

# EDUCATION CENTER REUSE

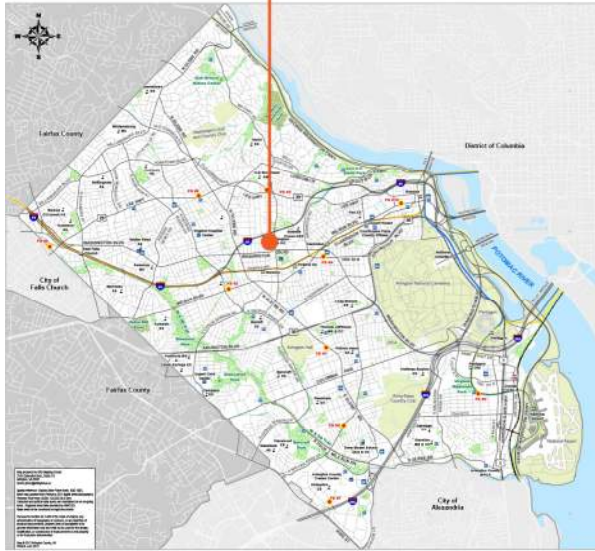
David M. Brown Planetarium  
A 1426 North Quincy Street

ARLINGTON PUBLIC SCHOOLS

1426 N QUINCY ST

# Project Location

APS EDUCATION CENTER



PARKING DECK OVER I-66

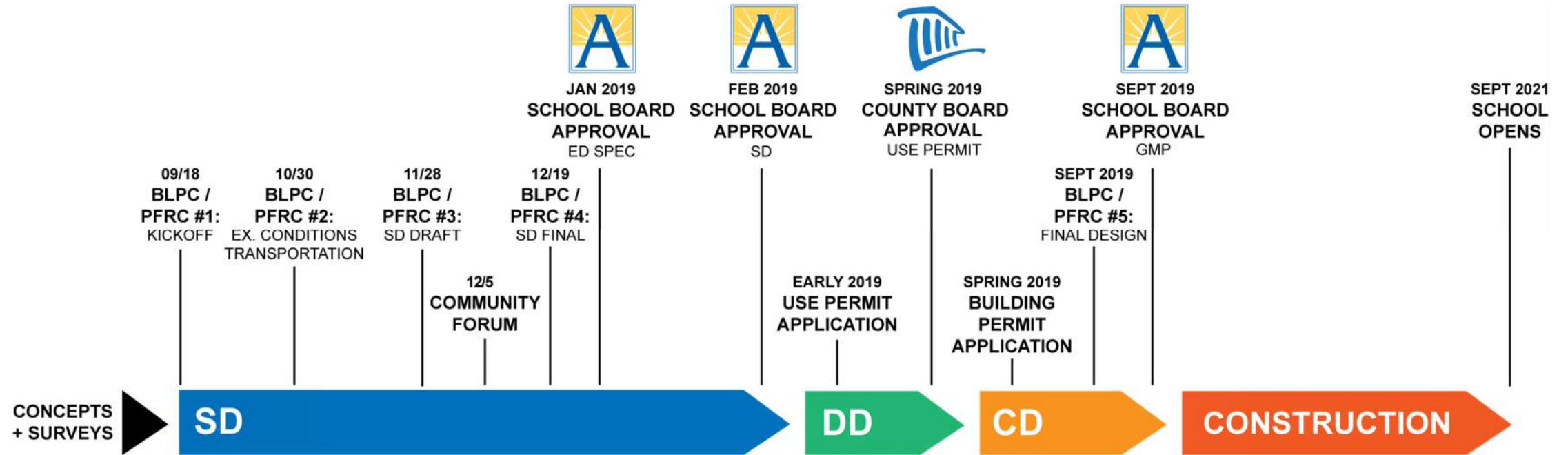
APS EDUCATION CENTER

PLANETARIUM

WASHINGTON-LEE HIGH SCHOOL



# Project Timeline



UPDATES

# Project Description

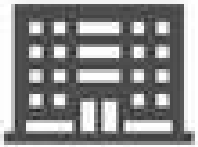
1. Scope
  - a. Renovate the Education Center to both increase the capacity of Washington-Lee initially, and later to adapt to possible future instructional and grade level changes
  - b. Address capacity by providing 500-600 high school seats
  - c. Support APS Strategic Plan Goals, specifically for Healthy, Safe, and Supported Students
2. Timeline
  - a. Currently in Schematic Design; anticipate School Board approval in February 2019
  - b. Anticipate County Board approval of Use Permit in Spring 2019
  - c. Open by start of school 2021
3. Cost
  - a. Project included in the FY2019-28 Capital Improvement Plan (CIP)
  - b. Spend a maximum project cost of \$37 million, using every effort to spend less

# MMTA Summary

1. Big Picture
2. Traffic
3. Parking
4. Arrival/Dismissal
5. Summary of Recommendations
6. Timeline & Next Steps

# Big Picture – Transportation Impacts from Switching Building Use

53,150 SF  
Office space



A school with up  
to 600 students

## **Traffic? – Not a significant increase**

Office space has more overall traffic during the day, but school will have a little more during morning rush hour. School will have less traffic during evening rush hour peak

## **Parking? – Not a significant increase**

Total parking demand between the two uses is similar.

## **Arrival/Dismissal? – Significant increase in activity**

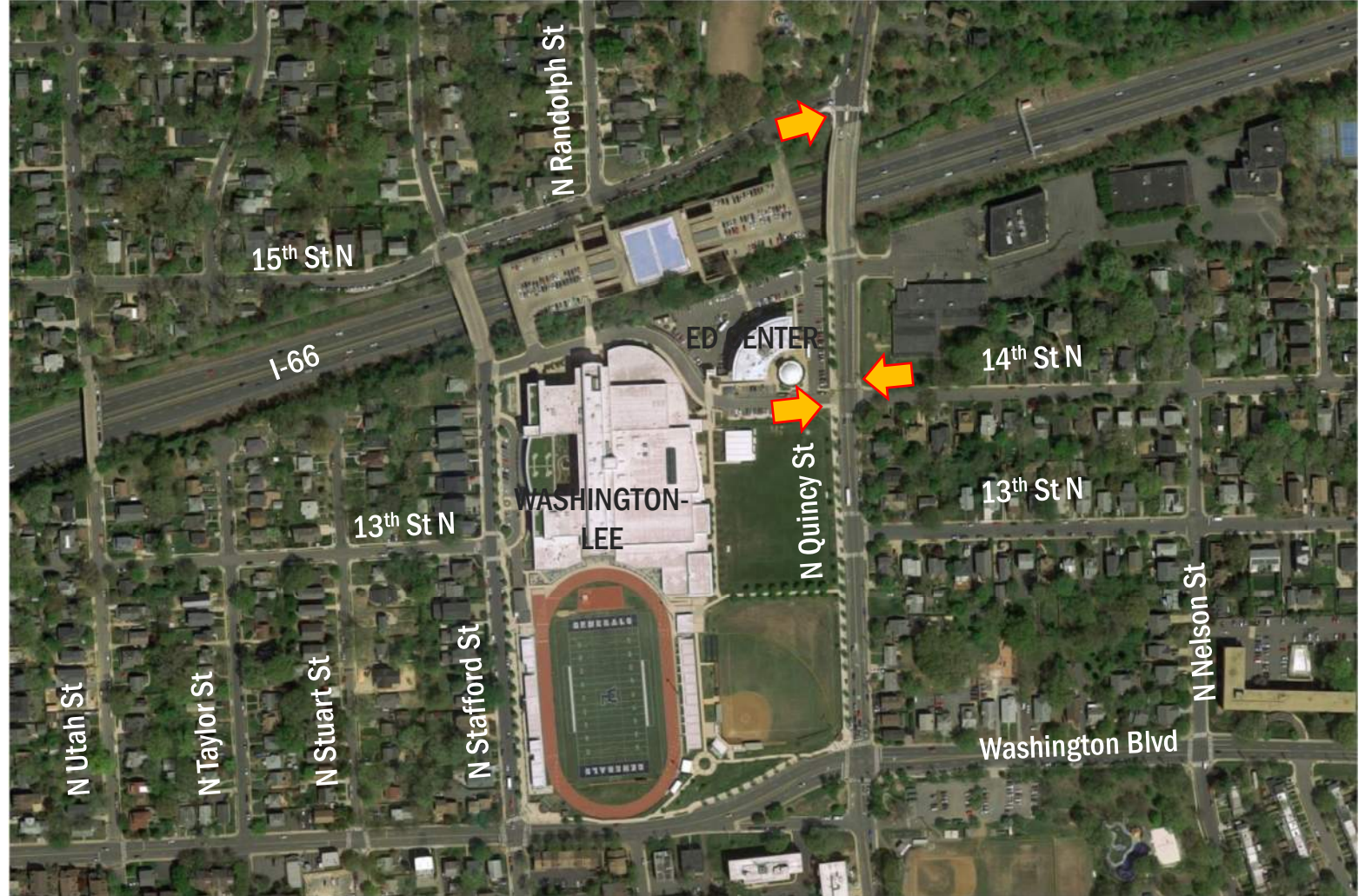
The main impact of the switch in building use is the increase in school buses, parents dropping-off and picking-up students, and pedestrians walking to and from the building

# Traffic Operations

Existing and future traffic models showed mostly acceptable conditions in study area, with only slight differences between existing and future

The few exceptions are long delays for drivers trying to turn onto N Quincy St, mostly in the morning (lack of gaps for people to turn onto Quincy St)

MMTA investigated mitigations but none met context or warrants





# On-Site Lots

## Surface Lots

Ed Center lot

-Used to hold 128 cars

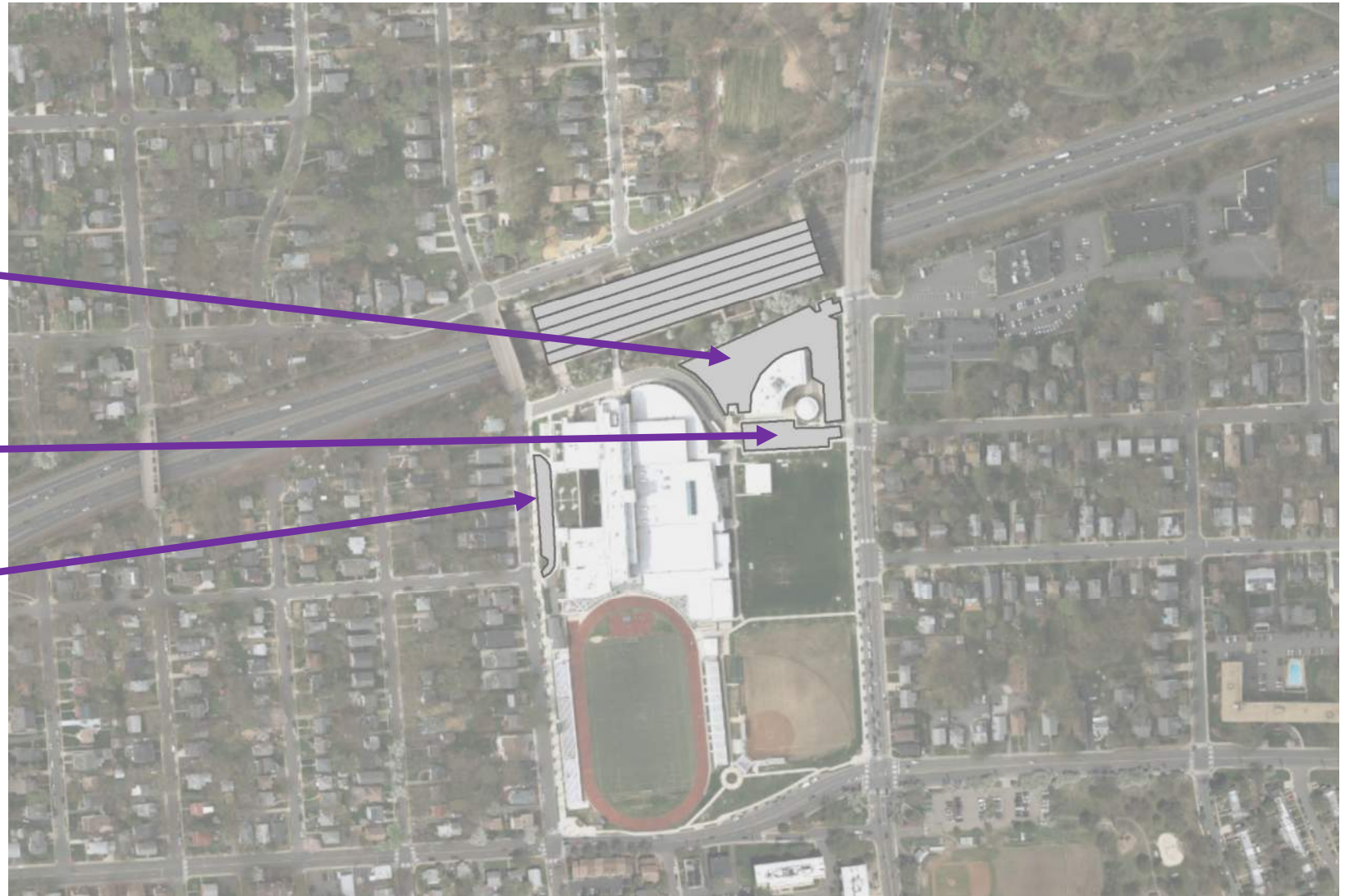
Pool/Visitor lot

-36 total spaces (2 HC)

-All 2-hour parking

Front Door lot

-14 total spaces(2 HC)





# Parking Garage

## Area A – 72 spaces

W-L Student Parking  
7:30 AM to 3:00 PM M-F

## Area B – 76 spaces

School Staff Parking

## Area D – 74 spaces

APS Center Staff

## Area E – 76 spaces

Public use

## Area F – 80 spaces

APS Center Staff

**Total: 378 Spaces**



# On-Street Parking

## Residential Permit

248 spaces

## Time Restricted (includes meters)

70 spaces

## Unrestricted

101 spaces

## No Parking

Public use

**Total: 419 Spaces**





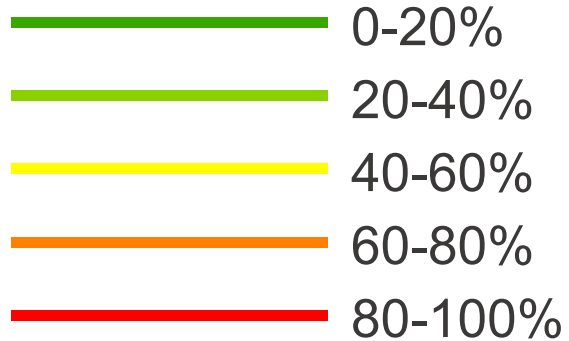
# Occupancy at 10:30 AM

63.5% occupied

I-66 garage is mostly full

Unrestricted on-street parking is mostly full

## Percent Occupied





# Parking Recommendations

## Student/staff parking

- Reopen some spaces in the Ed Center lot for staff use, and convert some spaces in the parking garage to general use (staff or student)
- Open as many spaces as needed so that parking supply just exceeds demand if people continue to park at current rates
- At least 70 spaces should be reopened in Ed Center lot (up to 58 can be repurposed)
- Continue APS Go! programs to help reduce parking demand even further

## Visitor parking demand

- Depending on where visitor entry points are in the future, mark/sign more spaces for school visitors near those entry points

## After-school & events parking

- Explore adding signs directing drivers to use the parking garage after school or for events
- Increase marketing/directions on website and other materials provided to visitors and event attendees to increase use of parking garage

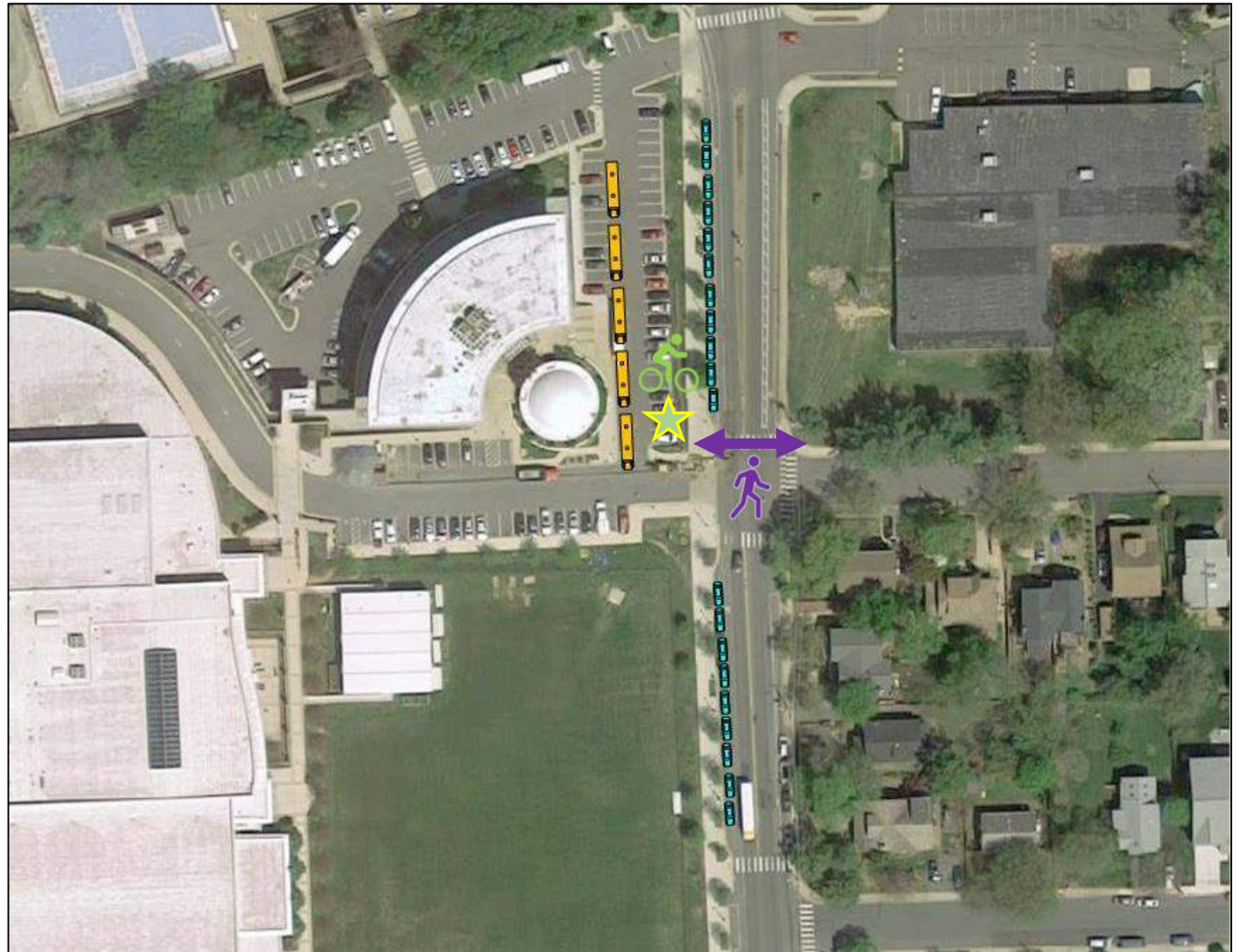
## Bicycle Parking

- Add more bike racks in proximity to Education Center building, at a minimum of around 20% of the current demand for W-L, which is approximately 16 racks (32 spaces)
- Consider adding another location in a covered section of the I-66 parking garage
- Explore enhancing staff bicycle parking, through secured, indoor facilities.

# Arrival/Dismissal Recommendations

Add secondary student pick-up/drop-off and bus loading/unloading areas to N Quincy St side

Can serve as supplemental facilities for combined campus or act independently if needed



# N Quincy St Recommendations

Enhance bicycle lane markings next to pick-up/drop-off areas to reinforce presence of the bicycle lane

Install Rectangular Rapid Flash Beacon (RRFB) at intersection of N Quincy St and 14<sup>th</sup> Street N to enhance pedestrian crossings

Add monitoring of these improvements to the monitoring plan for the school



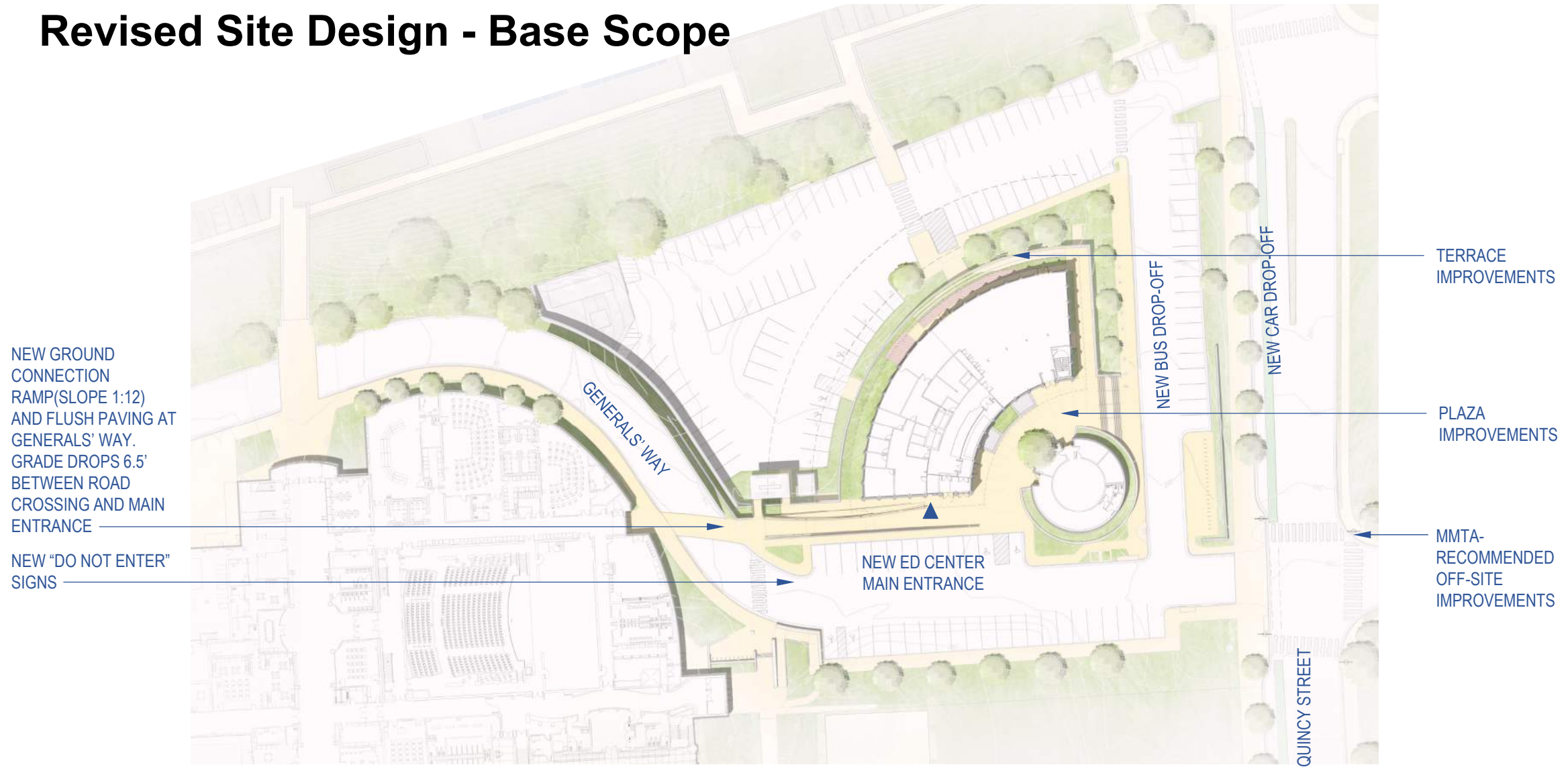
*RRFB*



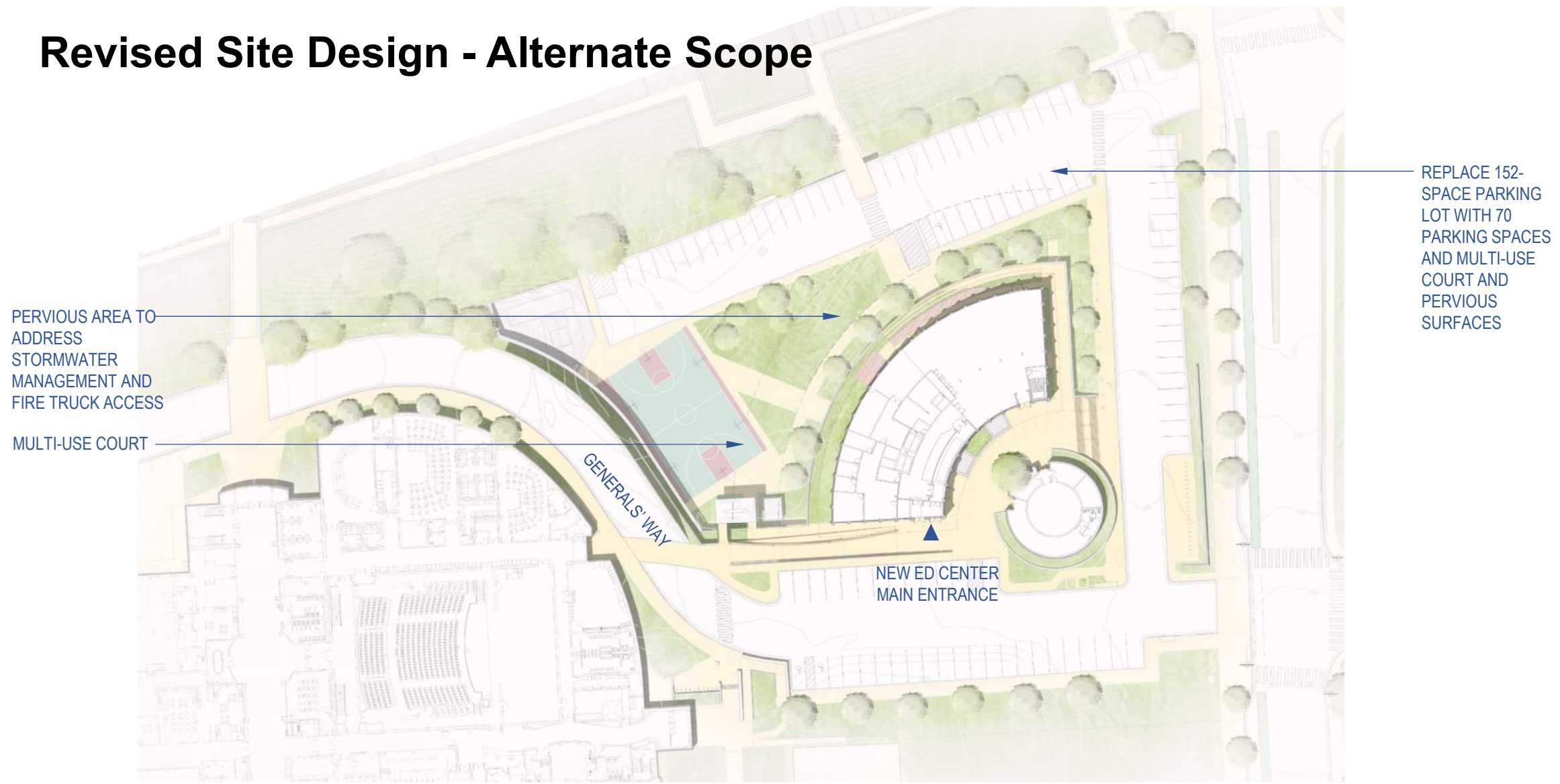
*Enhanced Markings  
(Crystal City)*



# Revised Site Design - Base Scope



# Revised Site Design - Alternate Scope



PERVIOUS AREA TO ADDRESS STORMWATER MANAGEMENT AND FIRE TRUCK ACCESS

MULTI-USE COURT

REPLACE 152-SPACE PARKING LOT WITH 70 PARKING SPACES AND MULTI-USE COURT AND PERVIOUS SURFACES

NEW ED CENTER MAIN ENTRANCE

GENERALS WAY

SCHEMATIC DESIGN



# Transportation Timeline & Next Steps

- Draft MMTA sent to APS
- Incorporate comments from APS and distribute
  - County staff
  - BLPC
  - PFRC
- Finalize MMTA
- Next BLPC/PFRC meeting January 23<sup>rd</sup>
- School Board Schematic Design Approval
  - Information Item February 7<sup>th</sup>
  - Action Item February 21<sup>st</sup>
- Review transportation related use permit conditions

