Introduction

Inova Health System

Ballinger Architects
www.ballinger.com

Ennead Architects
www.ennead.com

GGN Landscape Architects
www.ggnltd.com

VIKA Engineering
www.vikavirginia.com

Downs Rachlin Martin
www.drm.com

Sittler Development Associates

Land Design
www.landdesign.com

Wells + Associates
www.wellsandassociates.com
Inova’s Mission

To provide world-class health care — every time, every touch — to each person in every community we have the privilege to serve.

Serving Northern Virginia with a comprehensive and integrated network of programs and services, offering a consistent and seamless system of Inova care.
Inova’s Eastern Region Plan

OBJECTIVES

• Serve community’s healthcare needs

• Expand access to services & integrate care network

• Elevate facilities per industry standard with flexibility for decades to come

• Responsibly reinvest Inova’s non-profit resources

• Provide welcoming & accessible anchor for the community

Inova’s Eastern Region:

• Springfield Hospital

• Alexandria Hospital

• Oakville at Potomac Yard

• Mount Vernon Hospital
• Patient-centered medical campus to serve the community and to provide seamless access to the array of Inova’s clinical capabilities

• Acute care hospital to serve the local community, including an expanded Emergency Department and Medical/Surgical services
  • All private inpatient beds
  • Surgical services focused on advanced technologies

• Programmatic and functional integration of existing Healthplex with Ambulatory Surgery, Imaging, Physician Offices and Inova Physical Therapy Center
Community Context
Inova Springfield Hospital

Inova Springfield Hospital Campus

Legend

- Rooftop Helipad

Note:
Only 1 Helipad location will be provided
Inova Springfield Hospital

Inova Springfield Hospital Campus Program

<table>
<thead>
<tr>
<th>Existing</th>
<th>Phase 1 Development</th>
<th>Future</th>
</tr>
</thead>
<tbody>
<tr>
<td>Healthplex</td>
<td>Hospital 406,900 GSF + 31,900 CUP</td>
<td>Expansion 266,100 GSF</td>
</tr>
<tr>
<td>146,000 GSF</td>
<td></td>
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</tbody>
</table>

expanded Inova Springfield Campus: 985,000 gsf (Includes Existing Healthplex)

with Approved Liberty View Development: 1,024,562 gsf* = 878,562 (Liberty View) + 146,000 (Existing Healthplex)

*The Inova Hospital Campus is 39,562 gsf less than the approved Liberty View & Healthplex Campus
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**Site Plan Comparison** Liberty View Development

Approved buildings from PCA 2010-LE-009 - CDP Amendment 2019
**Inova Springfield**

**Peak Hour Trip Generation Comparison** Liberty View Development

<table>
<thead>
<tr>
<th></th>
<th>AM Peak Trips*</th>
<th>PM Peak Trips*</th>
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<tbody>
<tr>
<td>Liberty View &amp; Healthplex</td>
<td>1,065 (+20 Trips)</td>
<td>1,348 (+56 Trips)</td>
</tr>
<tr>
<td>Inova Hospital Campus</td>
<td>1,085</td>
<td>1,404</td>
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</tbody>
</table>

* Hospital Peak Hours are non-typical AM/PM Peak hours

The proposed **Inova Hospital Campus** is projected to generate very few additional trips per day than the approved **Liberty View & Healthplex campus** during AM and PM peak hours.
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**Landscape Open Space Character**

- Existing Trees
- Meadowscape
- Entry Court & Gardens
- Inpatient Entrance
- Healthplex
- Commemoration Garden
- Parking Garage
- Tyler Devers Family Cemetery
- Franconia-Springfield Parkway
- Medical Office Building
- Hospital Expansion
- Hospital
- Arrivals Entrance
- Arrivals Court
- Arrivals Entrance
- Outpatient Center
- Family Garden
- Meditation Meadow
- Entry Court & Gardens
- Meadwoscape
- Beech Street
- Metro Park Drive
- Beulah Street
- METRO Station
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**Landscape** Open Space Character

- Meditation Meadow
- Family Garden
- Courtyard
- Entry Court and Garden
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Conceptual Campus Massing Master Plan

Note: Only 1 Helipad location will be provided

Inova Springfield Hospital
Inova Springfield

Conceptual Campus Massing Master Plan

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View from Franconia-Springfield Parkway
Inova Springfield

View from Franconia-Springfield Parkway
Inova Springfield

View from Franconia-Springfield Parkway
Inova Springfield

View from Franconia-Springfield Parkway
Inova Springfield Hospital
Springfield Campus Site Access

Legend
- Main Entry
- Outpatient Center Entry
- Service Entry
- Ambulance Entry
- ER Entry
- Visitor Parking (below grade structure)
- Staff / Healthplex Parking (above grade)
- Existing Surface Parking
- Rooftop Helipad
- Existing Traffic Signal
- Proposed Traffic Signal
- Proposed Traffic Circle

Note:
- Traffic reference plans to follow
- Only 1 Helipad location will be provided

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Traffic Intersection 1: Franconia Springfield Parkway / Walker Lane

- Beulah Street
- Metro Park Drive
- Franconia-Springfield Parkway
- Walker Lane
- Jasper Lane

Franconia-Springfield Parkway Offsite Improvements:

- Existing Healthplex at 6355 Walker Lane E
- FF = 240.00
- Height = 125’ ±

- Parking Garage B
- FF = 238.00
- Height = 60’ ±

- 12’ Turn Lane
- 12’ Travel Lane
- 12’ Travel Lane
- 12’ Travel Lane
- 12’ Travel Lane
- 12’ Travel Lane
- 12’ Travel Lane
- 12’ Travel Lane
- 12’ Travel Lane

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Traffic Intersection 2 Walker Lane at Healthplex Entry
Traffic Intersection 3  Beulah Street / Metro Park Drive
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Traffic Intersection 3 Beulah Street / Metro Park Drive / Jasper Lane

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**Process** Overall Inova Schedule

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**Springfield**

- **Comp Plan Amendment:** 2021-2022
- **CDP/FDP:** 2021-2022
- **Site Plan & Building Permits:** 2022-2024
- **Hospital Construction:** 2023-2027
- **Outpatient Center Construction:** 2024-2027
- **Opening:** 2027

Note: This schedule is preliminary and subject to change.
Questions?

Legend
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Contact Us

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