

NES at Thomas Jefferson, scheme 1

18 October, 2014 (original)

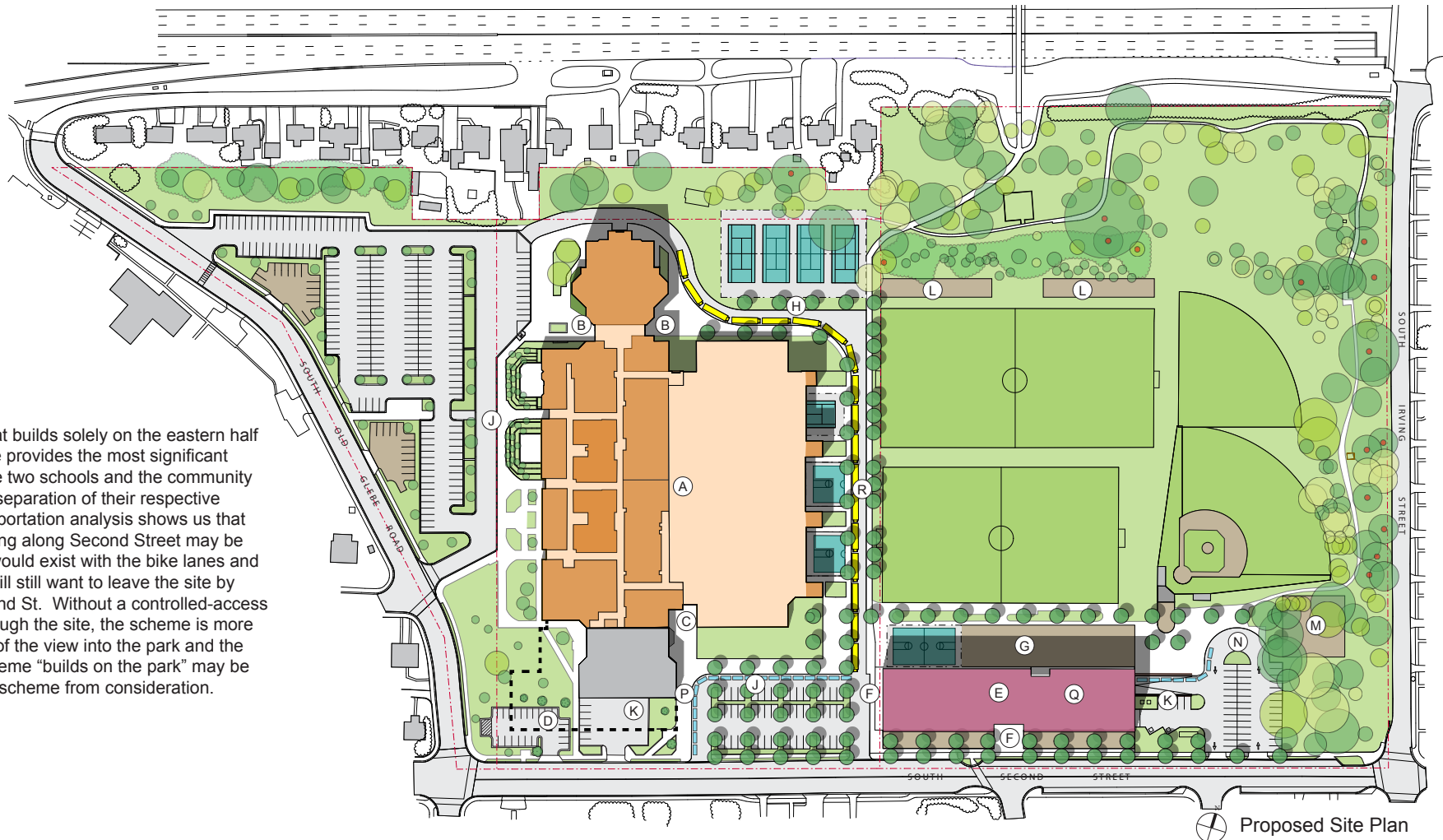
20 November, 2014 (update)

existing MS capacity: 982

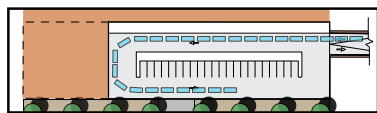
new ES capacity: 725

future expanded MS capacity: 1,300

As the only scheme that builds solely on the eastern half of the site, scheme one provides the most significant separation between the two schools and the community center – and the most separation of their respective vehicular traffic. Transportation analysis shows us that bus drop off &/or queuing along Second Street may be problematic: conflicts would exist with the bike lanes and the majority of buses will still want to leave the site by traveling west on Second St. Without a controlled-access bus lane/play alley through the site, the scheme is more challenging. Blocking of the view into the park and the perception that the scheme “builds on the park” may be enough to remove this scheme from consideration.



Proposed Site Plan



Plan of Proposed Below-Building Structured Parking and parent-drop off.

- | | | |
|--|-----------------------------------|--|
| (A) Existing TJ Middle School + Community Center | (G) Dedicated ES play space | (N) Playfield Drop-Off |
| (B) Middle School Entrance | (H) Combined ES/MS Bus Queue/Drop | (P) Future MS Entrance |
| (C) Community Center Entrance | (J) MS Auto Queue/Drop | (Q) Parking beneath Building with dedicated ES auto que & drop |
| (D) Area of future MS expansion | (K) Service Yard | (R) Multi-use space for bus queuing, fire lane, pedestrian path, and play areas. |
| (E) New Elementary School | (L) Community Garden & Playground | |
| (F) Elementary School Entrance | (M) Community Playground | |



NES at Thomas Jefferson, scheme 1

18 October, 2014 (original)

20 November, 2014 (update)

existing MS capacity: 982

new ES capacity: 725

future expanded MS capacity: 1,300





Arlington
Public
Schools

NES at Thomas Jefferson, scheme 1

18 October, 2014 (original)

20 November, 2014 (update)

existing MS capacity: 982

new ES capacity: 725

future expanded MS capacity: 1,300



NES at Thomas Jefferson, scheme 2

18 October, 2014 (original)

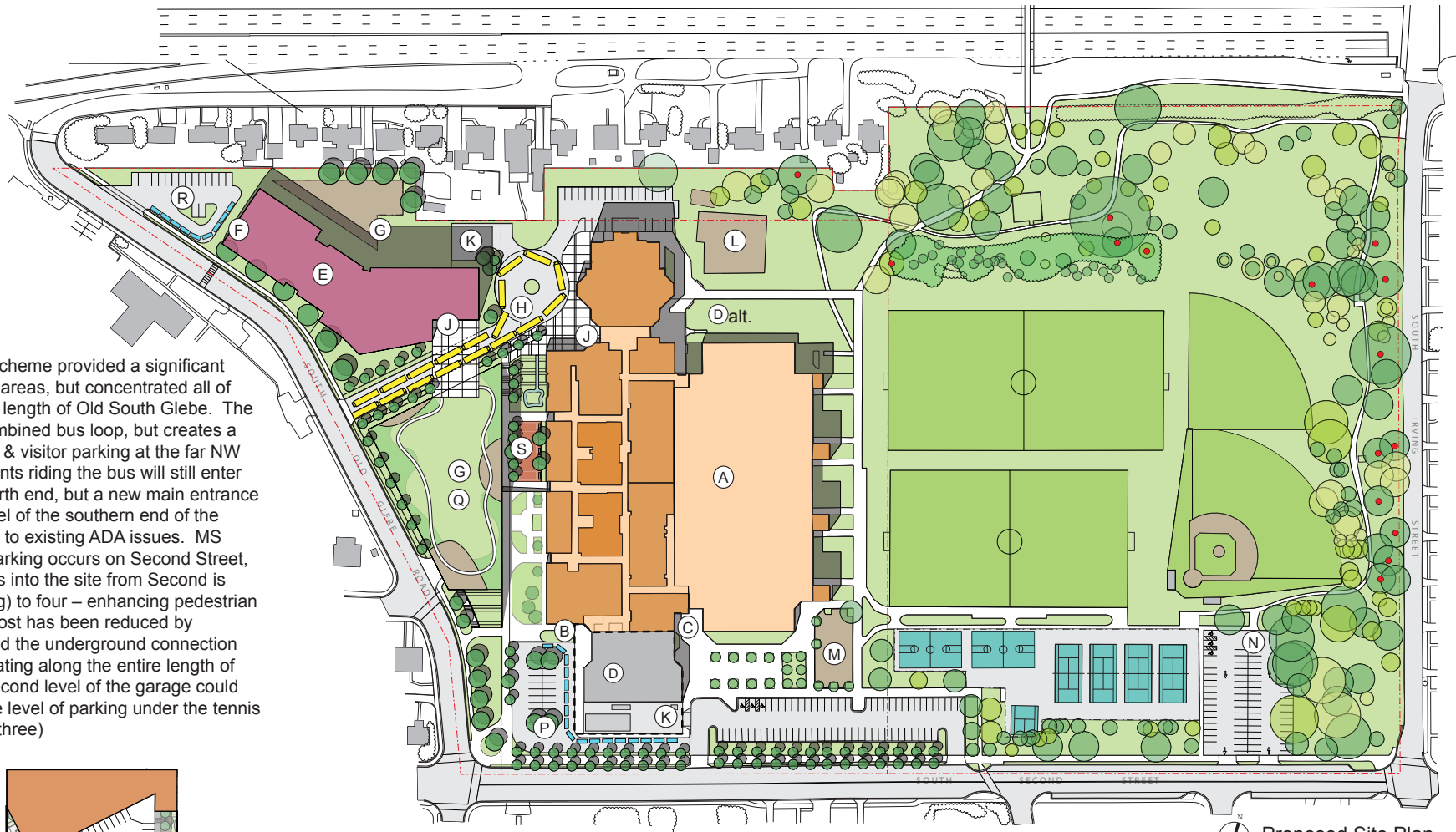
20 November, 2014 (update)

existing MS capacity: 982

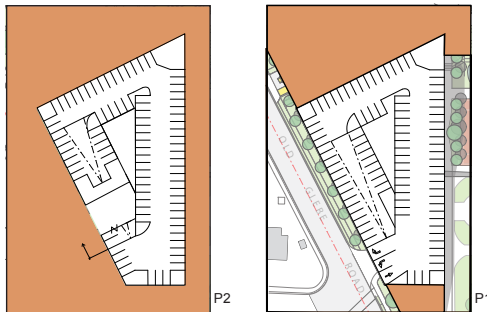
new ES capacity: 725

future expanded MS capacity: 1,300

The original version of this scheme provided a significant net gain of play/recreational areas, but concentrated all of the traffic on just 50% of the length of Old South Glebe. The revised scheme keeps a combined bus loop, but creates a new ES parent drop-off loop & visitor parking at the far NW corner of the site. MS students riding the bus will still enter Thomas Jefferson on the north end, but a new main entrance is created on the ground level of the southern end of the building, providing a remedy to existing ADA issues. MS parent drop-off and visitor parking occurs on Second Street, and the number of driveways into the site from Second is reduced from seven (existing) to four – enhancing pedestrian safety. Structured parking cost has been reduced by eliminating drop-off lanes and the underground connection to the ES, and by not excavating along the entire length of the MS. (The cost of the second level of the garage could also be weighed against one level of parking under the tennis courts as shown in scheme three)



Proposed Site Plan



Proposed Parking Deck Plans

- (A) Existing TJ Middle School + Community Center
- (B) New Middle School Entrance
- (C) Community Center Entrance
- (D) Area of future MS expansion
- (E) New Elementary School
- (F) Elementary School Entrance
- (G) Dedicated ES play space
- (H) Combined ES/MS Bus Queue/Drop
- (J) Bus rider entry
- (K) Service Yard
- (L) Community Garden
- (M) Community Playground
- (N) Playfield drop-off
- (P) Dedicated MS drop-off, visitor parking
- (Q) Parking beneath elevated field, opening on to pedestrian plaza.
- (R) Dedicated ES drop-off, visitor parking
- (S) Existing "pits" on west side of MS are joined to create a plaza with an at grade opening into the parking structure



NES at Thomas Jefferson, scheme 2

18 October, 2014 (original)

20 November, 2014 (update)

existing MS capacity: 982

new ES capacity: 725

future expanded MS capacity: 1,300



NES at Thomas Jefferson, scheme 3

18 October, 2014 (original)

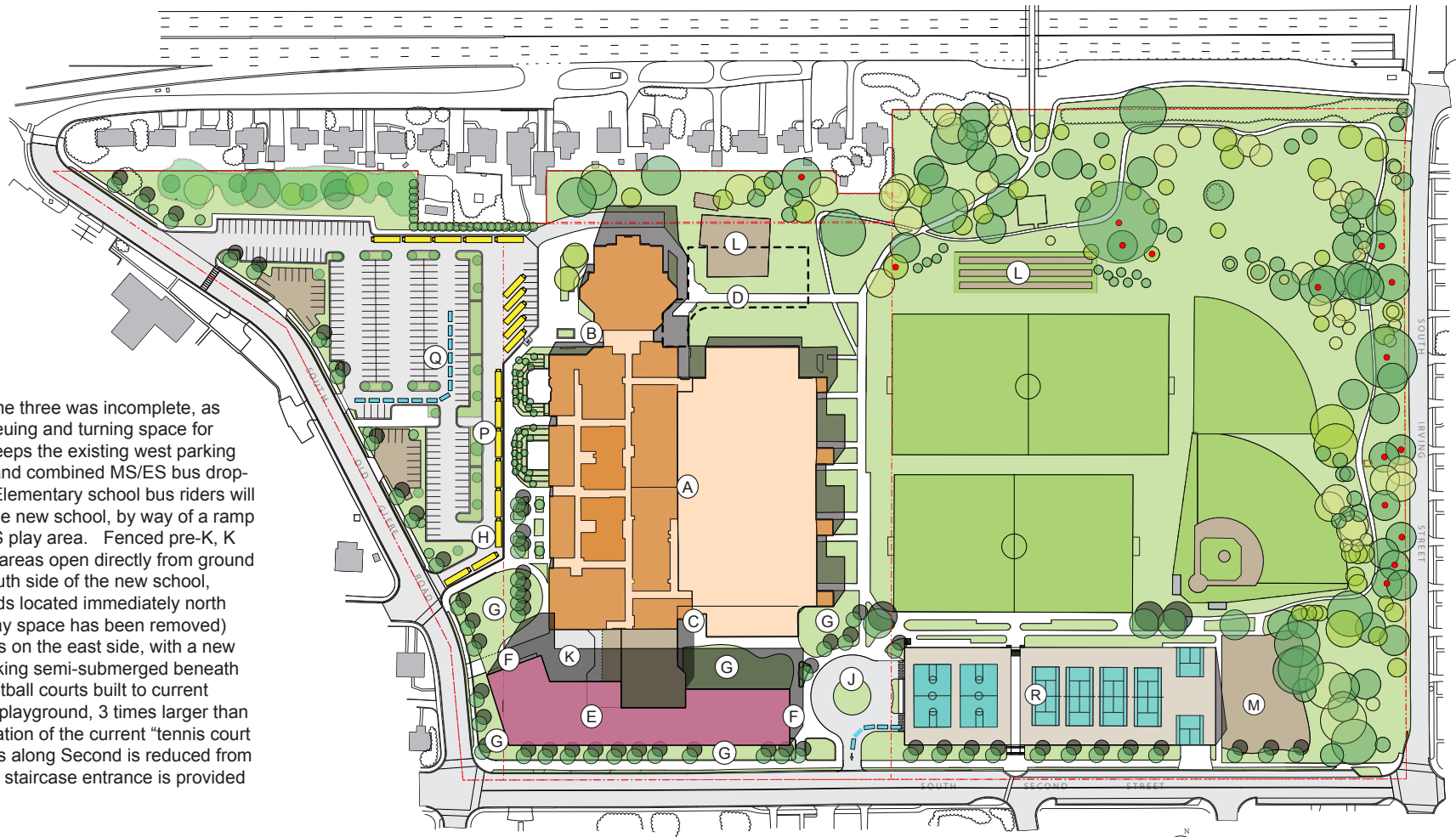
20 November, 2014 (update)

existing MS capacity: 982

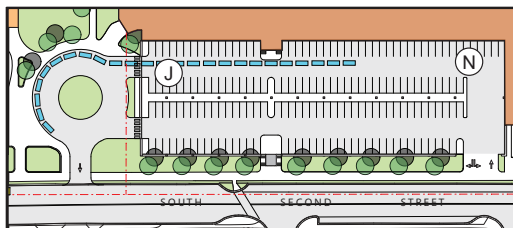
new ES capacity: 725

future expanded MS capacity: 1,300

The previous version of scheme three was incomplete, as it didn't allow for adequate queuing and turning space for buses. The revised version keeps the existing west parking lot as-is. MS parent drop-off and combined MS/ES bus drop-off occurs in the existing lot. Elementary school bus riders will enter on the second level of the new school, by way of a ramp circling around a dedicated ES play area. Fenced pre-K, K and Grade 1 play and garden areas open directly from ground level classrooms along the south side of the new school, with additional new playgrounds located immediately north of the building. (All rooftop play space has been removed) The main entrance to the ES is on the east side, with a new drop-off loop and queuing/parking semi-submerged beneath reconfigured tennis and basketball courts built to current standards. A new community playground, 3 times larger than existing, is provided in the location of the current "tennis court lot". The number of driveways along Second is reduced from seven to two and a new grand staircase entrance is provided into the park.



Proposed Site Plan



Proposed Parking Deck Plan

- | | | |
|--|---|--|
| (A) Existing TJ Middle School + Community Center | (G) Dedicated ES play space | (N) Playfield Drop-Off |
| (B) Middle School Entrance | (H) ES Bus Queue/Drop | (P) MS Bus Queue/Drop |
| (C) Community Center Entrance | (J) ES Auto Queue/Drop | (Q) MS Auto Queue/Drop |
| (D) Area of future MS expansion | (K) Combined Service Yard | (R) New courts over parking with a grand staircase entrance to Park. |
| (E) New Elementary School | (L) Community Garden (relocated in future?) | |
| (F) Elementary School Entrance | (M) New Community Playground, 3x larger | |



NES at Thomas Jefferson, scheme 3

18 October, 2014 (original)

20 November, 2014 (update)

existing MS capacity: 982

new ES capacity: 725

future expanded MS capacity: 1,300



NES at Thomas Jefferson, scheme 4

18 October, 2014 (original)

20 November, 2014 (update)

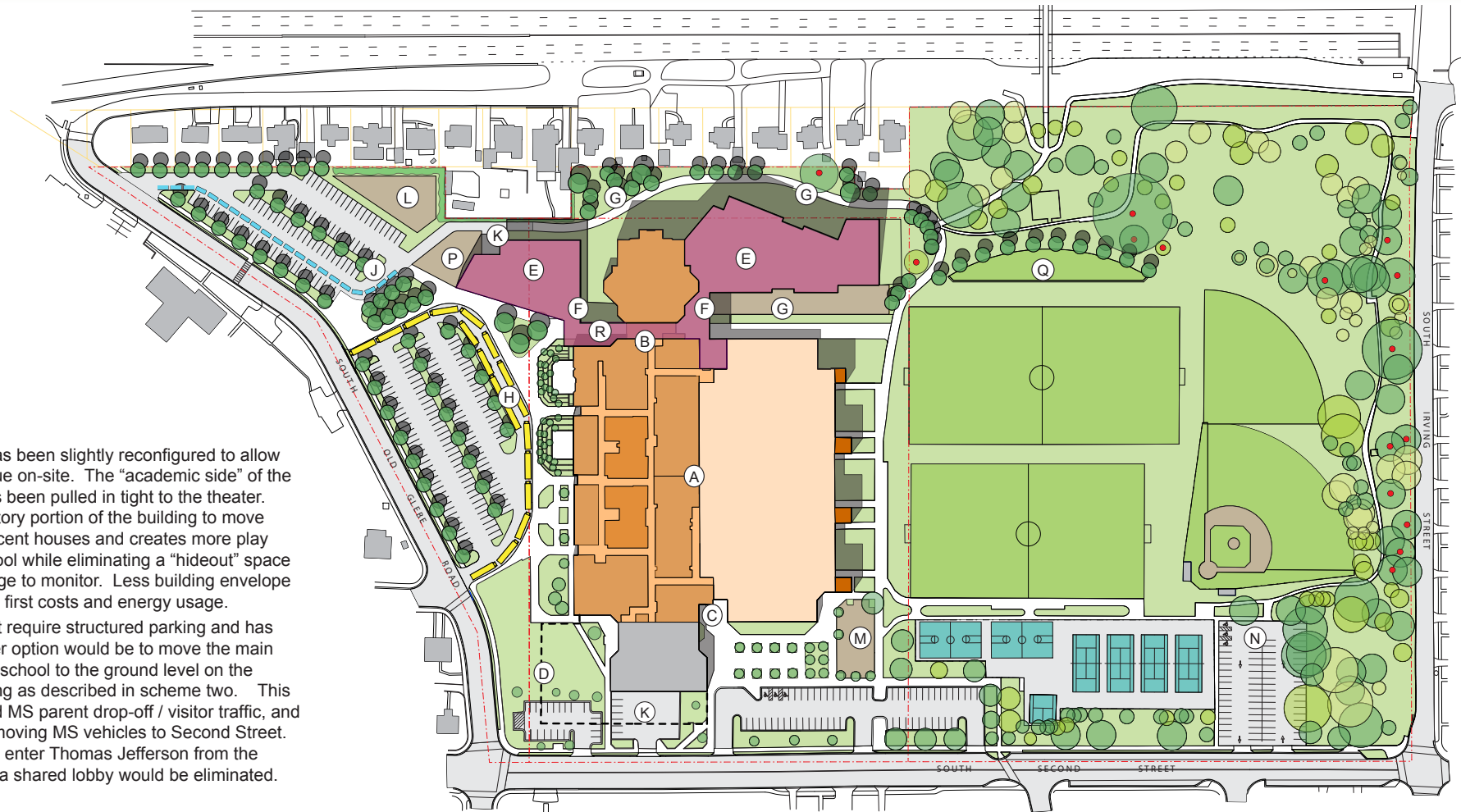
existing MS capacity: 982

new ES capacity: 725

future expanded MS capacity: 1,300

The west parking lot has been slightly reconfigured to allow all of the buses to queue on-site. The “academic side” of the building (east side) has been pulled in tight to the theater. This allows the three story portion of the building to move further away from adjacent houses and creates more play space north of the school while eliminating a “hideout” space that could be a challenge to monitor. Less building envelope area also reduces both first costs and energy usage.

As this scheme doesn't require structured parking and has the lowest cost, another option would be to move the main entrance of the middle school to the ground level on the south end of the building as described in scheme two. This would separate ES and MS parent drop-off / visitor traffic, and relieve congestion by moving MS vehicles to Second Street. MS students would still enter Thomas Jefferson from the north, but the need for a shared lobby would be eliminated.



Proposed Site Plan

- | | | |
|--|------------------------------------|--|
| (A) Existing TJ Middle School + Community Center | (H) Combined ES/MS Bus Queue/Drop | (Q) Sloped Lawn Spectator Seating |
| (B) Middle School Entrance | (J) Combined ES/MS Auto Queue/Drop | (R) The ES, MS and Auditorium share a common entrance. During school hours, this space serves as an access controlled corridor linking the western and eastern halves of the ES. The east half houses all classrooms, while the west half houses the cafeteria, media center, art, etc. - spaces that could remain open after hours for community use. |
| (C) Community Center Entrance | (K) Service Yard | |
| (D) Area of future MS expansion | (L) Community Garden | |
| (E) New Elementary School | (M) Community Playground | |
| (F) Elementary School Entrance | (N) Playfield Drop-Off | |
| (G) Dedicated ES play space | (P) School Garden | |

No structured parking is required in this scheme.



NES at Thomas Jefferson, scheme 4

18 October, 2014 (original)

20 November, 2014 (update)

existing MS capacity: 982

new ES capacity: 725

future expanded MS capacity: 1,300

