



CONSTRUCTION UPDATE NOTICE

Weeks of: December 4, 2017 thru the week of December 11, 2017

What to Expect On-Site the Next Two Weeks

Retail Tenants:

L.F. Jennings will soon commence work on the tenant fit-out construction of Jersey Mike's and Habit Burger. Both expect to open sometime during the spring of 2018. L.F. Jennings recently completed the fit-out construction work for the FedEx store in Building 1 and has turned that space over to FedEx to complete the fit-out work related to their furniture, fixtures and equipment. Gold's Gym and Burton's Grill continue to work on their fit-out construction with target opening dates within the First quarter of 2018. District Taco will soon open.

Townhomes:

The construction of the 119 townhomes is well underway. The first block of townhomes between Rhode Island Avenue and 47th Street are expected to be complete by the end of this month. The remaining townhouse blocks between Rhode Island Avenue and 47th Street are expected to be completed by the end of 2018. Currently, 45 townhomes have been sold.

Parking Structure Progress:

CBG Building Company continues construction on the new multi-level parking structure on parcel E – the building 5 pad site. Cast in place concrete work will continue on the eastern half of the garage specifically the lower level footings and walls. Site-work contractor will install a temporary crane road and precast laydown yard on building 5 pad site. Precast garage erection is scheduled to begin mid-December. Wet utility work will continue along Woodberry Street and Van Buren Streets. CBG will monitor and provide notice of any temporary road closures for connections required at existing and proposed manholes located in the streets. Temporary electric service trenching will continue at back of curb along Van Buren Street working east to west.

CSX Crossing:

The closure of the former ERCO plant parking lot between the Rivertech Court cul-de-sac and Lafayette Avenue will continue until the new bridge is open – estimated to be in spring 2018.

The bridge builder, Shirley Contracting, continues to build the sidewalks along the roadway. Earthwork and grading operations continue adjacent to the former ERCO plant. Asphalt placement has begun on both the east and west approaches to the bridge. Final grading and landscape installation will begin in the upcoming weeks. This work will continue through the Fourth quarter of 2017. The construction will be monitored to assure compliance with County work hours and noise regulations.

Free Daily Shuttle:

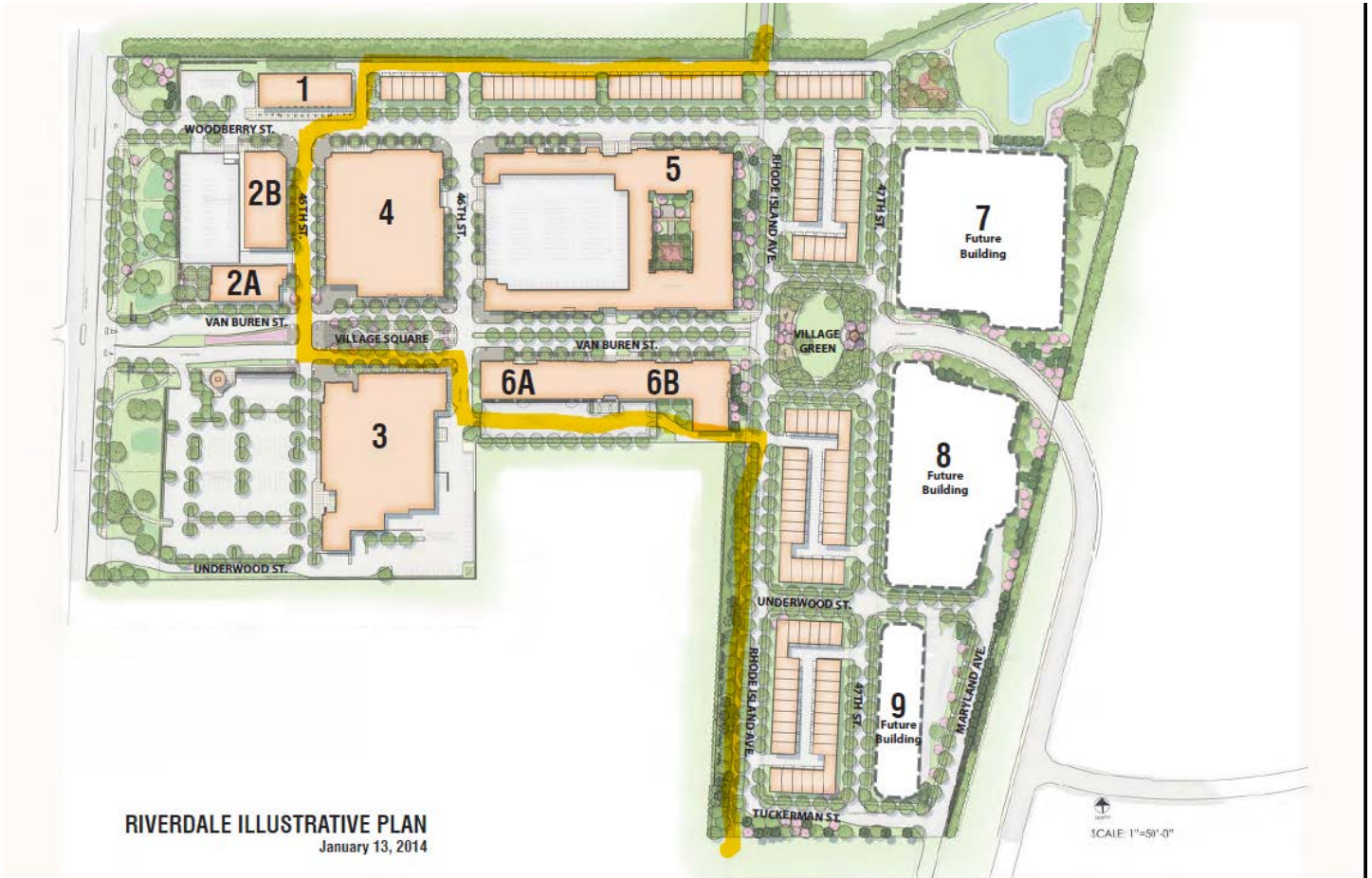
Riverdale Park Station features a FREE daily shuttle from 6:30 a.m. to 9:00 a.m. and 4:30 p.m. to 7:00 p.m. It runs every 15 minutes between Riverdale Park Station, College Park Metro Station and Prince George's Plaza Metro Station. The shuttle stop is located near the main entrance to the Whole Foods Market. Use it for quick and easy access to work, shopping, recreation and regional transit. Visit www.rpstransit.com/shuttle for more details.

Route 1 Sidewalk:

Construction of the Route 1 sidewalk connecting the Riverdale Park Station development to Albion Road across the WMATA property is expected to start the week of December 4 and be completed by the First quarter of 2018.

Temporary Hiker/Biker Trail is open!

The site plan below indicates the temporary hiker/biker route.



Hikers and bikers should watch for and follow these detour signs:



For more on store openings, events and development news, check out our website and social media pages:

Website: <http://www.riverdaleparkstation.com>

Facebook: Riverdale Park Station

Twitter: @RDPStation

Instagram: rdpstation

Work Hours:

Work activity will be taking place Monday – Sunday between the hours of 7 a.m. and 7 p.m.

Contact Information:

For any **construction related concerns**, please contact Mark Regulinski of Calvin Cafritz Enterprises at 202/248-5806 or email at mark@cafritzenterprises.com.

For **Stanley Martin townhome** information, please contact Brea DePina at 703/939-7039 or email at DePinaBJ@StanleyMartin.com.

Picture Below: Ercoupe Plane at night



Picture Below: Building 5 parking garage

