

2015 Long Bridge Park Phase 2 Next Steps Long Bridge Park Advisory Committee Presentation May 20, 2015



Long Bridge Park Advisory Committee 6:00pm May 20, 2015

**6:00pm to 7:30pm Long Bridge Park, 475 Long Bridge Drive
7:30pm to 9pm Crystal Gateway Condominium Community Room,
1300 Crystal Drive**

1.Welcome/Introductions

2.Review of County Board Direction to County Manager

3.Next Steps

4.Other Business

2013 Master Plan



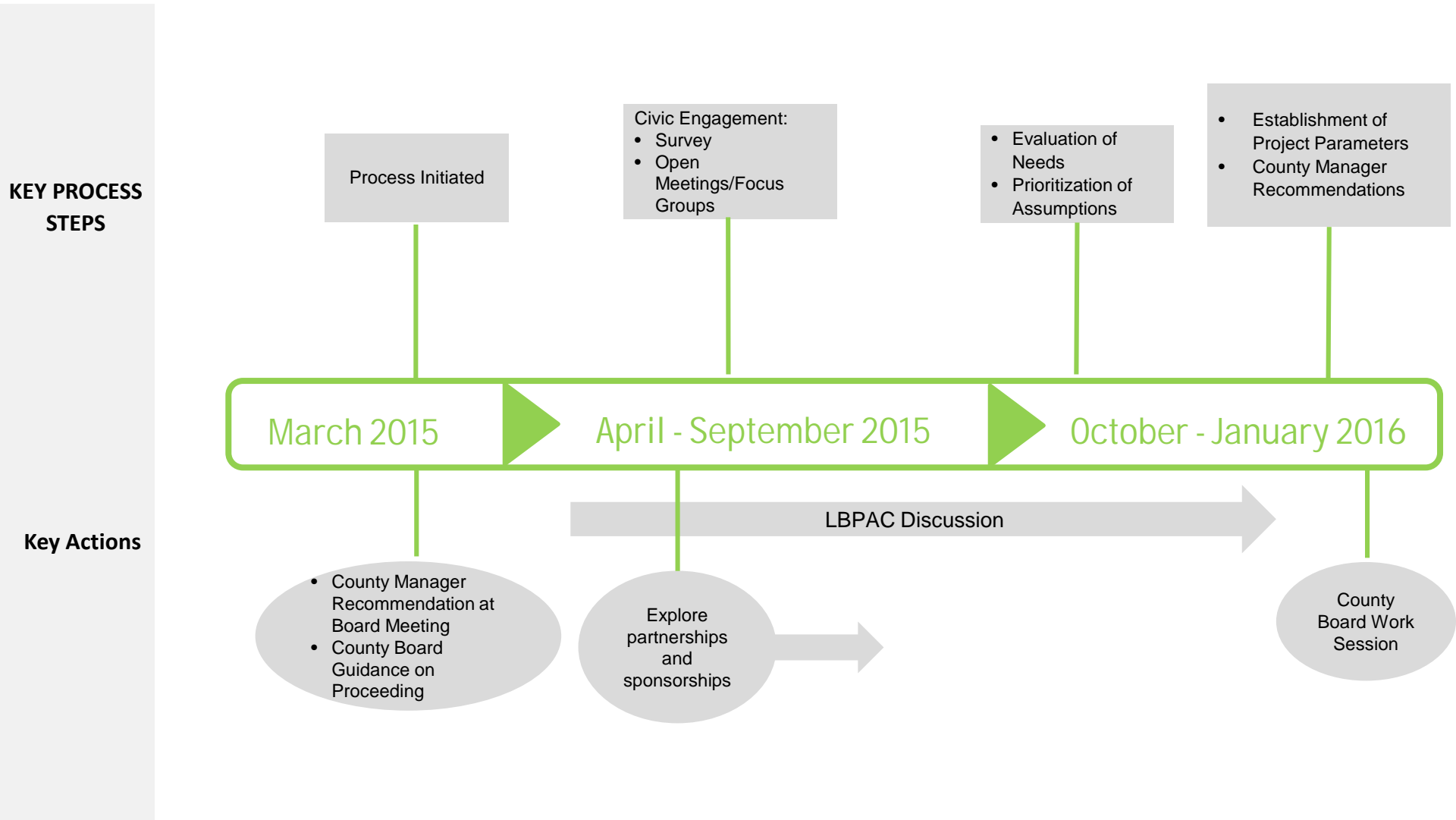
- Master Plan and Design Guidelines adopted in March 2013.
- Phase 2 of the Master Plan includes:
 - Aquatics, Health & Fitness Facility
 - 10 acre park
 - Esplanade, park elements, rain gardens, public art
 - Environmental remediation
- Bids in late 2013 came in higher than budget would allow.
- Long Bridge was considered as part of DC bid for 2024 Summer Olympic Games. In December Boston was selected as USOC's City.
- 80% (\$64m) of original \$79.2m CIP project remains.
 - Bond Funds = \$44m
 - TDR and Other Sources = \$20m
 - The delta was spent on design/engineering services, permits, remediation program, Long Bridge Drive work.

County will study the need for and assumptions underlying Phase 2 of the 2013 Master Plan.

1. Long Bridge Park Design Advisory Committee to become:
 - **Long Bridge Park Advisory Committee** (LBPAC) in order to better reflect the Committee's role.
 - Adjust LBPAC charge and membership.
 - Direct the LBPAC to support the Civic Engagement efforts, evaluate the results, and help develop final recommendations.
2. Staff will explore potential partners and sponsors for Long Bridge Park.
3. Staff to seek broad community input to study and revalidate the **need** and **assumptions** of the program and design.
 - Review original assumptions including:
 - Use Program:
 - Facility: aquatics, fitness, public spaces, future expansion
 - Park: Esplanade, rain gardens, green spaces, trails, public art
 - Architecture
 - Energy Efficiency
 - Operating costs/net tax support
 - Utilize a variety of Civic Engagement tools to engage stakeholders and community.
 - Conduct statistically valid survey
 - Open meetings and/or focus groups
 - Meet with relevant commissions and neighborhoods

4. Based on investigation of need and community conversation, staff and LBPAAC evaluate and recommend priorities for key assumptions for a re-designed project within budget.
 - Assumptions should be broken down into sub-categories in order to establish clear priorities. (i.e., priorities among the various uses in the Facility.)
5. In January 2016 County Manager makes recommendation to County Board for a timeline and plan to achieve a fiscally viable Phase 2 project.

Next Steps Timeline



\$64m total available in 2015

Budget Breakdown

\$46m	Actual construction of park and building (includes some remediation in earthworks)
\$0.3m	Remediation
\$5.5m	Design: A/E and environmental program
\$0.9m	FFE (fixtures, furniture & equipment)
\$1m	Technology
\$1m	Security, 3 rd party testing, permits
\$0.25m	Public Art
\$0.9m	Project management
\$4.6m	Construction Contingency (10% hard costs)
\$3.2m	Design Contingency (5% total project budget)
\$64m	Total

\$79.2m CIP Project Budget (pg. C-30)

Budget Breakdown

\$59.3m	Actual construction of park and building (includes some remediation in earthworks)
\$0.3m	Remediation
\$8.6m	Design: (A/E) and environmental program
\$.9m	FFE (furniture, fixture, & equipment)
\$1m	Technology
\$1m	Security, 3 rd party testing, permits
\$.25m	Public Art
\$.9m	Project Management
\$6.9m	Construction Contingency (10% hard costs plus \$1m in found savings)
\$79.2m	Total