



Information Presentation

Commission Meeting: November 1, 2018

PROJECT

10th Street Promenade Improvements

L'Enfant Plaza, SW

Washington, DC

NCPC FILE NUMBER

8024

NCPC MAP FILE NUMBER

24.13(44832)

SUBMITTED BY

Southwest Business Improvement District

PRESENTER

Meghan Spigle (NCPC Staff)

Michael Vergason (MVLA)

The Southwest Business Improvement District (SWBID) and Michael Vergason Landscape Architects (MVLA) will provide an information presentation regarding proposed temporary streetscape improvements for 10th Street, SW. The SWBID is coordinating the project, on behalf of nearby private property owners interested in enhancing the 10th Street Promenade, and in consultation with the District Department of Transportation (DDOT). Given NCPC's planning involvement in this area and focus on improving the pedestrian experience and connectivity along the 10th Street corridor, this information presentation provides the Commission with an opportunity to comment on the proposed improvements prior to implementation. The improvements are located within right-of-way administered by DDOT.

The recently completed Wharf and Banneker Park Pedestrian Access Improvements create a destination at the southwest waterfront and gateway between the waterfront and National Mall. With the anticipated dedication of the International Spy Museum in spring 2019, there will be a new intermediate destination along the 10th Street Promenade. As identified in the Monumental Core Framework Plan and the SW Ecodistrict Plan, the 10th Street Promenade is a strategic connection between the southwest waterfront and the National Mall.

This proposal for temporary improvements to the 10th Street Promenade includes new plantings and furnishings that provide cooling shade, expanded seating opportunities, and an enriched experience of passage to the Spy Museum and Banneker Overlook. In the North Promenade, the proposed design builds on the strongly metered pattern of I.M. Pei's original design with the addition of trees, groundcover, and seasonal plantings in planters sitting over the existing concrete panels. In the South Promenade, the existing soil panels are replanted in seasonally variable drifts of grasses, perennials, and seasonal plantings that build on the recent perennial plantings on the slope of Banneker Park. None of proposed improvements affect the infrastructure or drainage patterns of the street. All improvements are temporary and easily reversible.

ATTACHED:

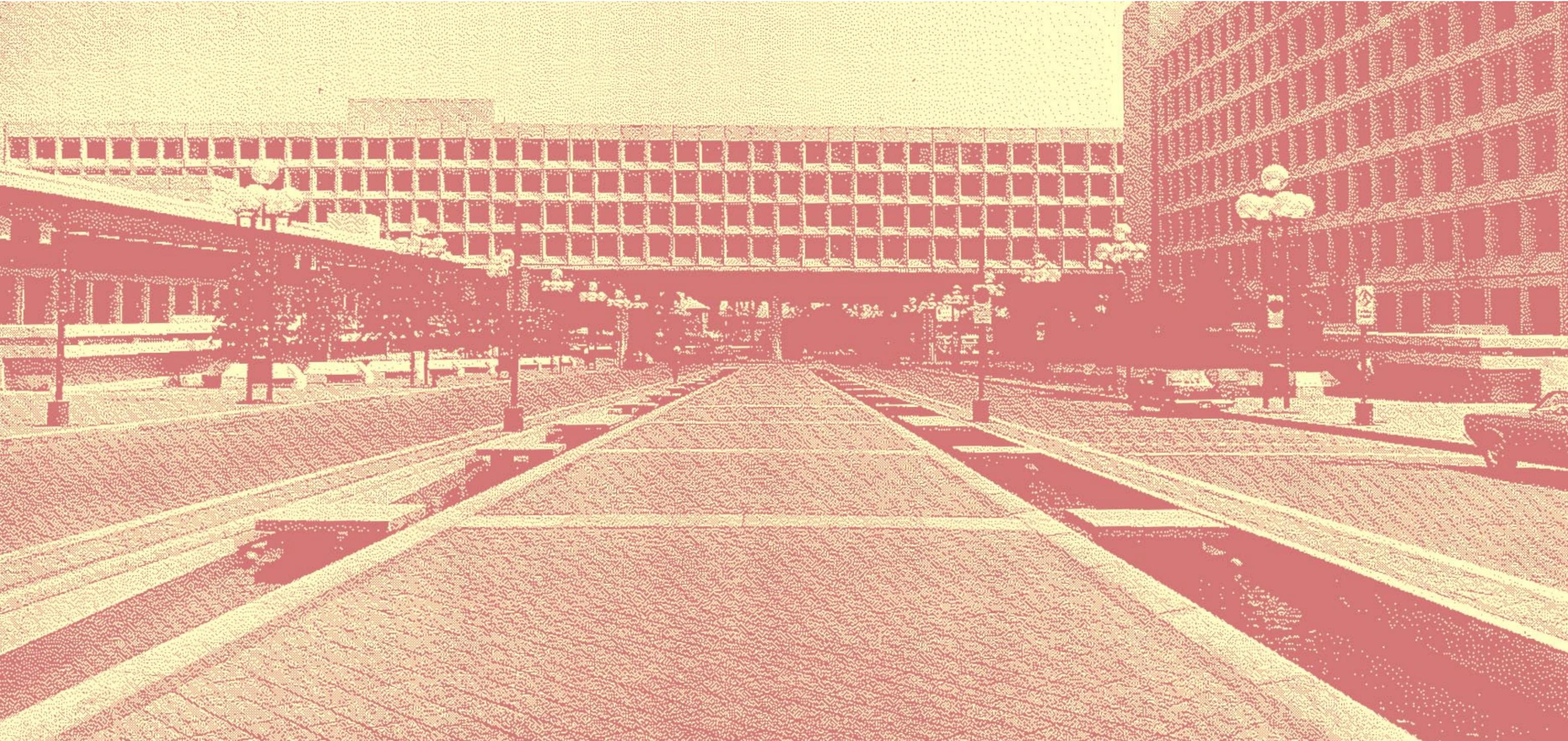
- L'Enfant Plaza: 10th Street Promenade Improvements

PROJECT TIMELINE

Previous actions	March 1, 2018 – Commission received information presentation on recent development and plans for southwest Washington, D.C.
Remaining actions (anticipated)	– N/A

L'ENFANT PLAZA

10th Street Promenade Improvements



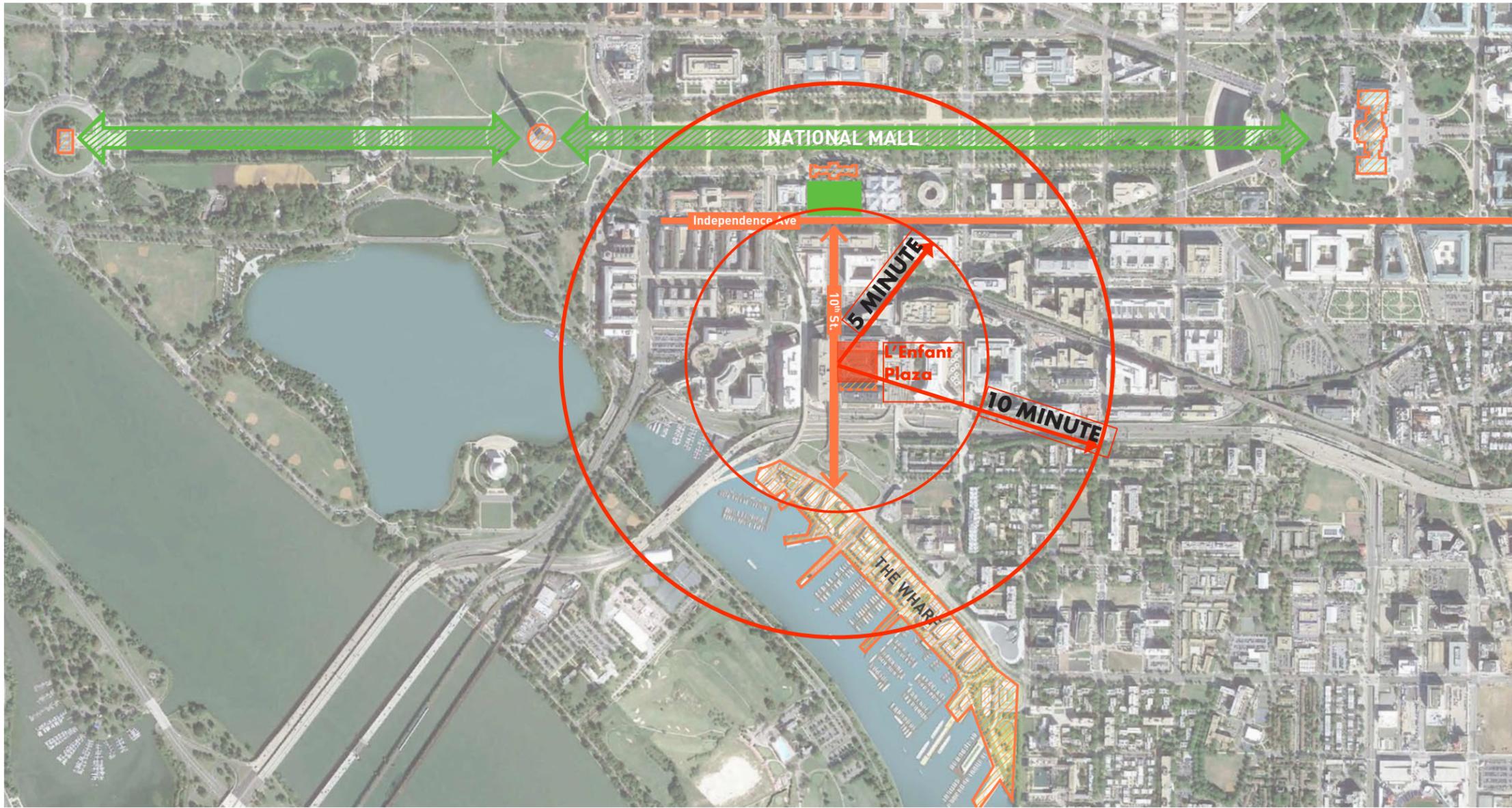
Context

With the opening of The DC Wharf as destination, the completion of the Banneker Stairs as connection, and the anticipated Spring 2019 dedication of the Spy Museum as an important intermediate destination, the 10th Street Promenade has the capacity to become the strategic connection to the Waterfront envisioned in the Monumental Core Framework Plan and the SW Ecodistrict study .

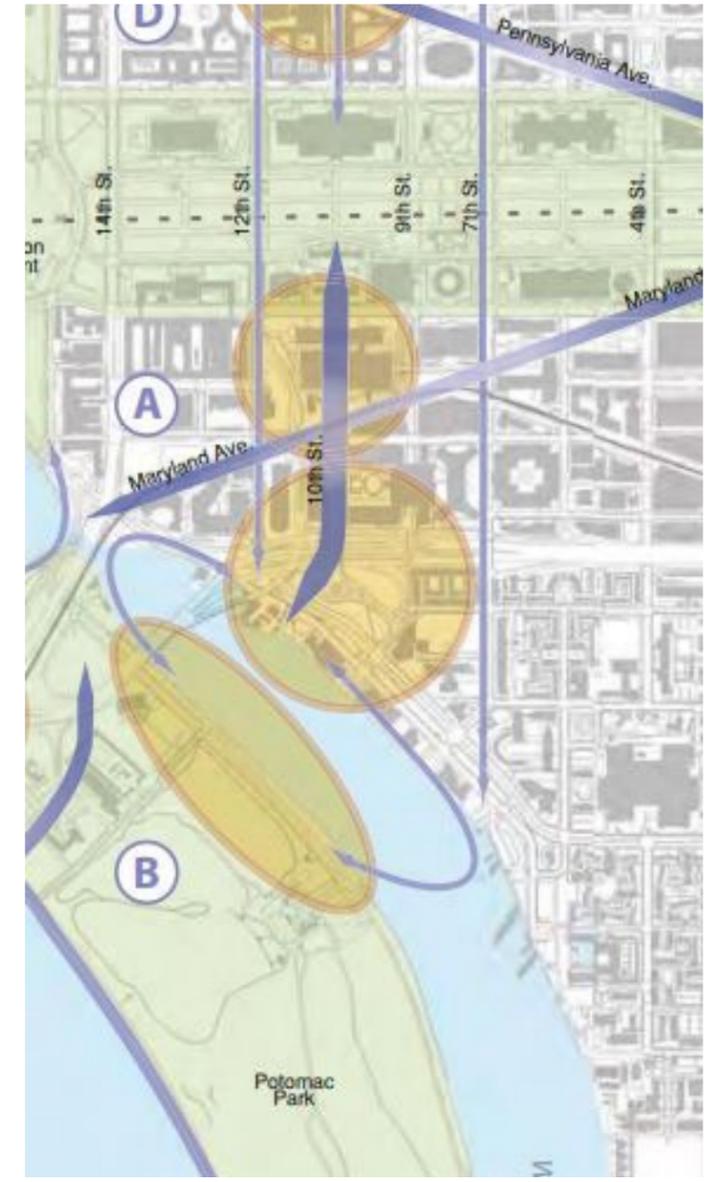
This proposal for temporary improvements to the Promenade includes new plantings and furnishings that provide cooling shade, expanded seating opportunities, and an enriched experience of passage to the Spy Museum and Banneker Plaza.

None of proposed improvements affect the infrastructure or drainage patterns of the street. All improvements are temporary and easily reversible.

The proposed design builds on the strongly metered pattern of Pei's original design with the addition of trees, groundcover and bulbs in planters sitting over the existing concrete panels in the North Promenade. In the South Promenade the existing soil panels are replanted in seasonally variable drifts of grasses, perennials and bulbs that build on the recent perennial plantings on the slope of the Banneker Stairs. A more detailed description of the proposal is provided in the following pages.



Google Aerial Image



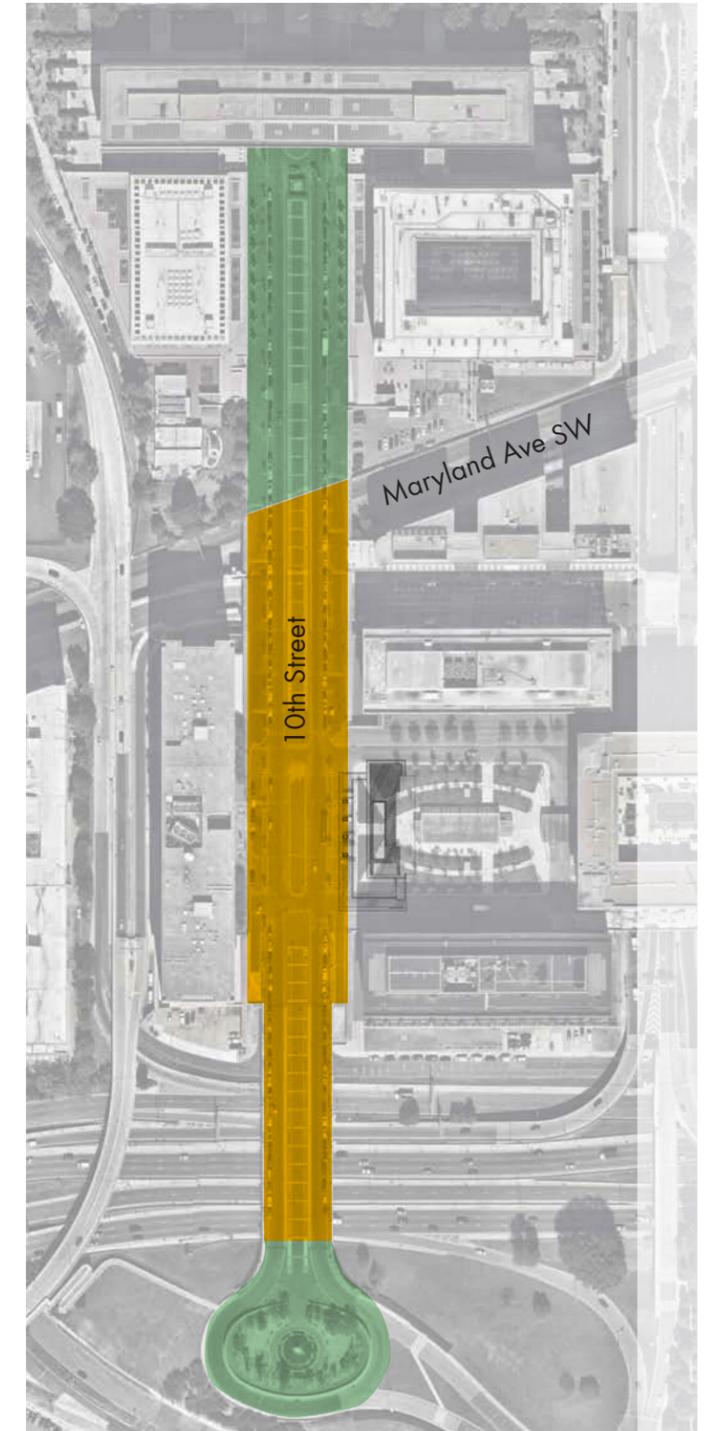
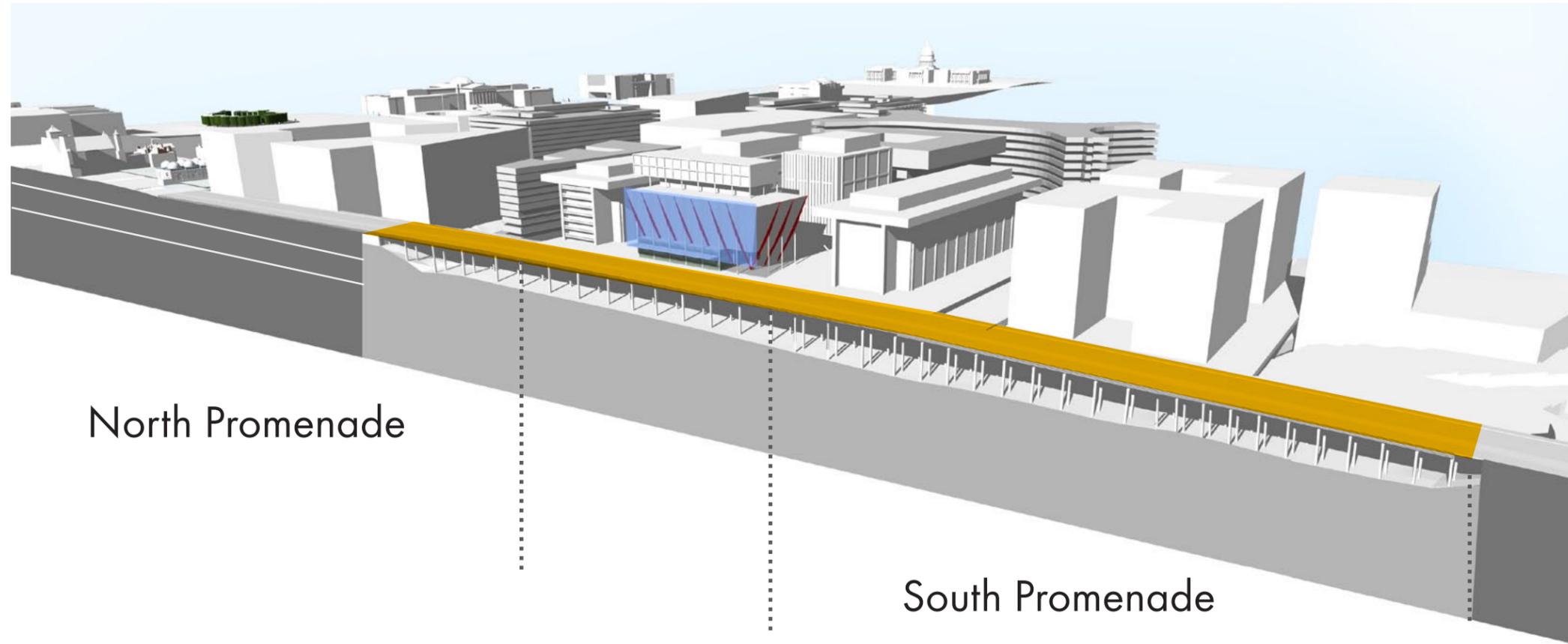
Excerpt from Monumental Core Framework Plan 2009

Existing Condition 2017

North-South Axis
Connection to Waterfront
Strong Metered Order

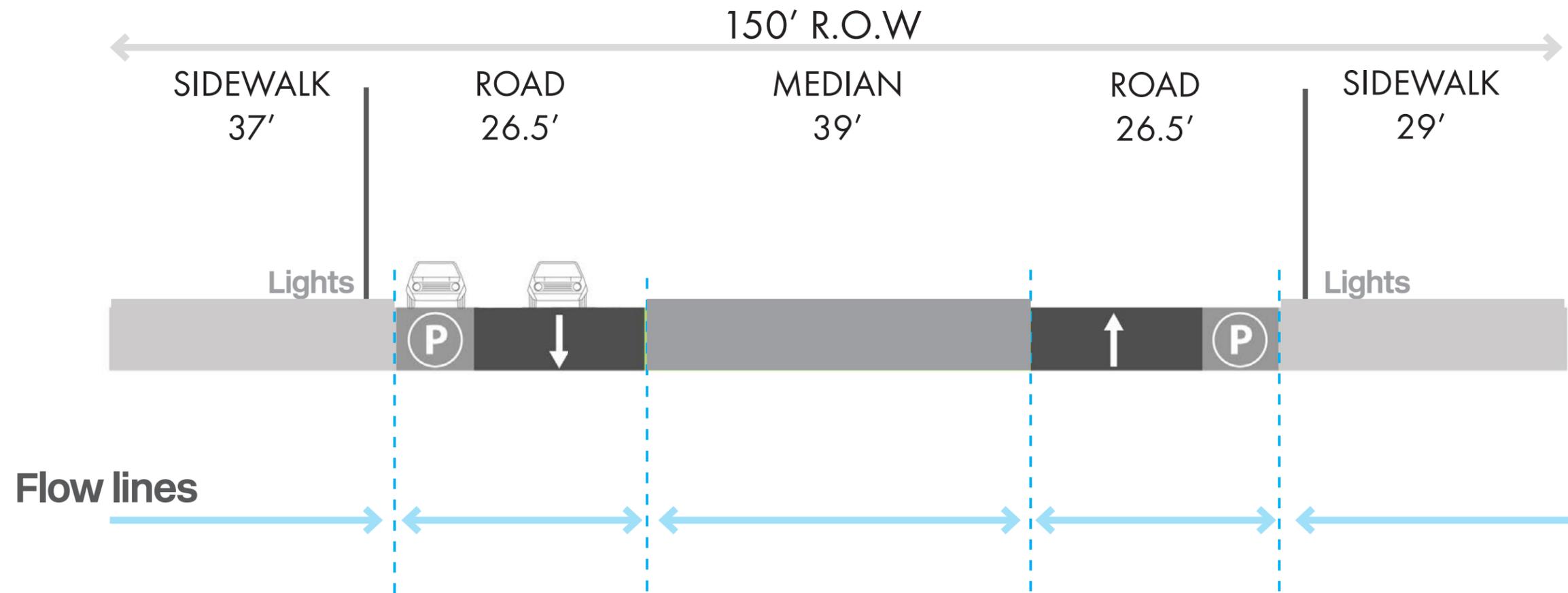


Existing Condition 2017

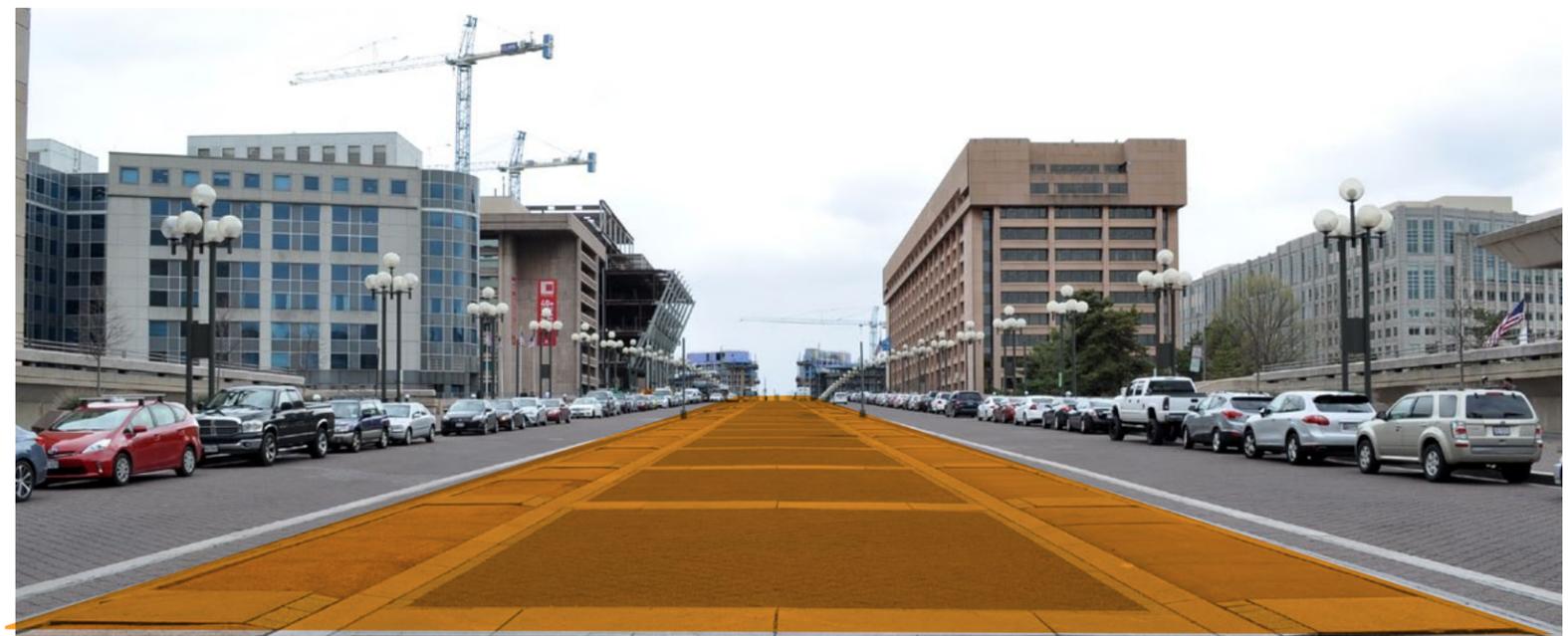


 bridge structure

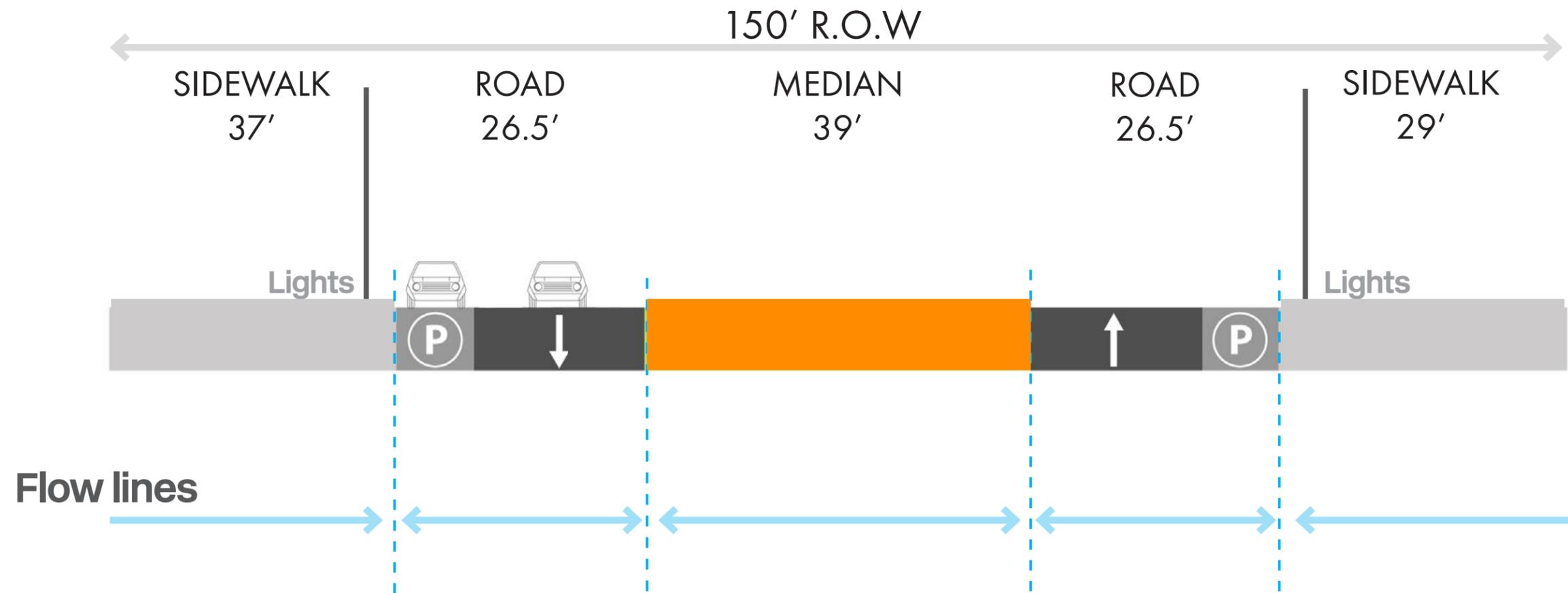
Existing Condition 2017



Existing Condition 2017



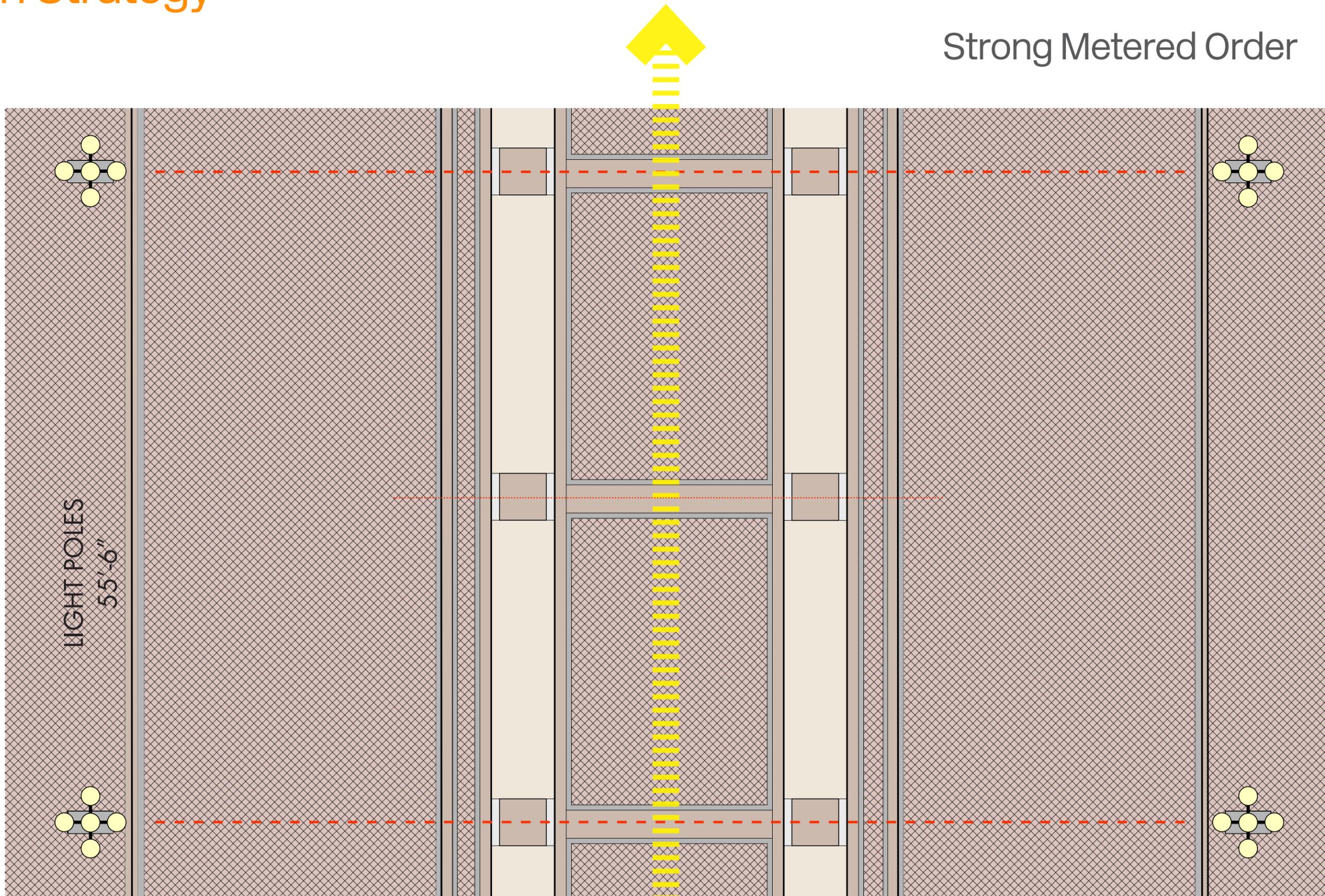
Work focuses on the Median without disrupting infrastructure.



Design Strategy

Median

Strong Metered Order



LIGHT POLES
55'-6"

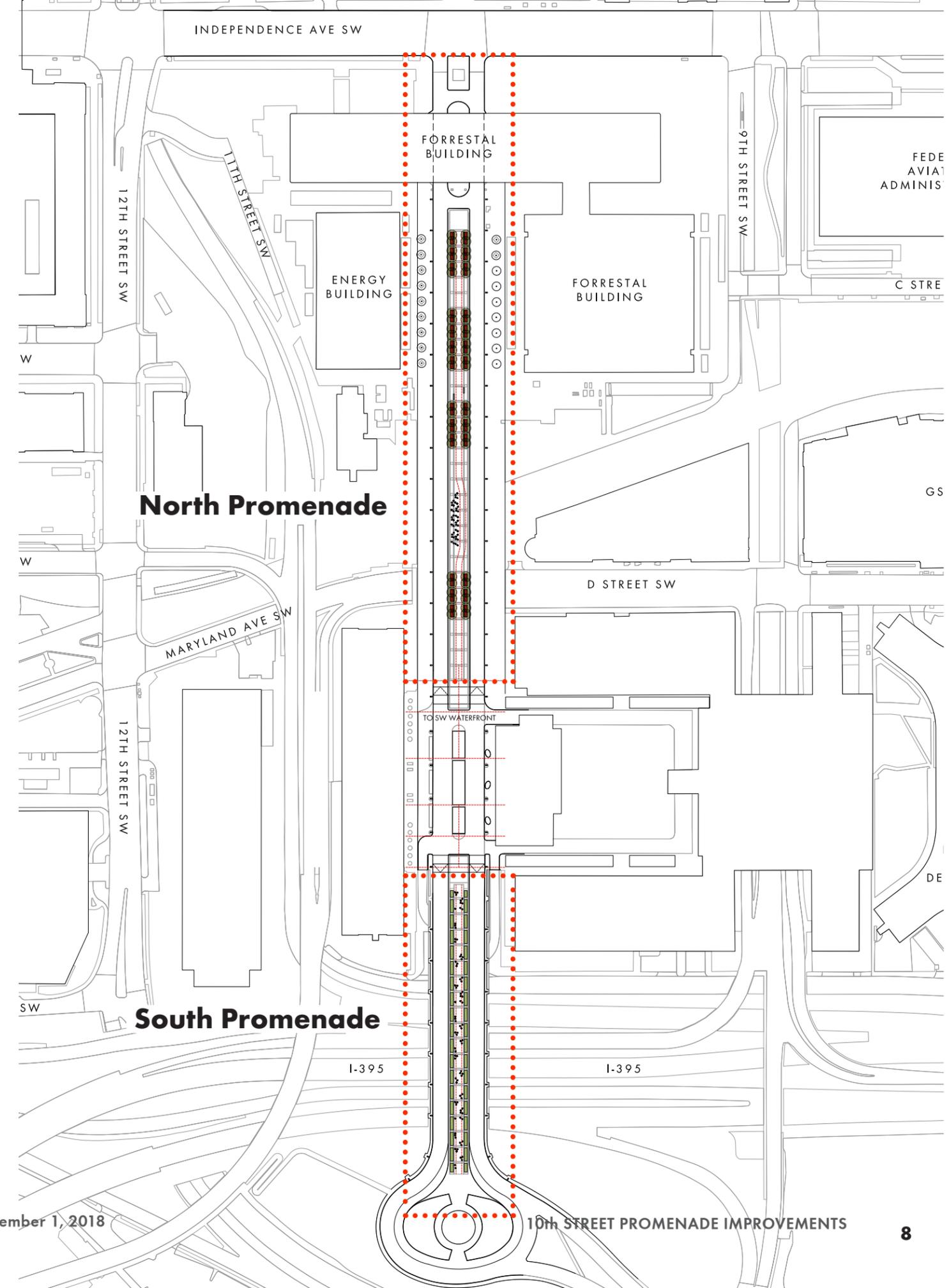
Concept Goals

10th Street Promenade

Improve Comfort for Pedestrians

Reinforcing the Original Design:

- provide cooling shade
- enrich experience
- expand seating opportunities
- create spatial moments



Design Strategy

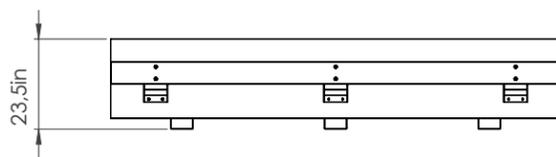
North Promenade



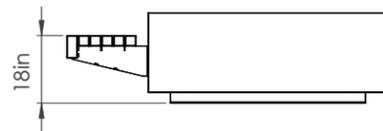
modular Mobile Green

planter + bench: 1350 lbs

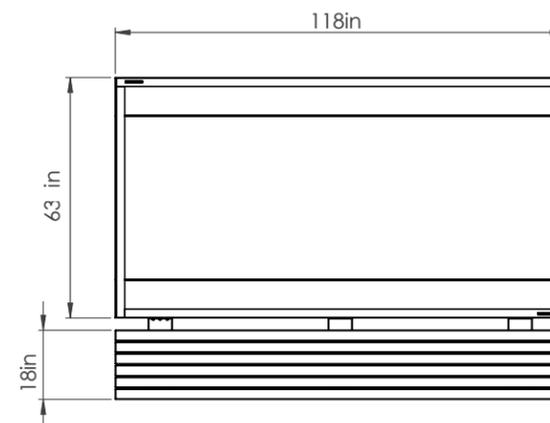
est. lightweight soil @ saturated weight: 9000 lbs



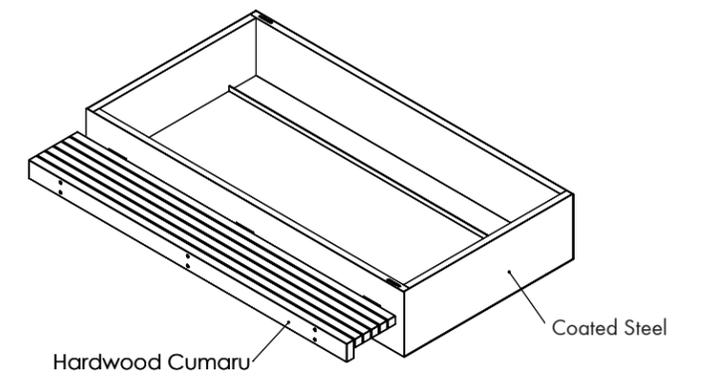
FRONT VIEW



SIDE VIEW



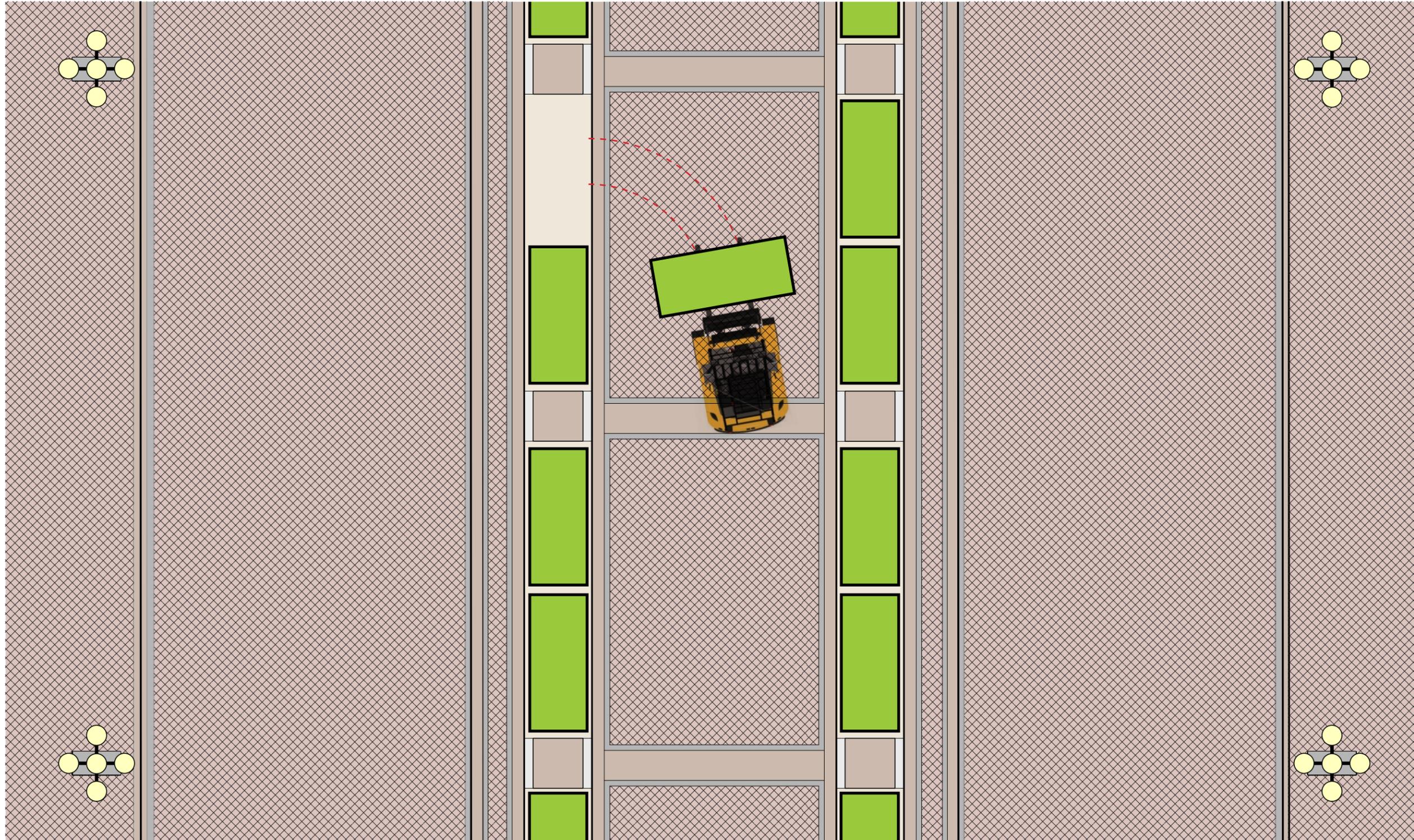
TOP VIEW



Design Strategy

North Promenade

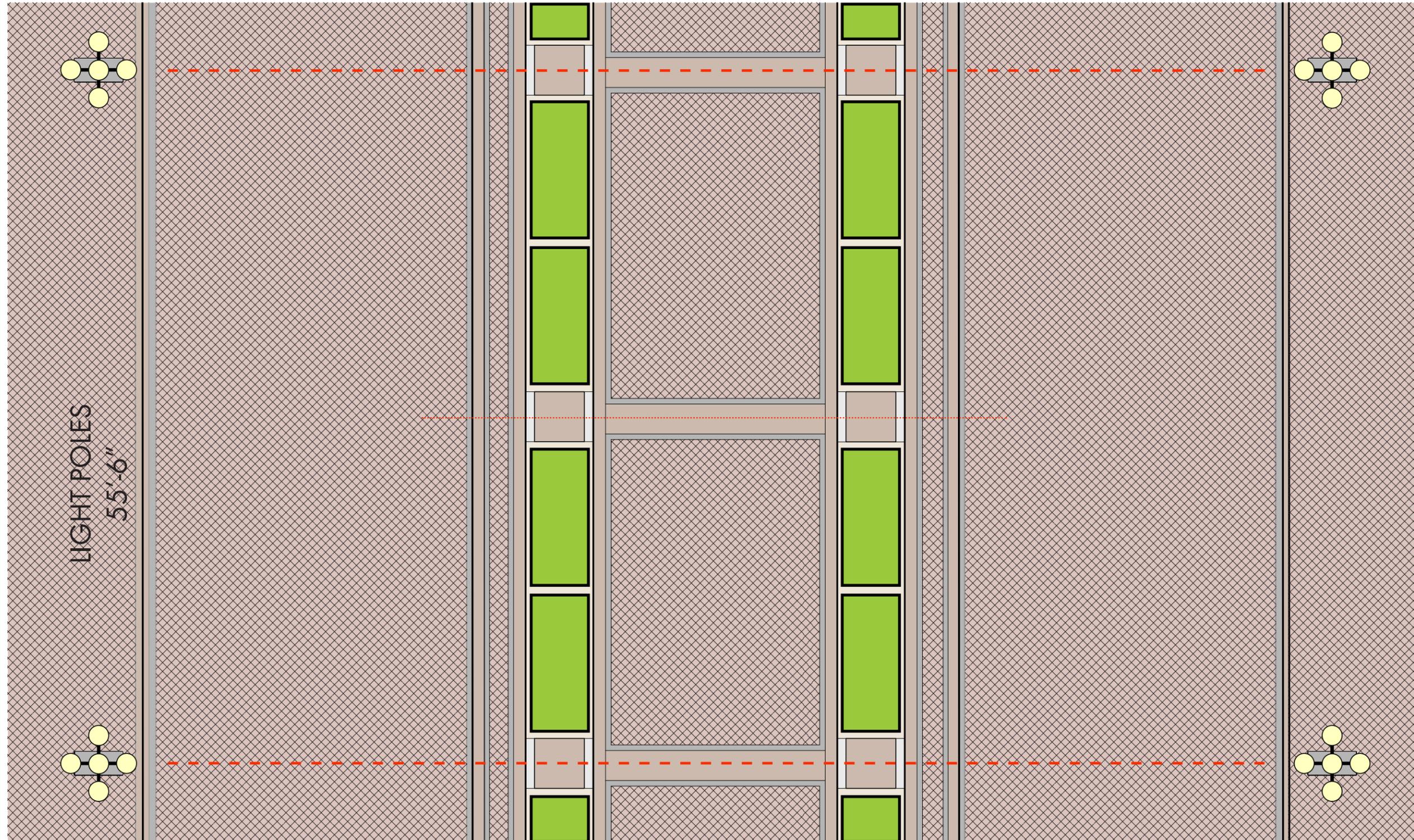
Movable Planters



Design Strategy

North Promenade

Movable Planters



Design Strategy

North Promenade

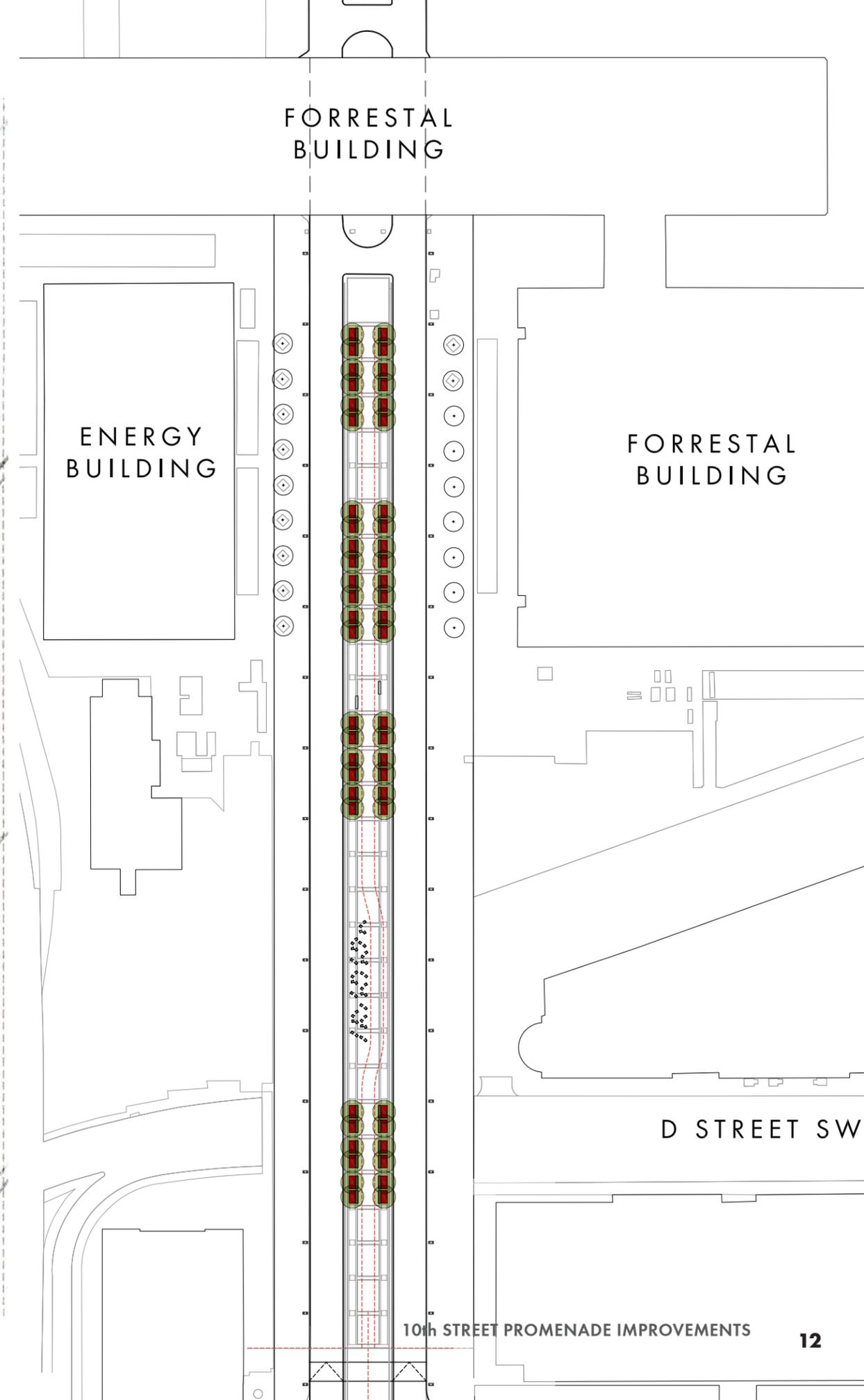
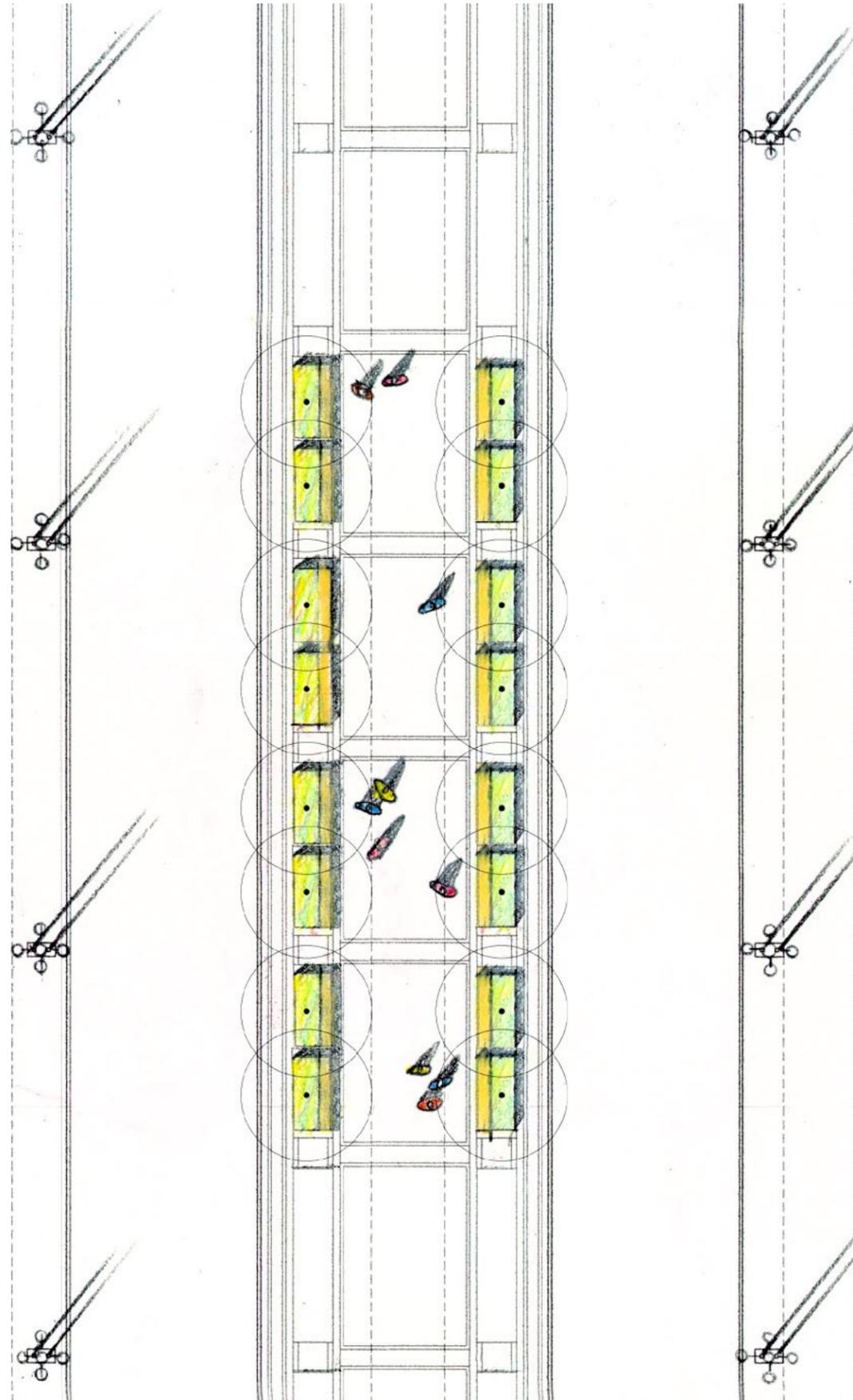
Elements:

- Steel Planters
- Canopy Trees
- Integrated Seating

North Planting Strategy

Trees + Perennials + Bulbs

24" Soil Depth



Section / Planting

North Promenade



Tree Canopy



Ginkgo biloba

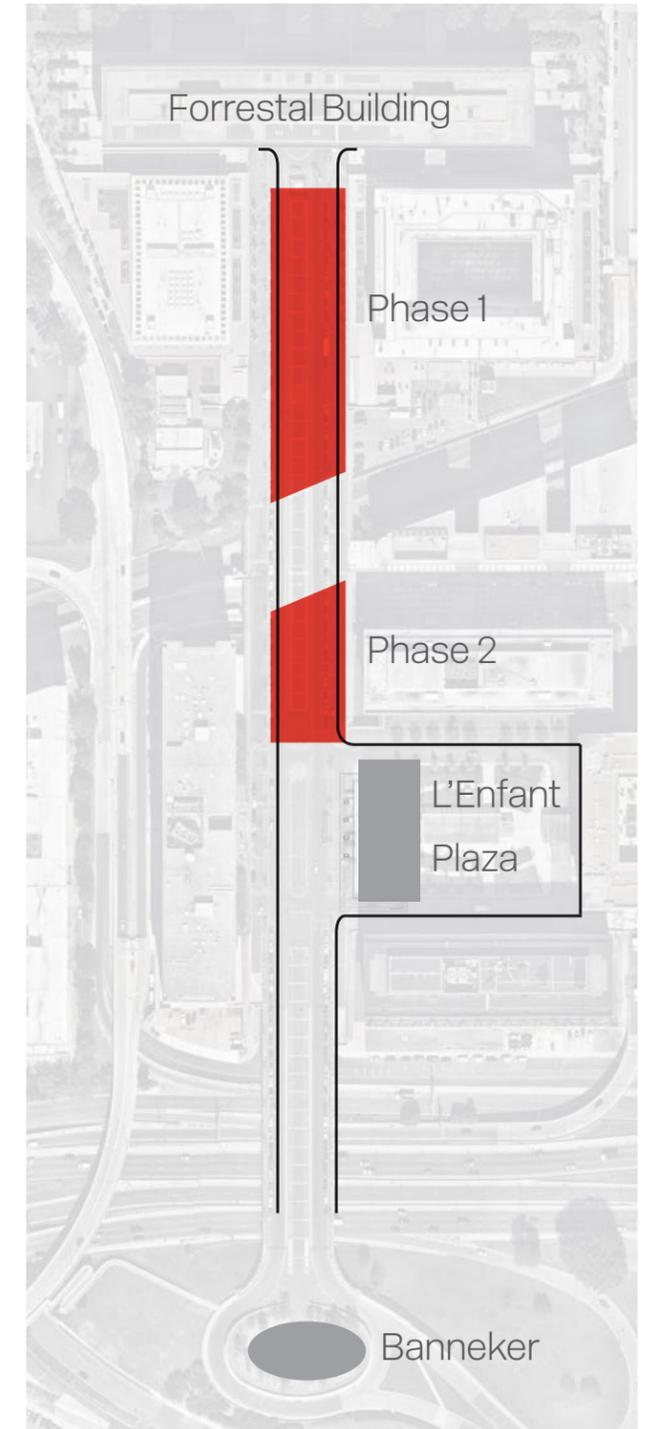
Groundcovers



Carex amphibola

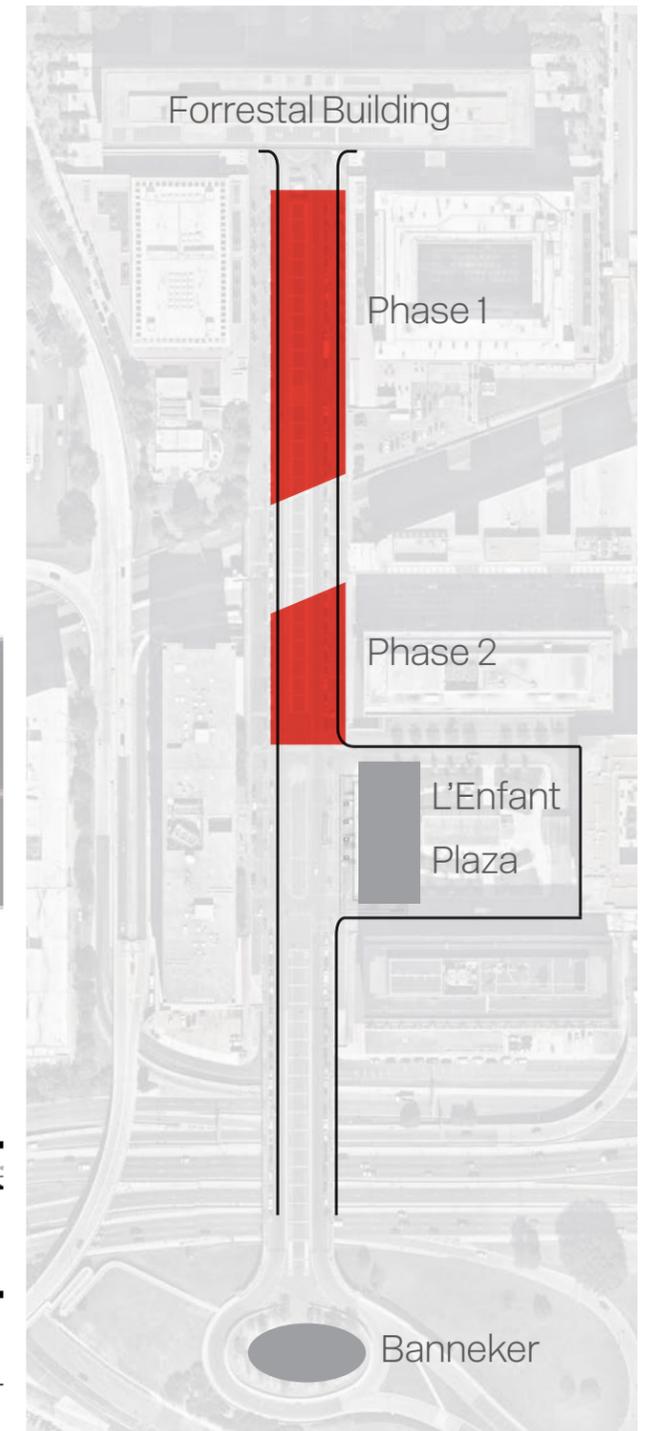
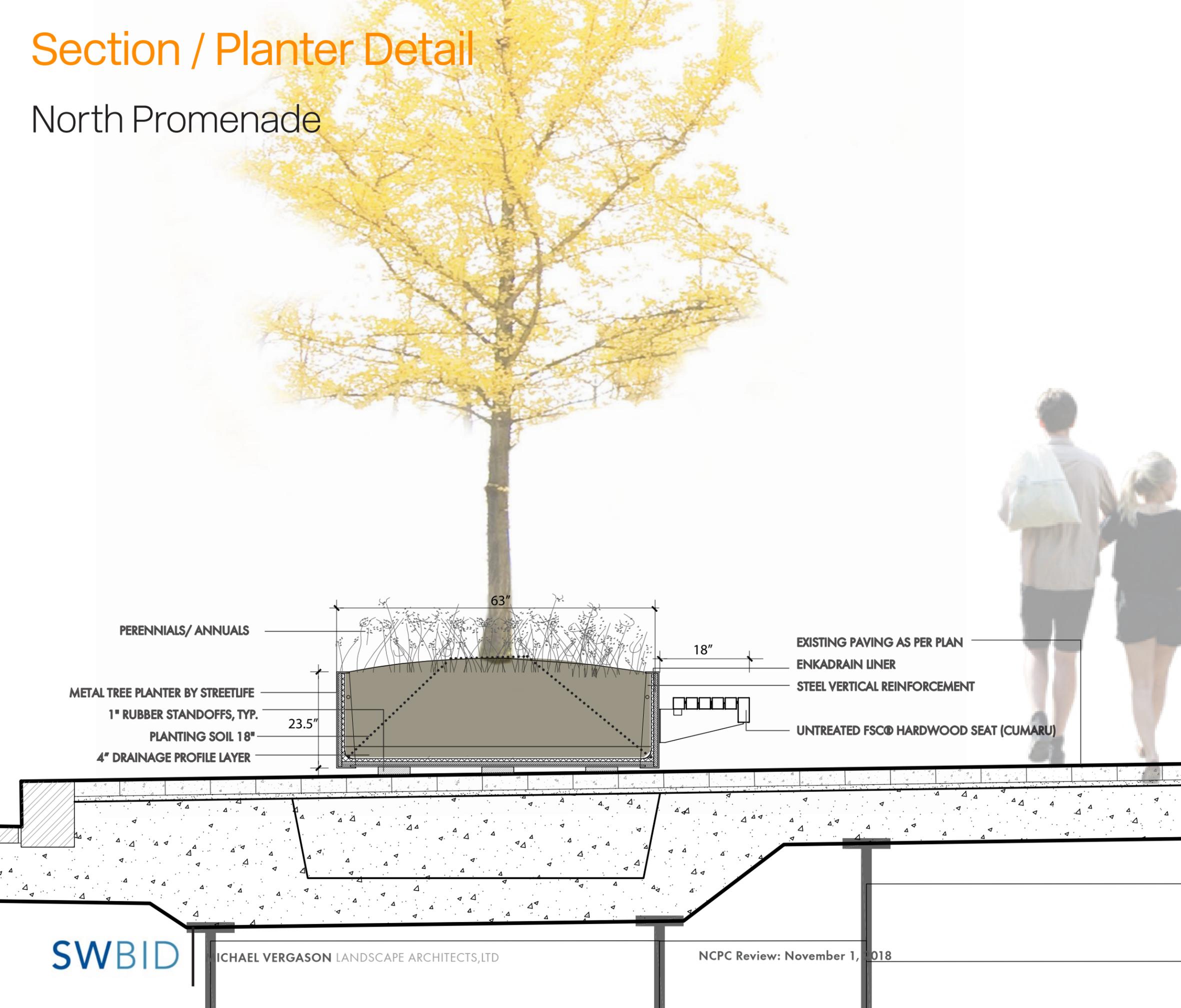


Carex flacca "Blue Zinger"



Section / Planter Detail

North Promenade



Perspective

North Promenade: Looking South



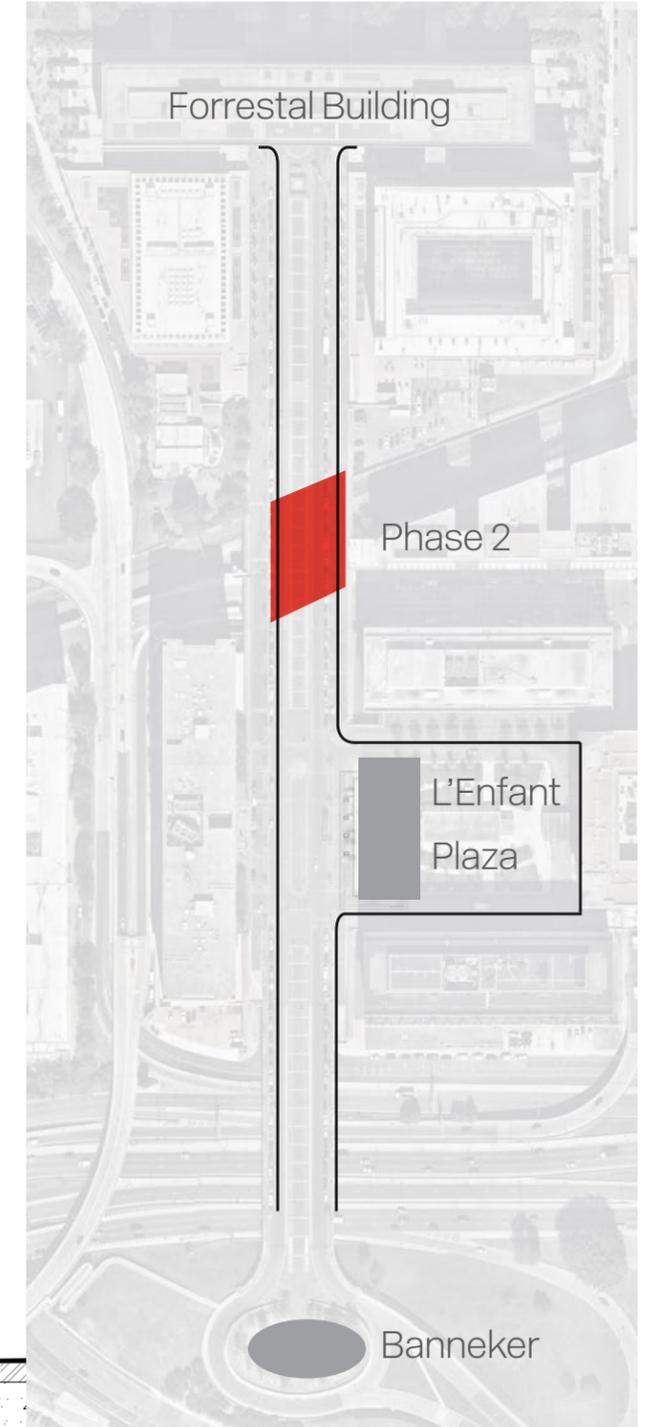
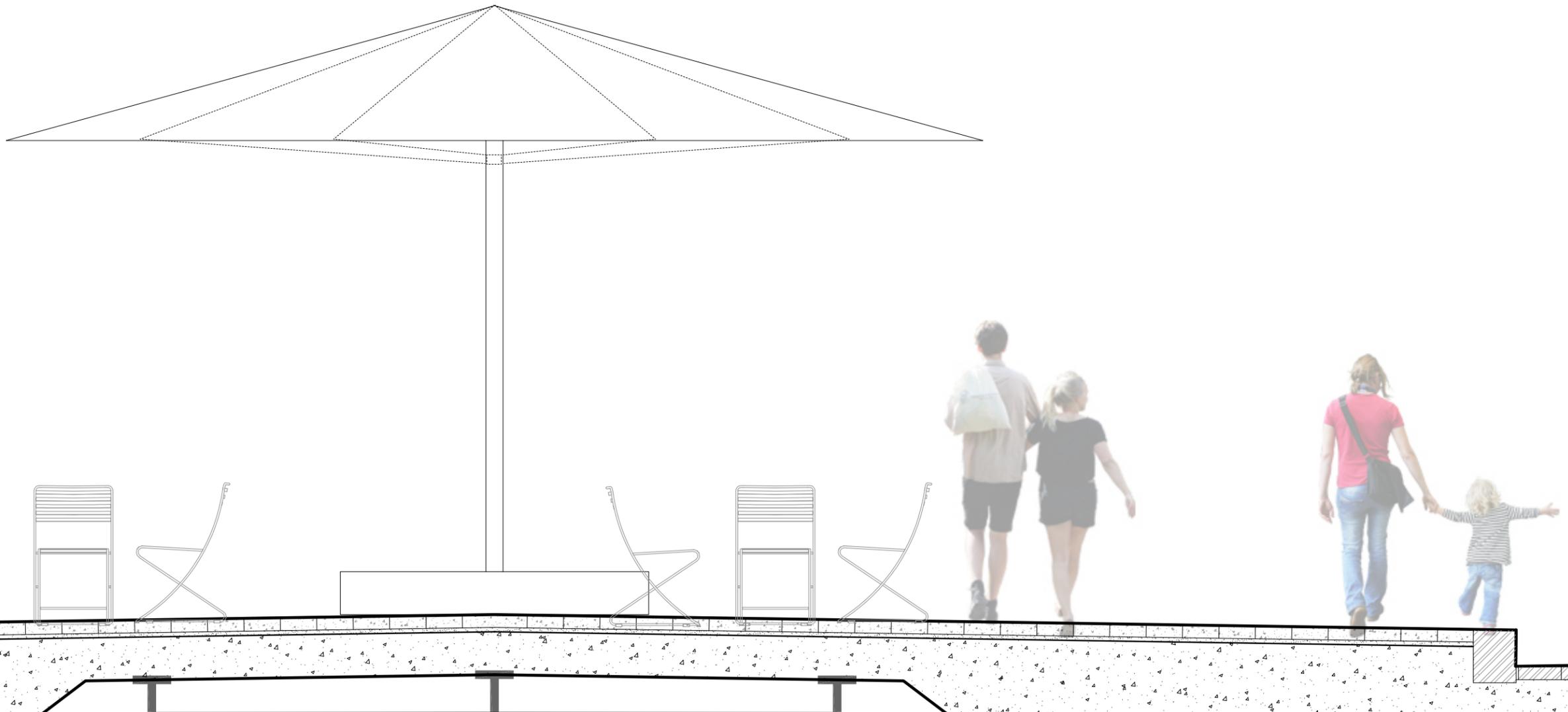
Furniture

North Promenade

Tables, Chairs, & Umbrellas



Umbrellas - 19'x19' self-supported 240 lbs



Planting Strategy

South Promenade

The proposal for the South Promenade re-plants the existing planters with a composition that features metered drifts of primarily native perennials. The design concept was inspired by eco-regional upland piedmont prairie community.

Elements:

Perennials, Bulbs, + Native Grasses

Movable Furnishings

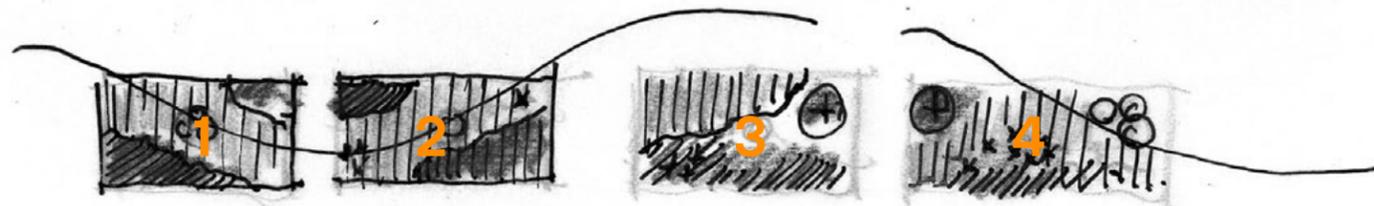
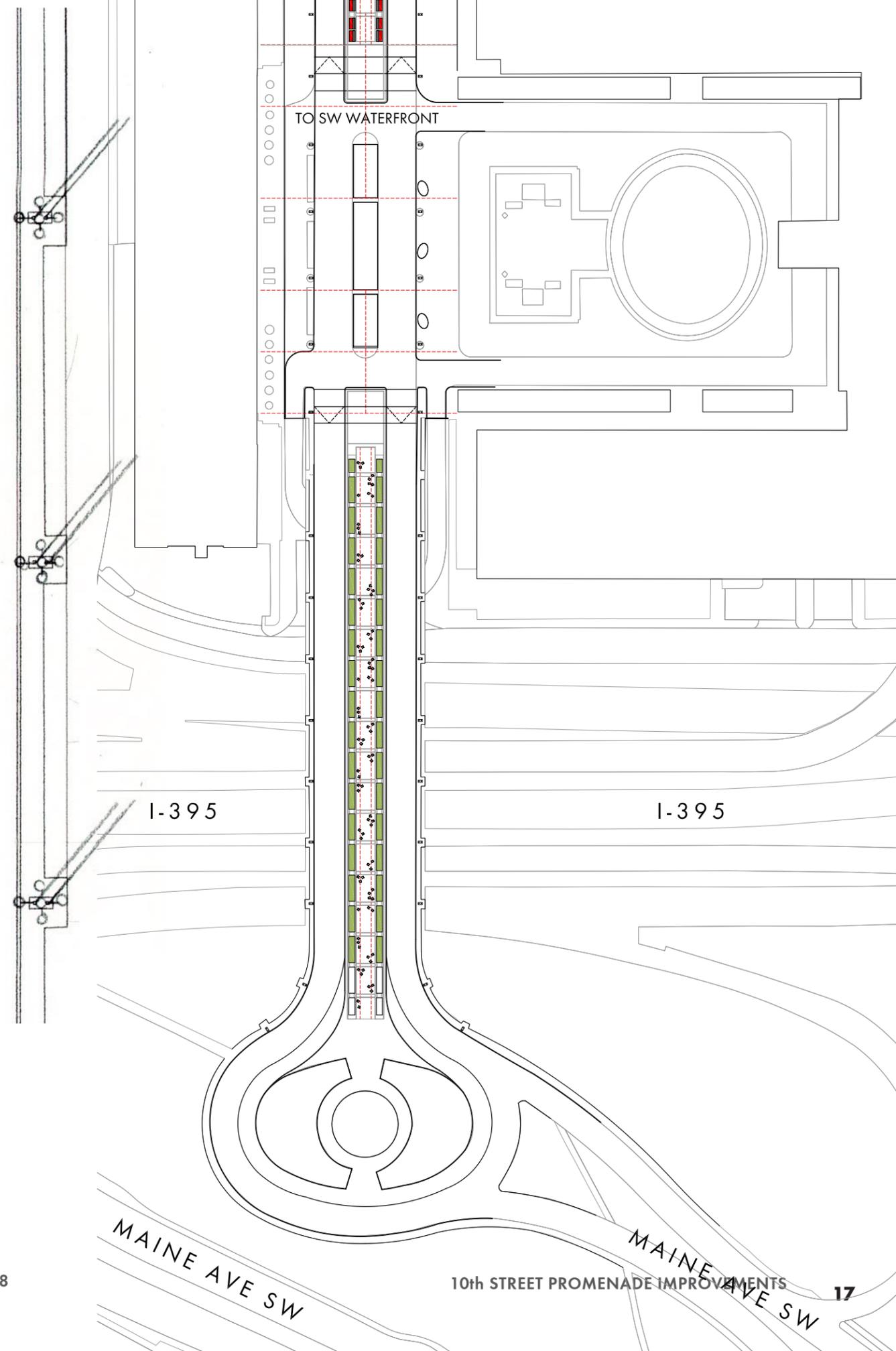
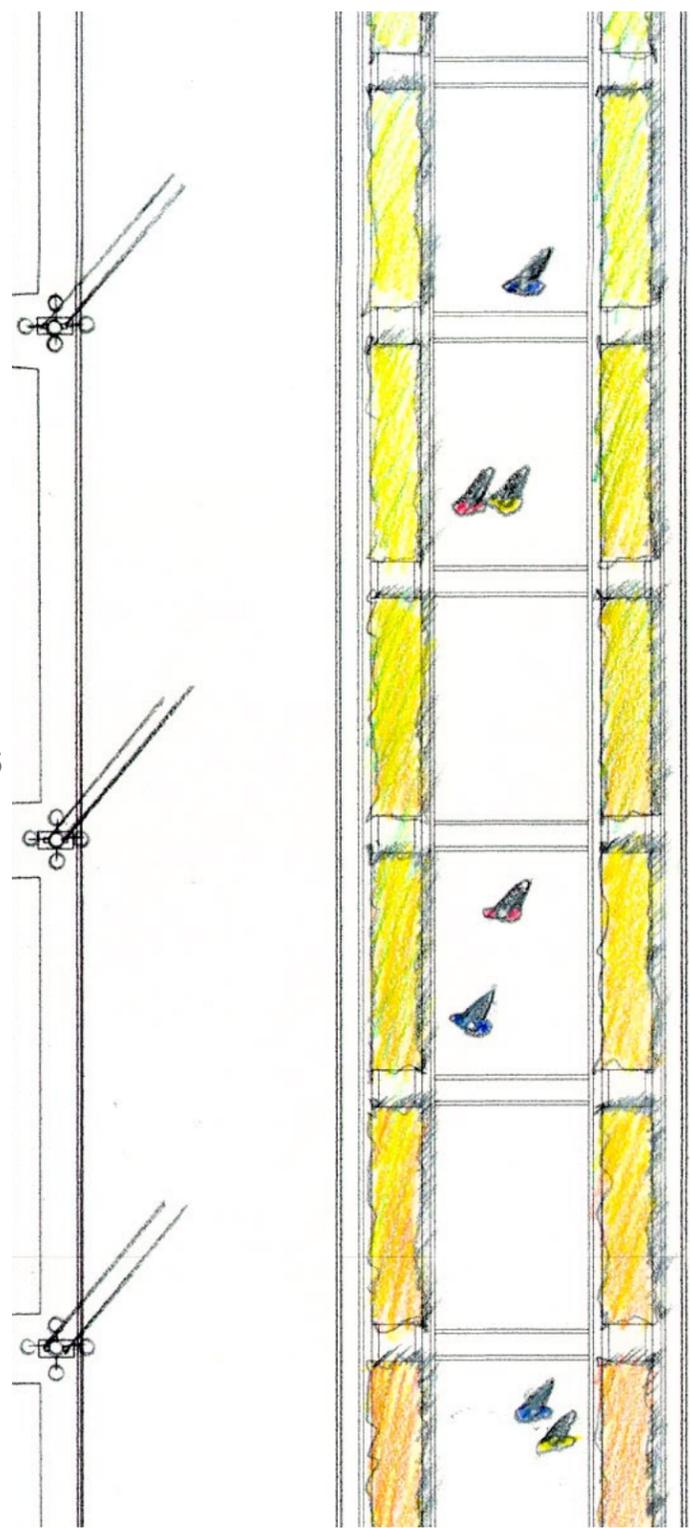
Composition

Metered Drifts

Cool Color Palette

Drought Tolerant

11" Soil Depth



"4 BAR PHRASE"

NCPC Review: November 1, 2018

Planting Palette

South Promenade



Asclepias verticillata



Eupatorium hyssopifolium



Echinacea "White Swan"



Salvia nemorosa 'Marcus'



Amsonia 'Blue Ice'



Muhlenbergia 'White Cloud'



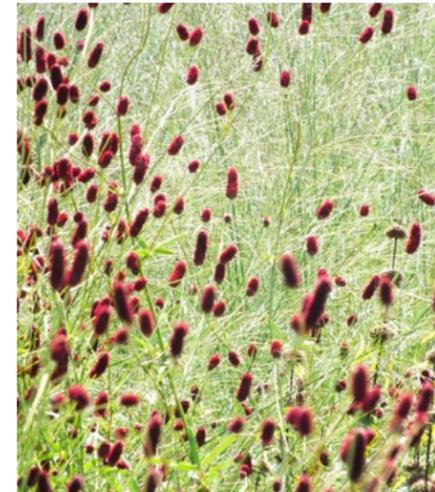
Liatris microcephala



Monarda bradburiana



Stachys 'Hummelo'



Sanguisorba officinalis



Tradescantia ohiensis



Schizachyrium scoparium



MAY - JUNE - JULY - AUGUST - SEPTEMBER - OCTOBER

Perspective

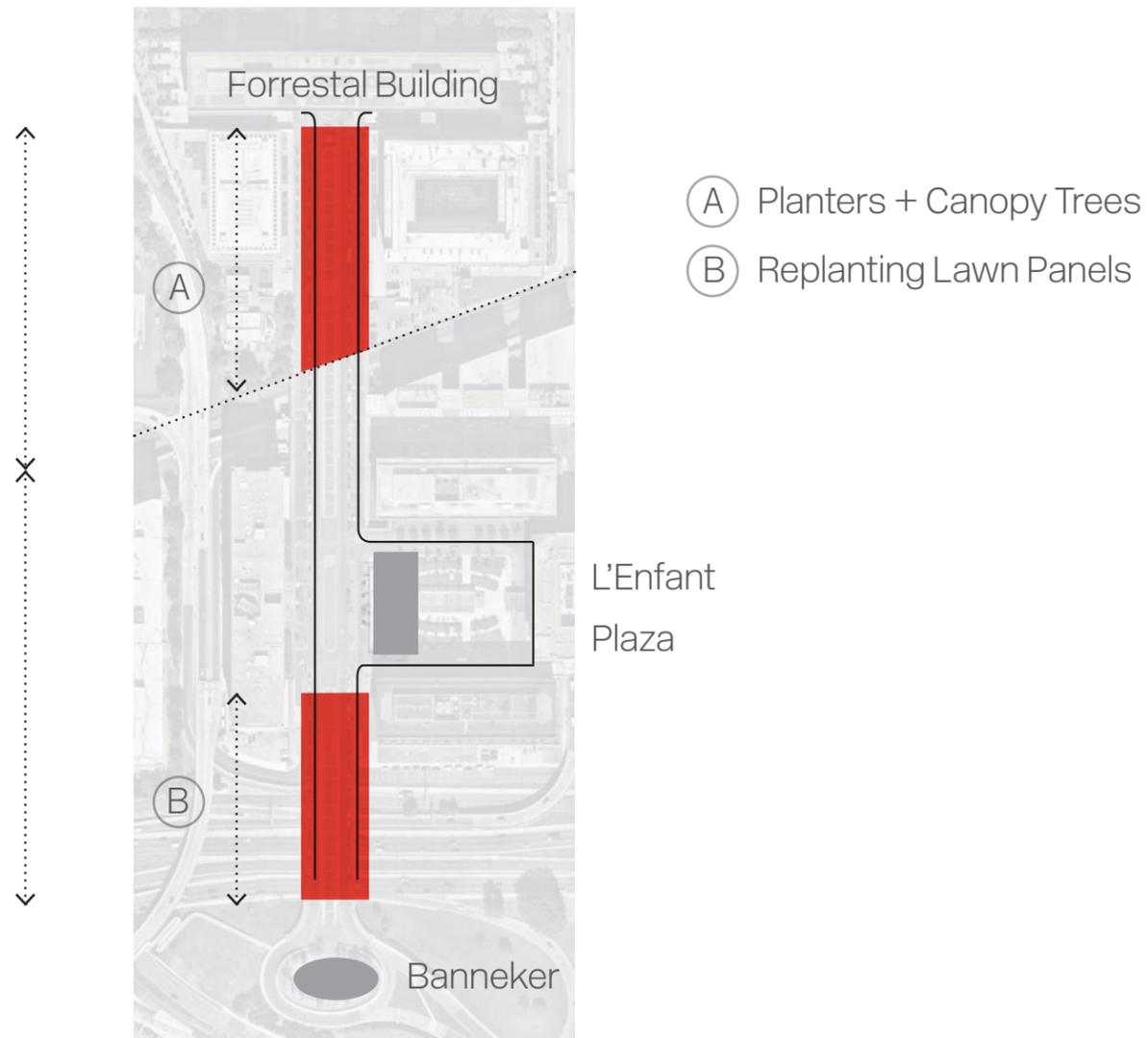
South Promenade: Looking North



Phasing

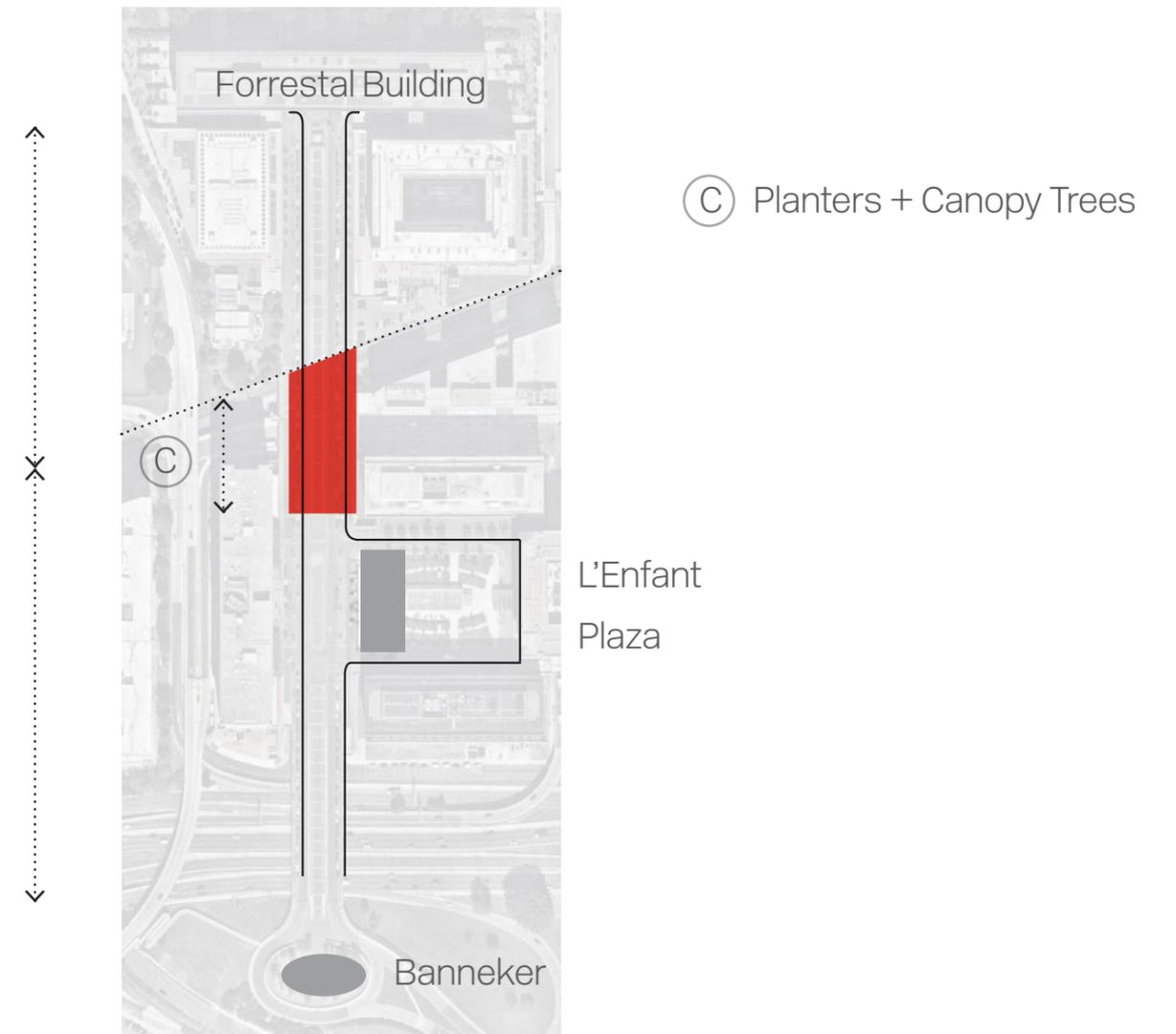
10th Street Promenade Improvements

PHASE I



PHASE II

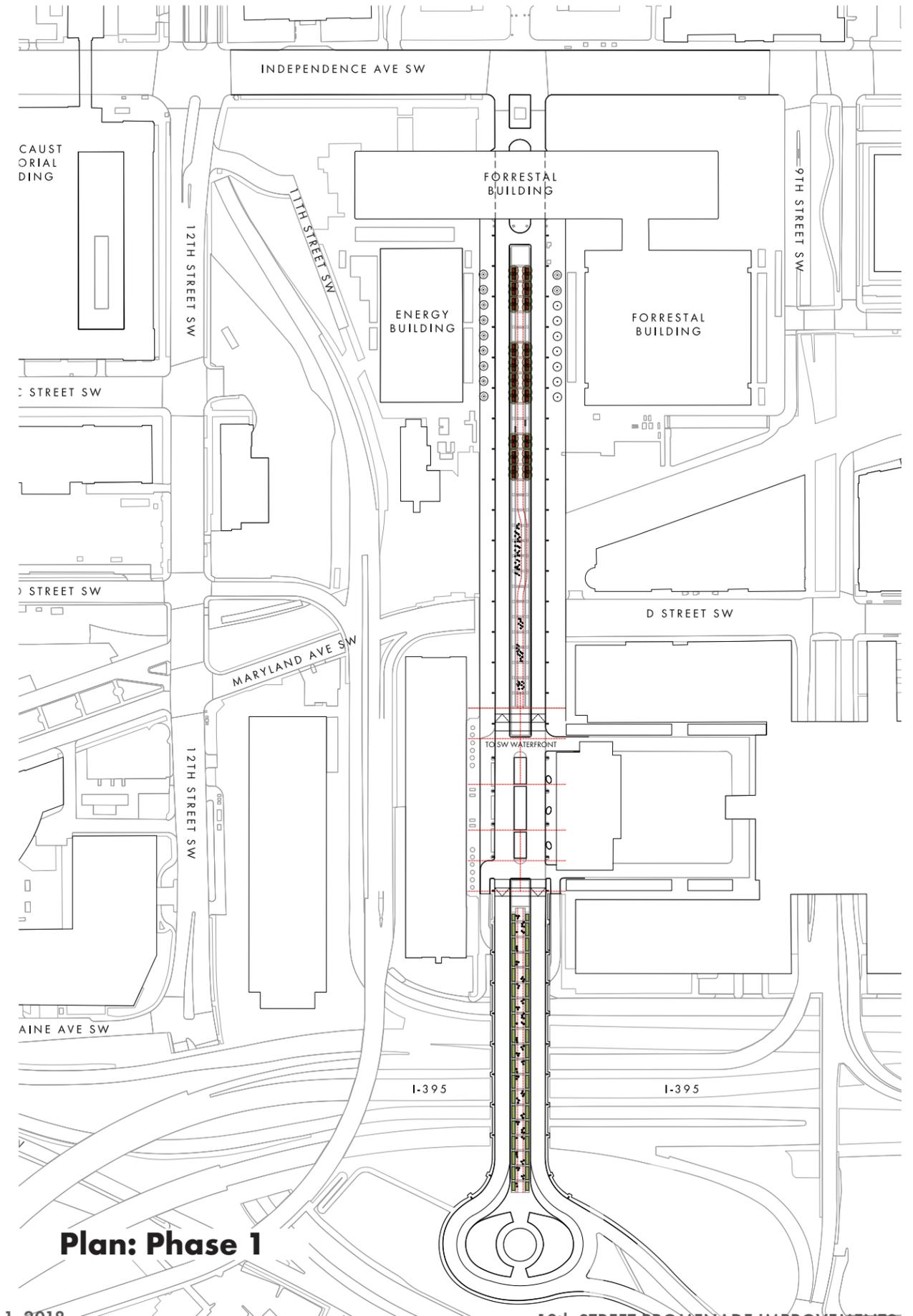
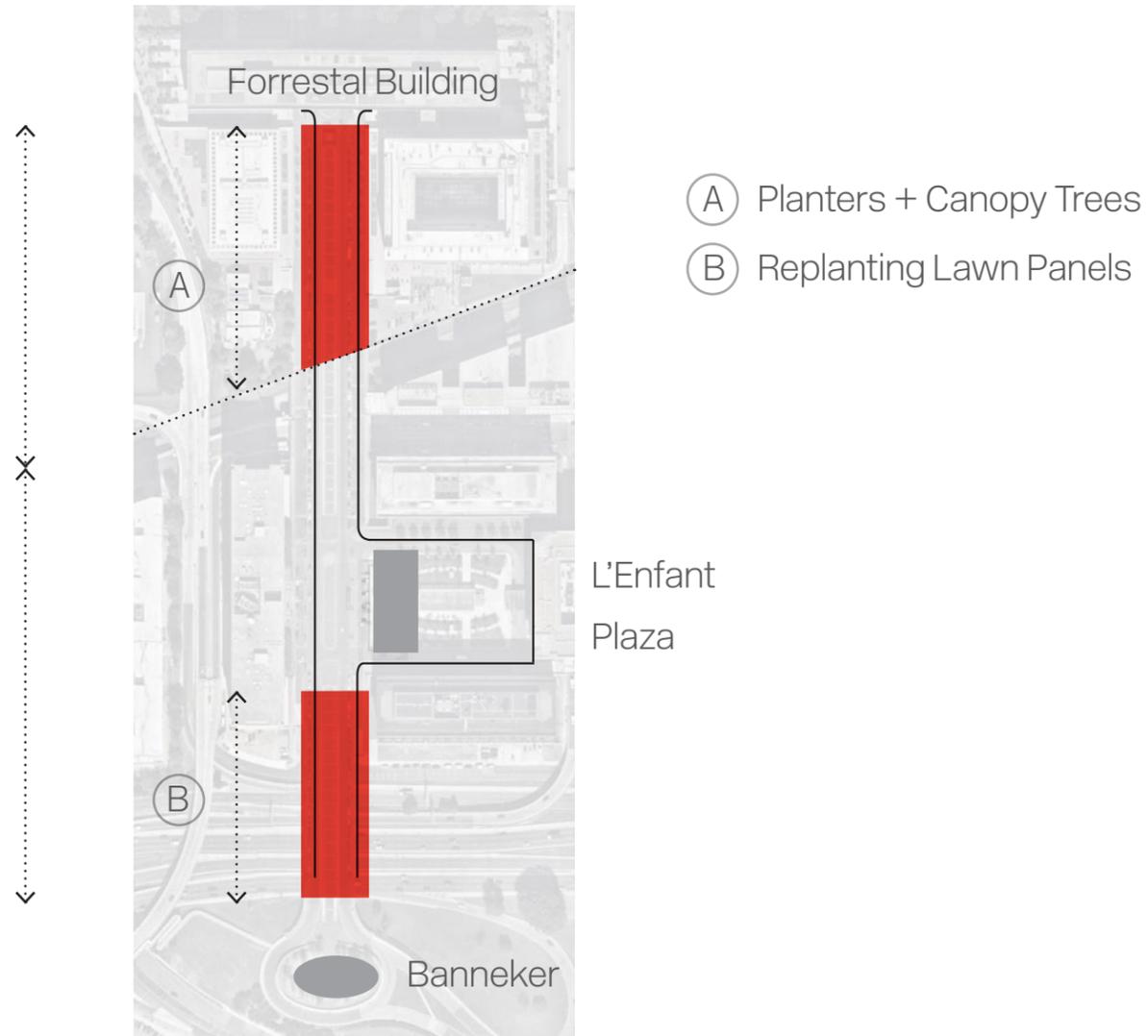
To Determine Feasibility
↓
Full Bridge Inspection



Phasing

10th Street Promenade Improvements

PHASE I



Thank you

