STAFF RECOMMENDATION

N.Witherell

NCPC File No. 6453

OLD DISTRICT OF COLUMBIA COURTHOUSE
ADDITION AND RENOVATION
400 E Street, NW, Washington, DC

Submitted by the District of Columbia Courts

March 25, 2004

Abstract

At the direction of Congress, the D.C. Court of Appeals has submitted a design concept for the interior renovation of the Old District of Columbia Courthouse at 400 E Street, NW, the construction of an entrance pavilion on the north façade, and a site plan that provides both a permanent setting adjacent to the new entrance to the Courthouse and an interim plan for the plaza that contains stairs and ramps to the Courthouse.

Commission Action Requested by Applicant

Approval of design concept plans pursuant to D.C. Code § 10-603, 40 U.S.C. § 8722(e), and Section 5 of the National Capital Planning Act (40 U.S.C. § 8722(b)(1)))

Executive Director's Recommendation

The Commission:

Waives the requirement imposed in the Commission's August 7, 2003 action on the Draft Master Plan for Judiciary Square that the National Law Enforcement Officers' Memorial Fund, Inc. and the District of Columbia Courts agree on the design of the plaza area located between the proposed National Law Enforcement Museum pavilions and north of the proposed new entrance to the Old D.C. Courthouse/City Hall, because the parties have not agreed on a design in accordance with the Commission's order and Congress' direction to the parties.

Approves the design concept for the addition to and renovation of the Old District of Columbia Courthouse, as shown on NCPC Map File 1.22(08.21)-41341, as being consistent with the principles of the draft Judiciary Square Master Plan and with the historic setting of the buildings and open space of Judiciary Square.

Approves the concept design of the site plan, both the portions adjacent to the building which will be a permanent site plan, and the portions above the future museum construction, which will be an interim site plan, as shown on NCPC Map File 1.22(08.21)-41341.

Requests that the applicant study further, and revise accordingly, the massing of the pavilion in order to ensure that the spatial relationships of the pavilion to the Courthouse, the adjacent court buildings, and the entrance-level plaza are compatible.

Recommends that this be achieved by:

- **Reducing** the depth of the projection of the pavilion.
- **Raising** the height of the pavilion, possibly incorporating the third story windows above the pavilion.

Requests that the applicant incorporate as much grass lawn as is feasible throughout the site plan, in the character of Judiciary Square.

Requests that the applicant develop additional visual analysis of the massing of the revised pavilion, including a model, so that the proportions of the pavilion can be further assessed in the context not only of the Courthouse but of the open space and the adjacent buildings of Judiciary Square.

Directs the D.C. Courts to work with the National Law Enforcement Museum to ensure that the permanent design for the lower plaza area, the connecting elements between the lower and upper plazas, and the upper plaza are complementary and result in a unified vision for Judiciary Square.

Directs the D.C. Courts to work with the National Law Enforcement Museum and the United States Court of Appeals for the Armed Forces to develop a plan for perimeter security that complies with the National Capital Urban Design and Security Plan as well as the Judiciary Square Master Plan.

Requests that the D.C. Courts explore the feasibility of allowing the museum underground access to the Courthouse's service entry from 4th Street, NW.

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PROJECT SUMMARY

Site Description

The Old District of Columbia Courthouse is located between Indiana Avenue and E Street, between 4th and 5th Streets, NW. The Courthouse is the southern terminus of the open quadrangle known as Judiciary Square, and sits opposite the National Building Museum to the

north. Judiciary Square is one of the most significant squares in Washington, placed prominently in the city plan by L'Enfant and the site of two important nineteenth-century buildings, the City Hall (now the Old D.C. Courthouse) and the Pension Building (now the National Building Museum). The earlier name for the Old D.C. Courthouse is "Old City Hall" and this latter name is used in the museum legislation. It is also the name used in the National Register of Historic Places designation.

In the first decades of the twentieth century, the complex was conceived and implemented as a large outdoor room flanked by court buildings, creating a campus setting. The Courthouse was enlarged and Buildings A, B, C, and the U.S. Court of Appeals for the Armed Forces were constructed. In recent years, the Metrorail station and the National Law Enforcement Officers Memorial were placed in the square. The historic buildings create a notable architectural ensemble and frame vistas across and through the square that delight pedestrians. While the memorial adds water and more formally aligned trees to the square, the immediate settings for the historic buildings are grassy lawns and informally placed trees and paths.

The Courthouse was the first City Hall for the City of Washington and one of the first government office buildings constructed in the District of Columbia, following the White House complex and the U.S. Capitol. The original portion of the building dates to the early years of the city's history, 1820-26. The building's exterior was last altered significantly in 1917 when the north façade was redesigned and the pedimented portico removed. The Courthouse's south façade pediment, aligned with that of the National Building Museum, is the focus of an important vista along 4th Street from the National Mall. The Courthouse (Old City Hall) and the National Building Museum (Pension Building) are both National Historic Landmarks and the ensemble of Judiciary Square is an element of the L'Enfant Plan and an element of the Pennsylvania Avenue National Historic Site.

Background

In August 1999, at the request of the General Services Administration (GSA), a feasibility study was prepared analyzing the relocation of the D.C. Court of Appeals to the Old Courthouse Building. Four goals were identified: to modernize the existing building; to address the functions of the Court of Appeals; to expand to accommodate these needs; and to ensure the historic preservation of the building.

The District of Columbia Courts, GSA, and the Commission initiated the Judiciary Square Master Plan in November 2002 in recognition of the benefits of coordinating the many construction projects anticipated for the Judiciary Square buildings and the improved function of the current and new uses in the Square. Beyer Blinder Belle Architects and Planners L.L.P. was selected in 2003 to design the Courthouse addition, as well as a parking garage and a service loading area for the Courthouse. The project is administered under GSA's design excellence program. The Courthouse project schedule anticipates construction beginning in early 2005 and substantial completion by December 2006.

On November 9, 2000 Public Law 106-492, the "National Law Enforcement Museum Act" was passed. The law established a National Law Enforcement Museum in Judiciary Square to the

north of the Courthouse and south of E Street, NW, between the U.S. Court of Appeals for the Armed Forces on the west and Court Building C on the east. The law provides for the allocation of space above and below grade for both the museum and the courthouse addition. See page 13 of this EDR for NCPC's graphic interpretation of the legislation's requirements.

Public Law 106-492 states that the museum shall be designed so that:

- It provides an area for expansion of the Old D.C. Courthouse within an area "extending to a line that is at least 57 feet, 6 inches, north of the northernmost façade of the Old City Hall and parallel to that façade; plus an area extending beyond that line and comprising a part of a circle with a radius of 40 feet measured from a point that is 59 feet, 9 inches from the center of that façade.

- The underground portion of the museum has a footprint of not less than 23,665 square feet.

- Above ground, there is a museum no-build zone of 90 feet out from the northernmost face of the north portico of the Old City Hall running east to west parallel to Old City Hall.

- The aboveground portion of the museum consists of two entrance pavilions, totaling a maximum of 10,000 square feet, neither of which shall exceed 6,000 square feet and the height of neither of which shall exceed 25 feet, as measured from the curb of the westernmost pavilion.

- No portion of the aboveground portion of the museum shall be located within the 100-foot wide area centered on the north-south axis of the Old City Hall.

Previous Commission Action

On August 7, 2003 the Commission approved the draft Judiciary Square Master Plan, except for the proposed realignment of the traffic lanes along E Street between 4th and 5th Streets, NW. It approved the general concept of the perimeter security elements, but not their specific placement; and required that the placement of these elements be submitted to the Commission as part of each building project. It waived the requirement in the Master Plan Submission Guidelines related to approved Master Plans and agreed to consider concept and preliminary design plans for the National Law Enforcement Museum and the Old Courthouse prior to approval of a final Master Plan for Judiciary Square, provided, however, that the National Law Enforcement Officers' Memorial Fund, Inc. and the District of Columbia Courts reached an agreement on the design of the plaza area between the pavilions of the National Law Enforcement Museum and north of the proposed new entrance to the Old Courthouse prior to submission of concept design plans for the National Law Enforcement Museum and Old Courthouse.

Congressional Action

On February 25, 2004 the Senate Appropriations Subcommittee on the District of Columbia directed the District of Columbia Courts and the National Law Enforcement Officers' Memorial Fund, Inc. to reach an agreement on the design of the plaza area and submit their plans to the National Capital Planning Commission and the Commission of Fine Arts by March 3, 2004, and directed both agencies to review both projects at their next regularly scheduled meeting. If the parties were unable to reach an agreement, they were to still to submit their respective projects by March 3, 2004.

The parties have submitted different schemes for the location and design of the handicapped ramps leading to the Courthouse. Staff met with representatives of the D.C. Courts, the National Law Enforcement Museum, and GSA on March 25, 2004 to ascertain if agreement could be reached in advance of NCPC's April 1, 2004 meeting. At the meeting, NCPC staff also laid out the principles for the Commission's review of the two plaza proposals, which include 1) conformance with the legislation, 2) conformance with the principles of the draft Master Plan, and 3) compatibility with the historic character and setting of Judiciary Square. Staff also stated that, since the two site plans were not in agreement and the Commission was directed by the Subcommittee to review the competing plaza schemes, staff judged the D.C. Courts' interim site plan to be superior in meeting these criteria. The staff notified both parties that the Executive Director would be recommending to the Commission that the D.C. Courts' concept design be approved at the April 1, 2004 meeting.

Development Program

Applicant:	District of Columbia Courts
Architect:	Beyer Blinder Belle Architects and Planners L.L.P.
Square Footage:	134,770 square feet of gross floor area for interior renovation and new construction and for new entrance pavilion
Estimated Cost:	$46.5 million
Schedule:	Notice to Proceed: February 2005; Substantial Completion: December 2006

Proposal

The primary proposed exterior alteration is the construction of an entrance pavilion on the north façade of the building, facing Judiciary Square. The pavilion will become the main entrance for the D.C. Court of Appeals, and will thus reorient the public face of the Courthouse. The pavilion will serve as the monumental entrance, house the security screening machine, and provide accessibility for all visitors (which the current south entrance does not provide).

The pavilion has a square footprint measuring 60 feet by 60 feet (five bays of 12 feet each). The outermost row of bays is partially open and serves as a portico. An additional eight-foot-deep row of bays engages the pavilion to the center three bays of the historic Courthouse façade. The footprint contains approximately 4000 square feet. The pavilion is 43'4" high and rises to the sill level of the third story windows. It is composed of transparent glass on the walls and both

transparent and fritted (translucent) glass on the roof. Sandblasted carbonized steel members articulate the horizontal and vertical bays, with satin-finish stainless steel further articulating the curtain wall. Visitors and employees will enter the glass pavilion, be screened by security personnel, and proceed into the Courthouse through one of three doors.

Other proposed exterior work includes the construction of a loading dock into a new service area on the lower level of the east elevation (via a curb cut on 4th Street, NW), as well as the cleaning, repair, and preservation of the building fabric of the historic Courthouse.

A proposed paved plaza in front of the pavilion entrance includes narrow grassy lawns flanking the Courthouse entrance, two L-shaped flat water pools, steps leading to the pavilion level, and a pair of switchback handicapped ramps. The Courthouse's entrance-level plaza, part of the lawn area, and water pools are within the site area provided for the court's expansion in the legislation. The ramps and steps are within the area permitted for the court's above-grade use, although they are located in an area allowed to the museum for below-grade use, and therefore likely will be removed for excavation for the museum. Either the current ramp design or a different ramp design will subsequently be implemented in the plaza, depending on the design development of a permanent plaza scheme. (A secondary pair of permanent ramps for the Courthouse is also included in the site plan and will be used for handicapped accessibility while the museum is under construction.) Consistent with the Americans with Disabilities Act, the primary ramps are located and designed in relation to the stairs so that all visitors have access to the same landing and arrival point in front of the Courthouse entrance. The site plan also includes two driveways (using existing curb cuts on E Street) for emergency vehicles.

A major aspect of the project that does not fall within the Commission's jurisdiction (although the staff is responsible for conducting the Section 106 review for the interior alterations) is the interior renovation of the Courthouse to improve its functions and circulation, to add a ceremonial courtroom and working areas for attorneys and the public, and to segregate judges' offices and circulation paths from public portions of the building. Over 42,000 of gross square feet will be added to the basement, including the ceremonial courtroom, which will be constructed under the portico on the south façade of the Courthouse.

PROJECT ANALYSIS

Executive Summary

The staff recommends that the Commission approve the design concept for the Courthouse addition and renovation.

The staff recommends approval of the conceptual site plan, both the portions adjacent to the building which will be a permanent plan, and the portions above the future museum construction, which will be an interim site plan.

As design development continues, however, the staff requests that the applicant study and revise the massing of the north entrance pavilion to improve its compatibility both with the proportions

and architectural character of the Courthouse itself and with the setting for the Courthouse and the adjacent historic buildings.

Entrance Pavilion

The pavilion serves both a functional purpose (security screening and handicapped accessibility) as well as a symbolic purpose (the reoriented formal entrance to the D.C. Court of Appeals). Staff believes that both purposes can still be achieved successfully with a smaller pavilion. Specifically, the staff recommends a reduction in the north-south dimension pavilion, shortening the projection from the building, possibly by one bay, depending on how the current bay parti is retained.

There may be advantages to both the Courthouse and to the spatial character of the south end of Judiciary Square from reducing the projection. First, the pavilion would be better proportioned with the Courthouse itself and more consistent with the portico on the south side and the former portico on the north facade. The site plan (see page 17 of the EDR) illustrates the current proposed projection of the pavilion from the Courthouse facade. Second, a reduction in the dimension of the projection would improve the compatibility of the Courthouse with its neighboring historic buildings, the U.S. Court of Appeals for the Armed Forces and Court Building C (see the section on page 22). This also indicates the pavilion's projection into the open space of Judiciary Square in relation to the other two historic buildings. A reduced projection of the pavilion would also allow for a more generous entry-level plaza and provide additional opportunities for the enhancement of the exterior setting for the Courthouse.

Staff also believes that the pavilion may be too low for the building and that an increase in its height would not only be more compatible with the Courthouse façade but would help to emphasize the symbolic importance of the Courthouse entrance. The height of the pavilion appears somewhat truncated in the elevations and notes that the proposed interior gallery and reception space behind the third story windows may be an appropriate one for incorporation in the pavilion. Using the historic portico as reference, staff recommends raising the height of the pavilion to a level just below the building's cornice. The pavilion could incorporate the three 3rd story windows (behind which is the ceremonial reception area for use by the judges) or not. The pavilion could be raised in height without engaging the 3rd story windows if that were deemed more desirable.

Staff notes that elevations are not always realistic means of conveying information and that glass structures are difficult to illustrate realistically. Therefore, staff requests that the applicants provide additional materials for visual analysis, including a study model, and continue to consult with staff as the pavilion is studied further and revised, so that agreement on the best proportions for the pavilion can be reached as soon as possible.

Plaza

The staff recommends approval of the concept for the site plan, noting the monumental but quiet elegance of the water pools, which frame the entrance-level plazas. Staff also commends the applicants for incorporating a grass lawn and an informal arrangement of trees to frame the

Courthouse entrance. *However, in order to maximize this characteristic landscape quality to the extent feasible, staff requests that the applicant study if additional grass panels might be incorporated in the upper plaza.* As Judiciary Square was conceived in the Neoclassical-style era of construction in the early twentieth century, the lawn served as the tapis vert or green carpet for the buildings surrounding the buildings of Judiciary Square. The insertion of grass north of the Courthouse serves as a link to the other grassy edges and squares in Judiciary Square and provides the appropriate setting for the historic Courthouse in spite of the new addition and the construction of the museum to the north. Staff recommends concept approval of the switchback ramps and stairs leading from the lower plaza to the upper plaza. They create an appropriate sense of procession to the Courthouse entrance, but are nevertheless simply conceived.

The D.C. Court's scheme included permanent and interim features. (Please refer to page 13 of this EDR for the diagram indicating the design requirements of the National Law Enforcement Museum Act and to pages 17 and 18 of the proposed Courthouse plaza site plan.) The upper plaza level near the entrance--consisting of the water pools and the features inside the water pool--are within the legislation line allowed to the Courthouse and are considered permanent features. The ramps and the outer corners of the steps fall within the area to be excavated for the underground museum and are considered interim features at this time. (During the construction for the museum, a secondary pair of ramps also shown in the site plan would be used to enter the Courthouse.)

Following the museum construction, the permanent plaza around the two museum pavilions would be constructed. The permanent plaza would be designed to accommodate museum visitors and activities as well as full access and an appropriate approach to the Courthouse. NCPC will review the permanent plaza proposal in the context of expressed principles: conformance with the legislation, access and use to museum visitors and access and use to Courthouse visitors, and conformance with the Master Plan and the character of Judiciary Square.

Even though the Courthouse and the museum versions of the handicapped ramp differ at this point, the two site plans can be resolved through further design development, even if the Courthouse's ramps are already constructed. The interim plaza will become a building site while the museum is under construction and new ramps will be constructed for the Courthouse regardless. The Courthouse's simply conceived ramps and stairs are both appropriate for the setting and cost-effective as an interim measure.

The staff recommends concept approval of the loading dock entrance from 4th Street, NW. This location was established in the draft Master Plan, and is similar in placement and design to the proposed parking garage entrance on the opposite side of Judiciary Square from 5th Street. *The staff requests that the D.C. Courts explore the feasibility of allowing the museum loading access through its loading dock.* GSA plans to submit the final plans for the parking garage for the Commission's May meeting.

A significant portion of the renovation project involves interior alterations that are not subject to the jurisdiction of the Commission. Since NCPC is the lead federal agency for Section 106 compliance under the National Historic Preservation Act, however, the Commission staff is responsible for considering the effects of the proposed renovation on the historic qualities of the

interior of the building, in consultation with the D.C. Courts, GSA, the D.C. State Historic Preservation Office, the Advisory Council on Historic Preservation, and consulting parties.

PROJECT CONFORMANCE

Conformance with Public Law 106-492.

In staff's opinion, the Courthouse site plan is consistent with the Public Law. The ramps and steps are acceptable until the museum excavates the site; a permanent site plan will be developed by the museum in consultation and reviewed by the Commission and the Commission of Fine Arts for its conformance with the terms of the legislation, the Master Plan, and the character of Judiciary Square.

Conformance with the draft Master Plan

The staff finds the Courthouse concept design consistent with the draft Master Plan, in its use of a neoclassical form for the addition, the low site elements, the direct and axial approach to the entrance, the retention of and emphasis on established vistas through the Square, and the apparent simplicity of the overall scheme.

The approved draft Master Plan describes the Open Space Framework of Judiciary Square:

> Judiciary Square exists as an identifiable area of the city because it is an accessible open space strongly defined by building street walls that are symmetrically composed, as a result of the neoclassical buildings on the site. The square is clearly designed as a campus. Buildings A, B, C, and the U.S Court of Appeals for the Armed Forces are all spare, neoclassic buildings with a consistent style, materiality and scale. They are each designed with entries on all sides and their interior building corridors allow easy and direct movement from building to building. Subtle architectural elements give little hint of a hierarchy of facades. Even the shorter north and south facades of Buildings A and B have deep porticos anchoring the ends of the bar-shaped buildings on E and F Streets. The understated strength of these buildings emphasizes their placement as objects within a landscape. The buildings and the National Law Enforcement Officers Memorial in the center court between them serve to create a strong axis between the Building Museum and the Old D.C. Courthouse. This sense of an open campus setting remains intact despite the fact that E Street cuts through the center of the Square and that surface parking lots have overtaken previously landscaped areas.
>
> Views are also a major organizational feature that link buildings within the square and connect Judiciary Square to the City. . . . Views connecting the Old D.C. Courthouse and the Building Museum are peaceful and contemplative due to the formal manicured landscape of the Memorial.
>
> Preservation and enhancement of open space, building compositions, and views are of importance to the Master Plan. Development planned for Judiciary Square has the

potential for adverse historic impact but will also allow new areas to be reclaimed for new green open space.

Comprehensive Plan for the National Capital

The proposed design concept is not inconsistent with the Comprehensive Plan for the National Capital, and is consistent with the draft Judiciary Square Master Plan.

National Capital Urban Design and Security Plan

As the design concept is developed, the specific security barrier requirements and site conditions should be assessed using the general guidance in the Judiciary Square Master Plan and should be designed to be compatible with the architectural character of the historic buildings and the open character of the setting.

National Environmental Policy Act

In conformance with procedures and the requirements of NEPA, NCPC staff analyzed the prepared June 2003 Environmental Assessment (EA) on the Judiciary Master Plan, which included the submitted Old Courthouse Building renovations. That document was completed by the Commission as lead federal agency and joint lead agency with the District of Columbia Courts. Staff drafted a Finding of No Significant Impact based on the EA, in July 2003, conforming with the Commission's delegated authority to the Executive Director. The EA included the review of the Old Courthouse Building renovation proposal and concluded that the analysis of the project and its potential environmental impacts demonstrated no significant environmental effects from the planned action.

No modifications have occurred in the Courthouse proposal which would significantly affect the environmental analysis of the plan, as described and analyzed by the June 2003 EA, and consequently the determinations of the Finding remain valid. Staff has reviewed the action for extraordinary circumstances as sanctioned by NEPA and has determined none prevail or are attributable to the action in accordance with the Commission's procedures.

National Historic Preservation Act

The D.C. Historic Preservation Review Board reviewed the concept design at its March 25, 2004 meeting. The staff report is attached.

NCPC is serving as the lead federal agency for Section 106 review, due to our in-lieu-of-zoning approval authority for D.C. public buildings in the Central Area. NCPC is also the lead agency for the Section 106 review of the Master Plan. Furthermore, NCPC will serve as the lead agency for Section 106 review of the National Law Enforcement Museum.

NCPC has identified the same consulting parties as those who are participating in the consultation for both the Judiciary Square Master Plan and the parking garage at 5th Street and

Indiana Avenue, NW (with GSA as the lead federal agency). Staff has determined that the proposed project will have an effect on the historic character of the Courthouse and Judiciary Square. Any other effects, as well as the minimization of effects through future design development, will be determined through further consultation with other agencies and consulting parties. Staff will develop a Memorandum of Agreement in consultation with the applicant and other parties.

Built between 1820 and 1917, the Old D.C. Courthouse served as Washington's first City Hall and was one of the first government buildings built in Washington. Its architectural and historical significance are recognized in the building's status as a National Historic Landmark. The building is a contributing structure in Judiciary Square, which is also part of the L'Enfant Plan and the Pennsylvania Avenue National Historic Site.

The Courthouse, whose central portion and east wing were designed by George Hadfield, was constructed between 1820 and 1826 and intended for use by the local judiciary as well as the local government. The building was the District's first City Hall, but because the federal government financially assisted in the construction, the building was used as a federal courthouse as well. In 1873, Old City Hall officially became a courthouse when the federal government took title of the building. The north wing addition, designed by Architect of the Capitol Edward Clark, was constructed between1881-1883. This new structure, marked by an Ionic portico facing Judiciary Square, first housed the U.S. Court of Appeals after its inception in 1893 until 1910.

The building was constructed of stucco-covered brick. By the early twentieth century, the building was in deteriorating condition. It was substantially reconstructed by Elliott Woods, the Superintendent of the Capitol Buildings and Grounds. From 1916-1919, Woods rebuilt the courthouse in brick, concrete and steel, and replicated the exterior features of the earlier building in limestone on a granite base. The portico on the north façade was not rebuilt and the façade was redesigned. The interior of the building was also redesigned and modernized.

Judiciary Square was originally conceived by Pierre L'Enfant in 1791 as a reservation set aside for use by the judiciary. The subject of this review—the Old D.C. Courthouse, also called the Old City Hall—was the first structure built in the square and "forms the centerpiece of a formal grouping of federal and District court buildings" and is "one of the finest examples of Greek Revival architecture in Washington, aside from the Treasury Department and the Patent Office buildings, and it determined the design of the four succeeding buildings in Judiciary Square. (Antoinette J. Lee, in Pamela Scott and Antoinette J. Lee, *Buildings of the District of Columbia*, 1993). Between 1910 and 1939, four "compatibly designed" public buildings were constructed around the Courthouse. The first was the 1910 U. S. Court of Appeals of the Armed Forces, designed by Elliott Woods, the Superintendent of the Capitol Buildings and Grounds. The other three (Buildings A, B, and C) were designed by Municipal Architect Nathan C. Wyeth and constructed from 1934-39. By the time this neoclassical ensemble was conceived, the Pension Building, designed and constructed by U.S. Army engineer and architect Montgomery Meigs in the 1880s of red brick in the Italian Renaissance style, was already a monumental presence at the north end of Judiciary Square.

CONSULTATION

Coordinating Committee

The Coordinating Committee reviewed this item at its meeting on March 10, 2004, and forwarded the proposal to the Commission with the statement that the project had been coordinated with all agencies participating. The representative for the General Services Administration coordinated the project contingent on the outstanding design issues being resolved. The participating agencies were NCPC; the District of Columbia Office of Planning; the District Department of Transportation; the Department of Housing and Community Development; the General Services Administration; the National Park Service; and the Washington Metropolitan Area Transit Authority.

Commission of Fine Arts

CFA approved the revised concept for the D.C. Courthouse proposal at its March 18, 2004 meeting. The Commission's comments will be presented subsequently in a letter. The Commission directed the applicant to reduce the north-south length of the pavilion (its projection from the façade) even if that required altering the geometry of the current design, in order to provide a larger landing at the top of the stairs from the plaza (currently 18 feet).