

ACC EXPANSION

BLPC/PFRC JOINT MEETING #5

NOVEMBER 20, 2019



WELCOME



RESPECT

CONGRATULATIONS!



PROJECT UPDATES



PROJECT UPDATES:

- 1. November 7, 2019 – School Board Action to Approve the Educational Specifications**
- 2. November 18, 2019 – Community Meeting on Updates to the Columbia Pike Branch Library (hosted by Arlington County)**

SCHEDULE UPDATE

Meeting #5

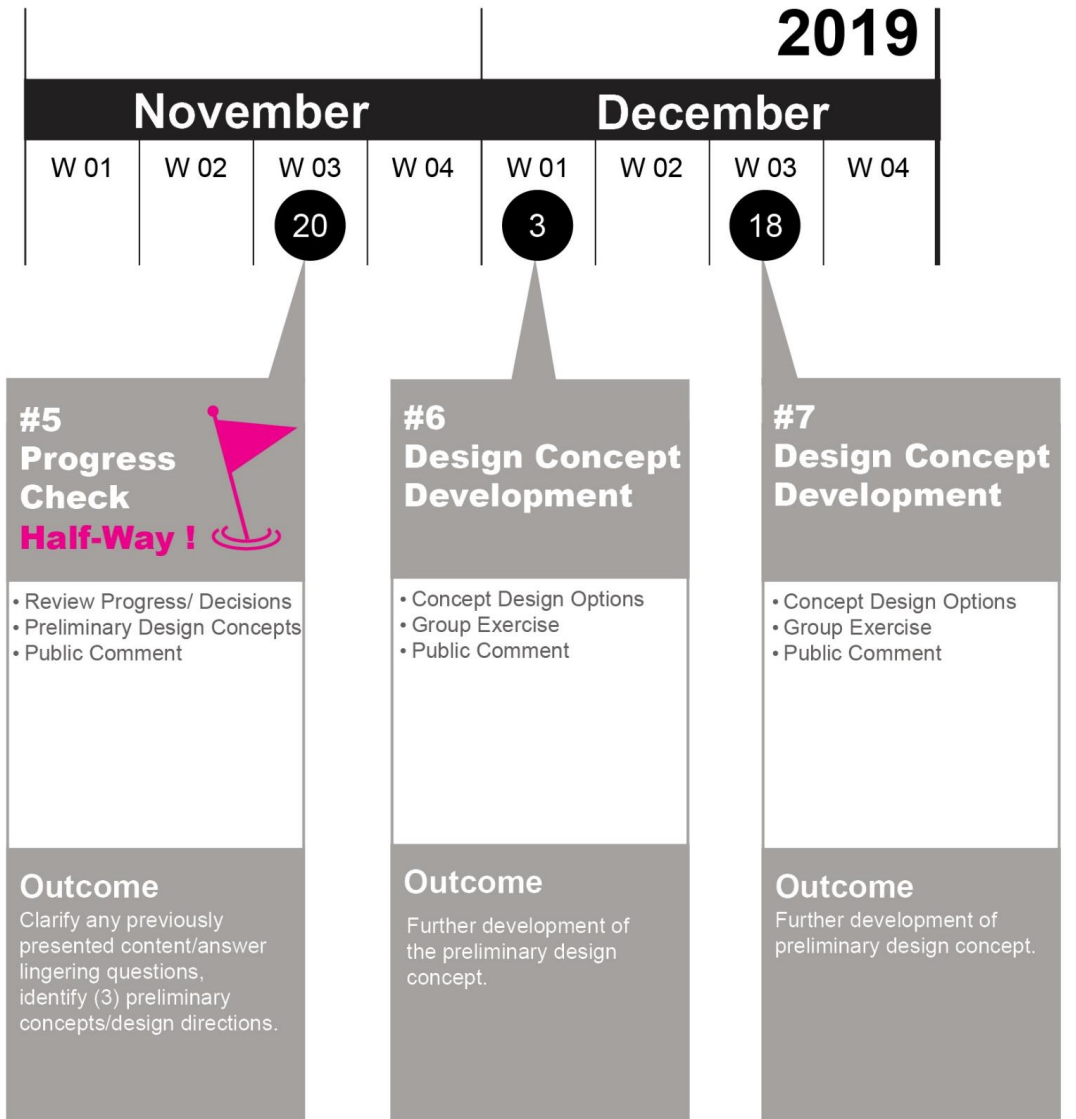
Building + Site Transportation

Meeting #6

Parking

Meeting #7

Preliminary Design Concepts

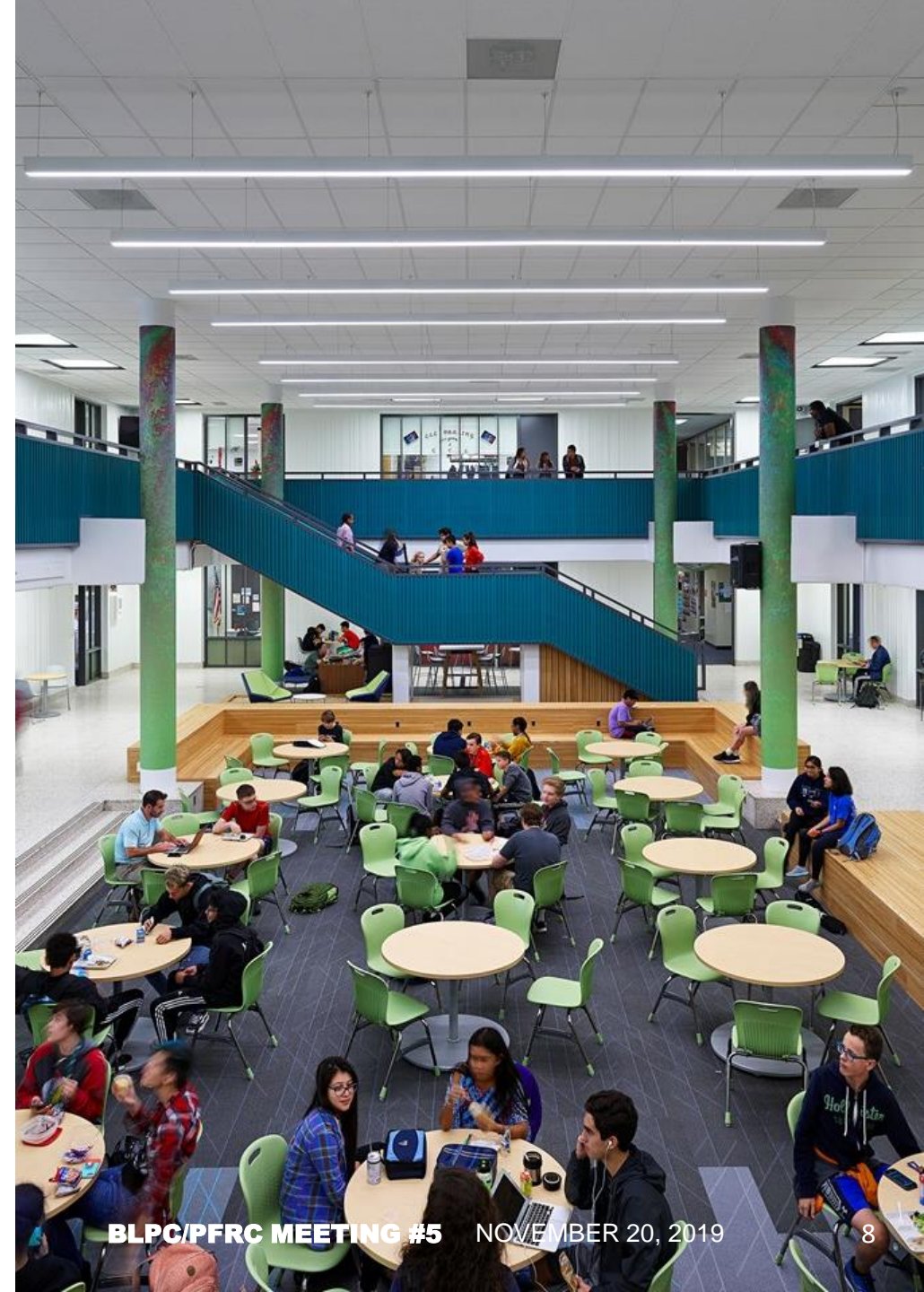


AGENDA



AGENDA

1. Recap Group Exercise from 10/29 Meeting
2. Site Circulation Discussion (Bus and Parent Pick-up/Drop-off)
3. Public Comment
4. Adjourn



TEAMS, REUNITE!

TEAM 1

Michale McComis
Katherine Novello
Kurt Schuler
Kristi Sawert
Chip Goyette
Margaret Chung
Kia Stevenson-Haynes
William Staderman
Emilio Tognelli
Jacob Harrison
Sergio Enriquez
Stephen Baker

TEAM 2

Gaylene Crisafulli
David French
Rosa Cheney
Polly Hall
Kristina Dorville
Micah Stein Verbit
Sheila Napala
Hans Bauman
Sarah Ray
Janet Pence
Christopher Forinash
Jim Meikle

TEAM 3

Carrie Thomas
Alisa Cowen
Heather Jones
Pete Durgan
Caroline Rogus
Erik Healey
Barbara Thompson
Mike Hanna
Julie Thoman
Chris Slatt
Jeffrey Certosimo
Ted Black

TEAM 4

Alexandria Stevens
Michael Bruno
Gillian Burgess
Takis Karantonis
Christine Brittle
Madeline Lasalle
Yvonne Pettiford
Kris Martini
Cynthia Hilton
Akram Bikoni
James Schroll
Jim Lantelme

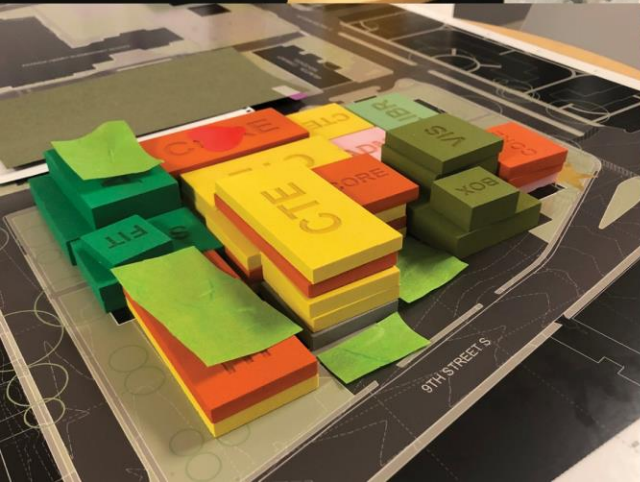
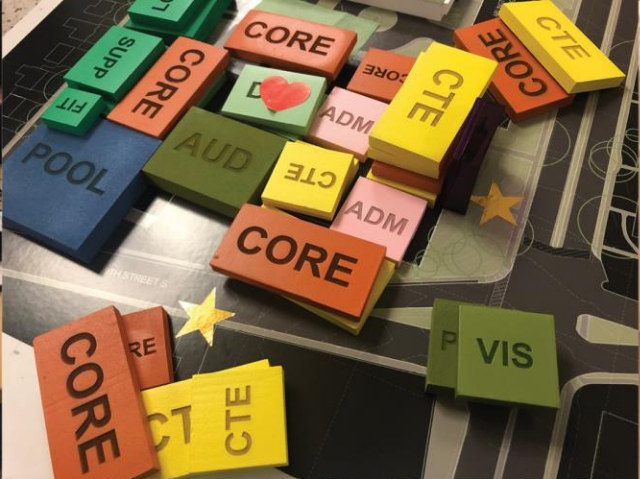
TEAM 5

Sainbayar Beejin
David Aviles
Susan Scott
Andrew Moore
David Priddy
Geraldine Maskelony
Isaac Zawolo
Kathleen McSweeney
Nathan Robson
Ben Spindler
Todd McCracken
Terri Prell

A person is shown from the chest up, leaning over a detailed architectural model of a city. The person's hands are visible, interacting with the model. The entire image is overlaid with a semi-transparent purple color. The text 'RECAP GROUP DESIGN EXERCISE' is written in large, white, bold, sans-serif capital letters on the left side of the image.

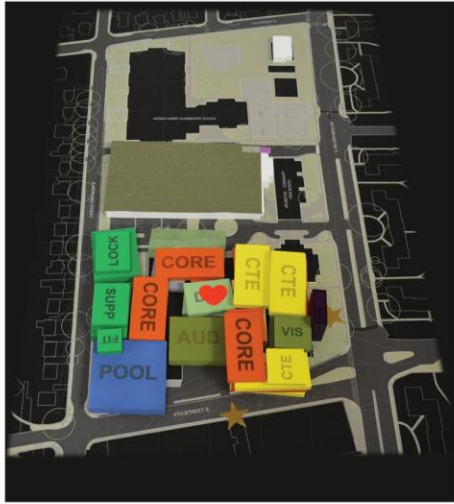
RECAP GROUP DESIGN EXERCISE





1. CREATING A PHOTO SURVEY

TEAM 1



TEAM 2



TEAM 3



TEAM 4



TEAM 5



2. GOING DIGITAL

**OUR
DIGITAL
MODELS!**

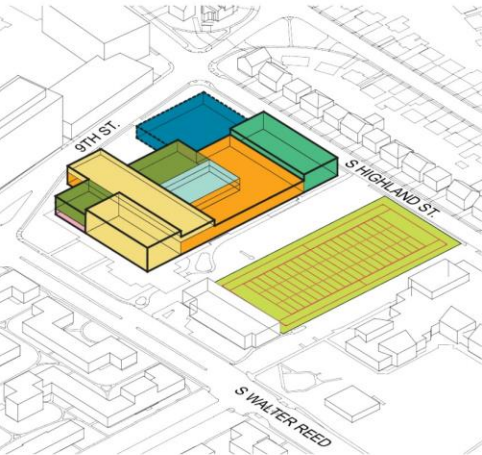


**YOUR
PHYSICAL
MODELS!**

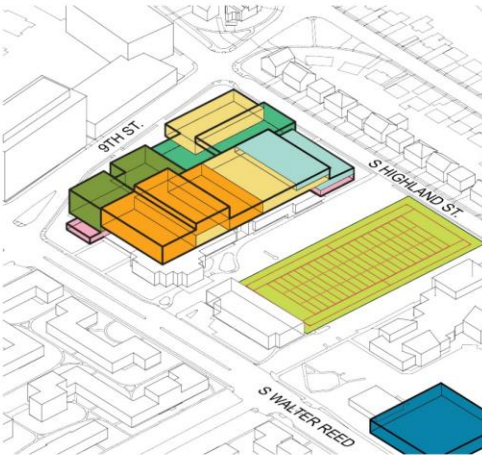


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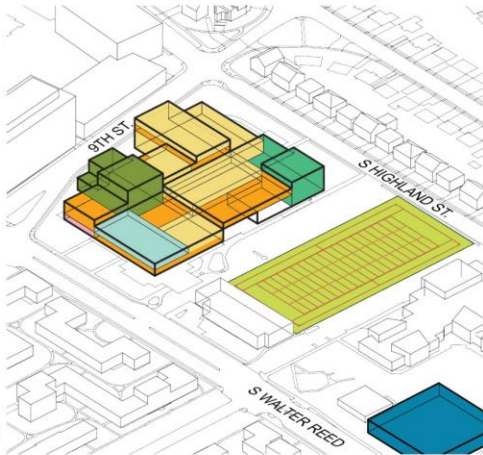
TEAM 1



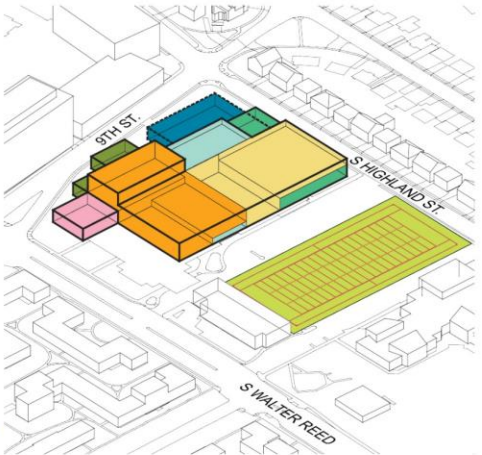
TEAM 2



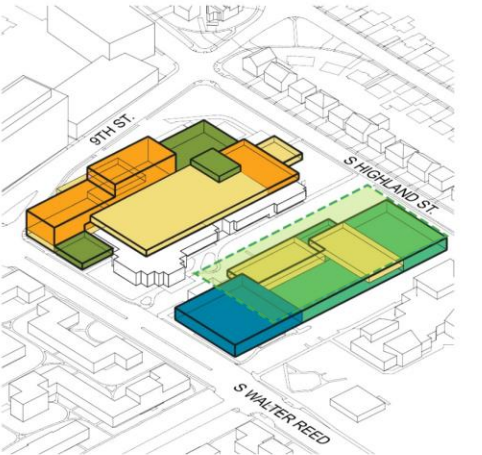
TEAM 3



TEAM 4



TEAM 5



3. RE-LISTENING TO FIND COMMON INTERESTS

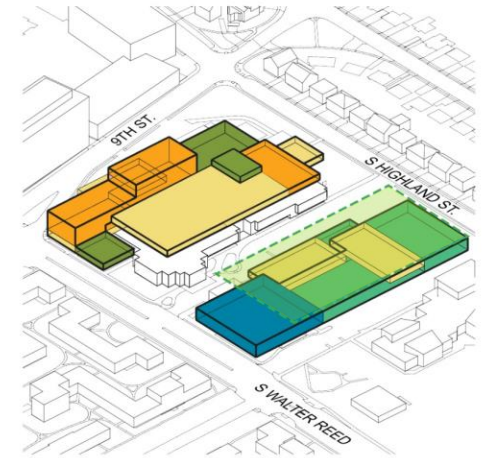
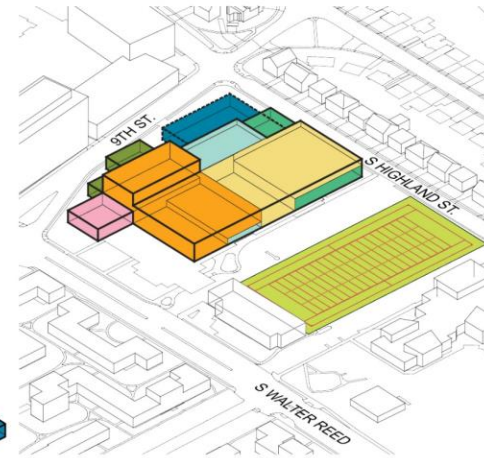
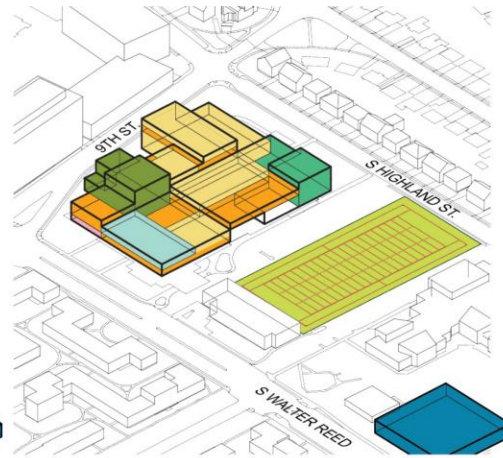
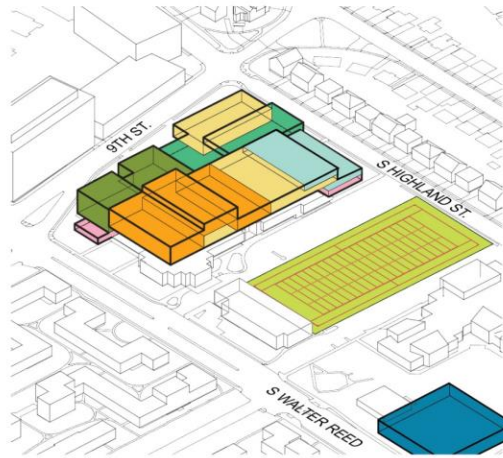
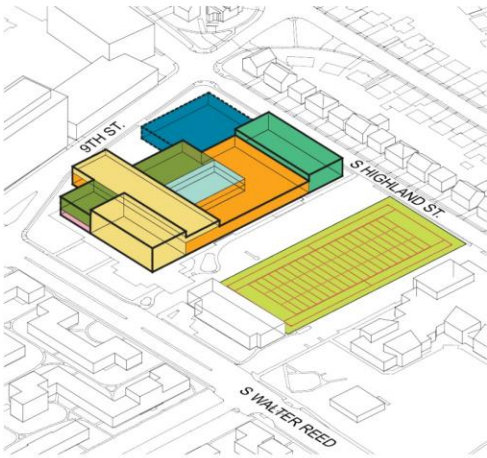
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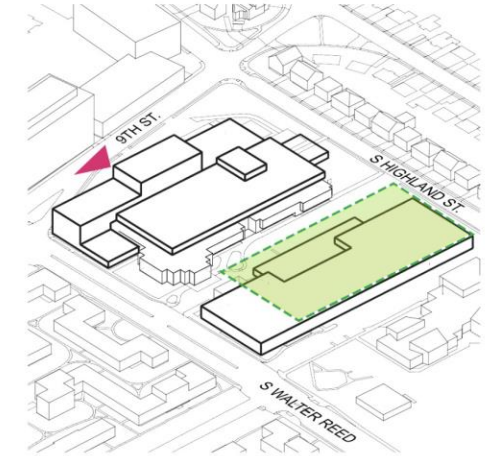
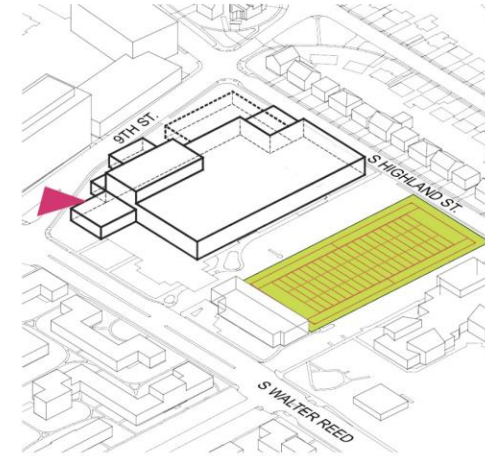
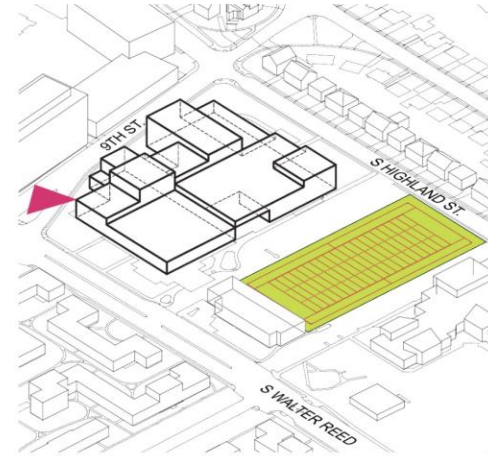
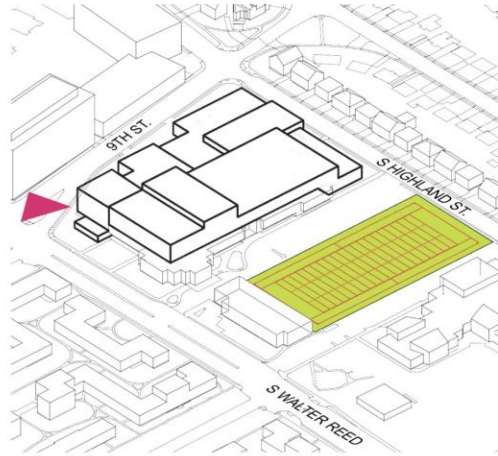
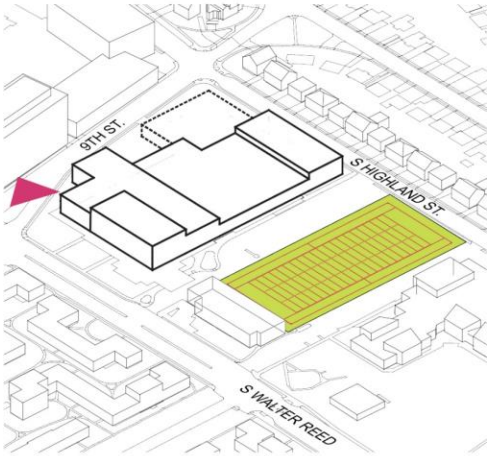
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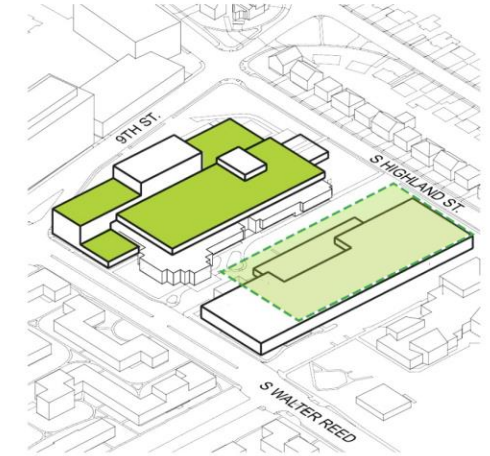
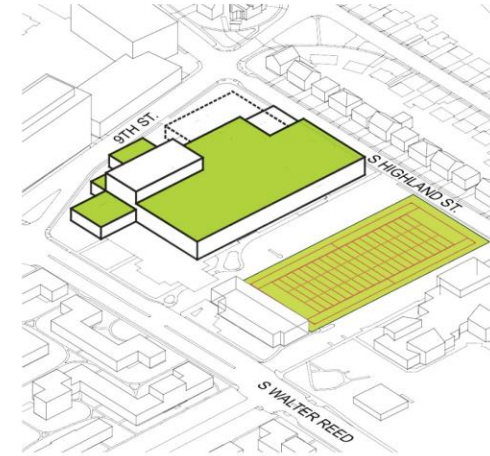
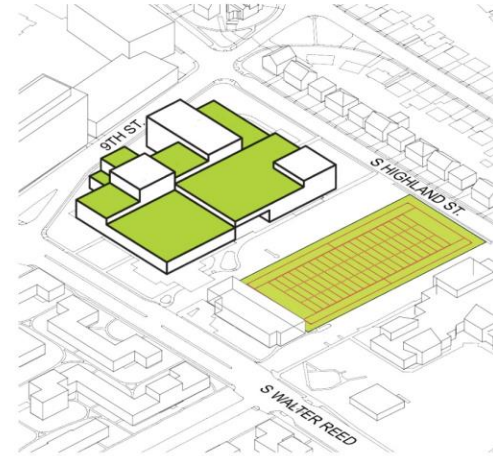
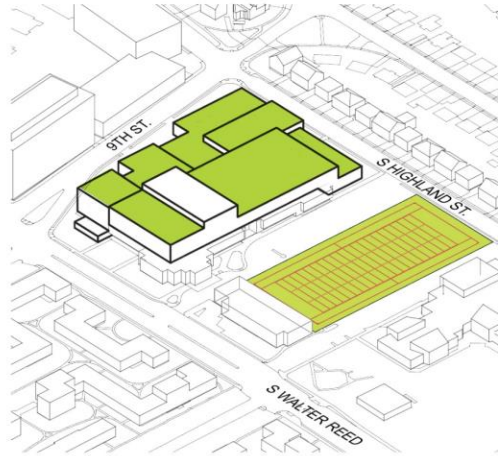
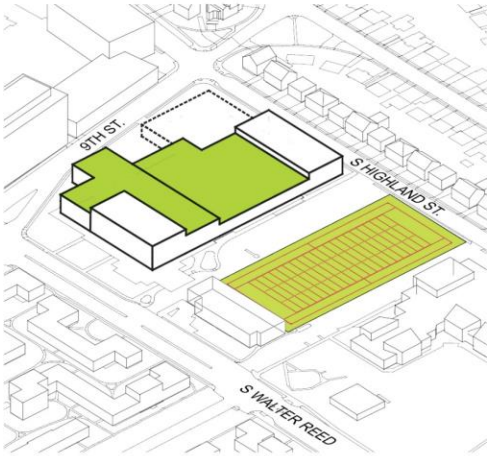
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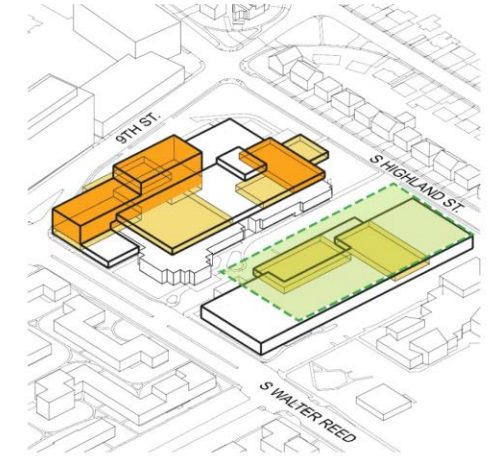
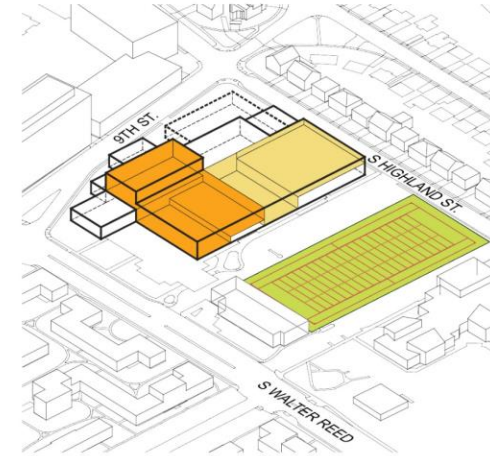
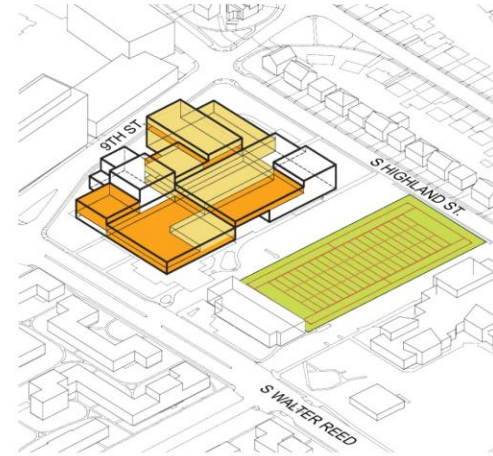
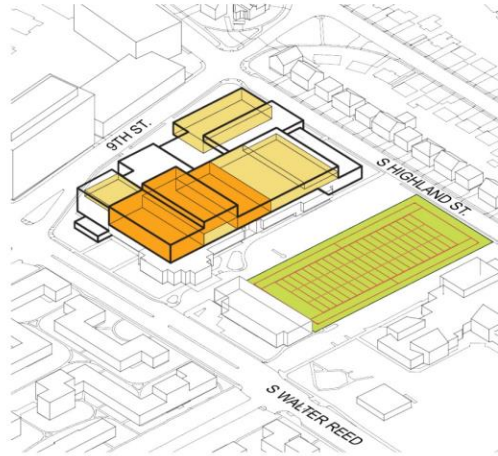
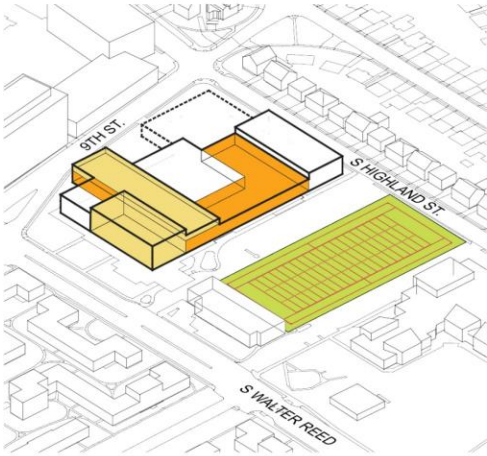
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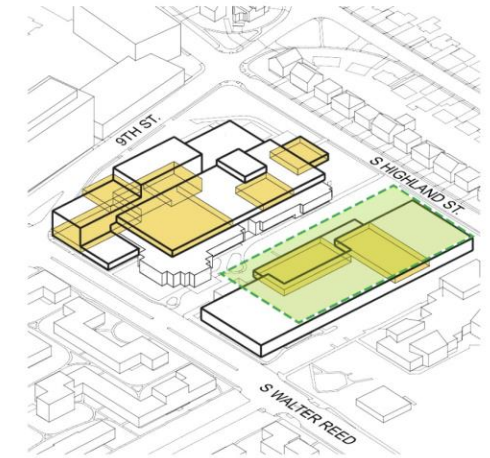
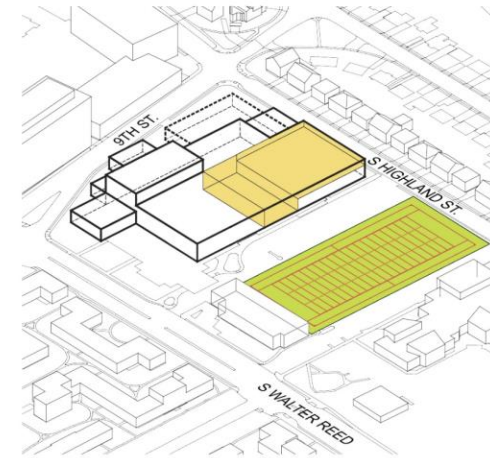
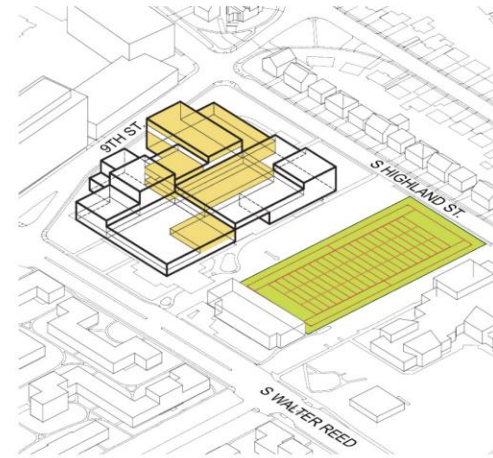
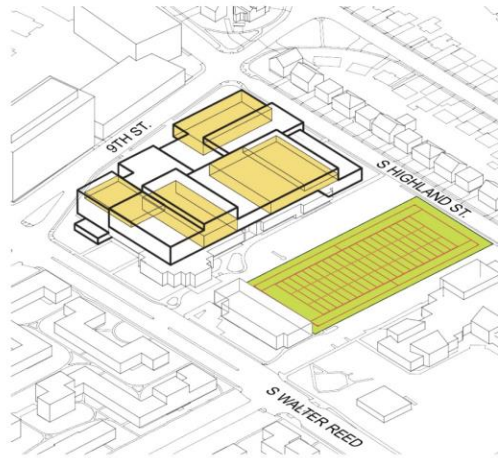
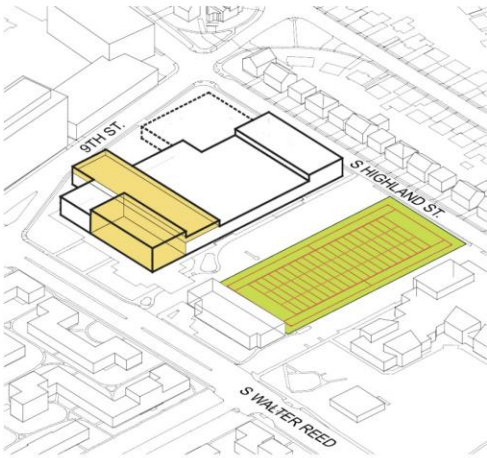
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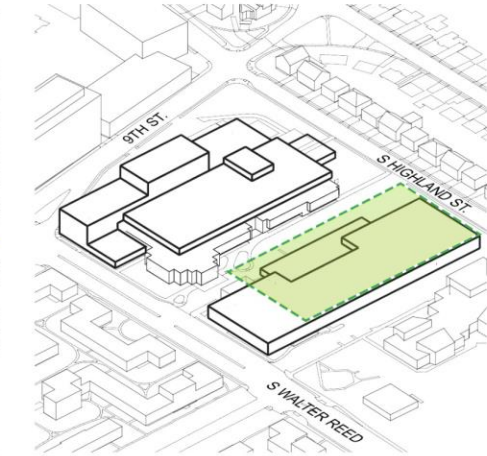
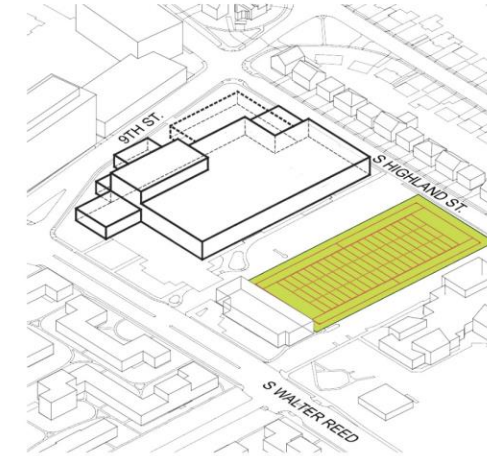
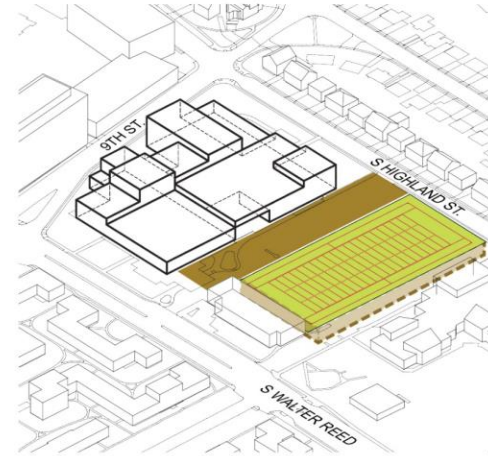
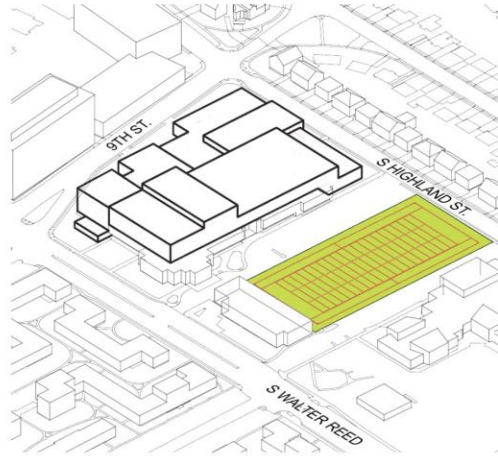
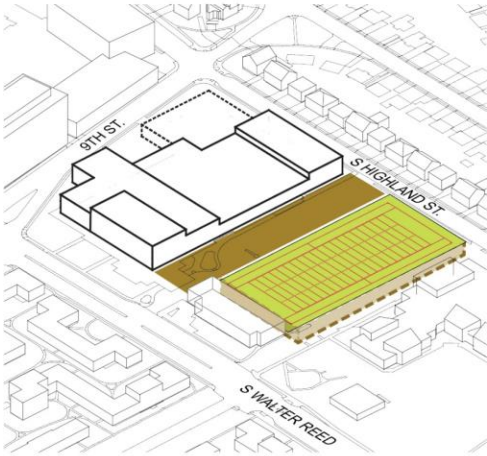
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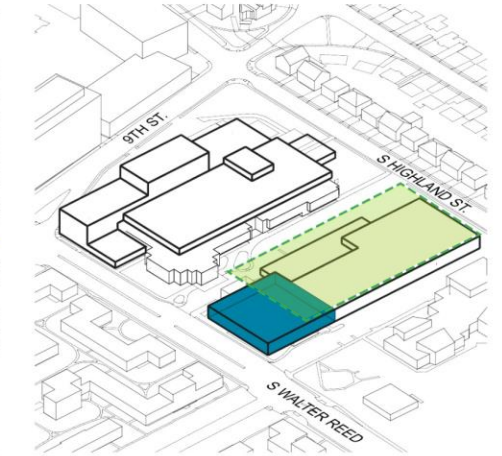
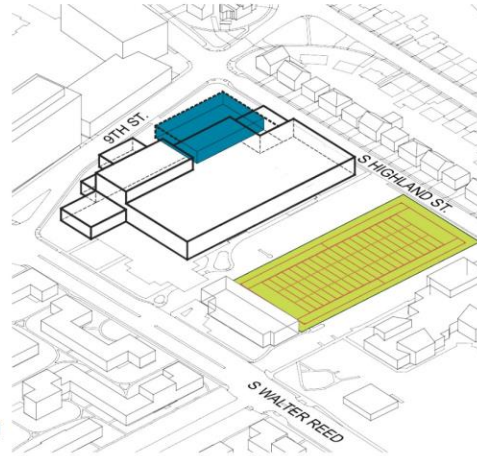
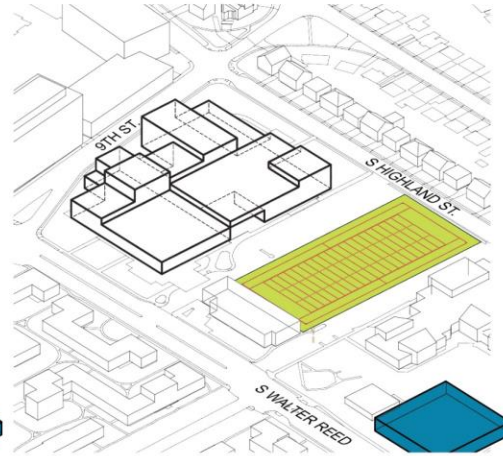
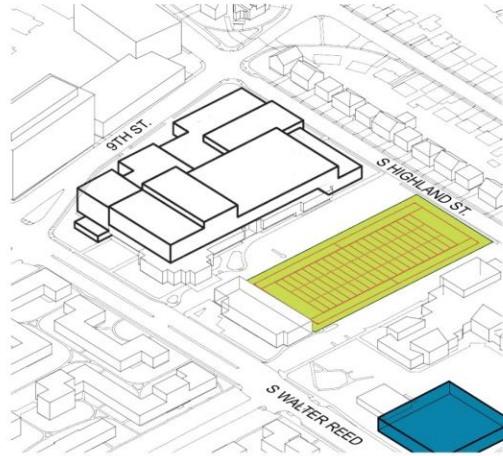
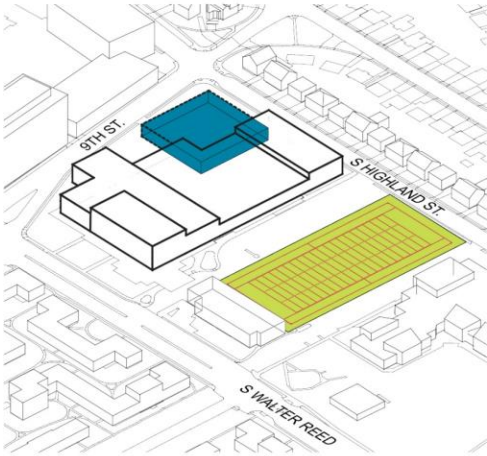
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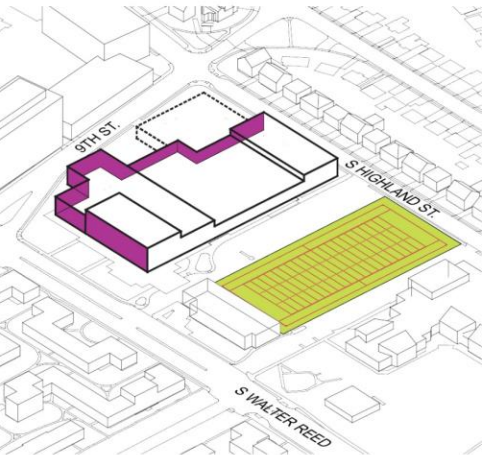
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4. “BRANDING” YOUR IDEAS

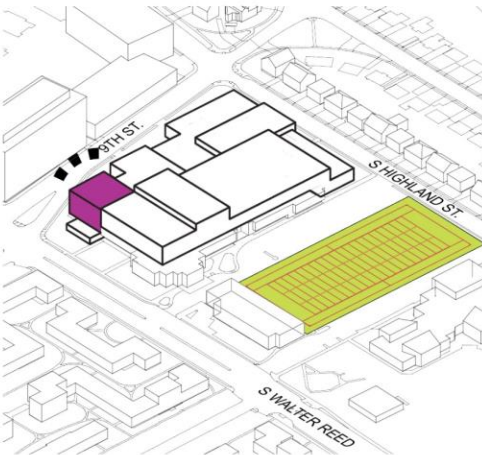
TEAM 1



A.K.A

‘ALL GLASS’

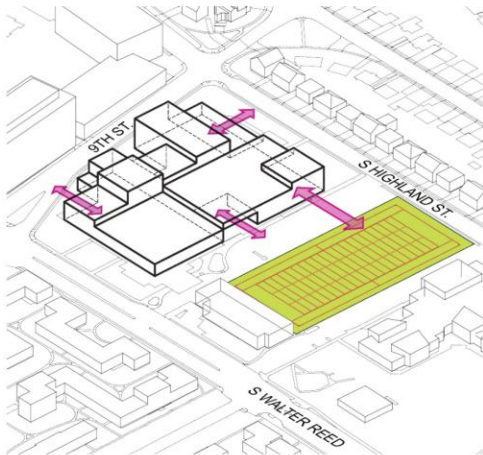
TEAM 2



A.K.A

‘BEACON ON WALTER REED’

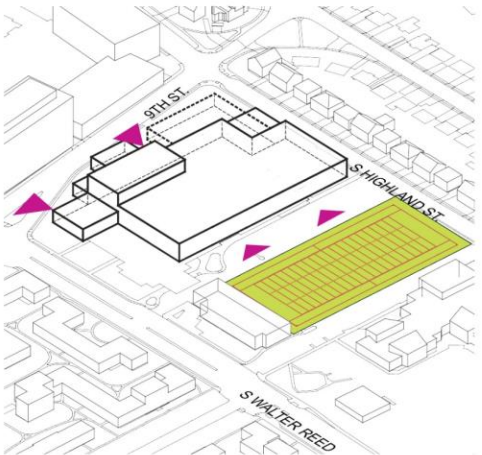
TEAM 3



A.K.A

‘INTEGRATED’

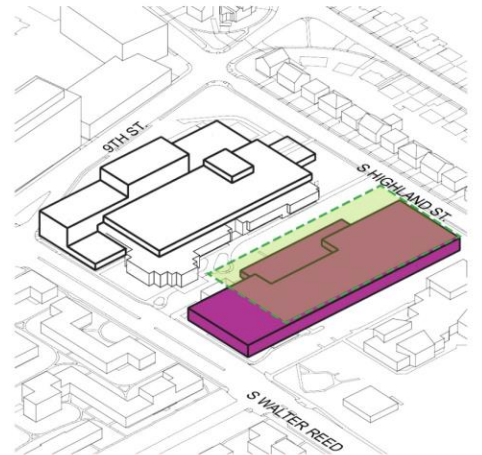
TEAM 4



A.K.A

‘MANY ENTRANCES’

TEAM 5



A.K.A

‘THE BIG DIG’

IN SEARCH OF YOUR ELEVATOR PITCH!

5. REVISITING OUR 3 CHARRETTE QUESTIONS

1.

Where should ACC's front door be?

Hint:

**Think ...
Site Access,
Pedestrian Flows,
Vehicular Flows**

2.

What are the ideal locations for ACC's future primary community spaces?

Hint:

**Think ...
Shared Usage,
Afternoon/Weekend Programs,
Neighborhood Engagement,
Security**

3.

How will proposed massing relate to ACC's phasing strategy?

Hint:

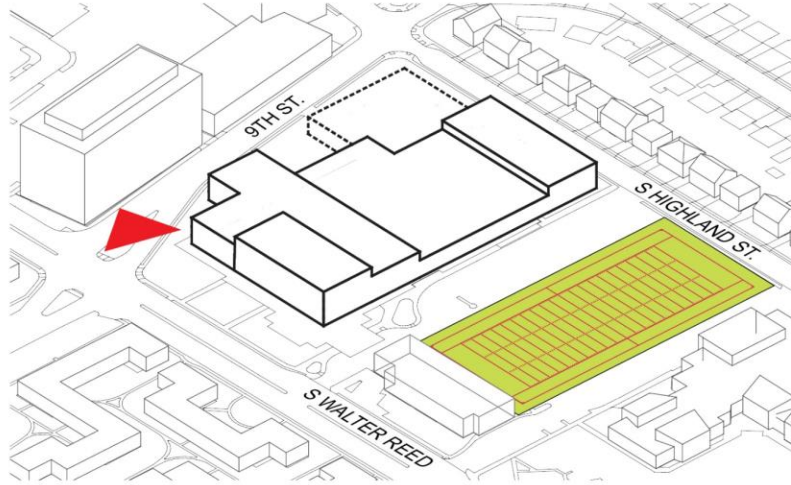
**Think ...
CCWG Zoning
Recommendations,
Sensibility to Existing
Building**

Q1.

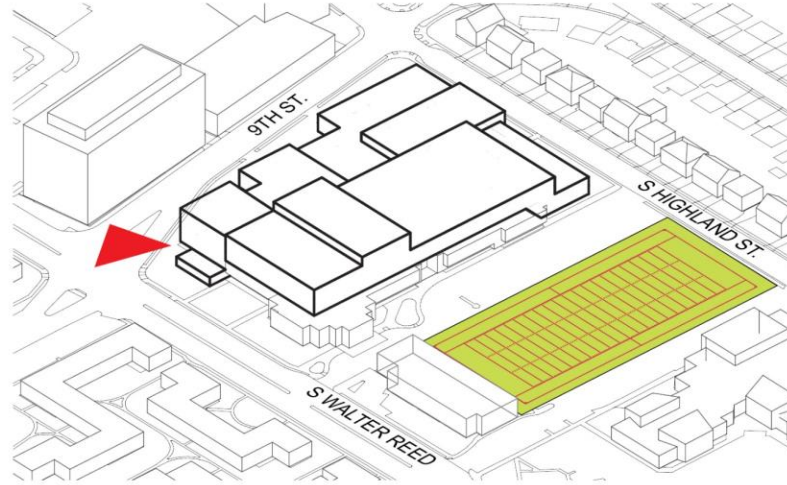
**WHERE SHOULD ACC'S
FRONT DOOR BE?**

FOCUSING ON FRONT DOOR

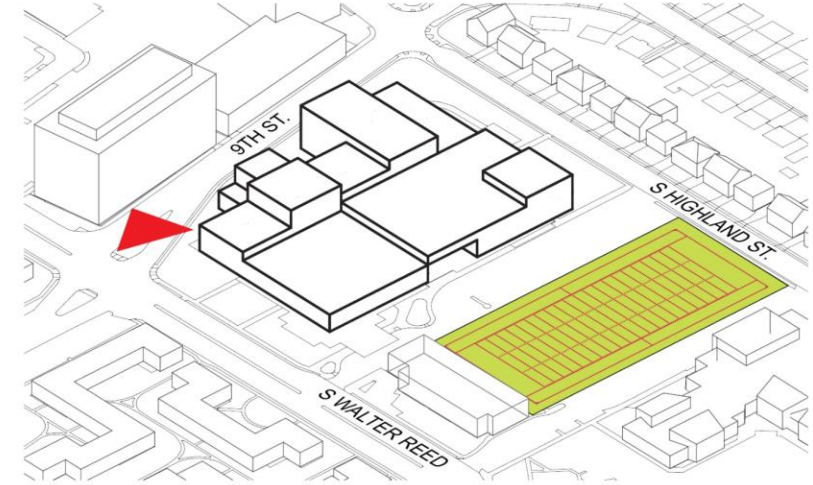
TEAM 1



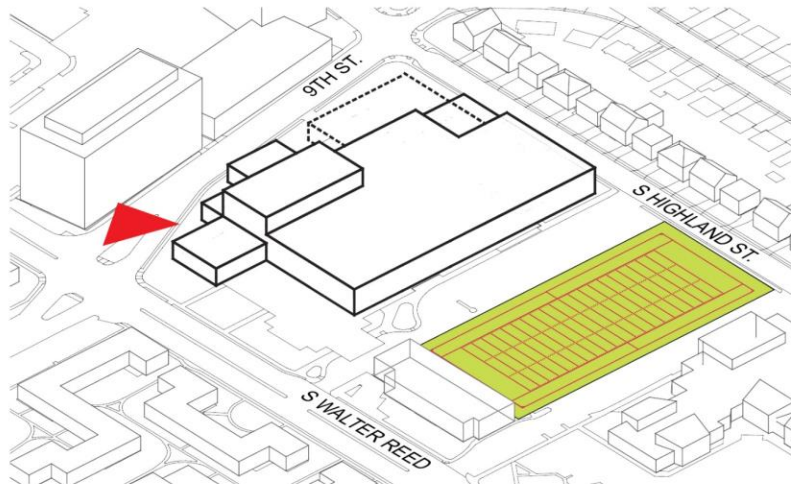
TEAM 2



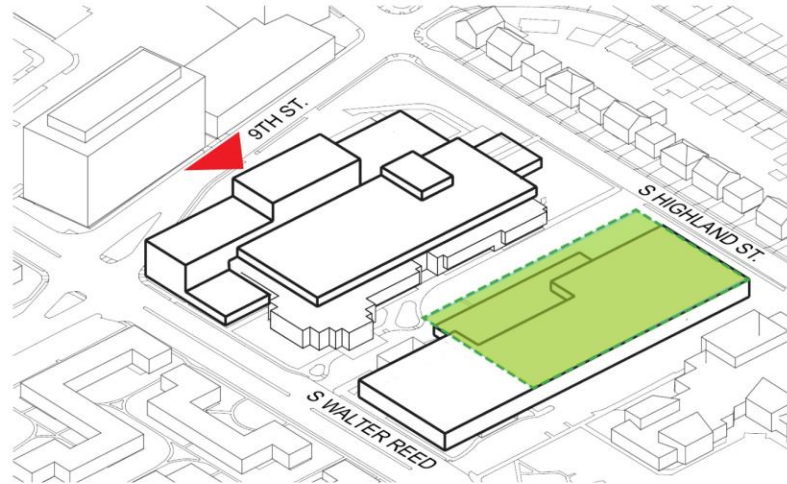
TEAM 3



TEAM 4



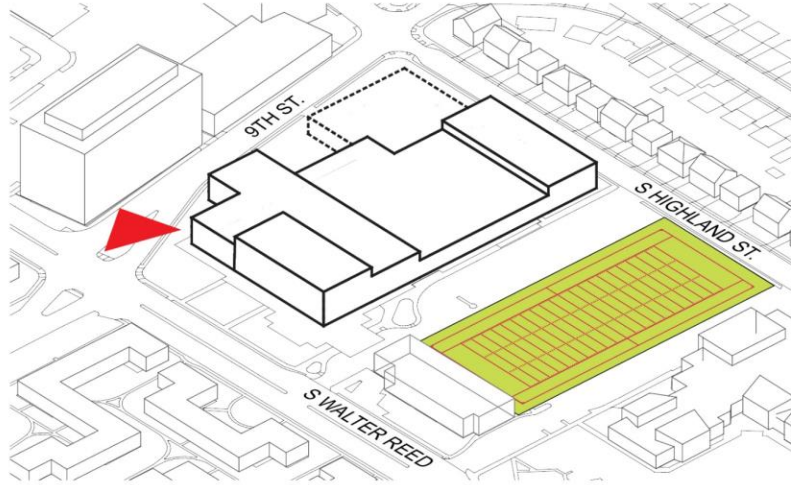
TEAM 5



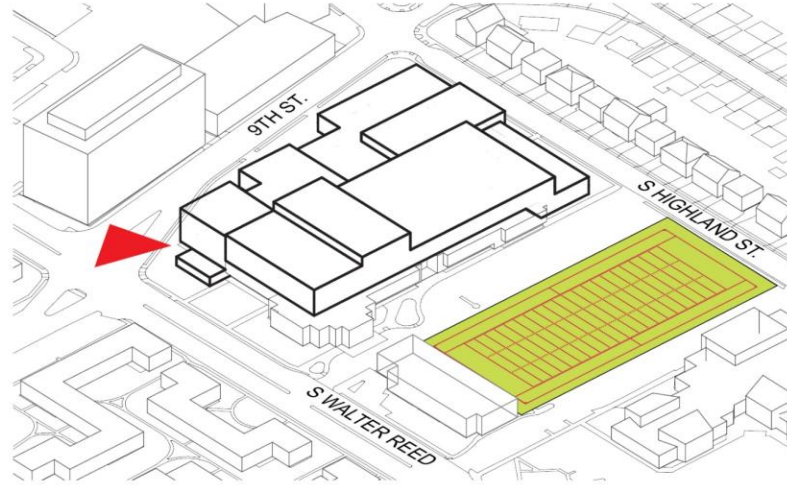
 MAIN FRONT DOOR

FOCUSING ON FRONT DOOR

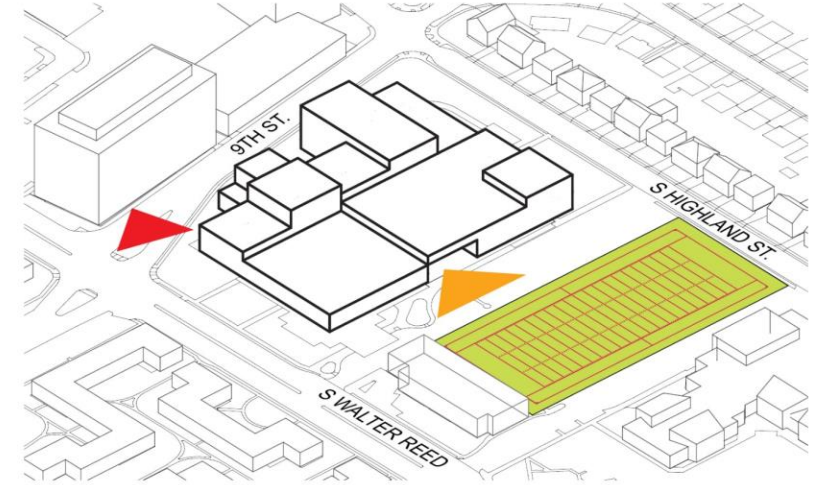
TEAM 1



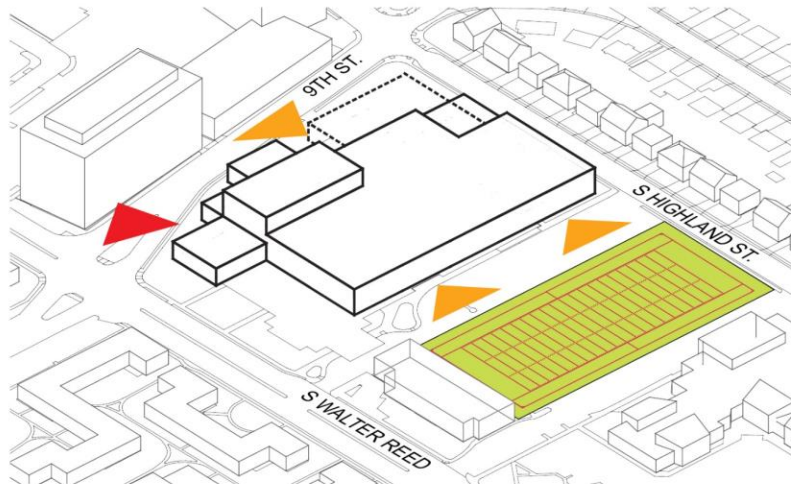
TEAM 2



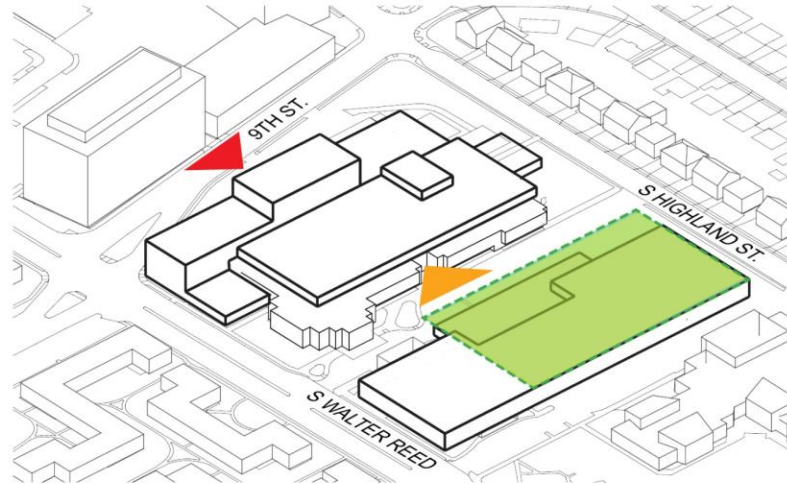
TEAM 3





TEAM 4



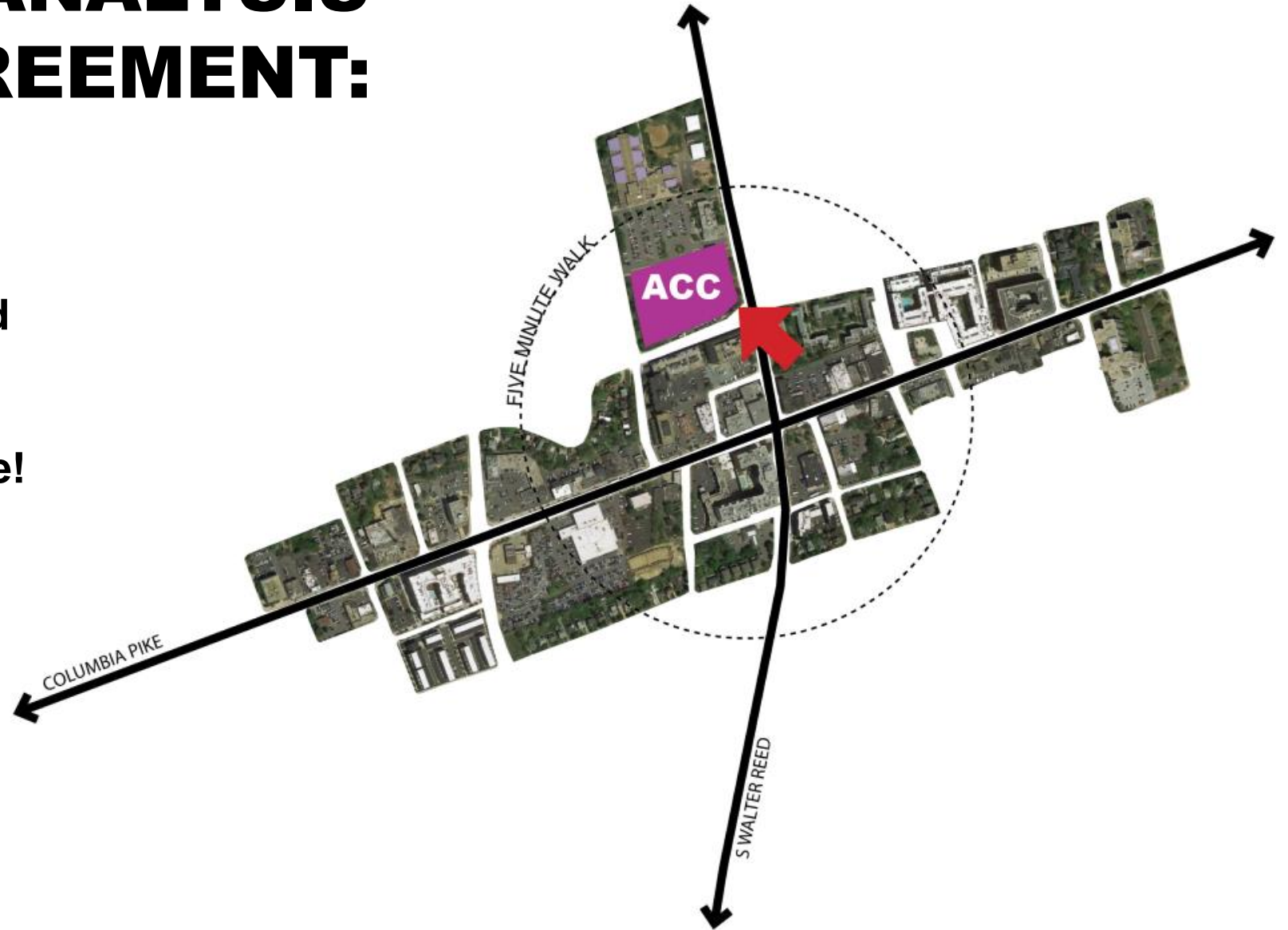
TEAM 5



-  MAIN FRONT DOOR
-  ADDITIONAL ENTRANCES

FRONT DOOR ANALYSIS AREAS OF AGREEMENT:

Front door should be in the vicinity of S Walter Reed and 9th Street, strengthening the connection to Columbia Pike!

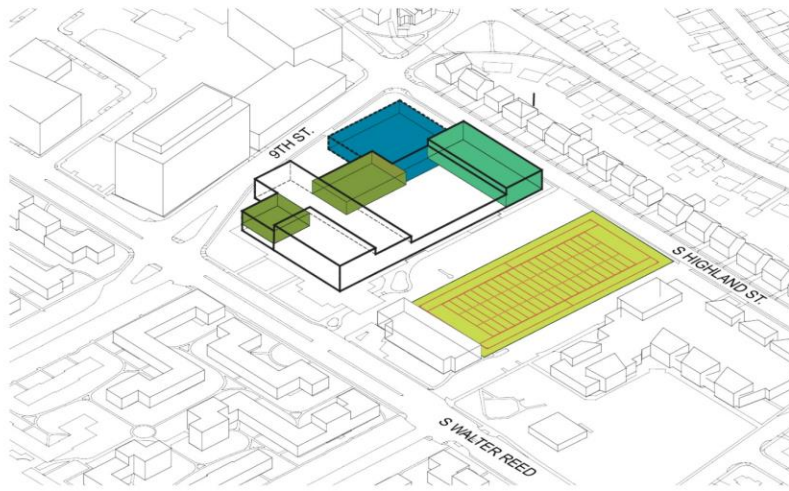


Q2.

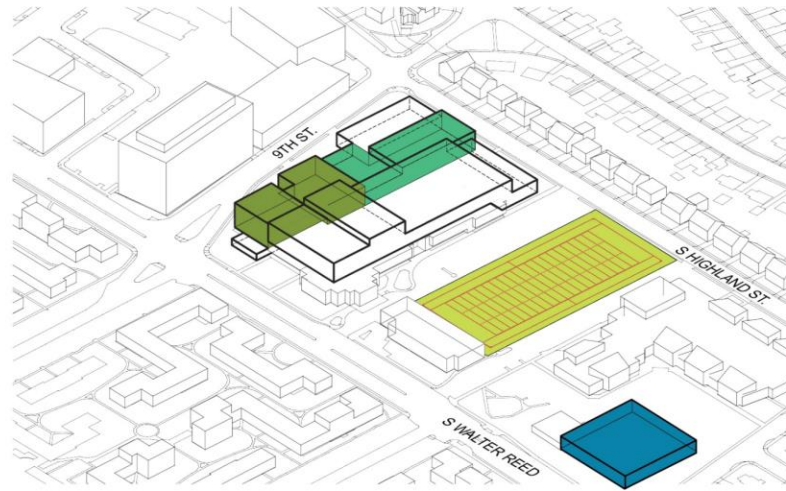
**WHAT ARE THE IDEAL
LOCATIONS FOR ACC'S
FUTURE PRIMARY
COMMUNITY SPACES?**

COMMUNITY SPACE ANALYSIS – AT-A-GLANCE

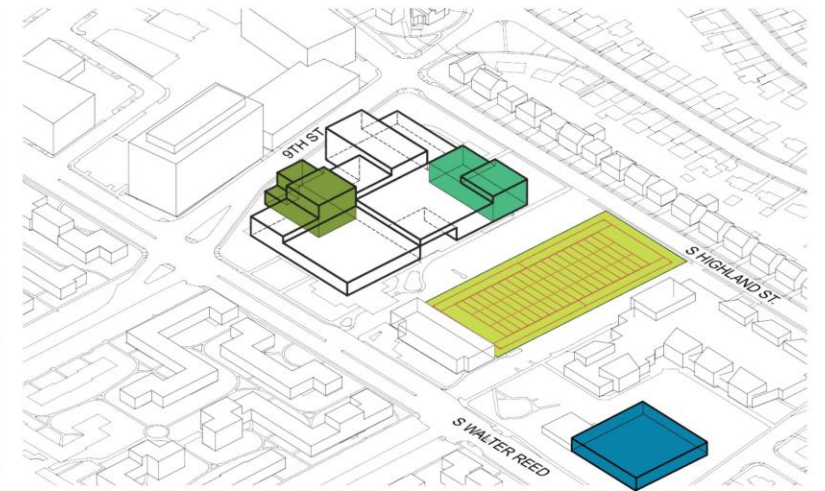
TEAM 1



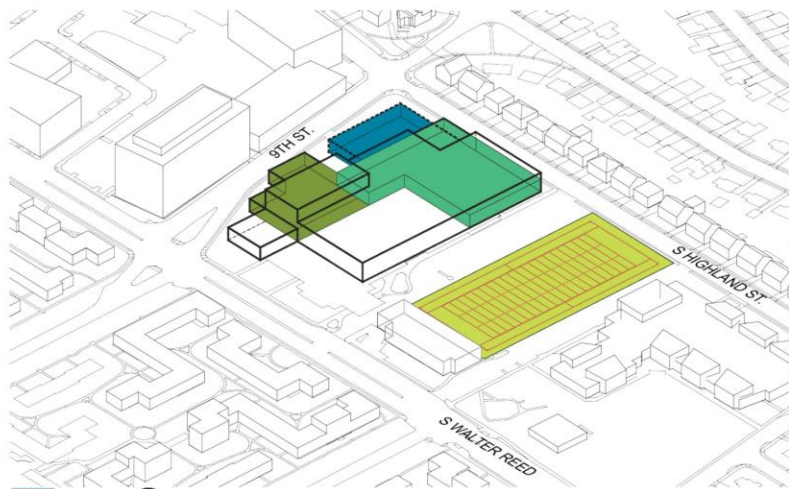
TEAM 2



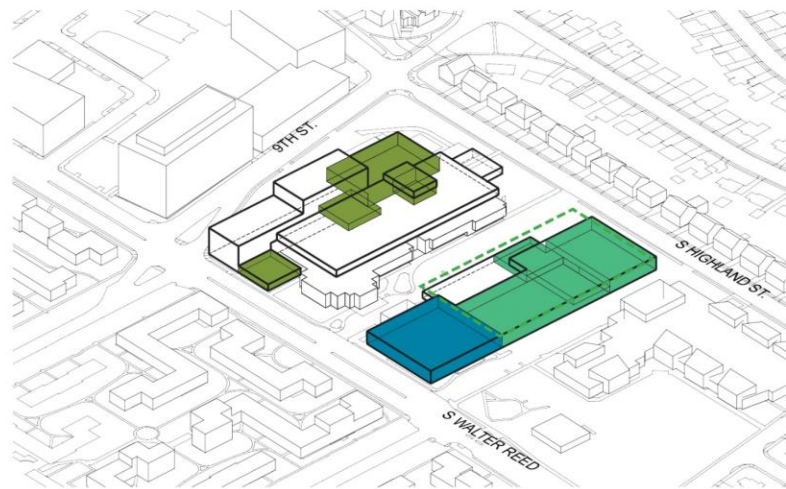
TEAM 3



TEAM 4



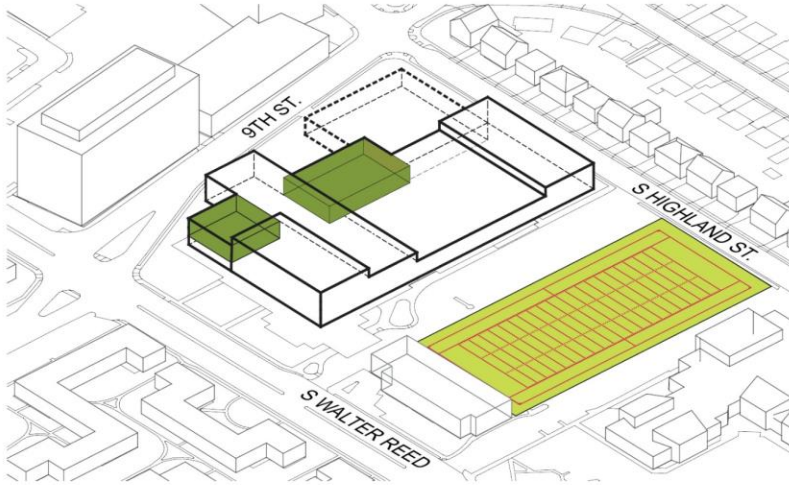
TEAM 5



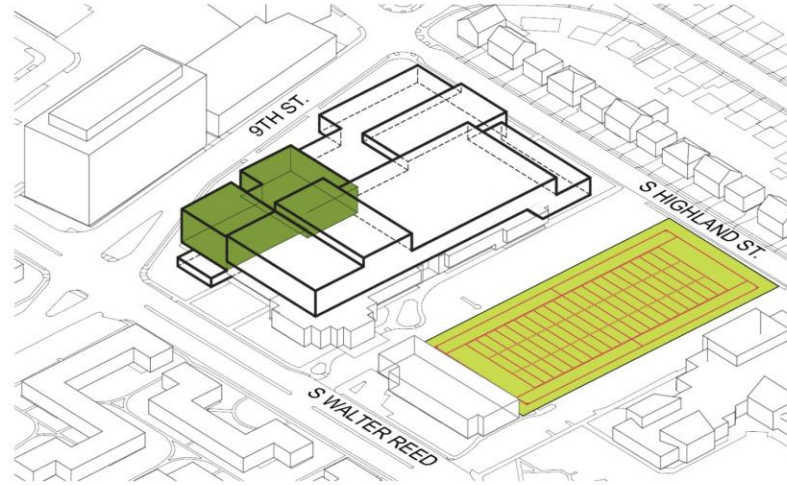
- PERFORMING ARTS
- ATHLETICS
- AQUATICS

FOCUSING ON PERFORMING ARTS

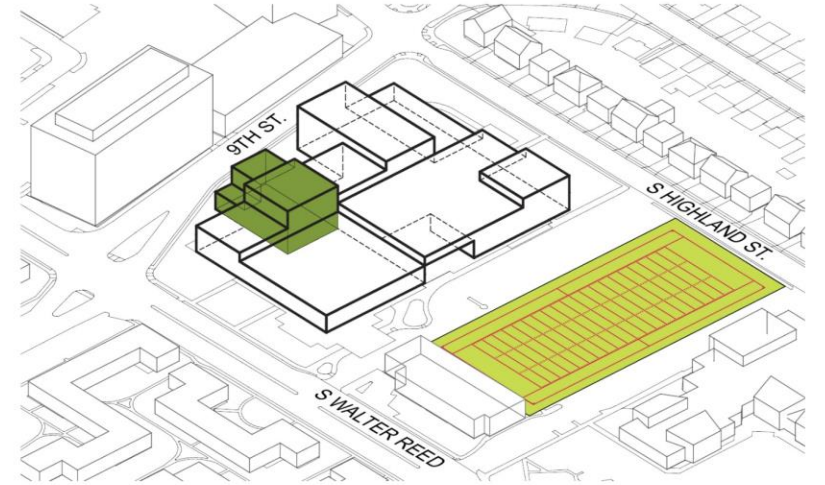
TEAM 1



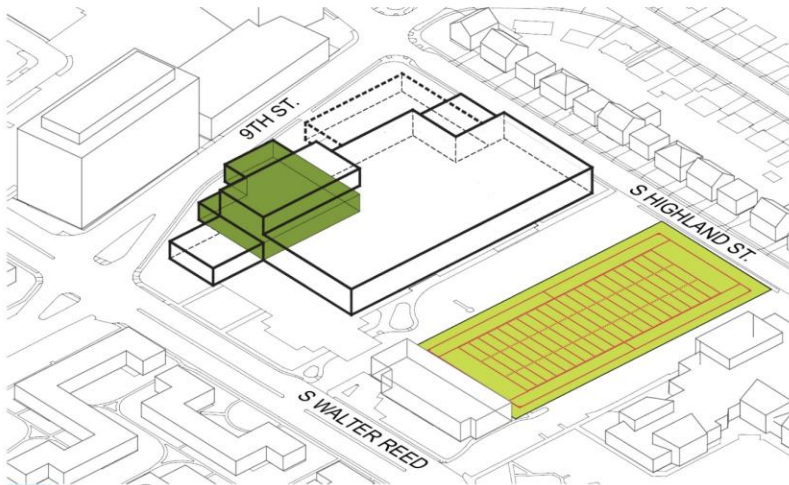
TEAM 2



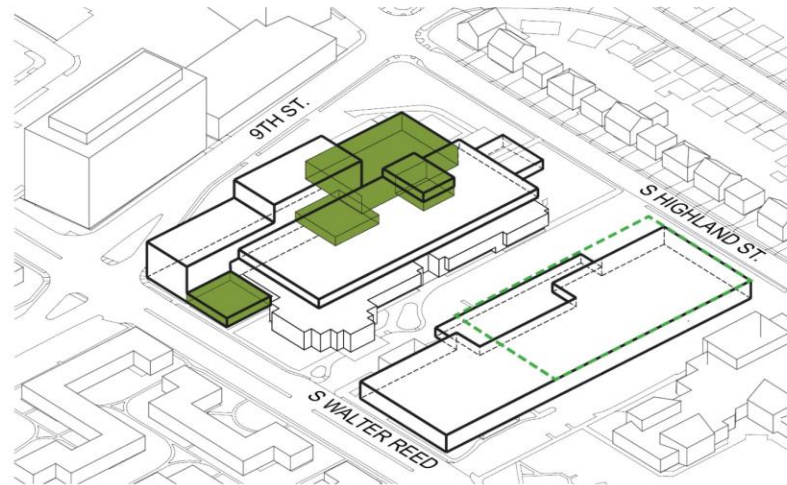
TEAM 3



TEAM 4

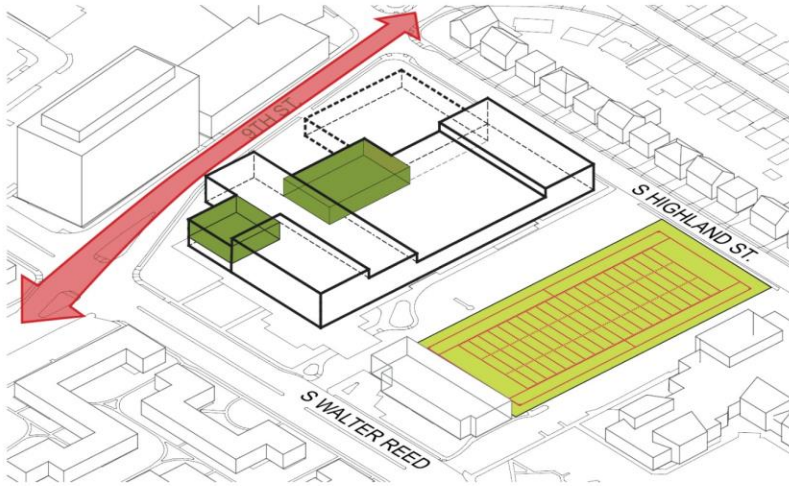


TEAM 5

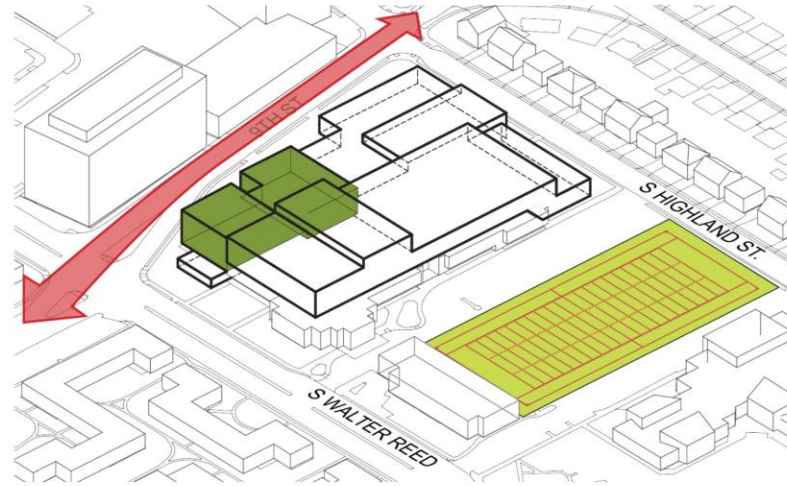


FOCUSING ON PERFORMING ARTS

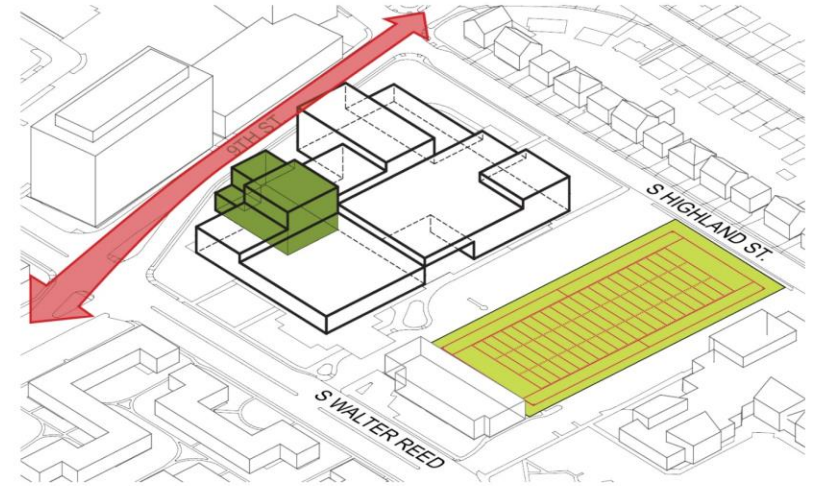
TEAM 1



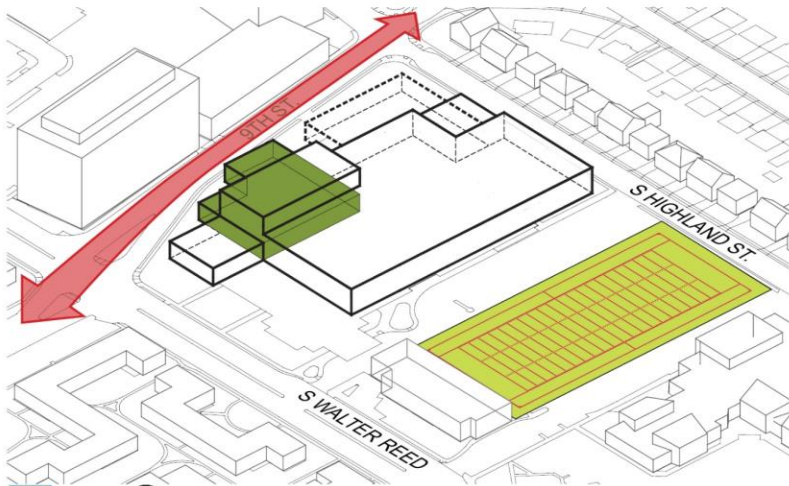
TEAM 2



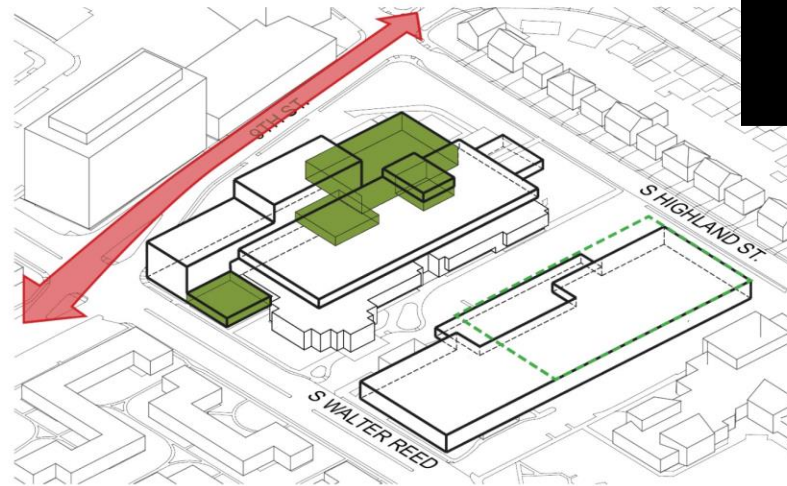
TEAM 3



TEAM 4



TEAM 5

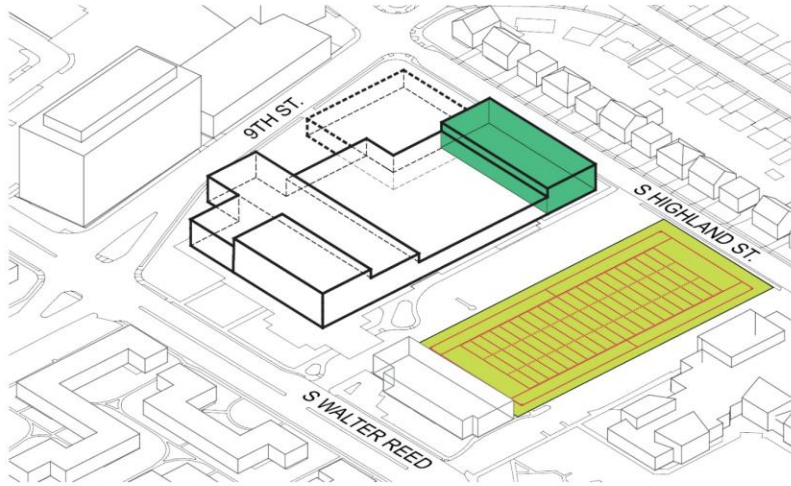


**9TH STREET AS
A THEATER
DISTRICT!**

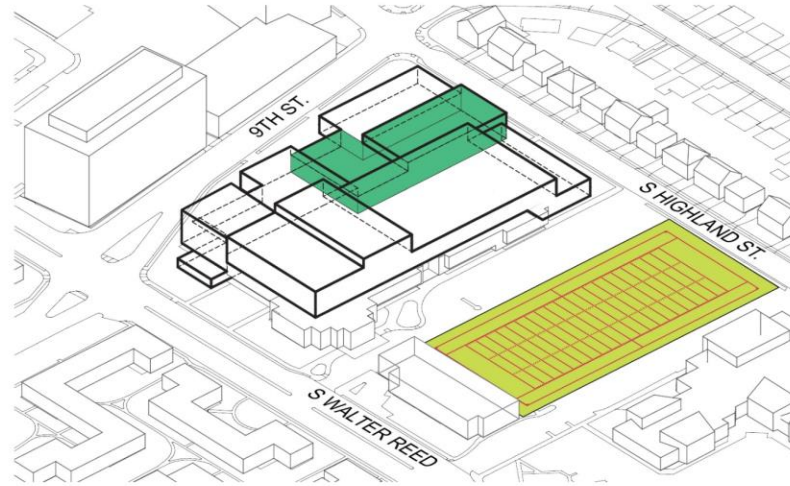


FOCUSING ON ATHLETICS

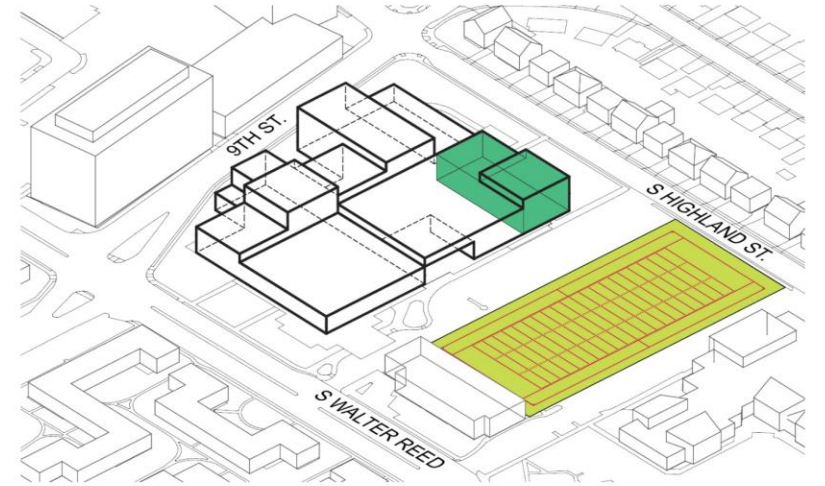
TEAM 1



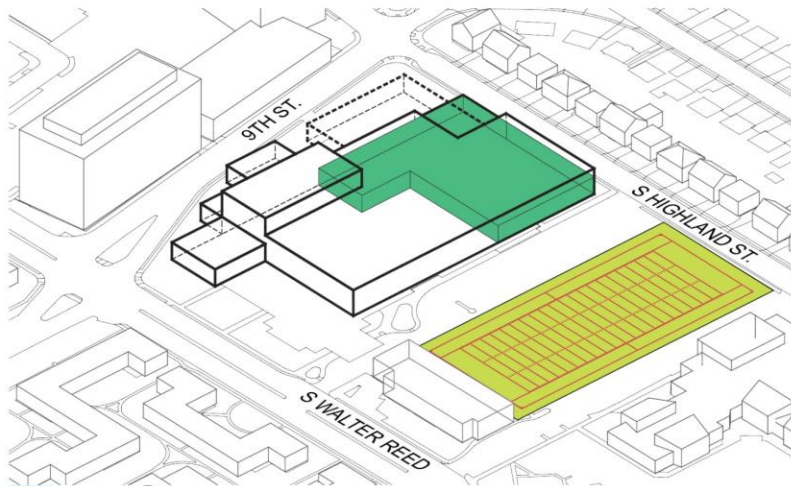
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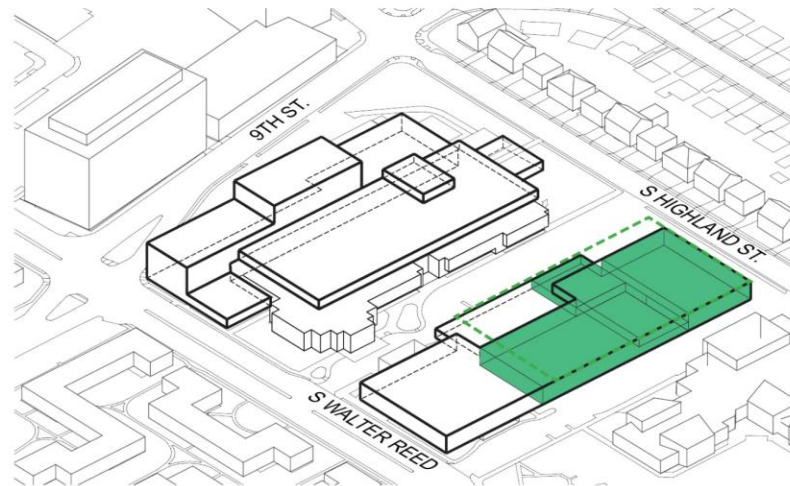
TEAM 3



TEAM 4

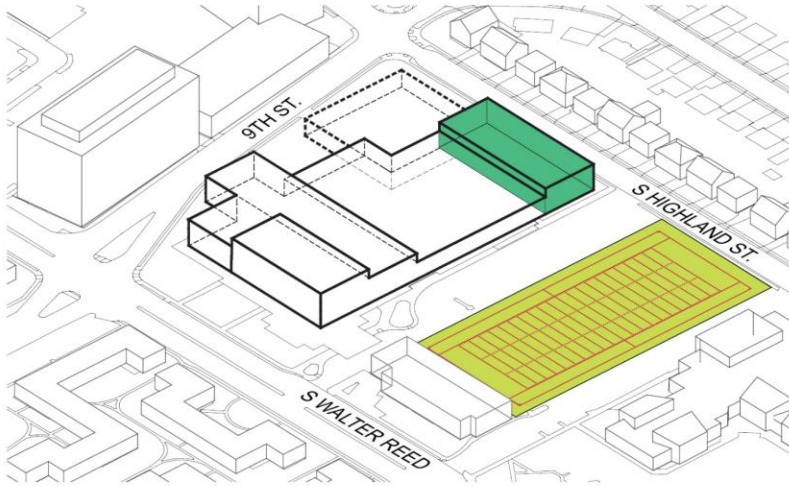


TEAM 5

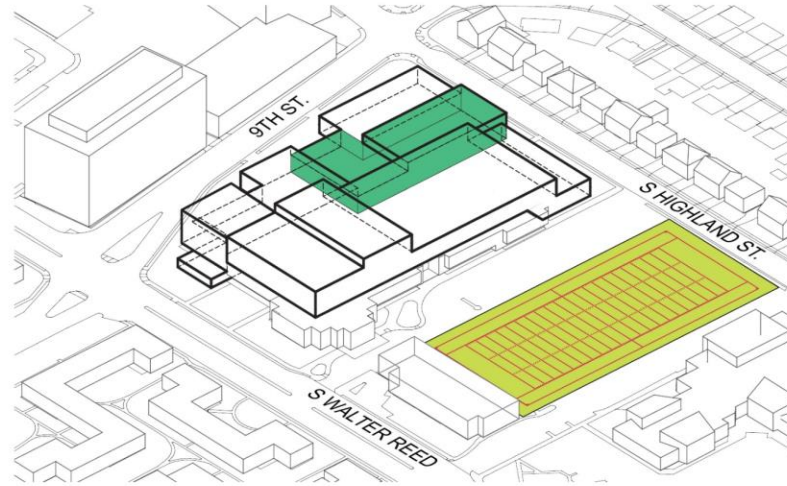


FOCUSING ON ATHLETICS

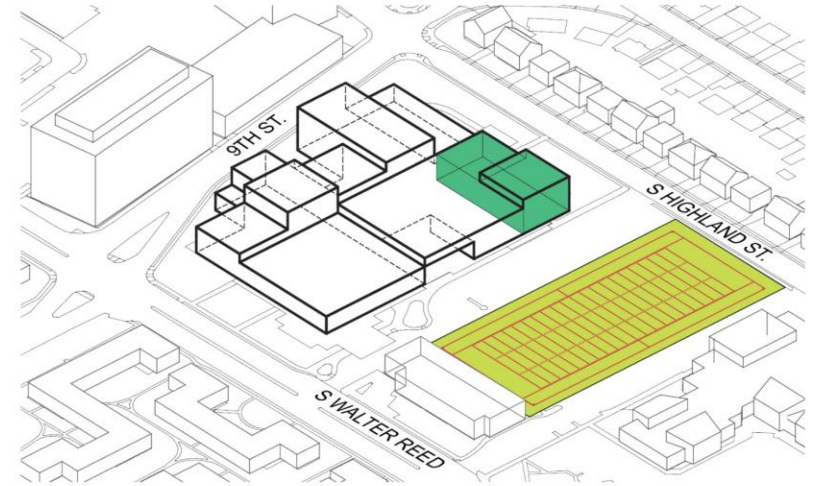
TEAM 1



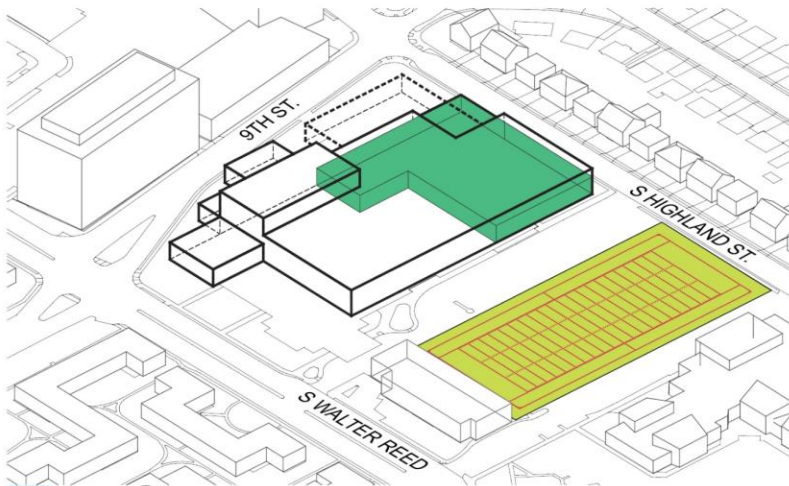
TEAM 2



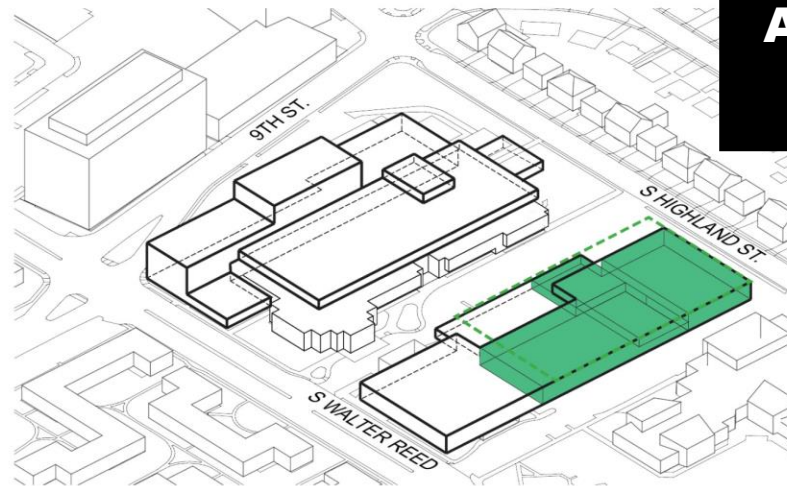
TEAM 3



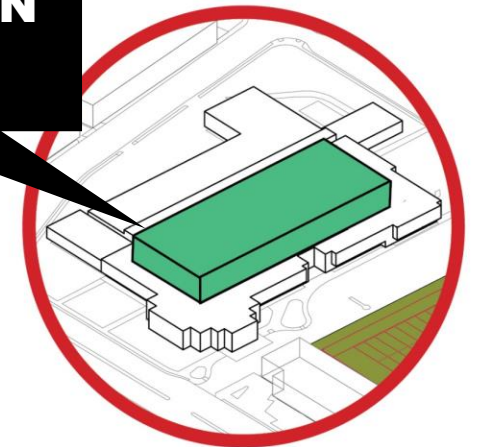
TEAM 4



TEAM 5

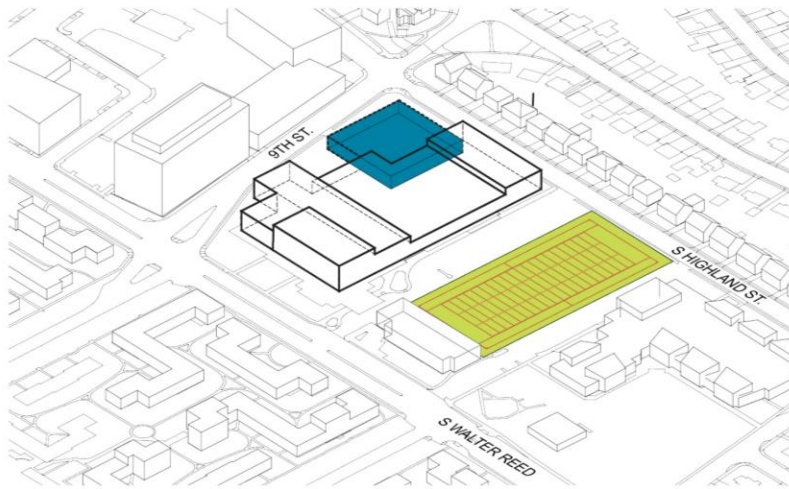


**ATHLETICS ON
3RD FLOOR?**

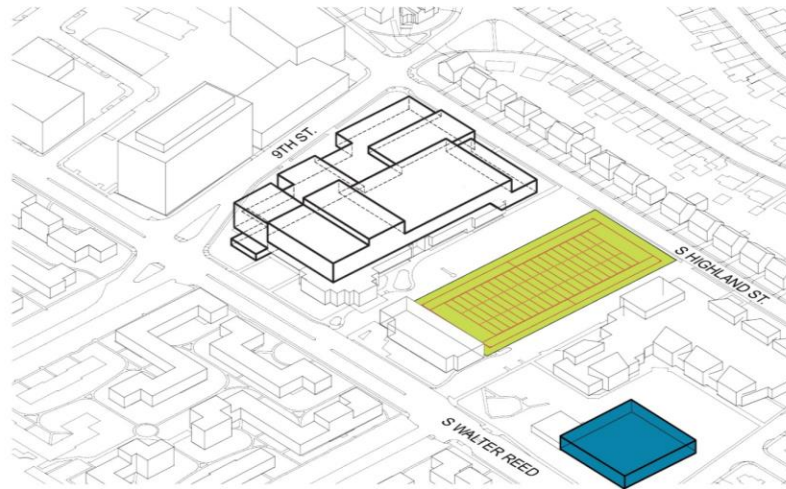


FOCUSING ON AQUATICS

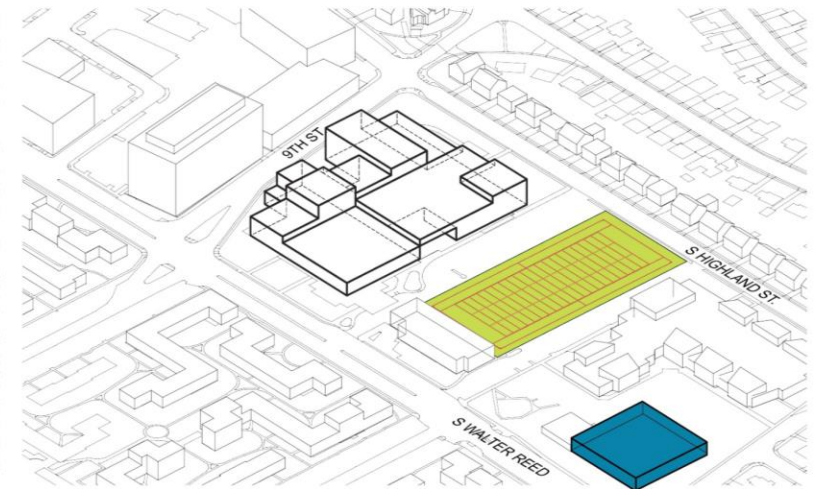
TEAM 1



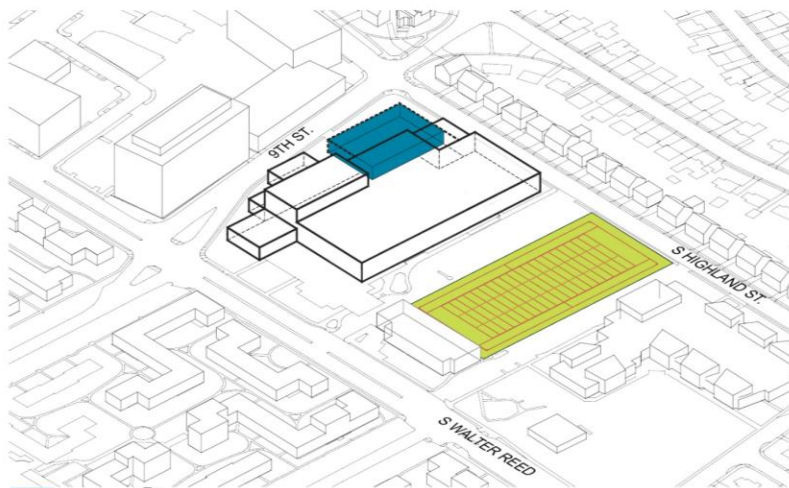
TEAM 2



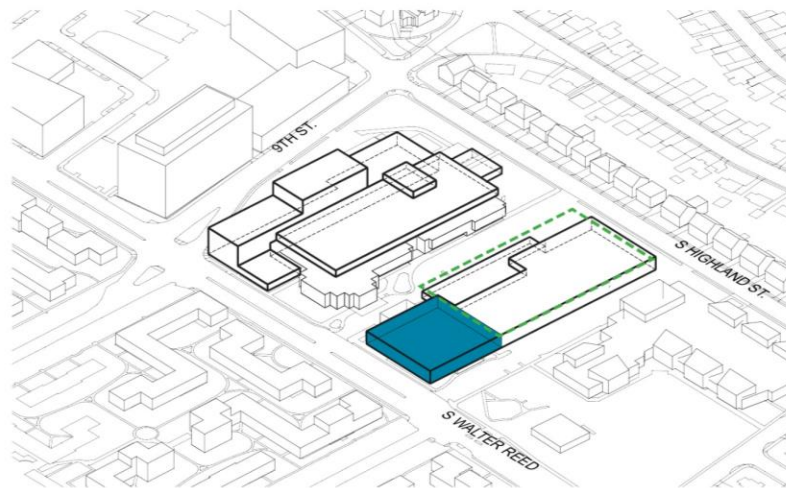
TEAM 3



TEAM 4

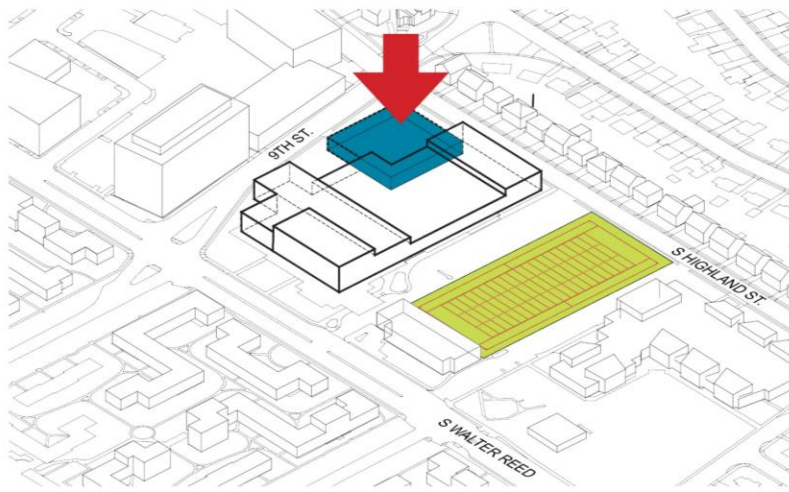


TEAM 5

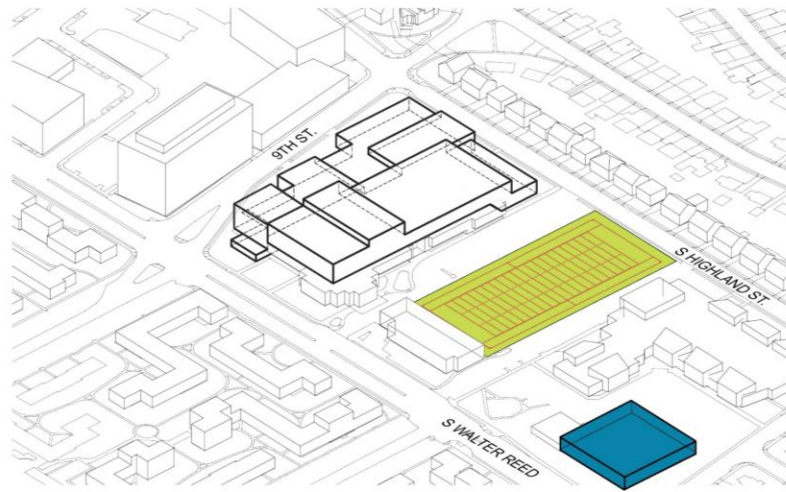


FOCUSING ON AQUATICS

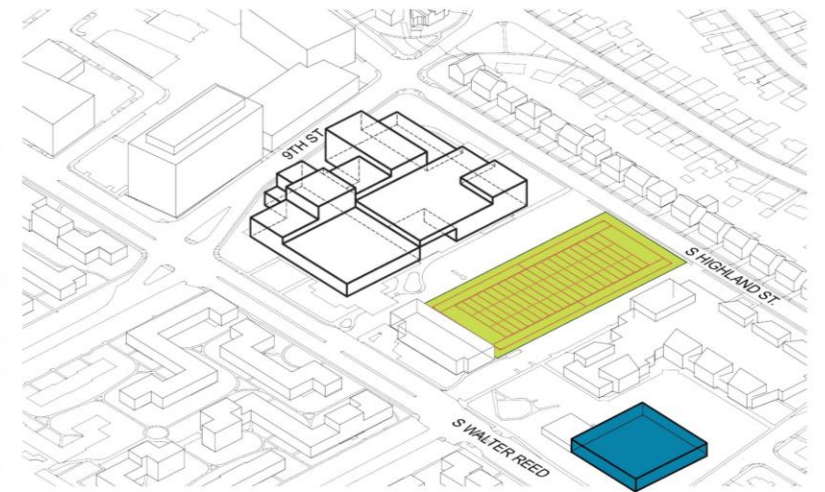
TEAM 1



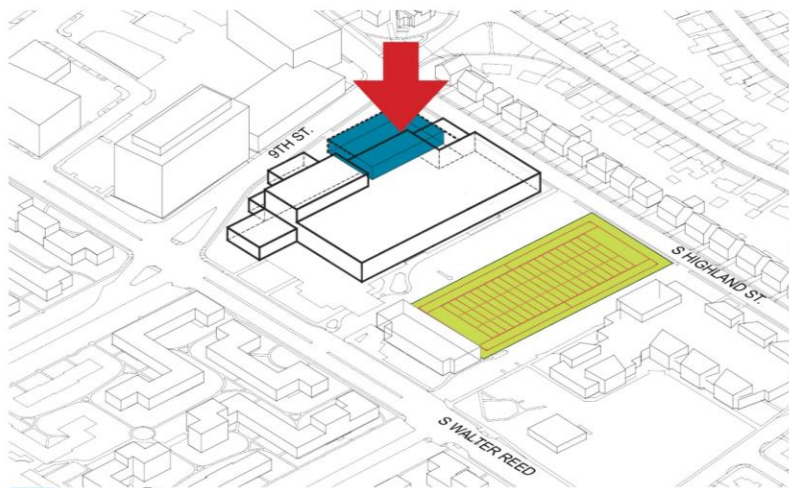
TEAM 2



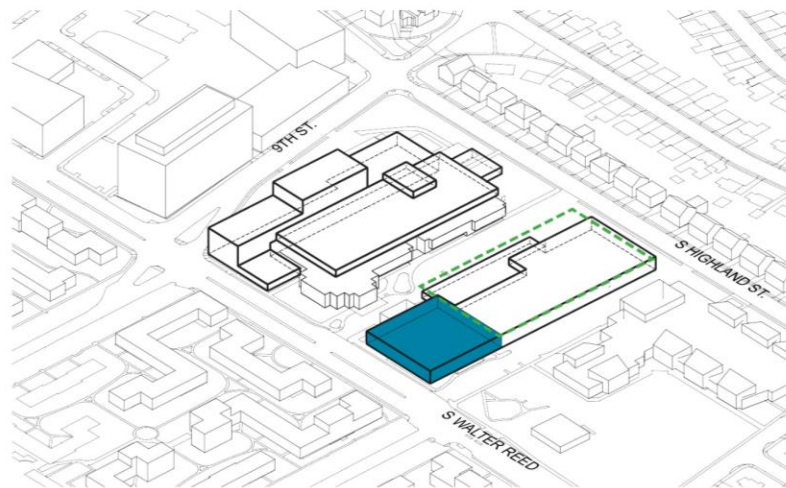
TEAM 3



TEAM 4



TEAM 5

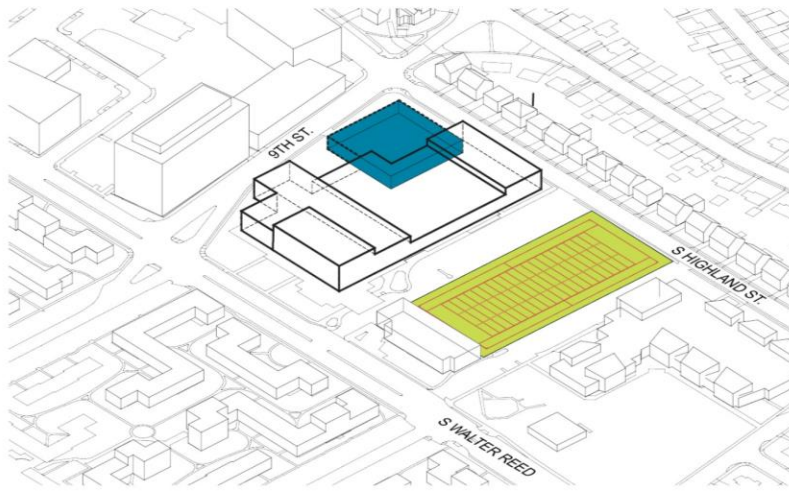


**CONNECTED
TO SCHOOL**

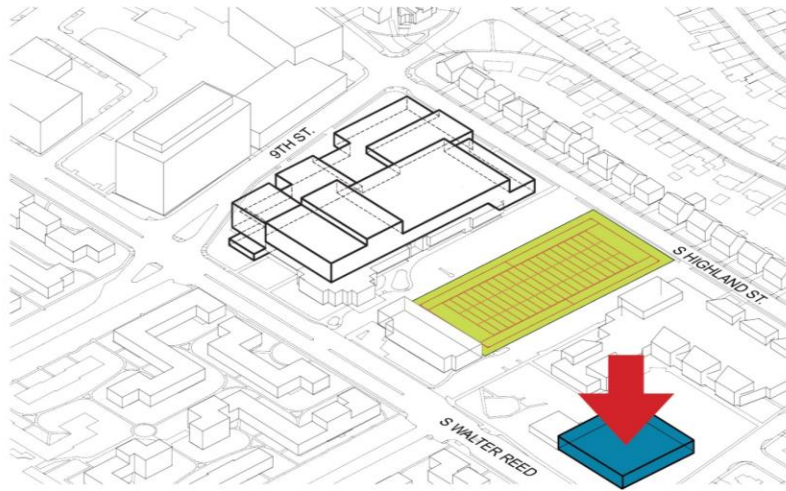


FOCUSING ON AQUATICS

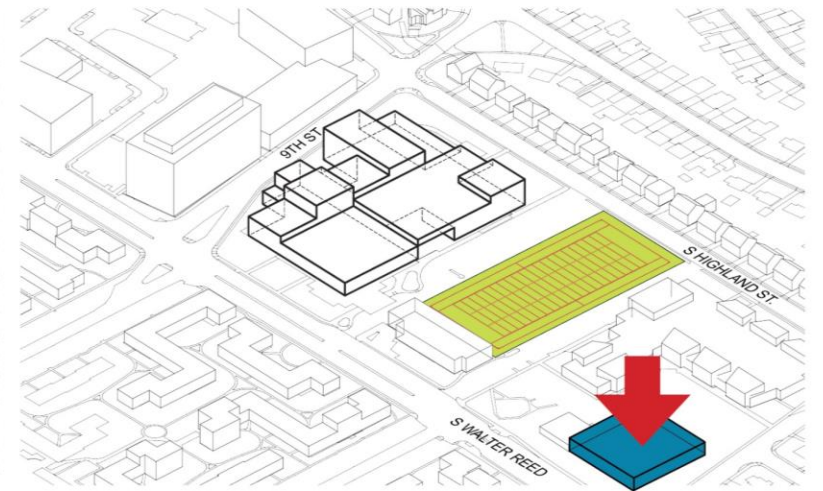
TEAM 1



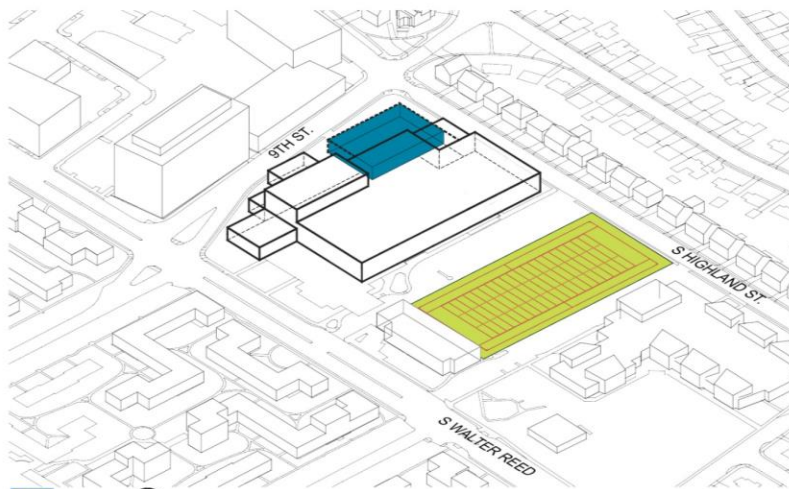
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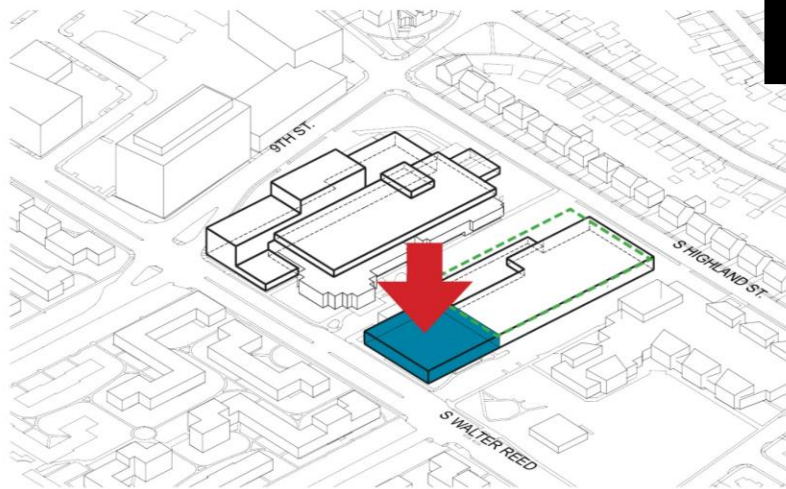
TEAM 3



TEAM 4



TEAM 5



**DISCONNECTED
FROM SCHOOL**



COMMUNITY SPACES AREAS OF AGREEMENT:

- **Prominent Performing Arts along 9th Street.**
- **Multiple approaches to the Gym: Highland St, 9th St and Roof.**
- **Pool: connected or not.**



Q3.

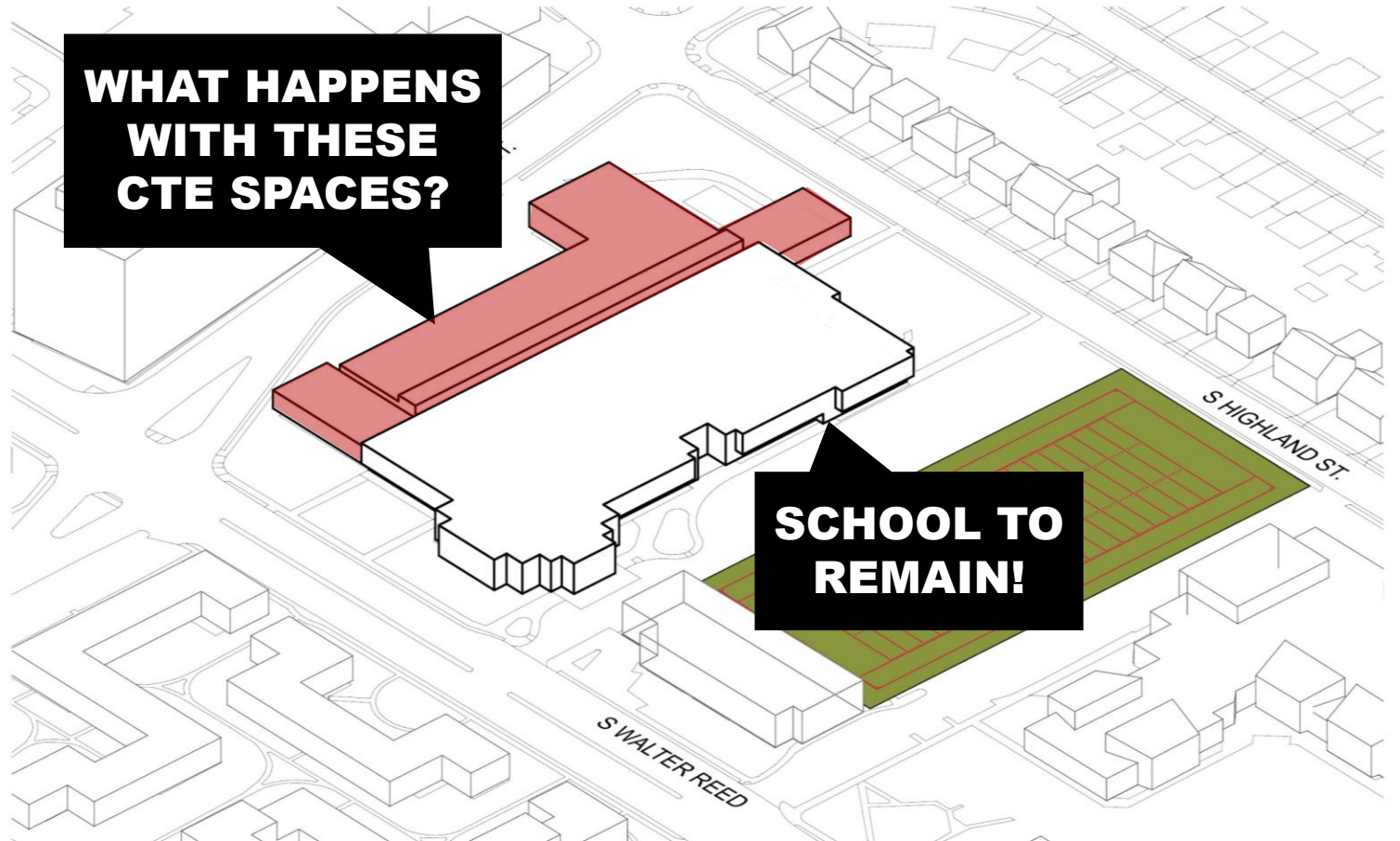
**HOW WILL PROPOSED
MASSING RELATE
TO ACC'S PHASING
STRATEGY?**

CONSTRUCTION PHASING: 101

- **Begin with an end in mind.**
- **Minimize disruption / maintain continuity of existing programs and operations.**
- **Leverage existing building and site infrastructure.**

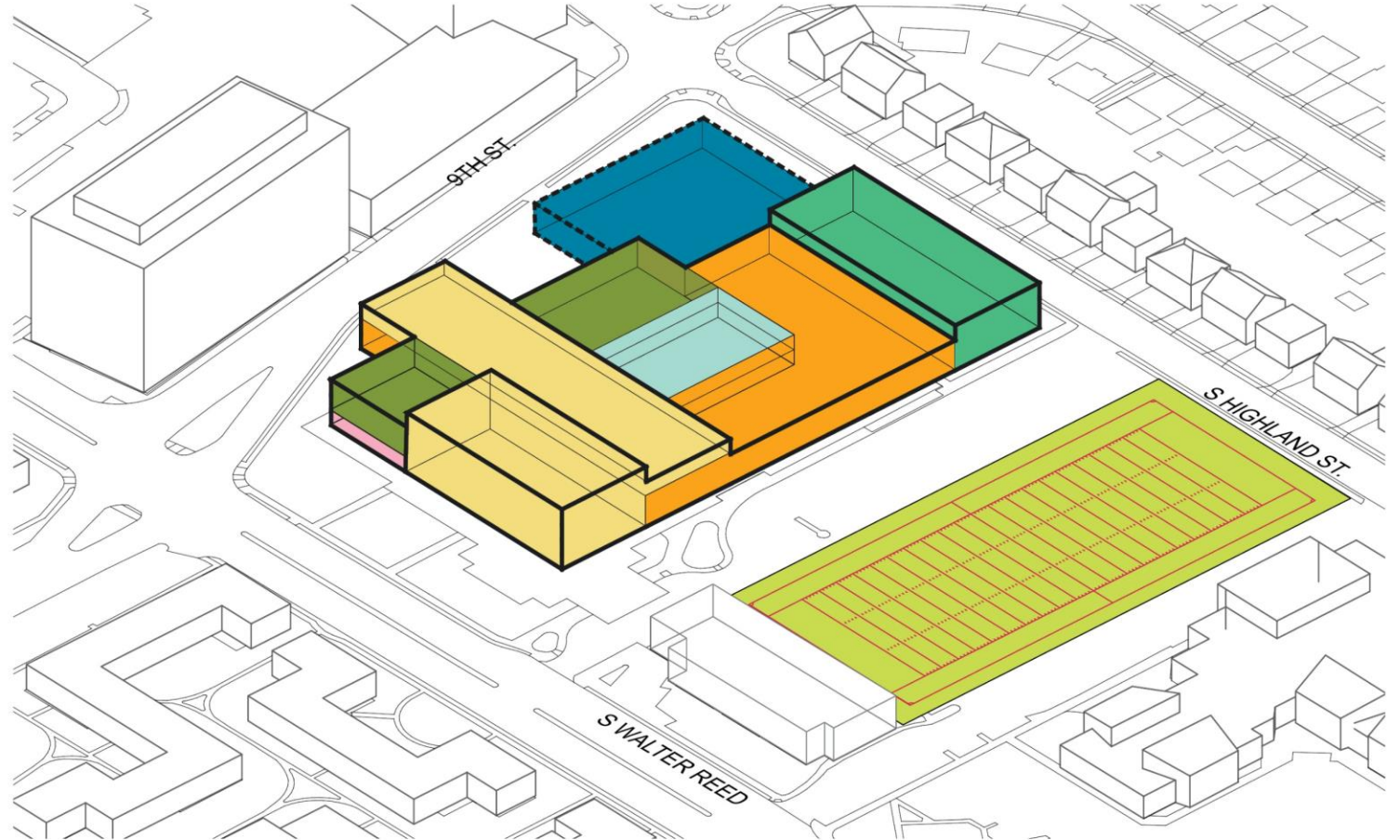


HOW DO WE GET THERE?



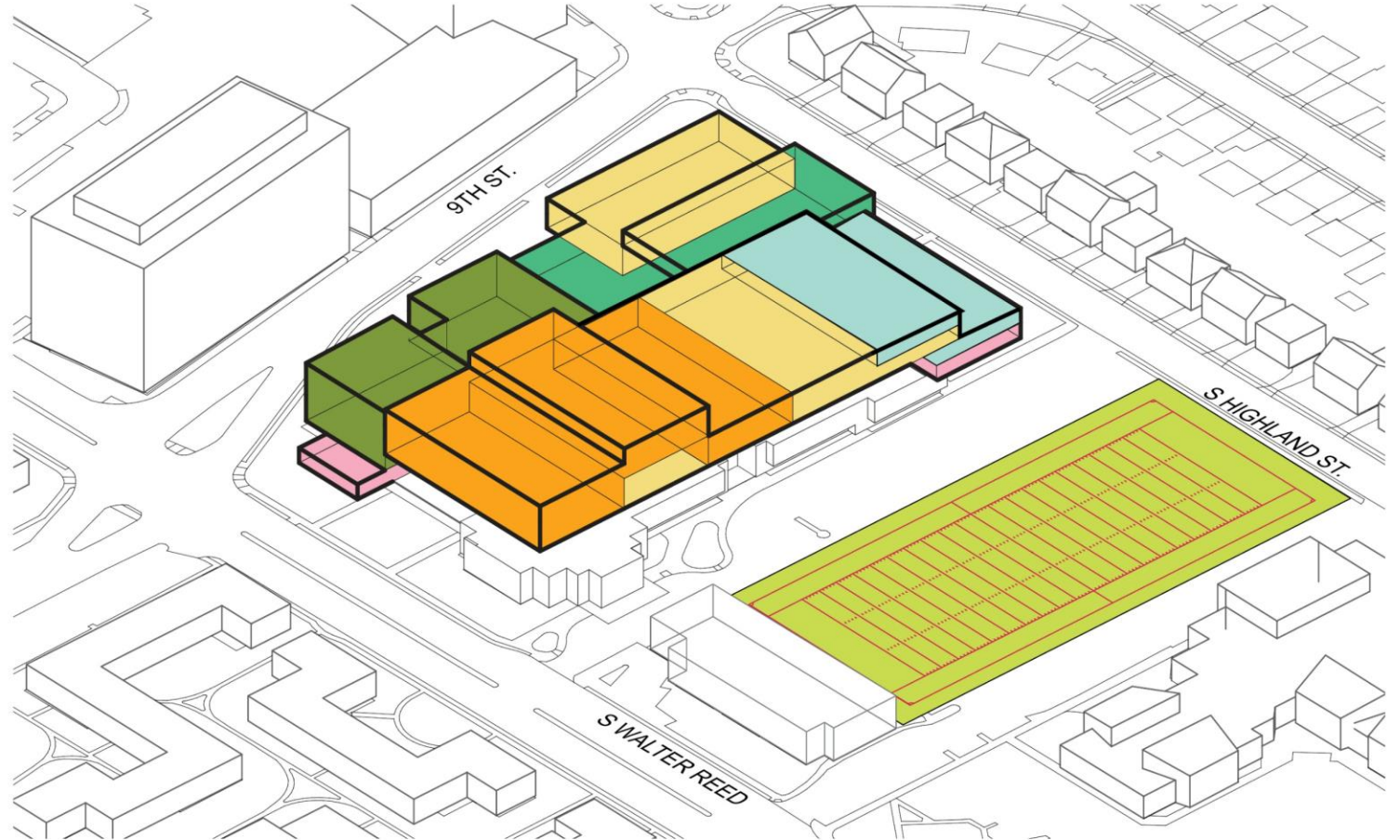
FOCUSING ON PHASING: CTE – TEAM 1

- Making CTE part of the early phases of construction.
- Use of the 3rd Floor.
- Integration into Core Academics.
- Is Autotech / Autobody on Walter Reed?



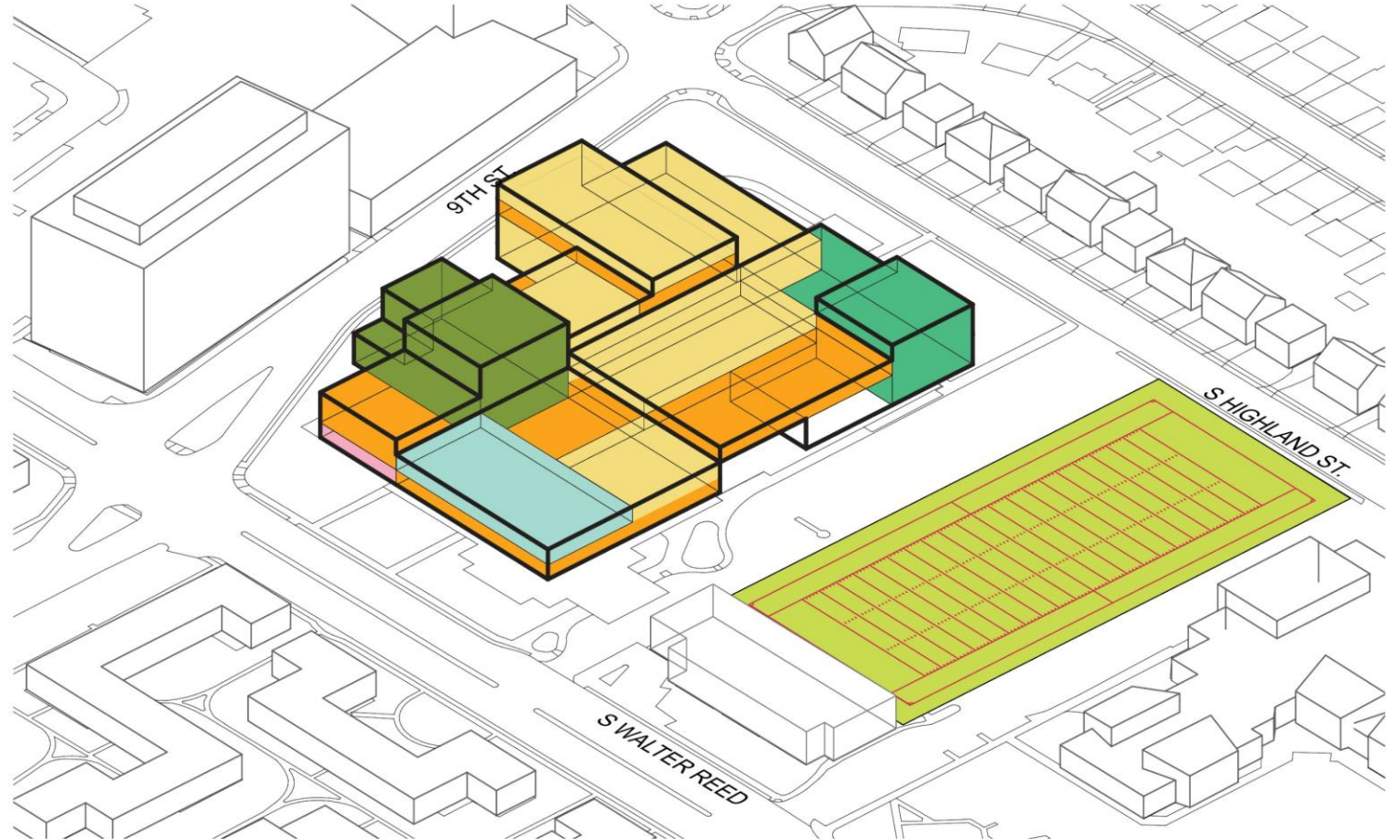
FOCUSING ON PHASING: CTE – TEAM 2

- Making CTE part of the early phases of construction.
- Use of the 3rd Floor.
- Integration into Core Academics.
- Autotech / Autobody on 9th Street.



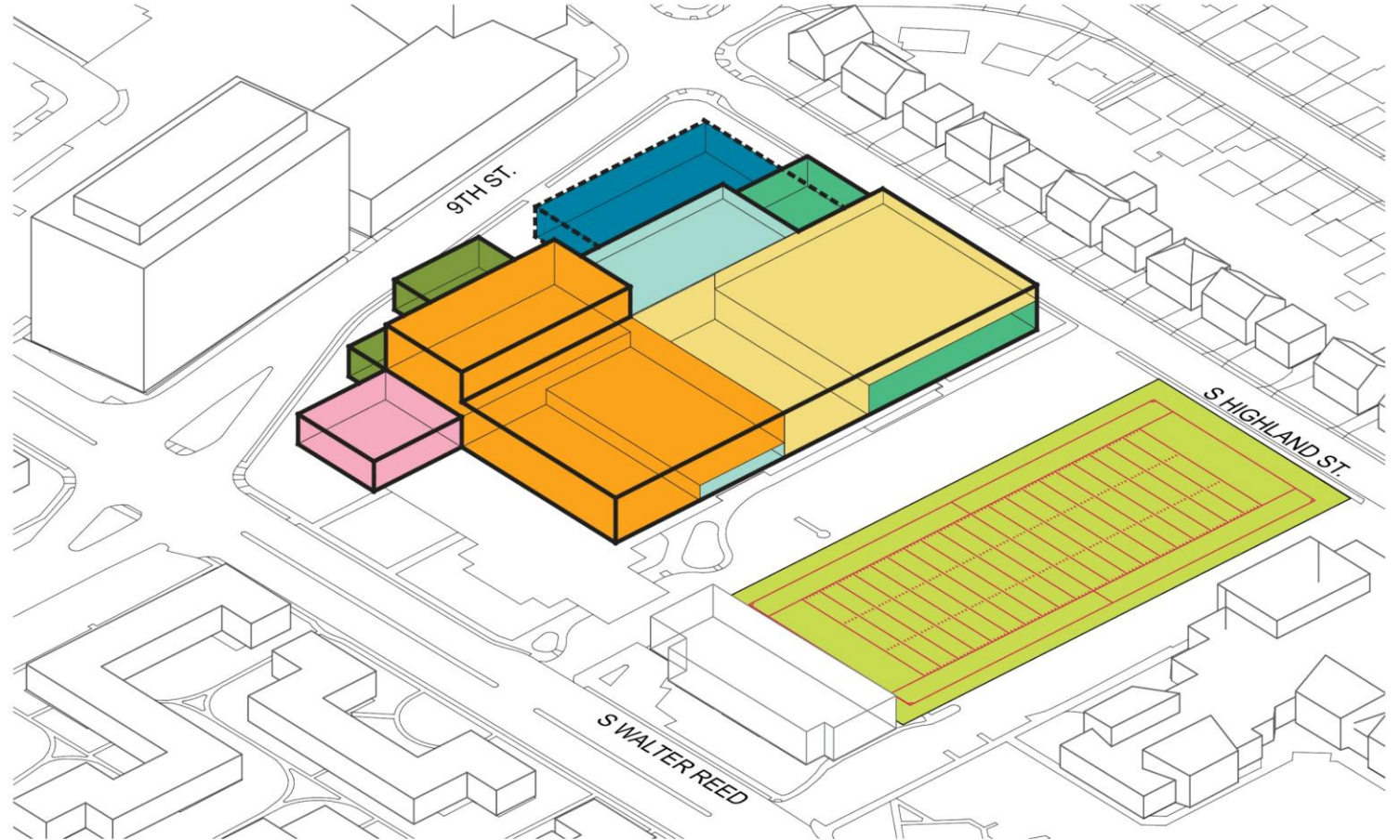
FOCUSING ON PHASING: CTE – TEAM 3

- Making CTE part of the early phases of construction.
- Use of the 3rd Floor.
- Integration into Core Academics.
- Autotech / Autobody on 9th Street and Highland Street.



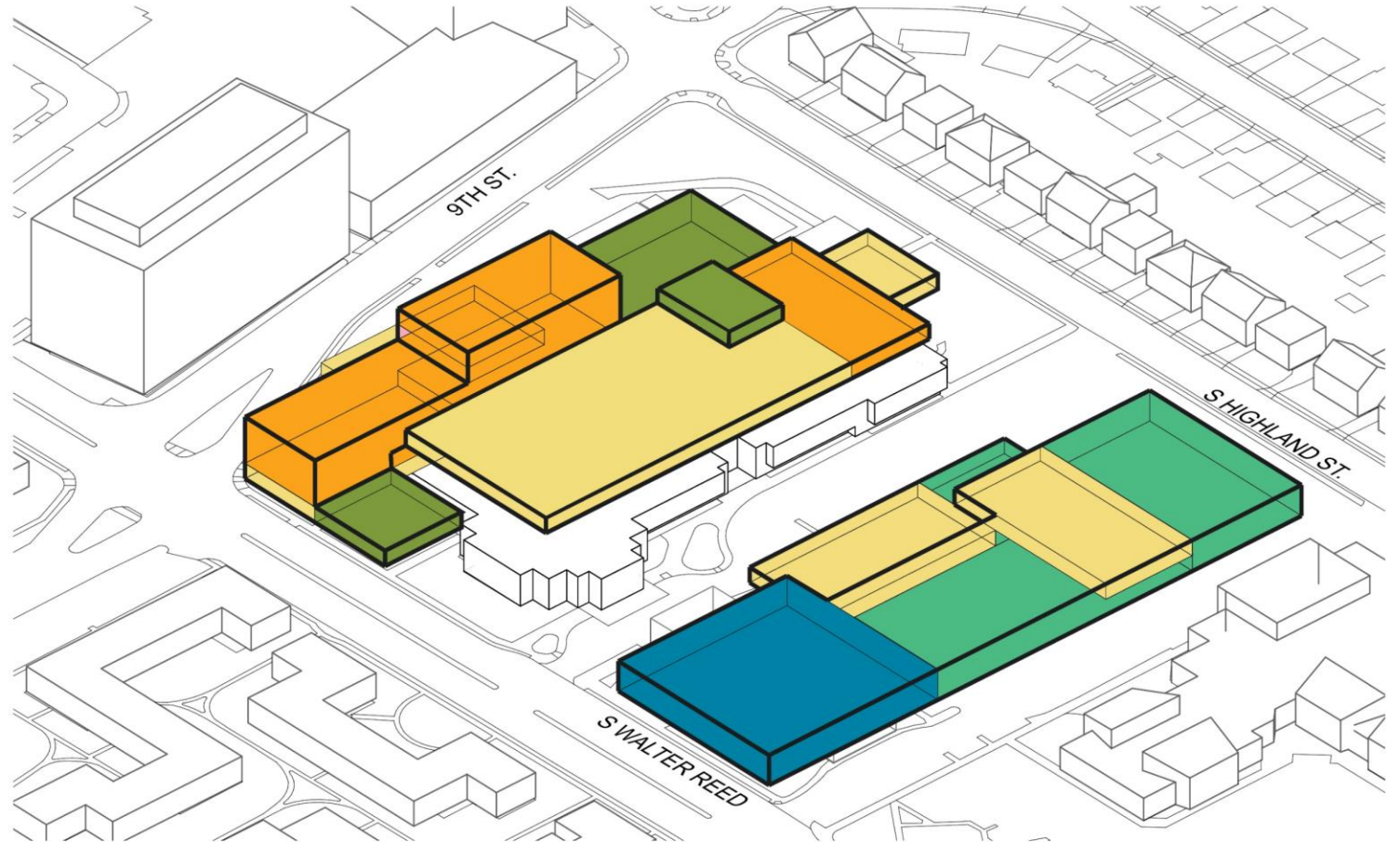
FOCUSING ON PHASING: CTE – TEAM 4

- Making CTE part of the early phases of construction.
- Use of the 3rd Floor.
- Integration into Core Academics.
- Is Autotech / Autobody in the existing building?



FOCUSING ON PHASING: CTE – TEAM 5

- Making CTE part of the early phases of construction.
- Use of the 3rd Floor.
- Integration into Core Academics.
- Autotech / Autobody underground.



PHASING AREAS OF AGREEMENT:

- Making CTE part of the early phases of construction.
- Use of the 3rd Floor.
- Integration into Core Academics.
- Location of Autotech / Autobody near 9th and Highland St.

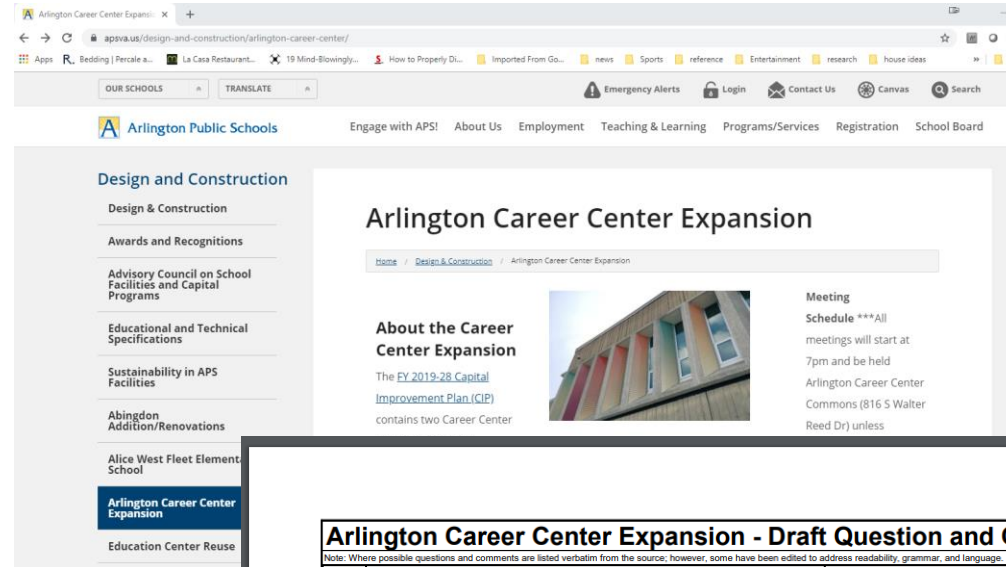


TRANSPORTATION



What have we heard?

- Responses to comments from 10/2 are posted online
- Common questions/comments:
 - Program assumptions
 - Application of TDM reductions
 - Mode Split feedback



Arlington Career Center Expansion - Draft Question and Comment Log				
Note: Where possible questions and comments are listed verbatim from the source; however, some have been edited to address readability, grammar, and language.				
ITEM #	DATE	COMMENT	DATE	APS RESPONSE
44				
43	10/4/2019	Meeting #2 - "High-bay" space (Slide 30): Is the BLPC/PFRC going to have an opportunity to identify what facilities may be appropriate for locating in a "sink" to accommodate needed high-bay space?	10/8/2019	Yes, absolutely. Once the process moves into concept alternatives, we'll work with the committee to gain their input on this and many other details about the design.
42	10/4/2019	Meeting #2 - First, parking is not an "amenity". It is essential to the operation of the school. I was a member of the YHS BLPC, and we were talked into a design with insufficient parking. The same could be said about WHS, and (speaking for the Aquatics Committee) WL will not have sufficient parking when the Ed Center opens. At these locations, police patrol for parking violators and workers have to get "permits" to keep cars from being towed. But, we seem not to have learned anything about citizen transportation choices since the worst example of underestimating parking demand happened this year with the opening of Fleet. Parking is so far below demand that subs are not permitted to park onsite. So, with that perspective, I am hoping to clarify statements made by TDM staff about how parking demand at the CC is being calculated.	10/8/2019	Comment noted.
41	10/4/2019	Meeting #2 - Slide 62 - Future parking demand is supposed to peak at 494. Does "future" stop at the current anticipated 1,900 HS seats, or does it include a "max" number of students are could be added to the site? (The new WL was planned to open in 2009 with 1,600 seats ... Now, according to the CC Charter, its capacity will be 2,800 seats.) Does the estimate include parking demand for the onsite library? Does the estimate include parking demand for a pool when built? Does the estimate include parking demand from the community for shared use of fields?	10/8/2019	The 'future' parking demand is based on the program from the CCWG final report's near-term program. More details can be seen on slides 121 and 128 from the 10/2/2019 presentation. It includes the library, but not a pool. The parking demand is based on the peak demand for a typical school day, and thus does not include demand for shared use at the fields.

What have we been up to?

- Documentation is underway
- Performed additional observations of Career Center arrival/dismissal
- Initial design meetings and test fits with team
- County staff coordination
 - Off-site garage parking status
 - Walter Reed Drive Complete Streets Project

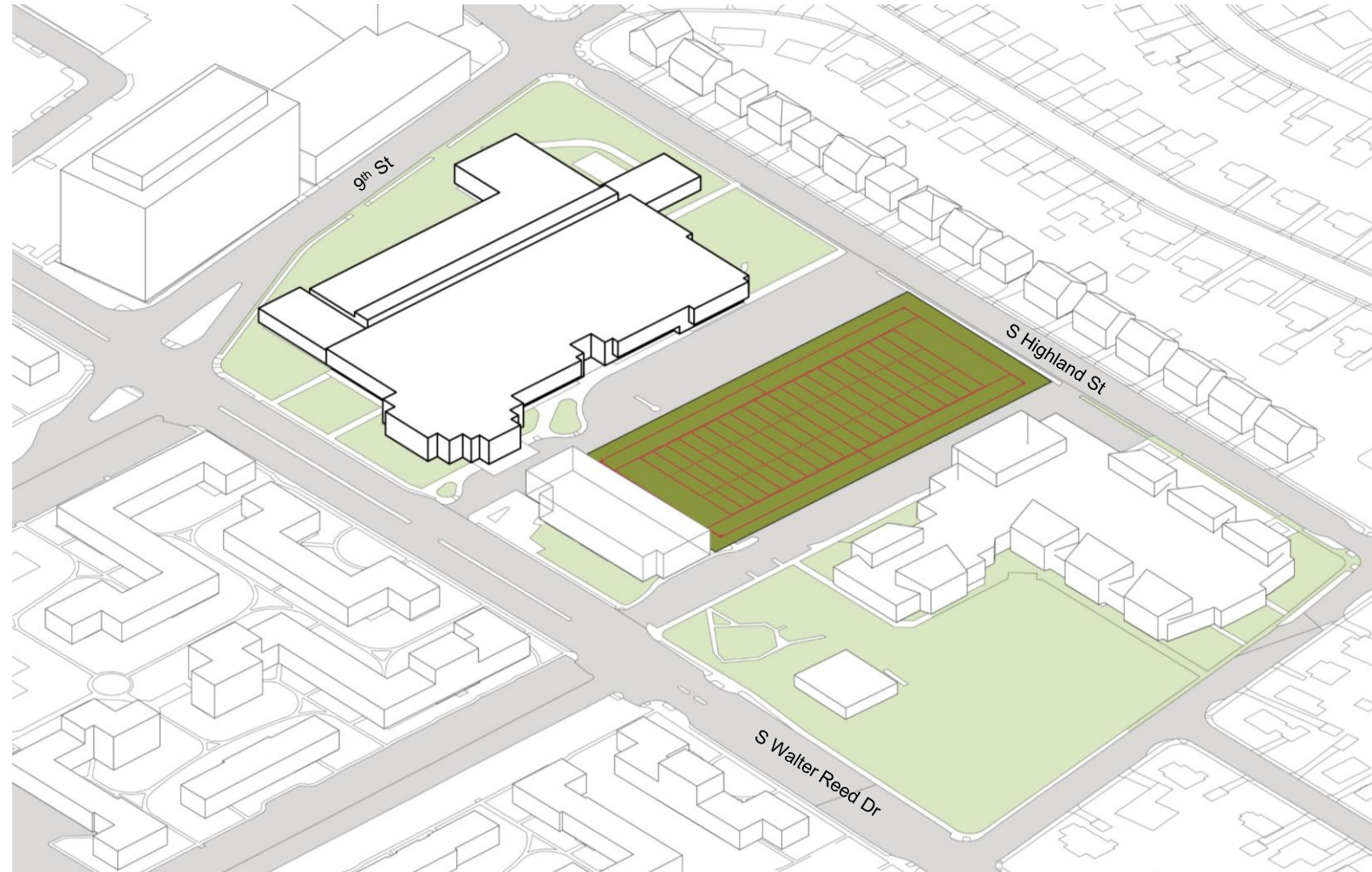




TRANSPORTATION: LAYOUT OPTIONS

Today's Goal

- **Get feedback on potential ways that the transportation elements can be located on the site**
- **Main elements**
 - **Bus loading/unloading**
 - **Parent/guardian pick-up and drop-off locations (PU/DO)**
 - **Parking**

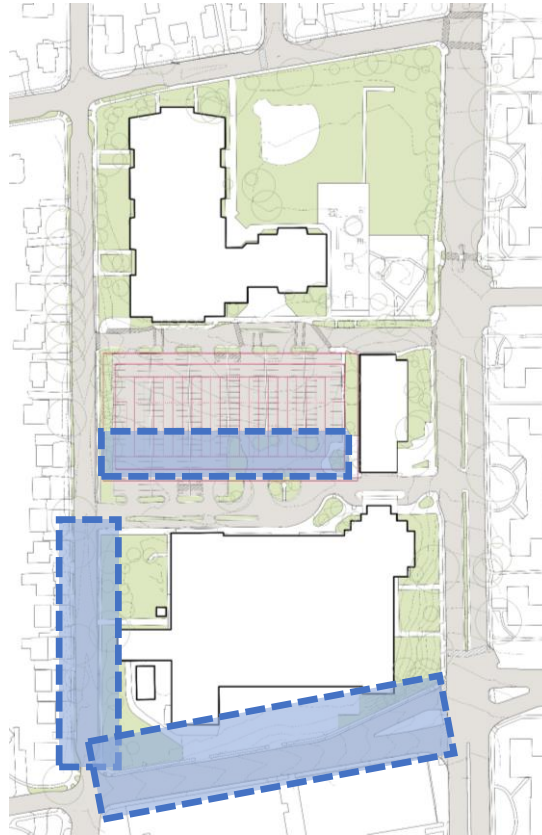


BUSES



- On-site and curbside options

PU/DO



- On-site and curbside options
- Secondary to bus location

PARKING

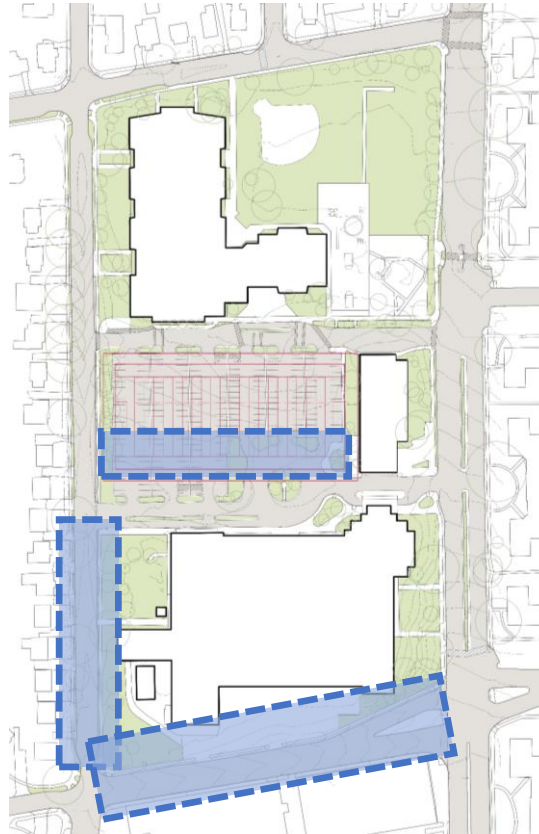


- One location option per charge
- Potential options are in depth

BUSES

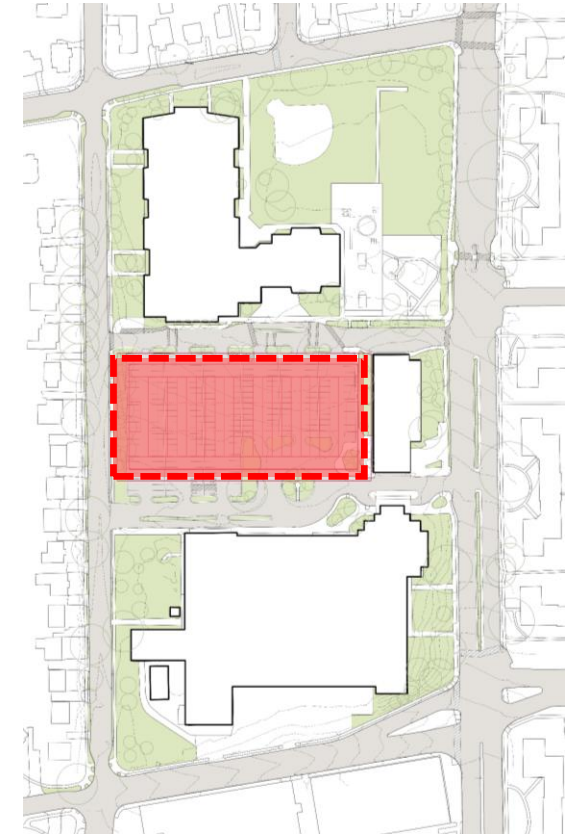
- Today's focus
- Biggest impact on site layout
- On-site and curbside options

PU/DO



- On-site and curbside options
- Secondary to bus location

PARKING



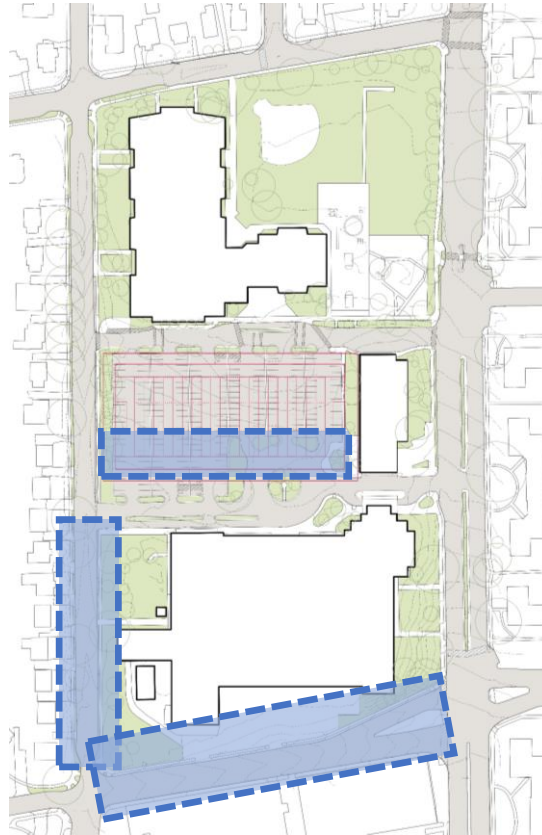
- One location option per charge
- Potential options are in depth

BUSES



- On-site and curbside options

PU/DO



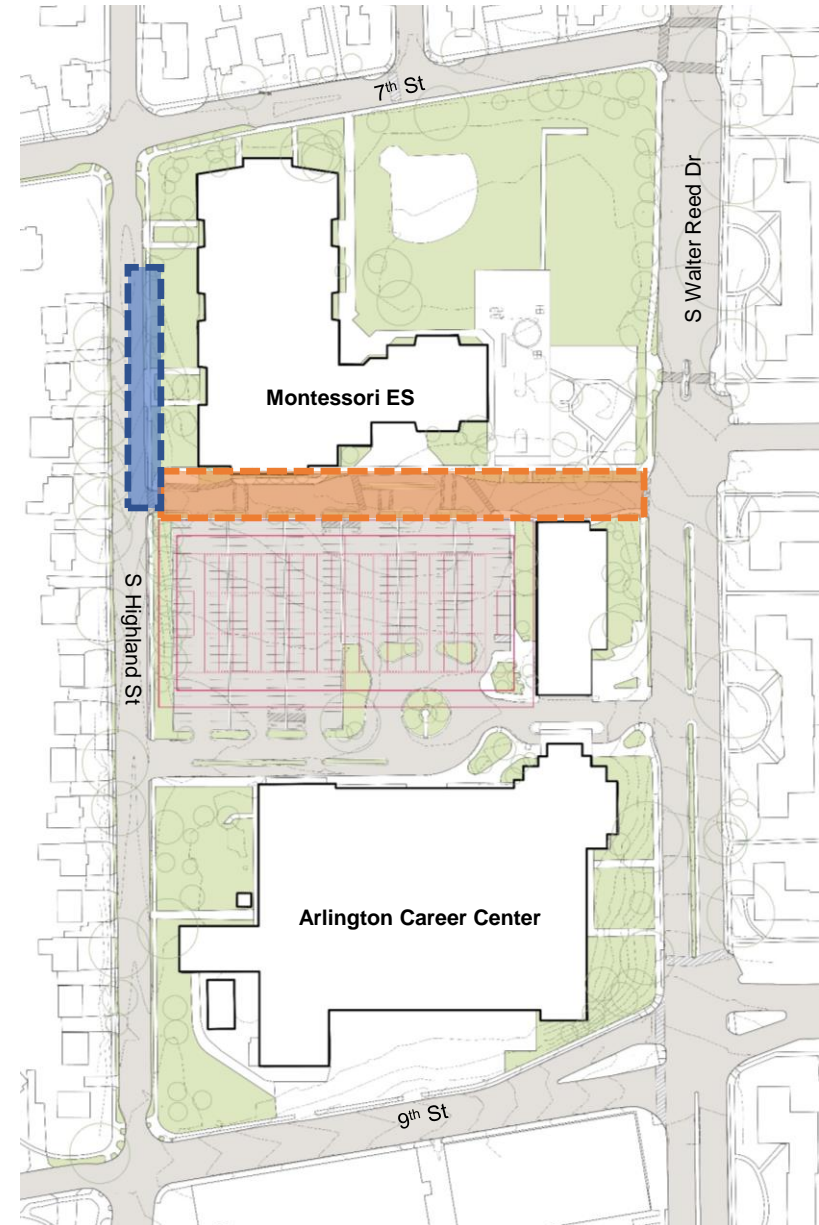
- On-site and curbside options
- Secondary to bus location

PARKING

- Small impact on layout, big impact on evaluation & costs
- Focus for next meeting (12/3)
 - One location option per charge
 - Potential options are in depth

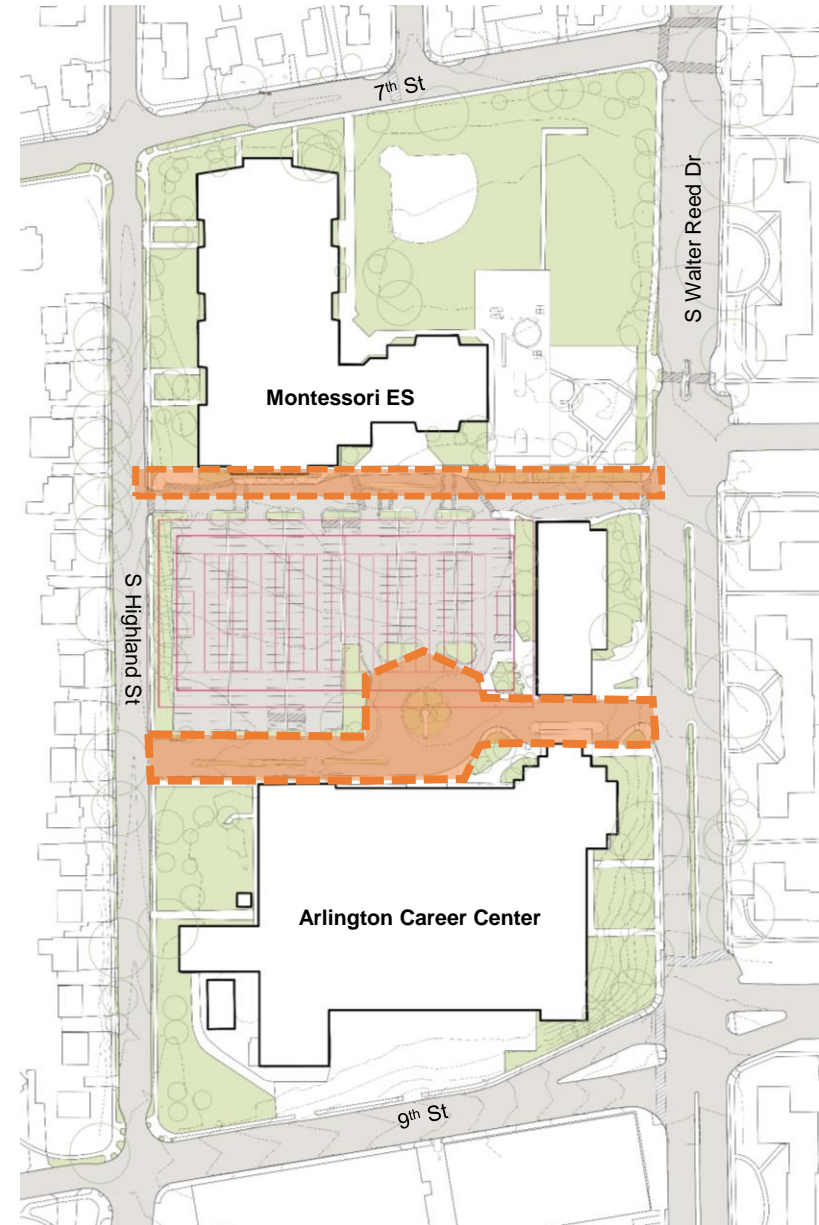
ES CONDITIONS TO REMAIN

- Needs areas closest to their building
- ES areas can remain where they are
 - Bus loading/unloading on-site in internal roadway
 - PU/DO on Highland



BUS LOADING/UNLOADING

- **Current operations**
 - **ES loading/unloading on-site, within internal roadway/parking lot access**
 - **CC loading/unloading on-site in internal bus ‘cul-de-sac’**
- **Projected needs**
 - **ES: Room for 6 buses at peak**
 - **CC: Room for 19 buses at peak (dismissal)**
- **Boarding/alighting space**
 - **Room needed for students to queue when boarding/alighting buses**



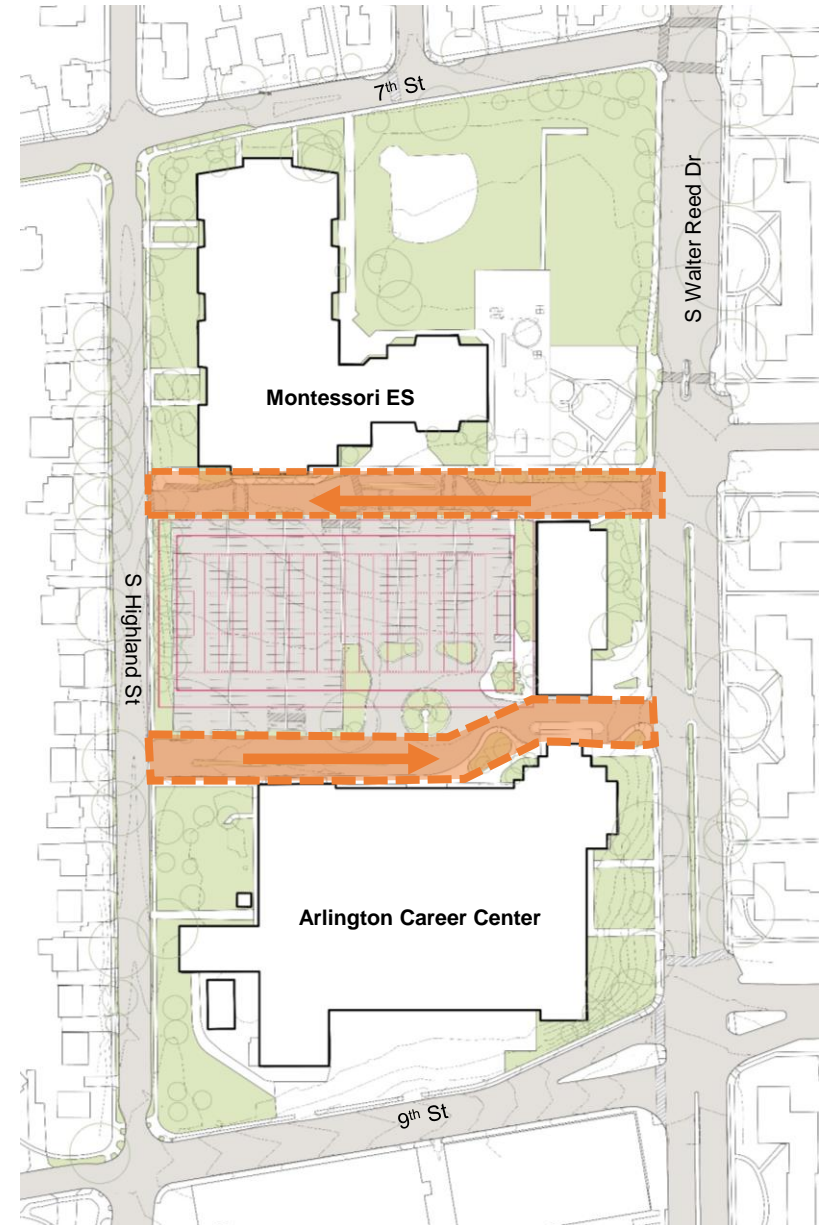
BUS LOADING/UNLOADING

- **Current operations**
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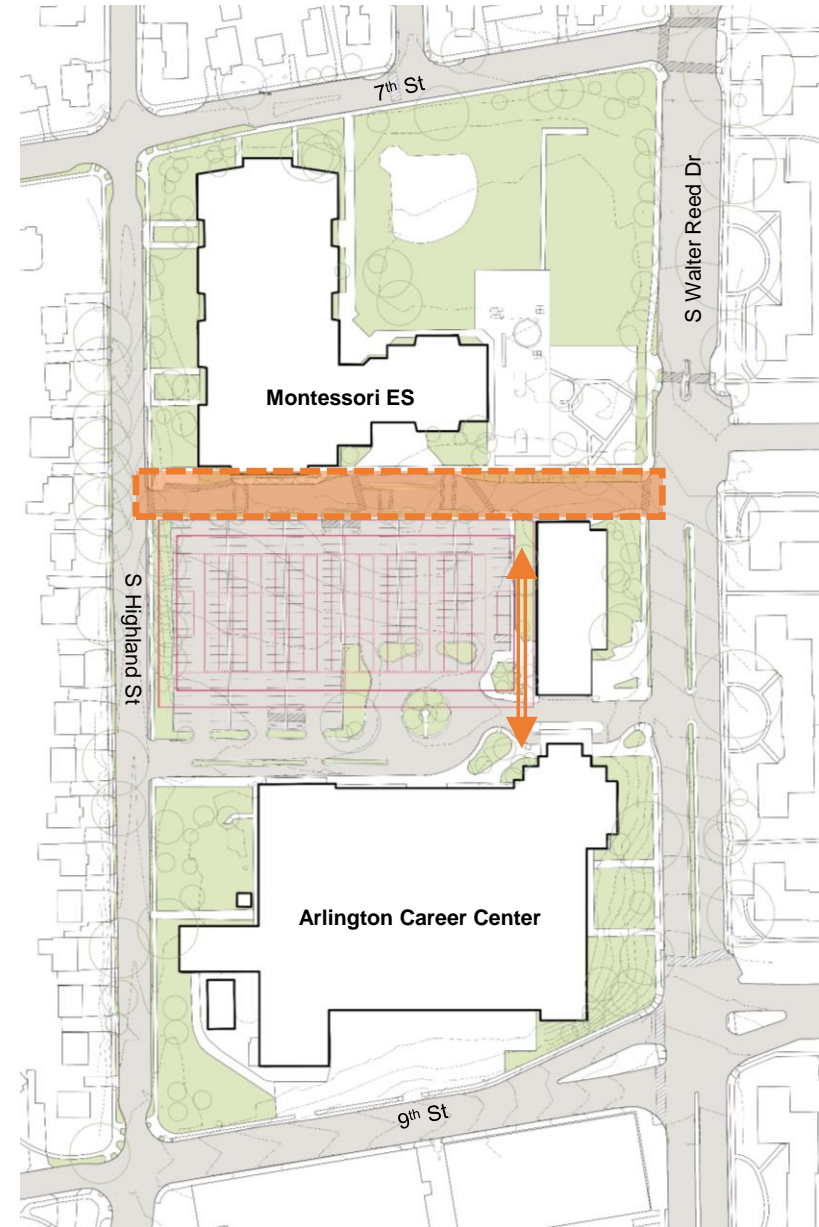
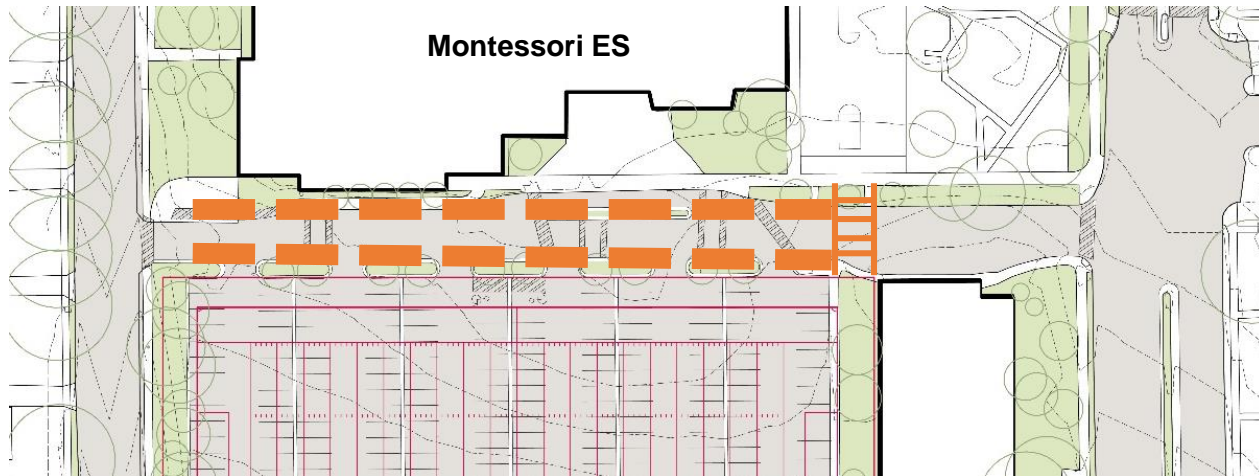
BUS OPTIONS

- **On-site not shared**
 - **Like existing conditions**
 - **Separate facilities at ES and CC**
 - **Fitting 19 buses next to CC may require angled spaces or doubling along a row**
 - **Limits size of field**



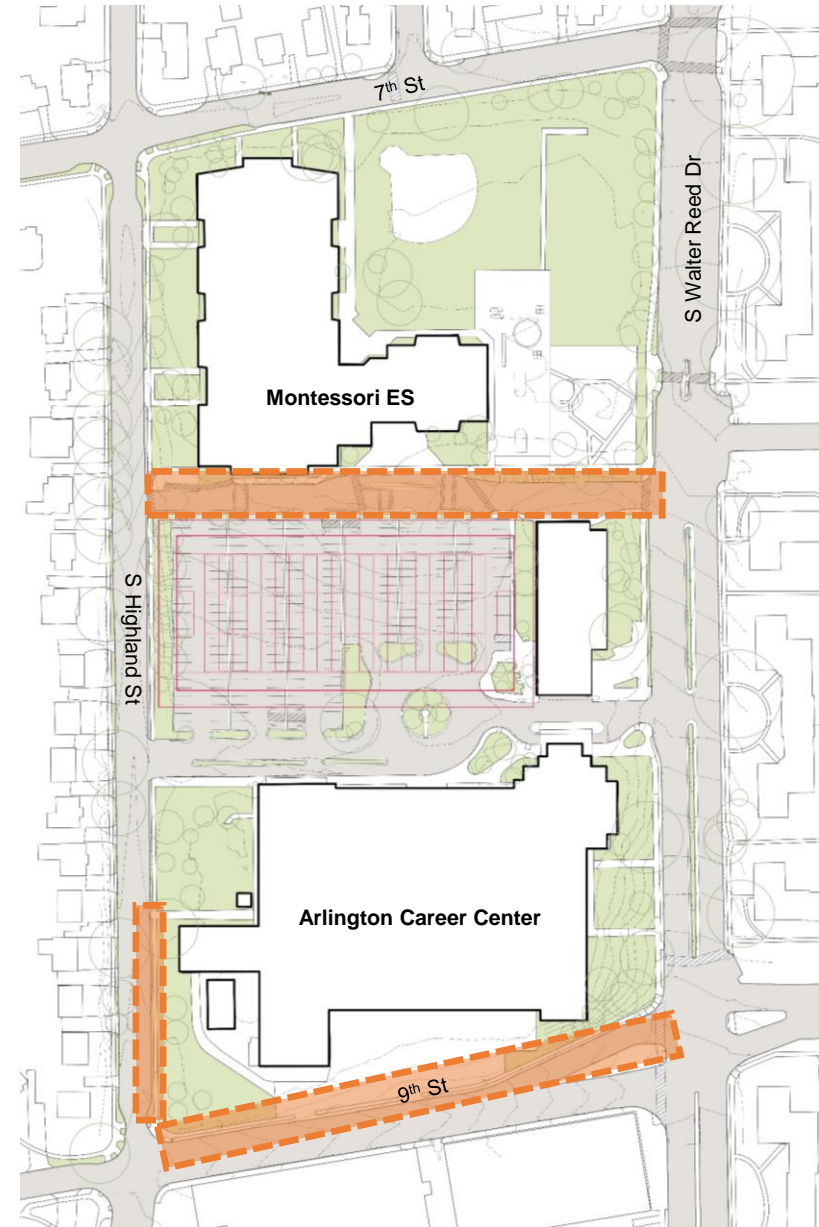
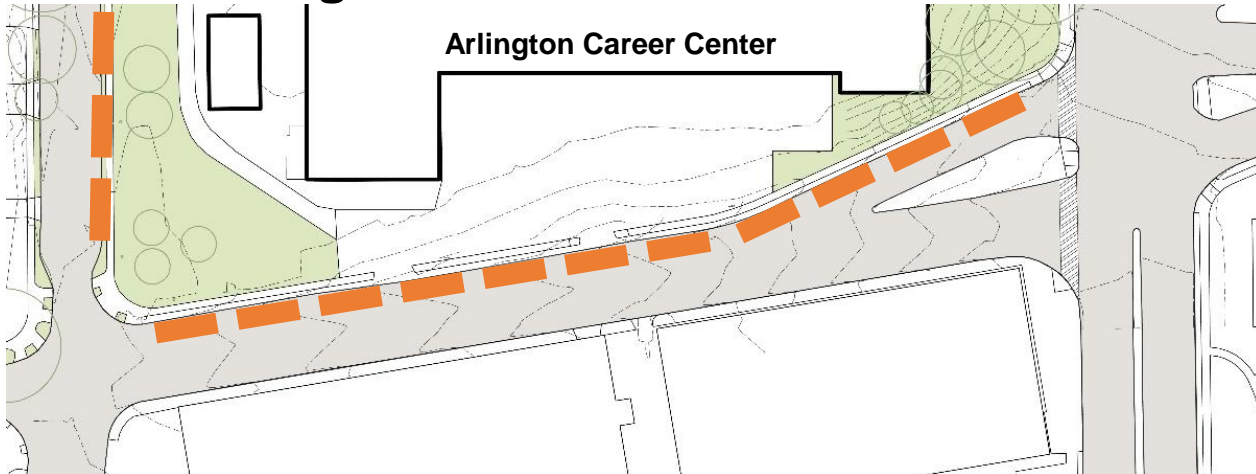
BUS OPTIONS

- **On-site shared**
 - **One facility with capacity of 19 buses at a single time**
 - **Would require wide ped path next to field to/from CC**
 - **Can be one-way or two-way**



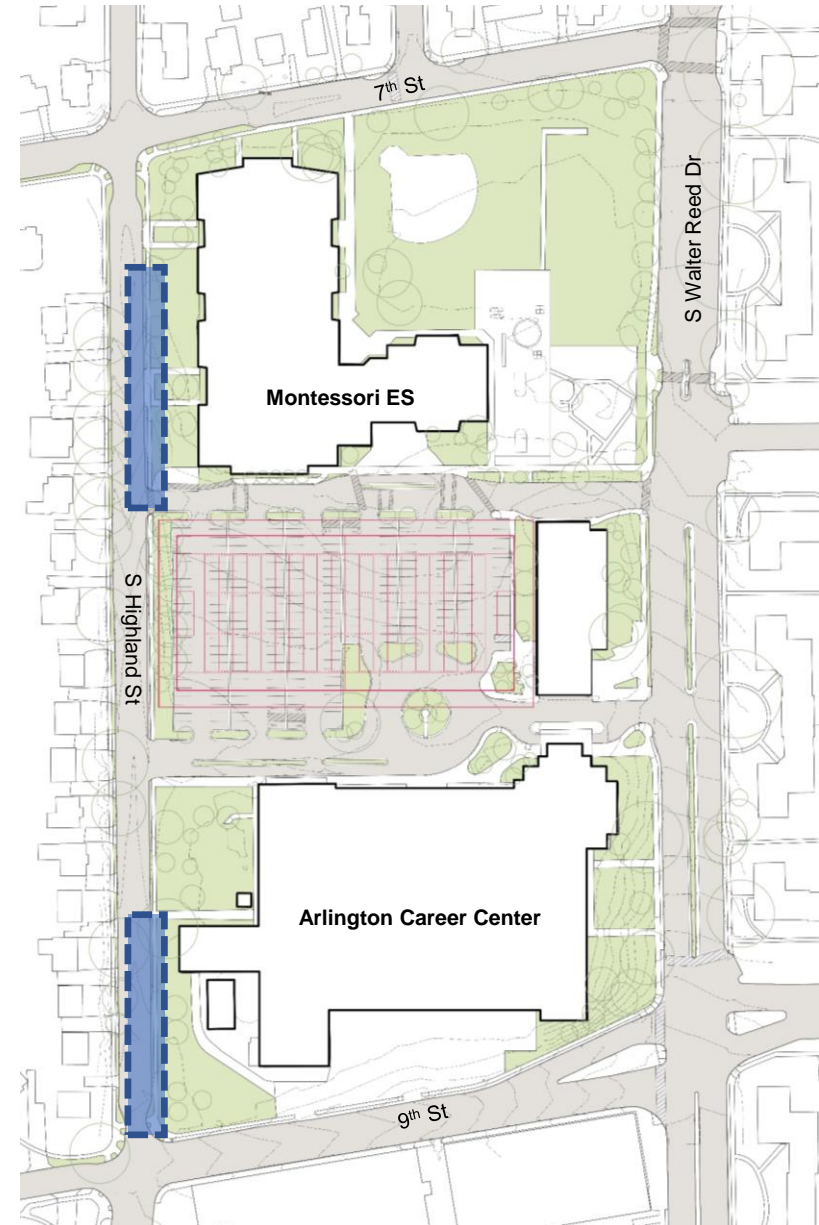
BUS OPTIONS

- **Curbside**
 - ES remains as is
 - Primarily on 9th Street, with some buses on Highland for dismissal loading
 - Would require sidewalk expansion
 - Would require some tweaks to 9th Street, and coordination with County staff on design



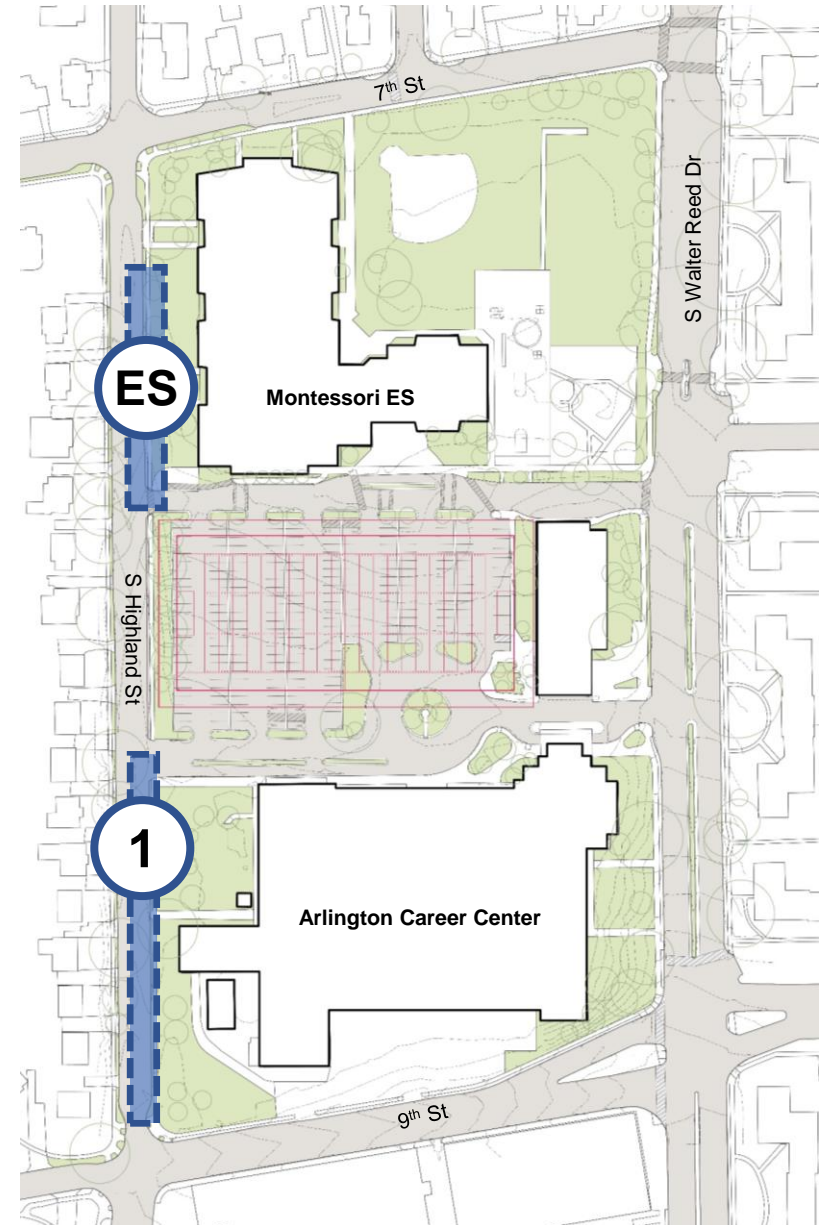
PICK-UP/DROP-OFF

- **Existing PU/DO**
 - Designated spots on Highland St
 - Parents/guardians use many other places in addition to designated spot
- **Projected needs**
 - Queuing can be over 50 cars for CC, and 20 for ES, assuming they all use designated space
 - More spots to load/unload means fewer cars queued
- **Other considerations**
 - Multiple official spaces can be used to provide options for drivers



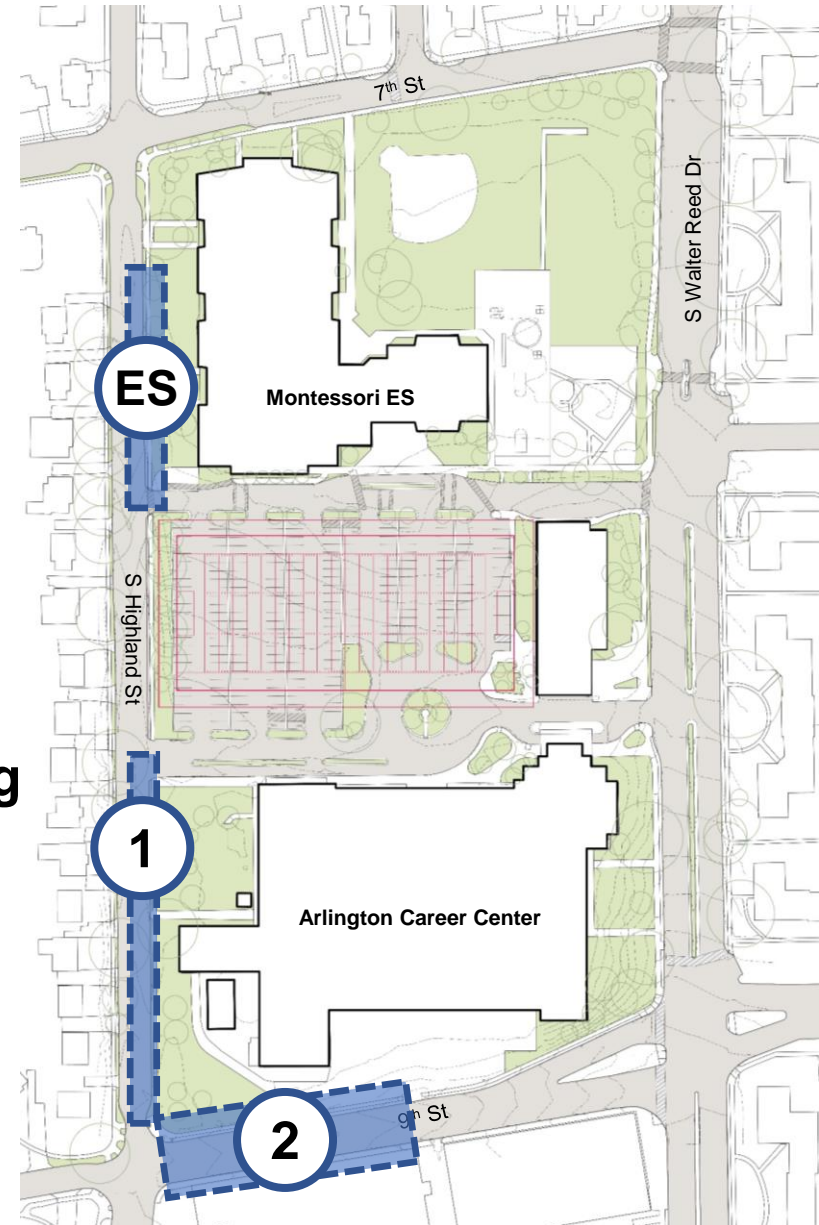
PU/DO OPTIONS

- **ES:**
 - Can remain where it is
- **CC – Curbside Options:**
 - ① Highland Street



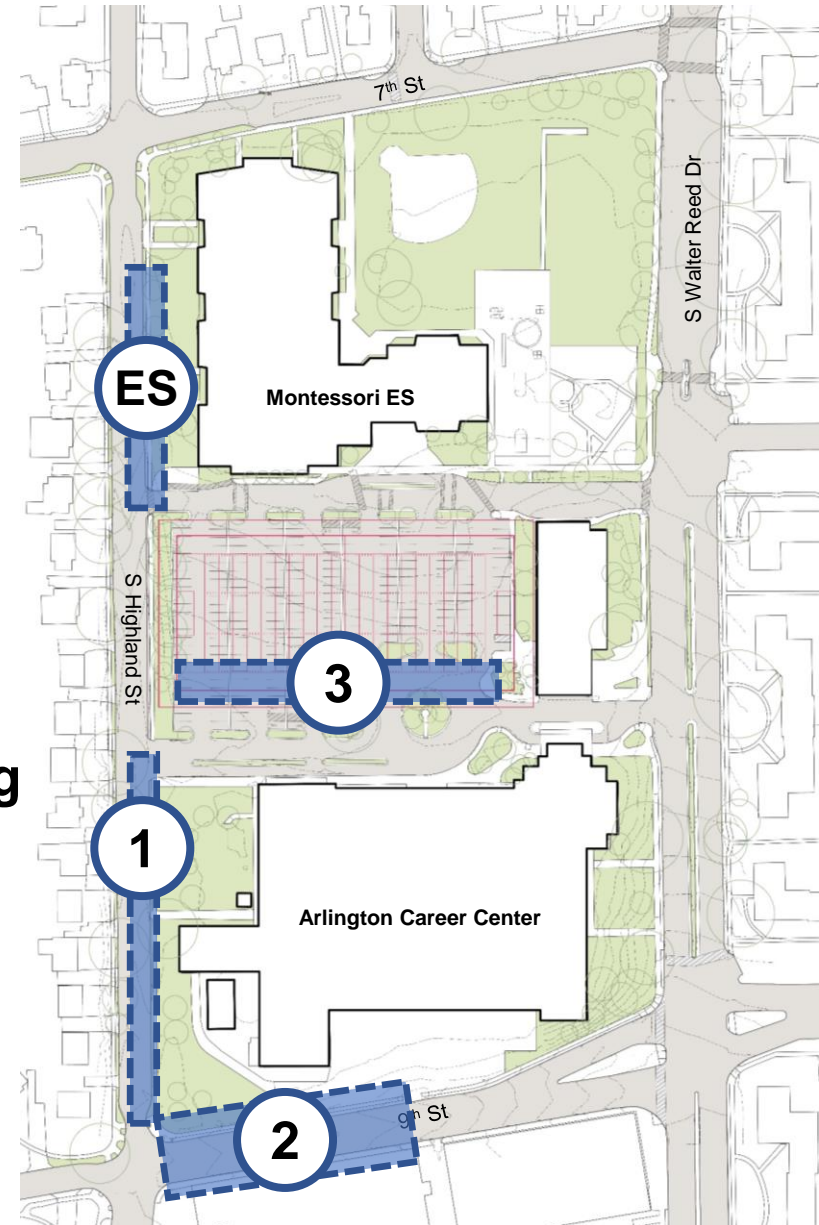
PU/DO OPTIONS

- **ES:**
 - Can remain where it is
- **CC – Curbside Options:**
 - ① Highland Street
 - ② 9th Street (both sides)
 - Depends on where buses load/unload
 - Would be aligned with future doors to CC building



PU/DO OPTIONS

- **ES:**
 - Can remain where it is
- **CC – Curbside Options:**
 - ① Highland Street
 - ② 9th Street (both sides)
 - Depends on where buses load/unload
 - Would be aligned with future doors to CC building
- **CC – On-site option:**
 - ③ Within the parking garages
- Regardless of designated space, need to plan for ‘unofficial’ PU/DO activity



FIELD OVER GARAGE: HOW DOES IT WORK?

Sidwell Friends School, Washington DC



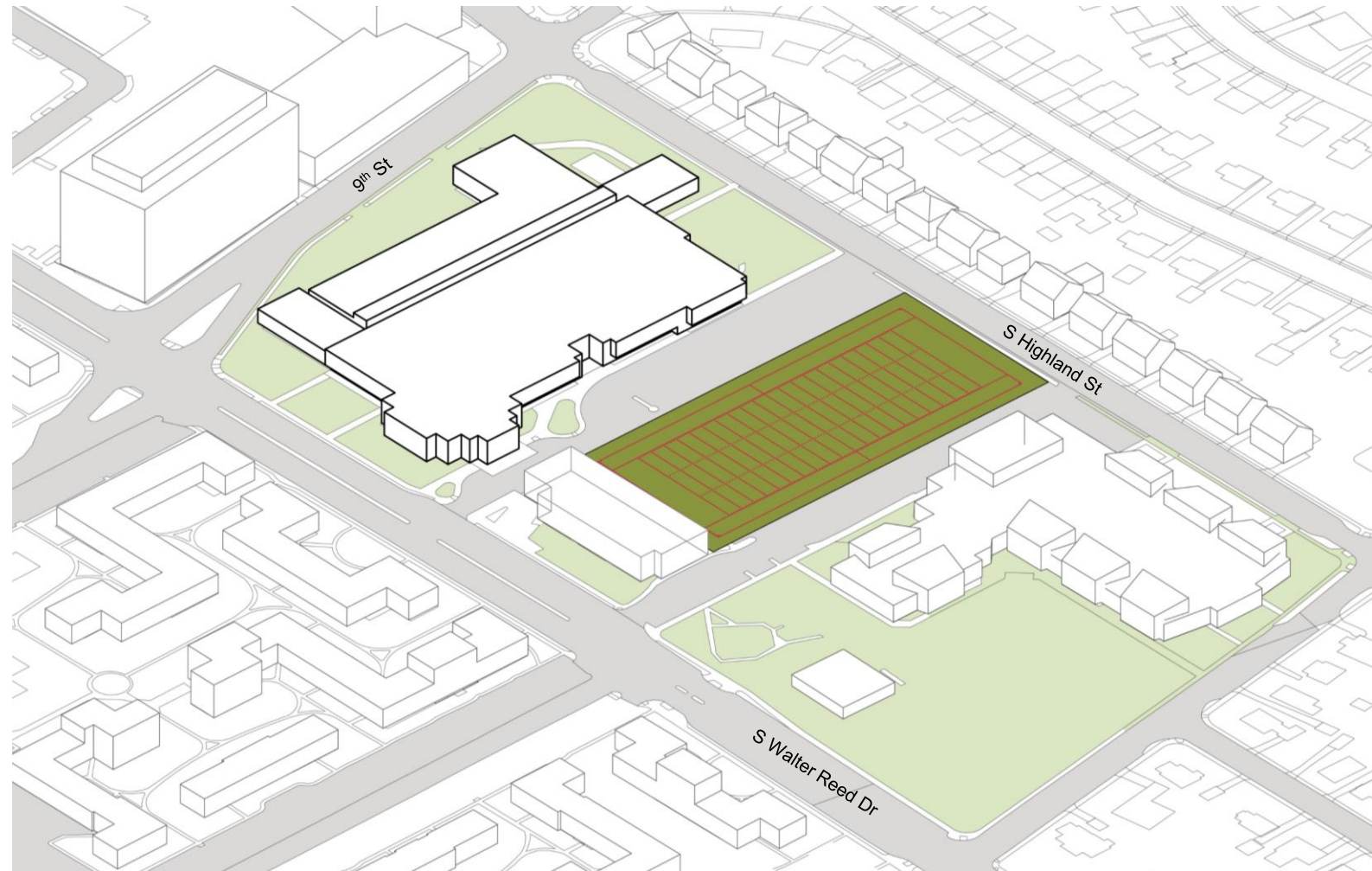
FEEDBACK

Question 1:

Where should we locate the bus loading/unloading area?

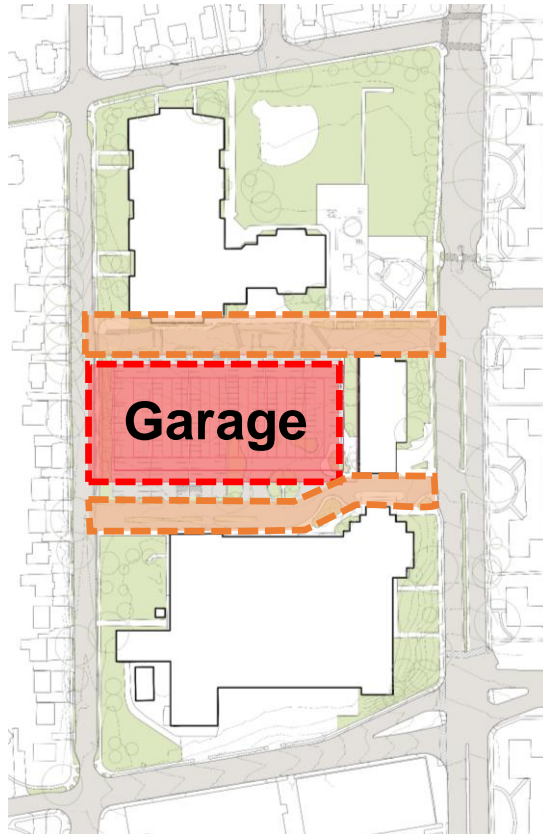
Question 2:

Where should we locate the parent/guardian pick-up/drop-off area?



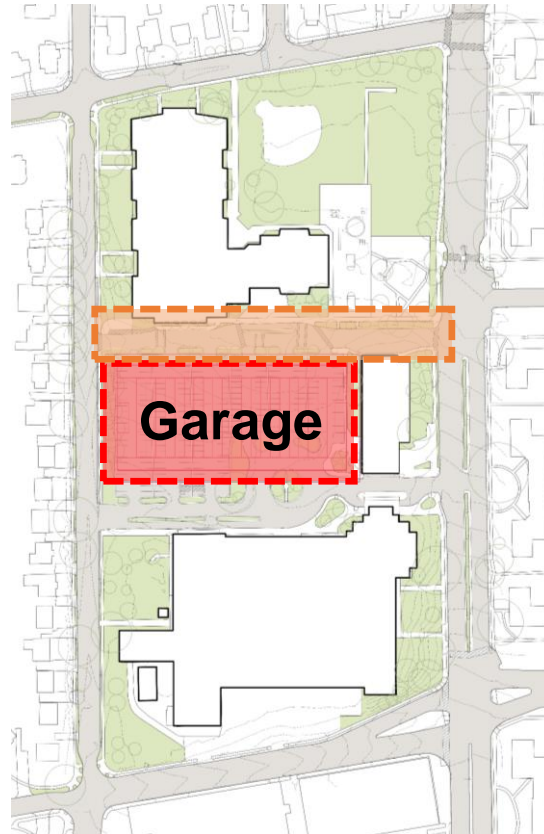
CC – BUS OPTIONS

1.



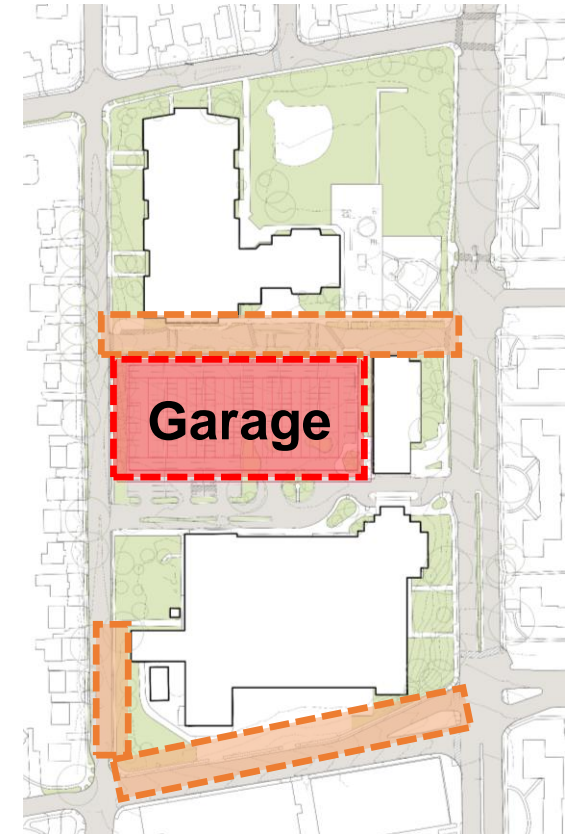
Buses: on-site, split

2.



Buses: on-site, shared

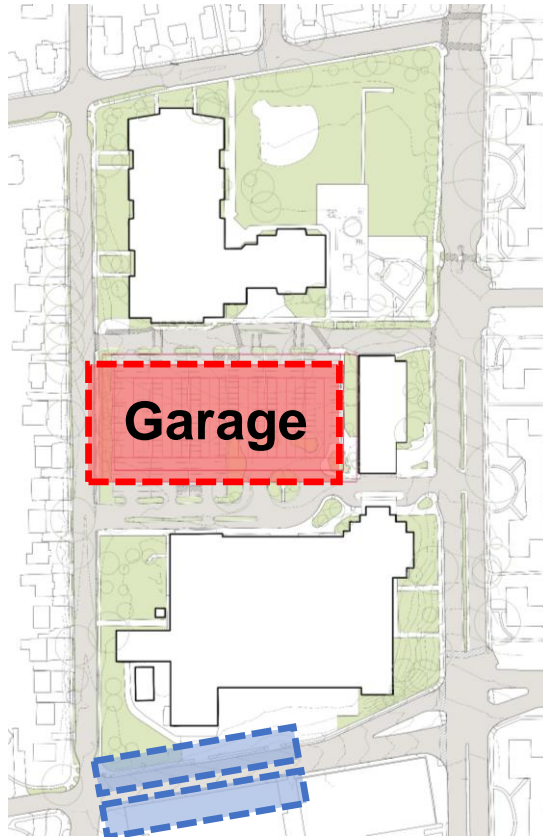
3.



Buses: Curbside

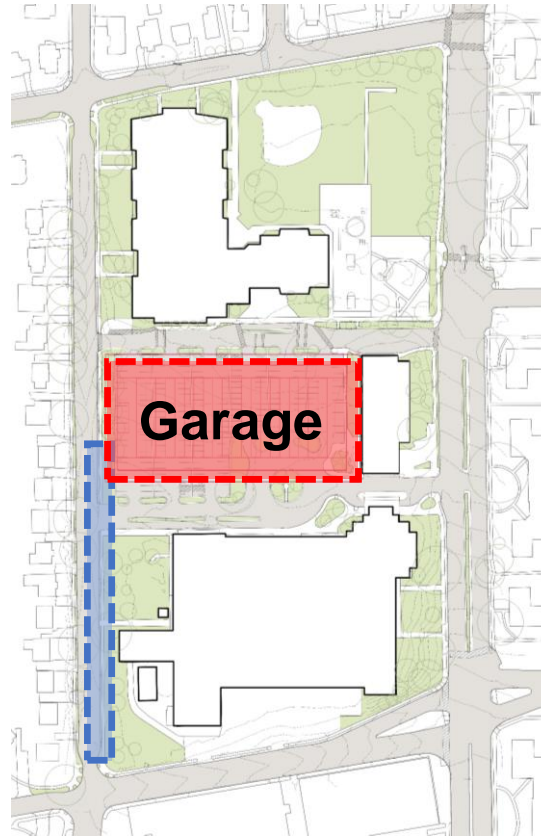
CC – PU/DO OPTIONS

1.



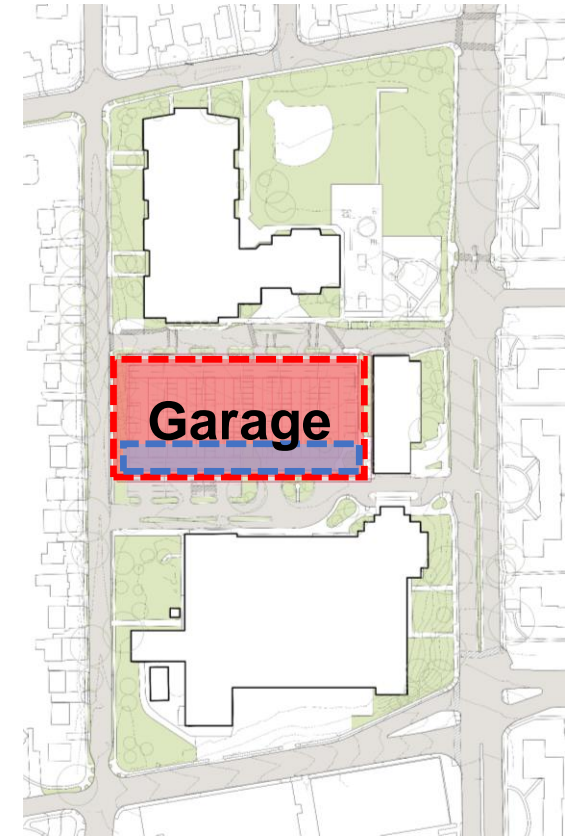
PU/DO:
Option 1, 9th St

2.



PU/DO:
Option 2, Highland

3.



PU/DO:
Option 3, garage

PUBLIC COMMENTS



ADJOURN



ADJOURN

As a reminder the APS Project Manager is:

Steve Stricker

(703) 228-7749

steven.stricker@apsva.us

Public meeting dates and past presentations are posted on the APS project website: <https://www.apsva.us/design-and-construction/arlington-career-center/>

Next meeting: **December 03, 2019 @ 7:00pm**

To provide feedback and/or comments to APS use: engage@apsva.us