This section outlines the long range plans of MCB Quantico. For planning purposes, the base population at MCB Quantico is projected to grow at a rate of two percent per year from 2011 to 2035. In 25 years, this rate results in an increase of approximately 12,000-14,000 personnel, increasing the daytime base population to about 43,000 by 2035.

Building upon the short range planning recommendations contained in Section 3 that extend through 2018, the plans listed below provide details of the planning actions at MCB Quantico through the year 2035 and are structured to manage and regulate this additional capacity.

- Long Range Land Use Plan - depicts land use through 2035
- Regulating Plans - specify details of future growth relative to building orientation, height and massing, through 2035
- Illustrative Plans - graphic renderings of MCB Quantico through 2035
- Circulation Plan - outlines transportation, transit, pedestrian corridors and improvements through 2035
- Open Space Plan - outlines parks, open space and outdoor recreational areas and improvements through 2035.
Marine Corps University District

The long range planning phase within this district completes the 2009 MCU Master Plan. The final planning actions help create the cohesive campus that was established with the short range planning actions and relocates the remaining facilities/tenants that are not associated with MCU. Portions of this district are located within a historic district. Section 106 of the National Historic Preservation Act requires federal agencies to take into account the effects of an undertaking on historic properties prior to project implementation.

Long range planning actions are listed in Table 7.3 and include:

Demolition
- Demolish all of the trailers associated with CAOCL, totaling 4,350 SF.
- Demolish the trailer associated with the School of Advanced Warfare. This function will be relocated to a permanent location within one of the facilities constructed during the short range planning phase.

Construction
- Construct P-674 - Student Activity Center as part of the MCU Master Plan. The new Student Activities Center will be constructed in the northern quad extension of the campus. Its construction will include demolition of Building 3078. (FY20)
- Construct an additional Academic Support Instructional Facility as part of the completion of the MCU Master Plan.
- Construct an Academic Support Facility at the intersection of Battery Avenue and South Street. This facility is intended to provide for future space needs and is included in the adaptation of the current MCU Master Plan. This facility will also provide a visual termination to the primary vehicular circulation axis of the campus.

Circulation and Parking Improvements
- Most surface parking for facilities associated with MCU are removed.
- The lots north of Martin Street belong to other tenants or VRE. MCB Quantico is working with VRE (in part with CSX third track project) to develop a station plan that will include public space connections in this area. The station plan will include the VRE site, parking, and the post office.

Open Space Improvements:
- A new Student Activities Center quad will be constructed. The third campus green will contain three soccer fields, encouraging additional active recreation opportunities.

All of the above planning actions, shown in Figures 7.4 and 7.5, were derived from and support the completion of the 2009 MCU Master Plan Update and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.5  MCU District - Long Range Illustrative Plan
OCS District

The long range planning phase within this district completes the 2009 OCS Area Development Plan. The final planning actions help enhance the cohesive campus that was established with the short range planning actions and relocates the remaining facilities/tenants that are not associated with OCS. Portions of this district are located within a historic district. Section 106 of the National Historic Preservation Act requires federal agencies to take into account the effects of an undertaking on historic properties prior to project implementation.

Long range planning actions are listed in Table 7.4 and include:

Demolition
- Demolish warehouse facilities associated with the museum as these functions will be relocated to the museum planning district.
- Demolish the motorpool and leadership reaction course along Elrod Road. This area will be retained as a buffer zone between the existing railroad tracks and the OCS campus.
- Demolish Buildings 2187, 3202, 3209 and 5003 due to the age and condition of these facilities as well as AT/FP setbacks. This area will be used for a large parking lot that will accommodate the Barracks, HQ, and Yeckel Hall.
- Demolish Buildings 2177, 3185, and 3186, totaling 19,418 SF to provide space for P-509.

Construction
- Construct P-616 - Candidate Service and Support Facility (CSSF) at the intersection of Elrod Road and Engineer Road that will include the armory, public works shop, automotive and vehicle maintenance shop, and supply and fiscal personal and operating spaces. In addition, the facility will provide warehouse space for gear and equipment that is used by the candidates and staff at OCS. (FY19)
- Construct P-626 - Candidate Recruit Barracks on the site of the existing parking lot adjacent to Graham Hall. This project is currently unprogrammed; however, the site should remain reserved to meet any future requirement or program changes.
- Construct an P-629 - Yeckle Hall Addition to address the need for additional classroom space to accommodate the increase in candidate recruitment. This project is currently unprogrammed; however, the site should remain reserved to meet any future requirement or program changes.
- Construct a new Naval Clinic on Engineer Road to replace the existing Naval Clinic, which does not have expansion capabilities in its current location.
- Construct a new warehouse facility along the newly created road behind the community support facilities along Engineer Road.
- Construct a new administrative office on Timmerman Avenue.
- Construct a new MCX Exchange along Elrod Road, across from the Headquarters Facility. Due to the remoteness and rigid schedules of the students at OCS, the new exchange will allow students to get supplies quickly without needing to leave the OCS campus.

Circulation and Parking Improvements
- Realign Timmerman Avenue to connect to Elrod Road on the east side of Yeckel Hall.
- Construct a new road parallel to Engineer Road, that connects Elrod Road to Chosin Trail along the back of the new dining hall (Bobo Hall).

Open Space Improvements
- Open Space is maintained at the core of the OCS campus by creating a buffer between the daily operational functions and the living and community oriented functions at the southern end of the campus. This area encompasses the parade deck and existing obstacle courses.

All of the above planning actions, shown in Figures 7.6 and 7.7, were derived from and support the completion of the 2009 OCS Area Development Plan and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.7  OCS District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
MCAF District

MCAF is a very small area with very restrictive requirements for development. There is only a small piece of land located on the east side of the runway that remains available for development. It has been determined that this area should be reserved for a proposed fuel farm. Any future development will need to occur within the existing development footprint. Portions of this district are located within a historic district. Section 106 of the National Historic Preservation Act requires federal agencies to take into account the effects of an undertaking on historic properties prior to project implementation.

There are no long range planning actions within this master plan.
Figure 7.9  MCAF District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
**Headquarters District**

This area has also been identified for dense administrative infill development. Parking structures are sited to replace existing surface parking and centrally located to personnel in this area. Future development within this area should support a dense, walkable campus with additional landscaping, trees and walkways to enhance the public realm. The long range planning phase develops a framework for infill around Lejuene Hall and the Chapel that maintains the existing formal nature of this district.

Long range planning actions are listed in Table 7.6 and include:

**Demolition**

- Demolish 64,416 SF within the Chop Annex Area. This area will be used for the relocation of multiple facilities that need to be demolished due to their location within the MCAF imaginary surfaces.
- Demolish Building 3252 Public Works Shop and relocate to the OCS district.

**Construction**

- Construct an addition on the front of the existing Naval Health Clinic.
- Construct administrative facilities on the east of Lejeune Hall south of Barnett to address the administrative deficit identified within the ILUP.
- Recapitalize the Chop Annex Area for MCCS or another tenant that requires a small campus area. Four new facilities, each at 25,000 SF, are proposed within this area.
- A permanent facility for MCIOC could constructed in this district with the demolition of trailers in MCB-2.

**Circulation**

- The proposed parking area west of Building 3259 is designated for patrons of the health clinic. Coordination with BUMED is needed at time of project execution. Parking ratios will be held to NCPC standards.
- To simplify the intersection and increase capacity, remove Dunlap Circle, widen Barnett Road and realign Thombs Street. Add a traffic circle at the intersection of Barnett Road and Catlin Avenue (west) to accommodate increased administrative capacity in these areas of the HQ District.

Figures 7.10 and 7.11 show the regulating and illustrative plans for this district.
Figure 7.11  Headquarters District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
Barnett Avenue District

The “Main Street” character of this district should be maintained throughout the long range planning phases. The ILUP designates this planning district for continued infill development within the existing developed areas to increase the density of this area. A parking structure will be required to remove surface parking and concentrate vehicles in a central area to support a walkable environment.

Long range planning actions are listed in Table 7.7 and include:

Demolition

- Demolish the majority of the warehouses and facilities located on the southwest side of Zeilin Road to eliminate the remaining MCAF Clear Zone and Transitional surface violations
- Demolish existing dining hall (Bruce Hall) which is no longer adequate
- Demolish the Firestone Auto shop and Building 2004

Construction

- Relocate the Motor Pool to the West Side, District MCB-1, and construct three administrative facilities along Anderson Avenue. Illustrated here as notional building footprints, these development sites can be reconfigured to meet the requirements of a new facility. These facilities are an ideal location for:
  - An administrative and a small storage area for the consolidated PWB/FMS facility. There has been discussion of including a satellite fueling station as part of this facility. The area adjacent to the sited consolidated PWB/FMS facility should be reserved for this use.
  - A new consolidated G6 facility that includes administrative space, equipment space and maintenance/warehouse space.
  - MCIA Expansion Area
- Construct a new dining hall to replace Bruce Hall. It is recommended that this facility be sited on the site of the existing dining hall. The new facility should incorporate the mess hall, commercial food vendors, single Marine area, and other community support functions. A temporary dining hall should be constructed in a central location while this new facility is being constructed.
• Construct an addition to Building 1999 to address an additional space requirement within this use.

• Construct two Administrative Facilities to densify the administrative capacity and balance the opposing streetscape along this block.

Circulation and Parking Improvements
• Anderson Avenue is slated to become a secondary road with several new administrative facilities that are oriented toward Anderson Avenue. These facilities are intended to address the deficit of administrative space identified in the Administrative Study and the ILUP.

Open Space Improvements
• The open space south of Barnett Avenue is created by the removal of structures from the MCAF airfield clear zones. This open space must remain as long as the airfield is operational.

Figures 7.12 and 7.13 show the regulating and illustrative plans for this district.
Figure 7.13 Barnett Avenue District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
**Hospital Point District**

Hospital Point was designated within the ILUP as a 40-acre administrative redevelopment node. Significant redevelopment of Hospital Point requires an additional bridge or tunnel crossing the CSX railroad to provide an additional access route to the site.

MCSC is currently considering relocating to Boswells Corner to develop a new consolidated campus, or redeveloping the Hospital Point facilities to meet their requirements and desire for a consolidated campus. Moving would allow Hospital Point to become available to a new tenant that would be well-suited to this Main Side location.

Long range planning actions are listed in Table 7.8 and include:

**Demolition**

- Demolish obsolete administrative space, to create a more condensed district

**Construction**

- Two administrative facilities have been located on either side of Building 2202 to provide expansion space for a future tenant within this district.
- A small laboratory space has been sited on William Street.
- A new consolidated warehouse facility has been located along the western edge of this district.

**Circulation and Parking Improvements**

- Realign Lester Street, Halyburton Street, and William Street to create two cohesive roads that provide access to the entire district.
- Demolish Shupe Street to eliminate the AT/FP setback violation along the west side of Building 2202.
- A new parking garage has been located near Building 2200 and 2203 to consolidate all of the parking within this district into one location. Parking ratios will be held to NCPC standards.

All of the above planning actions, shown in Figures 7.14 and 7.15, were derived from and support the completion of the 2012 Marine Corps Systems Command Workspace Allocation and Facilities Acquisition Plan and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.15  Hospital Point District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
Chamberlain Village District

The ILUP designated this district for the development of new administrative facilities between Louis Road and Little Road. This district is ideal for a large tenant that prefers a location outside of the core administrative portion of the base.

Portions of this district are located within a historic district; a cemetery is also located within close proximity to short range construction. Section 106 of the National Historic Preservation Act requires federal agencies to take into account the effects of an undertaking on historic properties prior to project implementation. Currently avoided, wetlands within this district must be avoided during project implementation.

Long range planning actions are listed in Table 7.9 and include:

Construction
• The conversion of Building 2077 and the two new administrative facilities located along Geiger Road are intended to address the deficit of administrative space identified within the ILUP. This space would be ideal for additional TECOM uses or for a similar tenant that does not need to be located within the core administrative area around Lejeune Hall.

Relocation
• TECOM headquarters will relocate to Geiger Hall once it is vacated by MCU.

Circulation
• Where new surface lots are constructed to accommodate additional employee capacity, parking ratios will be held to NCPC standards.

Figures 7.16 and 7.17 show the regulating and illustrative plans for this district.
Figure 7.17  Chamberlain Village District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
Russell Road District

This district should remain oriented around community functions for both external and on-site users. An emphasis should be placed on continuing to develop walkable connections between the existing community uses within this planning district and the community uses within the housing areas and Purvis Road planning district.

Long range planning actions are listed in Table 7.10.

Construction

- The areas around the existing MCX and Commissary and between the gas station and credit union have been reserved for future expansion of community uses.
- The Exchange Auto Repair Station, Firestone, has been relocated to this area from the Barnett Road District.

Figures 7.18 and 7.19 show the regulating and illustrative plans for this district.
Figure 7.19  Russell Road District - Long Range Illustrative Plan
Purvis Road District

This planning district should remain oriented around community functions, with development geared towards a cohesive pedestrian network throughout the housing areas and community areas within this district and the Russell Road District. The residential housing units at MCB Quantico were recently improved as part of the RCI; no additional units are planned.

Long range planning actions for this district are listed in Table 7.11 and include:

Demolition
- Demolish Building 3307, Quantico Middle School, totaling 68,870 SF

Construction
- Construct a new Quantico Middle High School (QMHS) across from the new consolidated Elementary School

Figures 7.20 and 7.21 show the regulating and illustrative plans for this district.
Figure 7.21  Purvis Road District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
**Museum District**

Currently, the museum is separately funded through a private foundation; however, it will ultimately be turned over to the Marine Corps. There are plans to build a conference center, and a hotel will be needed to support that. However, a proposal for a hotel has not been received since the site was designated as a lease site. Restricted historic sites, a cemetery, and wetlands are located within the severely restricted areas of this district and should not be impacted by development. Section 106 of the National Historic Preservation Act requires federal agencies to take into account the effects of an undertaking on historic properties prior to project implementation.

Long range planning actions for this district are listed in Table 7.12 and include:

**Construction**
- Construct a new hotel across from the Museum entrance
- Construct a new administrative facility
- Construct a new consolidated warehouse and artifact restoration facility that will accommodate all of the associated curator/warehouse facilities demolished within the MCU and OCS Districts

**Circulation**
- Where surface lots are constructed to accommodate additional employee capacity, employee parking ratios will be held to MCB Quantico’s planning goals.

All of the above planning actions, shown in Figures 7.22 and 7.23, were derived from and support the completion of the 2007 National Museum of the Marine Corps Master Plan and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.23  Museum District - Long Range Illustrative Plan
Boswells Corner District

The Boswells Corner district is located in a currently undeveloped 114-acre site outside of the MCB Quantico fenceline. This district is situated on the western boundary of the Main Side, south of the Russell Road Gate along Route 1. Access to the site from Route 1 is provided by traveling east along Telegraph Road. This district is ideal for a tenant that desires a consolidated campus, outside of the core of MCB Quantico.

Boswells Corner is one of the sites under consideration for a new consolidated MCSC campus that adds approximately 500,000 SF of development to this district. Although the Growth Boundary bisects this district, all new development is contained within the designated growth area.

Long range planning actions are listed in Table 7.13 and include:

Construction
- Construct a separate perimeter and ACP, or increase standoff distances (and development area) from parking and roadways within the site
- Construct five administrative facilities
- Construct Headquarters Facility
- Construct an industrial storage complex that includes a general purpose warehouse and controlled humidity warehouse
- Construct an Operational/Testing Facility, including Optics Lab and Ordnance Operations Facility

Circulation
- Where surface lots are constructed to accommodate additional employee capacity, parking ratios will be held to MCB Quantico’s TMP standards.

All of the above planning actions, shown in Figures 7.24 and 7.25, were derived from and support the completion of the 2012 MCSC ADP and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.25  Boswells Corner District - Long Range Illustrative Plan
MCB-1 District

The West Side is defined by a Growth Boundary that parallels I-95. Development that is not directly related or compatible with Training and Range activity will not be allowed west of the Growth Boundary as delineated.

The area east of the Growth Boundary is designated as a Special Exception Overlay Zone (see Figure 3.3). Any development proposed in the Special Exception Overlay Zone will require careful consideration as it is likely to irreversibly impact essential training areas. The Special Exception Overlay Zone consists of approximately 625 acres, split among three potential development areas. These areas are in the vicinity of the recently developed Russell Knox Building. Development of these areas will be more expensive than redeveloping the Main Side because new development will require extensive infrastructure investment. Area 1 is approximately 50 acres and lies north of Telegraph Road, just east of Russell Road. Area 2 is approximately 500 acres and lies south of Telegraph Road and generally parallels the I-95 corridor. This area would consume most of the southeastern portion of Training Area 5B. Specific impacts to training are the loss of LZ Hawk and the relocation of Maneuver Training and Light Forces training activity. Area 3 is approximately 75 acres and is designated for Storage/Industrial-type activity. There are a number of cultural and environmental constraints contained within the severely restricted areas in this district including cemeteries, the small-whorled pogonia, and stream buffers. When siting facilities within this district, these constraints along with operational restrictions must be considered.

Long range planning actions for this district are listed in Table 7.14 and include:

Construction
- Designate a new industrial area to the east of the Russell Knox Building. The Transportation Motor Pool (TMP) will be relocated from the Main Side to this site, which will house fuel pumps and vehicles currently located on the Main Side. A satellite fueling and vehicle storage site will remain on the Main Side to maintain efficiency by reducing travel between Main and West Side of the base.
- Construct three large warehouses adjacent to the new TMP to create a consolidated storage area for storage that was eliminated or relocated from the Main Side. This includes facilities that are currently in violation of the height restrictions and clear zones associated with MCAF.

Figures 7.26 and 7.27 show the regulating and illustrative plans for this district.
Figure 7.27  MCB-1 District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2008).
MCB-2/Hotpatch Road District

This district is not recommended for any long range construction projects. The ILUP established that no additional development would occur west of the Growth Boundary.

Long range planning actions for this district are listed in Table 7.15 and include:

**Demolition**
- Demolish MCIOC trailers and relocate this requirement to a permanent facility in the Headquarters District.
- Demolish Building 27400 the existing Fire Station. This facility will no longer be required upon the completion of P-542. (FY19)

Figures 7.28 and 7.29 show the regulating and illustrative plans for this district.
Figure 7.29  MCB-2/Hotpatch Road District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
Camp Barrett (TBS) District

The long range planning phase within this district completes the 2004 TBS Development Plan. These final planning actions establish a self-contained campus that meets the needs to the Marines stationed at TBS. This district should not expand beyond its current boundaries in order to limit any further encroachment on the surrounding training ranges.

In accordance with Marine Corps Order P5090.2A, Marine Corps installations must develop long-term management plans to establish procedures for achieving and maintaining compliance, as well as to prioritize corrective actions against environmental risk. MCB Quantico’s NREA is required to coordinate with VDEQ and comply with the Environmental Compliance and Protection Manual relative to storage tank management.

Long range planning actions for this district are listed in Table 7.16 and include:

Demolition

- Demolish Building 24004 totaling 11,332 SF. This site will be the location of P-561, the new MCX Exchange.
- Demolish Buildings 24005, 24014, and 24151 totaling 17,368 SF to provide space for a consolidated parking lot.
- Demolish Buildings 24101 and 24115 totaling 8,000 SF, for the realignment of Okinawa Road.
- Demolish Buildings 24114 and 24128 totaling 8,000 SF for the reconfiguration of Marians Road.
- Demolish Building 24180 - Ramer Hall totaling 23,230 SF. This building is no longer adequate for its use.
- Demolish Building 24144; Range Operations will consolidate outside of TBS campus.

Construction

- Construct P-557 to the east of the new Instructor Battalion HQ. (FY19)
- Construct P-559, a new Motor Platoon Facility on the site of the existing motor pool. (FY19)
- Construct P-338 a new warehouse facility to the east of Marians Road. (FY20)
- Construct P-453 - combined Gym and Water Survival Training Facility and accompanying recreation fields to the west of MCB-3 near the intersection of Okinawa Road. (FY21)
- Construct P-558 - auditorium/religious facility adjacent to the Dining Hall/Media Center, which was constructed during the short range planning phase.
- Construct P-561 - MCX to replace the existing exchange that is demolished to provide space for a consolidated parking lot along MCB-3.
- Construct a small storage facility adjacent to the warehouse (P-338) that was constructed during the short range planning phase.
- Construct P-599 - Vehicle Maintenance Shop/Wash facility near the new motor pool on MCB-3

Circulation

- Surface lots constructed along the perimeter create a compact and walkable campus and reduce environmental impacts.

All of the above planning actions, shown in Figures 7.30 and 7.31, were derived from and support the completion of the 2004 TBS Development Plan and reflect the direction of the 2015 MCB Quantico Master Plan.
**Figure 7.31** TBS District - Long Range Illustrative Plan

Illustrative Map - Long Range

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
**WTBn District**

The long range planning phase within this district completes the 2009 WTBn Area Development Plan. This district should not expand beyond its current boundaries in order to limit any further encroachment on the surrounding training ranges.

In accordance with Marine Corps Order P5090.2A, Marine Corps installations must develop long-term management plans to establish procedures for achieving and maintaining compliance, as well as to prioritize corrective actions against environmental risk. MCB Quantico’s NREA is required to coordinate with VDEQ and comply with the Environmental Compliance and Protection Manual relative to storage tank management. When siting facilities, consideration must also be given to operational constraints in this district.

Long range planning actions for this district are listed in Table 7.17 and include:

**Demolition**
- Demolish Building 27266 Whaling Hall along MCB-4

**Construction**
- Construct P-593 - WTBn Headquarters along Garand Road. This facility will house multiple functions including: administrative space, weapons range operations tower, field maintenance shop, organic unit storage, warehouse space, and a miscellaneous personnel weather shelter. (FY16)
- Construct P-665 - Target Production Facility at the intersection of Garand Road and Browning Road. The facility will utilize the existing MPMS building (1,200 GSF) and include a 3,800 GSF expansion. (FY16)
- Construct an administrative office and storage facility along Browning Road (MCB-4) within the MCESG campus.
- Construct a new administrative facility to house the Marine Security Augmentation Unit (MSAU), which was recently assigned to MCB Quantico and the MCESG.
- Construct a new Transient Barracks within the WTBn campus.
- Construct a new fitness center and MCX adjacent to Browning Road, on the site of the old Barracks. This location on the west end of the main campus is within close proximity to all prospective users at both WTBn and MCESC. The fitness center will be used exclusively by WTBn personnel, visitors, and students and incorporate indoor physical training functions in a multipurpose facility.

All of the above planning actions, shown in Figures 7.32 and 7.33, were derived from and support the completion of the 2009 WTBn Area Development Plan and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.33 WTBn District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).
Camp Upshur District

The long range planning phase within this district completes the 2012 Camp Upshur Master Plan. This district should not expand beyond its current boundaries due to environmental constraints and to limit any further encroachment on the surrounding training ranges.

In accordance with Marine Corps Order P5090.2A, Marine Corps installations must develop long-term management plans to establish procedures for achieving and maintaining compliance, as well as to prioritize corrective actions against environmental risk. MCB Quantico’s NREA is required to coordinate with VDEQ and comply with the Environmental Compliance and Protection Manual relative to storage tank management.

Long range planning actions for this district are listed in Table 7.18 and include:

Demolition
- Demolish all of the quonset huts in the billeting area along the northwest side of Camp Upshur Road to clear the site for new squad bay barracks
- Demolish quonset huts in the block between Reem Street and Lopez Street

Construction
- Construct two new Reserve Support Unit (RSU) storage facilities adjacent to Building 2603
- Construct a new RSU Headquarters to replace Building 26122 at the intersection of Camp Upshur Road and Lopez Street
- Construct two new barracks on the site of the demolished quonset huts
- Construct a new classroom facility to replace Buildings 26113 and 26124, and a new gym on the north side of Bonnyman Street
- Construct a new Individual Simulated Marksmanship Trainer (ISMT) to replace Building 26112 on the north side of Bonnyman Street
- Construct a new dining facility to replace Building 260
- Construct a new Deployment Virtual Training Environment (DVTE) Trainers and a Drivers Training Complex on the site of the demolished quonset huts along Reem Street and Lopez Street
- Construct a communications facility near Trainer 4 to meet all of the communications requirements of the remote site

All of the above planning actions, shown in Figures 7.34 and 7.35, were derived from and support the completion of the 2012 Camp Upshur Master Plan and reflect the direction of the 2015 MCB Quantico Master Plan.
Figure 7.35  Camp Upshur District - Long Range Illustrative Plan

Sources: Atkins (2013); Marine Corps Base Quantico (2013); NAVFAC Transportation Management Plan (2013); AECOM Integrated Land Use Plan (2012); ESRI Street Data (2008); Virginia Information Technologies Agency (2009).