

# NEW ELEMENTARY SCHOOL

REED SITE, ARLINGTON PUBLIC SCHOOLS

SCHEMATIC DESIGN



VMDO



# **BLPC + PFRC JOINT MEETING**

BUILDING LEVEL PLANNING COMMITTEE  
PUBLIC FACILITIES REVIEW COMMITTEE

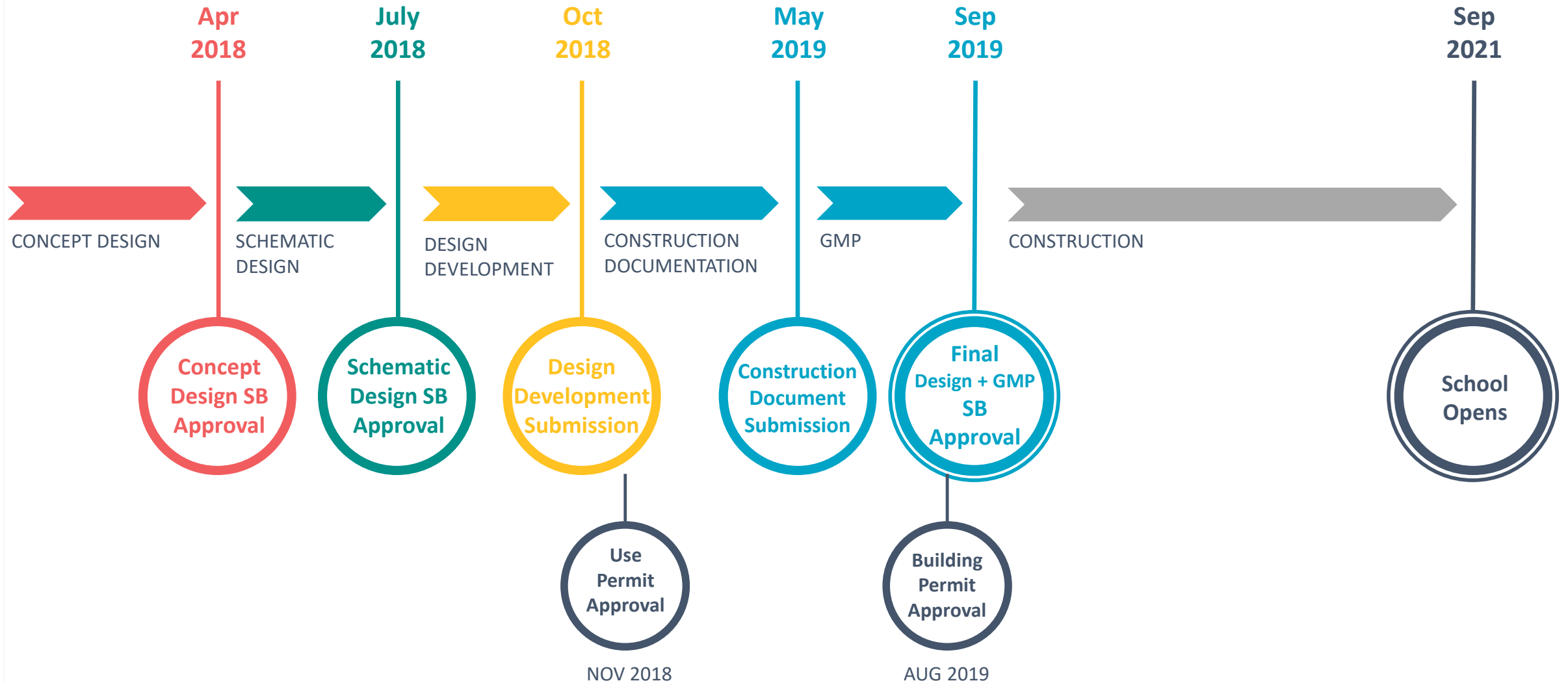
- 1. Welcome/Opening Remarks**
- 2. Updates**
- 3. Proposed Schematic Design**
- 4. Preliminary Construction Logistics**
- 5. Public Comment**
- 6. Next Steps & Adjourn**

# UPDATES



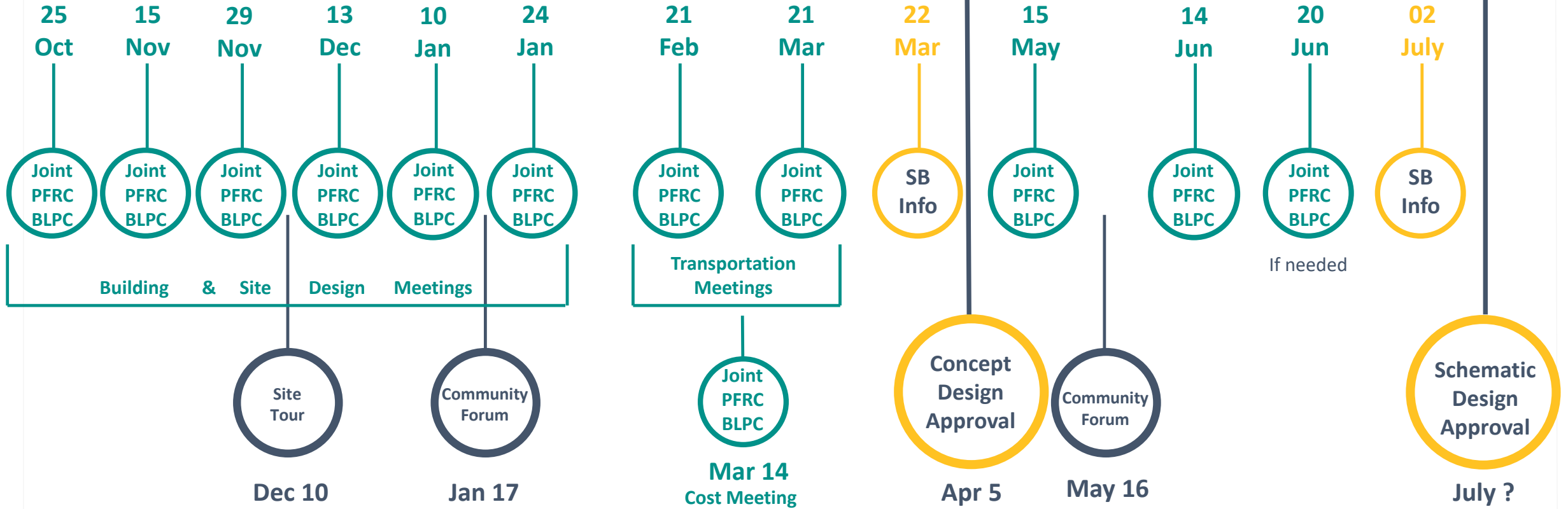
# PROJECT PARAMETERS

1. Create a **new neighborhood elementary school** with an attendance zone
2. Support APS Strategic Plan Goals, specifically **Goal #4 – Provide Optimal Learning Environments**
3. Address capacity by providing at least **725 seats**
4. Open by start of school **2021**
5. Spend a maximum project cost of **\$55 million, with strong direction to find opportunities to reduce costs.**



CONCEPT DESIGN

SCHEMATIC DESIGN



# FY 2019-28 CAPITAL IMPROVEMENT PLAN (CIP)

- CIP is a 10-year plan that addresses APS capital needs
- FY 2019-28 CIP website: [https://www.apsva.us/engage/cip\\_fy19-28/](https://www.apsva.us/engage/cip_fy19-28/)
- In the scenarios under consideration there is no change to the minimum seats (725), opening date (September 2021), and maximum funding (\$55 million) for the Reed project
- Approval timeline
  - June 21 – School Board adoption
  - July 14 – County Board adoption
- Comments/questions: [engage@apsva.us](mailto:engage@apsva.us)



# WALK ZONE REVIEW AND ELEMENTARY SCHOOL PLANNING INITIATIVE

- Engagement process that was strategically reviewing the location of neighborhood and option elementary school sites was suspended
- At the June 7 School Board meeting staff presented a plan for the upcoming elementary school boundary process
- Based on the revised plan the boundary process to prepare for opening the neighborhood elementary at Reed would occur in Spring 2020
- Visit the website for the latest information: <https://www.apsva.us/elementary-school-boundary-change/>
- Comments/questions: [engage@apsva.us](mailto:engage@apsva.us)





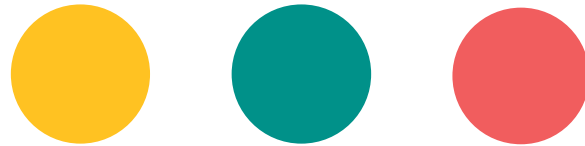
# PATH TO USE PERMIT APPROVAL

- September 2018 – Use Permit submission
- September to November 2018 – ACG/APS staff collaborate on submission review
  - Fall 2018 – County commission meetings
  - **Fall 2018 – Joint BLPC/PFRC meeting** to review updated design and likely more detail on construction phasing)
- November 17, 2018 – County Board meeting

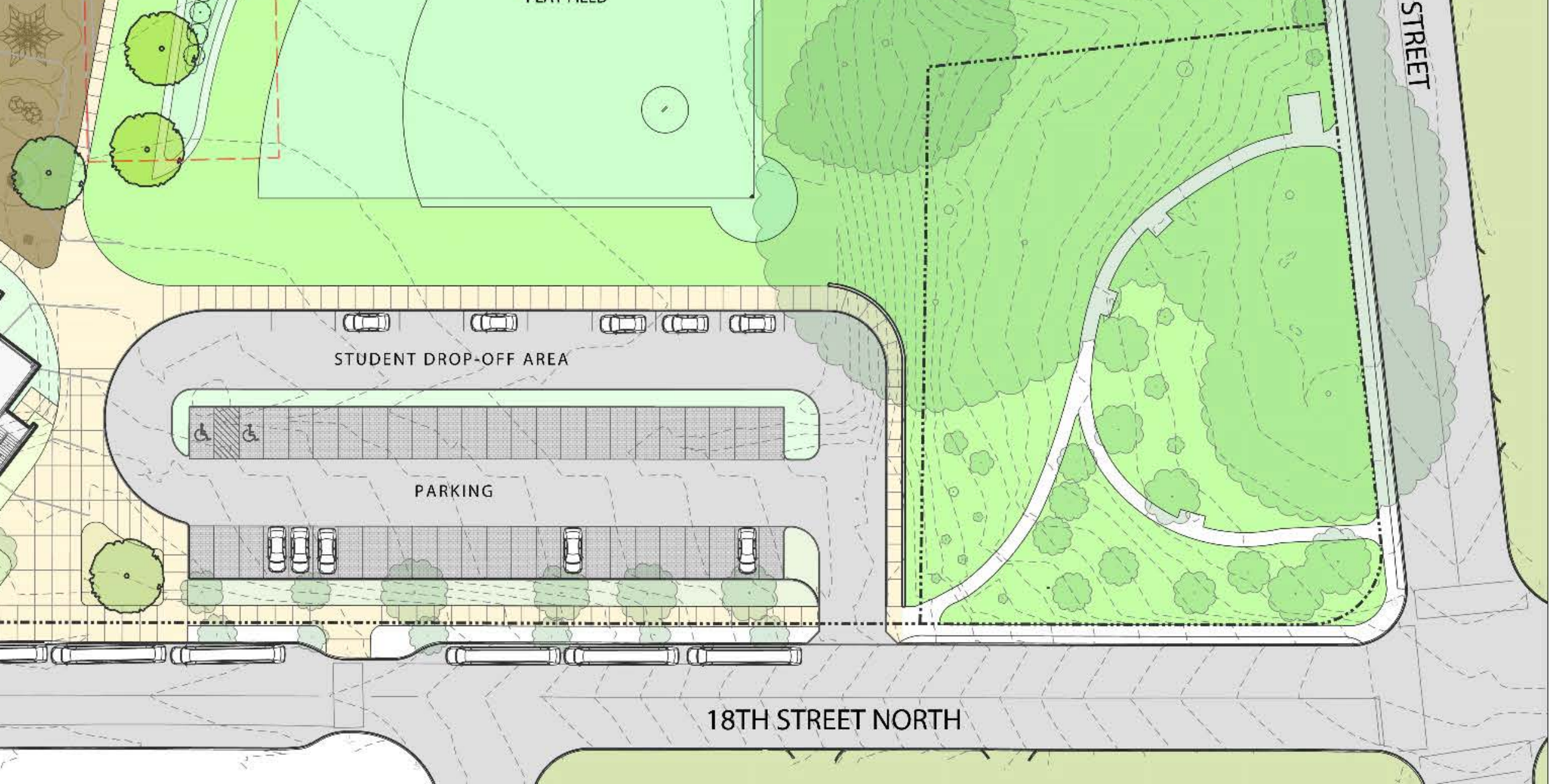
# COMMUNITY ENGAGEMENT AFTER USE PERMIT APPROVAL

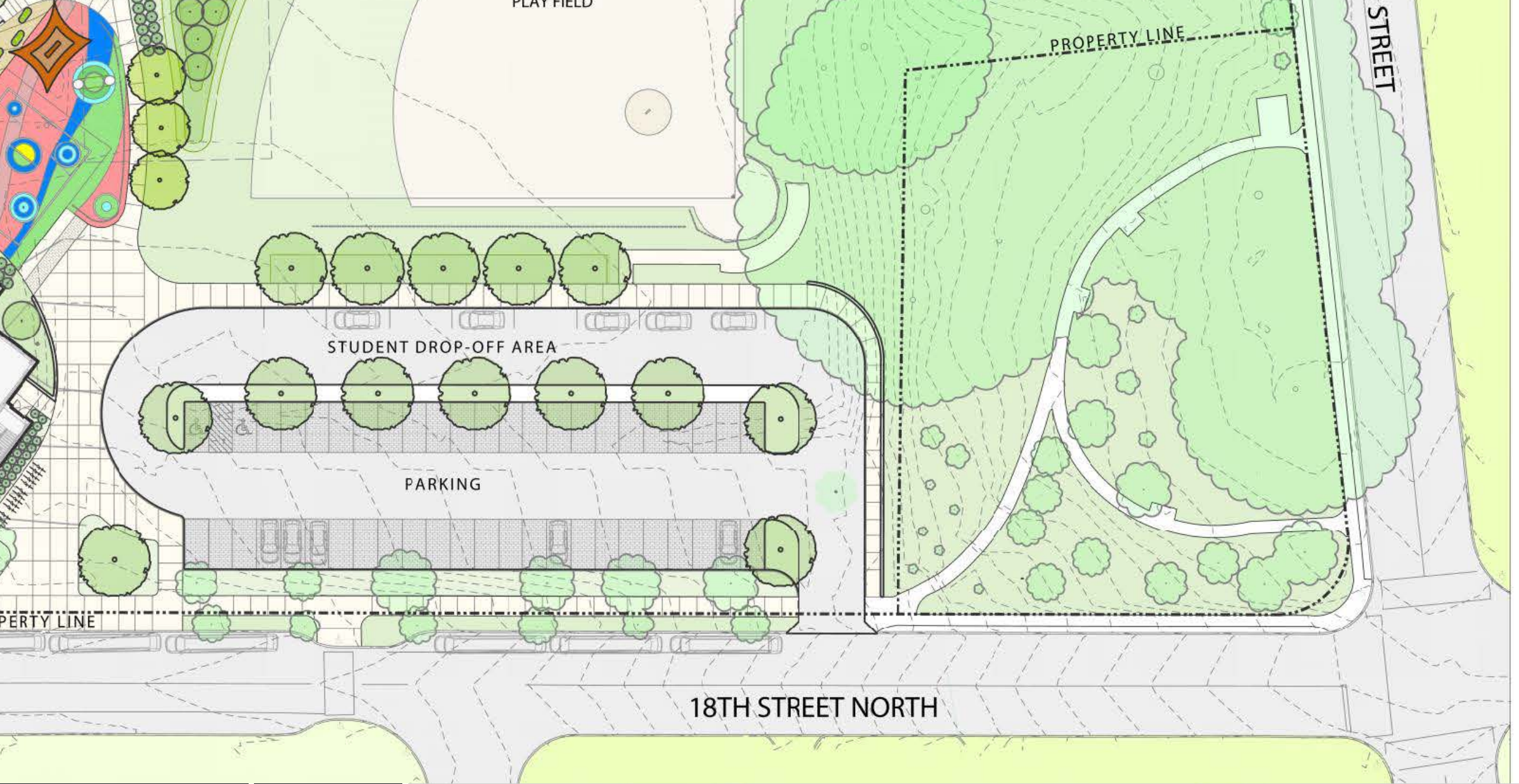
- Summer 2019 – Joint BLPC/PFRC meeting to review final design
- Summer 2019 – Pre-construction community meeting to discuss construction phasing, schedule, work hours, etc. (required by Use Permit condition)
- Fall 2019 – Groundbreaking event
- September 2019 to September 2021 – Monthly construction updates distributed to BLPC/PFRC and posted to the project website outlining completed, ongoing, and upcoming tasks
- Fall 2021 – Ribbon cutting event

# SITE & BUILDING DESIGN UPDATE











EXISTING  
PLAY AREA

PROPERTY LINE

ASPHALT  
COURTS

EXISTING  
PLAY AREA

PROPERTY LINE

PLAYFIELD

COUNTY  
PROPERTY



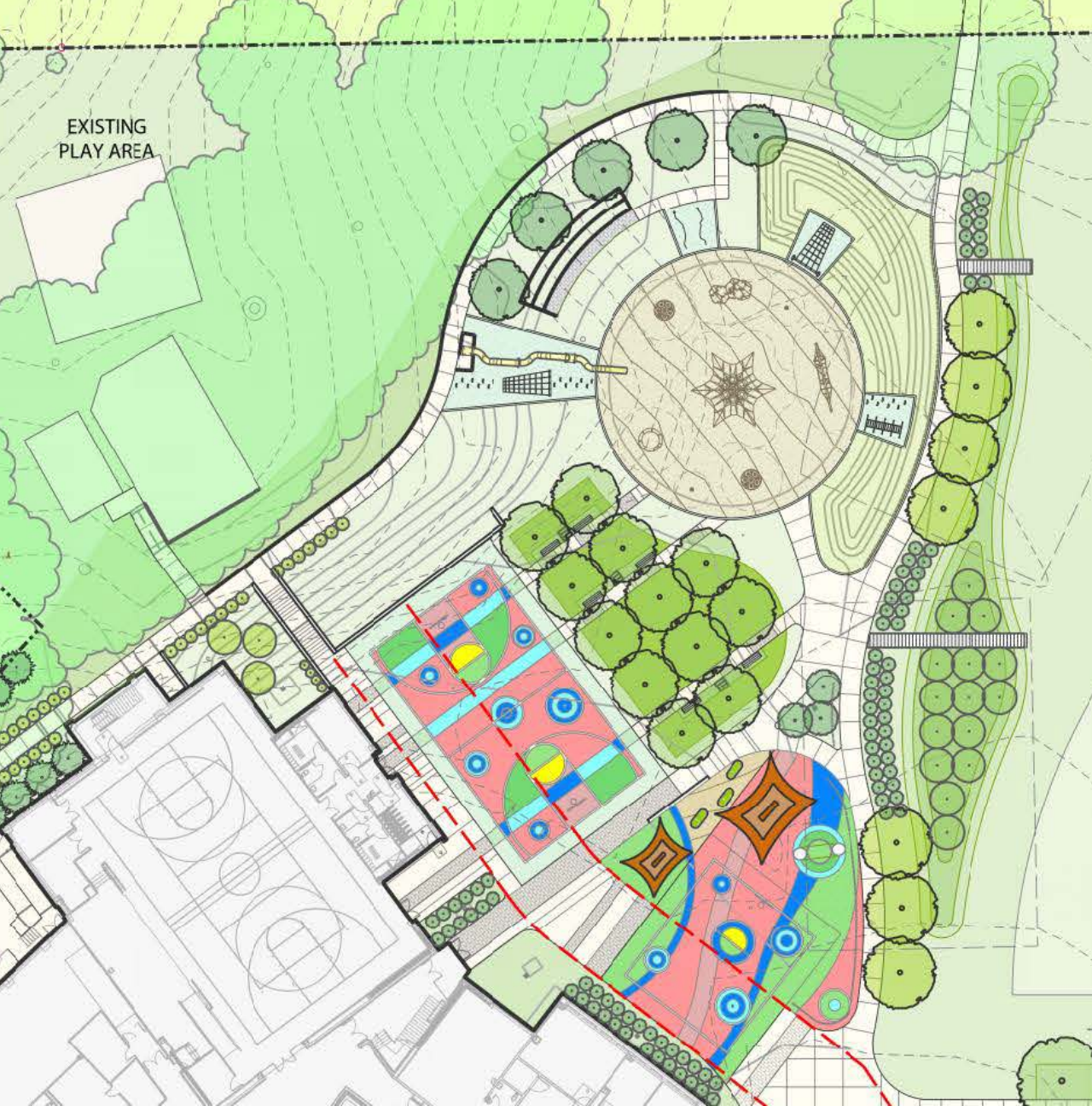






PROPERTY LINE

EXISTING PLAY AREA



PLAY FIELD



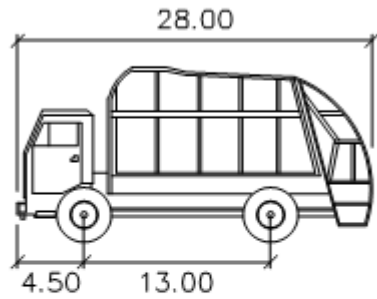
PLAY FIELD







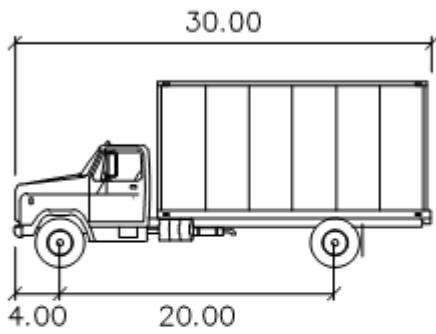




ARL GARBAGE

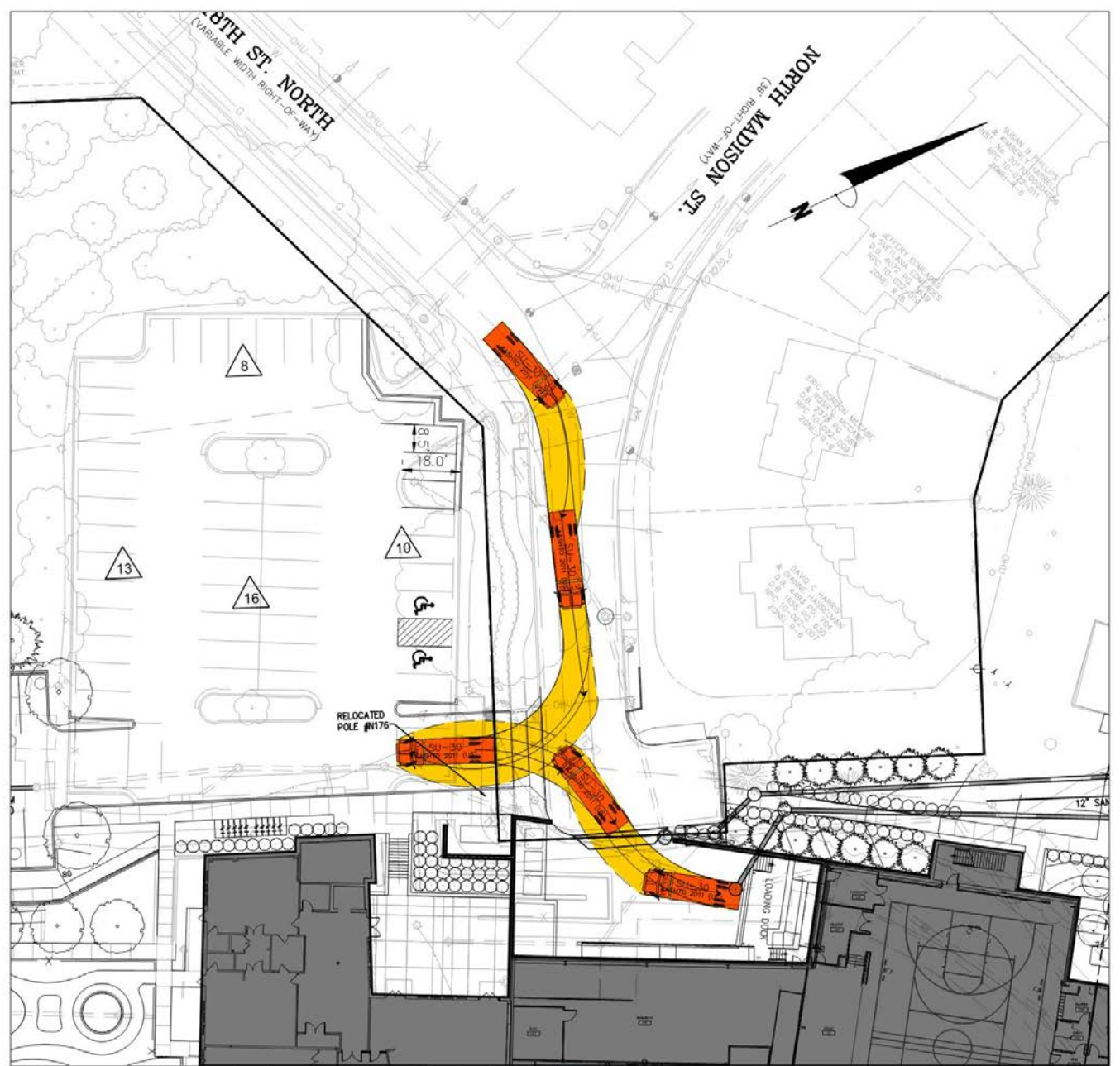
|                   | feet   |
|-------------------|--------|
| Width             | : 8.00 |
| Track             | : 8.00 |
| Lock to Lock Time | : 6.0  |
| Steering Angle    | : 28.1 |



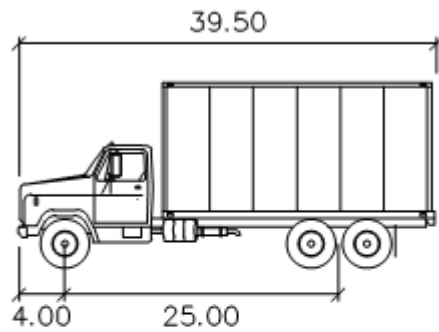


SU-30

|                   | feet   |
|-------------------|--------|
| Width             | : 8.00 |
| Track             | : 8.00 |
| Lock to Lock Time | : 6.0  |
| Steering Angle    | : 31.8 |



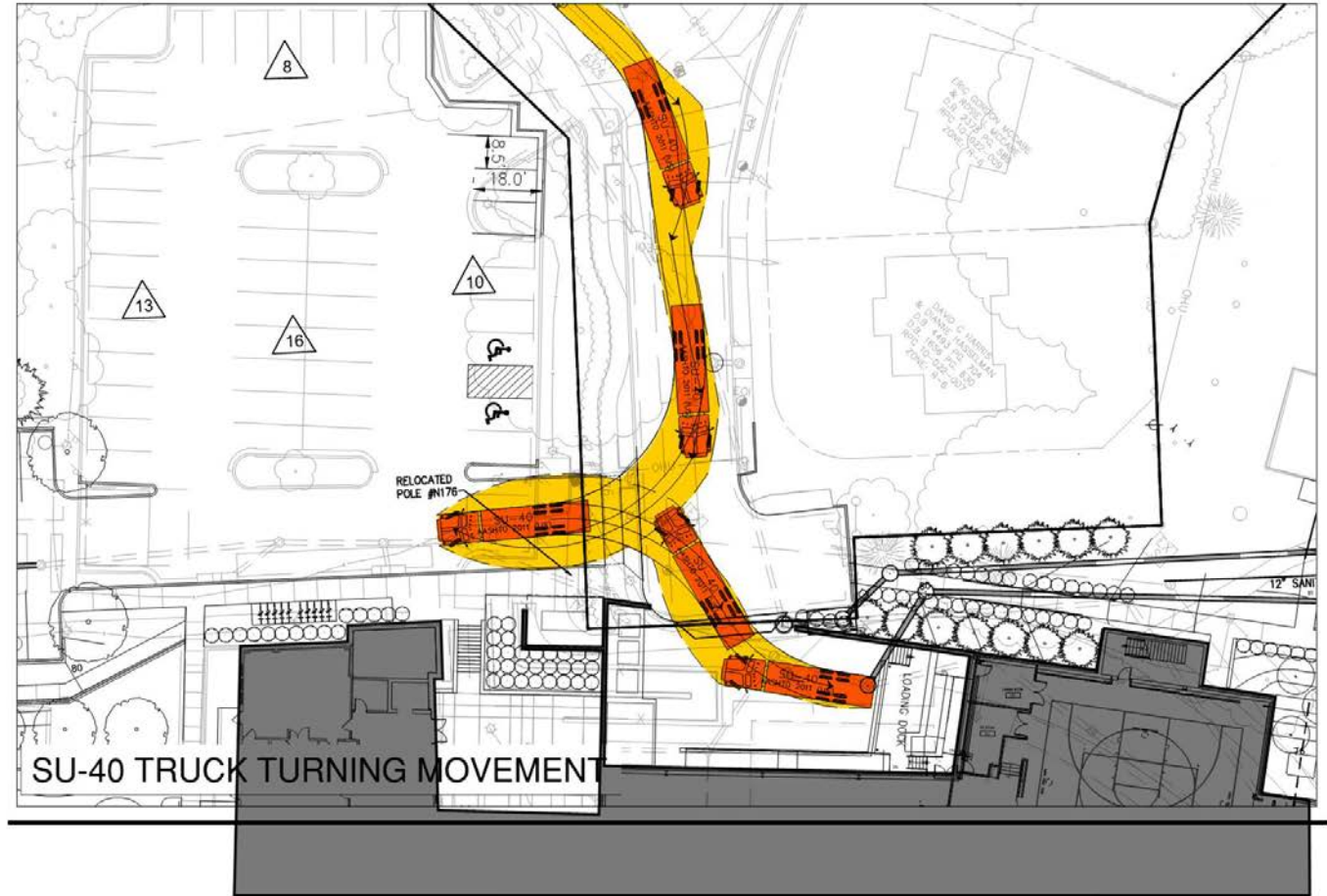




SU-40

feet

- Width : 8.00
- Track : 8.00
- Lock to Lock Time : 6.0
- Steering Angle : 31.8



SU-40 TRUCK TURNING MOVEMENT



EXISTING LIBRARY  
& SCHOOL

ENTRY  
PLAZA

PROPERTY LINE





ART  
TERRACE

PROPOSED ADDITION

ENTRY  
PLAZA

PROPERTY LINE



CISTERN FED ACCESSIBLE RAISED BEDS



CISTERN FED ACCESSIBLE WATER PLAY



SENSORY PATHS





# PREVIOUS SCHEMATIC DESIGN PROPOSAL (MAY)

On-site parking:  
133 spaces (9 over min)

Space for 7 buses to load/unload at suggested location

Space for a total of 30 cars to queue on-site in two rows

Interior Class 1 bike storage with a shower

Exterior bike racks



# FINAL SCHEMATIC DESIGN

On-site parking:  
133 spaces (9 over min)

Space for 7 buses to  
load/unload at suggested  
location

Space for a total of 30  
cars to queue on-site in  
two rows

Interior Class 1 bike  
storage with 2 showers

Exterior bike racks





# Impervious Areas (sf)

## Existing

|               |         |
|---------------|---------|
| Building:     | 52,744  |
| Play Courts:  | 16,272  |
| Other Paving: | 46,741  |
| Parking:      | 26,476  |
| <hr/>         |         |
| Total:        | 142,233 |
| % of site:    | 39%     |

## Previous Scheme (May)

|               |         |
|---------------|---------|
| Building:     | 58,254  |
| Play Courts:  | 10,632  |
| Other Paving: | 45,751  |
| Parking:      | 46,982  |
| <hr/>         |         |
| Total:        | 161,619 |
| % of site:    | 44%     |



# Impervious Areas (sf)

## Existing

|               |               |
|---------------|---------------|
| Building:     | 52,744        |
| Play Courts:  | 16,272        |
| Other Paving: | 46,741        |
| Parking:      | 26,476        |
| <hr/> Total:  | <hr/> 142,233 |
| % of site:    | 39%           |

## Final Schematic Design

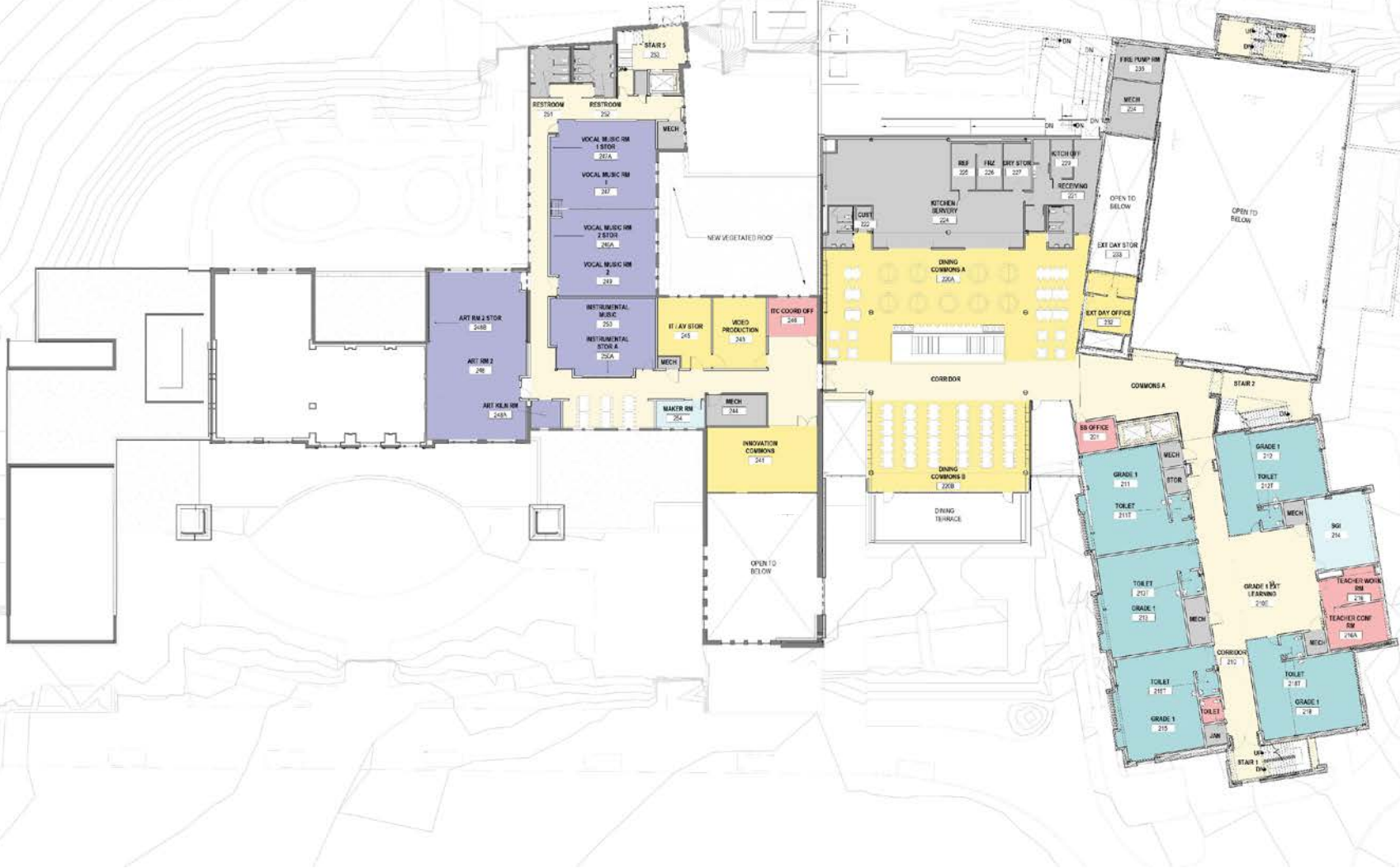
|               |               |
|---------------|---------------|
| Building:     | 58,875        |
| Play Courts:  | 8,574         |
| Other Paving: | 50,165        |
| Parking:      | 46,982        |
| <hr/> Total:  | <hr/> 164,596 |
| % of site:    | 45%           |



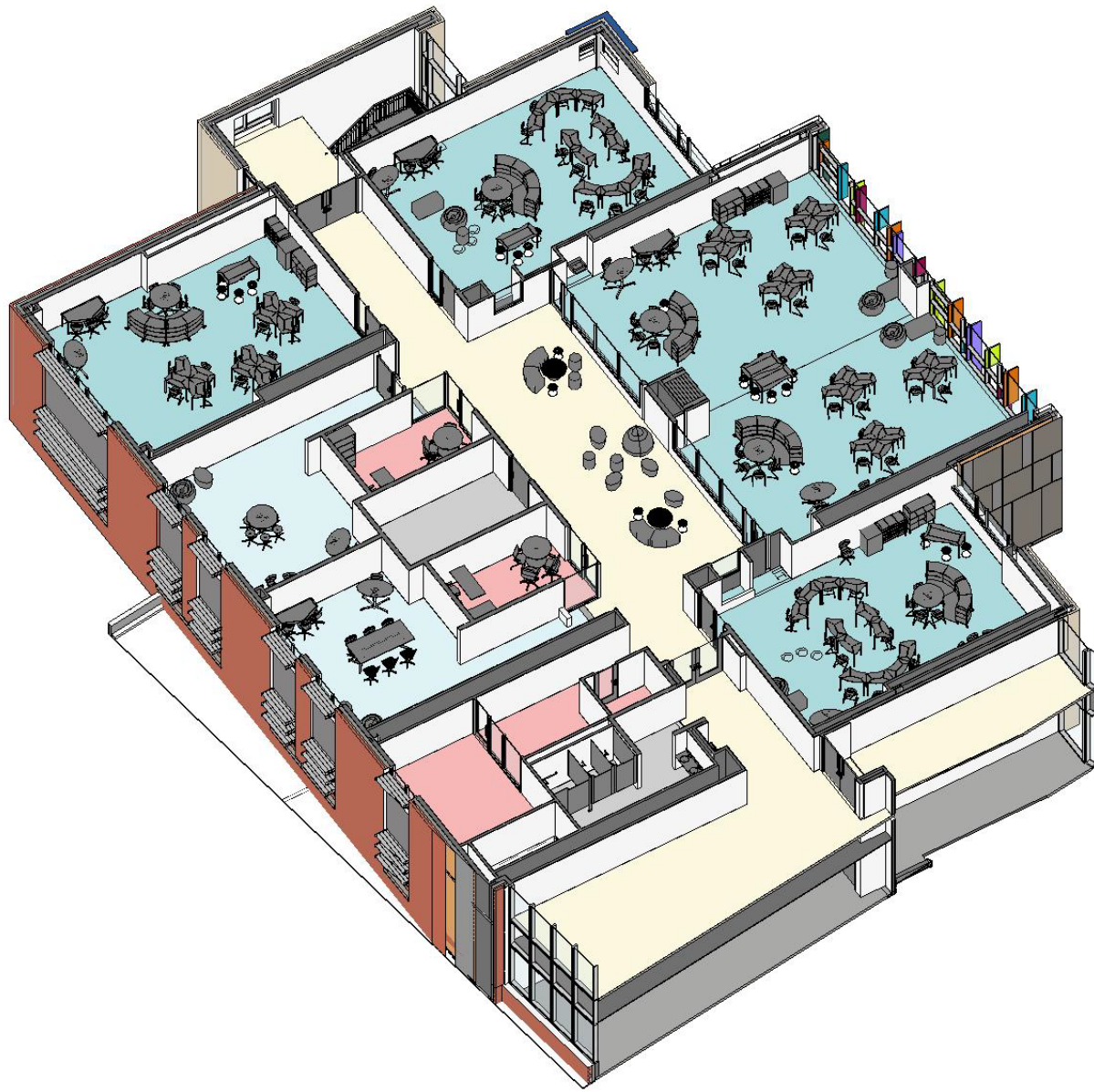




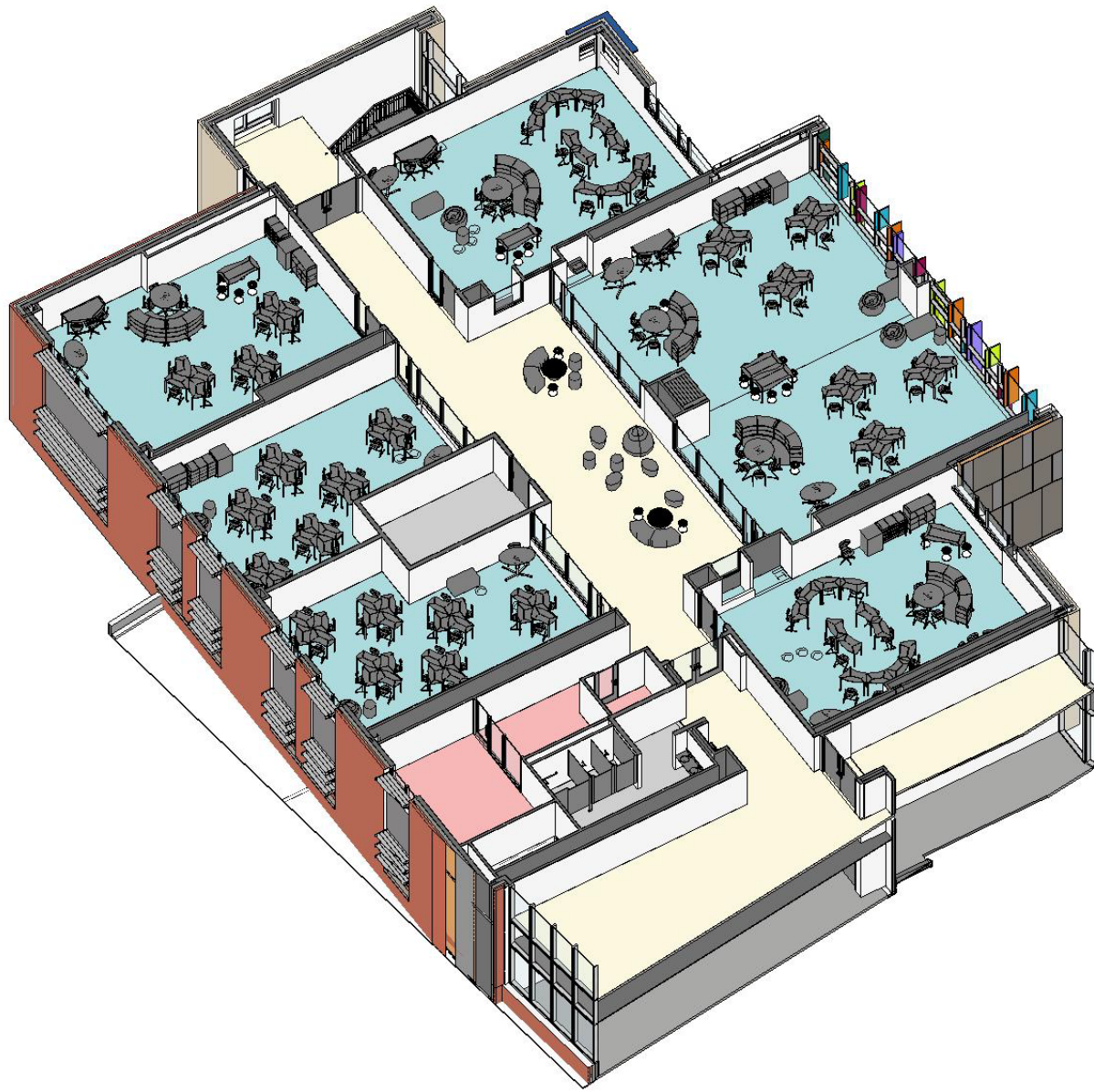
- CLASSROOM
- RESOURCE ROOM
- SHARED/PUBLIC (Dining, Library)
- PHYSICAL EDUCATION
- CORRIDOR / COMMONS
- SUPPORT
- ADMINISTRATION
- ARTS



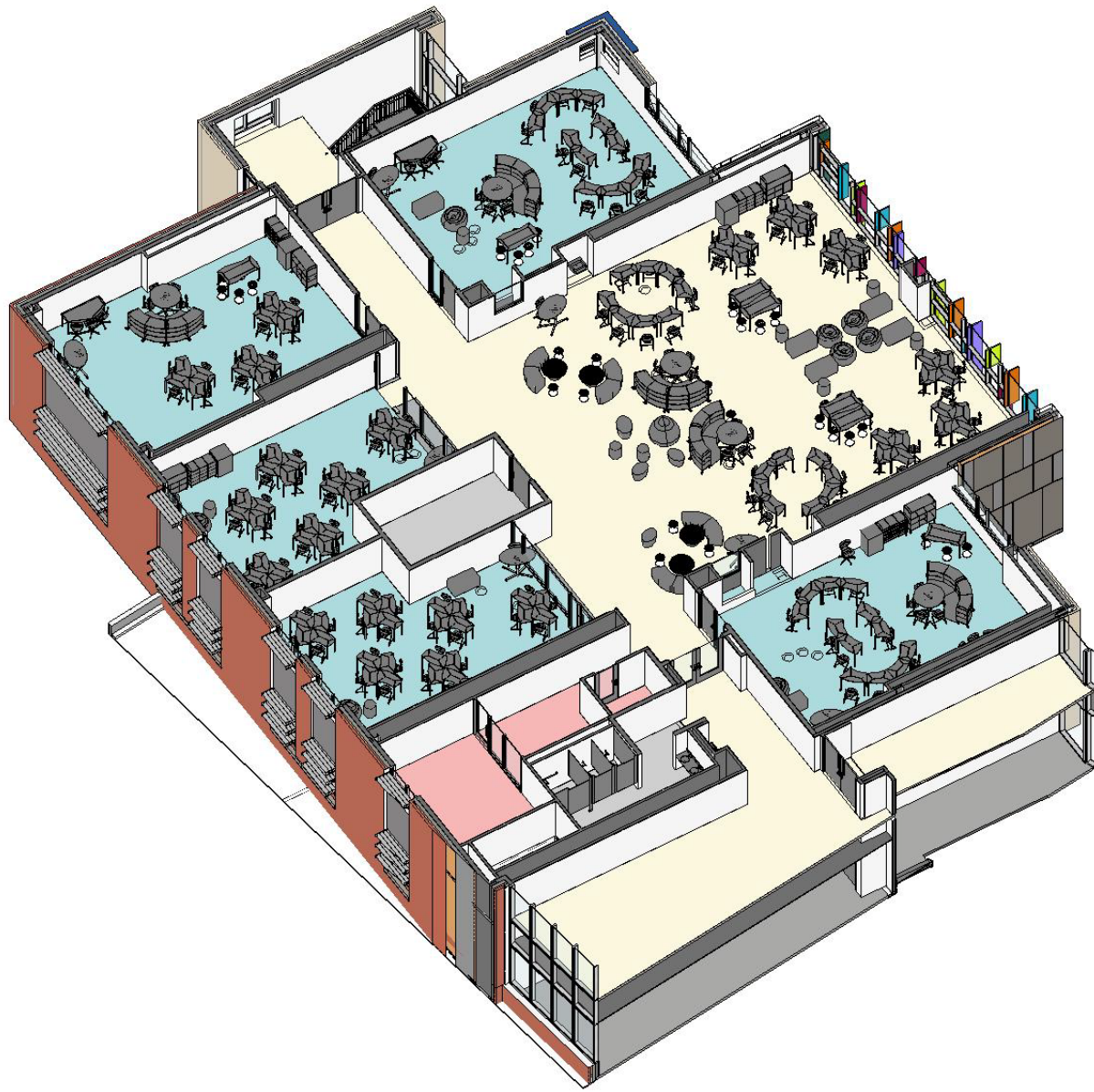
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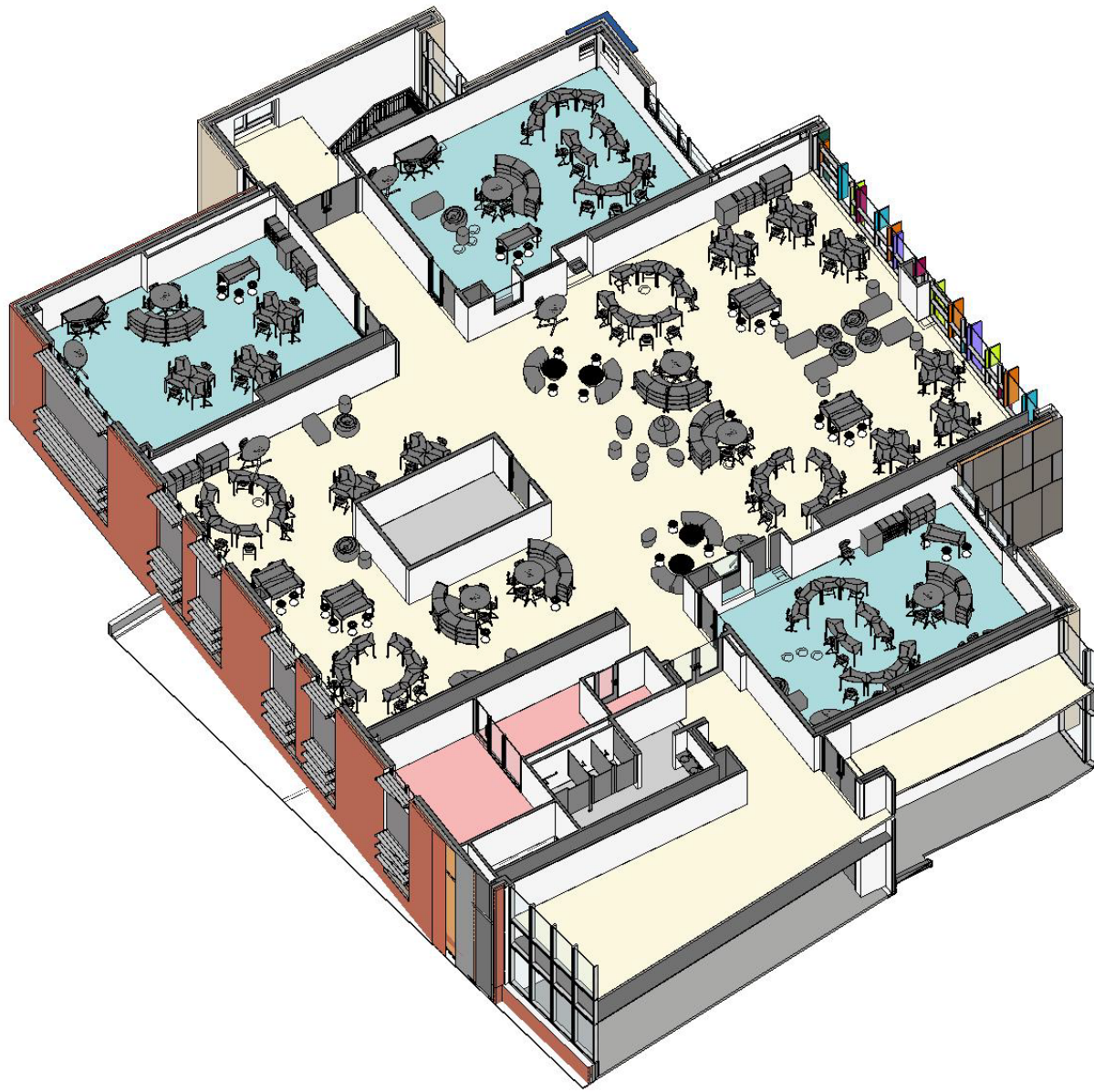


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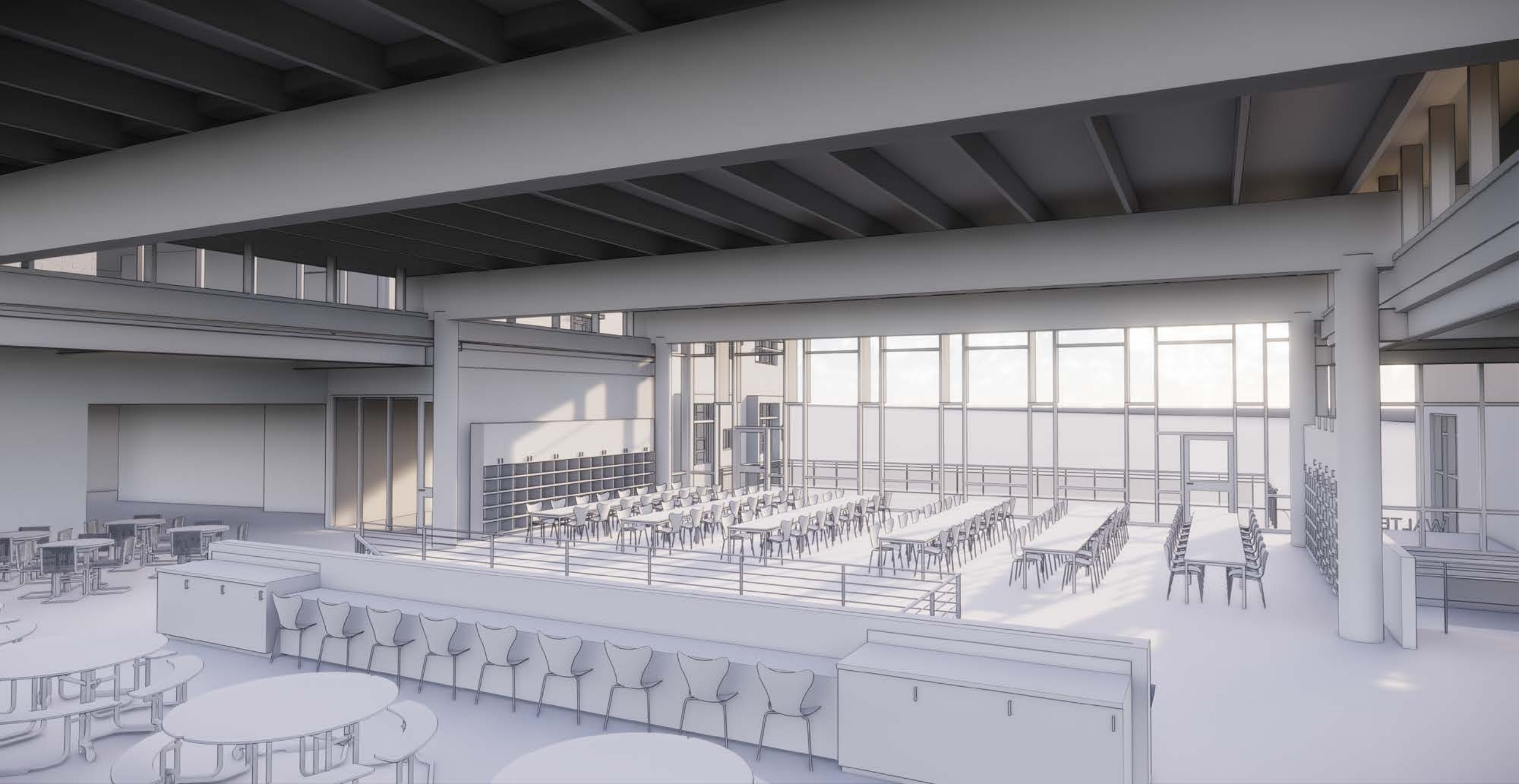


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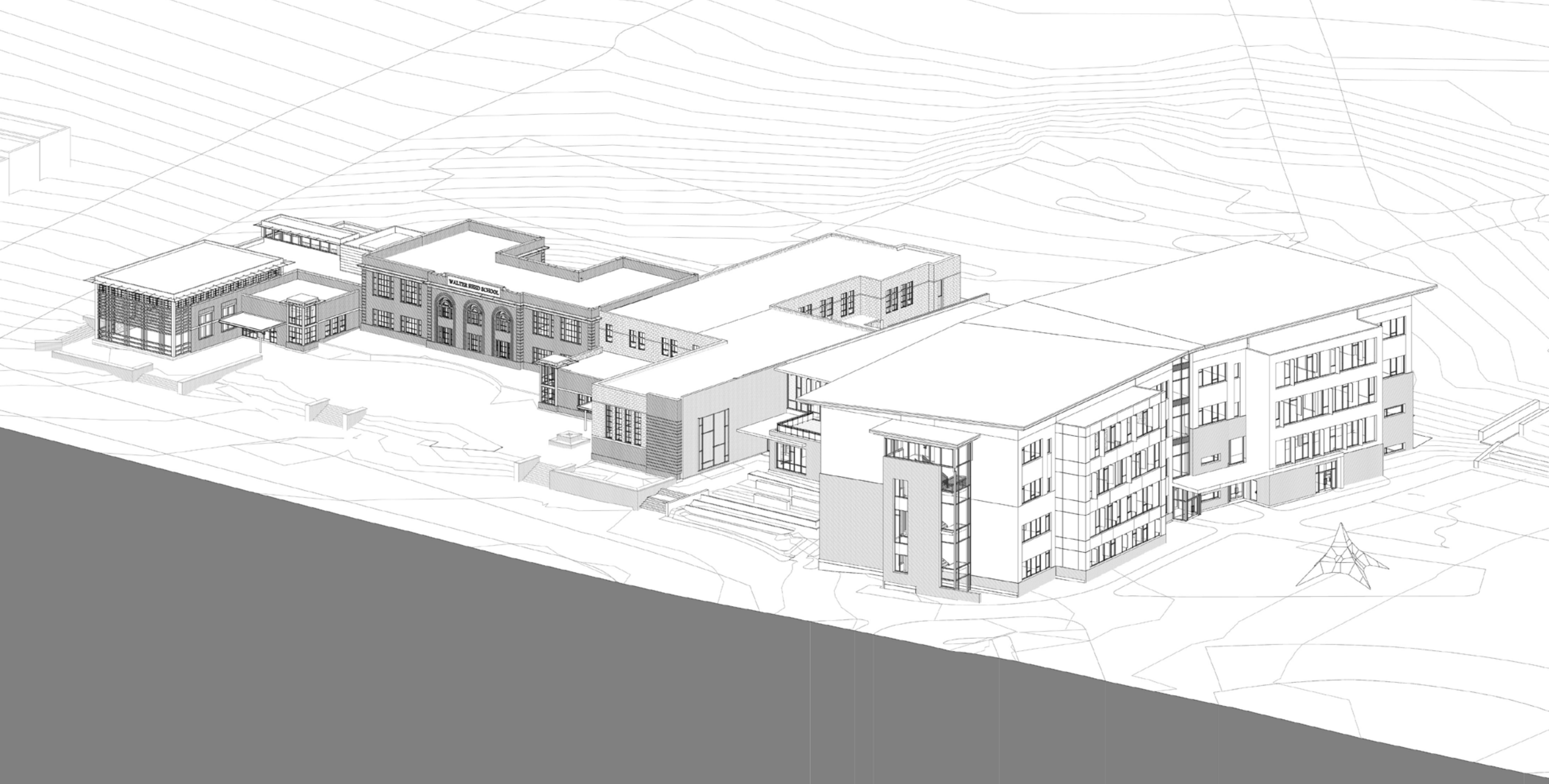




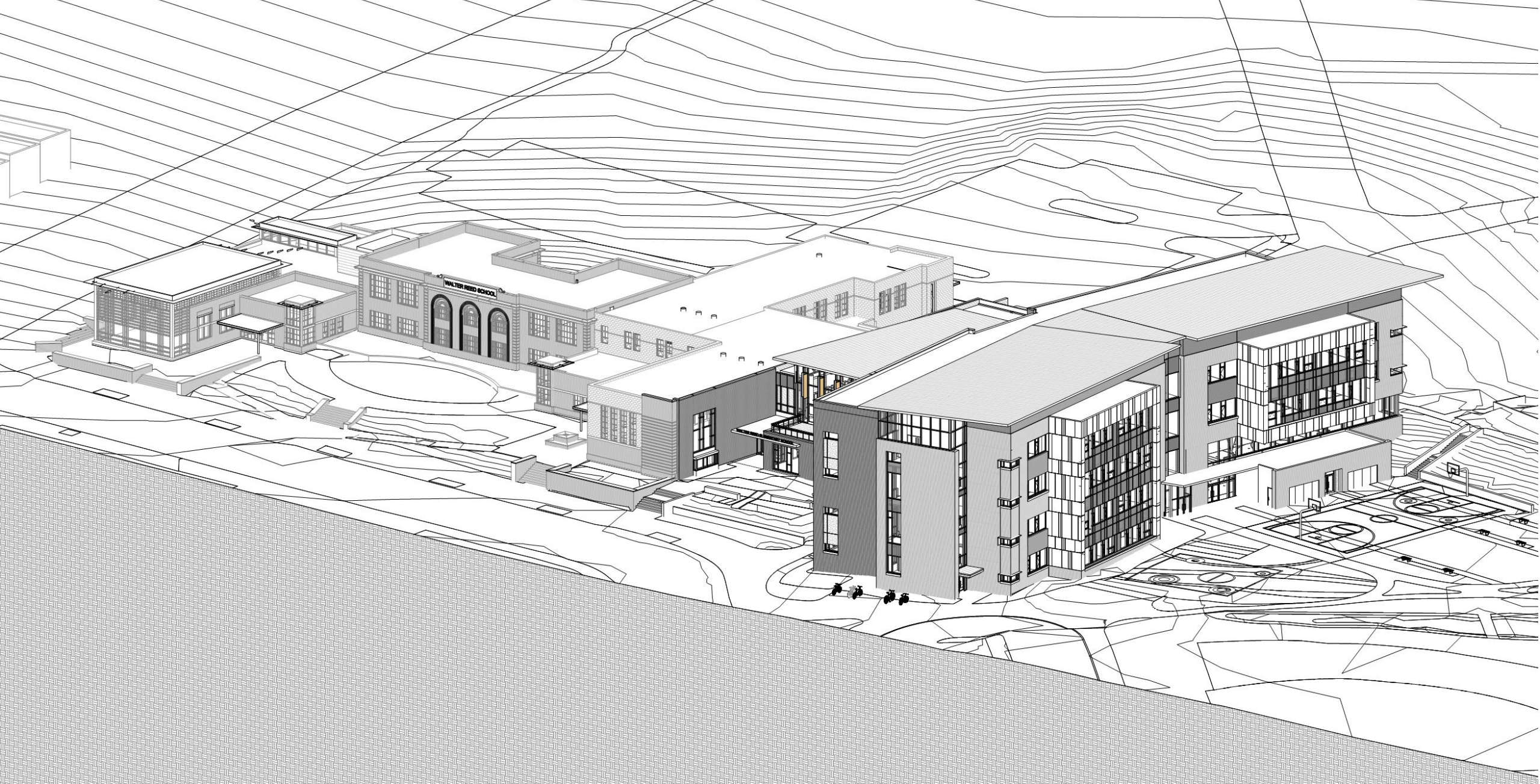


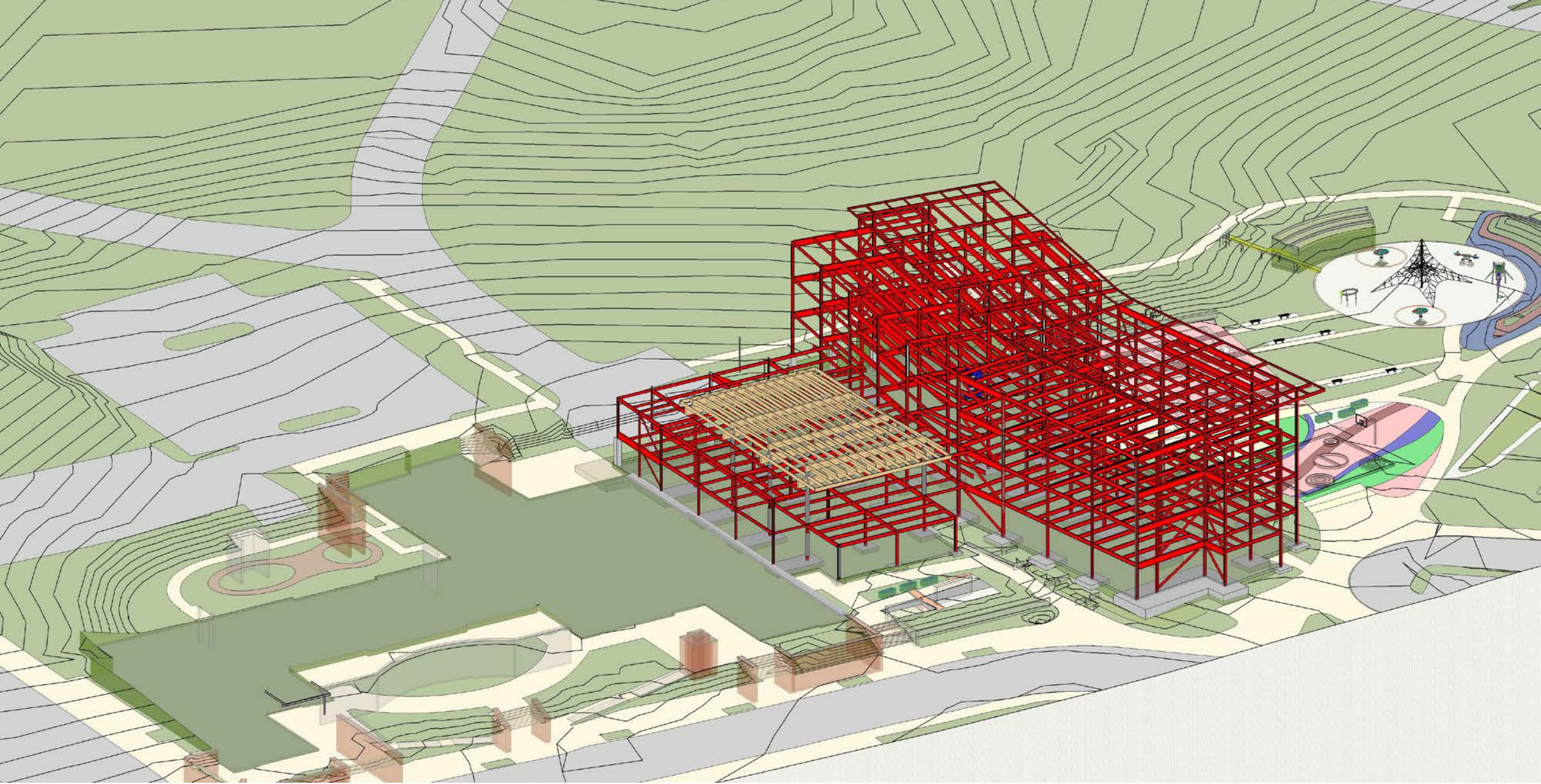


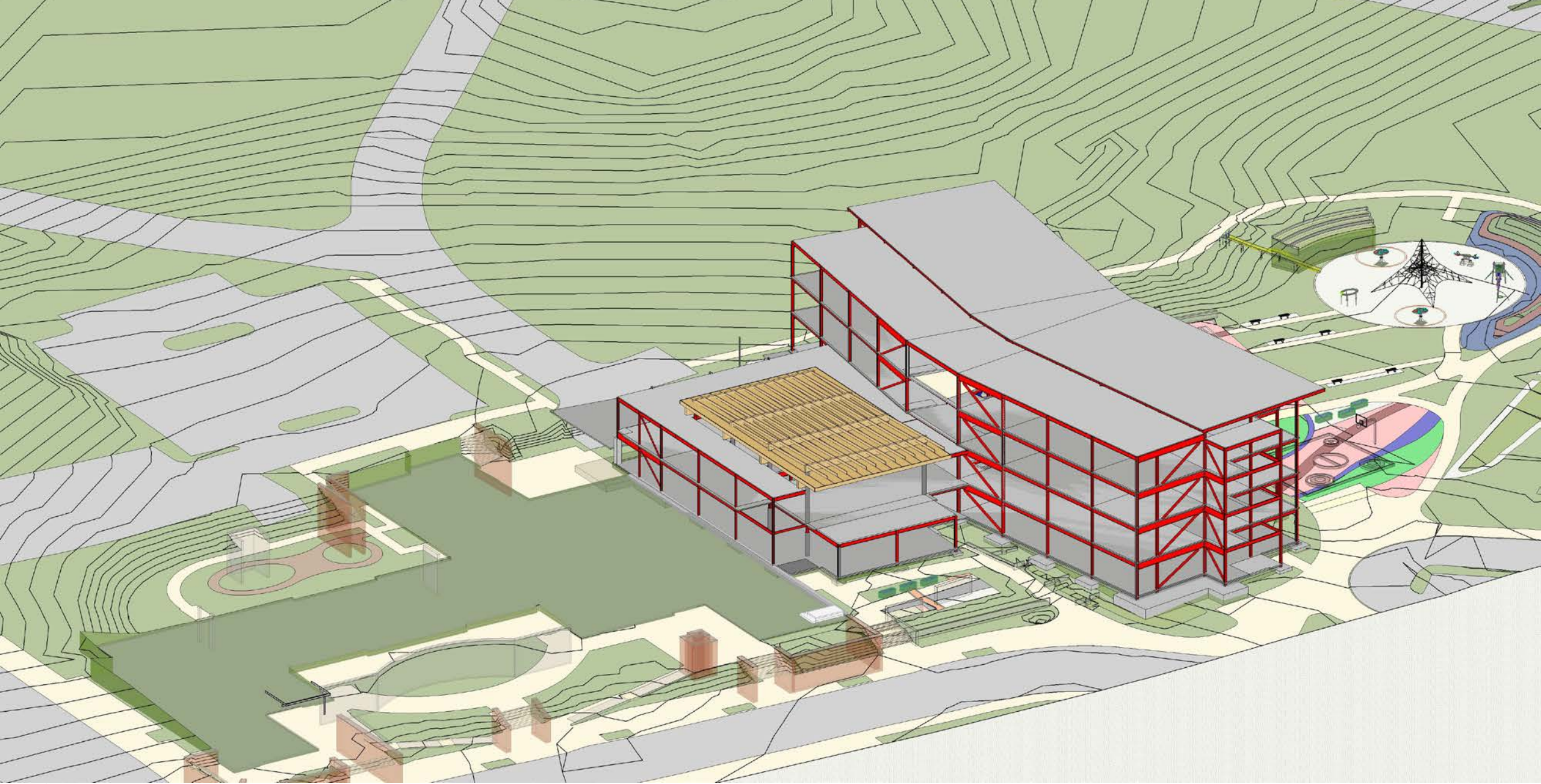




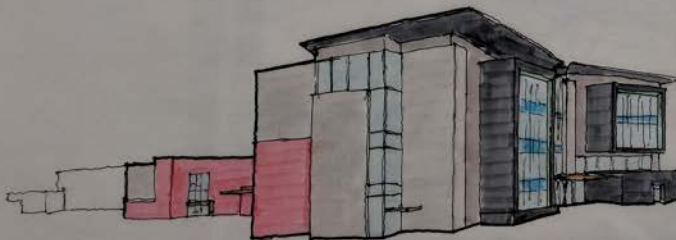
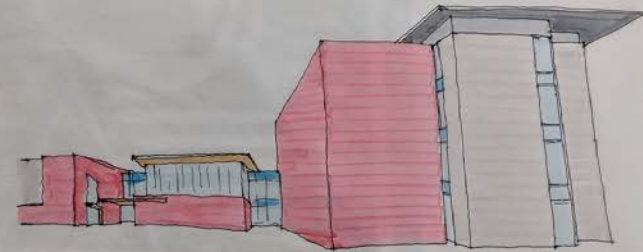
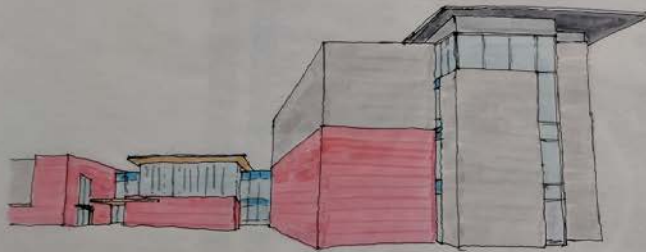
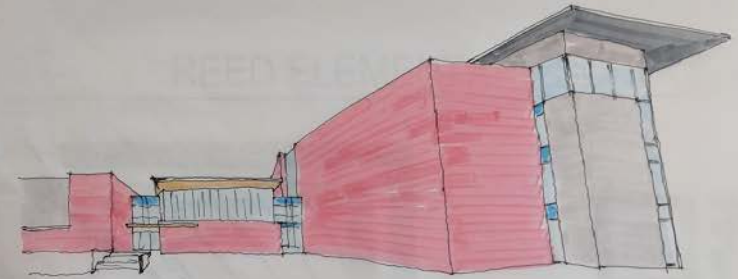
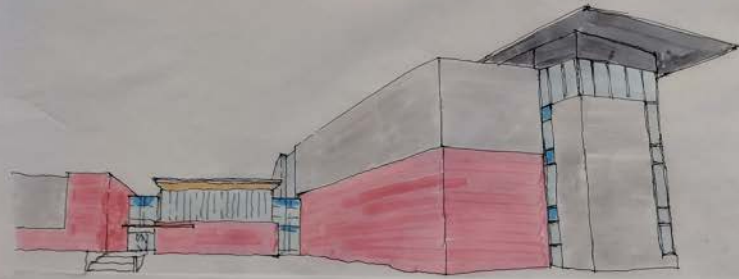




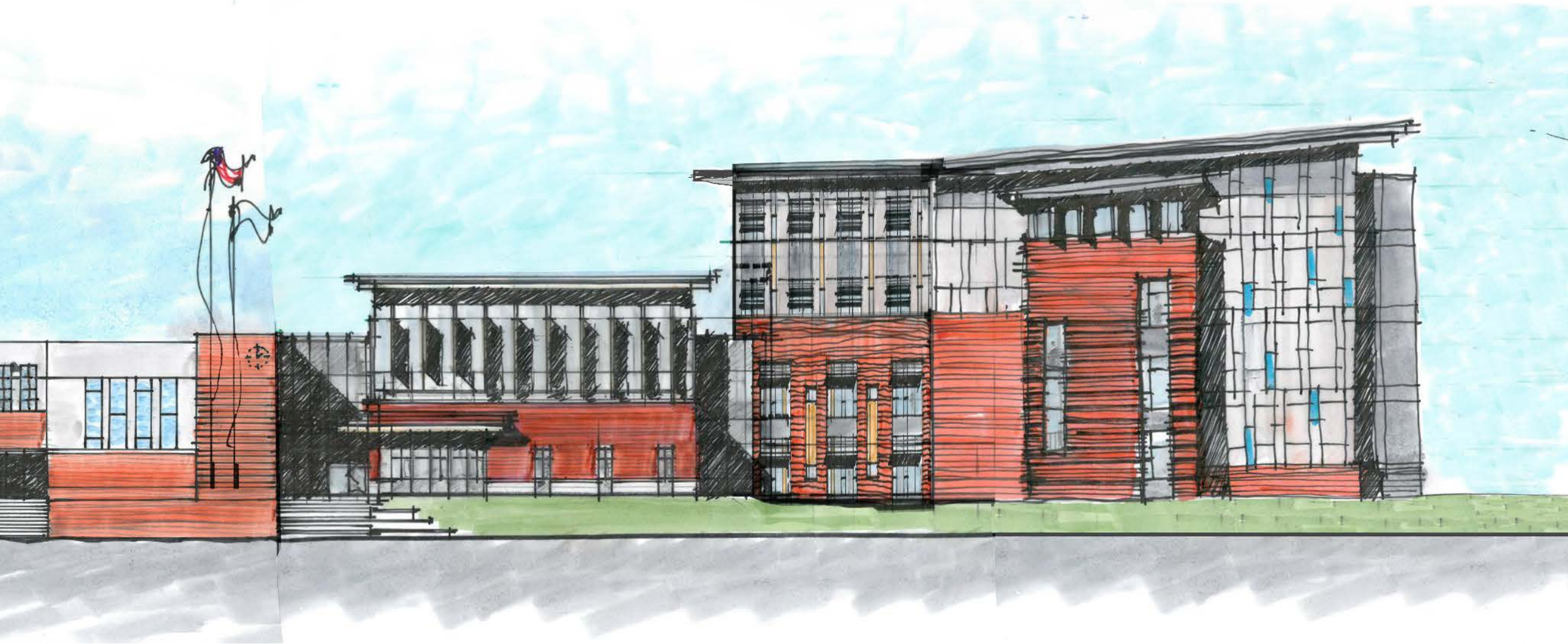
























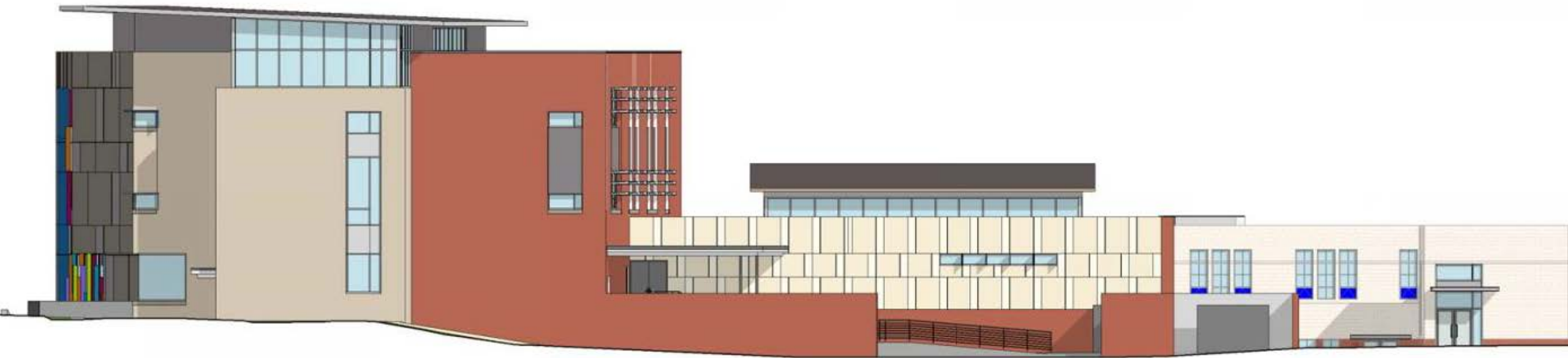






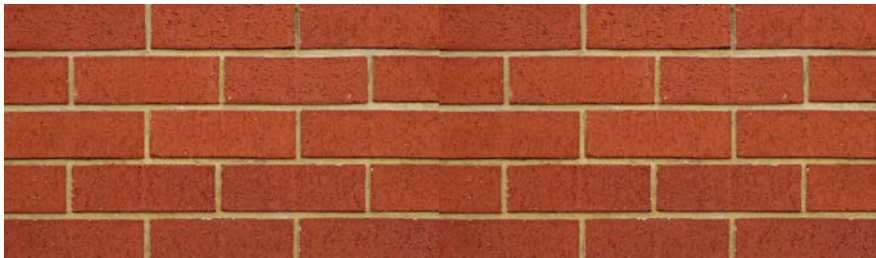








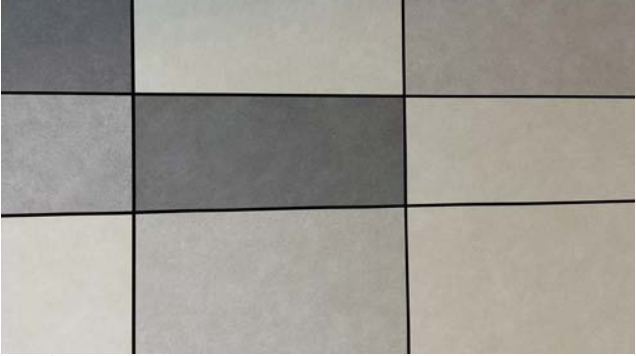
Blond masonry used in an ambassador shape



Contextual brick used in standard shape



subtle variations of texture / gloss



used only where protected from elements



Wood

Used playfully with color

Phenolic Wall Panels (Trespa)



Used as in-fill with brick



Corrugated metal panels

Used as in-fill with phenolic panels



Used like coursing



colored glass and metal used together



Curtain Wall Trim Accessories

Used playfully with color



Metal Infill Panels

Identity



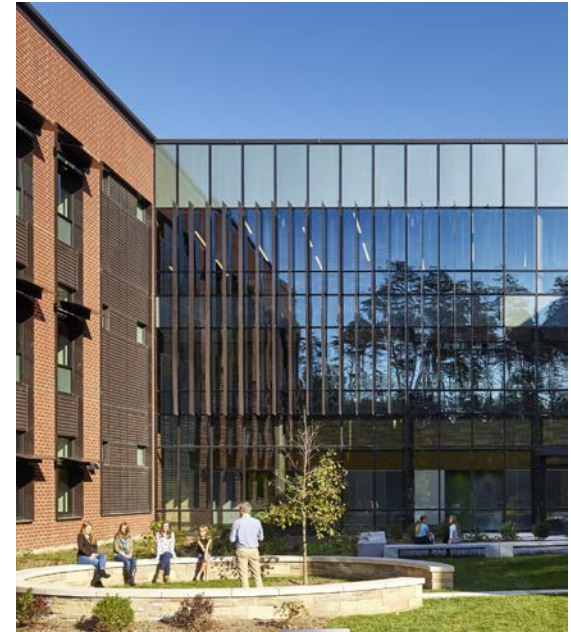
Horizontal Shading



used on south-facing openings

Vertical Shading

used on east & west-facing openings























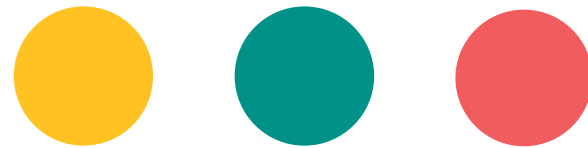


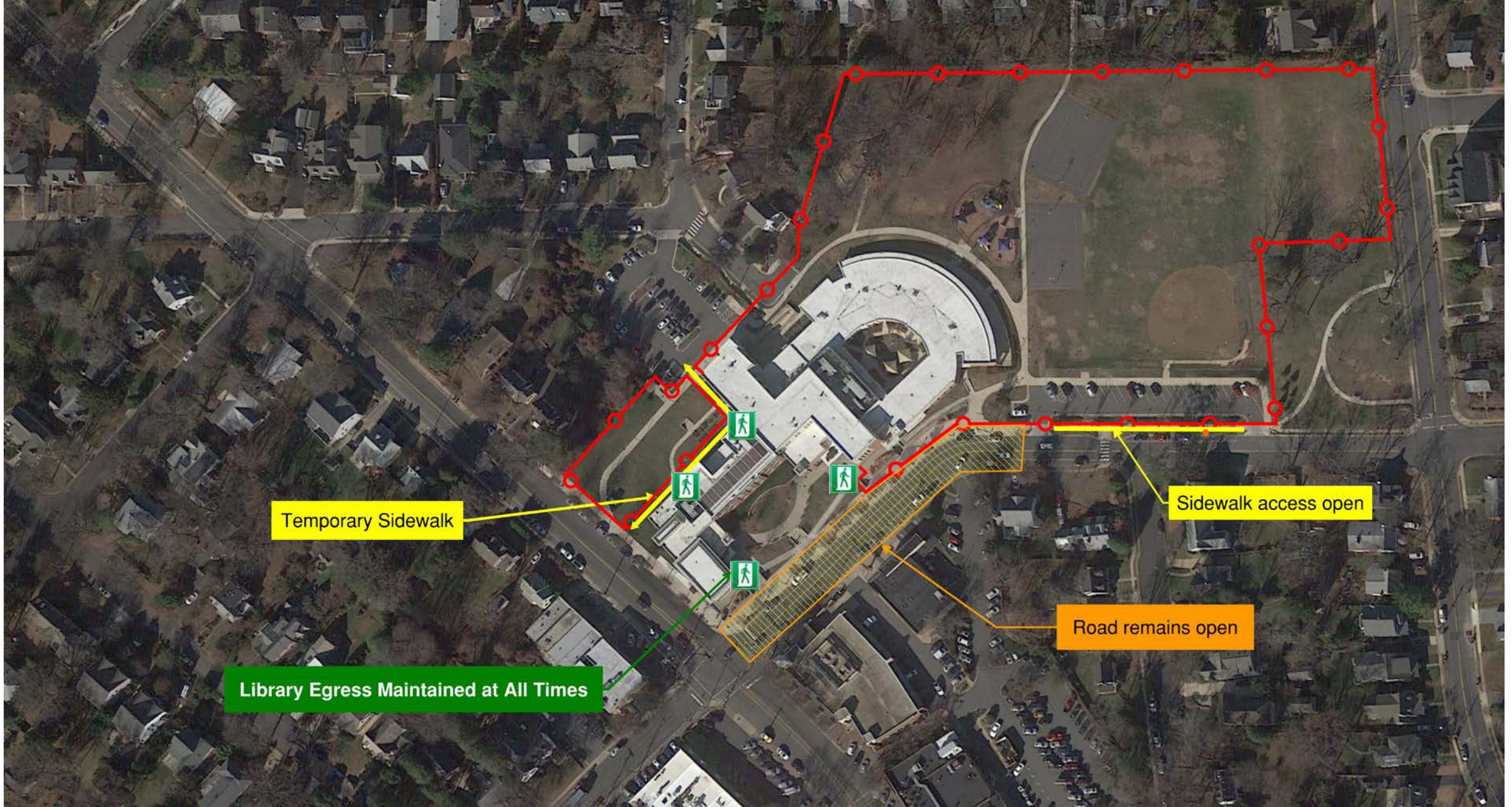






# CONSTRUCTION LOGISTICS





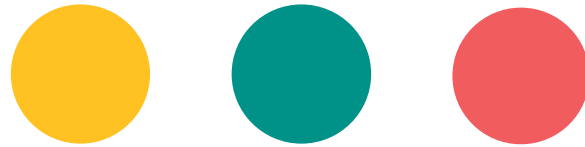
Temporary Sidewalk

Library Egress Maintained at All Times

Road remains open

Sidewalk access open

# NEXT STEPS



## NEXT STEPS

- June 20<sup>th</sup> Joint BLPC/PFRC: Reed, 7:00pm (if needed)
- July 2<sup>nd</sup> School Board info item
- July TBD School Board action item

# ADJOURN

- Provide feedback to APS via project email: [reed.info@apsva.us](mailto:reed.info@apsva.us)
- For further information, please contact:

APS Project Manager

**Ajibola (Aji) Robinson PMP**

703-228-7738

[ajibola.robinson@apsva.us](mailto:ajibola.robinson@apsva.us)

County Project Manager

**Nicole Boling**

703-228-3945

[nboling@arlingtonva.us](mailto:nboling@arlingtonva.us)

- BLPC, PFRC, and Community Meeting dates are scheduled and posted on the APS project website: <https://www.apsva.us/design-and-construction/new-elementary-school-at-reed-building/>
- Provide feedback and comments to Arlington County: <https://commissions.arlingtonva.us/planning-commission/public-facilities-review-committee-pfrc/school-projects/walter-reed/>