



Project Update and Field Activity Report

I-495 Express Lanes Northern Extension (495 NEXT) Project

Issue 4 | March 18, 2022

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- 495 NEXT reaches Financial Close, allowing final design and construction to begin in earnest
- Project exploratory work continues, including surveys, geotechnical test borings, tree inventories, and identification of utility locations

495 NEXT Project Reaches Financial Close, Kicking Off Final Project Design and Construction

Financial close for the 495 NEXT project was reached on February 28, 2022, with Transurban securing financing for the \$660 million project, allowing VDOT to issue a formal notice to proceed to Transurban and the project's design-build contractor, Lane Construction, for final engineering design and construction to begin. On Monday, March 14, Governor Glenn Youngkin, along with Virginia Secretary of Transportation Shep Miller, state and local officials, and project partners, attended a groundbreaking ceremony to officially kick off construction.

As project activities increase over the coming months, the 495 NEXT project team will continue to engage with the public and surrounding stakeholders, providing opportunities to review the project's design refinements and sharing advance notice of construction plans and activities. Crews will continue to conduct early exploratory field activities such as surveying, and will begin to mobilize for full construction activities, which are planned to start this summer.

Current and Upcoming Field Work

Test Borings

Progress continues on geotechnical test borings, which are anticipated to be complete this spring.

The majority of borings on VDOT right-of-way adjacent to residences have been completed. Remaining boring work taking place near homes includes areas adjacent to Butternut Court, Lawson Street, and Lupine Lane as well as adjacent to Old Dominion Drive as it crosses the Beltway.

Most of the remaining borings will occur along the Beltway. These boring operations require single-lane closures during daytime off-peak hours to provide a safety buffer between work crews and traffic.



A boring rig operator monitors progress as the rig's auger drills down to retrieve soil samples.

Noise Barrier Panels to be Reinstalled

Three noise barrier panels that were removed in late January to enable boring rigs to access areas behind the barriers are scheduled to be reinstalled in March. The remaining test boring work is not anticipated to require removal of additional noise barrier panels.

Tree Markings and Survey Work on Timberly Lane

In mid-March, crews will mark trees located on VDOT right-of-way adjacent to the noise barrier along Timberly Lane. Immediately after the trees are marked, separate crews will perform survey work, which will take several days.

Trees had been marked previously, but the markings were removed before the survey work could be completed. Neighbors are asked to kindly refrain from removing tree markings.

Right-of-Way Staking Along Live Oak Drive

In mid-February, at the request of residents, survey crews placed stakes marking the VDOT right-of-way line in locations where Live Oak Drive is planned to be shifted to the west. The staking is intended to foster a clear understanding of where the VDOT right-of-way line exists, but should not be

interpreted as indicating where project impacts may occur.



A stake marking the VDOT right-of-way line on Live Oak Drive

All field work is subject to change based on weather and other factors.

Community and Stakeholder Engagement

VDOT and its partners strive to continue engaging local communities and travelers on the 495 NEXT project. Our team is committed to providing timely and accurate project information, and reducing impacts both on and off the road. Look for updated project information on **495NEXT.org** including an interactive map that shows project designs. Additionally, learn more about the project's design refinements and upcoming construction activities by attending our public information meetings (virtual and in-person options) tentatively planned for the May or June timeframe. Meeting details will be posted at **495NEXT.org** once scheduled.

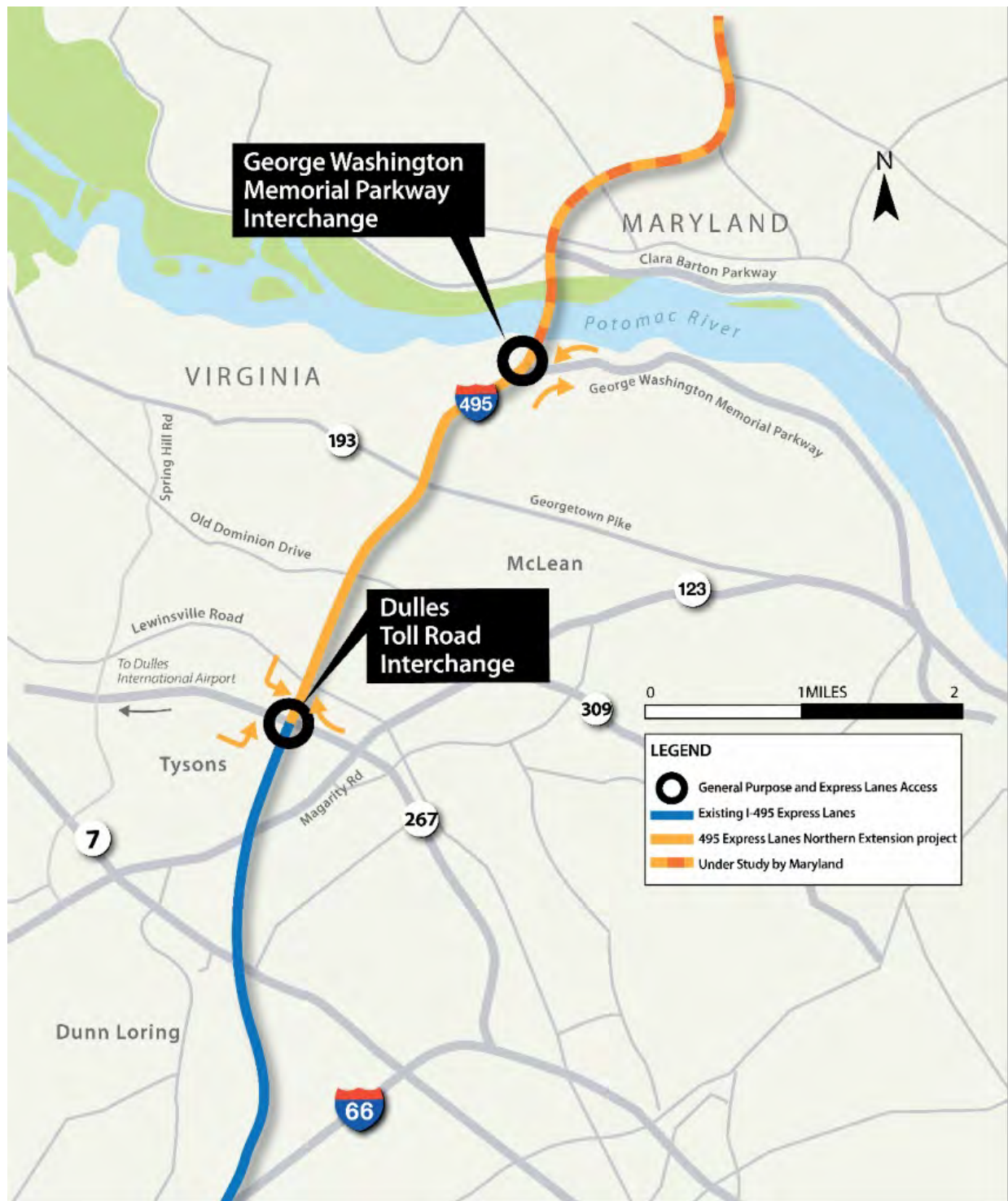
Project Background

The 495 Express Lanes Northern Extension project (495 NEXT) will extend the existing 495 Express Lanes north by two-and-a-half miles from the Dulles Corridor interchange to the George Washington Memorial Parkway interchange in the vicinity of the American Legion Bridge. The project will provide new and improved connections at the Dulles Corridor and George Washington Memorial Parkway.

Other project benefits include dedicated funding to support transit improvements in the corridor including new bus service over the American Legion Bridge, four miles of new bicycle and pedestrian connections including a shared-use path parallel to I-495 from Lewinsville Road to near Live Oak Drive, replacement or rehabilitation of seven bridges with pedestrian accommodations, replacement of nine existing noise walls and construction of a new noise wall along Live Oak Drive in the vicinity of the George Washington Memorial Parkway interchange, and environmental improvements introducing stormwater management facilities and funding restoration of the stream at Scotts Run.

495 NEXT is a public-private partnership project between the Commonwealth of Virginia and

Transurban, operator of the existing 495 Express Lanes. Lane Construction is the design-build contractor for the project. Construction is expected to start in the second half of 2022. The new extended lanes are scheduled to open in 2025.



Learn More About the Project

Check out www.495NEXT.org for additional information.

Sign up here to receive project email updates.



Questions?

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