

Original Mount Vernon High  
School Redevelopment  
Renovation and Adaptive Reuse

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Community Meeting  
June 1, 2022



— ORIGINAL —  
**MOUNT VERNON**  
— HIGH SCHOOL —

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# Agenda

- Welcome by Supervisor Storck
- Redevelopment Vision and Goals
- Project Background and Information
- Adaptive Reuse Programming
- Project Design
- Timeline
- Questions?



# WELCOME

Supervisor Dan Storck  
Mount Vernon District Supervisor

# Vision & Goals

- Create a “Human Development Center”
- Provide Pathways to Opportunity through education, workforce development, and life skills development programs.
- Create shared, multi-generational community spaces.
- Building community through creation of a vibrant place.
- Delivering services effectively, allowing flexibility to adapt to future needs.
- Consistency with the vision of One Fairfax and the County Strategic Plan.

# Historic Structure



- Originally part of George Washington's Mount Vernon Estate
- Built in 1939, with additions 1950's, and renovations 1980's
- Listed in the National Register of Historic Places as of May 2018.

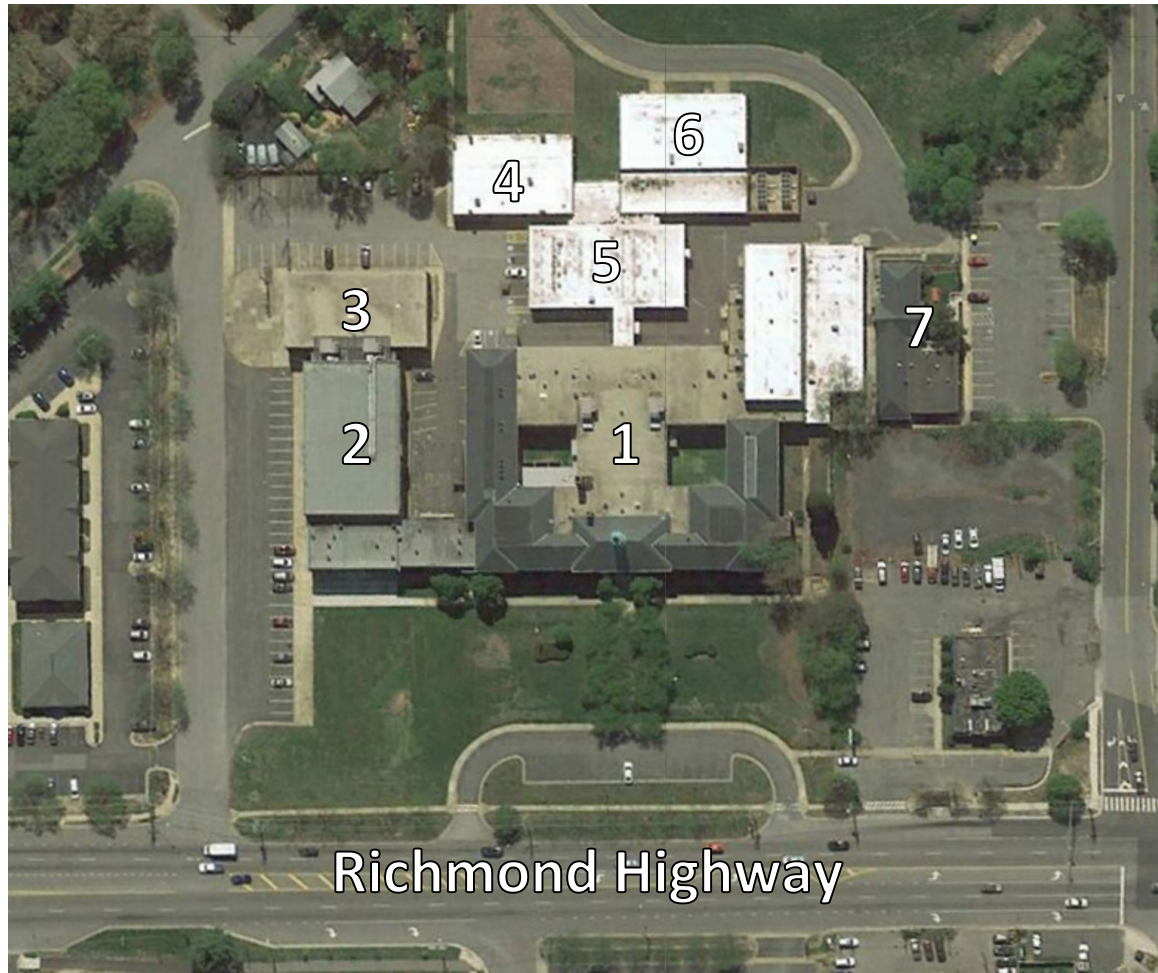


Theater



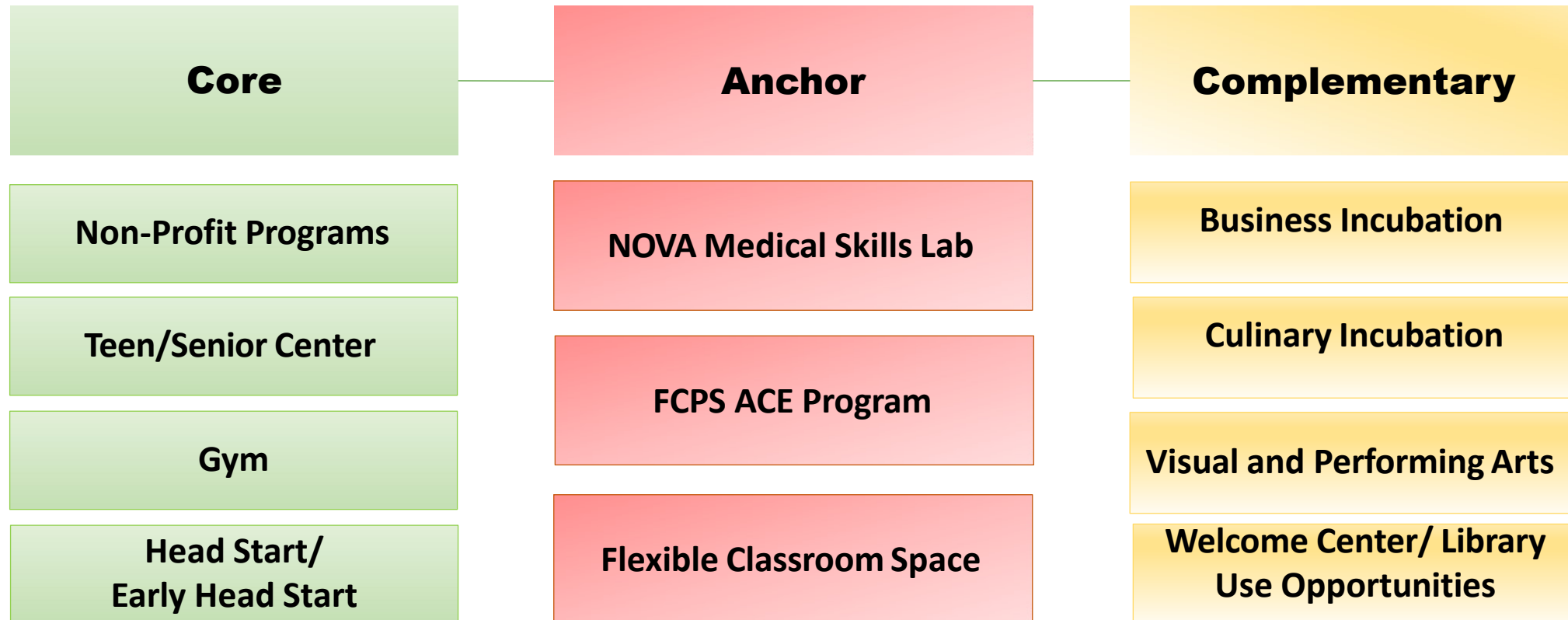
Library

# Existing Site and Building - Interim Renovations



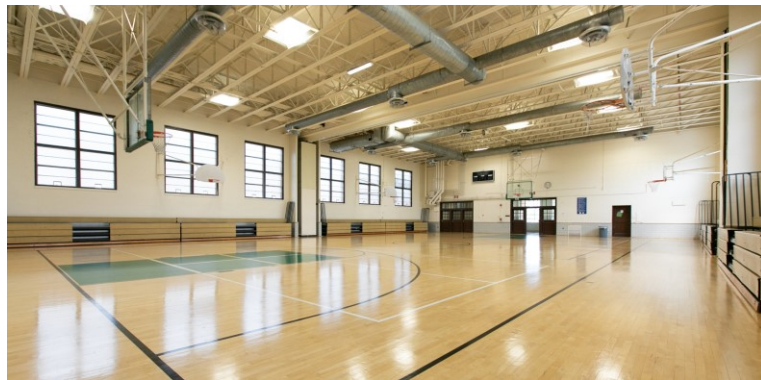
1. Main Historic School Building- *Vacant*
2. Gymnasium- *Renovated & in Use*
3. Teen and Senior Center- *Renovated & program relocated from Gerry Hyland Center*
4. Historic Annex:
  - Fire Marshal
  - Public Schools Assessment and Registration*Relocated to Gerry Hyland Center*
5. Annex:
  - Multi Purpose Room- *Renovated & in Use*
6. Annex: *Vacant*
7. Annex:
  - Brain Injury Services – *In Use*
  - Progreso Hispano – *In Use*

## Creating Pathways to Opportunity



# Core – Community and Child Care Programming

- Teen and Senior Center
  - Opened Summer 2021



- Early Childhood facility serving 172 children ages birth to five





# Non-Profit Program Guidelines

- Alignment of services and program offerings with Core Element themes and county-wide strategies & initiatives
- Create opportunities & help residents reach their full potential using a collective approach
- Work with other partners to create synergy

## Education

- Independent living skills
- Mentoring, internships and apprenticeship
- Literacy and ESOL
- STEM
- Culinary Arts

## Career and Workforce Skill Development

- Health Care
- Incubator and entrepreneurial
- Career identification
- Youth re-engagement
- Career mobility
- Job seeking skills

## Financial Literacy

- Wealth creation and building
- Budgeting
- Money management
- Youth re-engagement
- Consumer protection

# Core – Non-Profit Programs

- Current OMVHS Non-profit Services
  - Virginia Career Works
  - Financial Empowerment Center
- Space Back Fill at Gerry Hyland Center
  - Assessing space opportunities for services that are needed in the Region 1 area (courts, land development, tax, etc.)
  - Coordinating space needs for non-profits at OMVHS and Gerry Hyland Center
- Next Steps
  - Align our efforts for economic inclusion that promotes economic mobility

# Anchor – Education and Workforce Development

- **NOVA**

- Medical skills lab – 10 Beds. Training for Nurse Aid, Clinical Medical Assistant, and Pharmacy Tech
- Shared classroom for NOVA, potential additional needs based on Community Survey & Market Analysis prior to occupancy



- **FCPS - ACE program**

- Programs to be identified; some possibly programs are:
  - Apprenticeship & Trades (Electricity, HVAC-R, Plumbing, ...)
  - Business & IT (Computer Support Tech, Web Design, ...)
  - Health & Medical (Medical Billing & Coding, Dental Assistant, Pharmacy Tech, ...)
  - Certificate Programs (Childcare provider, Accounting Assistant, ...)



# Complementary –Arts Programming

- ArtsFairfax
  - Identifying revenue generating programming
  - Exploring visual, community-based, and cultural art programming
- Performing Arts
  - Theater RFI [Fairfax County \(bonfirehub.com\)](https://www.bonfirehub.com)
    - Responses to RFI will be accepted until June 17<sup>th</sup>
    - A vehicle for various forms of art and opportunity for work readiness
    - Exploring program opportunities distinctive of the community's diversity

# Food-Based Accelerator

## Accelerator RFI

- RFI was released in March 2022.
- Review committee preferred Frontier Kitchen's response to the RFI.
- Negotiations with Frontier Kitchen have begun.
- Project expected to launch in 2025.

## Building Business, Serving Community

- Potential for intrabuilding vending
- Destination & activation
- Launching ventures along the corridor
- Potential workforce/ apprenticeship opportunities
- Entrepreneurial ecosystem



## Renovation and Adaptive Reuse of the Facility

- Selective Interior Demolition and HazMat remediation will start early this summer
- Replacement/Upgrades of building systems including, mechanical, electrical, plumbing system, fire protection, and security
- ADA accessibility - building and site
- Virginia Historic Tax Credits – review by the **Virginia Department of Historic Resources**
- LEED Gold to meet County Sustainability Policy



Project Scope



## Special Exception Amendment

- Current building use needed to be changed
- Special Exception Amendment Application filed
- Allow for different type of building uses
- Planning Commissioning Public Hearing is scheduled on June 29
- Board of Supervisor's Public Hearing is scheduled on July 19

Special Exception  
Amendment



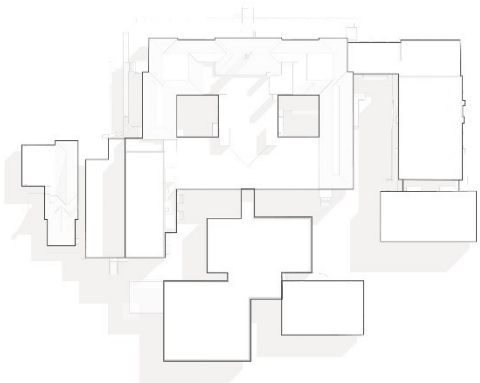
# PROJECT DESIGN

Joe Celentano  
VMDO Architects

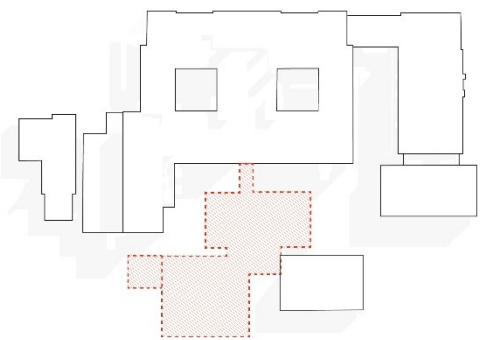




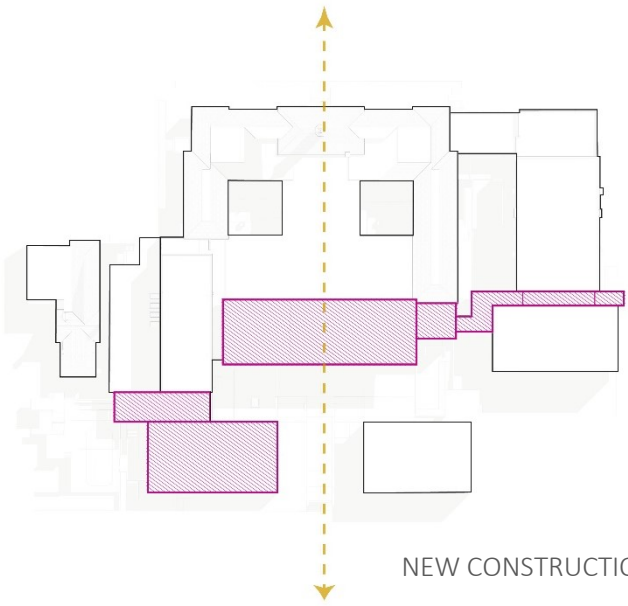
# Human Development Center



EXISTING



DEMO

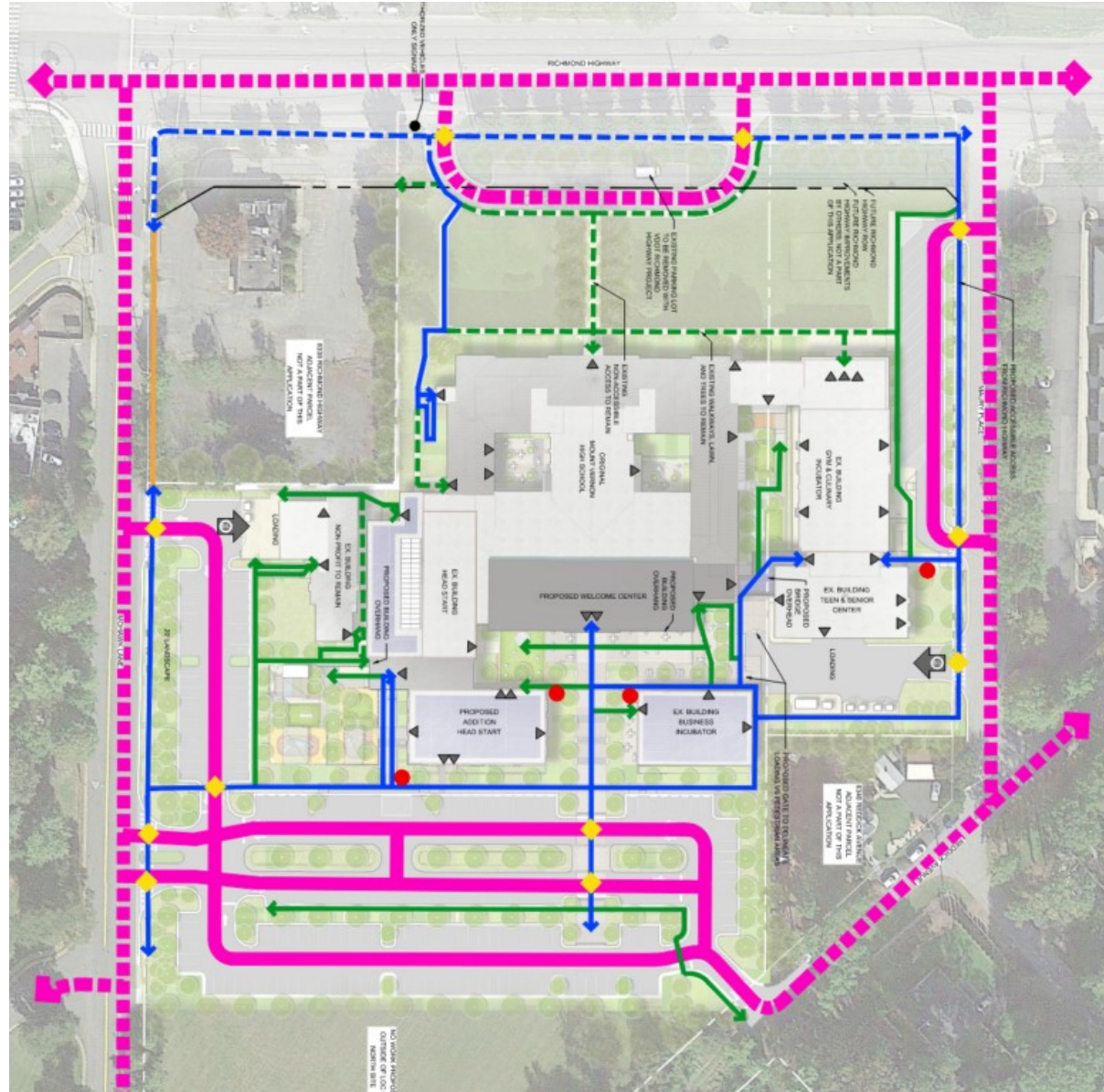


NEW CONSTRUCTION



# Plan Diagrams

# Circulation Plan



## CIRCULATION LEGEND

SYMBOL	ITEM
	PROPOSED PRIMARY PEDESTRIAN CIRCULATION
	EXISTING PRIMARY PEDESTRIAN CIRCULATION
	PROPOSED SECONDARY PEDESTRIAN CIRCULATION
	EXISTING SECONDARY PEDESTRIAN CIRCULATION
	OFF-SITE PEDESTRIAN CONNECTION BY OTHERS
	PROPOSED VEHICULAR CIRCULATION
	EXISTING VEHICULAR CIRCULATION
	CROSSWALK ALL CROSSWALKS TO BE ADA ACCESSIBLE AND MARKED
	POTENTIAL BIKE RACK LOCATION MINIMUM 9 BIKE RACKS (18 SPOTS) TO BE PROVIDED
	PROPERTY LINE
	PEDESTRIAN ENTRANCE
	VEHICULAR ENTRANCE - SERVICE / LOADING



Historic Front  
Entrance



Welcome Center



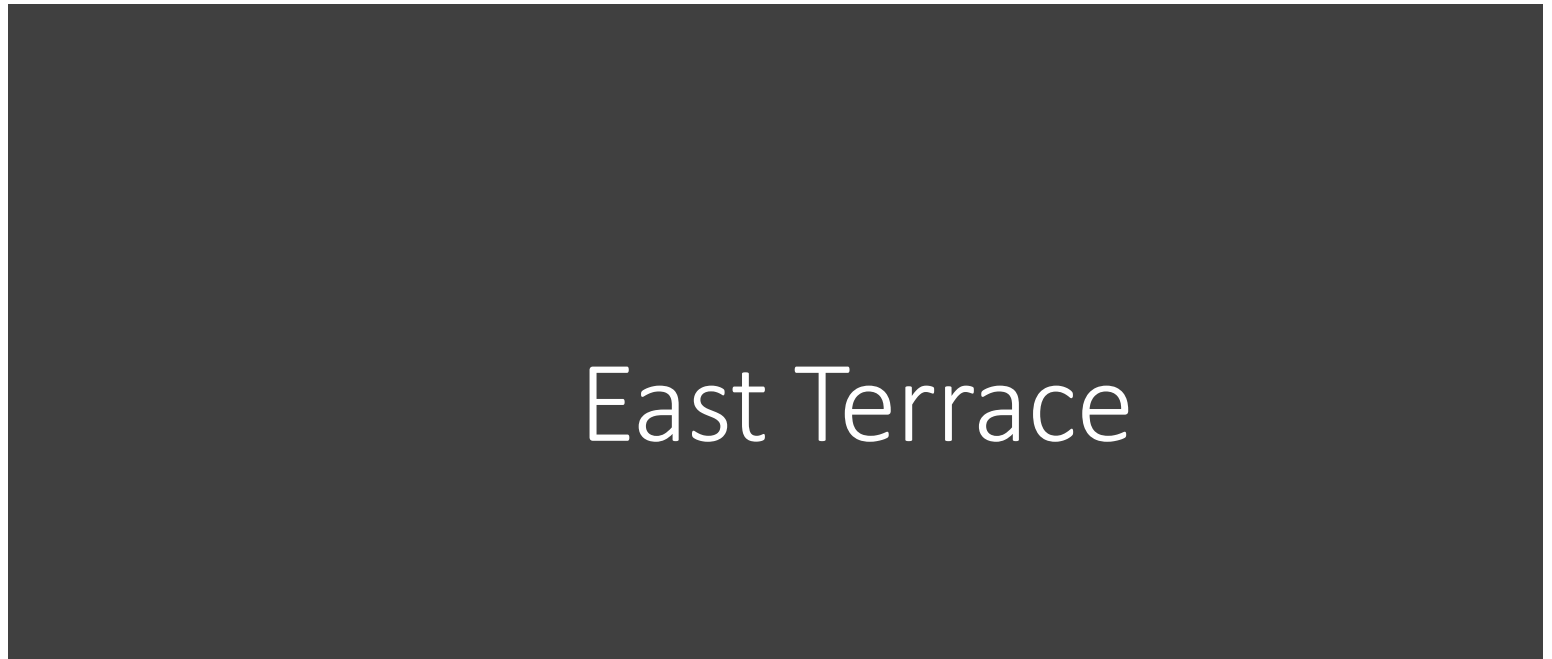
# Welcome Center





Interior  
Courtyards







Teen/Senior  
Center Entrance



# Childcare



# Redevelopment Timelines

## Schedule

- Design Completed Early 2023
- Construction Spring 2023 – Spring 2025
- Occupancy Summer 2025



# CONTACT INFORMATION

<https://www.fairfaxcounty.gov/publicworks/capital-projects/original-mount-vernon-high-school>

**Email:** [DPWESCAPOMVHighSchool@fairfaxcounty.gov](mailto:DPWESCAPOMVHighSchool@fairfaxcounty.gov)

**Contact:** Ipek Aktuglu, Project Coordinator

**Phone #:** 703-324-5800, TTY 711

# Project Team

## **Project Management**

Department of Public Works and Environmental Services

Fairfax County

## **Architect /Engineer Consultant Team**

VMDO

Alpha Corporation

LandDesign

CMTA

Sadler & Whitehead



QUESTIONS?