



GMC

the  
**BRAY**  
AT LIBERTY PARK

  
DANIEL  
COMMUNITIES

ADVANCING THE CITY OF VESTAVIA HILLS

*the*

BRAY

AT LIBERTY PARK



Jeffrey Downes





VESTAVIA HILLS



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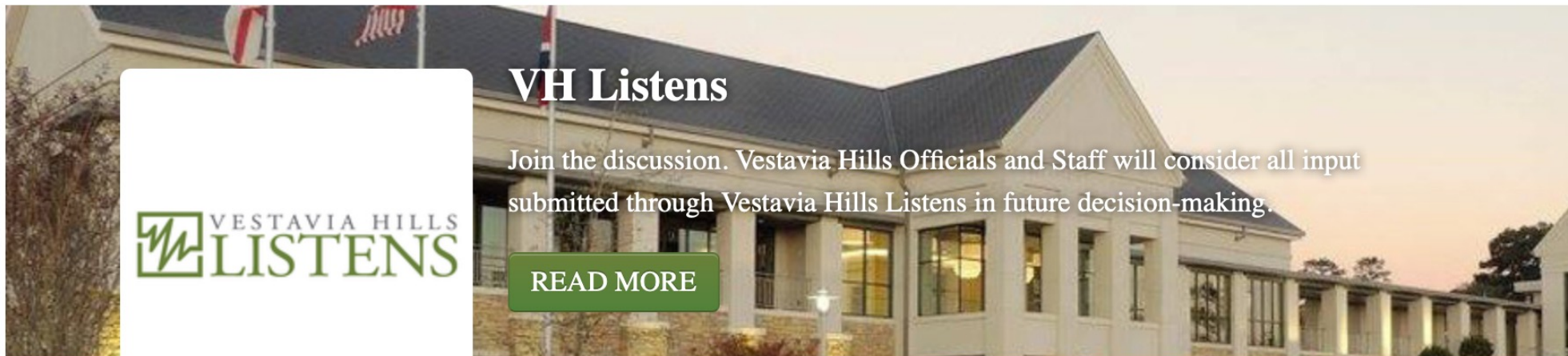


## VH Listens

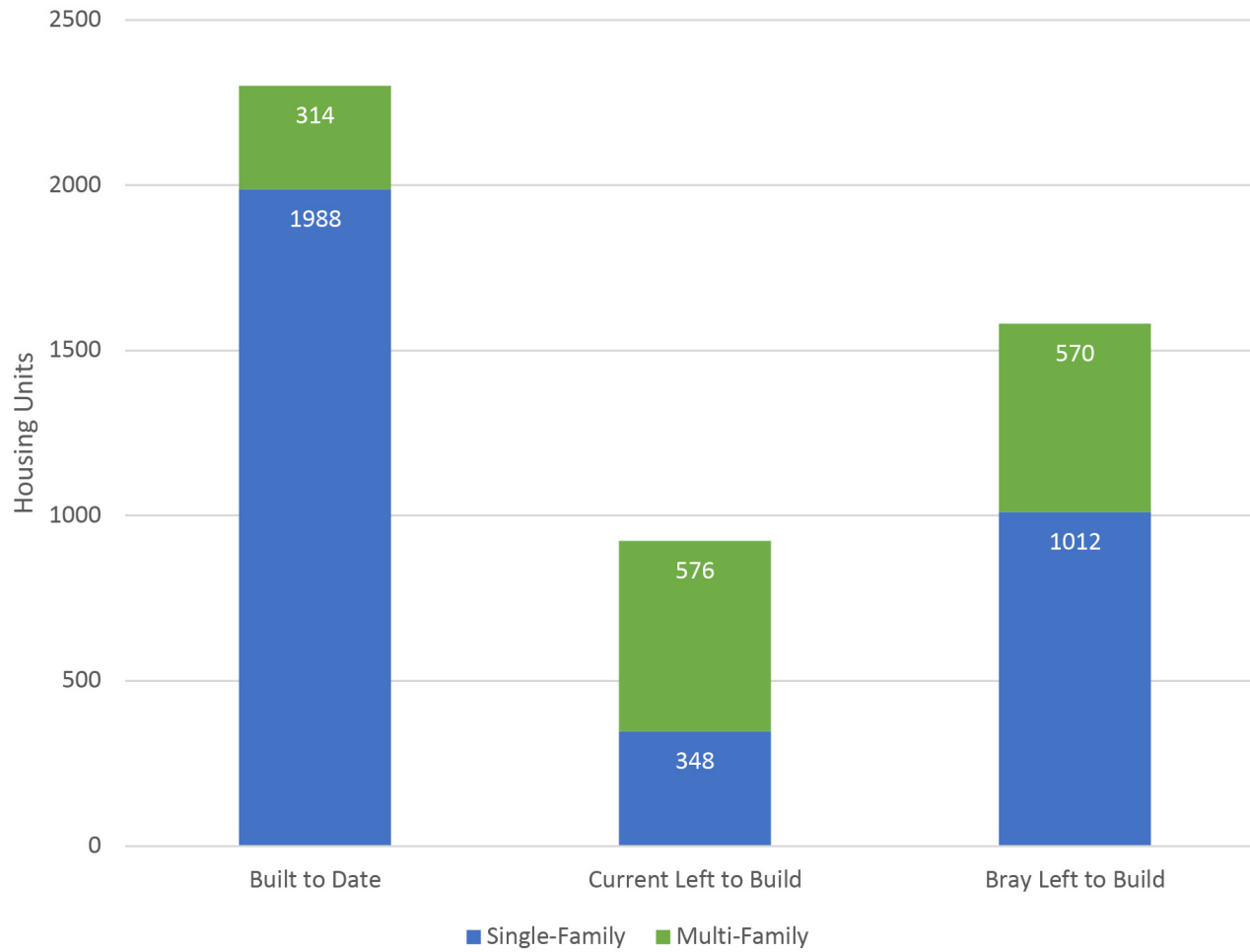
Join the discussion. Vestavia Hills Officials and Staff will consider all input submitted through Vestavia Hills Listens in future decision-making.



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## Liberty Park Residential Units: Current Plan vs Bray Plan



# Vestavia Hills Listens Q&A

Is approval of the Board of Education required to amend the existing annexation agreement?

No.

*Legal opinion provided by outside counsel for both VHCS and City of Vestavia Hills.*



# Vestavia Hills Listens Q&A

## What is the status of I-459 interchange?

There is no intended interchange exit; previous attempt to consider such effort was denied by authorities.



# Vestavia Hills Listens Q&A

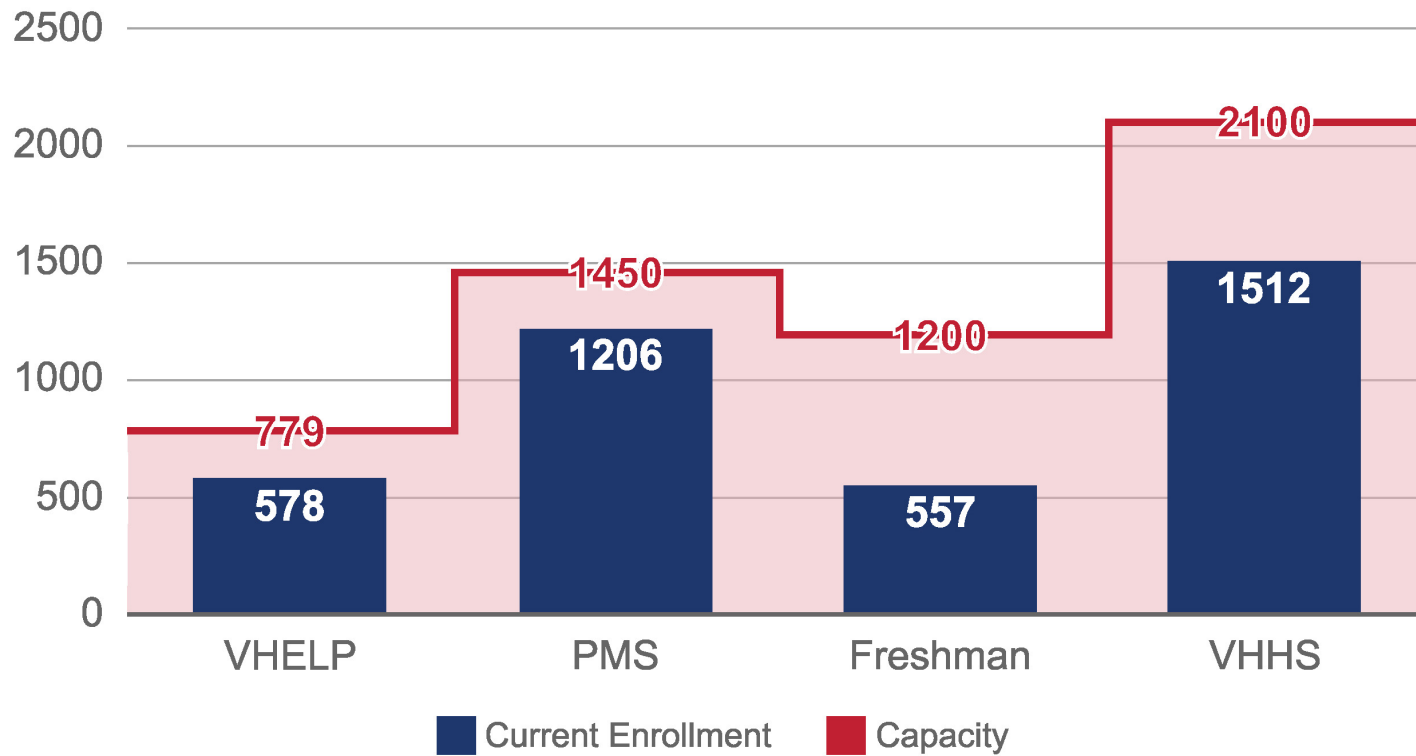
## Why not build a new high school instead of elementary school?

Superintendent Dr. Todd Freeman shared feedback and analysis of VHCS needs at the January 31 BOE meeting.

His presentation, along with a link to a recording of the presentation, is available at <https://vhal.org/economy/private-development-projects>.



## VHCS Enrollment & Capacity

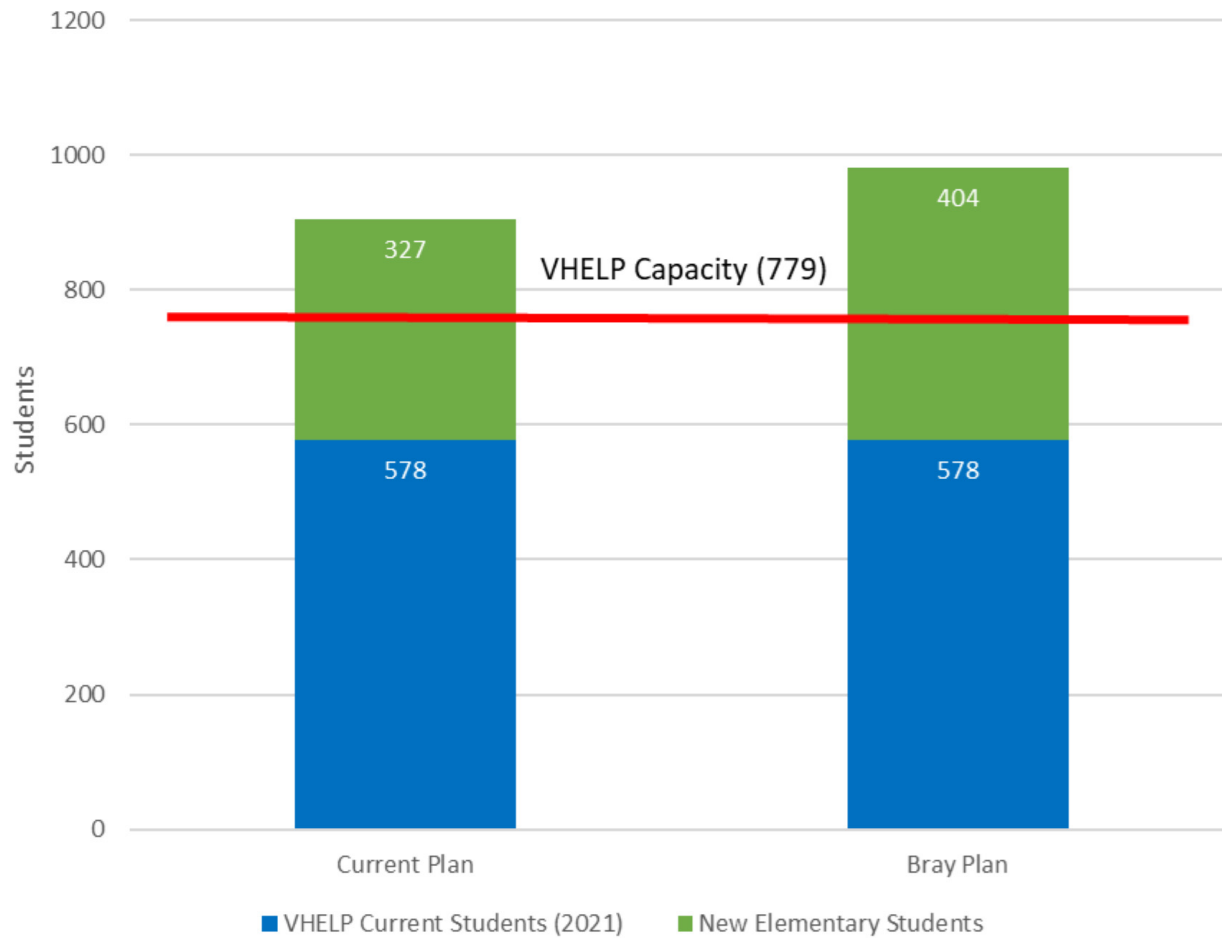


**Current district capacity: approximately 75%**

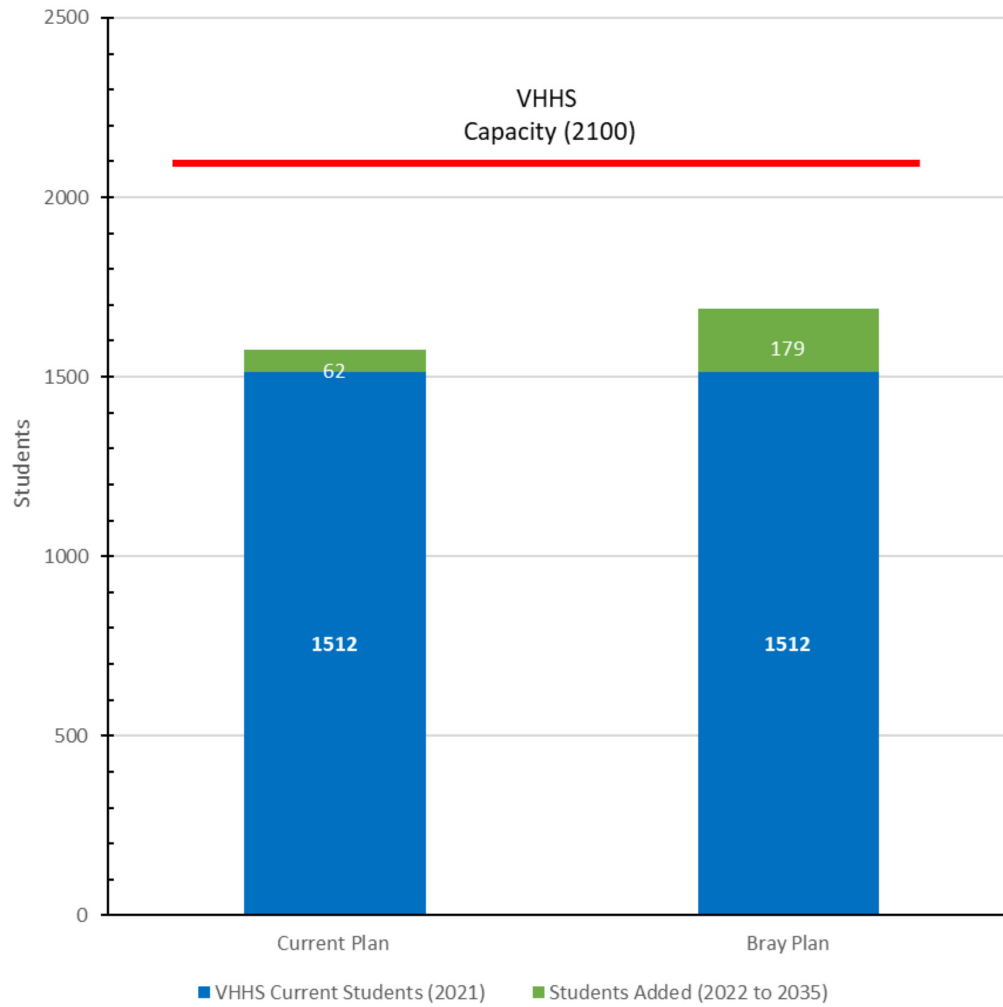




### Liberty Park Elementary Students: Current Plan vs. Bray Plan



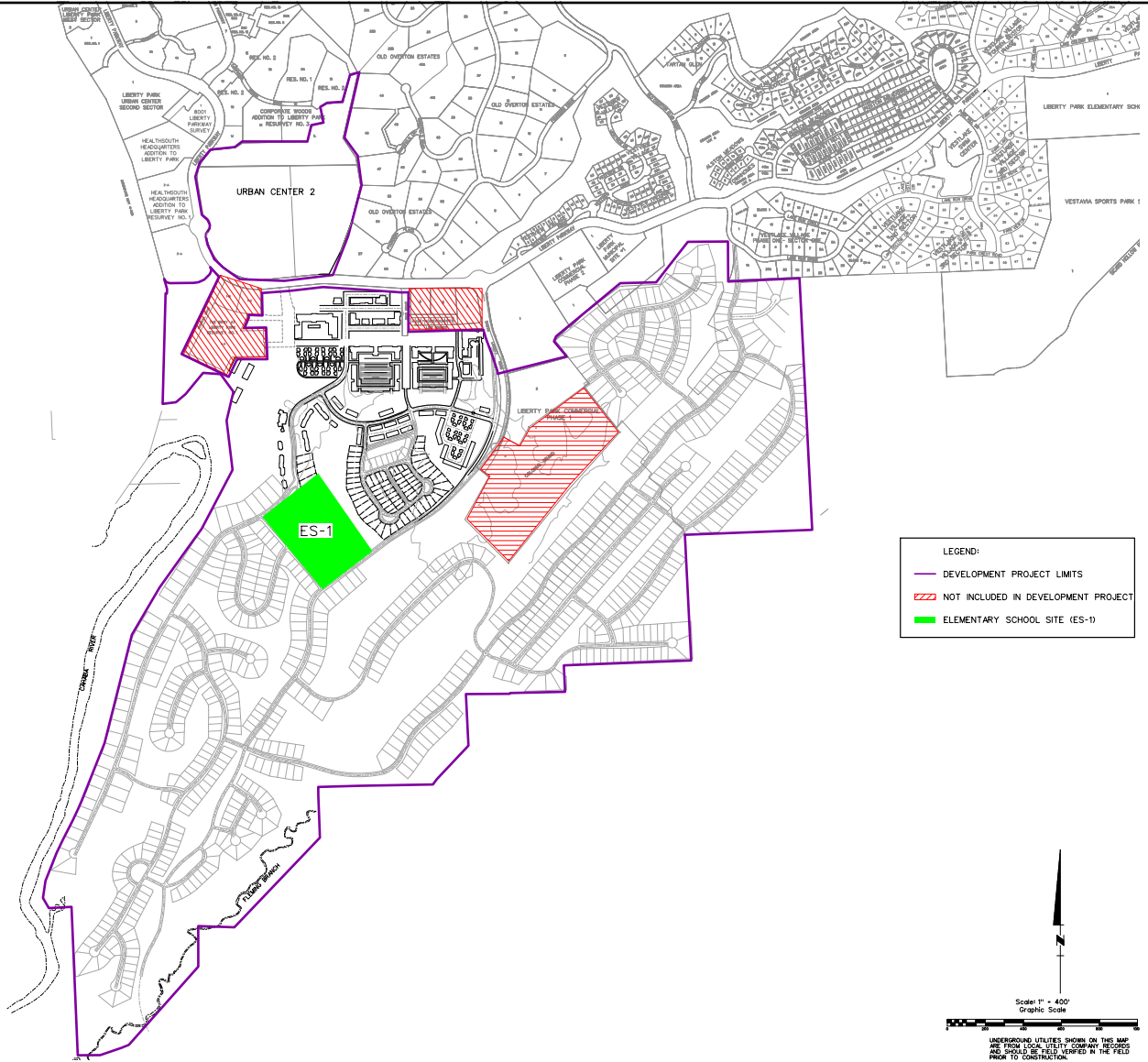
### High School Students: Current Plan vs. Bray Plan



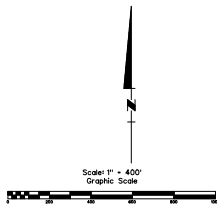
# Vestavia Hills Listens Q&A

Where is the site of a new elementary school contemplated?





LEGEND:  
 — DEVELOPMENT PROJECT LIMITS  
 ▨ NOT INCLUDED IN DEVELOPMENT PROJECT  
 ■ ELEMENTARY SCHOOL SITE (ES-1)



UNDERGROUND UTILITIES SHOWN ON THIS MAP ARE FROM LOCAL UTILITY COMPANY RECORDS AND SHOULD BE FIELD VERIFIED IN THE FIELD PRIOR TO CONSTRUCTION.





# Vestavia Hills Listens Q&A

## How will construction traffic be managed?

Due to construction sequencing, construction traffic will commence on Liberty Parkway and ultimately be serviced from Sicard Hollow Road as road infrastructure construction advances.



# Vestavia Hills Listens Q&A

**What are the fire and police protection plans for growth and potential entertainment district?**

Increased fire and police personnel and equipment efforts have commenced.



# Vestavia Hills Listens Q&A

## Will sidewalks connect The Bray to the rest of Liberty Park?

The LPJV is currently studying connectivity options for sidewalk additions. The Bray will have its own sidewalk paths and trail system.



# Vestavia Hills Listens Q&A

Will the proposed Bray trail system be publicly accessible?

Yes.





# Vestavia Hills Listens Q&A

**Why are the sidewalks not to be included for City maintenance in the planned infrastructure dedication?**

Consistent with the existing maintenance agreement between the City and LPJV, sidewalks will remain “private” to allow use of golf carts on the pathways.



# Vestavia Hills Listens Q&A

Will the *existing* neighborhood amenities be allowed for use by the new residents of the Bray?

No. The Vestlake HOA and its members will have exclusive use of the existing neighborhood amenities. The Bray development will include a separate set of covenants to include a separate HOA. A joint use amenity package is being developed by the LPJV that will be accessible for both The Bray and Vestlake HOAs.



# Vestavia Hills Listens Q&A

What cost has the City incurred by hiring special legal counsel?

To-date expenses are \$23,359



Other questions/comments?

