



RESOLUTION #2484

SUBJECT: Withdrawal of Bona Fide Offer to Purchase the Land and Improvements of Contractors Storage, LLC

WHEREAS: Since 2015, the Potomac and Rappahannock Transportation Commission (PRTC) and the Northern Virginia Transportation Commission (NVTC) have analyzed alternatives for expansion of VRE facilities in the western part of Prince William County, and determined that the preferred alternative was a project to expand and enhance the VRE rail equipment maintenance and storage facility at the Broad Run VRE commuter rail station, including the construction, maintenance, and operation of additional commuter rail parking for VRE patrons using the Broad Run VRE Station;

WHEREAS: Through preliminary engineering analysis, the Contractors Storage, LLC property was identified as the proper location for the required additional commuter rail parking;

WHEREAS: On February 11, 2021, the Potomac and Rappahannock Transportation Commission, with the concurrence of the Northern Virginia Transportation Commission, authorized making a bona fide offer to Contractors Storage, LLC, to acquire property its owns in Prince William County and the City of Manassas, for the following public uses: the construction, maintenance, and operation of public parking for commuter rail patrons using the existing Broad Run VRE commuter rail station, and facilities ancillary to the boarding platforms at the commuter rail station;

WHEREAS: A bona fide offer letter dated June 14, 2021, was delivered to Contractors Storage, LLC, and, thereafter, VRE staff has been involved in negotiations to acquire the property;

WHEREAS: Since conveying the offer to Contractors Storage, the final engineering design process has revealed issues regarding the suitability of the property for the intended public purposes; and

WHEREAS: VRE staff, with the concurrence of the VRE Operations Board, recommends that the bona fide offer made to Contractors Storage, LLC be withdrawn and further efforts to acquire the property be ended.

NOW, THEREFORE, BE IT RESOLVED that the Northern Virginia Transportation Commission hereby concurs with the action of the Potomac and Rappahannock Transportation Commission to withdraw its June 14, 2021, bona fide offer to Contractors Storage, LLC and terminate further efforts to acquire the property, and directing the VRE Chief Executive Officer to send a letter to Contractors Storage, LLC informing it of the Commission's action.

Approved this 7th day of July 2022.

A handwritten signature in blue ink, appearing to read "Matt de Ferranti", is written over a horizontal line.

Matt de Ferranti
Secretary-Treasurer

A handwritten signature in blue ink, appearing to read "Canek Aguirre", is written over a horizontal line.

Canek Aguirre
Chair