



CIP NEWSLETTER

UPDATES ON ACPS' MAJOR CONSTRUCTION PROJECTS

Welcome to the Capital Improvement Projects (CIP) Newsletter. It is a priority for Alexandria City Public Schools (ACPS) to keep the community informed about our current capital improvement projects. This newsletter is distributed monthly and includes major updates from some of our ongoing projects.

Read on to learn more about upcoming community meetings and the latest project updates. Community members who do not yet receive these updates can subscribe to the ACPS CIP newsletter at [here](#).

COMMUNITY MEETINGS

The Office of Capital Programs, Planning and Design team held a virtual community meeting on Thurs., July 13, 2023, about the new Douglas MacArthur Elementary School. The recorded presentation and presentation slides are available on the [Douglas MacArthur Modernization](#) webpage under *Updates*.

UPCOMING MEETINGS

There are no upcoming community meetings at this time.

CAPITAL PROGRAMS, PLANNING & DESIGN PROJECT UPDATES

The ACPS Office of Capital Programs, Planning, and Design manages new facility projects (capacity projects) from implementation through the end of construction. The office is committed to modernizing school facilities at the elementary, middle and high school levels.

The High School Project: Minnie Howard Redevelopment



Utility work continues onsite adjacent to W Braddock Road, courtyard area and at the northwest corner of the building. The existing parking lot has been demolished to facilitate work to occur over the summer months. Geothermal piping from the building heading west towards the existing building is wrapping up and will be capped until the remainder of work continues next year. The existing parking lot will be restored to a usable parking area before school starts. Sidewalks along W Braddock Road that are currently closed for ongoing work will be restored before the start of school and the fences will be moved accordingly to allow free use of the sidewalks. Concrete work on the stairs is ongoing in four areas within the building. Pool utility work continues, and scaffolding over the pool area will be constructed to continue high work in this area. Roof work is ongoing in multiple areas. Building façade exterior framing, exterior sheathing, exterior metal panels, windows/glazing and brickwork continues in all areas. Fireproofing of all columns, beams and structural elements is ongoing with spray fireproofing and intumescent fireproof coatings. City inspections are occurring in completed areas for wall close-in and will continue over the next few months. Ceiling grid installation will begin on the second floor and move throughout the building. The walk-in cooler/refrigerated enclosures will also begin this month. Elevator shaft walls will begin this month, and elevator equipment is expected to arrive before the end of the month; installation will follow. Submittals and fabrications are continuing for all upcoming work.

Community members can send construction questions, comments and concerns to the project email: hsproject@acps.k12.va.us. Gilbane is hosting a [website dashboard](#) to provide project updates. Updates can also be found on the ACPS [Minnie Howard Redevelopment](#) webpage.

Douglas MacArthur Modernization Project



The temporary certificate of occupancy was issued by the City of Alexandria on August 7, 2023. Staff will begin setting up classrooms and offices on August 8, 2023. Permanent power was achieved on June 26, 2023, four days before the anticipated date of June 30, 2023. The building is completely turned over to permanent HVAC, and all temporary HVAC equipment has been disconnected and removed. Furniture was delivered to the site last month, and installation is progressing on all levels. The fire alarm has passed inspection and is active. Technology is also being installed in classrooms at all levels. Bioretention landscaping has commenced and is ongoing.

Community members can send questions, comments and concerns to the project email: newmacarthur@acps.k12.va.us. SKANSKA is hosting a [website dashboard](#) to provide project updates. Updates can also be found on the ACPS [Douglas MacArthur Modernization](#) webpage.

Patrick Henry Project- Phase 3



Phase 3 of the Patrick Henry Project will commence this school year. Phase 3 consists of the completion of the athletic fields, playground, and parking lot. Mobilization of the site will begin this month, and a virtual community webinar is being scheduled.

Community members can send questions, comments and concerns to Arte'a Funderburk, CIP communications specialist at artea.funderburk@acps.k12.va.us.

EDUCATIONAL FACILITIES PROJECT UPDATES

ACPS is modernizing its school facilities in a process that is expected to take place over the next ten years. The Office of Educational Facilities is responsible for non-capacity projects which include building upgrades, such as Heating, Ventilation, and Air Conditioning (HVAC), roof, and safety and security upgrades. Project updates can be found on the [Office of Educational Facilities](#) webpage.

Division-Wide School Facility News

The City of Alexandria is taking strides to enhance the safety and convenience of walking to school for children and their families. The city is currently in the process of applying for a grant to finance the design and construction of curb extensions near four ACPS campuses; Jefferson-Houston, Mount Vernon Community School, Patrick Henry and Samuel Tucker. The concept of curb extensions was initially put forth in the [2017 Safe Routes to School \(SRTS\) Walk Audits](#) reports, and final locations will depend on project cost and funding availability. Curb extensions make it easier and safer for children and their families to walk to and from school by extending the sidewalk at corners and mid-block crossings. If awarded, funding is expected to be available beginning in late 2024.

Members of the school community and surrounding area can learn more about the curb extensions and share their feedback on the project webpage [here](#). **The feedback form closes on August 27, 2023.**

Alexandria City High School

- Perimeter Fence - masonry columns, concrete caps, fence posts, header posts and steel brackets are complete on Bishop Lane. The fence tongue-ingroove plank construction is substantially complete. Testing and inspection are ongoing. Change order work commenced.
- Studio luxury vinyl flooring completed.

Charles Barrett Elementary School

- Kindergarten wing - stripping of door frames and railings is complete. Sanding, neutralizing and priming have commenced.
- Lobby -stripping of door frames and railings is complete. Sanding, neutralizing and priming have commenced.
- HVAC renovation ongoing - air handling units (AHUs) are set in the library and the ceiling is being reattached. Fan coil units (FCU) were delivered to the kindergarten pod; electrical wiring and plumbing are ongoing; control wiring has commenced.
- Lobby flooring design is ongoing. Flooring installation is anticipated for the fall once HVAC and stripping are concluded.

Cora Kelly School for Math, Science and Technology

- Library lighting - awaiting material shipment.
- HVAC renovation ongoing - rooftop curbs have been set. The 12 old rooftop units (RTU) were removed, disposed of and replaced; they are undergoing connectivity. Ductwork installation is ongoing; control wiring has commenced.
- Flooring - vinyl composite tile (VCT) along the northwest wall has been demolished and disposed of. Leveling compound has been applied and luxury vinyl tile (LVT) is to be installed in early fall.

Francis C. Hammond Middle School

- HVAC renovation ongoing - curbs and steel dunnage completed, 17 RTUs installed, sheet metal installation ongoing; plumbing is 85% complete, electrical 75% complete; control wiring ongoing.
- Drainage/stormwater management (SWM) - pipe lining is designed and pricing is underway.
- Hardscape - south parking lots resurfacing commenced.
- Asbestos remediation (clinic, offices, E105) completed.
- Flooring - leveling compound applied; LVT installation commenced.

George Washington Middle School

- A-Wing third floor VCT flooring removal is complete.
- A-Wing third floor LVT is complete.
- B-Wing hallway asbestos remediation is scheduled for early August.
- Security safety vestibule - flooring materials have been delivered, and installation is scheduled. Delivery and installation of the replacement door will commence in the coming weeks.
- Gym floor engineering recommendations are complete. Materials have been ordered, fabrication commenced, vapor barrier application scheduled for mid-August and wood flooring installation scheduled for late August.

John Adams Elementary School

- Asbestos remediation completed in special care classrooms.
- LVT flooring installation has commenced in classrooms and first floor hallways.
- Second floor lounge /storage - asbestos remediation is complete.
- Stairwell painting is complete.

James K. Polk Elementary School

- Second phase of SWM improvements are scheduled for mid-August.
- Restrooms renovation - materials have been ordered; delivery is anticipated for early August and installation in late August.
- Main entrance renovation - soffit and new ceiling grid installation and asbestos remediation are complete. Tiling work has commenced; luxury vinyl tile installation is scheduled for early August.
- Asbestos remediation scheduled for early August in the cafeteria and multi-purpose hallway.
- Sitting area furniture installation completed.

Lyles Crouch Traditional Academy

- Playground/outdoor learning - on hold until the combined sewer separation route is determined and playground assessments are complete (scheduled for September completion).
- Kitchen renovation - Equipment disconnection is complete; equipment has been stored. Asbestos remediation has commenced.

Mount Vernon Community School

- New chiller and soil separator installation schedule delayed by the manufacturer; scheduled for late fall delivery.
- Library renovation ongoing - roof leak fixed; electrical wiring and junction boxes completed; new ceiling drywall completed; painting completed; lighting installation commenced; baffle installation commenced.

Naomi L. Brooks Elementary School

- Security vestibule renovation ongoing - stairwell painted; flooring demolished; steel frame in fabrication. Installation of frame anticipated for late August; glass installation will follow. Security wiring commenced.
- Lobby renovation ongoing - stripping of wood trim and door frames completed; walls and ceiling painting completed; wainscoting installation completed; lighting installation commenced; flooring in fabrication. Installation is anticipated to take place during the fall.
- Library renovation first phase commenced - stripping of wood trim and door frames completed; ceiling painting completed; wall demolition completed for a new window; steel framing in fabrication; frame and glass installation scheduled for late August /early September.
- Painting - stripping of door frames and railings completed in north and northwest halls.
- Window replacement - bids have been received; recommendation for award is completed; contract is being finalized.
- Asbestos remediation completed in north classrooms.
- Flooring - LVT installation completed in north classrooms.

Samuel W. Tucker Elementary School

- Flooring demolition completed in kindergarten classrooms, first and second floor hallways; LVT installation completed in classrooms and hallways; stair tread demolition completed; new treads to be installed late August.

- HVAC - sound attenuator fabricated, delivered, installed and painted in the gymnasium.

William Ramsay Elementary School

- Asbestos remediation completed (second floor of the east wing), leveling compound applied, LVT installation scheduled for fall.
 - Kitchen renovation - equipment disconnect complete and the equipment is stored; asbestos remediation has commenced.
 - First phase of SWM improvements are being priced.
 - Building envelope - initial phase of the pilaster repair (vapor barrier applications, control joints cut) is completed.
 - HVAC balancing and commissioning are nearly complete and controls are being finalized.
 - Lobby renovation - asbestos remediation is complete, the new ceiling is installed, skylight soffits are installed, luxury vinyl tile is in fabrication and furniture has been ordered.
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Alexandria City Public Schools (ACPS) serves more than 15,700 students who hail from more than 119 countries and speak 124 languages. ACPS has 18 schools, including two middle schools, two K-8 schools, one pre-K school and the internationally recognized Alexandria City High School. ACPS is committed to ensuring that each and every student succeeds. Visit us on the web at www.acps.k12.va.us and follow us on [Twitter](#), [Facebook](#), [Instagram](#) and [YouTube](#).