

ACC EXPANSION

BLPC/PFRC JOINT MEETING #6

DECEMBER 03, 2019



WELCOME



PROJECT UPDATES



PROJECT UPDATES

AVAILABLE ON
APS WEBSITE!

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)**
3. **November 20, 2019 – Q&A Log**
4. **November 20, 2019 – First Draft Arlington Career Center Multimodal Transportation Assessment (MMTA)**

SCHEDULE UPDATE

Meeting #5

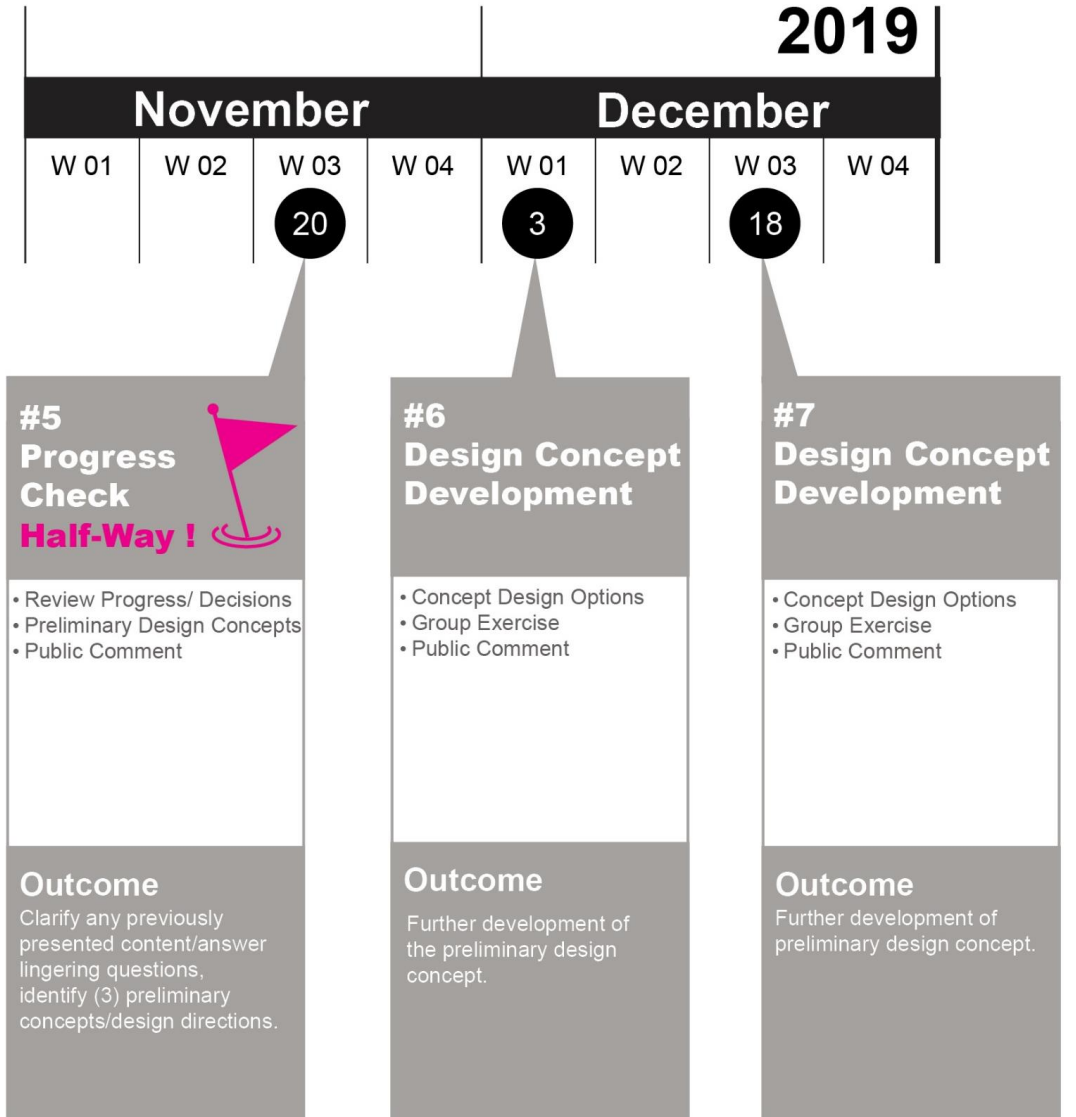
Building + Site Transportation

Meeting #6

Parking

Meeting #7

Preliminary Design Concepts

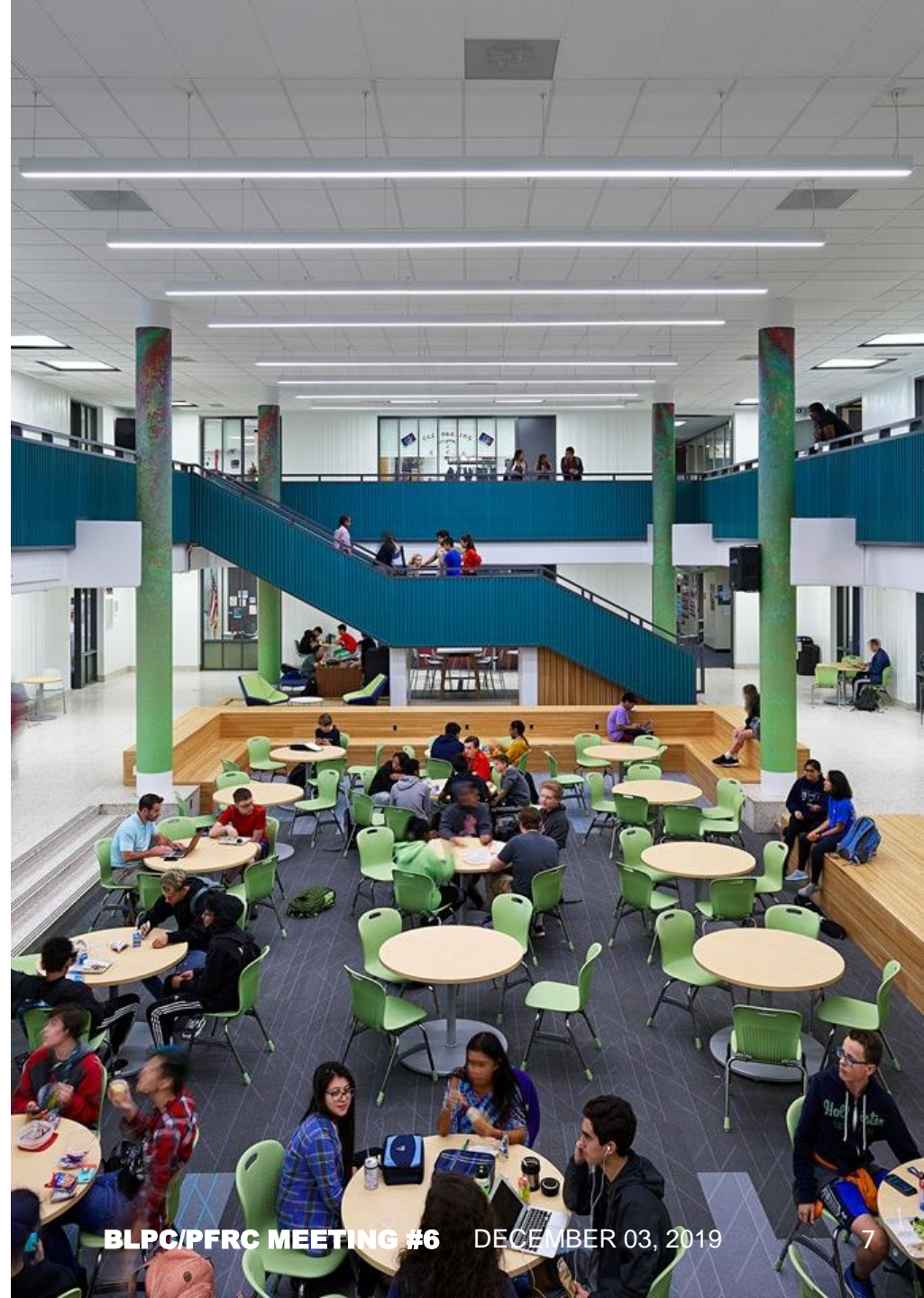


AGENDA



AGENDA

1. Recap from 11/20 Meeting on Bus and Car Pick-Up/Drop-Off (PU/DO) Elements
2. Review of Potential Parking Options
3. Group Design Exercise
4. Adjourn

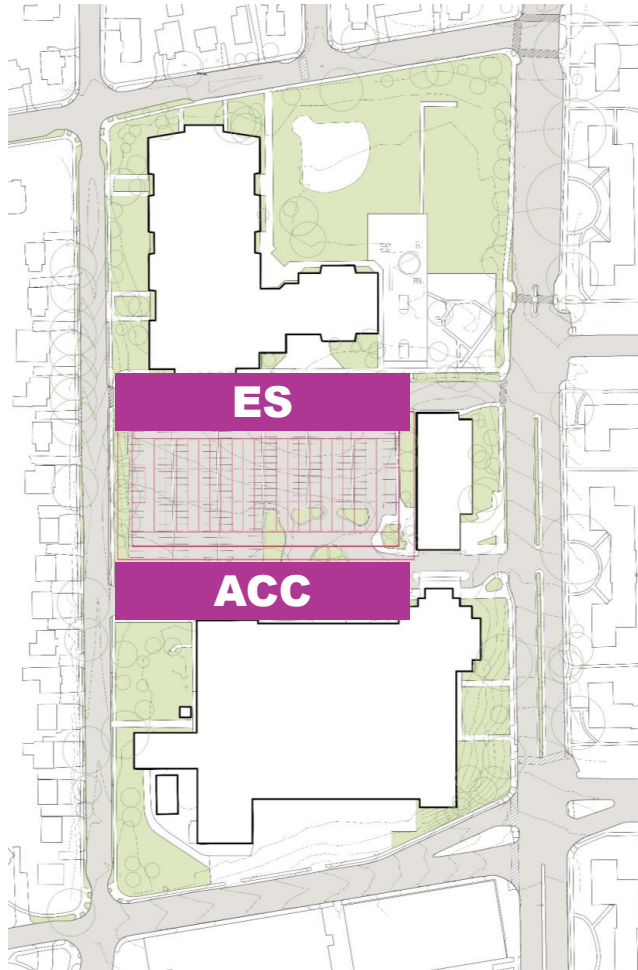


A woman with blonde hair, wearing a white button-down shirt, is looking down at a detailed architectural model of a city. The model shows various buildings, streets, and green spaces. The entire image is overlaid with a semi-transparent purple color. Large, bold, white text is superimposed on the left side of the image.

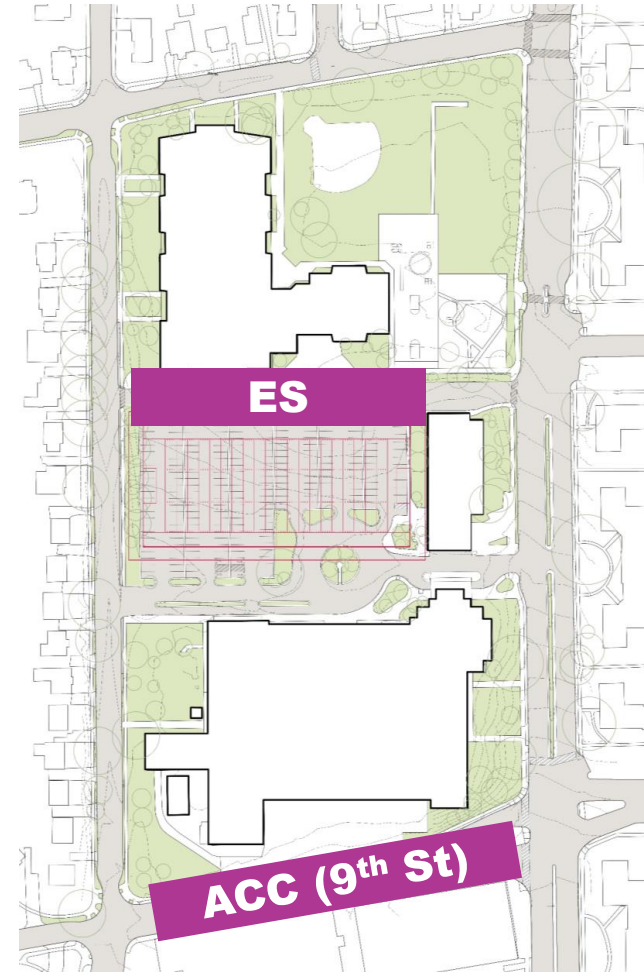
RECAP FROM 11/20 MEETING ON BUS AND PU/DO ELEMENTS

BUSES

LEAST POPULAR

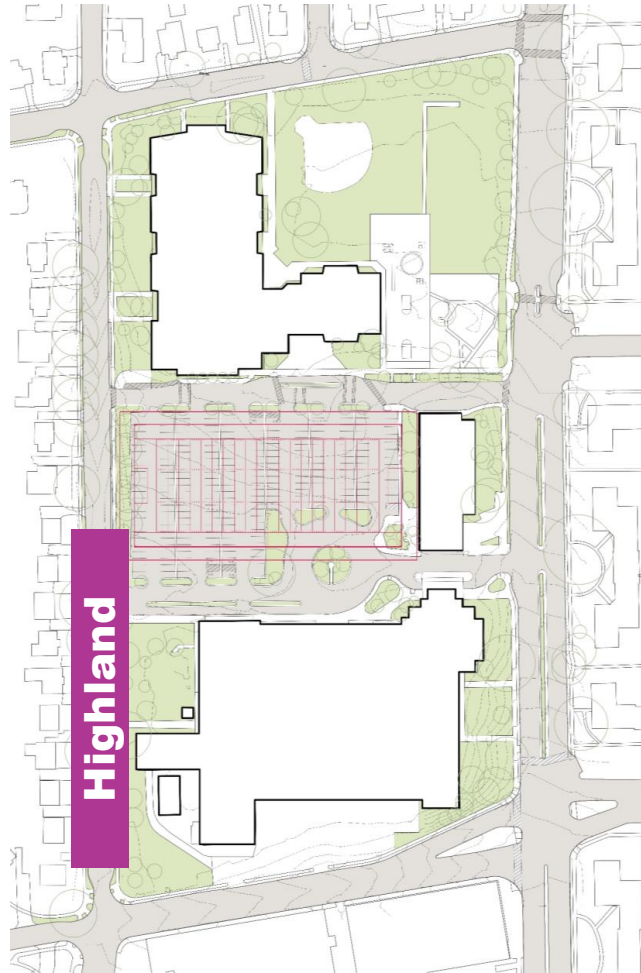


MOST POPULAR

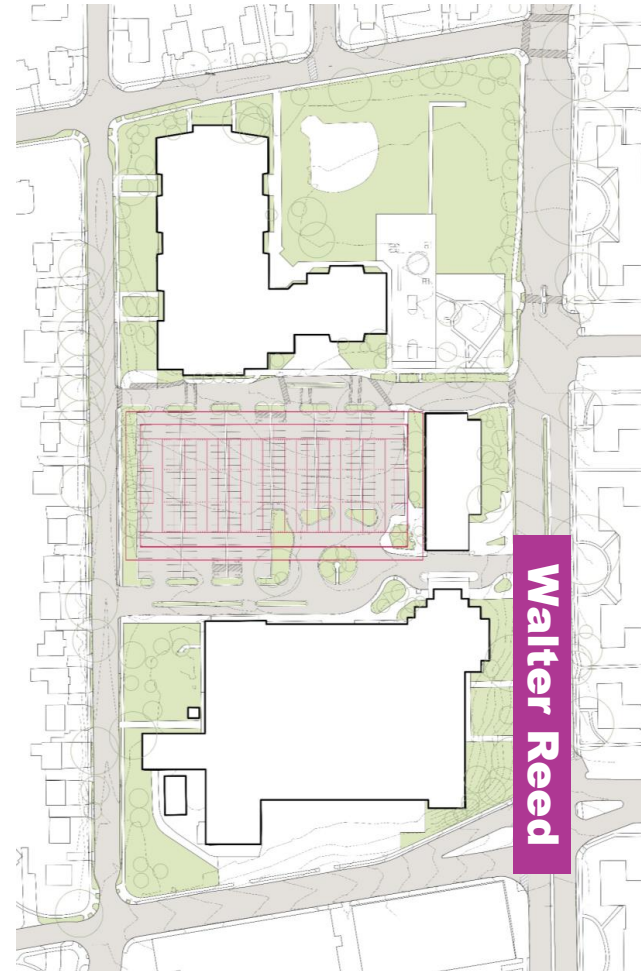


CAR PU/DO

LEAST POPULAR



MOST POPULAR



A person in a suit is shown from the side, leaning over a large-scale architectural model of a city. The person's hands are visible, interacting with the model. The background is a dense, aerial view of a city grid, which is overlaid with a semi-transparent purple color. The overall image has a purple tint.

POTENTIAL PARKING OPTIONS

CHARGE: PARKING

Develop options and estimated costs for various options for on-site parking during the Concept Design phase, including:

- 1. No structured parking and accessible parking spaces only provided on site**
- 2. A one-level 225 to 250-space, below-grade parking structure**
- 3. A two-level 450 to 500-space, below-grade parking structure**
- 4. Other parking solutions that may emerge during Concept Design**

Approval process:

- 1. BLPC/PFRC recommends the preferred parking option(s) to the School Board**
- 2. The School Board will approve a parking solution when it approves the Concept Design**
- 3. County Board approves Use Permit**

PARKING REQUIREMENTS PER ZONING

	Spaces	Capacity
Arlington Career Center	220 + 520	2,194
Arlington Community High School	20	200
Montessori Public School of Arlington	74	463
Columbia Pike Library	40	
TOTAL REQUIRED PARKING SPACES	354 + 520	

PARKING REQUIREMENTS PER ZONING

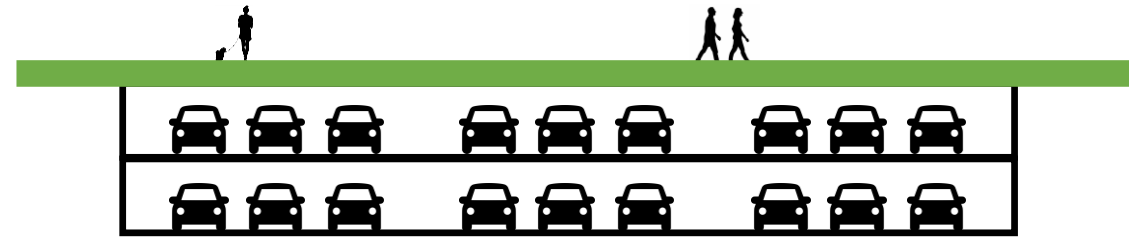
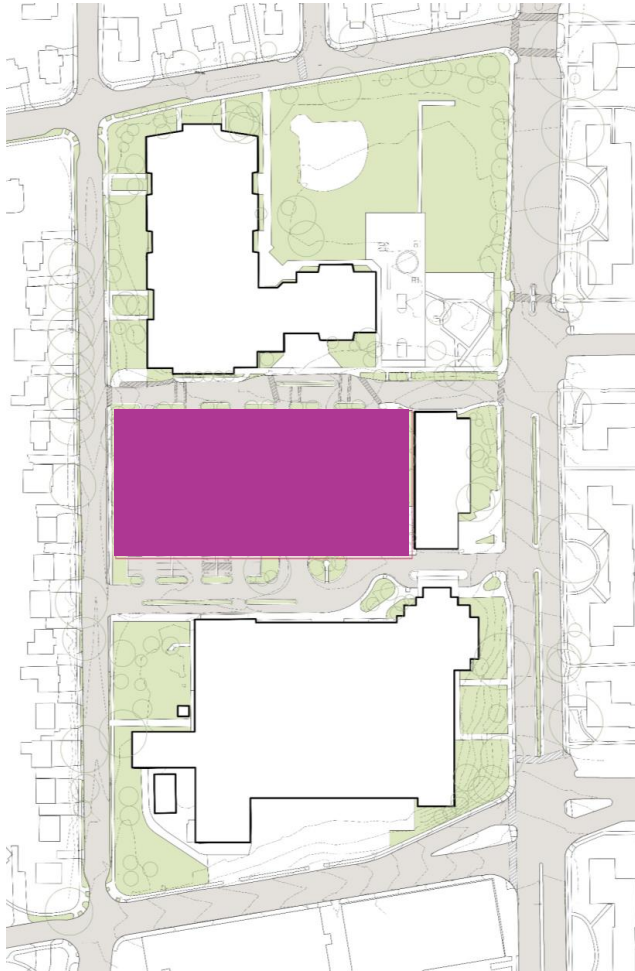
COUNTY BOARD HAS THE AUTHORITY TO REDUCE THE ZONING-REQUIRED PARKING

	Spaces	Capacity
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Montessori Public School of Arlington	74	463
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TOTAL REQUIRED PARKING SPACES	354 + 520	

TOO LARGE & UNREALISTIC: CALCULATION INCLUDES OUT OF SCHOOL USAGE (IE: AUDITORIUM, GYM, ETC)

TOTAL REQUIRED PARKING SPACES

SCENARIO A - 2 LVL PARKING BELOW GROUND

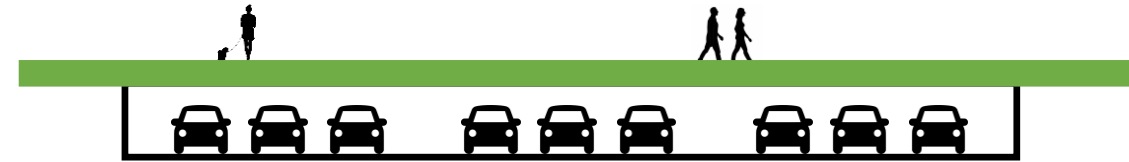
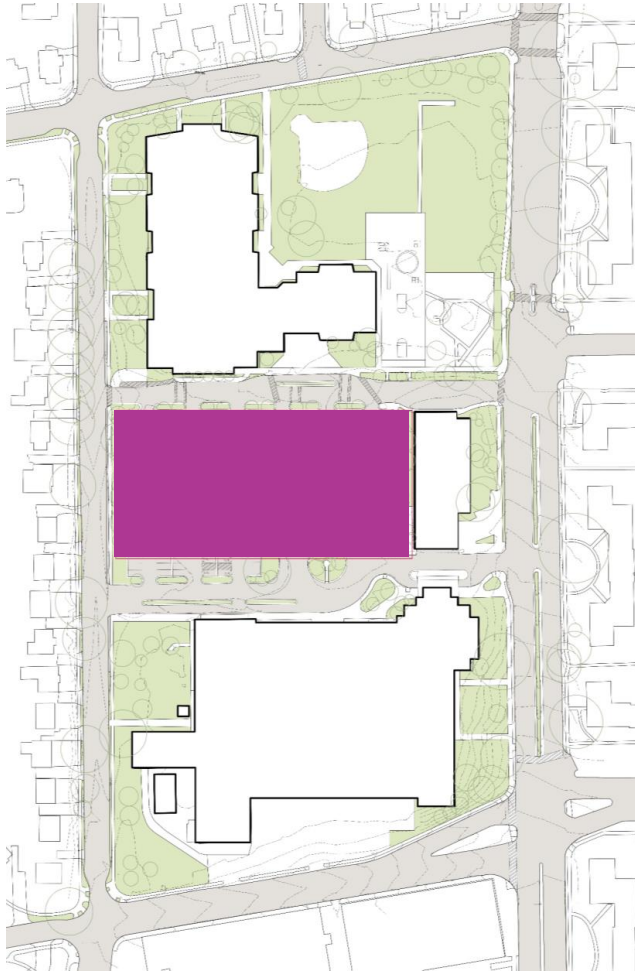


450-500 spaces

Opinion of Cost:

\$ 31.1 to 33.8 M

SCENARIO B - 1 LVL PARKING BELOW GROUND



225-250 spaces

Opinion of Cost:

\$ 15.5 to 16.9 M

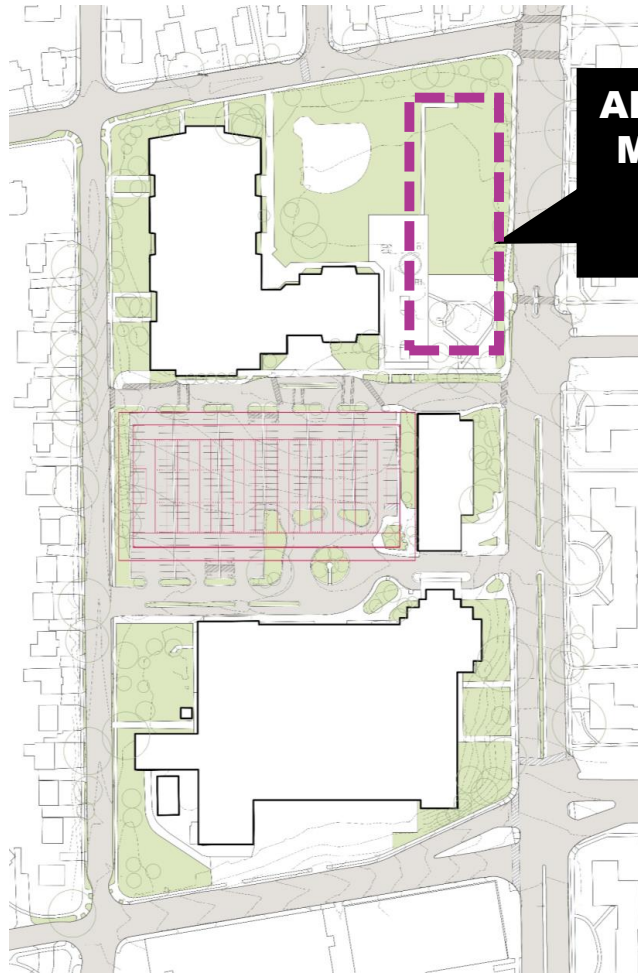
SCENARIO C – NO ON-SITE PARKING

**Available Off-site Garage
Parking for Lease**



Up to 200 spaces

SCENARIO D1 – PARKING ON GRADE



**ALL IMPACTED
MPSA AREAS
WILL BE
REBUILT**

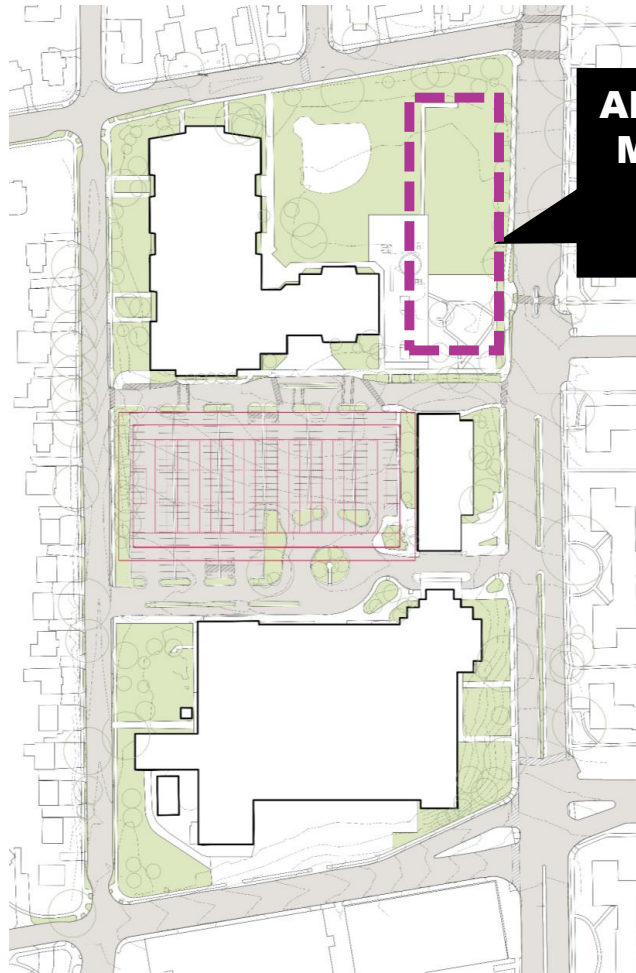


150 spaces

Opinion of Cost:

\$ 3 M

SCENARIO D2 – PARKING ABOVE GROUND



**ALL IMPACTED
MPSA AREAS
WILL BE
REBUILT**



300 spaces

Opinion of Cost:

\$ 13.8 to 15 M

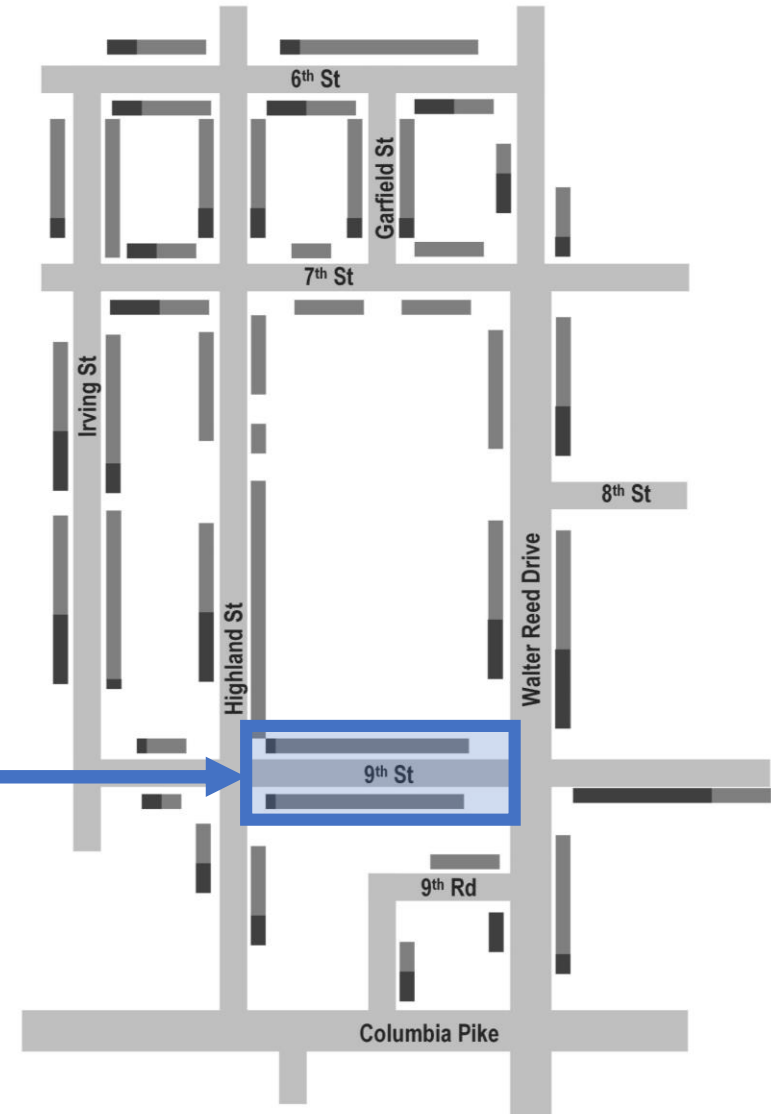
MEETING THE NEED?

EVALUATING PARKING SUPPLY & DEMAND

	Supply			Demand (2PM Peak)
	On-Site	Off-Site	On-Street	
Scenario A	2 levels (450-500 spaces) <i>Below-grade</i>	Lease (up to 200 spaces) <i>ECDC garage for temporary use only (up to 100 spaces under present agreement)</i>	<u>Adjacent</u> : 77 spaces <u>Nearby Unrestricted</u> : Up to 144 spaces	<u>HS Staff</u> : 210-247 spaces <u>ES Staff</u> : 72-79 spaces <u>Students</u> : 85-135 spaces <u>Library/Visitor</u> : 35 spaces Total: 402-496 spaces *Low assumes TDM
Scenario B	1 level (225-250 spaces) <i>Below-grade</i>			
Scenario C	Visitor/ADA Lot			
Scenario D	1-3 levels (up to 300 spaces) <i>Above-grade</i>			

ON-STREET SUPPLY

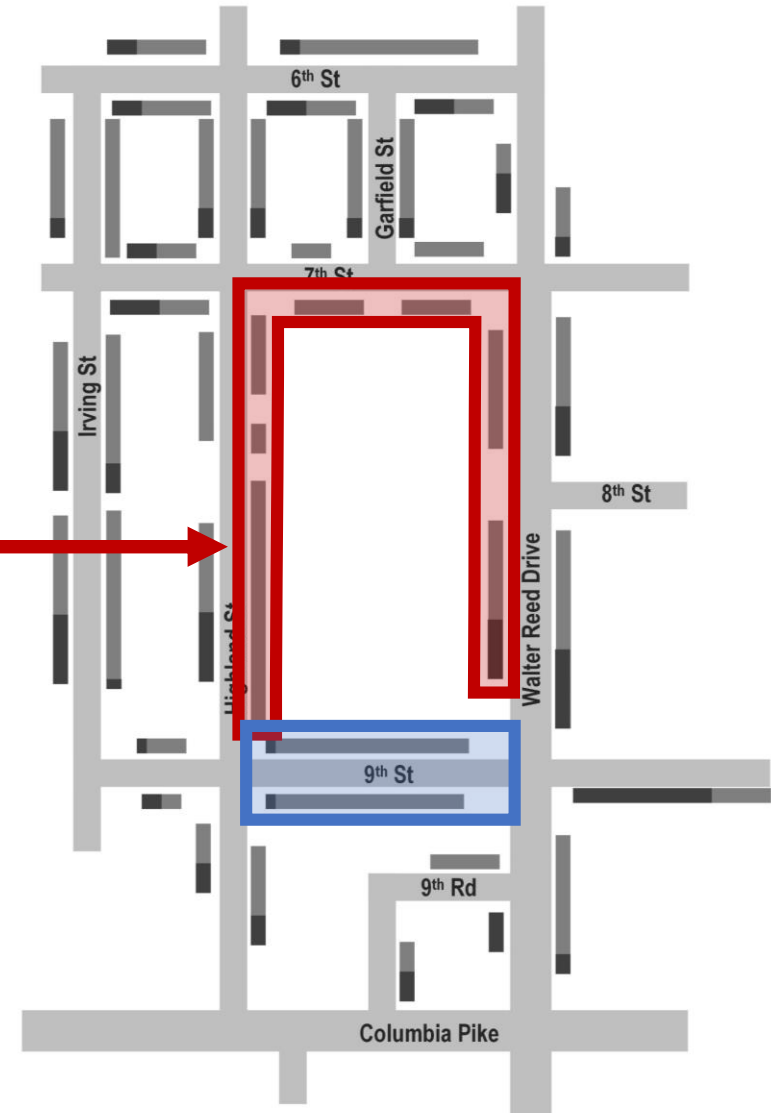
9th Street – Reserved for Bus or PU/DO Area



ON-STREET SUPPLY

Adjacent Spaces

Not counting existing ACC demand, adjacent spaces are 7% occupied (77 of 83 spaces available) at 2PM



ON-STREET SUPPLY

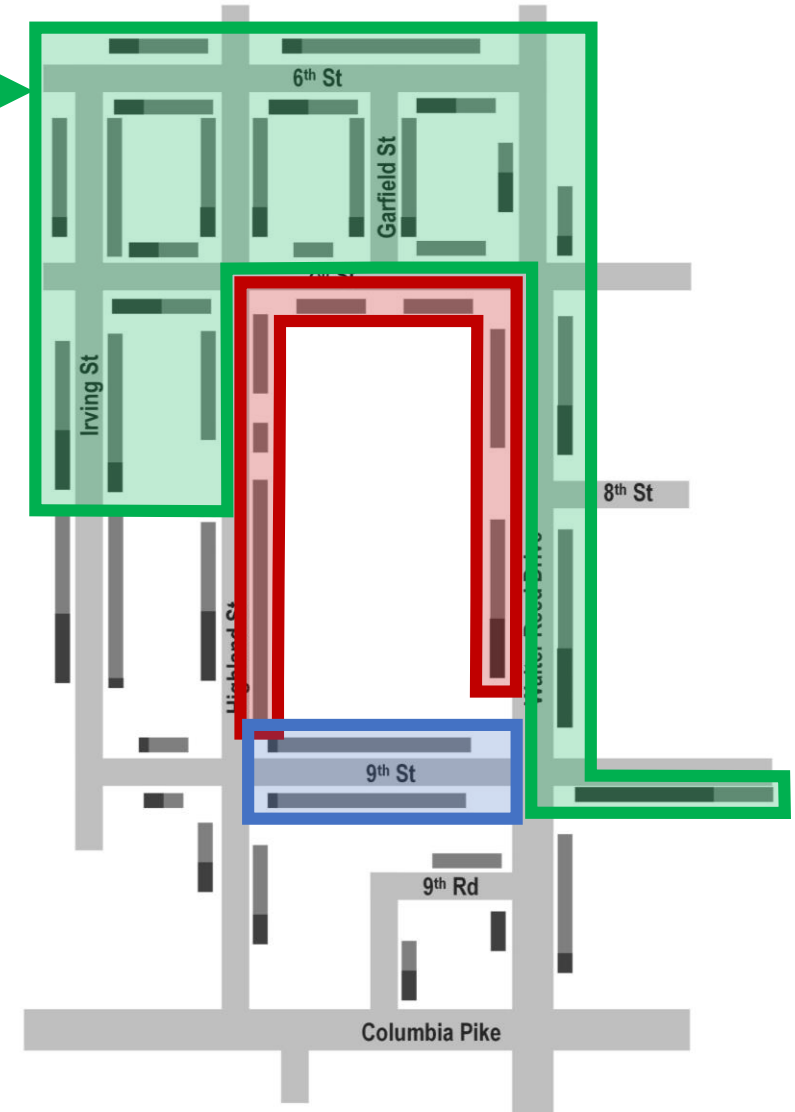
Nearby Unrestricted Parking Spaces

Not counting existing ACC demand, unrestricted spaces are 34% occupied (144 of 219 spaces available) at 2PM

At 50% Occupancy: Up to 34 spaces occupied by ACC

At 75% Occupancy: Up to 89 spaces occupied by ACC

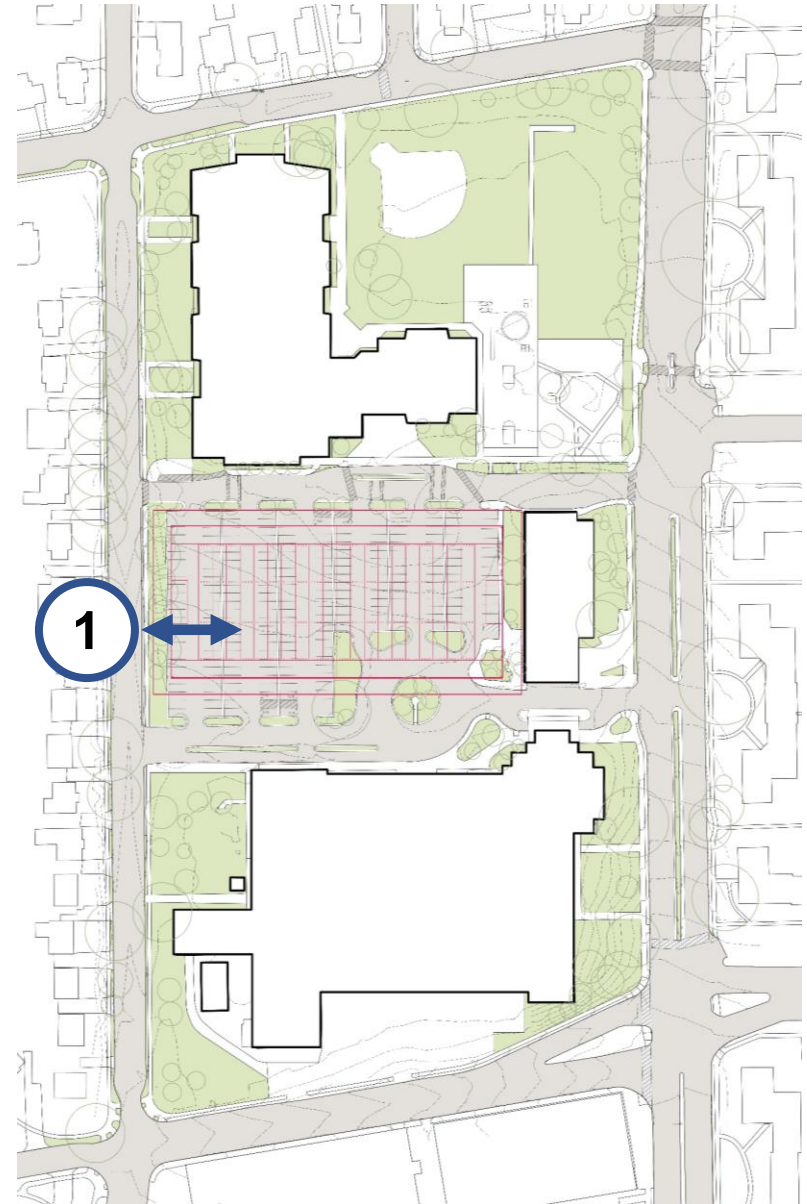
At 95% Occupancy: Up to 133 spaces occupied by ACC



WHERE TO ACCESS THE PARKING GARAGE?

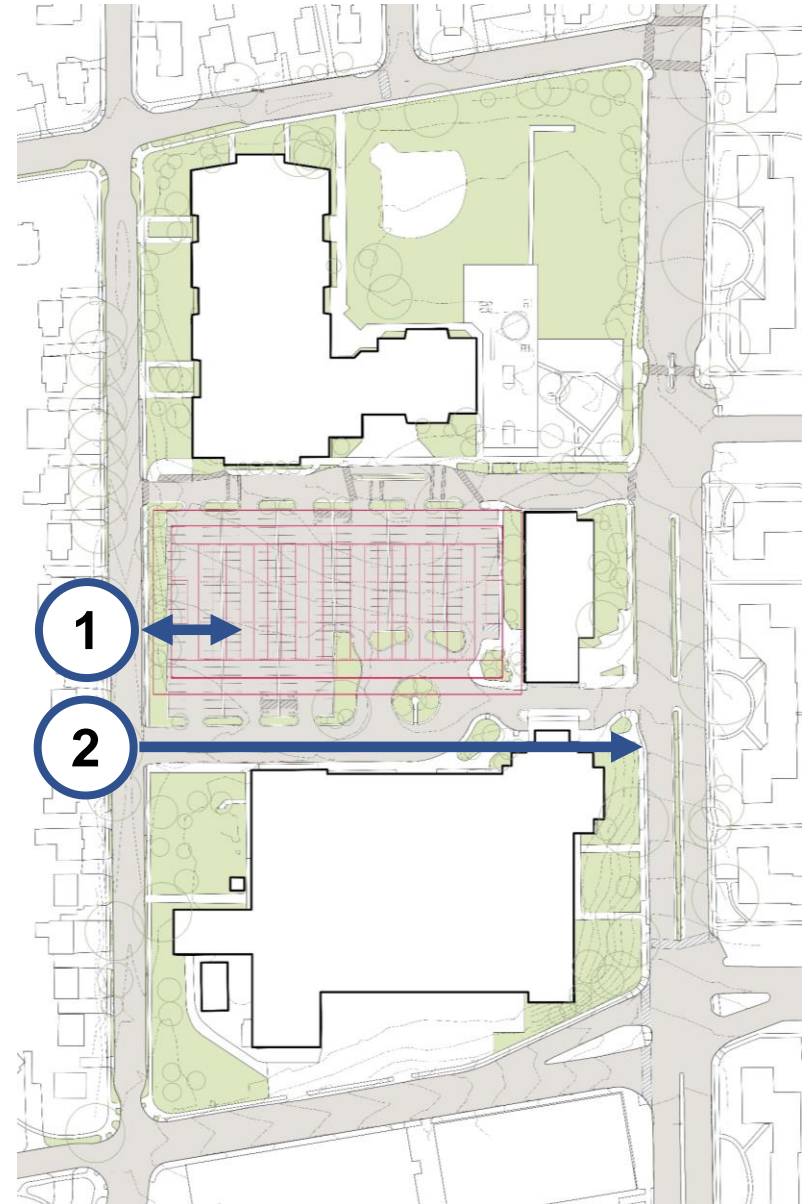
PARKING ACCESS POINT

1 In & Out on Highland Street



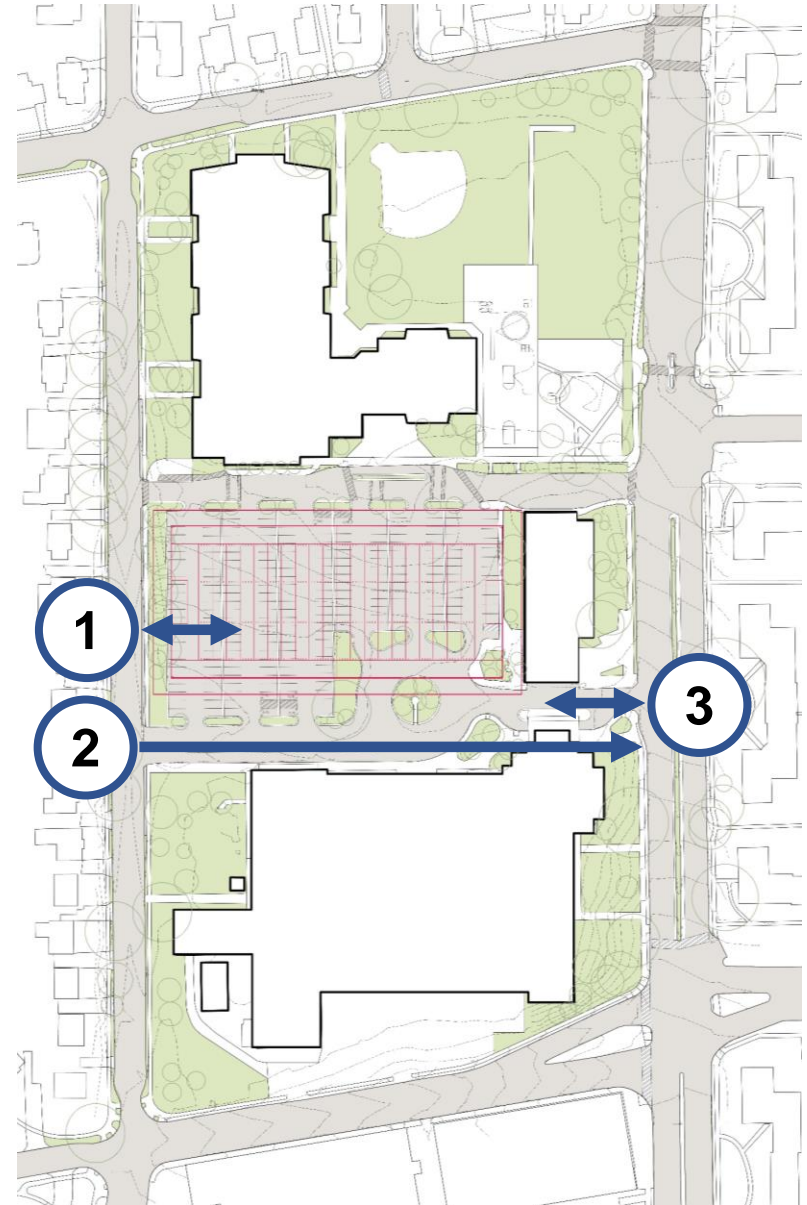
PARKING ACCESS POINT

- ① In & Out on Highland Street
- ② In on Highland Street
Out on Walter Reed



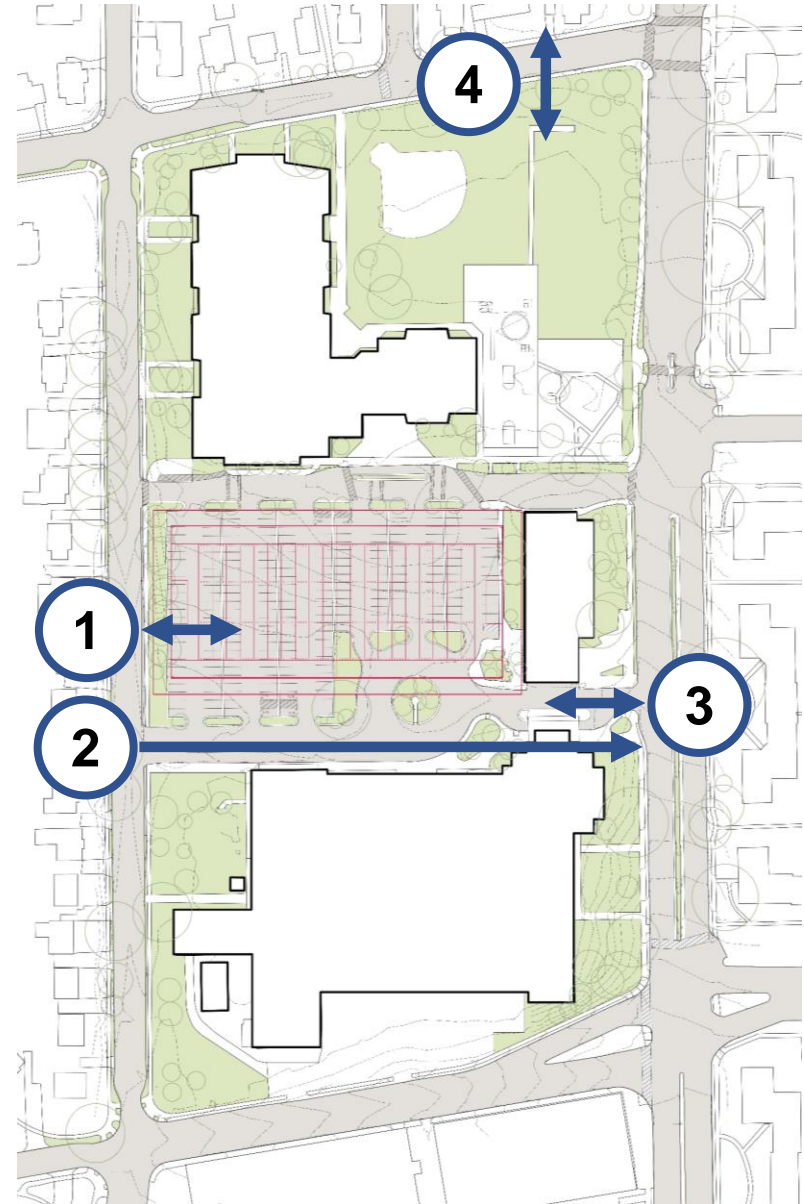
PARKING ACCESS POINT

- 1 In & Out on Highland Street
- 2 In on Highland Street
Out on Walter Reed
- 3 In & Out on Walter Reed
 - Most likely right-in/right-out only
 - Can be combined with option 1



PARKING ACCESS POINT

- 1 In & Out on Highland Street
- 2 In on Highland Street
Out on Walter Reed
- 3 In & Out on Walter Reed
 - Most likely right-in/right-out only
 - Can be combined with option 1
- 4 In & Out on 7th



GROUP DESIGN EXERCISE

A group of people are gathered around a table in a workshop or classroom setting. One person in the foreground is holding a large, textured, grey object, possibly a prototype or a piece of art. The background shows other people engaged in conversation and looking at the object. The overall atmosphere is collaborative and focused.

OTHER CONSIDERATIONS

- Safety
- Arrival Experience
- Community Benefit
- Long-term Flexibility



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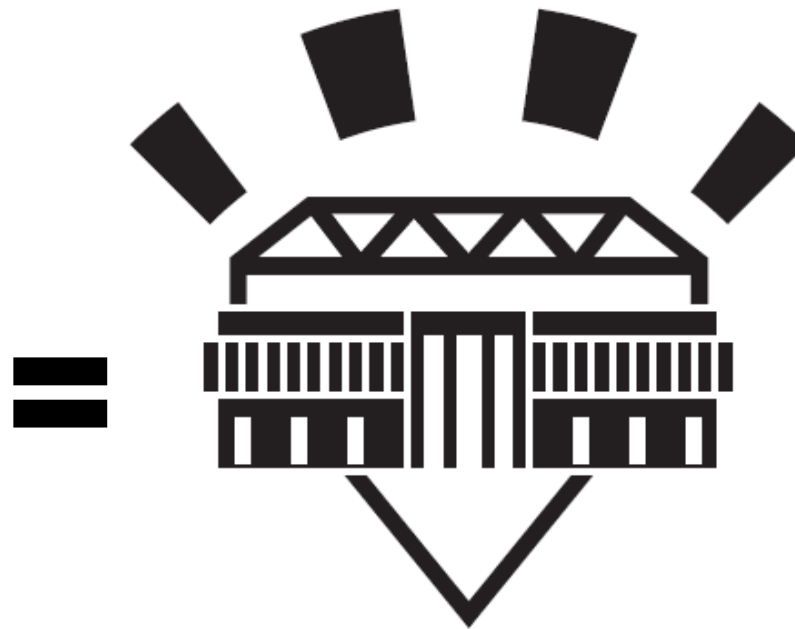
DESIGN CHALLENGE:

**What is your group's preferred
approach to parking?
And why?**

DO NOT FORGET!

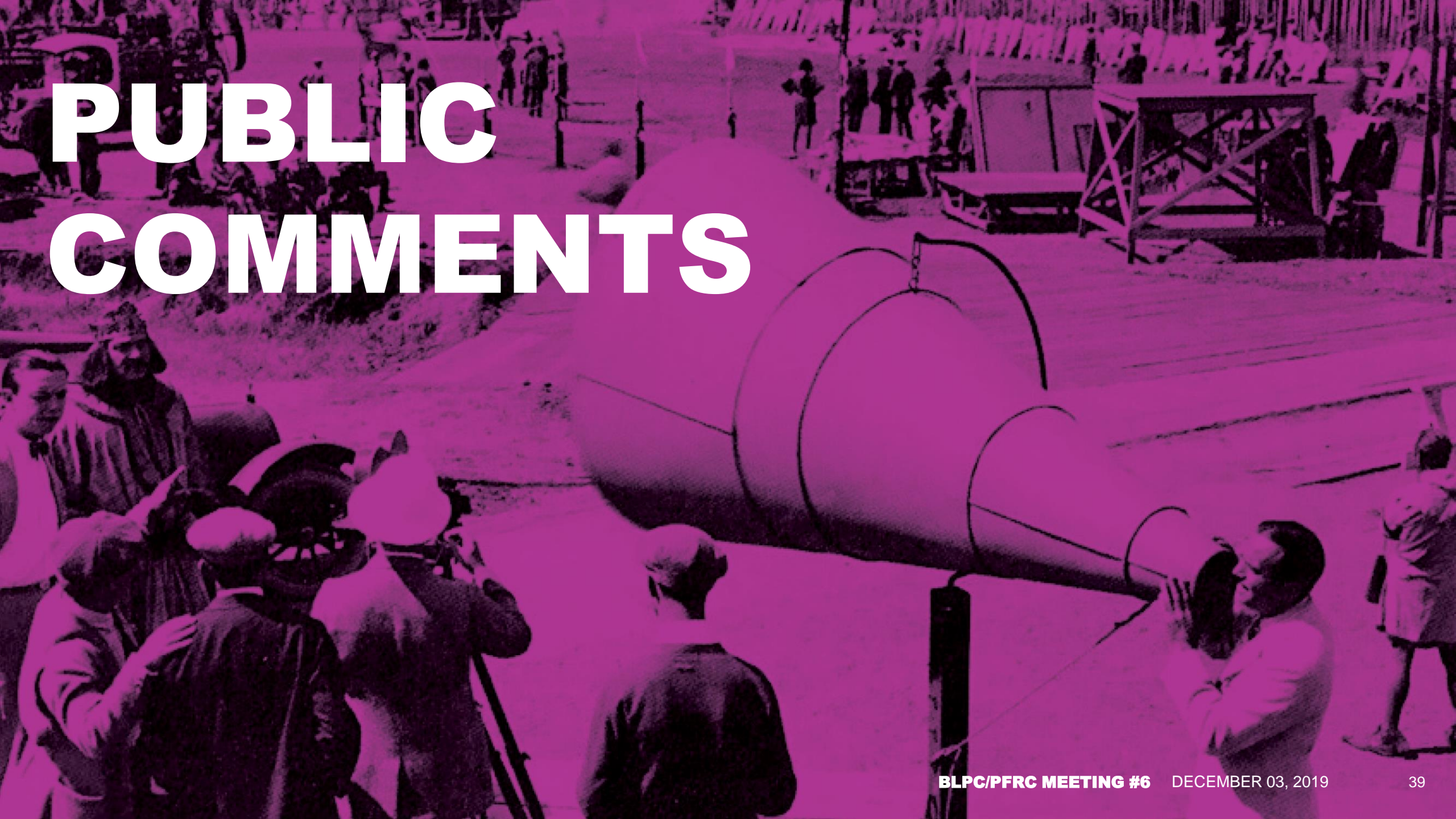
YOU X 

DO NOT FORGET!



REPORT

A man in a light-colored suit and tie is leaning over a large, detailed architectural model of a city. He is holding a small, tall building model in his right hand, appearing to be in the process of placing it or adjusting it. The model consists of numerous rectangular buildings of varying heights and widths, arranged in a grid-like pattern. The entire scene is overlaid with a semi-transparent purple color.



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 18, 2019 @ 7:00pm**

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