Potomac Yard Metrorail Station

Update

May 2016

AGENDA

I. Background

II. Station Location Decision

III. Station Design

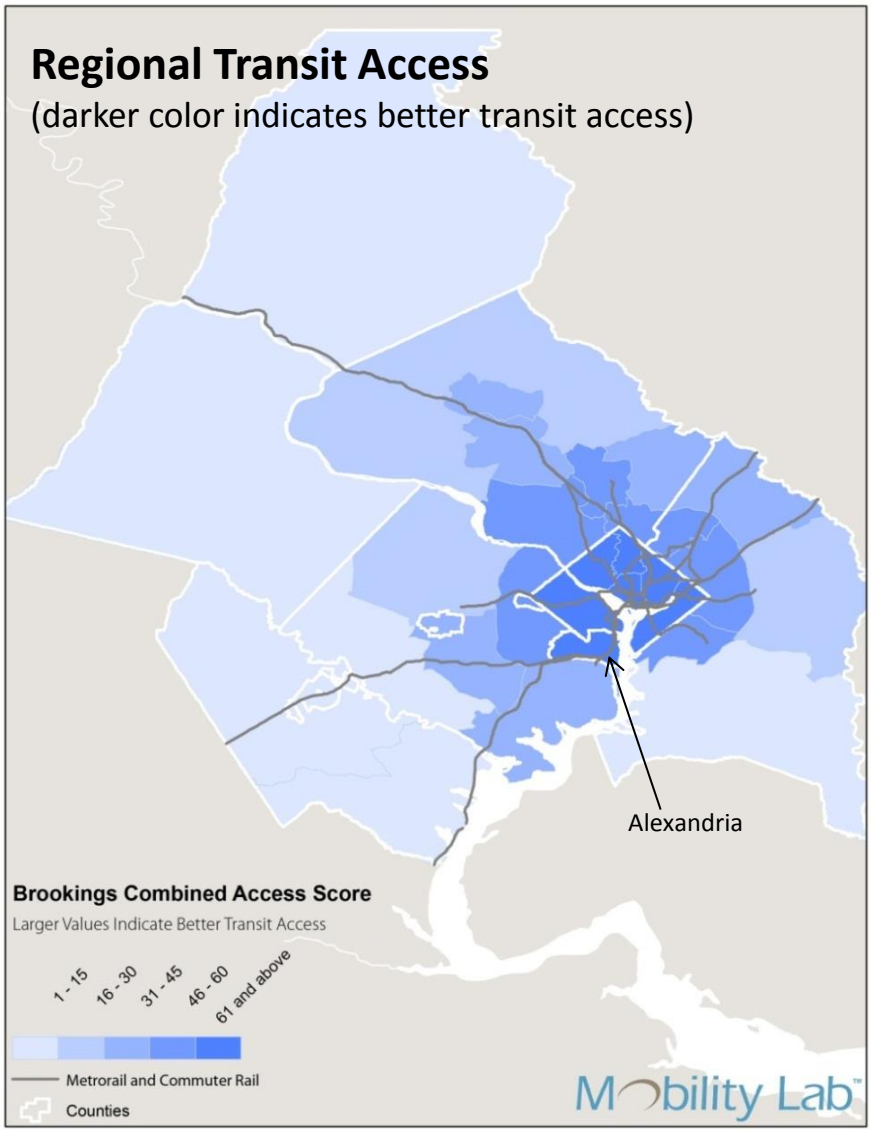
IV. Potomac Greens Park and Potomac Yard Park

V. Next Steps

VI. Comments/Questions

Alexandria in the Region

- Located in the core of the Washington region
- Good access to jobs and other opportunities
- Highly desirable place to live, work, and play
- Continued regional growth = continued development pressure
- How are we responding?

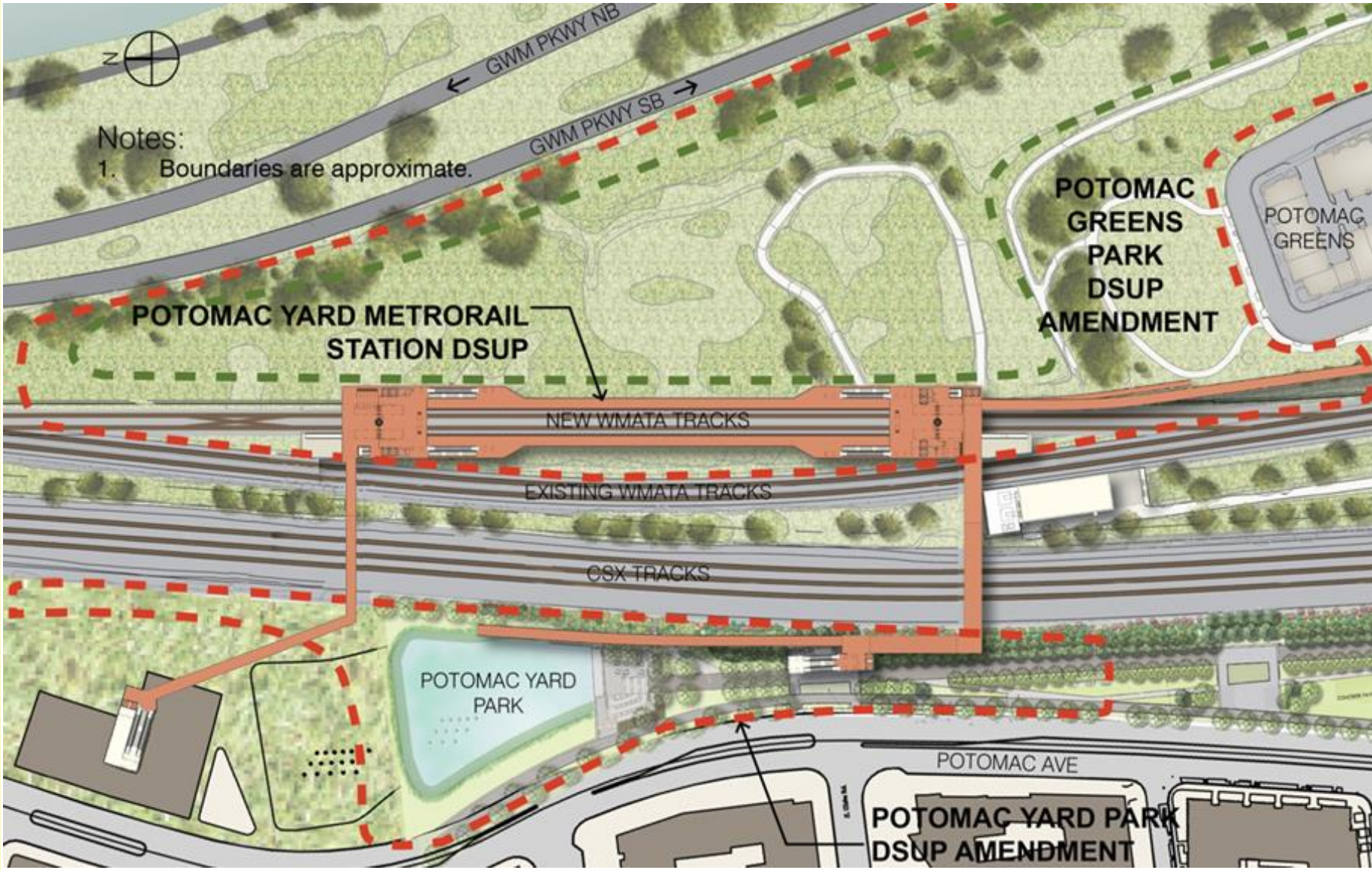


Potomac Yard

PREFERRED ALTERNATIVE

- City Council adopted the preferred alternative on May 20, 2015
- Alternative B as the preferred alternative
  - Support high-density mix of uses
  - Support adjacent communities
  - Economic development and regional benefit
- Construction access from Old Town Greens and Potomac Greens
- Mitigation framework for impacts to the George Washington Memorial Parkway

POTOMAC YARD METRORAIL STATION LOCATION

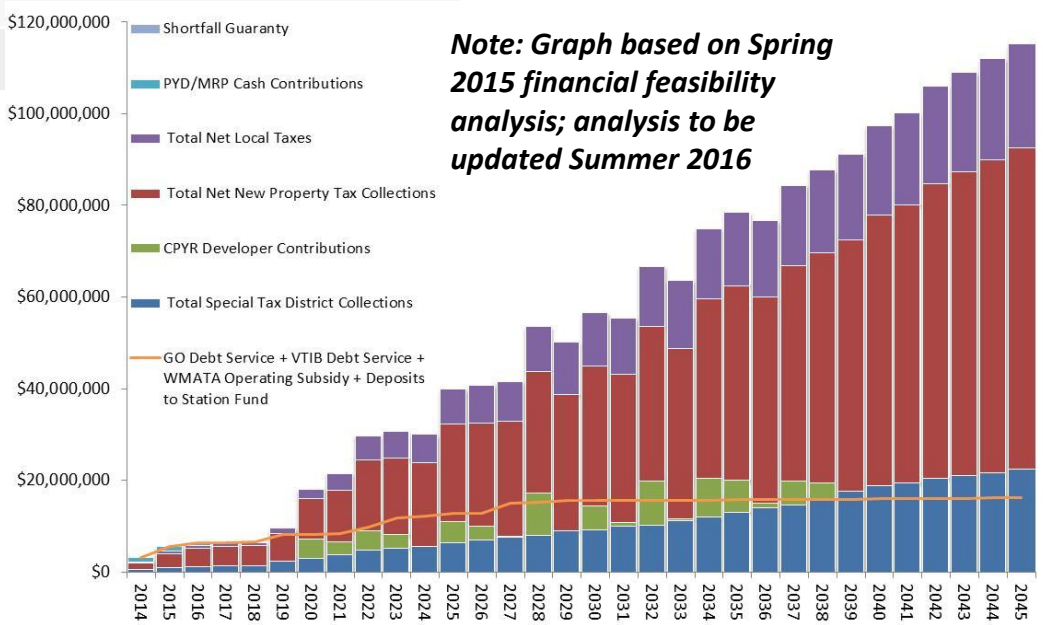


Station Funding and Financial Feasibility

Sources for Construction

Sources	Amount of Funds (millions)
TIFIA Loan	$ 88.0
NVTA Funds	$ 69.5
VTIB Loan	$ 50.0
General Obligation Bonds	$ 35.6
TIGER Grant	$ 20.0
Other Sources	$ 5.0
TOTAL	$ 268.1

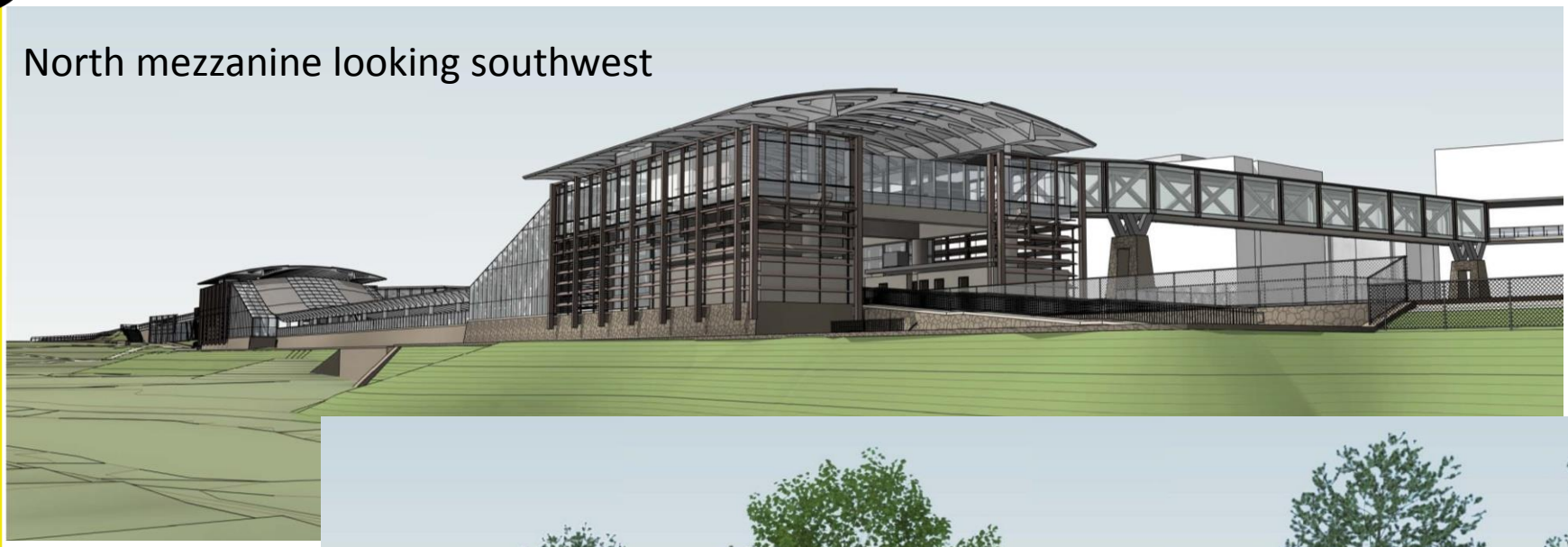
- *TIFIA: Transportation Infrastructure Finance and Innovation Act*
- *NVTA: Northern Virginia Transportation Authority*
- *VTIB: Virginia Transportation Infrastructure Bank*
- *TIGER: Transportation Investments Generating Economic Recovery*



Note: Graph based on Spring 2015 financial feasibility analysis; analysis to be updated Summer 2016

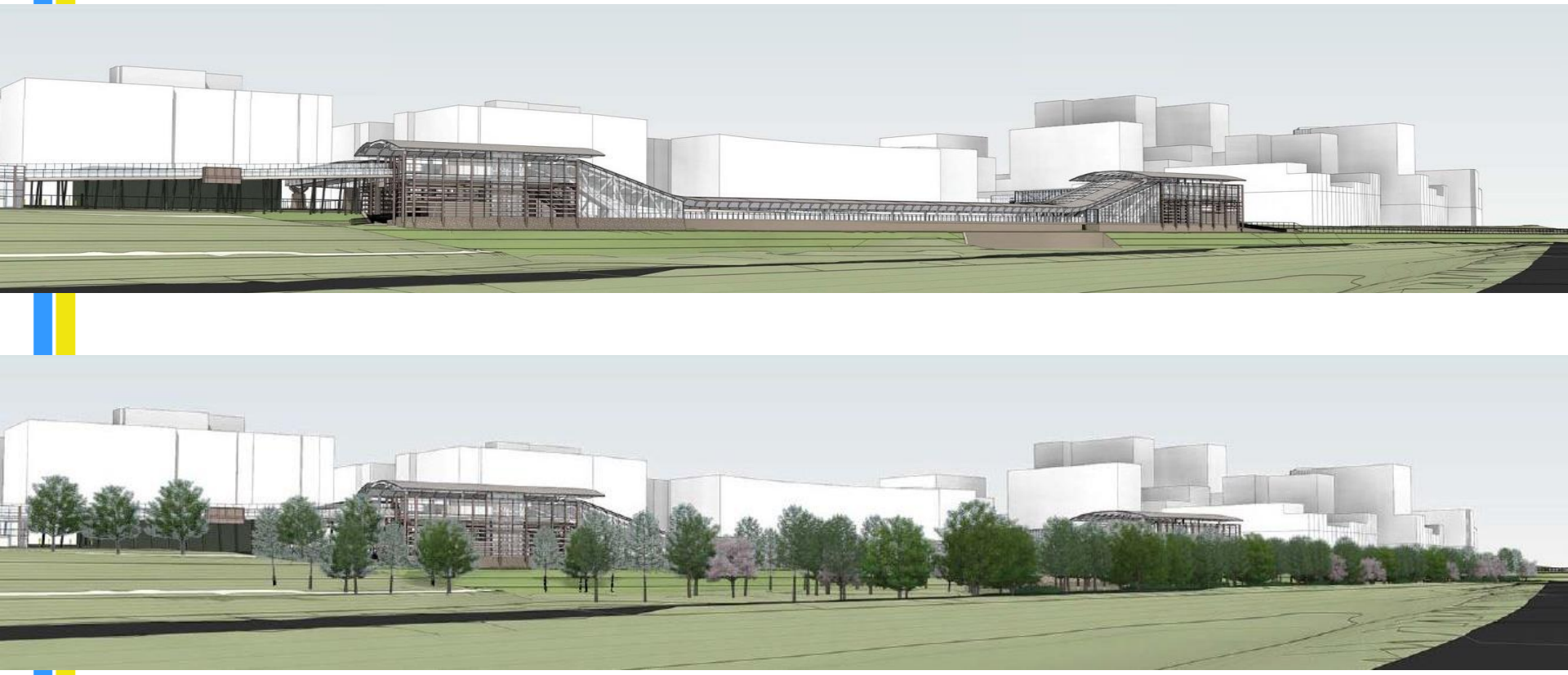
METRORAIL STATION DESIGN

North mezzanine looking southwest



View from George Washington Memorial Parkway Southbound Lane with Landscaping

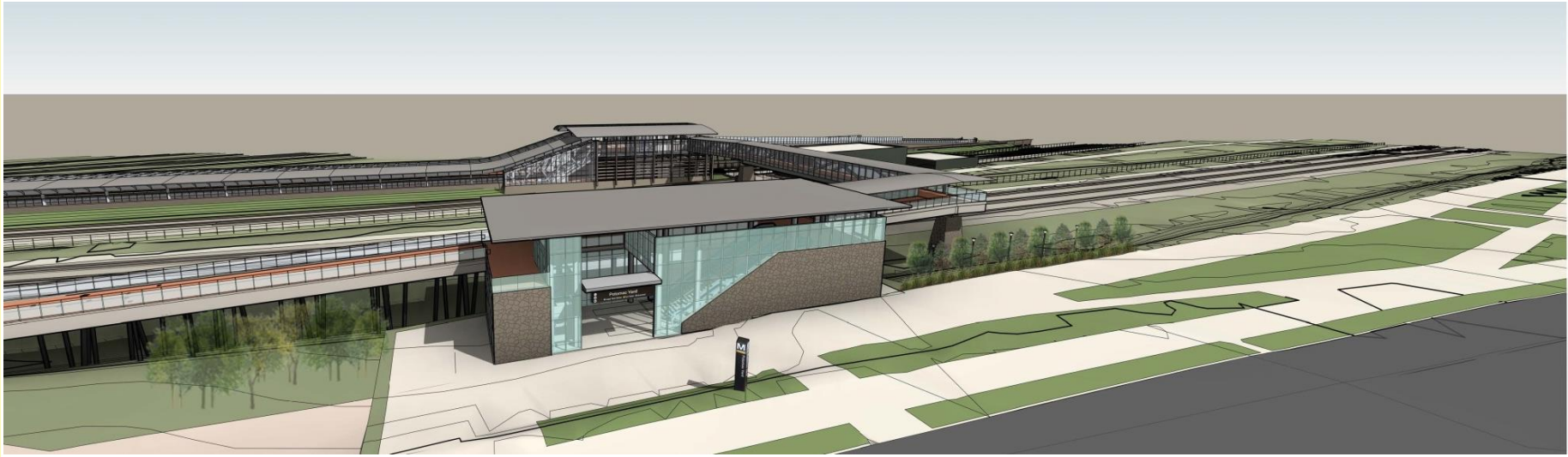
METRORAIL STATION DESIGN



View from Parkway Northbound Lane

Western Pavilion

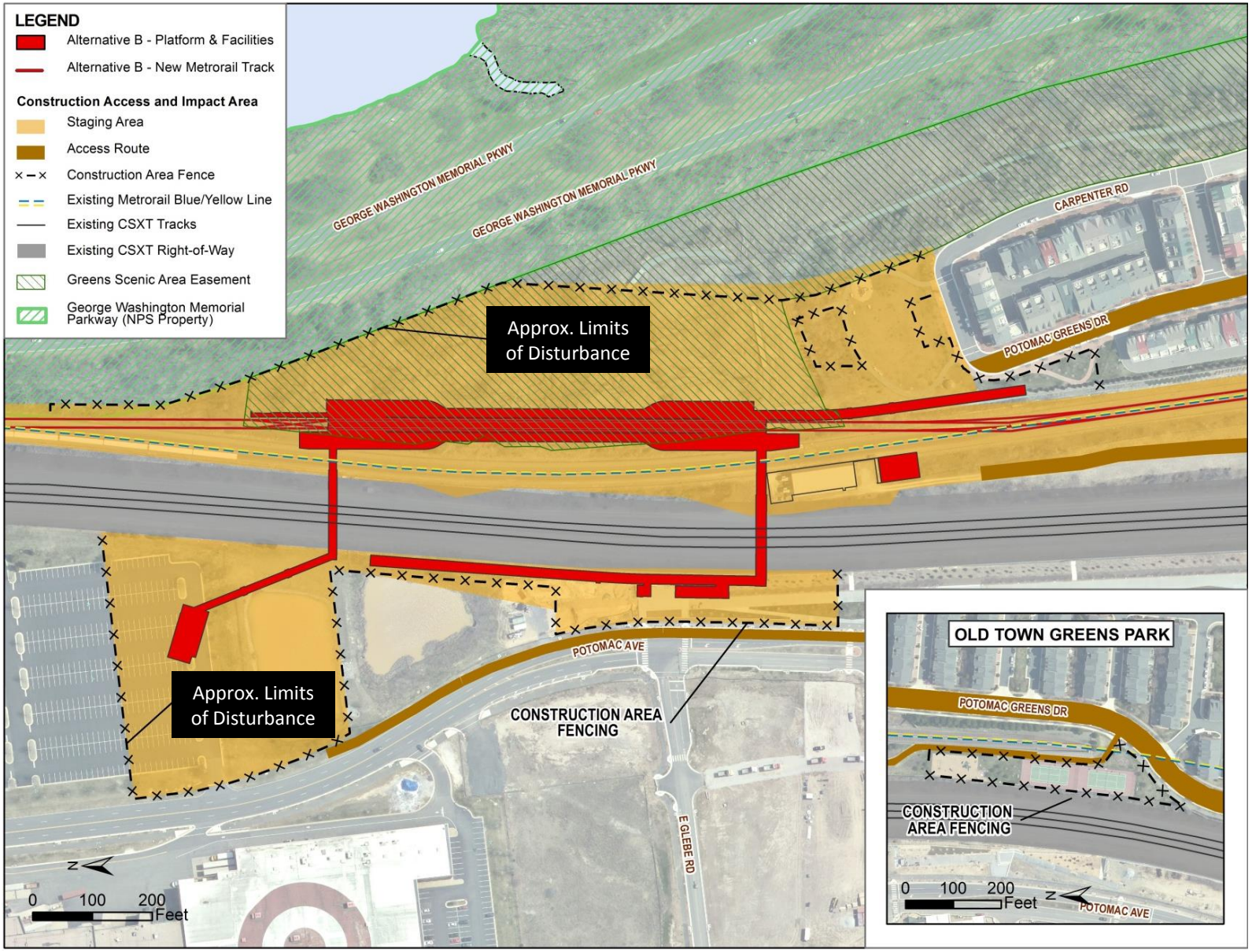
View looking from East Glebe Road



POTOMAC GREENS PARK

POTOMAC YARD PARK

CONSTRUCTION IMPACTS



Project Impacts – Concerns and Mitigation

Concerns	Potential Mitigation
Construction Traffic & Parking	Restrict Hours Bus Workers Secure Site Inspector Presence Time Restrictions
Contaminated Soils	Testing of Materials Prior to Removal Ensure Proper Handling
Construction Noise	Noise Mitigation
Night Work	Provide Advance Notice Minimize Frequency
Damage to Homes	Pre-Construction Home Inspections
Temporary Loss of Amenities	Work with Community to Relocate
Security Concerns During and After Construction	Secure Construction Site Secure Access when Station Closes

Upcoming Public Outreach

Community Discussions:

- Open House
  - June 2, 2016 (6:30 – 8:30 p.m., Charles Houston)
- Del Ray Farmers Market
  - Saturday, May 28
  - Saturday, June 11

Public Hearings:

- Planning Commission: June 7, 2016
- City Council: June 16, 2016

Next Steps

- Spring 2016
  - DSUP Process: June 2016 public hearing
  - Publish Final EIS
  - Develop Request for Proposals (RFP) documents for the design-build contract
  - Develop construction mitigation elements
  - Develop concept-level cost estimate and update financial feasibility analysis
- Summer 2016
  - Advertise design-build contract
  - Records of Decision

QUESTIONS?

For more information, visit:
www.alexandriava.gov/PotomacYard