Welcome to the FDA Headquarters Consolidation Public Scoping Meeting
The purpose of this meeting is to gather early public input on the scope of the study, potential alternatives, and areas of concern.
History of FDA Consolidation

- The White Oak property was acquired in 1944 and was used as a weapons research facility by the Department of Defense.
- As a result of the 1993 Defense Base Realignment and Closure Act, the Naval Surface Warfare Center closed on June 22, 1995.
- GSA obtained 662 acres of the former Naval Surface Warfare Center from the U.S. Navy in 1997, and the site was renamed the Federal Research Center (FRC) at White Oak.
- An Environmental Impact Statement (EIS) was prepared to analyze impacts from the consolidation of 5,947 FDA employees at the FRC.

- In March 2002, an additional 309 employees were added to the number of FDA employees on the site.
- In February 2003, FDA proposed an increase in total employees to 7,720 in support of Congressional mandates, and other program expansions.
- In June 2005, a Supplemental EIS was prepared to analyze impacts from the addition of new employees and other program expansions.
- In 2007, FDA proposed an increase in total employees by 1,170 in support of new legislative laws expanding previous programs.
- In March 2009, a second Supplemental EIS was prepared to assess the impacts from the addition of new employees and other program expansions.

- In 2017, FDA proposed an increase in the total employee population at the FRC of up to 18,000* in order to consolidate leased buildings in Montgomery County and accommodate growth related primarily to existing and reauthorized user fee programs.
- GSA issued a Notice of Intent to prepare an EIS on August 18, 2017.

*Not all present on any given day.
2009 Supplemental EIS Implementation

Projects completed since 2009 Supplemental EIS:
1. SE Quad 1,230,000 GSF
2. Child Care Center
3. Expansion of Facility
4. Landscaping of the Commons and 2 Courtyards

Projects that have not been completed:
1. Southeast Garage – 2,700 spaces
2. Building 25 – 180,000 GSF
3. Distribution Center – 97,000 GSF
4. Broadcast Studio – 25,000 GSF
5. Fitness Center – 10,000 GSF
6. Northwest Garage – 585 Spaces
Master Plan / EIS / Section 106 Process

- **Master Plan**
  - Winter/Spring 2017: Prepare Draft Master Plan
  - Summer 2017: NCPC Review of Draft Master Plan
  - Fall 2017: Prepare Final Master Plan
  - Winter 2018: NCPC Review of Final Master Plan

- **NEPA Environmental Resources**
  - Draft Purpose and Need Statement: Winter 2017
  - Public Scoping Period: Summer 2017
  - Evaluate Environmental Effects and Alternatives / Prepare Draft EIS: Fall 2017
  - Draft EIS / Public Comment: Winter 2018
  - Prepare Final EIS: Summer 2018
  - Final EIS / Record of Decision: Fall/Winter 2018

- **Section 106 Historic and Cultural Resources**
  - Identify Consulting Parties: Winter 2017
  - Identify, Assess and Resolve Adverse Effects: Summer 2017
  - Negotiate Programmatic Agreement: Fall 2017
Purpose and Need

Purpose:
To provide a Master Plan for the U.S. Food and Drug Administration (FDA) Campus at FRC to accommodate the projected growth.

Need:
The proposed action is needed to continue to support the FDA Headquarters consolidation at FRC and provide the necessary office space in order to conduct the complex and comprehensive reviews mandated by Congress.
Potential Impact Topics

Natural and Physical Environment
- Geology, Soils, and Topography
- Water Resources
- Stormwater
- Wetlands
- Vegetation and Wildlife
- Threatened, Endangered, and Sensitive Species
- Air Quality
- Noise

Cultural Environment
- Historic Properties
- Archaeological Resources

Infrastructure and Waste Management
- Utilities
- Transportation and Parking
- Waste Management

Social Environment
- Land use Planning
- Population
- Housing
- Economy, Employment, and Income
- Environmental Justice in Minority and Low Income Population
- Taxes and Revenue
- Community Facilities and Services
- Aesthetics and Visual Resources
- Public Health and Safety

Public Scoping Meeting
GSA has considered a range of options for proposed development at the FRC. Other options for development have not been further studied due to various environmental constraints, loss of collegial atmosphere, and connectivity to the existing campus.
### Alternative A
- Midrise Buildings (5-9 Floors)
- Distribution Center below new Plaza
- Communication Center in new Proposed Development Area
- 4 new parking structures (projected 7,064 spaces)*
- New Cafeteria in new Proposed Development Area
- Conference Center in NW Development Area

### Alternative B
- (1) 20-story Tower + midrise buildings
- Distribution Center and Ancillary chemical handling
- Communication Center below new Plaza
- 3 new parking structures (projected 7,073 spaces), including previously designed SE Garage*
- New Cafeteria in new Proposed Development Area
- Conference Center in NW Development Area

### Alternative C
- (2) 14-story towers + midrise buildings
- Distribution Center below plaza
- Communication Center in base of new Proposed Development Area
- 4 new parking structures (projected 7,141 spaces), including previously designed SE Garage*
- New free-standing Cafeteria in Plaza
- Conference center adjacent to new northwest parking garage

### No Build Alternative
- Campus remains as-is, no new buildings

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*New parking includes replacement of existing parking displaced by new buildings and assumes parking at 1 space per 1.8 employees.

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The Preferred Alternative could be a combination of selected options from Alternatives A, B, and C.
Preliminary Draft Alternative A – Aerial View

- Parking Structure (projected 500 spaces)
- Parking Structure (projected 2,067 spaces)
- Distribution Center (Below Grade)
- Communication Center
- Office Building
- Office Building
- Office Building
- Office Building
- Parking Structure (projected 1,962 spaces)
- Parking Structure (projected 2,504 spaces)
- Transit Center
- Conference Center

Not to Scale

Public Scoping Meeting
Preliminary Draft Alternative B – Aerial View
Preliminary Draft Alternative C – Aerial View
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<thead>
<tr>
<th>Schedule/Next Steps</th>
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<td>Public Scoping Meeting</td>
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<td>Consulting Parties Meetings</td>
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<td>September 25, 2017</td>
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<tr>
<td>Preparation of Decision Document</td>
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Ways to Comment

Submit comments tonight:
Write your comments on the comment cards provided.

Submit written comments electronically to:
Paul.gyamfi@gsa.gov

Mail written comments to:
Attention: Mr. Paul Gyamfi
Office of Planning and Design Quality
Public Buildings Service
National Capital Region
U.S. General Services Administration
301 7th Street, SW, Room 4004
Washington, DC 20407

All comments are due to GSA by September 25, 2017

For more information please visit the project website:
https://www.gsa.gov/portal/content/166346