



Welcome to Wheaton Revitalization News!

Wheaton Revitalization News is an email distribution list that will provide frequent updates to the surrounding community on the Wheaton Revitalization project. The purpose of this distribution list is to provide you with project updates and construction activities. For additional information on the Wheaton Revitalization Project please visit <http://www.wheatonproject.com>

Look Ahead – Week of February 2 to February 8, 2020

Overall Project Status

The project is currently 89-percent complete and on-schedule for a May 31, 2020, Substantial Completion.

Roadway Work

Veirs Mill Road- Sanitary Sewer construction will commence on Monday February 3. Previous reports of this work having started were in error. The sanitary sewer work will take place along northbound Veirs Mill Road between the entrance to the WMATA bus loop and Reddie Drive. Precast concrete barriers will be placed closing-off the easternmost northbound lane to allow for a deep excavation to up-size the existing sanitary sewer line. This work will require 8-weeks to complete.

Reddie Drive - Work in Reddie Drive causing the one-way westbound configuration will continue through February. The new concrete curb and the new concrete sidewalk along the north side of Reddie Drive adjacent to Dunkin Donuts was completed last week. Reddie Drive is expected to return to a two-way configuration in late-February to early-March 2020.

Grandview Avenue – Grandview Avenue remains very busy with construction related traffic. Patching and resurfacing of Grandview Avenue will be scheduled for spring 2020. A Special Notice will be issued in advance of resurfacing.

Intersection of Grandview Ave and Reddie Drive – The re-construction of the intersection of Reddie Drive with Grandview Ave is underway. The new curbs have been constructed and a new concrete median will be placed over the next several weeks. In its final configuration, westbound traffic along Reddie Drive from Georgia Ave will be required to turn RIGHT onto Grandview Avenue. No left turns will be permitted towards Veirs Mill Road. (See Photo)

Triangle Lane – At present there is no construction along Triangle Lane. However, Triangle Lane is scheduled for resurfacing in spring 2020. A Special Notice will be issued as this night-work activity approaches. No closures of Triangle Lane will be permitted during normal business operation hours.

Building Status

Building Skin (Outer surface)

- Installation of the building skin is 99-percent complete.

Interior Construction (See Photo)

- Interior construction is active on all floors of the building.
- Office space is being framed with sheetrock hung and interior door installation starting.
- Painting continues.
- Ceilings are being hung in areas of the building to receive ceilings.
- The building “sports” open ceilings in large work-areas where employees work in an open-space concept.

Major Building Systems

- Major building systems such as the electrical system are now on-line.
- The building is now operating under permanent power, which is a major milestone in building construction.
- The sprinkler system is flushed, pumps for HVAC have started, and the Boiler system is scheduled to start-up on Feb 12.
- Commissioning of the systems will follow start-up.
- Commissioning is a term used for the fine-tuning of major building systems such as electrical, HVAC, piping, etc.
- The fire alarm system is being installed and will be tested prior to building occupation under the watchful eye of the Fire Marshall.

Building finishes

- Finishes such as painting and flooring are underway. (See Photo)

Elevators

- In all the building sports eight (8) elevators.
- There are six elevators in the main lobby and two (2) elevators to serve the four-story underground garage.
- The machinery and structural elements for the elevators have been installed.
- The elevator cab installation is underway.
- Two (2) main lobby elevators are now operational for construction purposes.

Furniture

- Installation for the 800-workstations will commence on Monday, Feb. 3.
- In all, 800-workstations will serve the buildings workforce.
- Installation of the workstations will complete in late May.

Move-in

- Move-in of the new tenants will commence in mid-June 2020, and conclude in August 2020.

The building tenants include:

- Maryland National Capital Park and Planning Commission (M-NCPPC)
- Montgomery County Department of Permitting Services (MCDPS)
- Montgomery County Department of Environmental Protection (MCDEP)
- Mid-County Regional Services Center - Wheaton Urban District
- Community Use of Public Facilities (CUPF)
- Montgomery County Health and Human Services (HHS)
- Montgomery County Department of Recreation (REC)
- Development of the move-in schedule is underway

Town Square

- Construction of the Town Square is 75-percent complete.
- Construction of the new elevated concrete walkways from Georgia Ave to the Town Square and from the Town Square to the WMATA tower is complete.
- Installation of new door leading from the WMATA tower to the elevated walkway is underway.
- Installation of hand-rails and lighting will follow.
- Construction of the Amphitheatre terracing is well underway.
- Foundation for the stage is complete.
- Stage construction to commence over the next three-weeks.
- The bio-retention areas are complete, absent planting.



February 2, 2020

To access more Wheaton project photos, [click here](#).

Follow Project Progress via the Project Camera

A camera has been installed to view construction on the site. [Click here](#) to access the camera

Project Milestone Schedule

Activity	Completion Date
Demolition of RSC Bld.	Complete
Building tie-down anchors	Complete
Geothermal Piping	Complete
Foundation Construction	Complete
Building Reaches Street Level	Complete
Utility Installation	Complete
Town Square	Spring 2020
Building top-out	Complete
Building Close-in	Complete
Building Skin	January 2020
Interior build-out	Spring 2020
Substantial Completion	May 30, 2020
Move-in (occupancy)	Summer 2020

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