips and tree wells to provide more suitable growing conditions for street trees.	Base Work	UF	Ongoing	Rights-of-way are examined as part of the Complete Streets program and will be included in the Old Town Fairfax Historic Overlay District Streetscape Standards and the Urban Forest Master Plan. Staff is updating tree planting standards in the PFM and Zoning Ordinance.

Action		Work Type	Lead Dept.	Completion	Status
OUTCOME IU1.6: Reliable and efficient solid waste and recycling services and infrastructure are provided.					
IU 1.6.1	Maintain and enhance solid waste and recycling infrastructure in City parks, trails, sidewalks, and public facilities, and at events.	Base Work	PW	Ongoing	Solid waste collections occur in City buildings, parks and trails, bus stops, in the downtown area, and at events by city crew members. PW staff also maintain the 24-hour composting drop-off center, glass recycling center, and plastic bag tax revenue implementation.

Goal 2: Expand the use of advanced technology.

Metrics: • Number of pilot or established advanced technology infrastructure projects

OUTCOME IU2.1: All City residences, businesses and institutions have access to reliable and affordable advanced technology and telecommunications infrastructure and services.

IU 2.1.1	Periodically update policies and regulations for the design and siting of telecommunications facilities to ensure they remain applicable with fast-changing technologies.	Base Work	CDP	Ongoing	The Zoning Ordinance was updated in 2019 in accordance with FCC regulations. Future updates should be considered as technology advances and state and federal regulations are modified.
IU 2.1.2	Explore public-private partnerships as a way to enhance the City's telecommunications infrastructure.	Base Work	PW	Ongoing	City reviewing license agreements with providers on using City underground ROW.
IU 2.1.3	Evaluate and implement, where appropriate, innovative pilot initiatives that advance new technologies (e.g., regenerative power, solar-powered charging stations, etc.).	Base Work	PW	Ongoing	Starship and the electric vehicle chargers at City Hall and Old Town Hall were all implemented in 2021. The city won a Clean Fuel Infrastructure grant to install EV charging stations at City Hall and the Sherwood Center. Dominion is also offering "smart" streetlights that use 5G to measure weather conditions, collect traffic counts, and other features. FCED has a subscription to Placer.IO.