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
www.sittlerdevelopmentassociates.com

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:
• Springfield Hospital
• Alexandria Hospital
• Oakville at Potomac Yard
• Mount Vernon Hospital

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
Serving the Community: A New Springfield Hospital Campus

- 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
Inova Springfield

Community Context
Inova Springfield Hospital Campus

Legend
Rooftop Helipad

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

<table>
<thead>
<tr>
<th>Existing</th>
<th>Phase 1 Development</th>
<th>Future</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Healthplex</strong></td>
<td><strong>Hospital</strong></td>
<td><strong>Outpatient Center</strong></td>
</tr>
<tr>
<td>145,000 GSF</td>
<td>425,000 GSF + 42,000 CUP</td>
<td>140,000 GSF</td>
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<tr>
<td></td>
<td></td>
<td><strong>Expansion</strong></td>
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<td></td>
<td></td>
<td>224,000 GSF</td>
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</tbody>
</table>

**expanded Inova Springfield Campus:** 976,000 gsf (Includes Existing Healthplex)

**with Approved Liberty View Development:** 1,023,562 gsf* = 878,562 (Liberty View) + 145,000 (Existing Healthplex)

*The Inova Hospital Campus is 47,562 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
## Traffic Analysis

<table>
<thead>
<tr>
<th></th>
<th>AM Peak Trips*</th>
<th>PM Peak Trips*</th>
</tr>
</thead>
<tbody>
<tr>
<td>Liberty View &amp; Healthplex</td>
<td>1,065</td>
<td>1,348</td>
</tr>
<tr>
<td>Inova Hospital Campus</td>
<td>1,078 (+13 Trips)</td>
<td>1,395 (+47 Trips)</td>
</tr>
</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.
Note: Only 1 Helipad location will be provided.
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Conceptual Campus Massing Master Plan

Note: Only 1 Helipad location will be provided
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Conceptual Campus Massing Phase 1

Note: Only 1 Helipad will be provided
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Springfield Campus Pedestrian Access

Legend
- Main Entry
- Outpatient Center Entry
- Service Entry
- Ambulance Entry
- ER Entry
- Proposed Pedestrian Circulation
- Off-Site Pedestrian Sidewalks
- Off-Site Pedestrian Trail
- Proposed Beulah Multi-Use Trail

TO METRO ~10 MIN WALK
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**Landscape** Open Space Character

Walking Trails / Existing Trees

- Walking Trails
- Meditation Meadow
- Meadowscape
- Entry Court & Gardens
- Healthplex
- Medical Office Building
- Hospital Expansion

- Franconia-Springfield Parkway
- Beulah Street
- Metro Park Drive
- Metro Station
- Jasper Lane
- Tyler Devers Family Cemetery
- Family Garden
- Outpatient Center
- Commemoration Garden
- Arrivals Court
- Entrance

Inova Eastern Region Projects
Lee District Community Presentation 2021-09-22
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**Landscape** Open Space Character

Meditation Meadow

Family Garden

Courtyard

Entry Court and Garden
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Process Overall Inova Schedule

Springfield

- Comp Plan Amendment: 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.
Contact Us

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www.inova.org/springfieldhospital

Inova Eastern Region:
www.inova.org/easternregion