

**Event:                    Approval of Design and Construction Agreement (DCA)**

**Timing:**                Town of Vienna Council Meeting-June 15, 2020  
Fairfax County BOS Approval– TBD

**Financial Impact:** None.

*The DCA provides the responsibilities and cost sharing between the Town of Vienna and Fairfax County on the Patrick Henry Library project and public parking garage.*

**Event:                    Design Contract Award**

**Timing:**                March 2021 (est.)

**Financial Impact:**

*Town of Vienna would provide a lump sum payment for the agreed upon amount, per the DCA (defined as Town Design Payment). Anticipated that it would be the lower of: a percentage of the design contract or defined not-to-exceed amount.*

**Event:                    Design Concept Selection**

**Timing:**                September 2021 (est.)

**Financial Impact:** *Town of Vienna could have a choice at this time:*

- 1.    Exit DCA and be returned 85% of their Town Design Amount*
- 2.    Continue with DCA*

**Event:                    End of Design Development Phase (authorization for construction documents)**

**Timing:**                March 2022 (est.)

**Financial Impact:** *Town of Vienna would have a choice at this time:*

- 1.    Exit DCA and be returned 50% of their Town Design Amount*
- 2.    Continue with DCA*

**Event:                    End of 50% Construction Documents**

**Timing:**                July 2022 (est.)

**Financial Impact:** *Approval of construction budget by Town. First installment for Town Construction Funding is due.*

**Event:                    Construction Contract Award**

**Timing:**                July 2023 (est.)

**Financial Impact:** *Final approval of construction budget. Second installment for Town Construction Funding is due.*

**Event:                    Final Estimated Town Construction Payment**

**Timing:**                July 2024 (est.)

**Financial Impact:** *Final installment for Town Construction Funding is due.*

**Event:                    Final Construction True-Up**

**Timing:**                July 2025 (est.)

**Financial Impact:** *Final construction totals known, any remaining unspent construction funds would be returned to Town per the agreement splits previously approved.*

**Proposed Value for Payments of Option B1**

Town Design Amount = 30% of Total Design Cost, not to exceed \$850K

Design to be paid in lump sum prior to Design Contract Award on March 2021

Town Construction Funding Amount = 19% of Total Construction Cost, not to exceed \$4,200,000

Proposed to be paid in three equal installments of on July 1<sup>st</sup> of 2022, 2023, and 2024.