

REDEVELOPMENT OPPORTUNITIES

A variety of opportunities will be explored and uses evaluated including market-rate residential. The master development plan will explore the following:

- ☑ Public and private uses and spaces
- ☑ Housing for a broad range of age and income levels
- ☑ High-quality building and site design complementing the historic nature of the site
- ☑ Open spaces and facilities for active and passive recreation
- ☑ Non-profit and incubation spaces
- ☑ Educational facilities and opportunities, public and/or private
- ☑ Connecting local employment referral sources, and providing opportunities to small/local businesses
- ☑ Adaptive reuse of the historic structure
- ☑ Preservation of natural resources
- ☑ Coordinated and integrated phasing of development

"Our goal for the redevelopment of this innovative community campus is to reflect the unique tapestry of the Fairfax County community; create shared, multi-generational community spaces; and serve as an incubator for non-profits and businesses alike, while being self-sustaining and contributing to the economy of the region."
- MOUNT VERNON DISTRICT SUPERVISOR, DAN STORCK

"Having grown up on the Highway, this building has always been an important landmark to me and our community. I'm delighted to see it taking on a new role of significance in the county."
- LEE DISTRICT SUPERVISOR, JEFFREY MCKAY

"The campus is a unique asset, and the master planning moves us closer to making it into a vibrant hub along Richmond Highway that advances the county's goals for economic success and social equity."
- FAIRFAX COUNTY EXECUTIVE, BRYAN HILL

PROJECT BENEFITS

- ☑ Preserving the historic character and integrity of the school and campus
- ☑ Building community through the creation of a vibrant gathering place
- ☑ Creating a community destination
- ☑ Delivering services effectively and allowing flexibility to adapt to future needs
- ☑ Consistency with the vision of One Fairfax and the Economic Success Strategic Plan

ADVANCING ECONOMIC SUCCESS

The Original Mount Vernon High School redevelopment supports the county's Economic Success Strategic Plan to grow and diversify the economy.



MASTER PLANNING PARTNERS

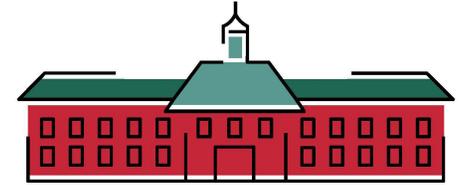
Fairfax County Board of Supervisors approved an agreement to create a master redevelopment plan for the site. The Alexander Company and Elm Street Development were selected to work with county staff, the Park Authority and the Mount Vernon and Lee District communities to create the master plan.

The Alexander Company and Elm Street Development team are also transforming another property owned by the county, the former Lorton Prison, now named Liberty Lorton, into a vibrant mixed-use community.

To request reasonable ADA accommodations, call 703-834-5800 and TTY 711.



A Fairfax County, Va., Publication. (June 2018)



— ORIGINAL —
MOUNT VERNON
— HIGH SCHOOL —

MASTER PLAN

**PLANNING
THE FUTURE**
OF A HISTORIC LANDMARK



ORIGINALMOUNTVERNONHS.ORG
OMVHS@FAIRFAXCOUNTY.GOV
703-834-5800 TTY: 711

ABOUT THE PROJECT

Fairfax County is creating a master development plan for the combined property at the Original Mount Vernon High School campus located at 8333 Richmond Highway and the Park Authority's George Washington RECenter and Park located at 8426 Old Mount Vernon Road.

The master development plan will recommend steps to transform the 42-acre school campus and park site. Efforts will include adapting the historic structures into multi-generational, vibrant community spaces with a mix of public, private, residential, educational, recreational, and non-profit uses.

PROJECT BACKGROUND

The Original Mount Vernon High School was built in 1939, a classic example of Colonial Revival architecture. It is located on land that was once part of George Washington's estate.

In 1987, the Virginia Department of Historic Resources determined that the property was eligible for the National Register of Historic Places. In May 2017, the county submitted a National Register nomination to the Virginia Department of Historic Resources. In May 2018, the property was officially listed on the National Register of Historic Places.

The Islamic Saudi Academy had previously leased the school campus for 31 years. The site became available for redevelopment in October 2016.

The Fairfax County Board of Supervisors owns the 22-acre school property. The Fairfax County Park Authority owns the George Washington RECenter and parkland to the southeast of the Original Mount Vernon High School site. The combined properties are included in the master planning and redevelopment effort.



MASTER REDEVELOPMENT PLAN

THE VISION: An Innovative Community Campus

In partnership with Fairfax County and the Fairfax County Park Authority, The Alexander Company and Elm Street Development will create a master plan for shared multi-generational, vibrant community spaces with public and private, residential, educational, recreational, and non-profit uses, as well as pedestrian connections to the nearby potential bus rapid transit station. This strategic location along Richmond Highway is next to one of nine potential rapid transit stations that will run along the highway from Huntington Metro Station to Fort Belvoir.

— GOALS —

Reflect the unique tapestry of the Fairfax County community
Create shared, multi-generational community spaces
Serve as an incubator for non-profits and businesses
Be self-sustaining and contribute to the economy of the region
Enhance recreation amenities for the community

— PROJECT COST & FUNDING —

The redevelopment will need to be financially viable and sustain itself economically. A variety of public and private funding options and sources will be evaluated as the master plan is developed and the implementation phasing and schedule are identified. Public funding is subject to the approval of the Fairfax County Board of Supervisors.

— TIMELINE —

The first step in the redevelopment is the creation of a master plan, which will be completed in 2018, followed by land use actions and project design. The process for the redevelopment project is summarized below:

SPRING 2018	Community open house
SPRING/ SUMMER 2018	Redevelopment master planning, including community outreach and engagement
SUMMER 2018	County evaluation of redevelopment options
FALL 2018	Community outreach of the proposed master plan
FUTURE	Funding, land use actions, design, and implementation of redevelopment master plan

