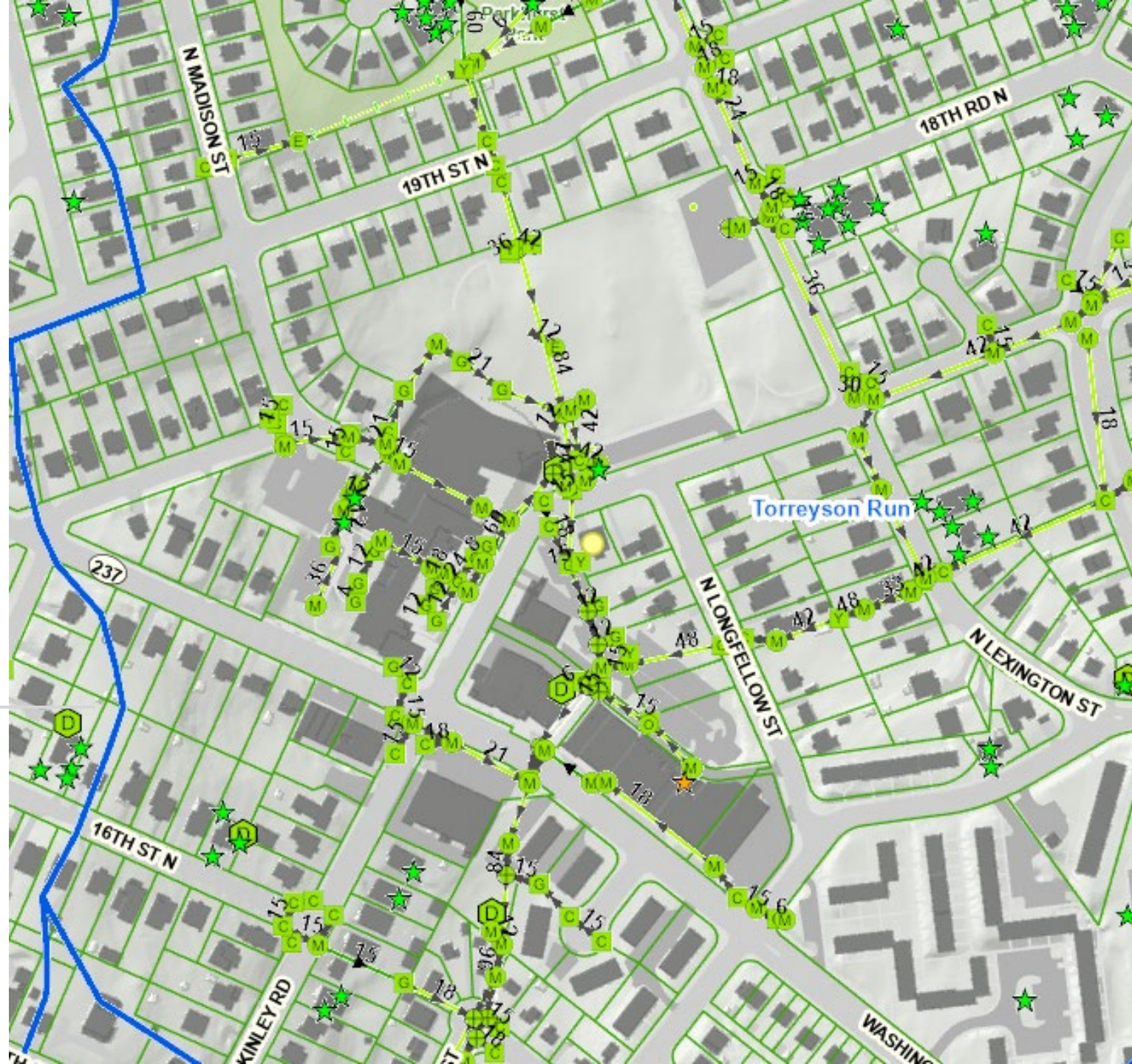


5840 18th St N Property Demolition Meeting

June 5, 2024



Purpose of the meeting

- Project update
- Demolition schedule
- Residents' expectations during demolition
- Contact information during demolition
- Questions

[Project Web Site: https://www.arlingtonva.us/Government/Projects/Project-Types/Environment-Projects/Demolition-5840-18th-St-North](https://www.arlingtonva.us/Government/Projects/Project-Types/Environment-Projects/Demolition-5840-18th-St-North)

Phases of the project

- Phase I : Completed
 - ✓ Plan development and permit application
 - ✓ Utility disconnection
 - ✓ Hazardous materials survey (none found)
- Phase II: expected to begin mid-June 2024
 - Will be after school ends for the summer,
 - Depends on contractor schedule
- ✓ Demolition of the house & any accessory structures
- ✓ Apply seed to the disturbed area

Staff will post specific project updates on the website and send updates to the civic association.



Demolition schedule of the project

- We have obtained land disturbance and demolition permits.
- **Utility disconnections** are complete.
 - Electric and water service has been shut off.
 - Gas and sewer service lines were removed at the main in the street.
 - Water has been shut-off and the meter box has been removed.
- **No Hazardous materials** were discovered.
- **Demolition and grading activities** are expected to last up to four weeks.
 - Demolition activities will use a smaller, track-mounted excavator.
 - After demolition, materials will be sorted/separated and then removed from the site.
- The site will be stabilized (planted) immediately after demolition is completed. Temporary stabilization measures may be used.

Demolition schedule of the project

- Final restoration planting will be completed during the fall planting period, as appropriate.
- The schedule may be adjusted due to weather delays or contractor/subcontractor crew/material availability.
- Parking along the right of way of property # 5840 will not be permitted during demolition work. **Additionally, the sidewalk will be closed during demolition.**
- Arlington County construction working hours per the Noise Ordinance are **Monday thru Friday 8:00 am to 4:30 pm.** Work that does not produce noise may occur outside of these hours. Work is not permitted on weekends or holidays.

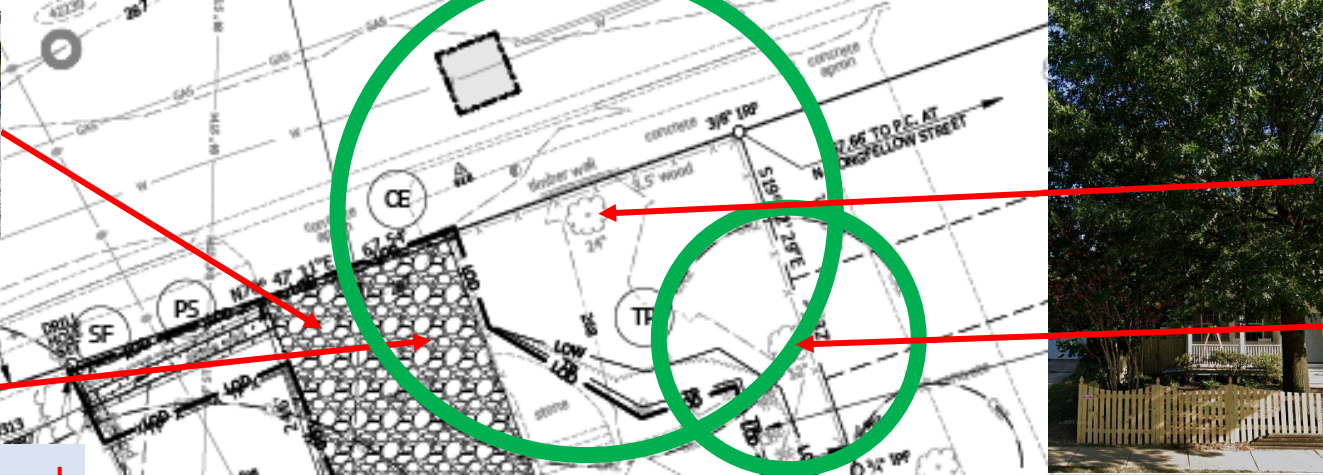
What to expect during construction?

- Residents should expect inconveniences such as dust, noise, debris
 - Dust-control measures will be in place
 - Silt fence will be installed around the project area
 - Debris should be staged on-site within the project limits/fencing
- Temporary parking restrictions
- Increase in traffic
- Sidewalk detours
- Contractor's crew will be working in the area performing their tasks
- Materials and equipment will be stored along the curb and gutter of the property at 5840 18th St N.





Install stone construction entrance



Pin oak and ornamental cherry to be saved

Red maple to be saved



Install tree protection



Saucer magnolia to be saved



Install temporary silt fence during construction along the disturbed area



Existing fences along adjacent property lines to remain



Winterberry holly to be saved

Demolition Plan

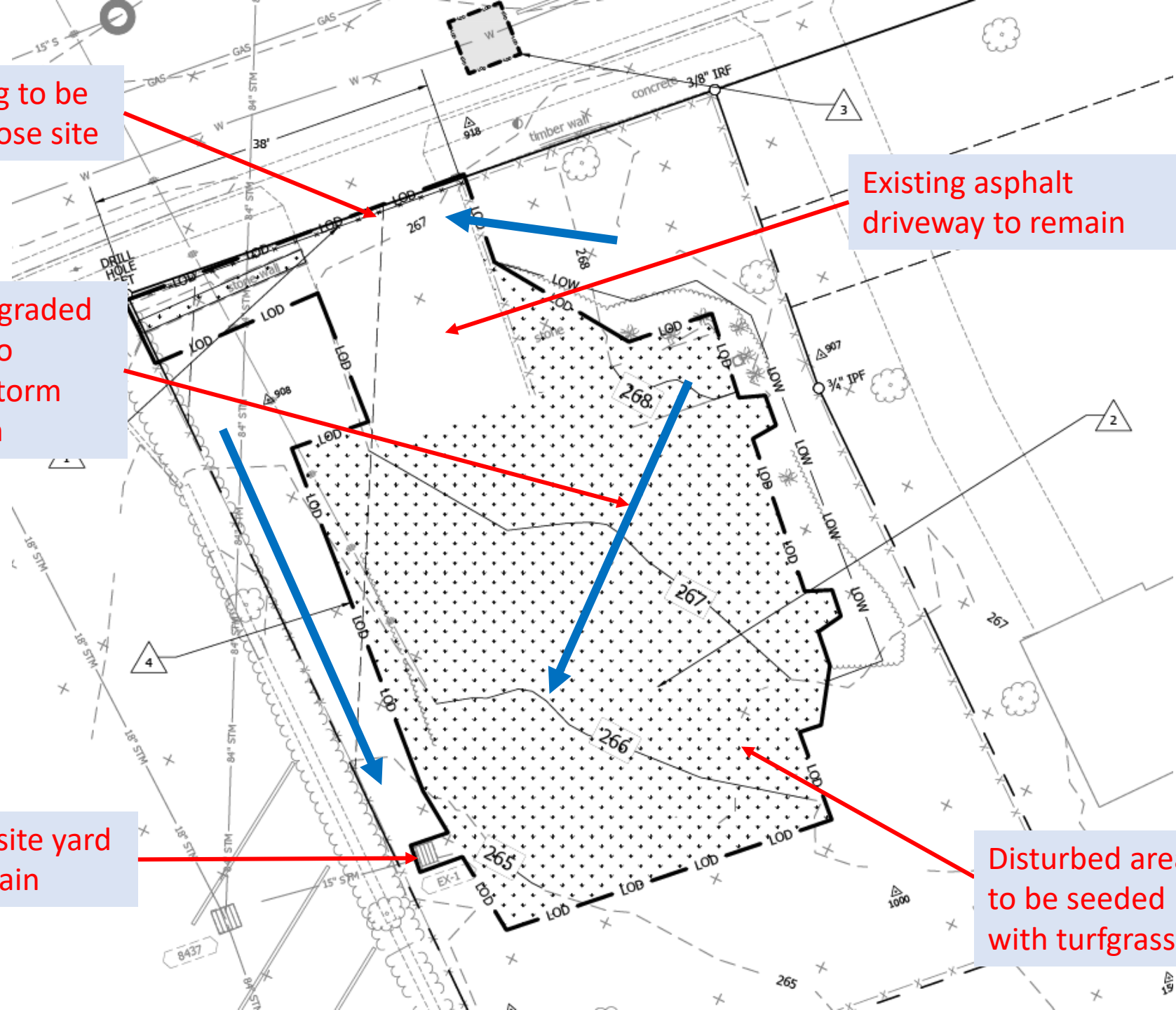
Interior fencing to be relocated to close site

Site to be gently graded to direct runoff to existing on-site storm collection system

Existing on-site yard inlet to remain

Existing asphalt driveway to remain

Disturbed area to be seeded with turfgrass



Grading Plan

Questions?

Who do I need to contact if I have a question during demolition?

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