



CONSTRUCTION UPDATE NOTICE

Weeks of: July 4, 2016 thru the week of July 11, 2016

What to Expect On-Site the Next Two Weeks:

During the next two weeks the General Contractor, L.F. Jennings, will continue site construction including underground utility work to install storm drainage, water & sewer mains, electric & communication conduits and site lighting in multiple areas on the site. Washington Gas Light (WGL), Verizon, Comcast, WSSC and Pepco will bring utility services to each new building.

Installation of curb & gutter and base asphalt paving west of 46th Street is done. New road construction is ongoing for the remaining streets east of 46th Street to connect to Maryland Avenue. The traffic signal at Van Buren Street and Route 1 is now operational. The final asphalt topping course and striping of roads and parking areas will be completed at a later date. Sidewalk and paver installation is ongoing in the areas adjacent to Whole Foods Market and parking lot.

Trees, shrubs and sod have been planted around Whole Foods Market and Gateway Park. Irrigation piping is operational in these areas. Street lights have also been installed in these areas. The metal grating that constitutes part of the pedestrian walkways in Gateway Park will be installed the first week of July along with handrails at all stairs.

Construction of a new sediment basin in the SE corner of the site is almost done. Bio-soil storm water retention devices are being installed throughout the site as required.

The final clearing of the site has been performed and all lots are being placed at their final elevation. Fine grading for 119 townhome lots is ongoing so the townhome builder can start construction of these units this summer.

Building permits have been issued for three new commercial buildings (#1, 2 & 4) and the Contractor has started their construction just north of Whole Foods Market. Foundations for these three buildings are under construction and wall construction has already begun in Building #2. Tenant fitout work inside Whole Foods Market will begin in early July. Other tenant fitout work in Building #3 will begin shortly thereafter.

WSSC's paving contractor has begun to mill and overlay the asphalt paving on Route 1 south of Riverdale Park Station in front of the Armory and USPS (work not related to this project).

CSX Crossing:

Work has started on the much awaited new CSX crossing at Riverdale Park Station. The bridge construction work is significant and required the closing of the former ERCO plant parking lot between the Rivertech Court cul-de-sac and Lafayette Avenue. While this route has been used for years as a "short cut" from Lafayette Avenue to M-Square, some vehicles are going around the barriers only to find parts of the road removed. As a reminder, all vehicles should honor the signs noting closure of the road. This closure will continue until the new bridge is open – estimated to be in the third quarter of 2017.

The initial construction activities include the relocation of existing electrical, communication and gas utilities that run parallel to the CSX tracks. The gas line and electrical relocation is completed. Utility

relocations are necessary for the construction of the new bridge over the CSX railroad tracks. Verizon wire relocation remains to be done and, now that the Verizon strike is over, this work can be scheduled.

Future Plans:

- Two week to two month look-ahead –
 - Start a residential/parking building.
- Two to six month look-ahead –
 - Opening of Gateway Park buffer area along Rt. 1.

Work Hours:

Work activity will be taking place Monday – Sunday between the hours of 7 a.m. and 7 p.m. However, work on the State highway (Route 1) will be restricted to 9:00 a.m. to 3:00 p.m.

Contact Information:

For any construction related concerns, please contact Robert Lockhart of Capital Construction Consultants, Inc. at 202-669-7157 or email at rlockhart@ccci-dc.com.

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