

# VIRTUAL CIRCLE

at FL Ave NY Ave NE Intersection | Washington DC

CFA Concept Submission

10/01/2020

**swa/Balsley**

Lead Designer/ Landscape Architects

**PARKER RODRIGUEZ, INC.**  
Planning | Urban Design | Landscape Architecture

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ART CONSULTANTS LLC

**CM KLING + ASSOCIATES INC**  
Architectural Lighting Design



# Project Goals



- Enhance safety and comfort for visitors, residents, and daily users
- Create a visually compelling sense of arrival into the heart of Washington DC
- Enhance public space experience as active, healthy and vibrant
- Foster a strong sense of community
- Enlist place-making and/or public art

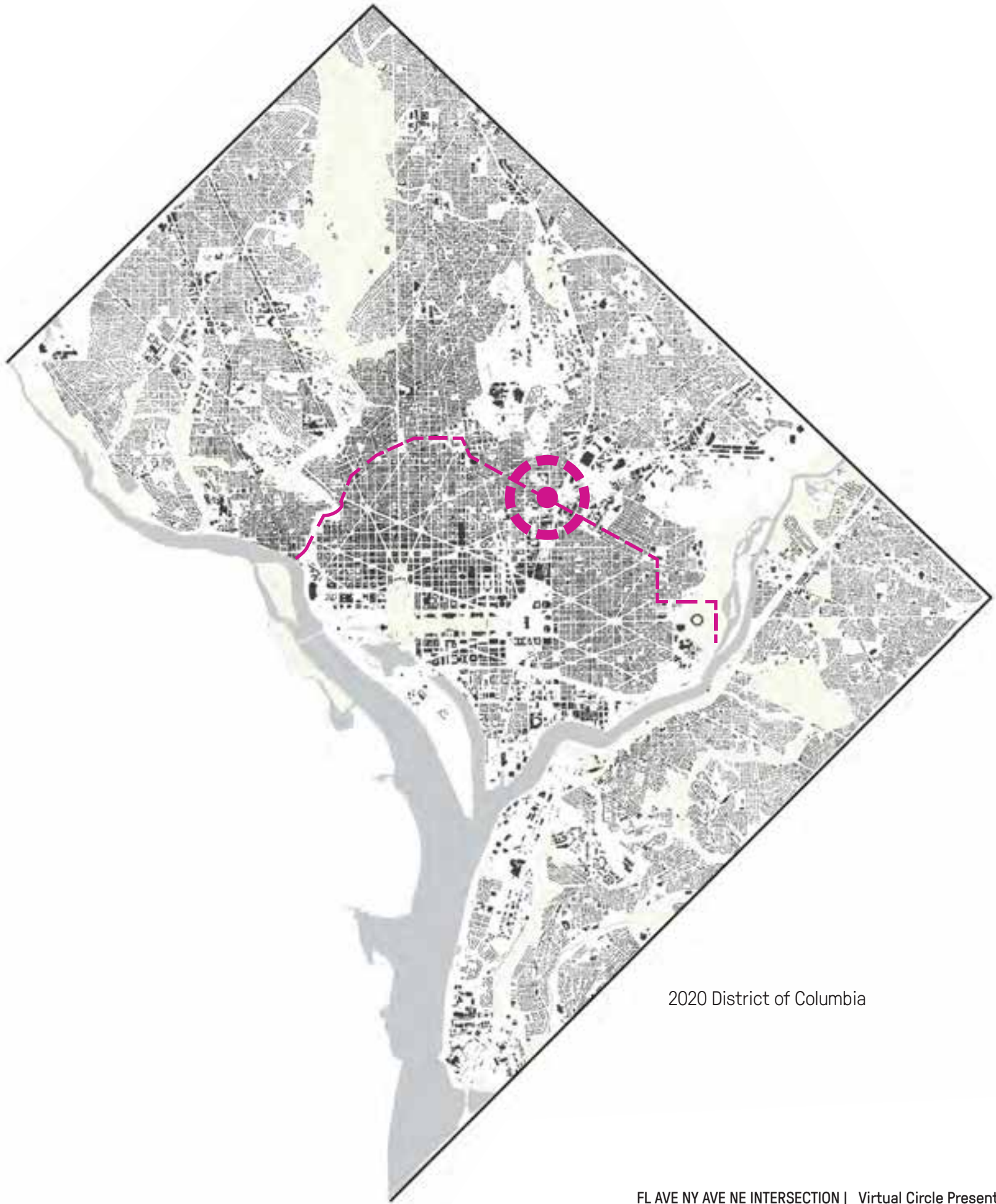


# From Edge to Center

Located on the historic edge of the L'Enfant City Plan



1791 L'Enfant City Plan



2020 District of Columbia



# Macro Context

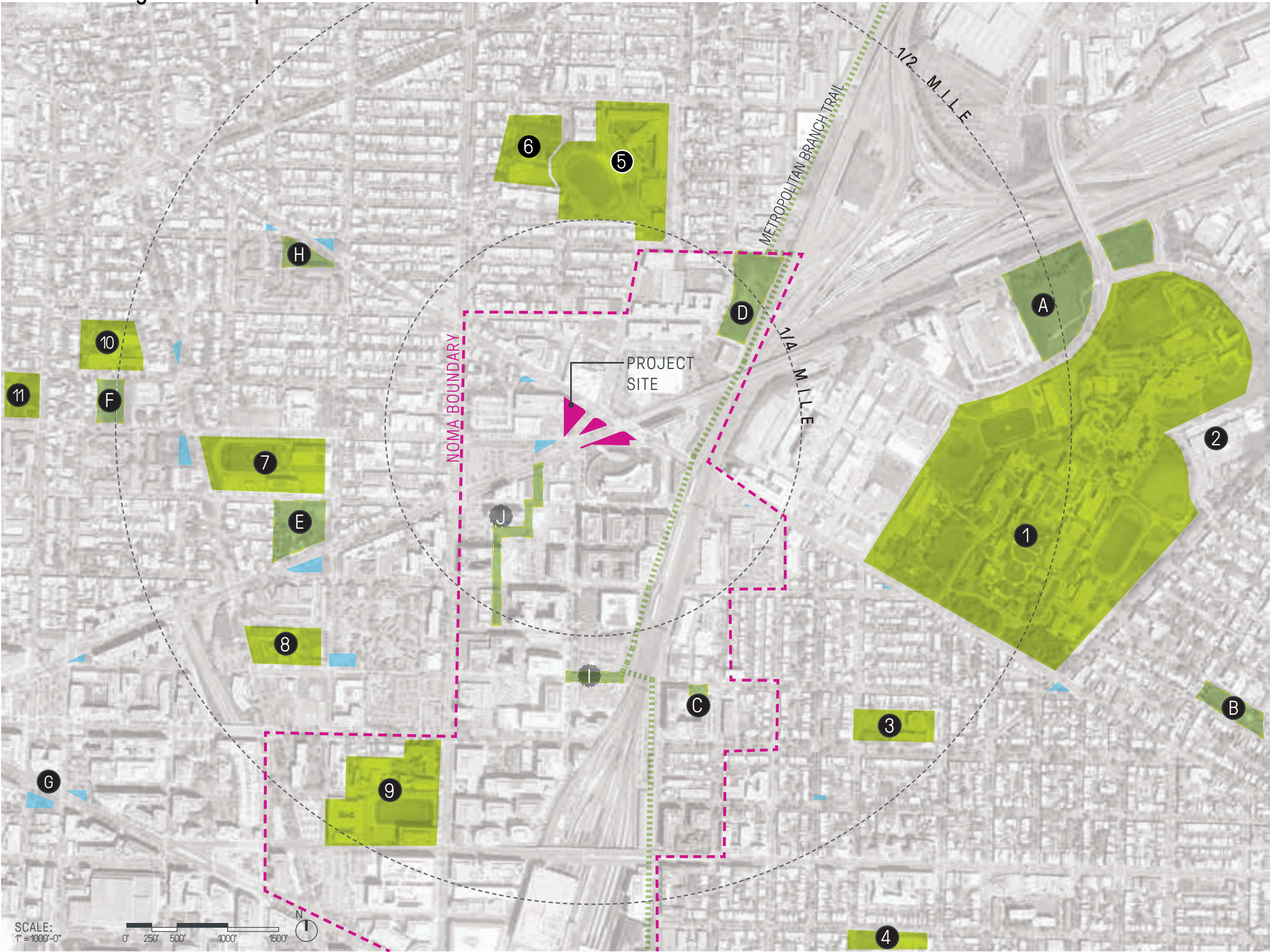
DC circles and squares as neighborhood anchors





# Existing Parks + Institutions

A needed neighborhood park



- LEGEND
- SCHOOLS AND SEMI-PRIVATE REC CENTERS
- 1 GALLAUDET UNIVERSITY FOR THE DEAF  
Sports fields, passive recreation, open space
  - 2 KENDALL ELEMENTARY SCHOOL  
Sport court, playground
  - 3 J.O. WILSON ELEMENTARY SCHOOL  
Field & running track, sport court, playground
  - 4 LUDLOW-TAYLOR ELEMENTARY SCHOOL  
Field, Sport court, Playground
  - 5 MCKINLEY TECHNOLOGY HIGH SCHOOL  
Sports field & running track
  - 6 HARRY THOMAS RECREATION CENTER  
Pool, Sports field, Playground, Sport courts
  - 7 DUNBAR HIGH SCHOOL  
Pool, Sports field, running track
  - 8 WALKER-JONES EDUCATIONAL CAMPUS  
Sports field, sport court, playground
  - 9 GONZAGA COLLEGE HIGH SCHOOL  
Sports field, running track, plaza
  - 10 KIPP DC SHAW CHARTER SCHOOL  
Playground
  - 11 KENNEDY RECREATION CENTER  
Playground, Sports field, sports court
- PUBLIC PARKS
- A BRENTWOOD HAMILTON PARK  
Sports fields, sport court, passive recreation, open space
  - B WHEATLEY RECREATION CENTER  
Sport court, playground, passive recreation, open space
  - C SWAMPOODLE  
Dog park, playground, passive recreation, plaza seating space
  - D ALETHIA TANNER PARK  
Open green space, trail access, playground, stage/cafe kiosk & seating area, dog park, plaza
  - E NEW YORK AVE PLAYGROUND  
Open green space, playground, sport courts, field
  - F BUNDY DOG PARK  
dog park, sports field
  - G SEATON PARK  
Passive walkways
  - H FLORIDA AVE PLAYGROUND  
Sports court, playground
- NOMA MASTERPLAN FUTURE PUBLIC LANDSCAPES
- I L STREET PLAZA  
Future development future plaza
  - J NOMA MEANDER  
Future development for open space



# What does NoMa LACK?

Parks!



- No publicly accessible park space other than a walking/biking trail
- On average, the District had 12.4 acres of open space for every 1,000 residents (2016)
- NoMa had less than 5 acres of open space (as a plaza) in 2013

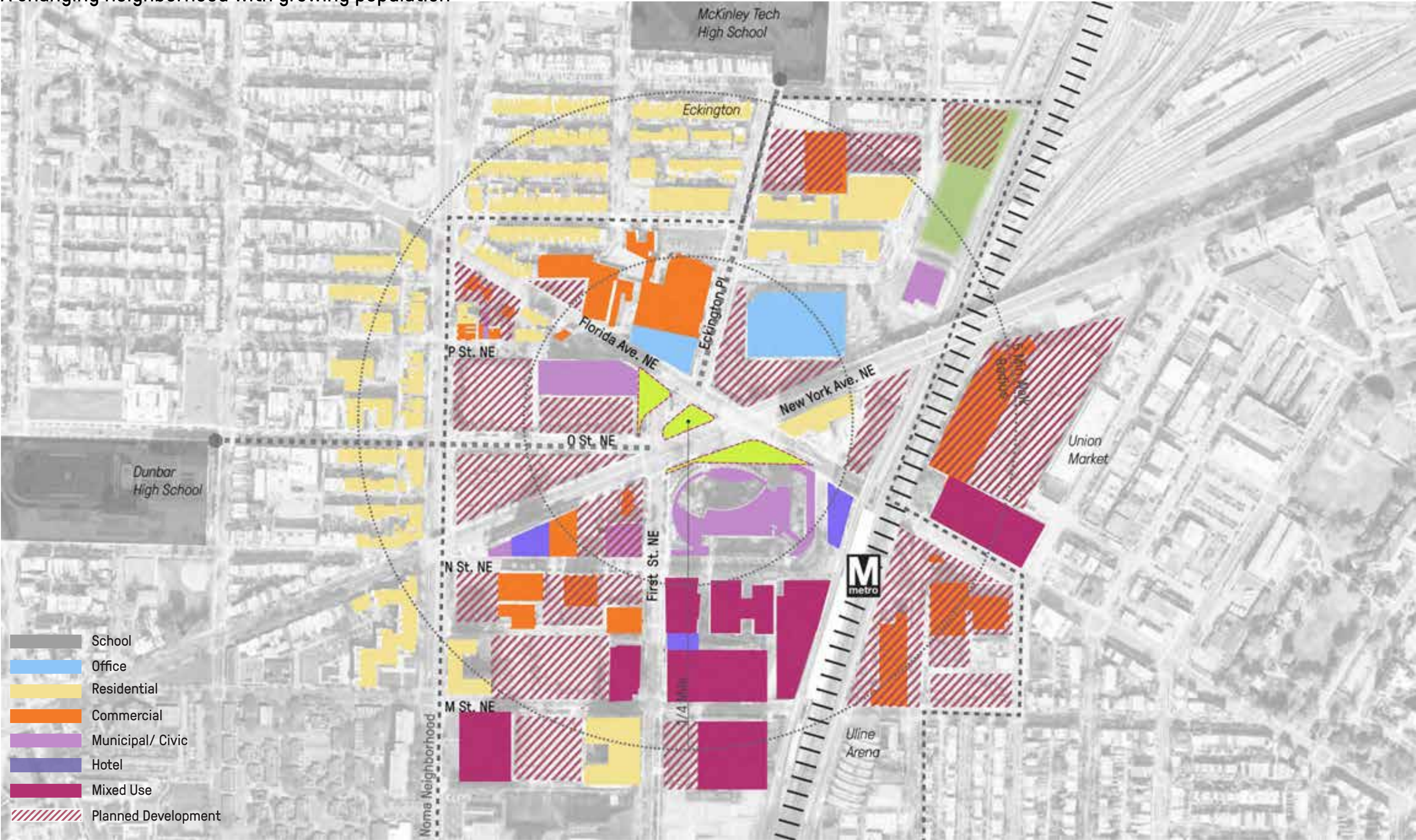
## NoMa TODAY:

- 50,000 residents in the Market Area
- 12,000 residents in the BID
- 68,000 employees working in the BID
- 105,000 pedestrians on an average weekday
- Over 4,000 residential units delivering over next three years
- 4.1 million square feet currently under construction



# Existing Land Use + Planned Developments

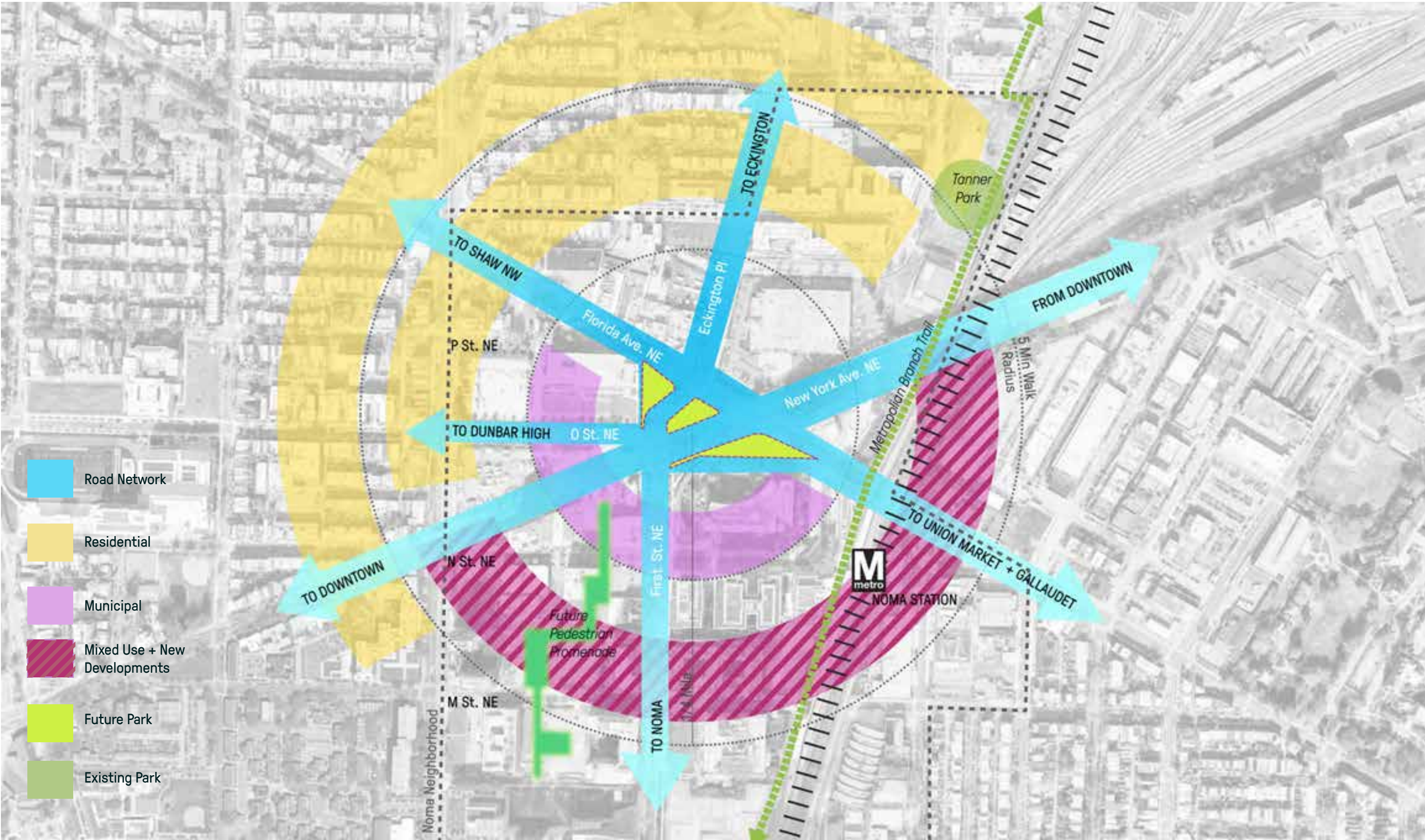
A changing neighborhood with growing population





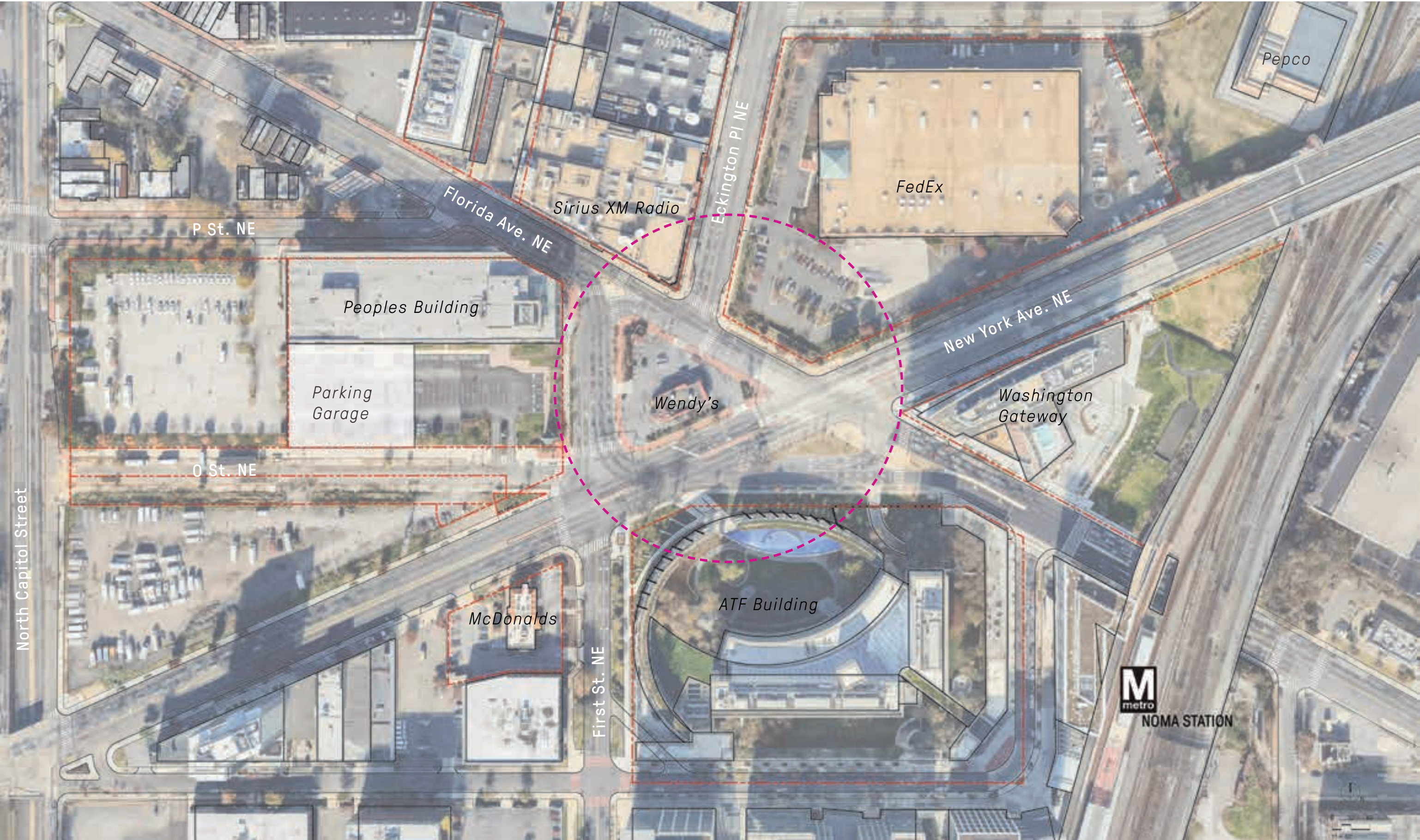
# Micro Context Analysis

A diverse crossroads with a vibrant mix of current and future users





# Existing Site





Existing Views



View across New York intersection toward Wendy's Building



Key Plan



People's Building Parking Garage on O St.



Sirius XM Building



View South of ATF and Clock Tower



Commuter walking East by Washington Gateway toward metro



Existing Views



Key Plan

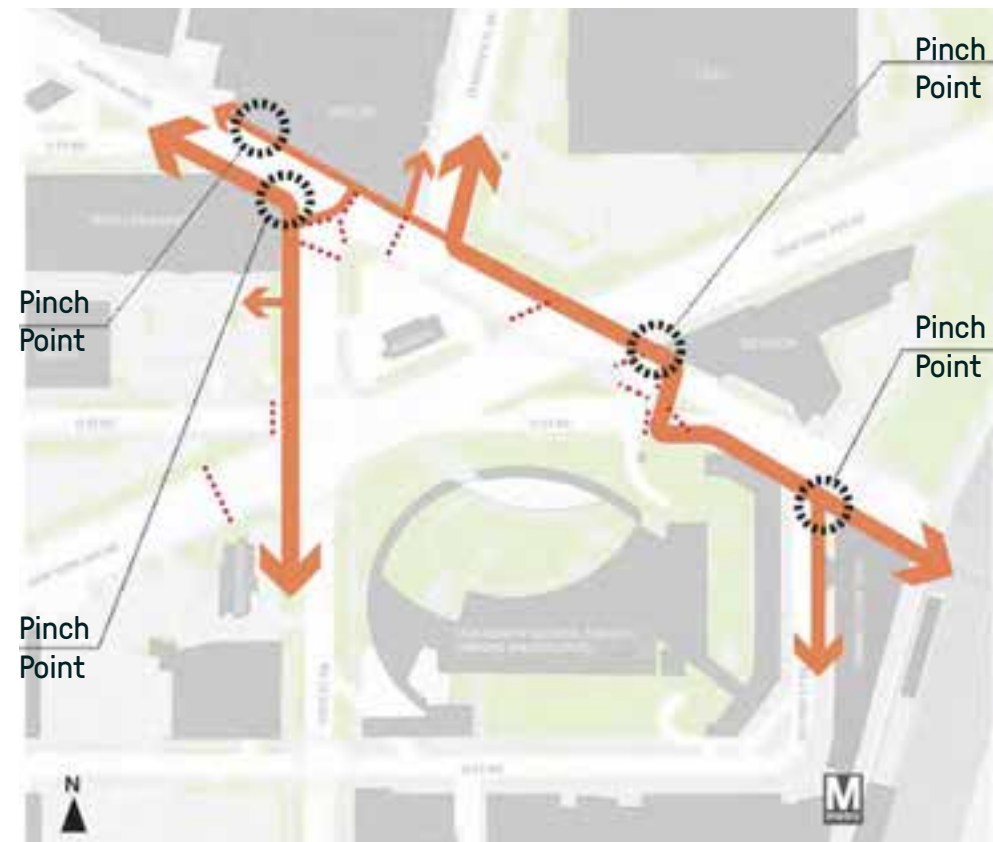


View south from bridge on NY Ave.

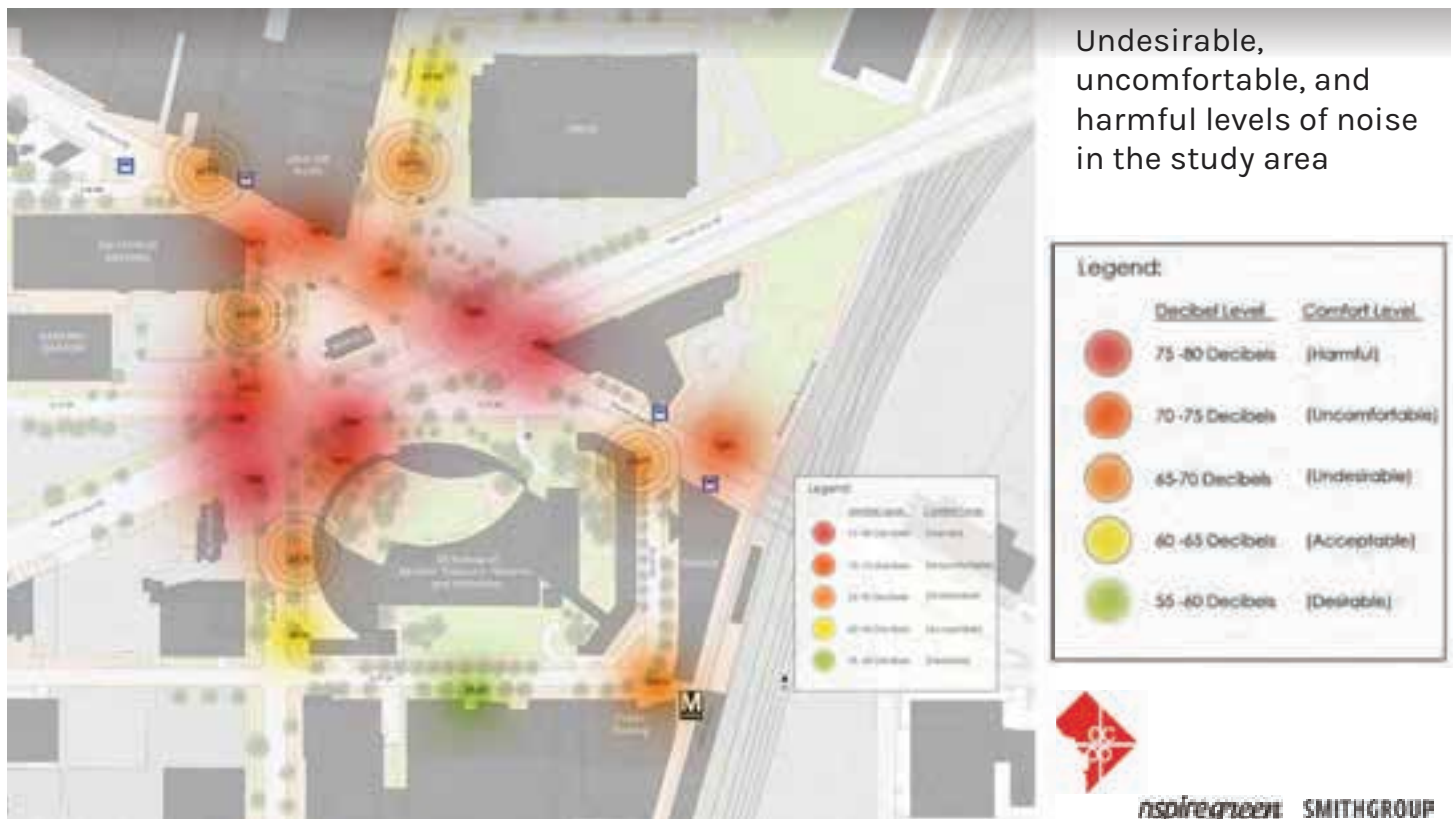


View South at intersection on NY Ave.





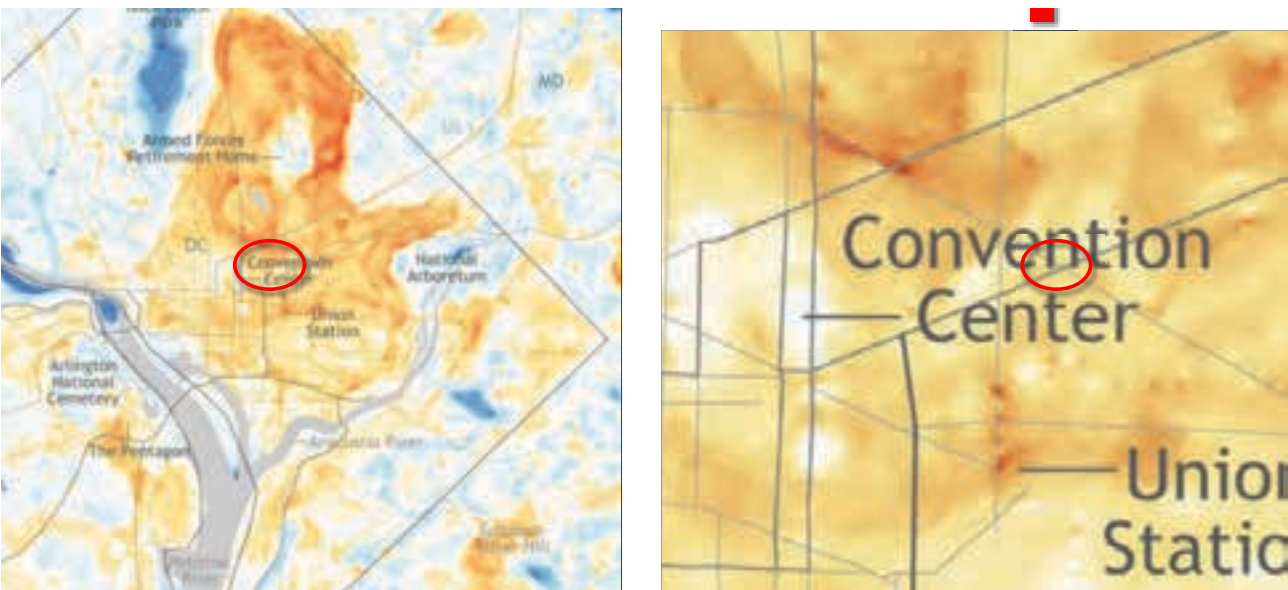
PED MOVEMENT



UNCOMFORTABLE NOISE



SEASONAL SUN AND SHADE



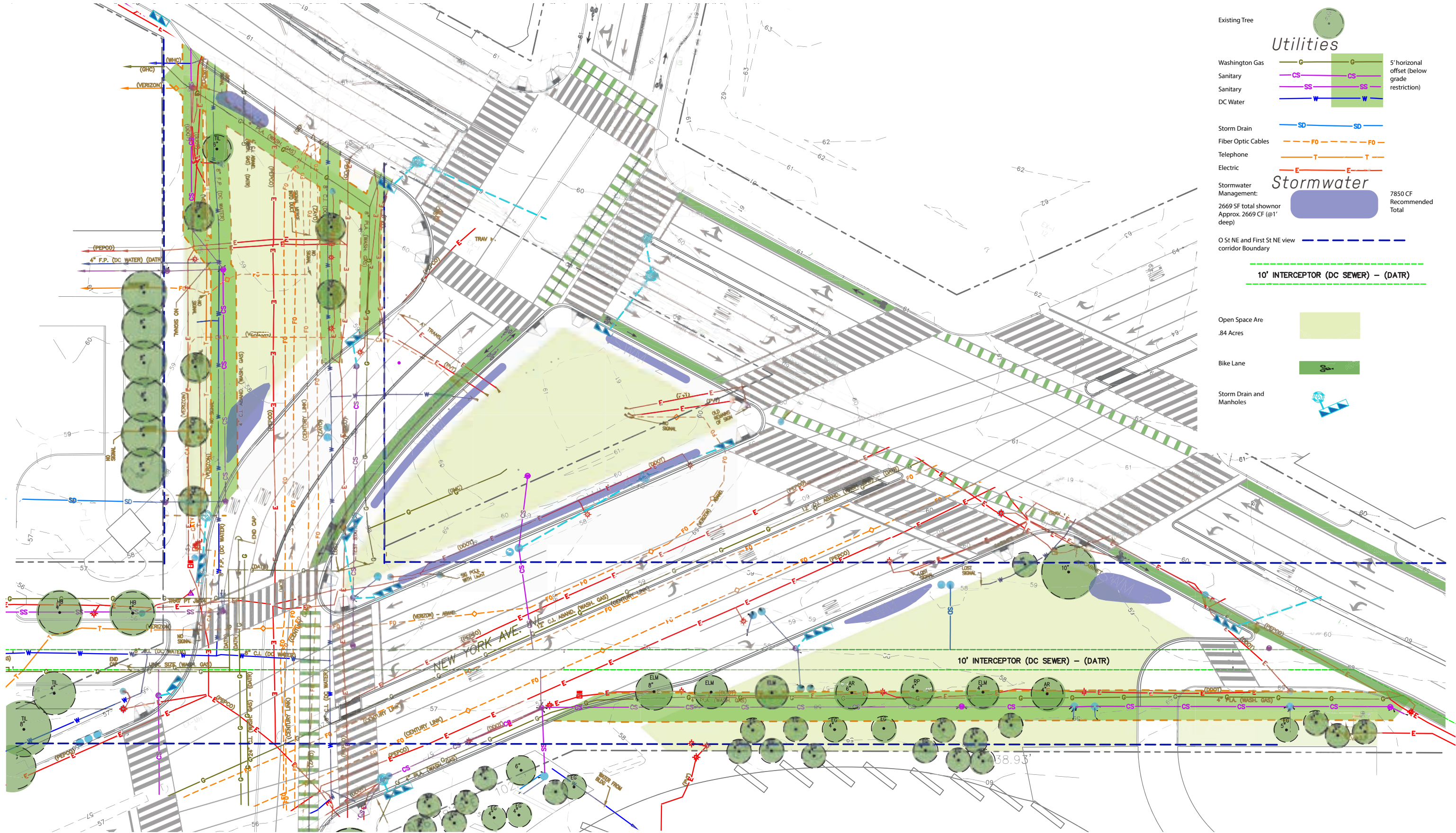
URBAN HEAT ISLAND

Source: Florida Ave/New York Ave Public Life Study  
Smithgroup + Nspiregreen  
April 15th 2020



# DDOT Intersection Design + Site Constraints

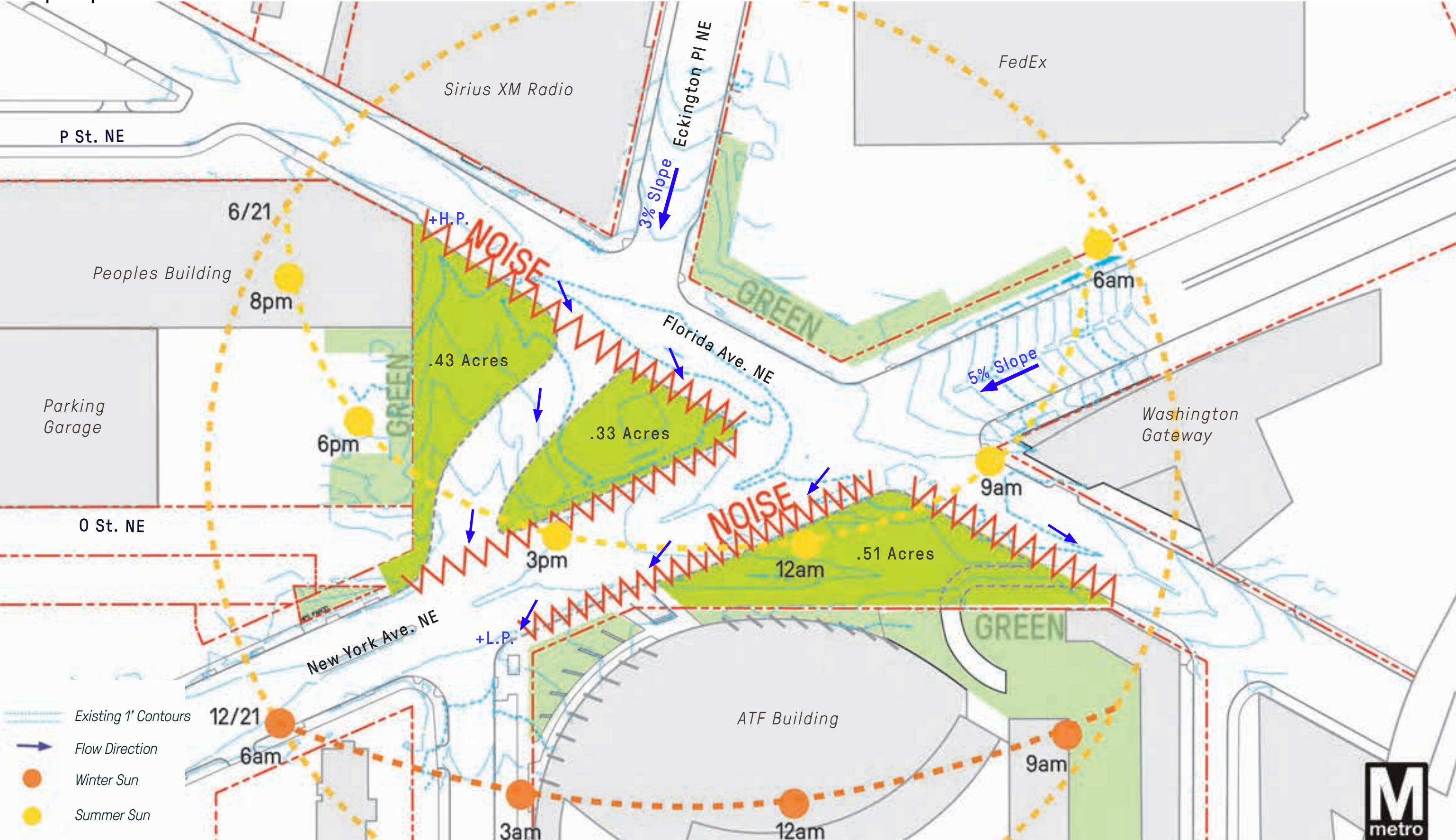
## Utilities and stormwater





# Environmental Analysis

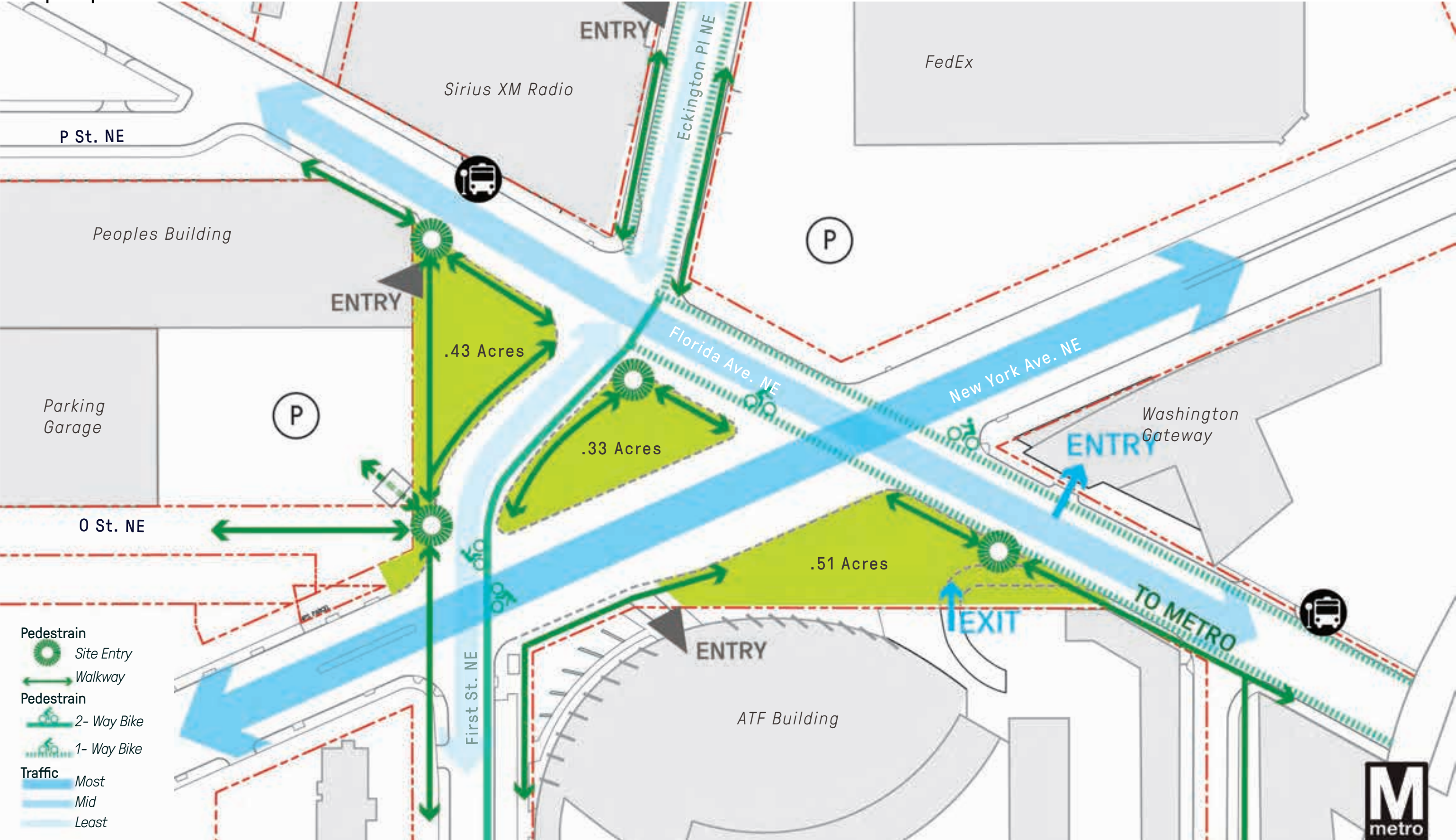
New park parameters





# Circulation Analysis

New park parameters



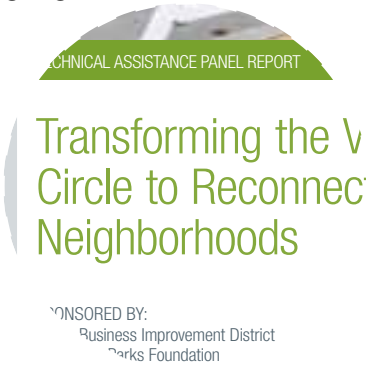


# Process + Program Influences



OP Public Life Study  
2020

- Safety
- Sound Protection
- Shade
- Inclusive Design
- Public Art (#1 on Survey)
- Seating (#2 on Survey)



ULI Report  
June 2019

- Events/ Kiosks (Parcel 1)
- Visual Anchor Day + Night (Parcel 2)
- Passive Sitting Area (Parcel 3)
- Play Area (Parcel 3)
- Water (Parcel 3)



NoMa Public Realm Design  
2012

- Gateway Impact
- Welcoming
- Neighborhood Placemaking

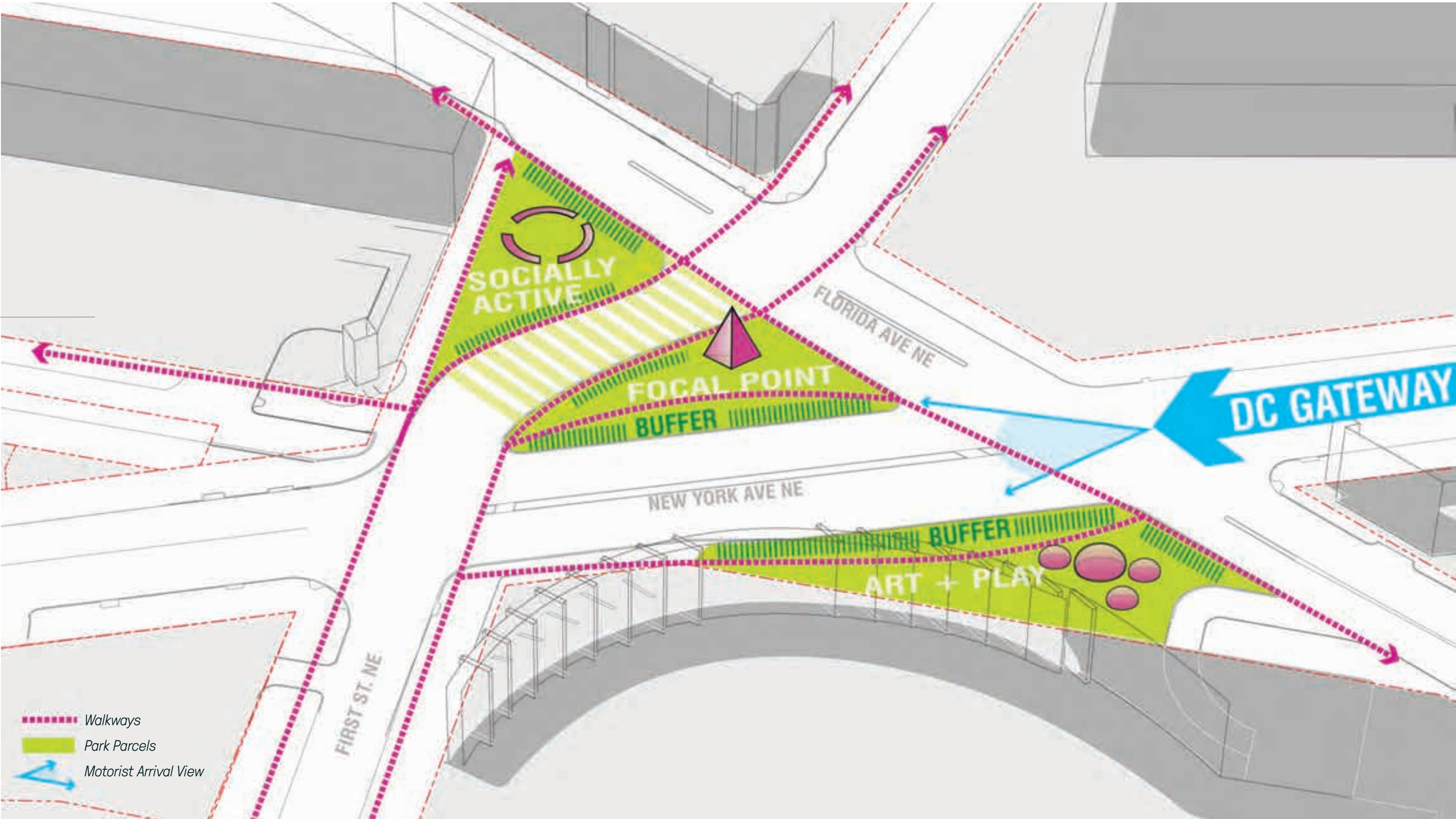


Process Summary Diagram



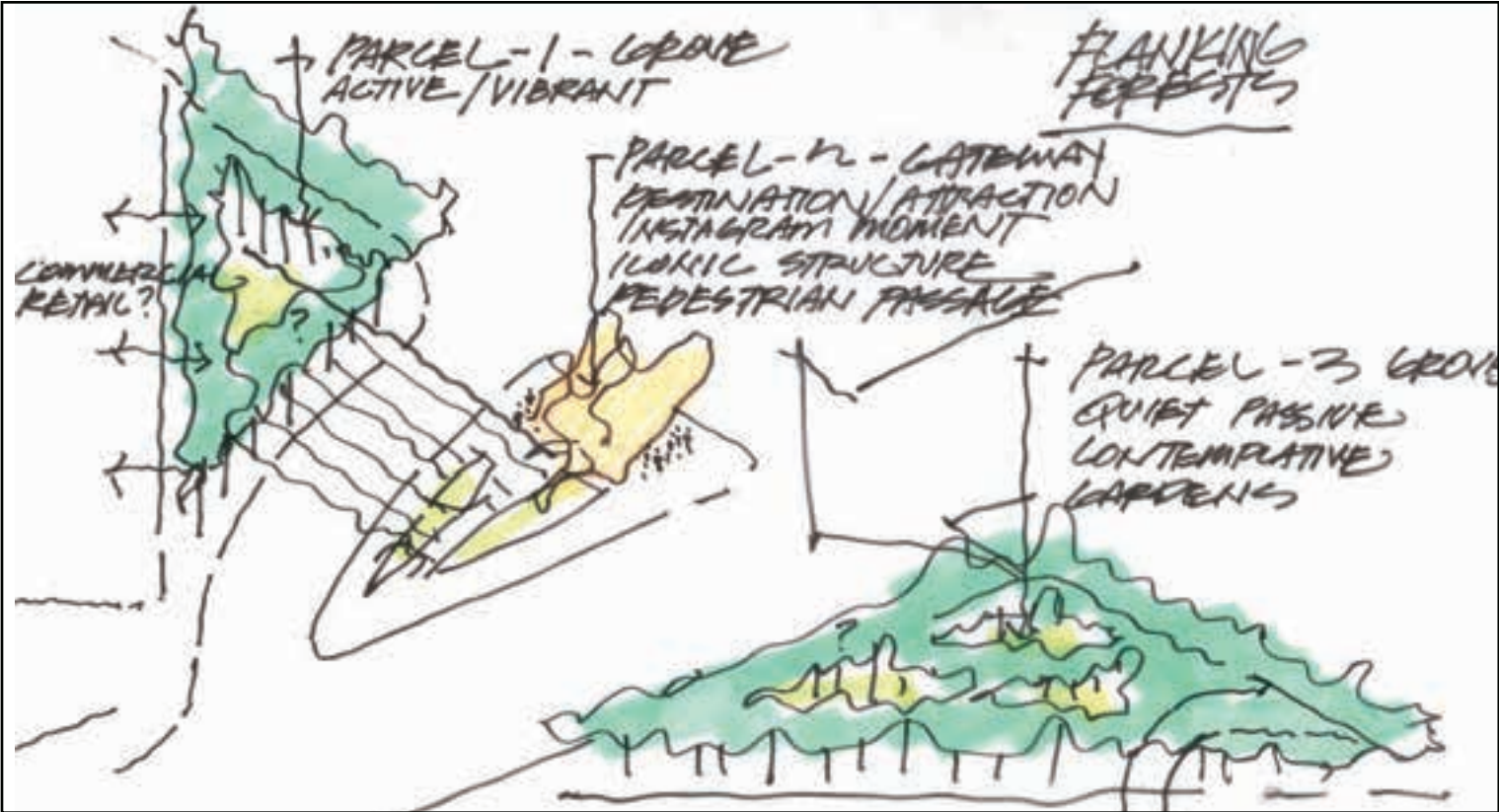
# Design Framework

Program and circulation

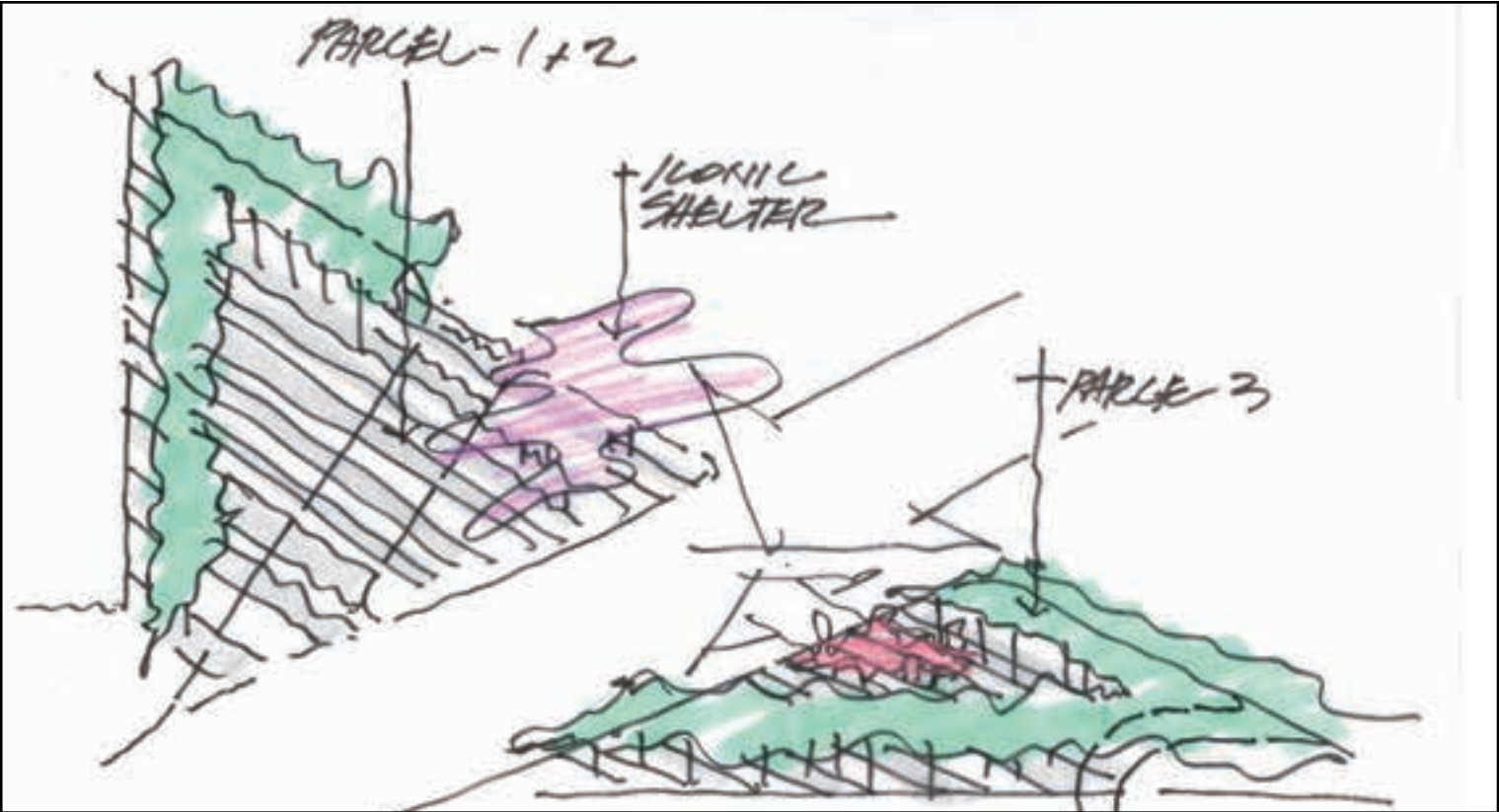




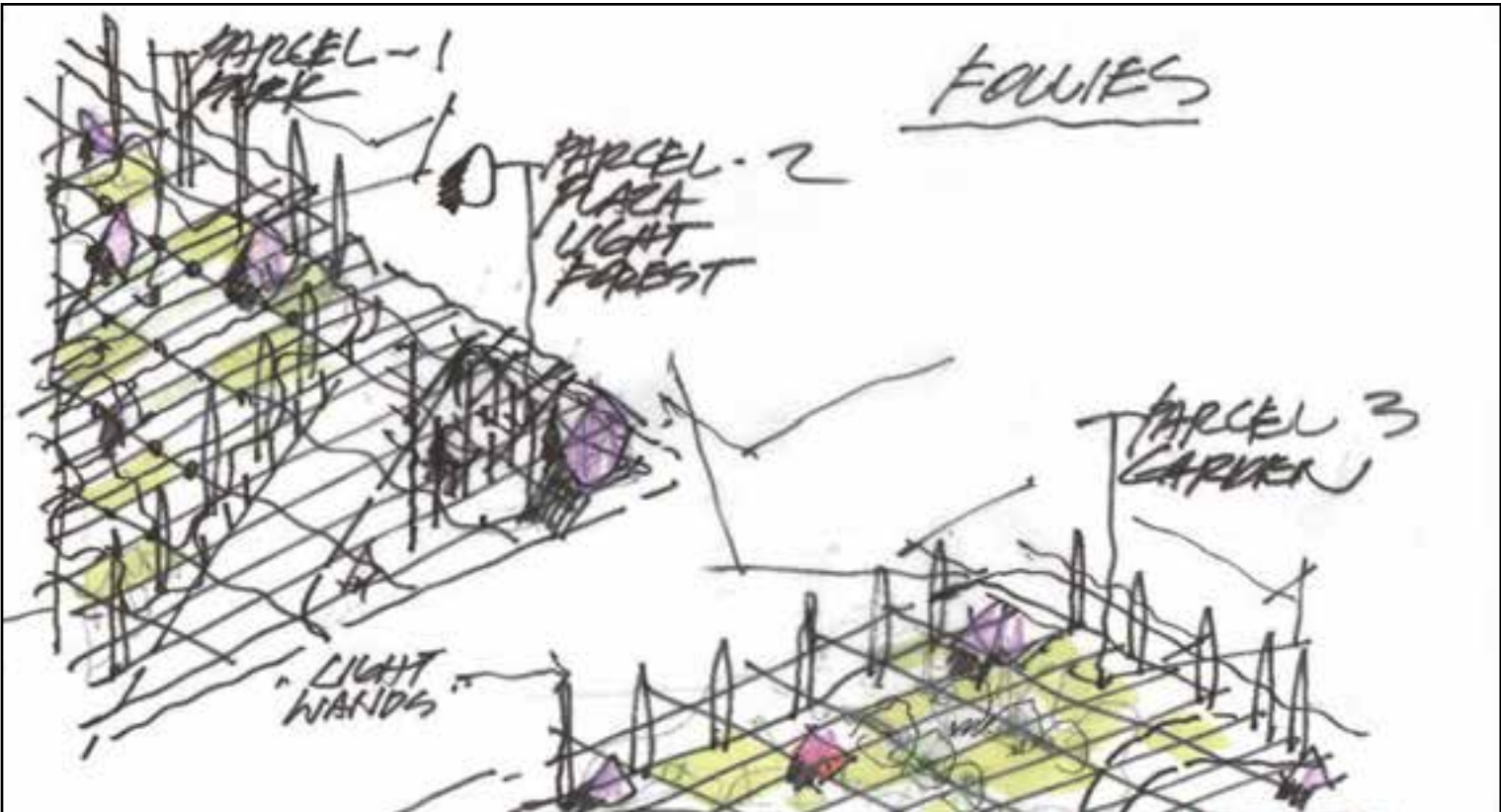
Initial Concept Strategy Sketches



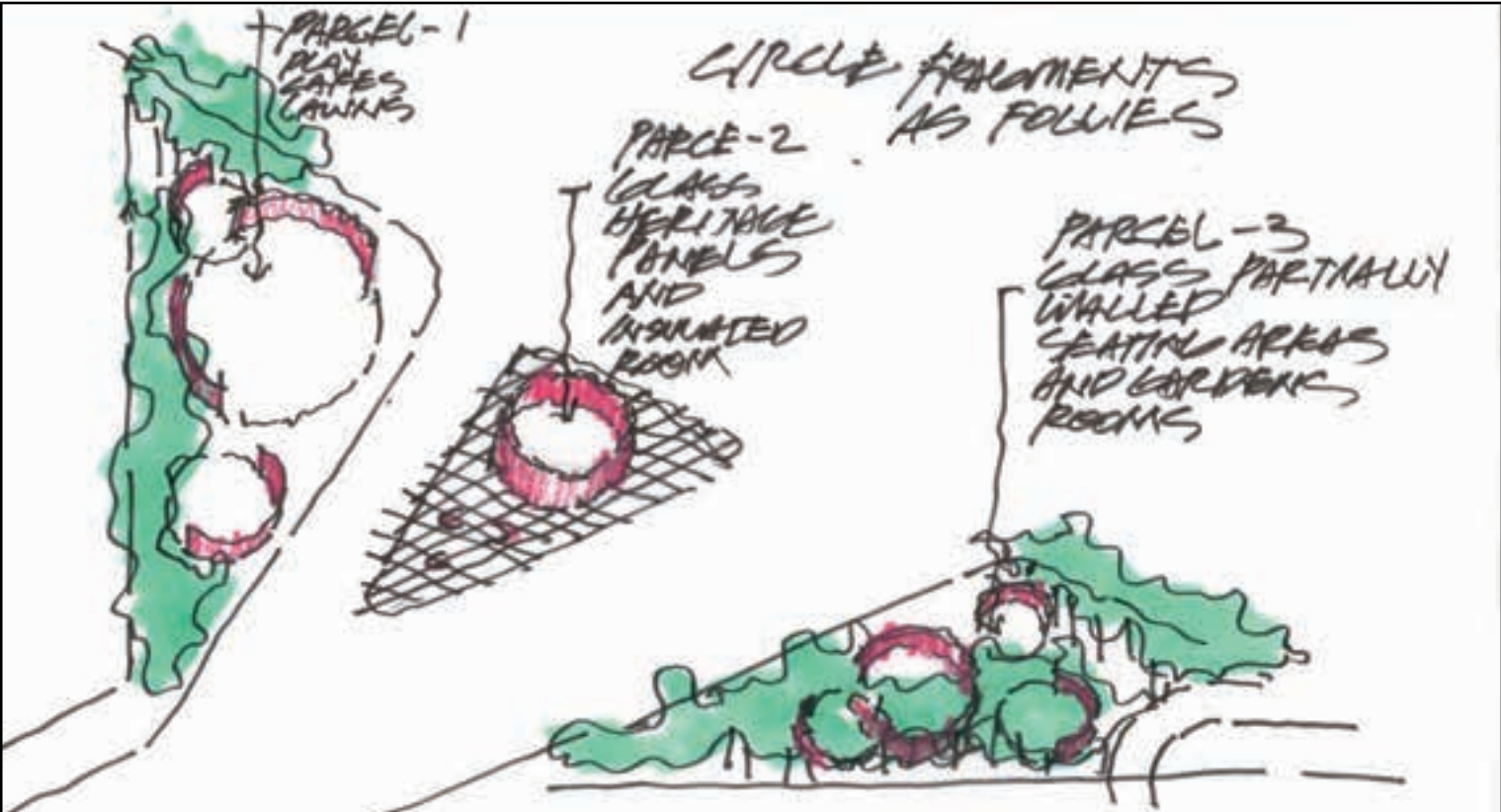
Groves Frame Parcel 2



Trees and paving unify parcels into “place”



Paving and follies unify spaces into “place”



Circles of screens create “personal spaces” and unify parcels into “place”



# Refined Concept A

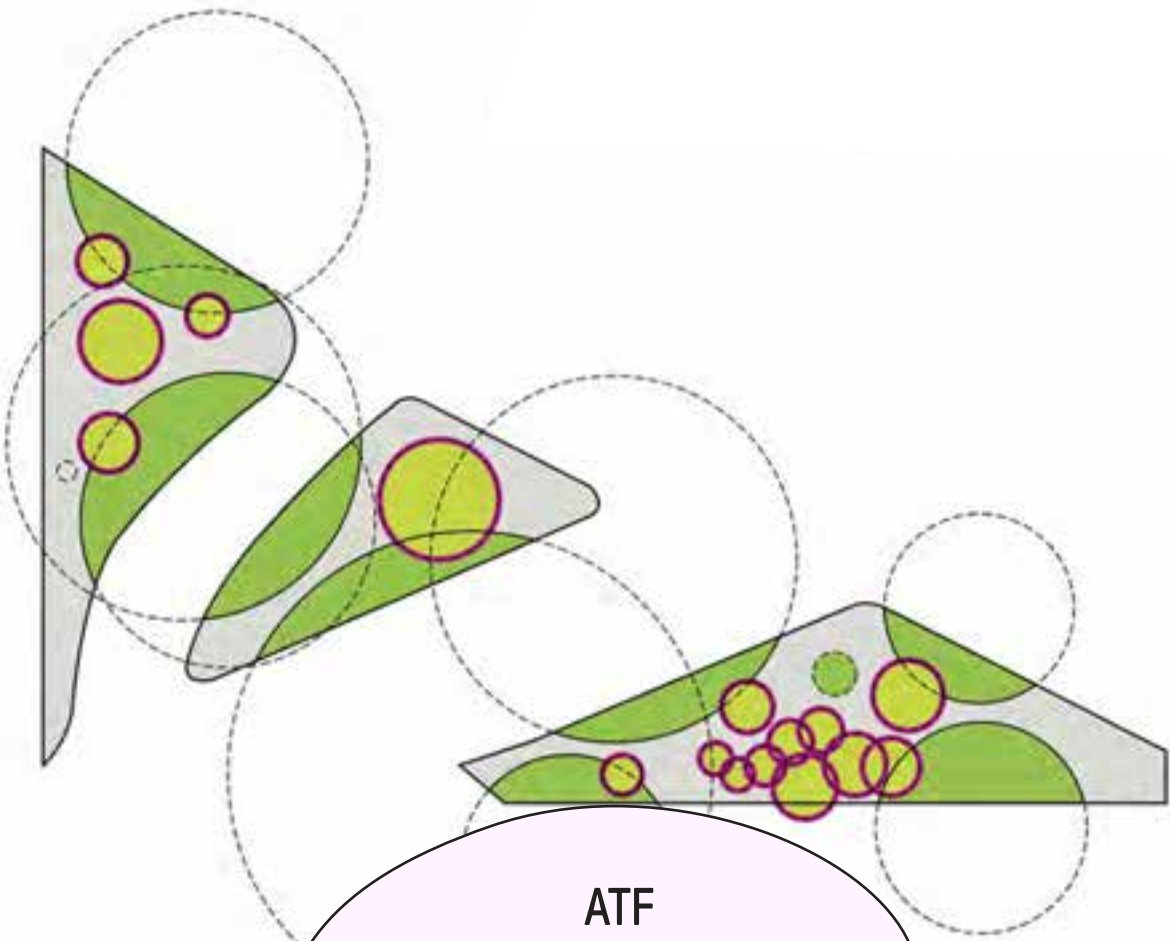


## Description:

*Sculptural screens create personal rooms*  
*Protective plantings around perimeter*  
*Adult Play in Parcel 3*  
*Iconic Sculpture in Parcel 2*



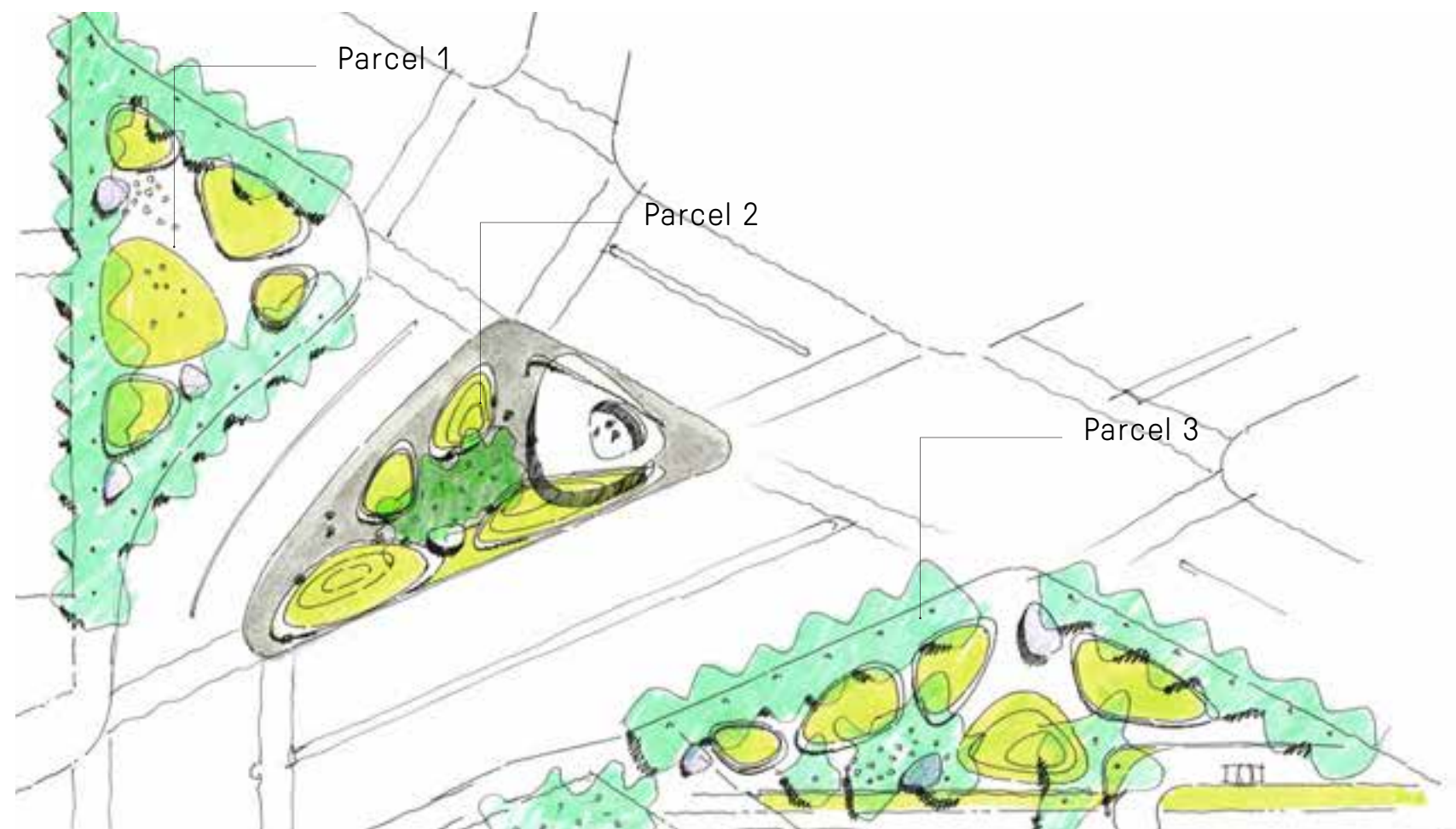
Organizer of vehicular traffic  
Traditional DC Traffic Circle  
for traffic control



Frame for personal rooms  
Deconstructed Circles  
for urban pedestrian life



Refined Concept B



Description:

*Porous and protective*  
*Sculptural islands of Plantings*  
*Seating on all edges*  
*Multi-purpose architectural follies throughout*

Where the Hills Meet the Plains  
DC's Natural Topography



Personal Spaces Framed by Hillocks  
Buffering + Placemaking



Refined Concepts A + B presented to Community May 18th 2020



Concept A



Concept B





# Community + NoMa Feedback



Concept A

Comments in favor of:

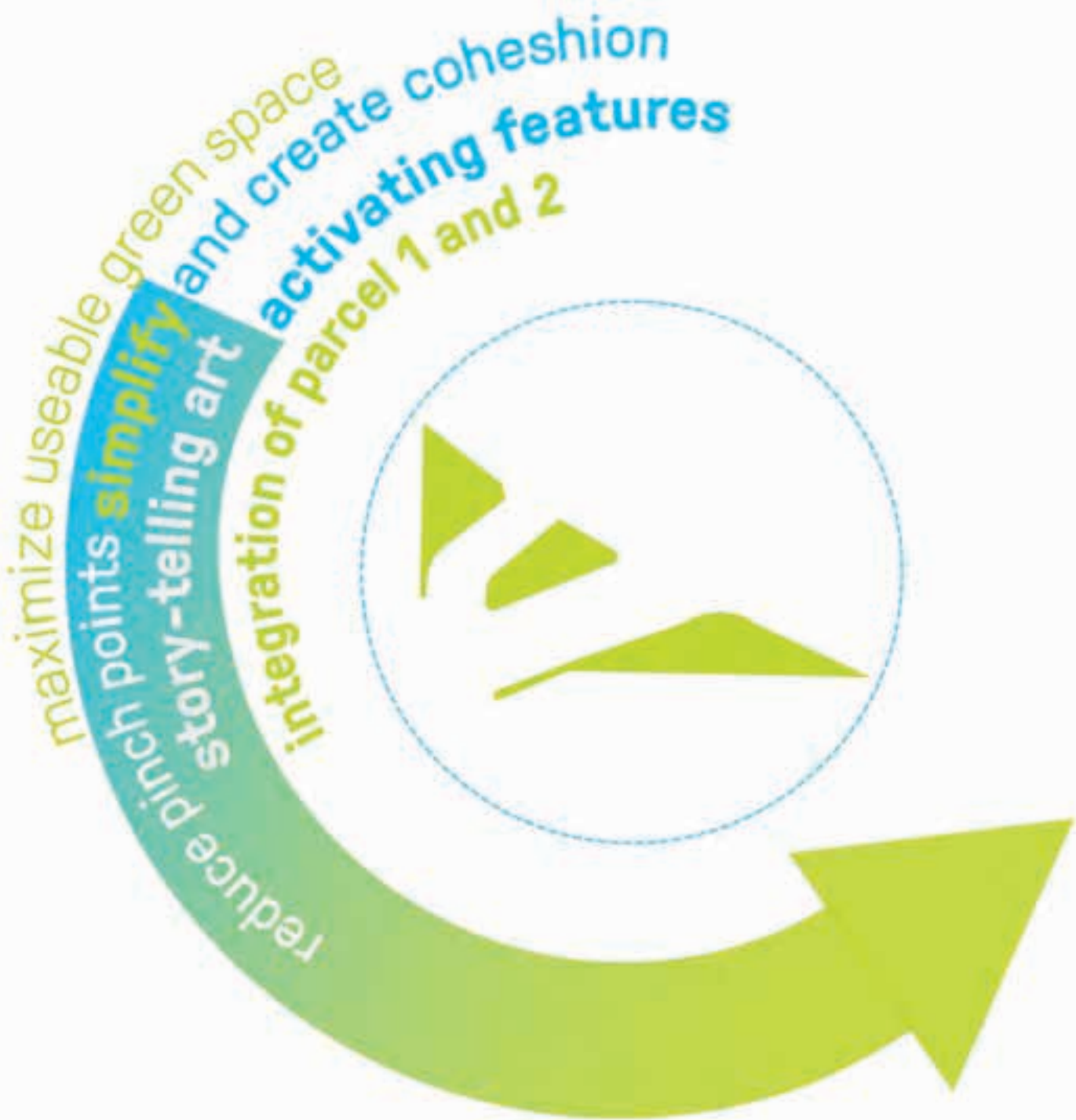
- Pedestrian Flow*
- Protection from Traffic*
- Greenery*
- Circles as Nod to DC*
- Adult Exercise*



Concept B

Comments in favor of:

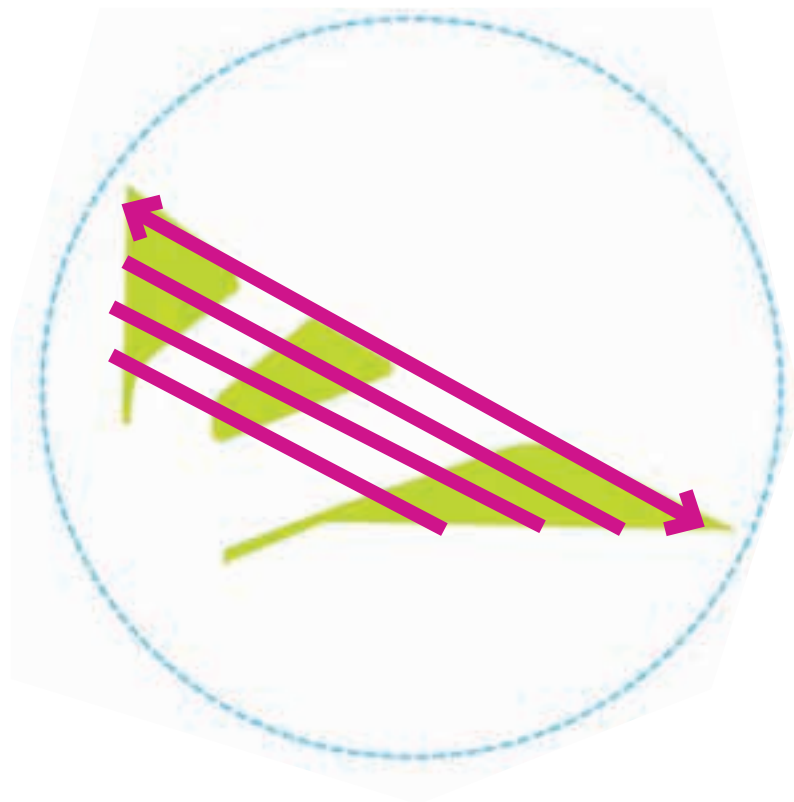
- Mound Shapes*
- Organic Feel*
- Statement Art*
- Seating around Planters*



Summary of Design Direction



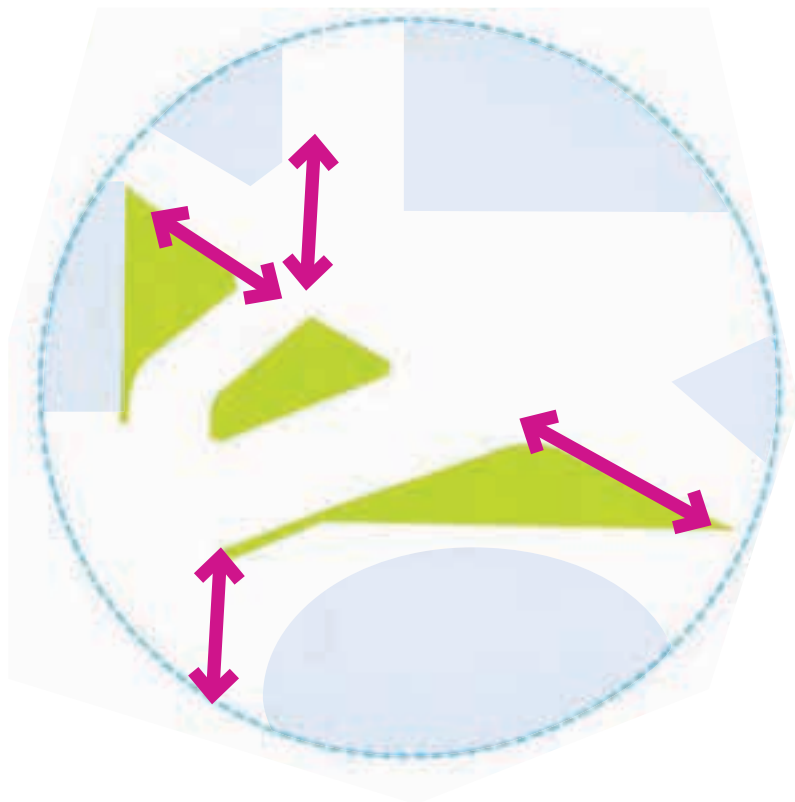
# Summary of CFA Staff Comments



Simplify and unify the design  
+Improve legibility to avoid  
confusion



More Tree Canopy for shade  
and a sense of respite  
+ shaping space overhead



Connecting to + showing  
context



## Major Design Moves + Responsive Revisions

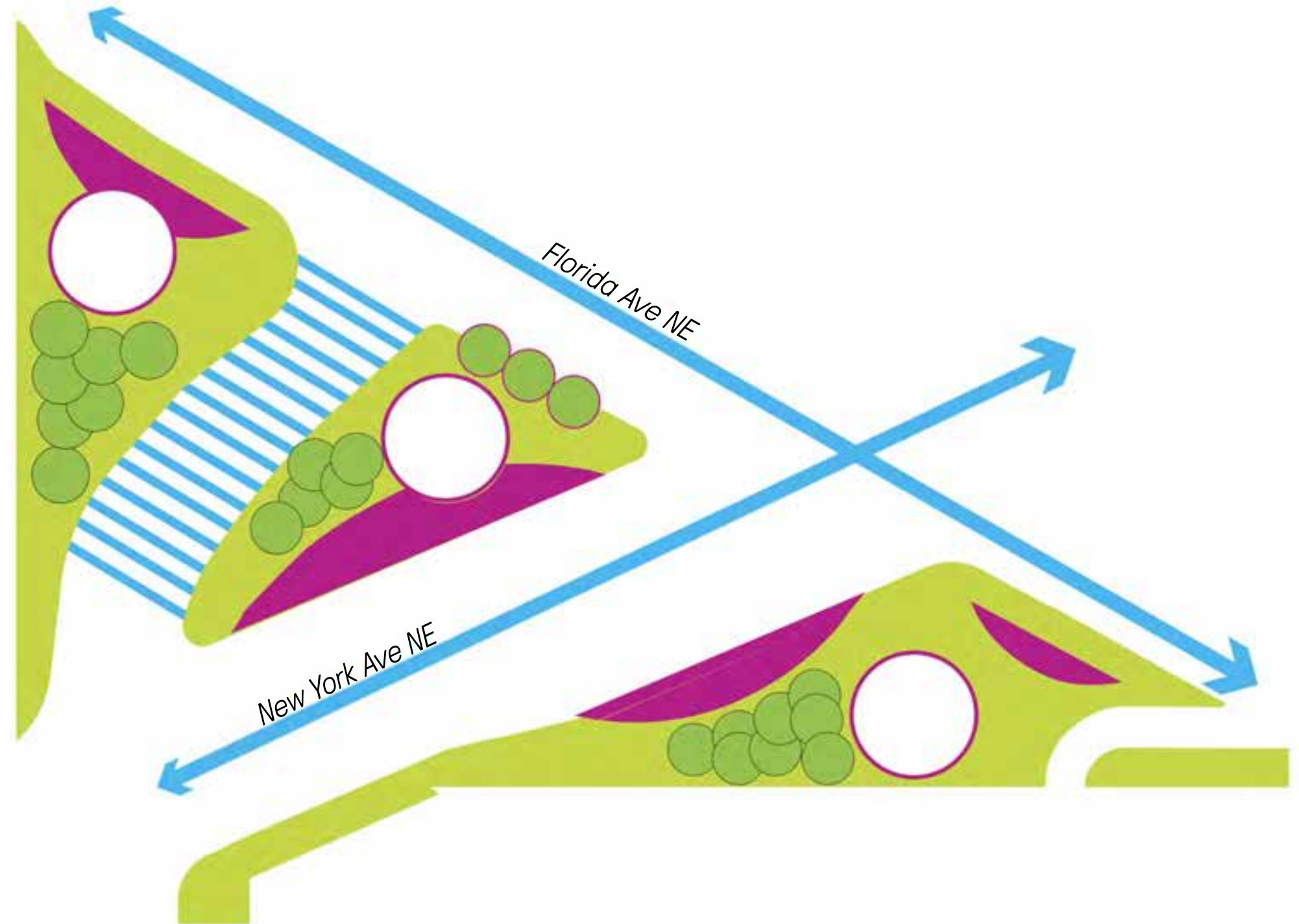
*Limited Planted Buffer to NY Ave and Florida where most needed for protection*

*Simplified primary program area per parcel*

*Limited screens to protect program areas*

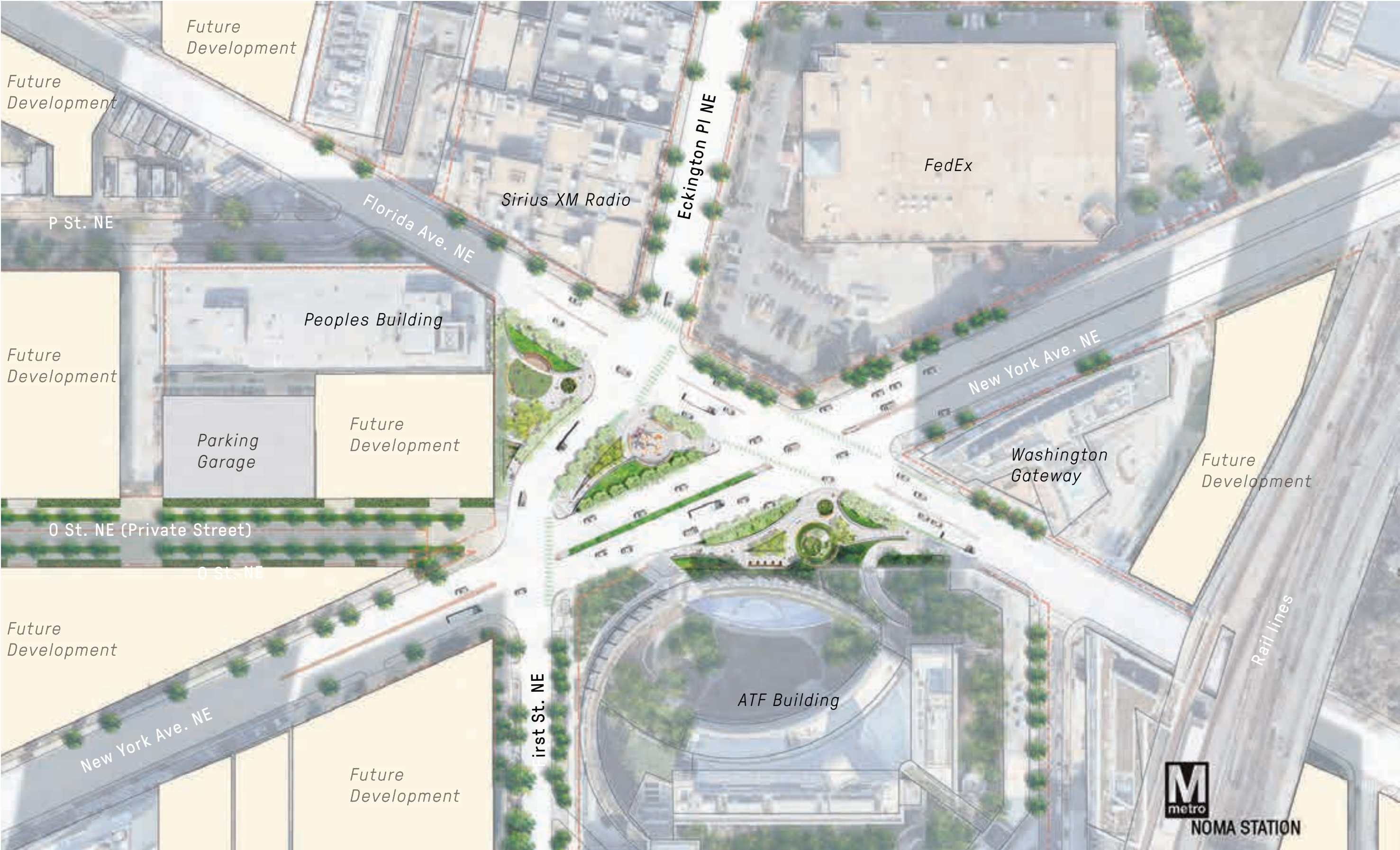
*Provided additional Tree canopy for shade on all parcels*

*Re-examined circulation, access, and views to surrounding context*





# Illustrative Context Plan + Future Development



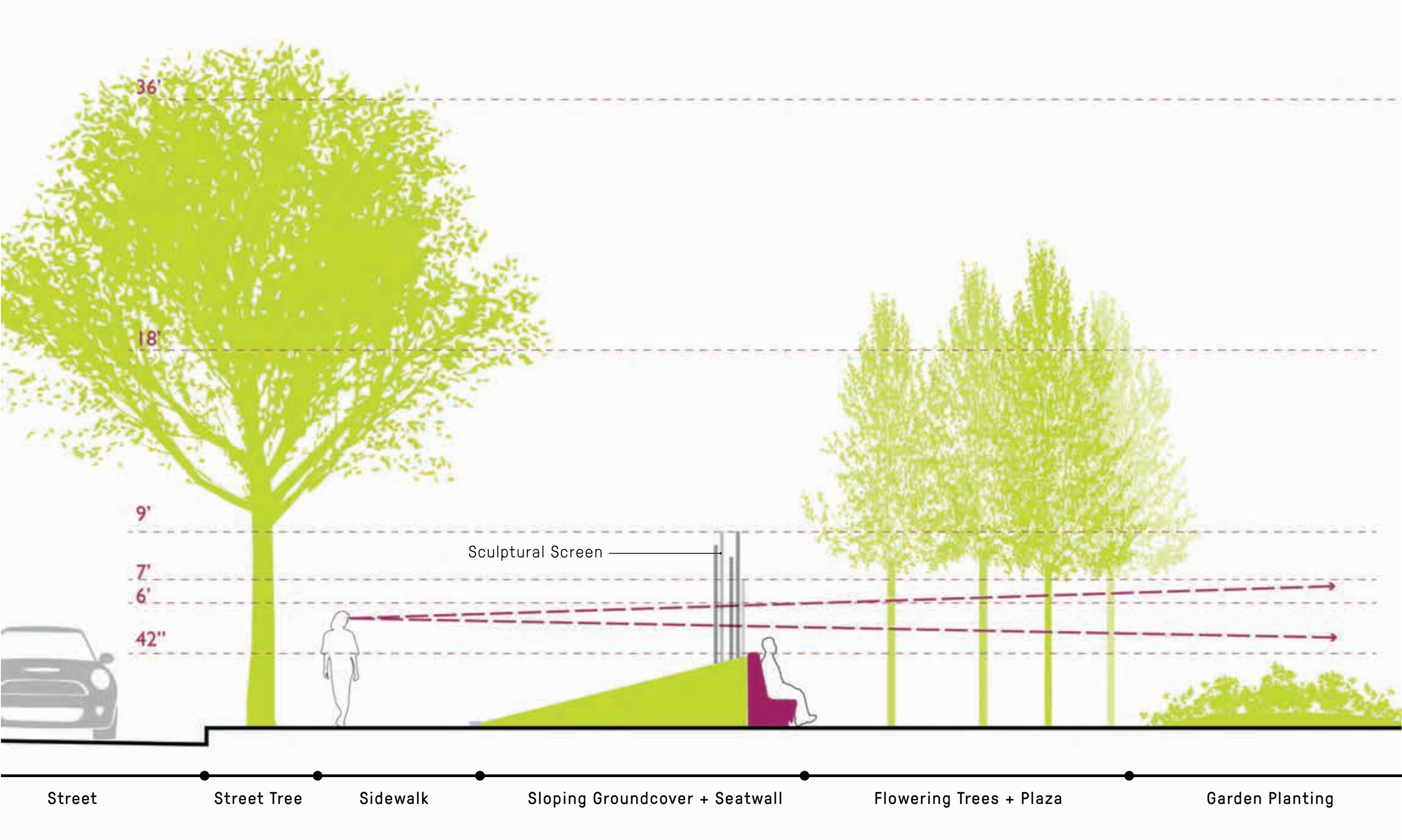


# Illustrative Concept Plan



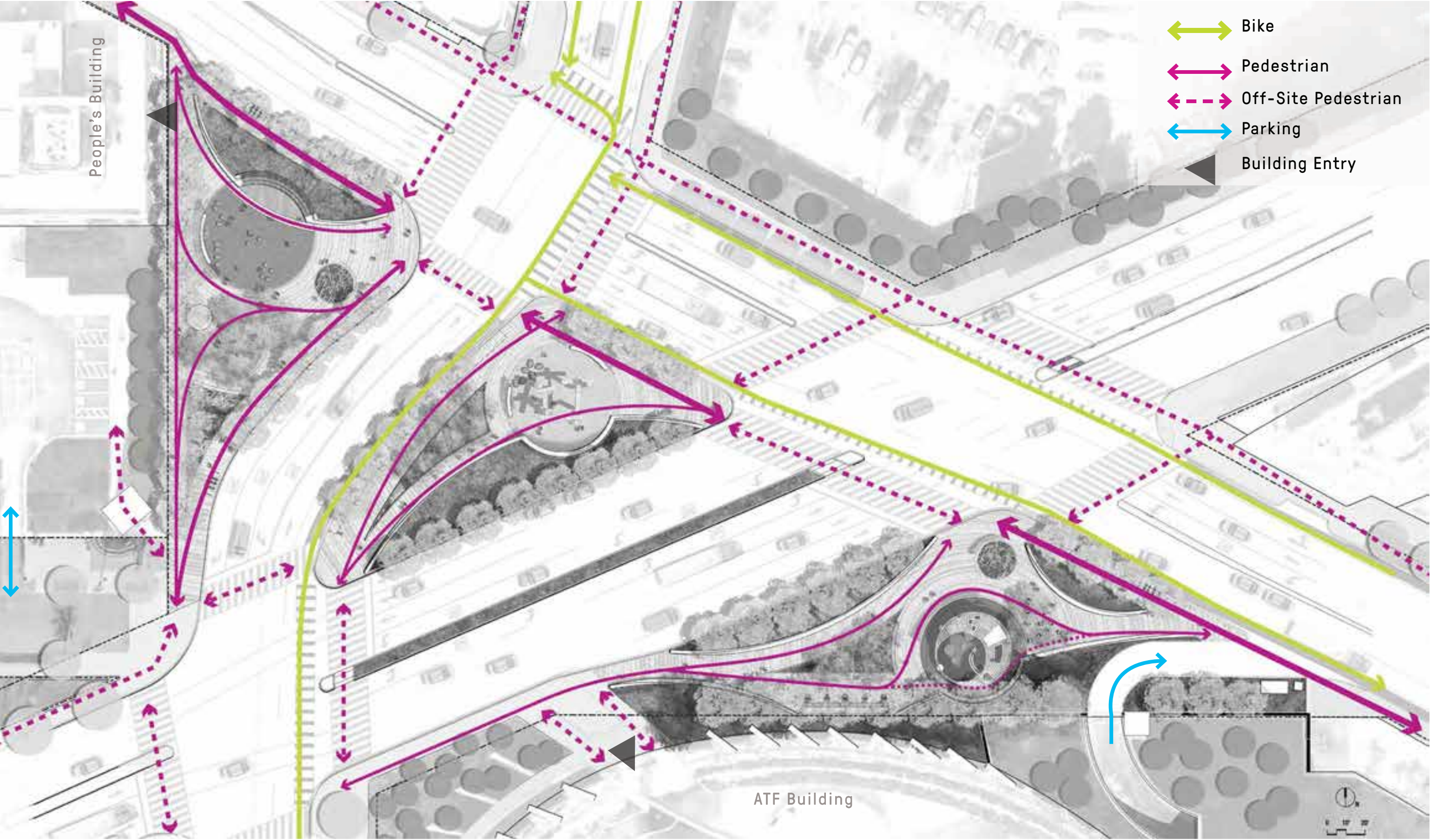


# Prototypical Section





Circulation Diagram





# Ground Plane Diagram





## Planter + Seatwall Precedents



Granite Seatwall



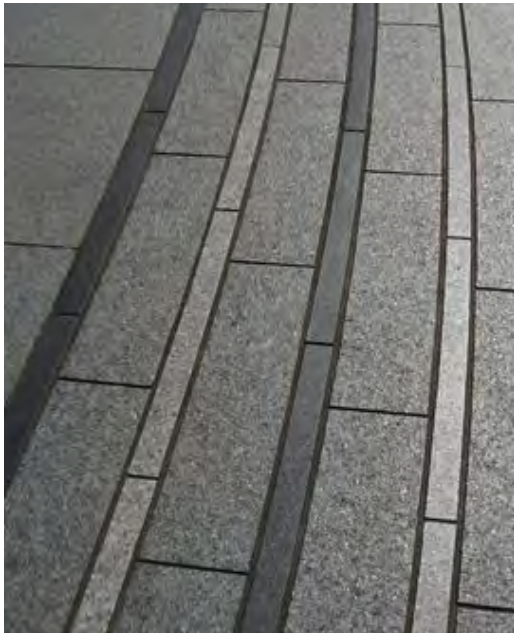
Precast / Cast Stone



Wood Seat Combination



Paving Precedents



Precast Pavers



DDOT Granite Cobbles



Granite Cobbles



DDOT Precast Pavers



Cast in Place Concrete



DDOT Cast in Place Concrete



Site Furniture Precedents



Lawn Chairs



Swivel Chairs



Fixed Tables and Chairs



Wall Mounted Seating



Sculptural Seating



Movable Cafe Tables



Adult/All Age Play Precedents



Playful Furniture



Interactive Mounds



Sculptural Fitness



Playful Topography



Sculptural Play Features



Planting



Groundcover



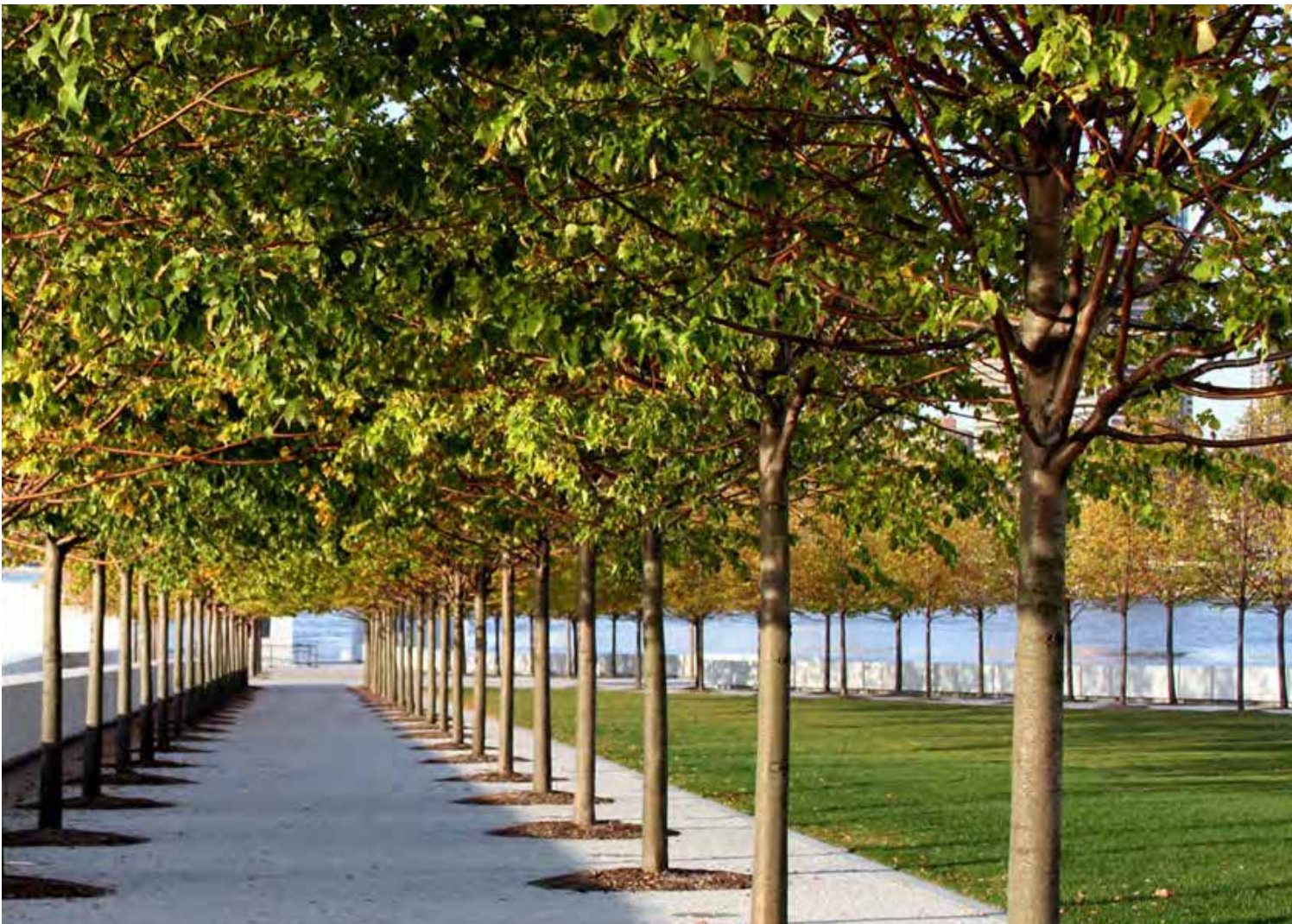
Garden Planting



Flowering Tree



Shade Tree



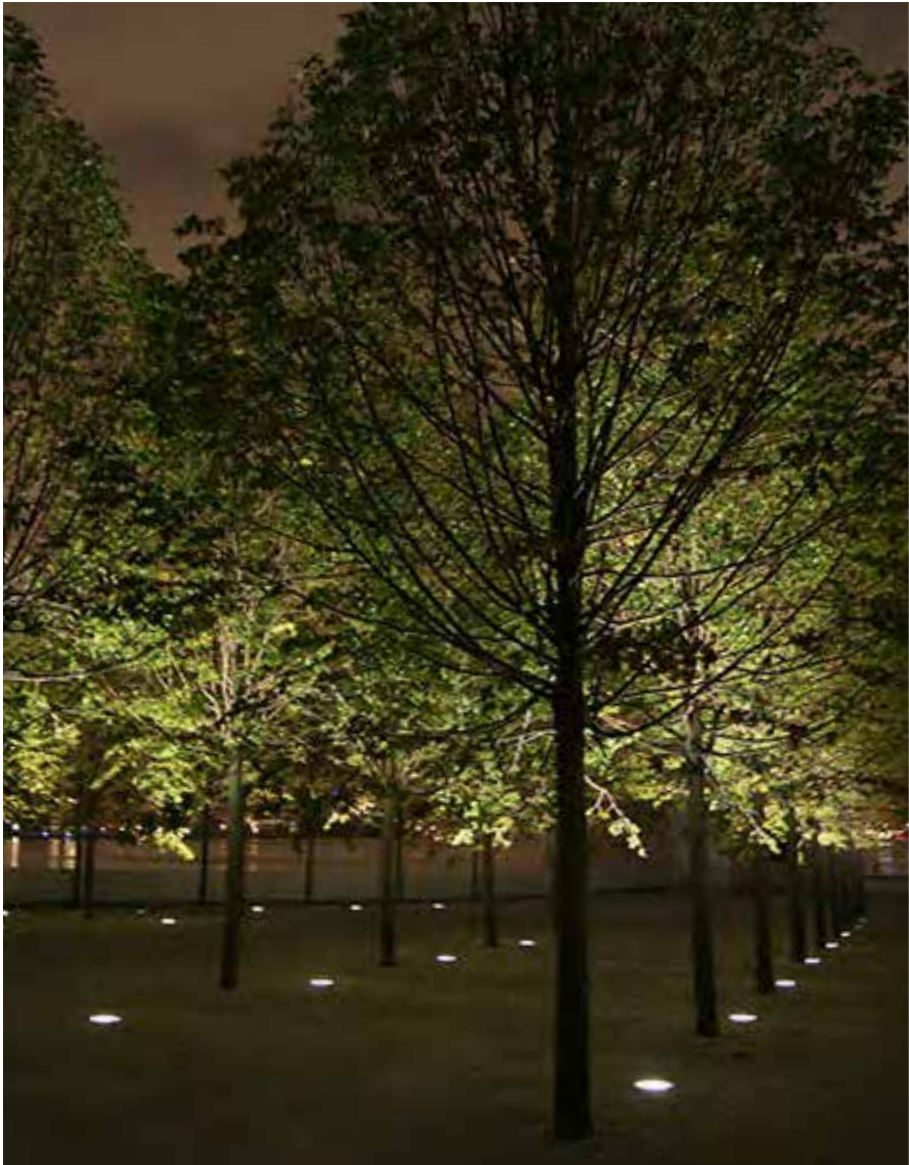
Street Tree



Lighting Precedents



Multi-Head Pole Lights (4-6)



Tree Up-lights



In-Grade Paver Lights



Screen Up-lights



Art/ Sculpture Up-lights



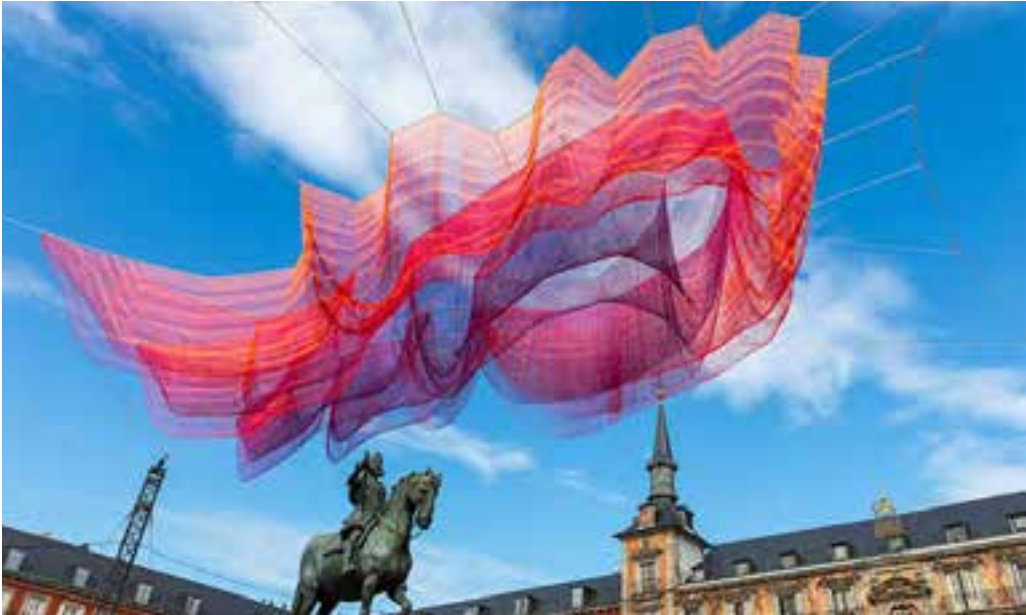
Seatwall Halo Lights



DC Streetlights



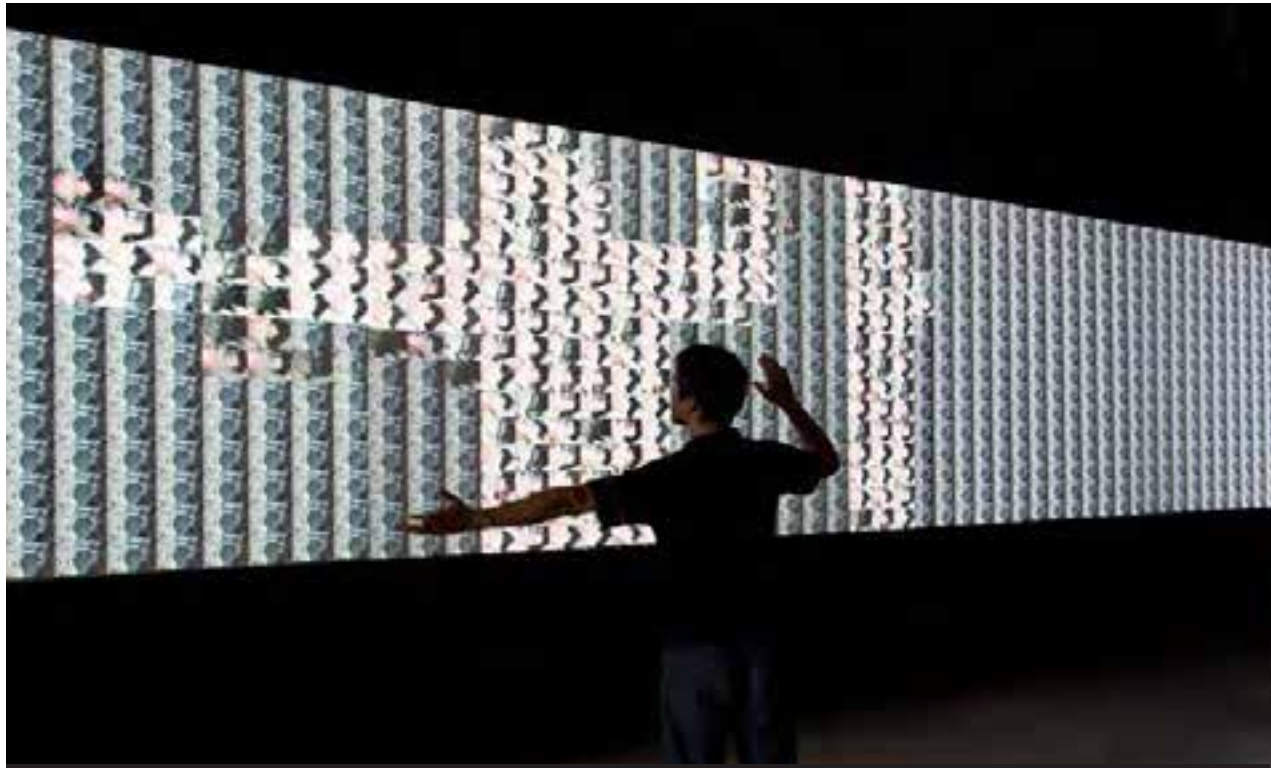
Iconic Sculpture Precedents



Memorable



Highly Visible



Interactive/Kinetic



Stormwater Management Precedents



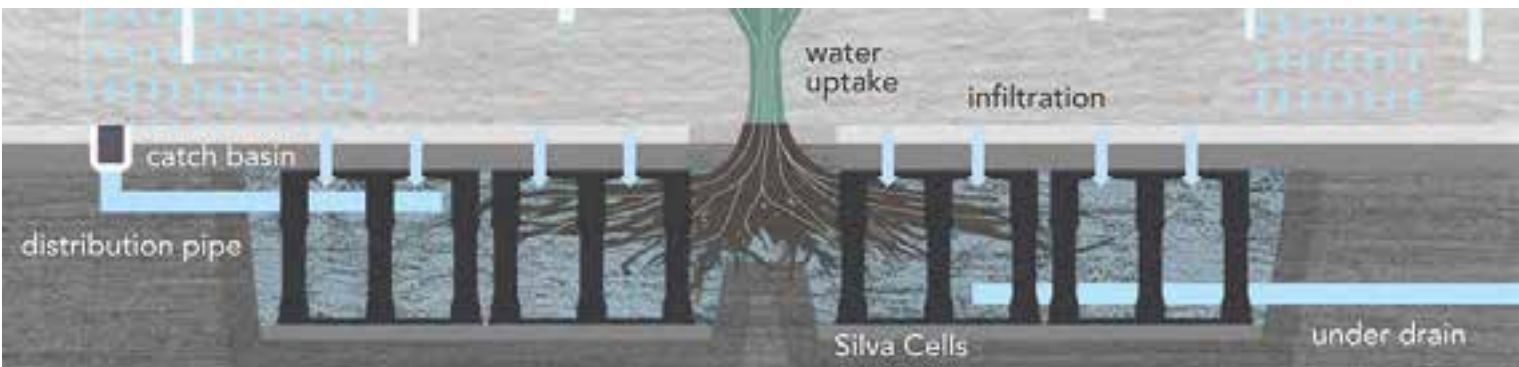
Lawn (Pervious Surface)



Permeable Pavers



Planted Area (Pervious Surface)



Silva Cells (Cistern)



Bio-retention (Character Image)

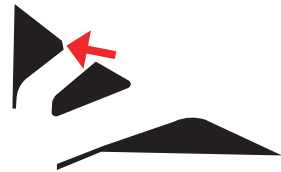


Trees in paving at Silva Cells

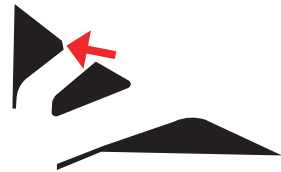




Parcel 1 View- Before









Parcel 2 View- Before





Parcel 2 View- After





Parcel 3 View- Before





Parcel 3 View- After











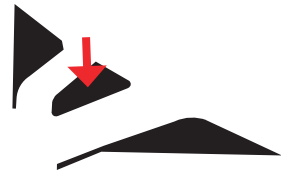




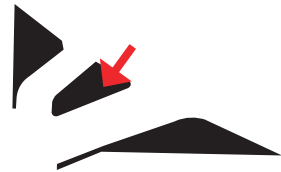


















# Arrival Sequence

Driving South on NY Ave







**THANK YOU!**  
Virtual Circle | Washington DC

**swa/Balsley**

**PARKER RODRIGUEZ, INC.**  
Planning | Urban Design | Landscape Architecture

**JEAN DERON**  
Landscape Architecture

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**NOMA**  
PARKS