



NOTICE TO RESIDENTS WEST OF LIVE OAK DRIVE BELTWAY BRIDGE

Near-term Construction Activities with Impact on Live Oak Drive

The following are upcoming construction activities with potential impact on the Live Oak Drive community. Work will occur during weekdays and periodically on Saturdays to maintain schedule. The 495 NEXT project appreciates the Live Oak Drive community’s patience as this work is performed and is committed to completing it as efficiently as possible, thereby reducing the duration of community impacts. This lookahead flyer will be updated and distributed as events warrant.

Construction Activity	Planned Start	Planned Finish	Methods/Impacts
Work adjacent to Langley Swim and Tennis Club and three adjacent residences to the north leading up to the shift of Live Oak Drive			
Install drainage across Swim Club main entrance	Monday, March 25	Friday, March 29	Requires excavation across entrance. Access maintained on demand (estimated 10-minute wait while steel plates are moved).
Install culvert under driveway of 720 Live Oak Drive	Wednesday, March 27	Thursday, March 28	Requires excavation across driveway. Access maintained on demand (estimated 10-minute wait while steel plates are moved).
Install remaining drainage	Ongoing	Early April	Excavator performs trenching and installs drainage.
Remove asphalt shoulder (i.e., retired section of Live Oak Drive)	Late March	Early April	Excavator removes asphalt. Breaking up asphalt produces noise. Live Oak Drive reduced to one lane with flaggers directing traffic.
Install retaining wall panels adjacent to the southern entrance of Swim Club parking lot	Early April	Mid-April	No anticipated impacts other than closure of southern entrance.
Demolish Swim Club circle and driveway apron	Early April	Early April	Excavator removes circle and demolishes driveway apron pavement. Breaking up asphalt produces noise.
Excavate and grade area where the segment of Live Oak Drive will be shifted	Early April	Mid-April	Excavator and small bulldozer perform excavation and grading. Live Oak Drive reduced to one lane with flaggers directing traffic.

Install curb	Mid-April	Late April	Concrete mixer trucks deliver and deploy concrete. Crews install formwork and place concrete. Live Oak Drive reduced to a single lane with flaggers directing traffic.
Install foundation of segment of Live Oak Drive to be shifted	Mid-April	Late April	Trucks deliver and deploy stone and other foundation materials. Crews build foundation. Live Oak Drive reduced to one lane with flaggers directing traffic.
Install final pavement for Swim Club entrances, adjacent neighbor driveway, and private Live Oak Drive	Early April	Early May	Trucks deliver and pour asphalt. Crews adjust asphalt placement. Rollers level and compact asphalt. Live Oak Drive reduced to one lane with flaggers directing traffic.
Install pavement and markings of shifted Live Oak Drive	Early May	Mid-May	Trucks deliver and pour asphalt. Crews adjust asphalt placement. Rollers level and compact asphalt. Live Oak Drive reduced to one lane with flaggers directing traffic.
Switch traffic	Mid-May	Mid-May	Flaggers ensure a safe and smooth transition to the new alignment.

Additional work with impact on Live Oak Drive

Overnight placement of girders for new Live Oak Drive bridge over the Beltway	Early April	Mid-April	Overnight multiple lane closures and brief stoppages of all traffic on the Beltway. Live Oak Drive reduced to one lane with flaggers directing traffic.
Cut-overs to new utility lines	Mid-April	Mid-May	Cut-overs may cause daytime service outages. Live Oak Drive may be reduced to one lane with flaggers directing traffic.
Pile driving for overpass of new ramp from GW Parkway to I-495 south	Mid-April	Early May	A crane-mounted hammer drives piles into the ground. When active, hammer strikes will be heard every few seconds.



← *During excavations, access will be maintained on demand with steel plates as shown in this March 22 photo of the intersection of private Live Oak Drive and mainline Live Oak Drive.*

Construction plans are subject to change due to weather, utility relocations performed by outside companies, resequencing of work to facilitate on-time completion of the overall project, and other factors.

Stay Connected

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