

Rescue Reston Alert - Developer-owners of RNGC and their Tent Campaign Strategy



A grassroots organization dedicated to preserving Reston's open space

Neighbors at Links Pond Cluster:

We expect that you will soon be invited to meet under the Developers' tent at Reston National Golf Course.

Rescue Reston knows how to win against development of the course. To help us help you, we need YOU to update your information in our database. We need to be able to specifically email residents in certain clusters as we get important information or need you to take action. Please share this email with your neighbors who may not have received this.

CALL TO ACTION:

1. **Update your information** at [Email List Sign Up — Rescue Reston](#). Even if you think you are on the Rescue Reston mailing list already, we need you to update us with your street address, cluster name, and if you'll share your cell number, we can alert you when to go look for an important email from us.
2. **Why do we ask for your mobile number?** This is optional, you can uncheck the box. BUT, this lets us alert you to a new important email, so you'll know to go look for it.
3. **Put out your Rescue Reston signs** — If you want to buy one, [donate here](#) and put in the remarks if you want a sign — minimum \$8 donation to cover costs.

Make no mistake: the “Reston National Neighborhood Study Group” is run by Baltimore developers Weller Corporation and War Horse Cities, with their PR man, Greg Hamm. On April 19, 2021, the War Horse Cities founder told one of your nearby neighbors that they will build 100 high-density units by the industrial area. One presumes this matches the area shown in paid focus groups in 2020. In a meeting with Supervisor Alcorn in February, they confirmed they were behind these [paid focus groups as well as the anonymous surveys](#) sent out in 2019-20.



Photo shown to paid focus groups

Lessons learned from the North Course (Hidden Creek golf course) attempts by developer-owner Wheelock the past 3 years:

1. They will take photos of the “crowd” to later suggest they have support for their plans. At their May 13 tent session held for the Hunters Green Cluster, they had multiple photographers in the tent, only about 20 “guests.”
2. Wearing a Rescue Reston t-shirt, or anything bright yellow or green can be a quiet way to state your position.
3. Their tent presentations will slowly weave a tale that the developers hope will convince you to compromise open space for housing, traffic, and all that goes with it. Affordable for the middle class? Surely you won’t fall for that trope.
4. Our supporters from the Battle for the North Course say to challenge them. Heed your instincts.
5. Use these developer-owners to help remove invasive plants along your borders but know that this will not require future compromise on development. Also, nothing they present on the state of the golf course reflects anything more than years of deferred maintenance. Reston is no

worse than anywhere else in the County. It's just that our volunteers have better documented it.

The Rescue Reston Board of Directors was given a preview of what they presented Thursday under the tent. Here is advice from Rescue Reston co-founder John Pinkman. There are a lot of links, which if you take the time to click and read, will help bring you up to date.

They are determined to build out residential units on the golf course. They are upfront going to mask that attempt by placing fear in the hearts of Restonians around the golf course. You will soon hear about dying tree canopies and invasive species plants/weeds that are overcoming the golf course and present a threat to the bordering neighborhoods. This is subterfuge. You will hear about safety issues, concerning crime and people walking on the golf course. They even floated the possibility of building affordable housing. Affordable for whom? Their endgame, by any means necessary, is to con people in a multitude of ways and drive sentiment to force Supervisor Alcorn to open the Comprehensive Plan, so they can build density homes on the golf course and likely commercial development along Sunrise Valley Drive.

As you may know, [Supervisor Alcorn is on record](#) saying that he will only take action if the residents around the golf courses request a change. In other words, “we don't want a golf course. We want a park.” [Who will pay for the upkeep?](#) Their strategy is to charm and to persuade with fear. They're going to request that the neighborhoods demand that Supervisor Alcorn let them build their houses. The insult was actually that they thought Rescue Reston's board members would be taken in by the strategy: “be afraid of the dying and invasive overgrown environment that poses a critical threat to your community... we're going to build housing in its place.”

Nothing they presented to us was unknown to our Board Member Doug Britt, Chair of RA's Environmental Advisory Committee, primary author of the [RASER report](#) (Reston Association State of the Environment Report), and the reason that Reston has the designation of [Biophilic City](#).

You may have noticed a large tent at the first tee. That is going to be used as a “reeducation center” to bring golf course residents in for persuasive meetings. A developers’ “Camp Meeting!” It is my opinion that they will

attack golf in various ways as well. Odd from a company that is so closely related to Under Armour, that sells golf equipment and clothing.

There is much more to come of course and speaking for Rescue Reston this is the beginning of the next battle. Remember that we've won twice before – Reston National in 2016 and Hidden Creek in 2020. These developers knew the golf course land use designations **before** they bought the Reston National golf course. No sophisticated developer spends \$7 million over market value, \$24 million for a \$17 million piece of land unless they have something very specific as an end result. They are represented by land-use attorney [Antonio Calabrese](#). Make no mistake about their ultimate intentions.

If this scenario sounds familiar it is precisely what Wheelock is pursuing with the Hidden Creek golf course site. Wheelock is now floating the idea of developing the portion of the north course between Charter Oak and Fairway Apartments. Rescue Reston and the grand majority of residents around Hidden Creek stand firm against this. The nerve of these speculators to decide that the apartment residents do not deserve open space views.

Be aware that the [Halley Rise](#) development (where Wegmans is going) is asking to add an **ADDITIONAL 1000 housing units** and 10,000 sq ft. of retail space to the Wegmans site.

When Reston's open spaces were planned, density moved elsewhere. You have plenty of density (residential/commercial/multi-use building) just north of you on Sunrise Valley Drive. You do NOT have to accept density coming to your side of Sunrise Valley Dr. The Reston Comprehensive Plan is on our side!

Feel free to email Rescue Reston or call us at 571-449-6060. Leave a clear message, and one of our team will call you back.

#NoCompPlanChange — we can do this!