



## Infrastructure and Facilities Plan Comprehensive Plan Unfunded Projects

The following facilities are identified in the County's Comprehensive Plan but are not currently funded as projects in the six-year CIP.

### Unfunded Needs in the Comprehensive Plan

Section/Facility/Location	Number
<b>Fire and Rescue</b>	
a. Area One - Brentsville/Gainsville Districts	2 Stations
b. Area Two - Brentsville/Gainsville Districts	1 Station
c. Area Three - Brentsville/Dumfries Districts	2 Stations
d. Area Four - Brentsville/Coles/Neabsco/Occoquan Districts	3 Stations
<b>Total:</b>	<b>8 Stations</b>
<b>Library</b>	
a. Library Facility - Braemar	1 Library
b. Library Facility - Southbridge	1 Library
<b>Total:</b>	<b>2 Libraries</b>
<b>Parks/Open Spaces</b>	
a. Neighborhood Park	288 Acres
b. Community Park	1299 Acres
c. Regional Park	1199 Acres
d. Linear/Resource Based Park	1538 Acres
<b>Total:</b>	<b>4,324 Acres</b>
<b>Telecommunication Monopole or Tower Sites</b>	
a. Green Valley Water Tank Vicinity	1 Facility
b. H.L. Mooney Plant	1 Facility
c. Sudley North	1 Facility
d. Cherry Hill	1 Facility
e. Bull Run Mountain I	1 Facility
f. Bull Run Mountain II	1 Facility
g. Old Antioch School Site	1 Facility
h. Locust Shade Park	1 Facility
i. Oakmont	1 Facility
<b>Total:</b>	<b>9 Facilities</b>

## Infrastructure and Facilities Plan Transportation Unfunded Projects

The following facilities are identified in the County's Comprehensive Plan as existing or projected needs but are not currently funded as projects in the six-year CIP.

FACILITY	TERMINI
Aden Rd	Rt-28 to Rt-234
Artemus Rd	Rt-15 to Rt-234 Bypass (North)
Bristow Rd	Rt-28 to Rt-234
Catharpin Rd	Rt-234 to Heathcote Dr
Catharpin Rd	Heathcote Dr to Rt-55
Cherry Hill Spine Rd	Congressional Way to end
Cockpit Point Connector Rd	Congressional Way to Cockpit Point Rd
Coverstone Dr	Ashton Ave to Rt-234 Business
Dale Blvd	Benita Fitzgerald Blvd to I-95
Devlin Rd	Linton Hall Rd to Wellington Rd
Farm Creek Rd	Featherstone Rd to Rippon Blvd
Fauquier Dr	Fauquier Co to Rt-28
Featherstone Rd	Rt-1 to Farm Creek Rd
Fitzwater Dr	Rt-28 to Aden Rd
Fleetwood Dr	Fauquier Co to Aden Rd
Gideon Dr	Dale Blvd to Smoketown Rd
Groveton Rd	Pageland La to Balls Ford Rd
Gum Springs Rd	Loudoun Co to Rt-234
Haymarket Bypass	Rt-15 to Rt-29
Haymarket Dr	Thoroughfare Rd to Old Carolina Rd
Hornbaker Rd	Wellington Rd to Shallow Creek
Horner Rd	Prince William Pkwy to Rt-123
I-66	Rt-15 to Rt-29
I-95	Fairfax Co to Rt-234
I-95	Rt-234 to Stafford Co
Longview Dr/Montgomery Ave	Prince William Pkwy to Opitz Blvd
Lucasville Rd	Manassas to Bristow Rd
McGraws Corner Dr	Somerset Crossing Dr to Rt-55
Neabsco Mills Rd	Dale Boulevard to Rt-1
Neabsco Rd	Rt-1 to end
Old Centreville Rd	Fairfax Co to Rt-28
Opitz Blvd	Gideon Dr to Rt-1
Pageland La	Rt-234 to Groveton Rd

FACILITY	TERMINI
Potomac Pkwy	Rt-1 to Cherry Hill Spine Rd
Powells Creek Blvd	Rt-1 to River Ridge Blvd
Prince William Pkwy	Old Bridge Rd to Caton Hill Rd
Purcell Rd	Vista Brook to Hoadly Rd
Purcell Rd (East)	Purcell Rd to Prince William Pkwy
Rippon Blvd	Rt-1 to Farm Creek Rd
Rixlew La	Wellington Rd to Rt-234 Business
Rollins Ford Rd	Rt-215 to University Blvd
Rt-1 (Jefferson Davis Hwy)	Brady's Hill to Neabsco Mills
Rt-1 (Jefferson Davis Hwy)	Featherstone Road to Route 123
Rt-15 (James Madison Hwy)	Loudoun Co to Route 234
Rt-15 (James Madison Hwy)	Route 29 to I-66
Rt-215 (Vint Hill Rd)	Fauquier Co to Rt-28
Rt-234 North Bypass	I-66 to Loudoun County
Rt-234 (Prince William Pkwy)	Rt-28 to Rt-234 (Dumfries Rd)
Rt-234 (Prince William Pkwy)	Rt-28 to I-66
Rt-28 (Nokesville Rd)	Fitzwater Drive to Fauquier County
Rt-29 (Lee Hwy)	Fauquier Co to Virginia Oaks Drive
Rt-29 (Lee Hwy)	Heathcote Drive to Route 234 Bypass
Signal Hill Rd	Liberia Ave to Signal View Dr
Smoketown Rd	Minnieville Rd to Gideon Dr
Smoketown Rd	Griffith Ave to Old Bridge Rd
Summit School Rd	Minnieville Rd to Telegraph Rd
Telegraph Rd	Summit School Rd to Caton Hill Rd
Telegraph Rd	Caton Hill Rd to Prince William Pkwy
Telegraph Rd	Minnieville Rd to Summit School Rd
Van Buren Rd (North)	Cardinal Dr to Rt-234
Van Buren Rd (South)	Rt-234 to Mine Rd
Waterway Dr	Rt-234 to Cardinal Dr
Wayside Dr	Rt-1 to Congressional Way
Wellington Rd	Rt-29 to Godwin Dr
Williamson Blvd	Rt-234 Business to Portsmouth Rd
Yates Ford Rd	Davis Ford Road to Fairfax Co



## Collected Proffers in CIP

Proffers are contributions of land, capital improvements, and funding from developers to address the demand for community services created by new development. The inclusion of identified (collected) proffers into the funding sources for CIP projects reduces the level of general tax support and makes these projects more affordable for the community. A total of \$7.1 million in proffers provides funding in FY 12 for projects in the CIP. The table to the right provides details regarding proffer allocations.

## Projected Proffers

Given the current economic conditions and the related impact on development, this CIP does not include projected proffer contributions. Proffer projections will be included in future CIPs once the market rebounds and the County can better anticipate development trends.

	Prior Proffers	Proffers Identified	Total Proffer Funding
<b>Historic Properties</b>			
Brentsville Historic Courthouse	\$ 35,400	\$ -	\$ 35,400
Bristoe Station Battlefield Park	90,000	-	90,000
<b>Parks and Recreation</b>			
Fuller Heights Park	266,985	410,405	677,390
Land Acquisition	2,845,204	-	2,845,204
Potomac Heritage National Scenic Trail	8,000	-	8,000
Rollins Ford Park	834,623	1,575,007	2,409,630
Sports Field Improvements	1,524,456	921,865	2,446,321
Trail Development	454,839	-	454,839
Veterans Park	621,789	0	621,789
<b>Watershed Management</b>			
Broad Run Watershed	21,126	924	22,050
Bull Run Watershed	5,782	300	6,082
Marumsco Creek Watershed	8,466	-	8,466
Neabsco Creek Watershed	43,790	1,645	45,435
Ocoquan River Watershed	12,204	110	12,314
Powell's Creek Watershed	2,401	-	2,401
Quantico Creek Watershed	30,159	43	30,202
<b>Subtotal</b>	<b>\$ 6,805,224</b>	<b>\$ 2,910,299</b>	<b>\$ 9,715,523</b>
<b>Fire and Rescue</b>			
Bacon Race Fire and Rescue Station	\$ 747,233	\$ -	\$ 747,233
Coles Fire and Rescue Station Reconstruction	-	205,196	205,196
Gainesville Fire and Rescue Station Renovation	-	197,687	\$ 197,687
Nokesville Fire and Rescue Station Reconstruction	-	382,390	\$ 382,390
<b>Subtotal *</b>	<b>\$ 747,233</b>	<b>\$ 785,273</b>	<b>\$ 1,532,506</b>
<b>Transportation</b>			
Broad Run Commuter Parking Lot	\$ 1,748,450	\$ 63,750	\$ 1,812,200
Fuller Rd/Fuller Heights Rd Improvements	-	524,186	\$ 524,186
Hornbaker Road	2,886,533	470,786	\$ 3,357,319
Minnieville Road (Spriggs to Route 234)	1,413,554	-	1,413,554
Old Bridge Rd Walkway (Mohican to Dillingham)	300,000	-	\$ 300,000
Old Bridge Rd (Springwoods Dr Right Turn Lane)	500,000	-	\$ 500,000
Prince William Parkway (Hoadly to Old Bridge)	3,380,327	-	\$ 3,380,327
Prince William Parkway (Hillendale Improvements)	1,000,000	68,308	\$ 1,068,308
Prince William Parkway (Old Bridge to Minnieville)	-	1,264,326	\$ 1,264,326
Purcell Road Widening	617,268	118,231	\$ 735,499
Rollins Ford Road Improvements	1,023,770	-	\$ 1,023,770
Route 1 North (Neabsco Mills Road to Featherstone)	1,147,775	40,100	\$ 1,187,875
Route 28 (Linton Hall to Fitzwater)	913,336	4,280	\$ 917,616
Telegraph Road Commuter Parking Lot	1,748,450	493,310	\$ 2,241,760
Transportation & Roadway Improvement Plan	-	97,375	\$ 97,375
University Boulevard (PW Parkway to Sudley Manor)	668,993	-	\$ 668,993
<b>Subtotal</b>	<b>\$ 17,348,456</b>	<b>\$ 3,144,652</b>	<b>\$ 20,493,108</b>
<b>Libraries</b>			
Gainesville Library	\$ 1,555,446	\$ 183,599	\$ 1,739,045
Montclair Library	495,613	86,611	582,224
Potomac Library Plaza	83,703	-	83,703
<b>Subtotal</b>	<b>\$ 2,134,762</b>	<b>\$ 270,210</b>	<b>\$ 2,404,972</b>
<b>Grand Total</b>	<b>\$ 27,035,675</b>	<b>\$ 7,110,434</b>	<b>\$ 34,146,109</b>

\* Please Note: Fire and Rescue proffers are a funding source in the adopted Capital Improvement Program. However, they are transferred to the fire levy special revenue fund in support of identified Fire and Rescue projects. Excluding proffers supporting Fire and Rescue projects, the total FY 12 appropriation of proffers to the capital projects fund is \$6,325,161.

## Suspended Projects

The following projects were suspended in recent Capital Improvement Programs due to economic circumstances, and continue to be suspended in the FY 12-17 CIP. These projects will be reinstated as funding becomes available, building upon the work already completed to date:

### Community Development

- Historic Properties Acquisition
- Ben Lomond Community Center Expansion
- Chinn Fitness and Aquatics Center Expansion
- Locust Shade Park – Phase II

### Public Safety

- Adult Detention Center Expansion – Phase II
- Animal Control (Shelter) Facility Expansion
- Central District Police Station
- Public Safety Training Center Expansion

### Transportation

- Revenue Sharing Program
- Street Lighting for Road Bond Projects





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