

UNION STATION

Section 106 Consulting Party Meeting

July 20, 2011



UNION STATION
REDEVELOPMENT
CORPORATION



Invited Consulting Parties

Advisory Council on Historic
Preservation
Rep. Eleanor Holmes Norton
Advisory Neighborhood
Commission 6C
D.C. Historic Preservation Officer
D.C. Office of Planning
D.C. Dept. of Transportation
Commission of Fine Arts
National Capital Planning
Commission
National Park Service
Greyhound
Amtrak

Virginia Railway Express
WMATA
Baltimore & Ohio Railroad Museum
Capitol Hill Business Improvement
District
Capitol Hill Restoration Society
Committee of 100 on the Federal City
D.C. Preservation League
National Capital Trolley Museum
National Railway Historical Society
National Trust for Historic
Preservation
NoMa Business Improvement District
Washington Chapter, AIA



MOA Signatories

- Union Station Redevelopment Corporation (USRC)
- Federal Railroad Administration (FRA)
- D.C. Historic Preservation Officer (DC HPO)
- Advisory Council on Historic Preservation (ACHP)
- Union Station Investco (USI)



Consultation Purpose

- Provide background that has led to the Preferred Design Alternative
- Introduce Preferred Design Alternative
- Receive comments and suggestions from invited Consulting Parties



Project Need & Project Purpose

Poor clarity and direction causing weak pedestrian circulation patterns

Obscured sightlines

Poor vertical circulation

Change in Lower Level use

Poor Amtrak sign visibility

Impending increase in ridership

Maintain Special Events viability

Improve pedestrian circulation

Improve sightlines

Provide good vertical circulation

Improve Lower Level Access

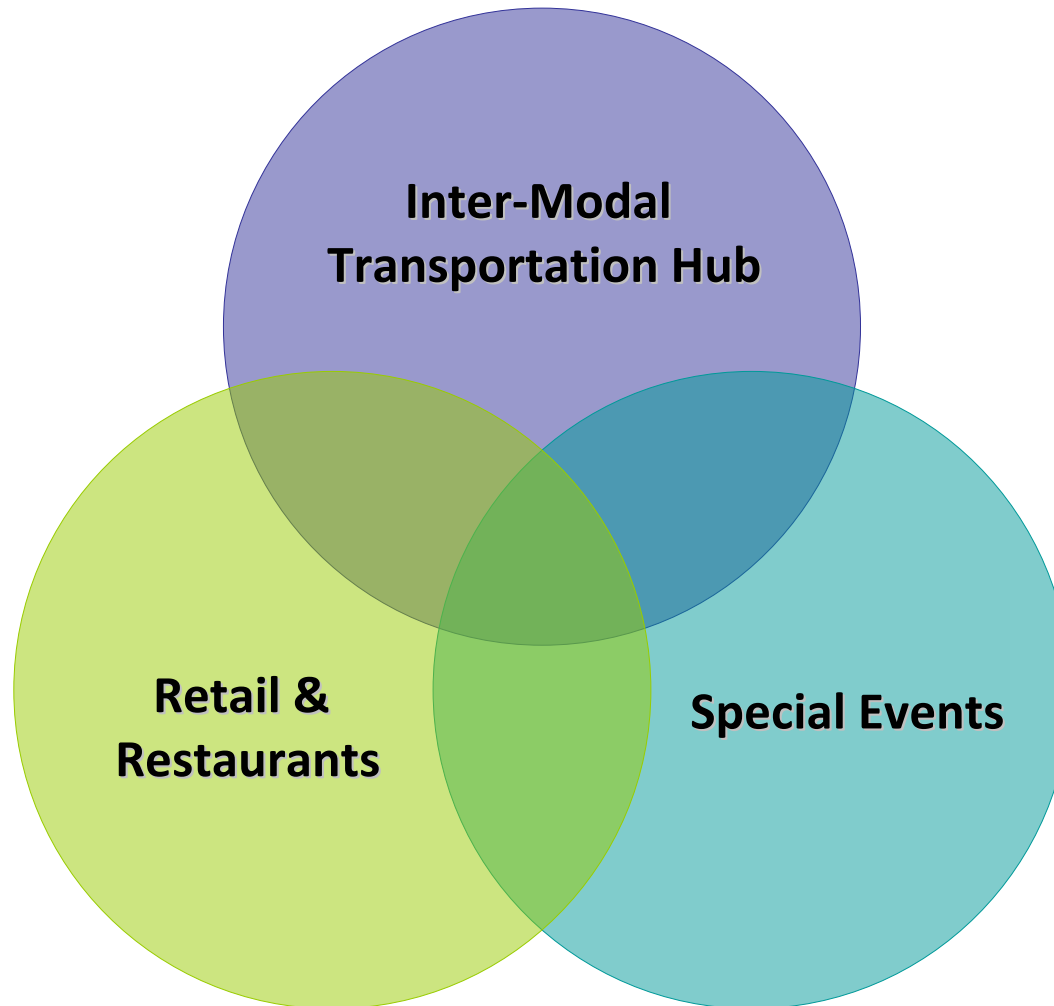
Maintain commercial viability

Improve horizontal and vertical circulation

Better accommodate special events



Station Uses



Existing Center Café



Initial Proposal (June 2010)





Assessment of Alternatives

Each alternative was assessed for its effect on the following “Design Issues”:

Center Café Viability

Floor Penetration

Sightlines

Spatial Volume of Main Hall

Pedestrian Circulation

Amtrak Signage Location

Historic Fabric

Planters in Main Hall

Wayfinding

ADA

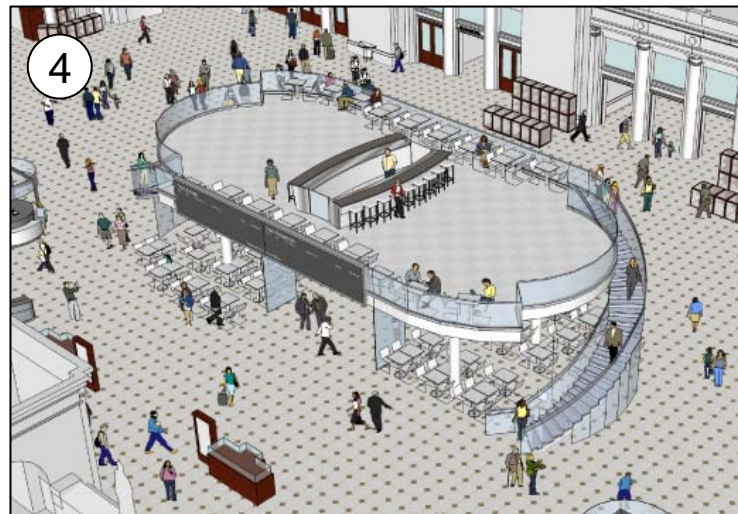
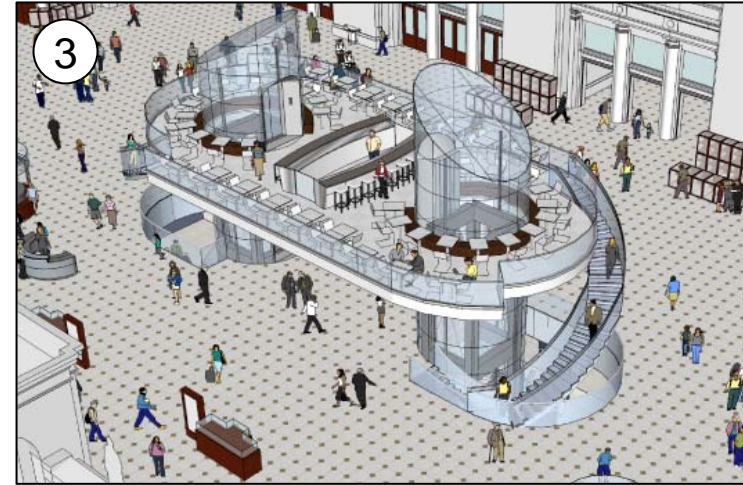
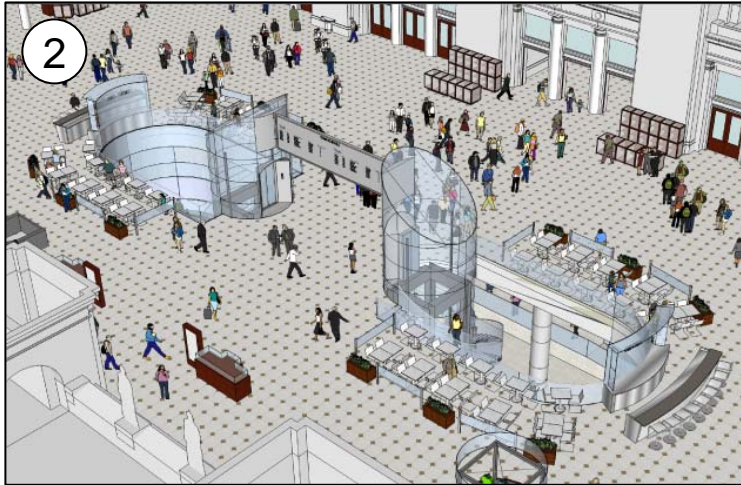
Visibility to Lower Level

Access to Lower Level

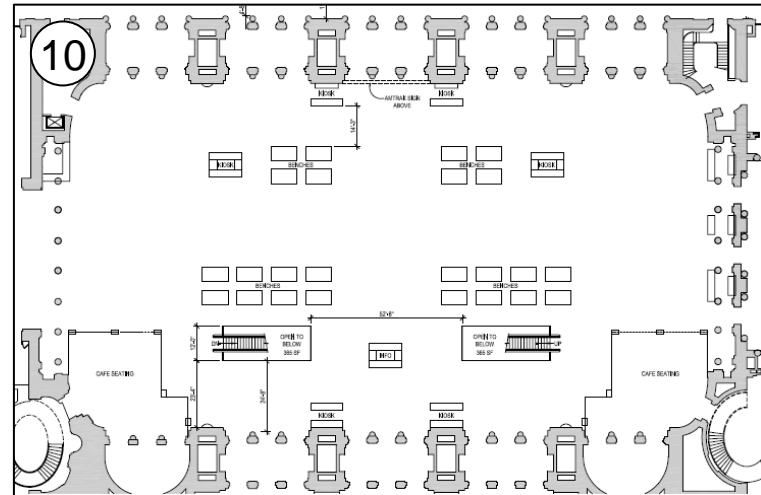
Special Events

Commercial Viability

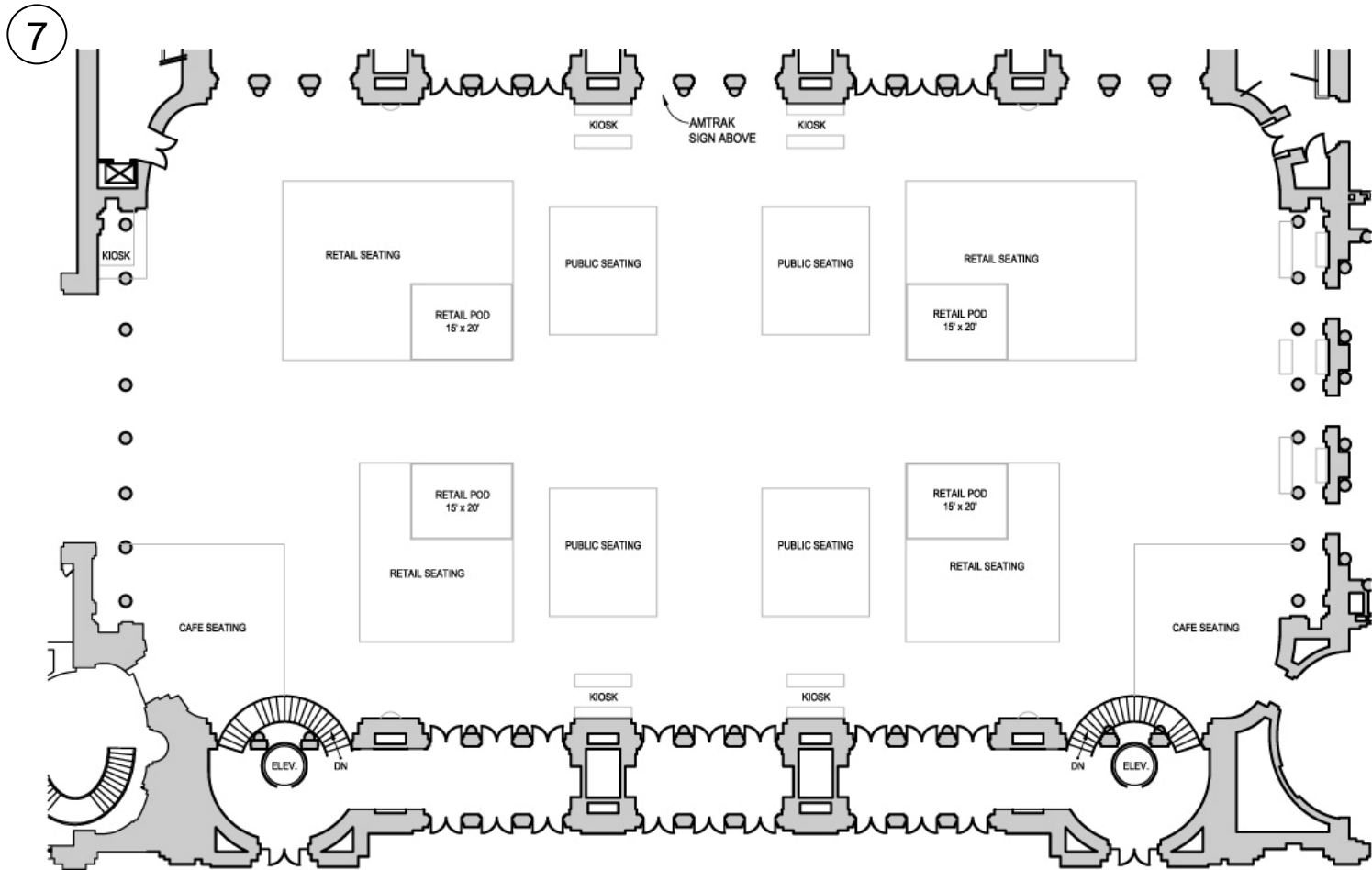
Design Alternatives



Design Alternatives contd.

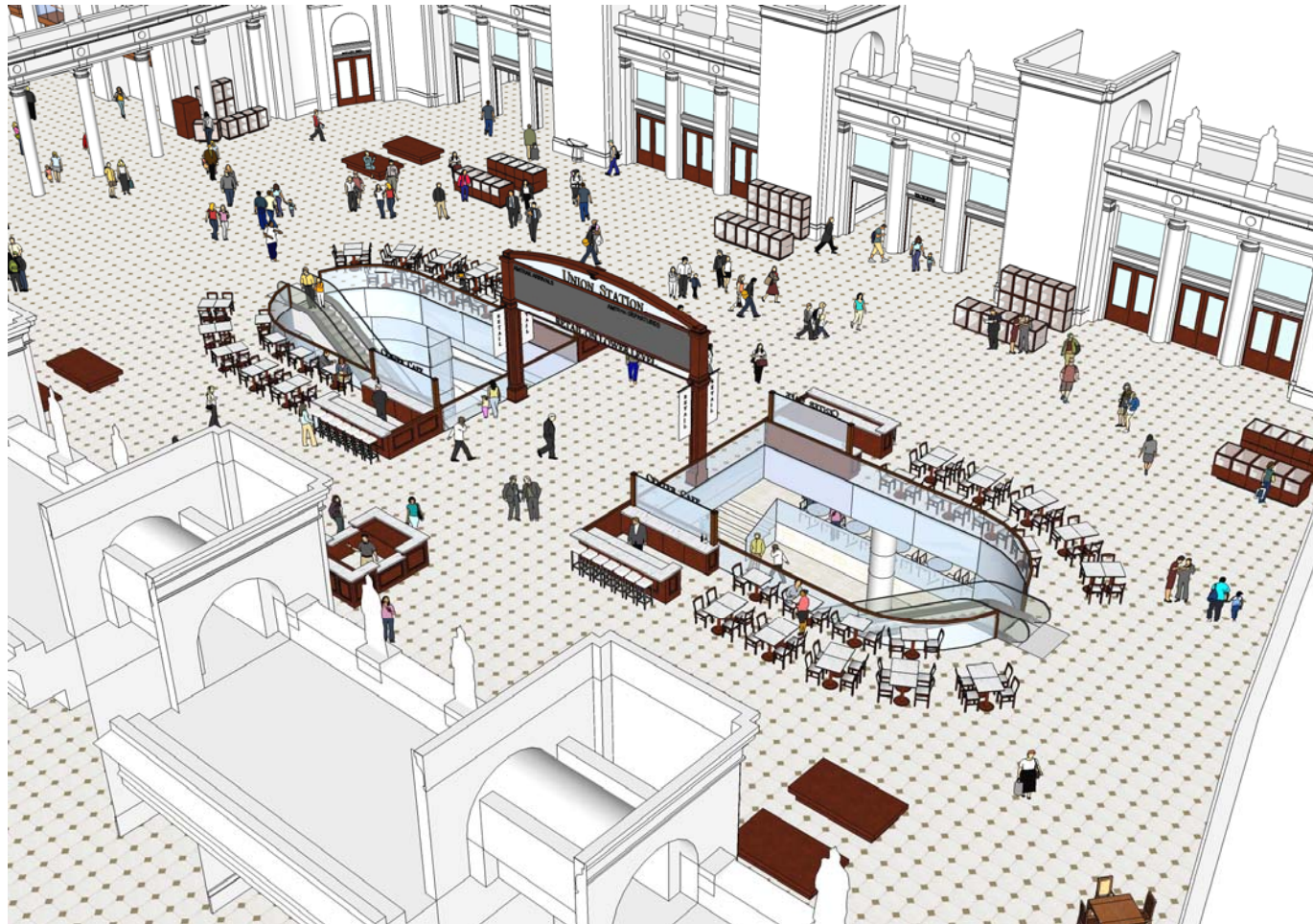


Design Alternatives contd.

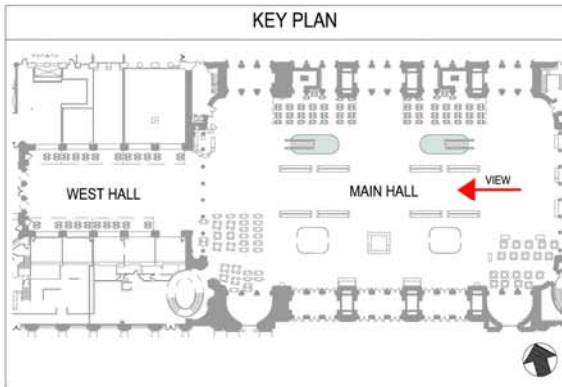


Design Alternatives contd.

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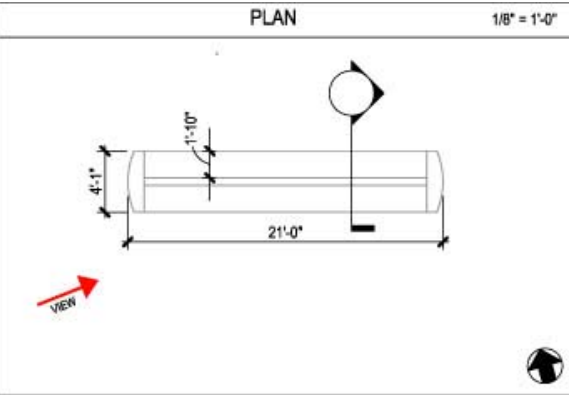


Design Alternative 11 (December 2010)

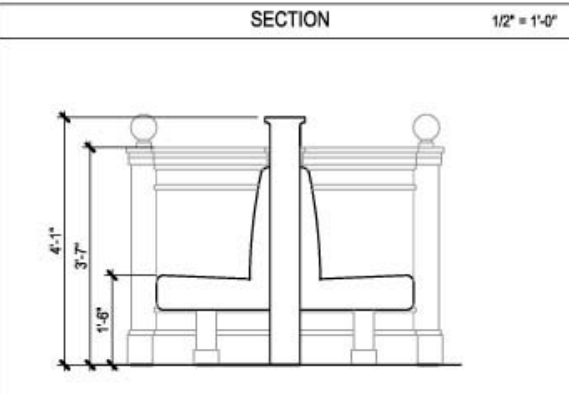


MAIN HALL: 1921-1922

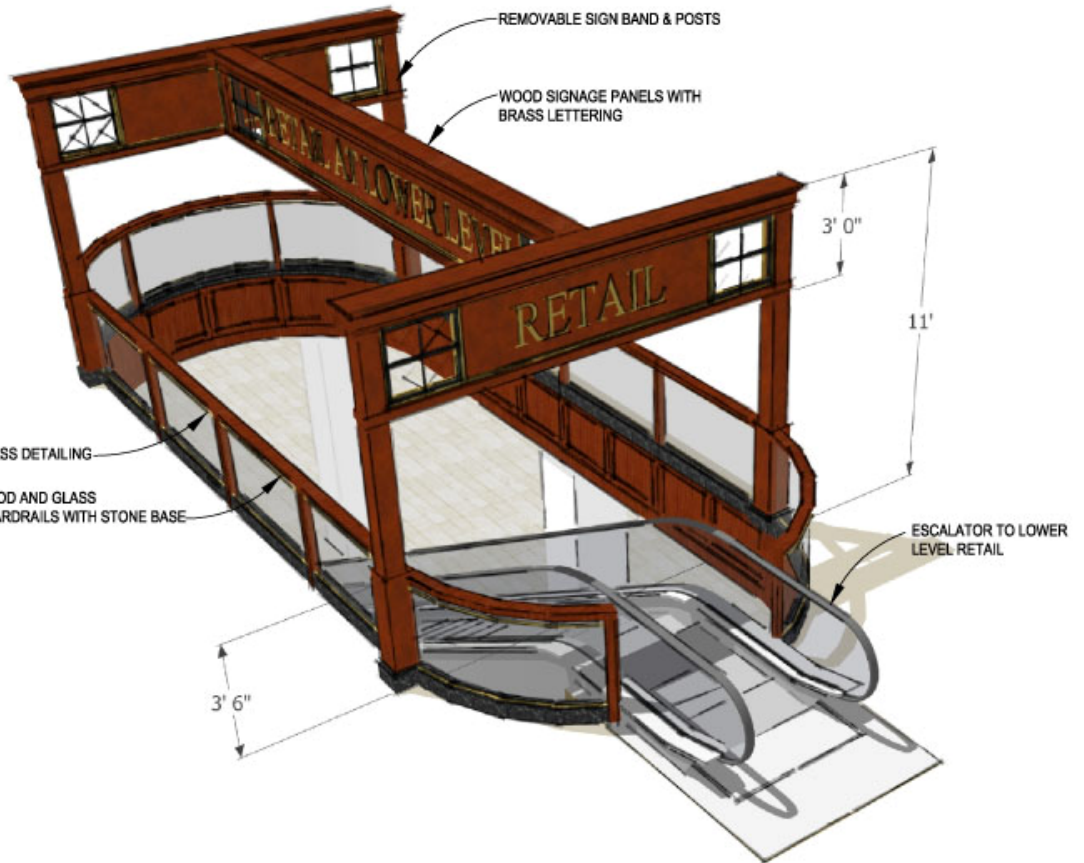
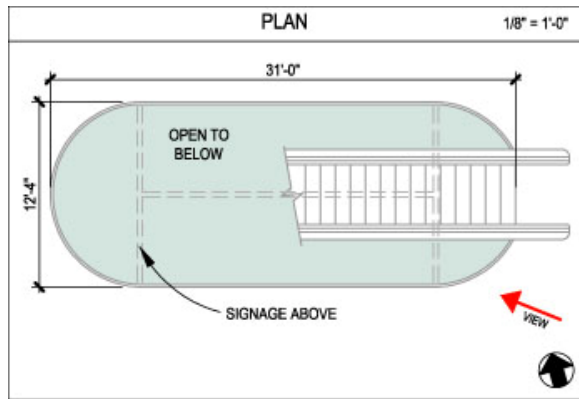
Design Alternative 11 contd.



PRECEDENT IMAGE

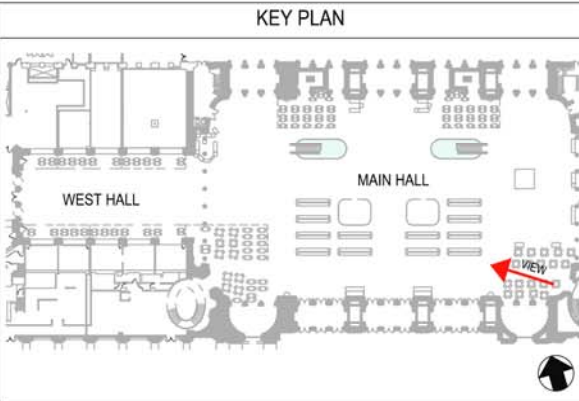


Design Alternative 11 contd.



PRECEDENT IMAGE

Design Alternative 11a



MAIN HALL: 1948





Collaboration with Main Users

1. USRC
2. Amtrak
3. USI/ Commercial Tenants



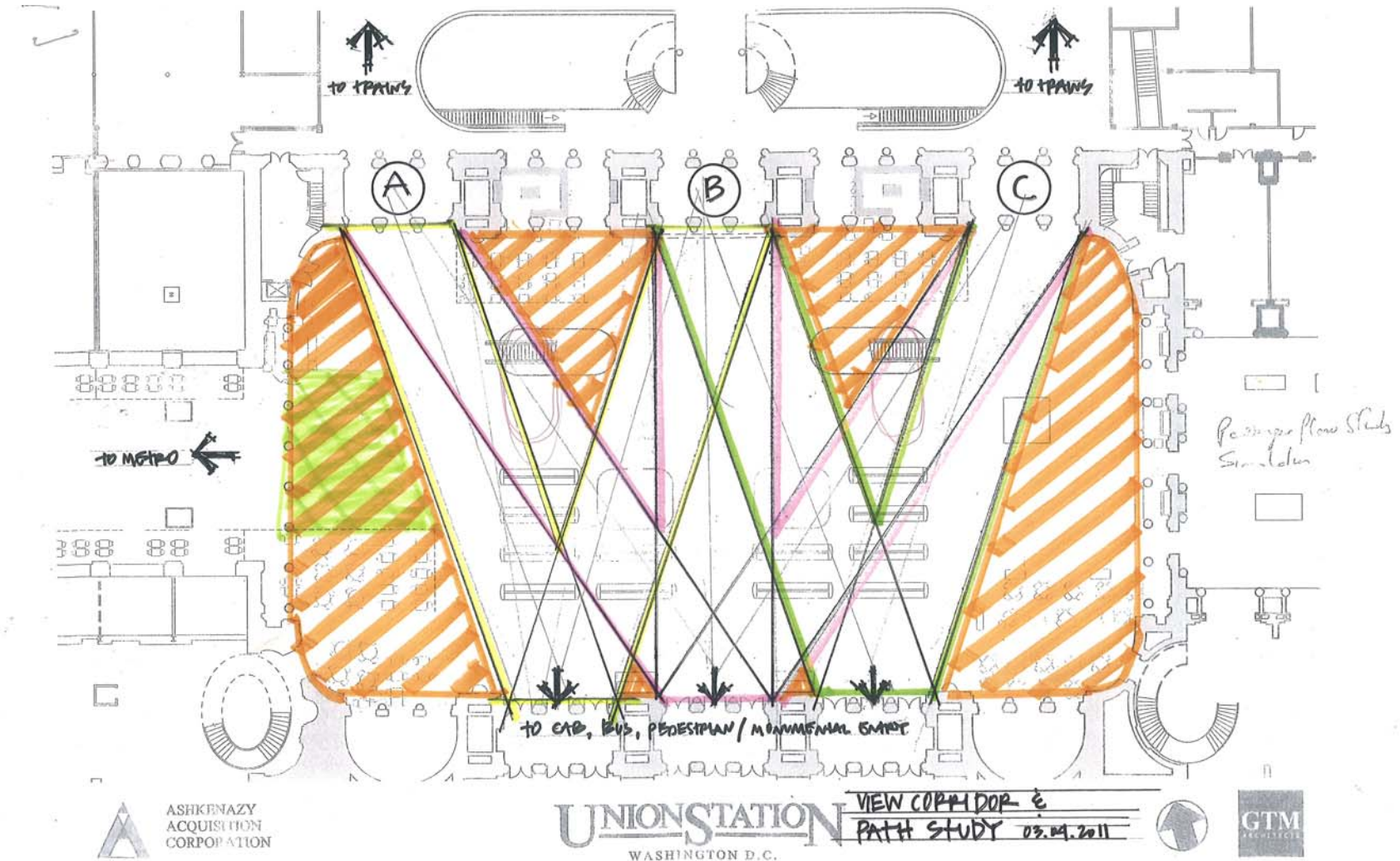
User Challenges

- Pedestrian Flow to Transportation and Retail
- Sightlines to Transportation and Retail Signage
- Safety, Security, and Comfort

Pedestrian Flow



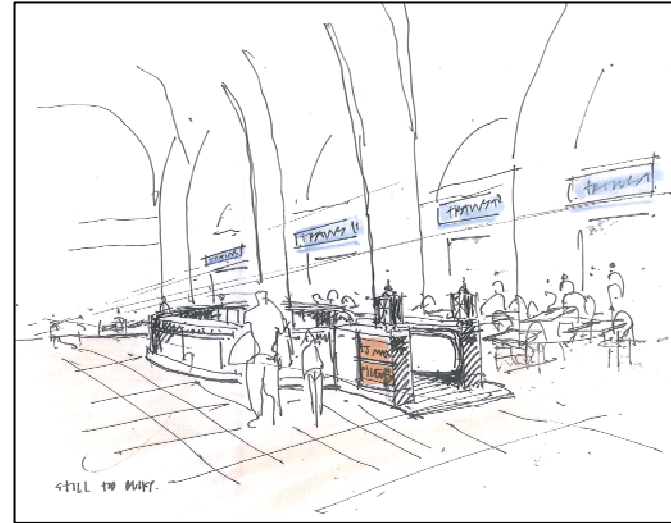
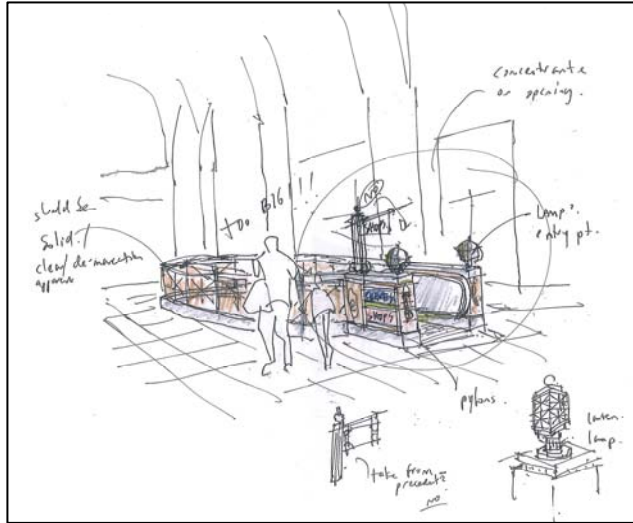
Pedestrian Flow



Sightlines

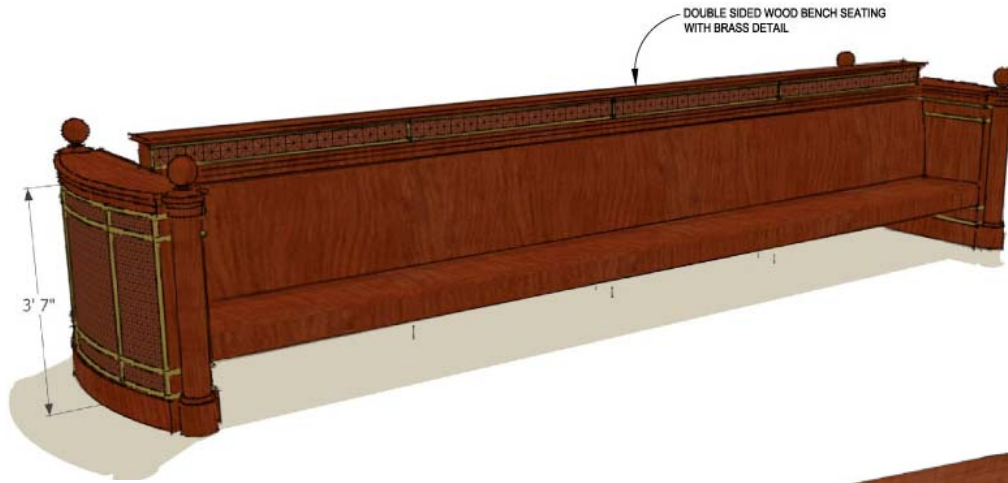


Sightlines

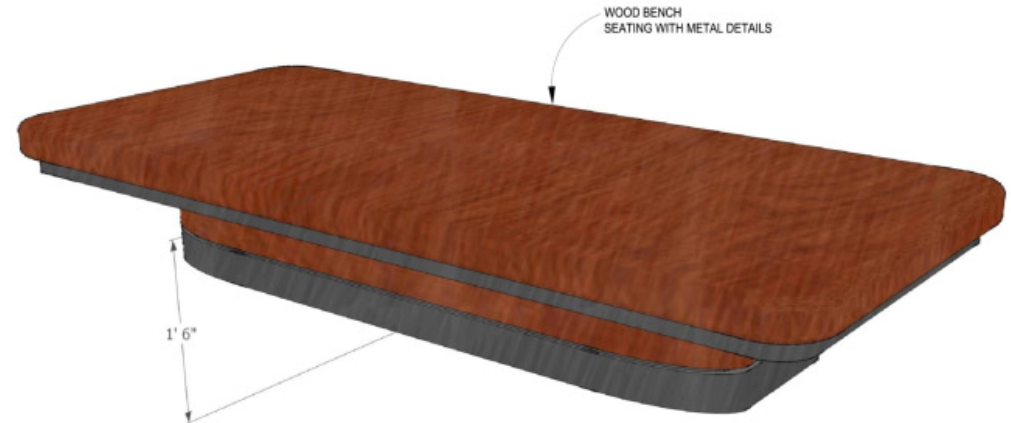


Safety, Security, and Comfort

Historically Based Design



Contemporary Pedestal Design





Safety, Security, and Comfort

Historically Based Bench Design

- Impediment to canine patrol
- Seat backs inhibit security survey
- Possibility of concealment
- Limits group gathering
- Confusion over authenticity
- Limited portability and storage

Contemporary Bench Design

- Facilitates canine patrol
- Flat top facilitates security survey
- No possibility of concealment yet accommodates bags and belongings
- Facilitates group gathering
- Obviously not original design yet compatible with historic materials
- Highly portable and easy to store



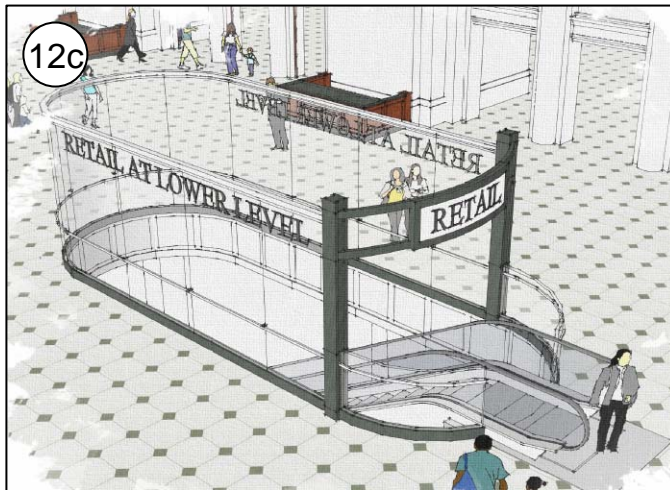
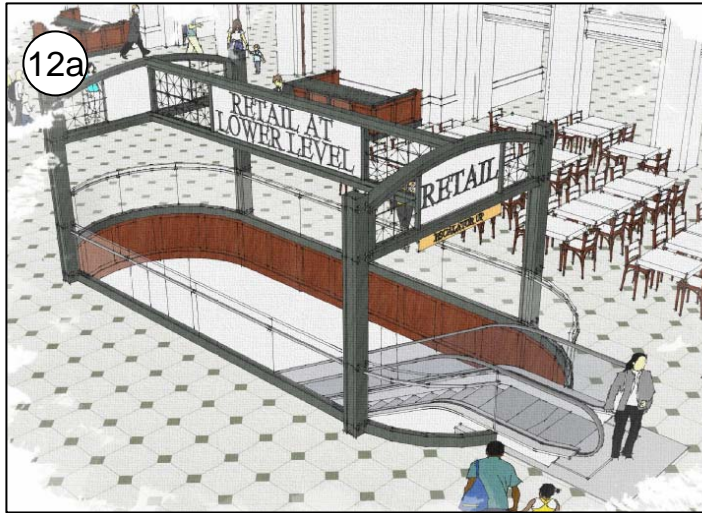
Main Station User Working Sessions



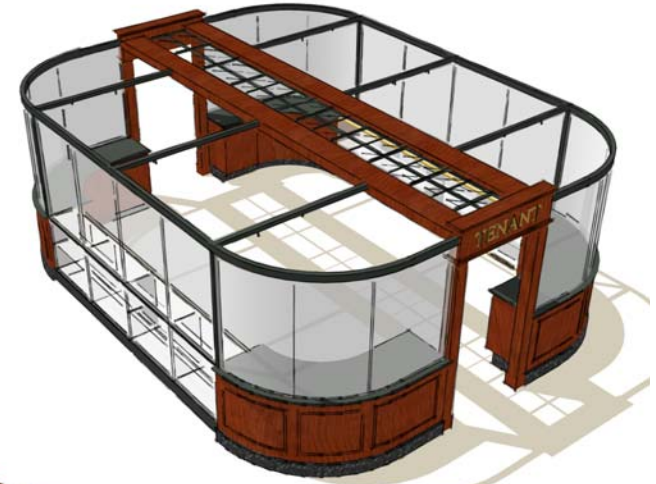
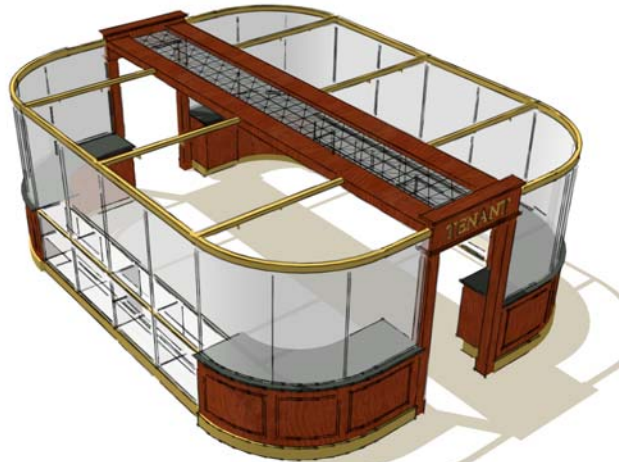
Design Alternative 12



Design Alternatives contd.



Additional Furniture






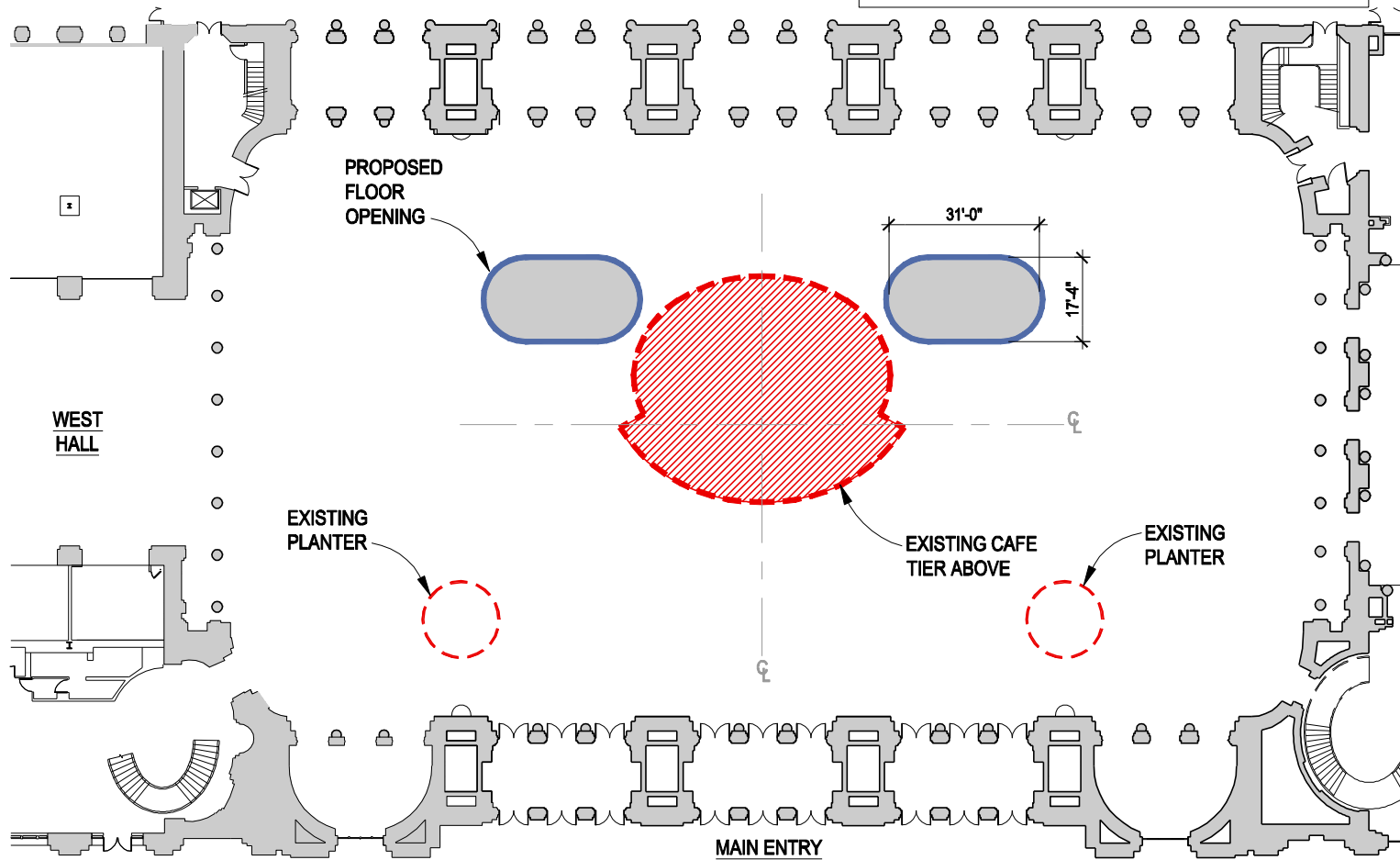


Preferred Design Alternative





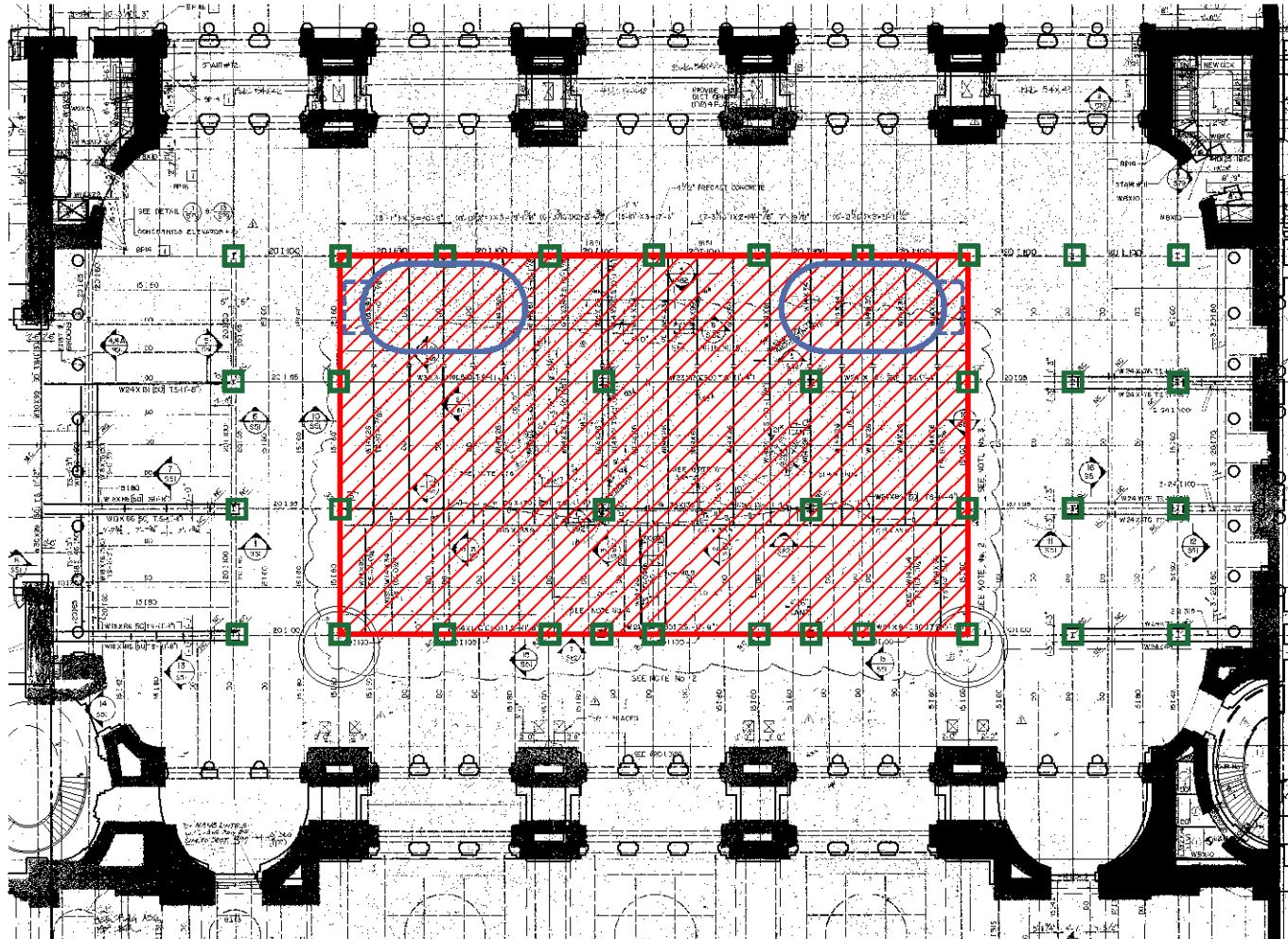
| LEGEND | | |
|---|-------------------------|--------------|
|  | EXISTING CAFE TIER | +/- 2,000 SF |
|  | EXISTING PLANTERS | +/- 400 SF |
|  | PROPOSED FLOOR OPENINGS | +/- 960 SF |

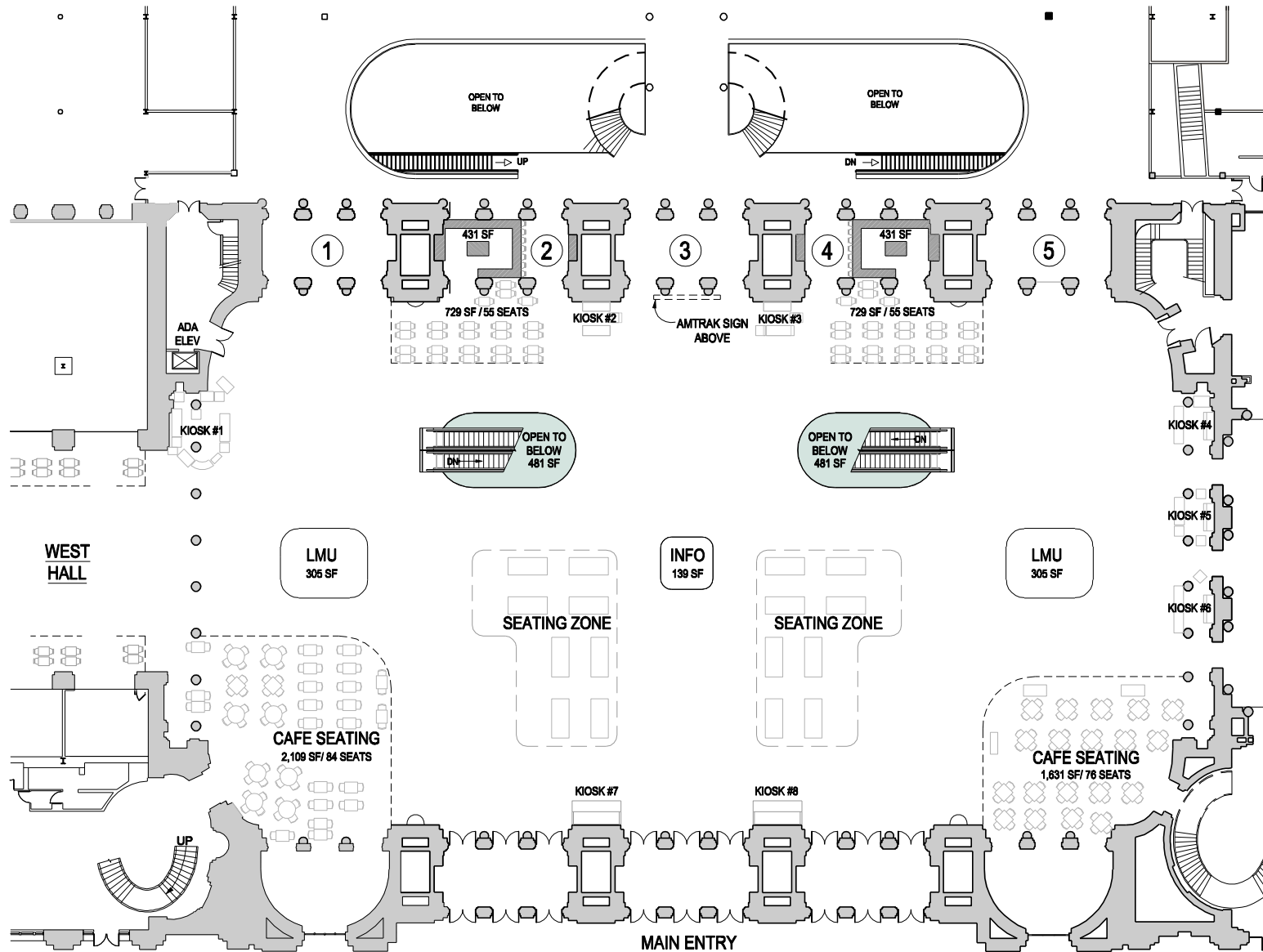




LEGEND

- PROPOSED ESCALATOR OPENINGS
- ▨ EXTENT OF NON-HISTORIC FLOOR (1986)
- EXISTING COLUMNS





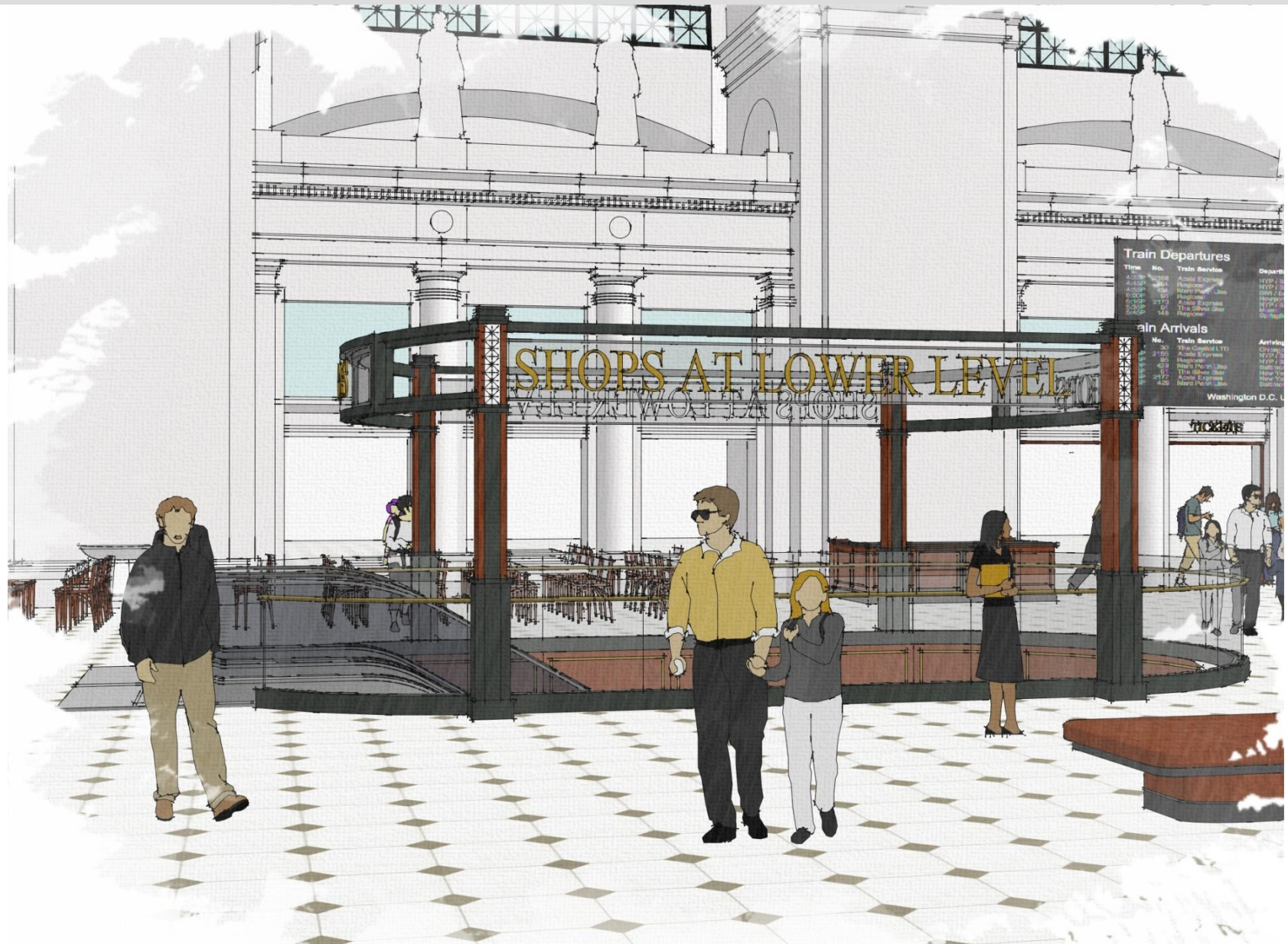






VIEW TOWARDS WEST HALL

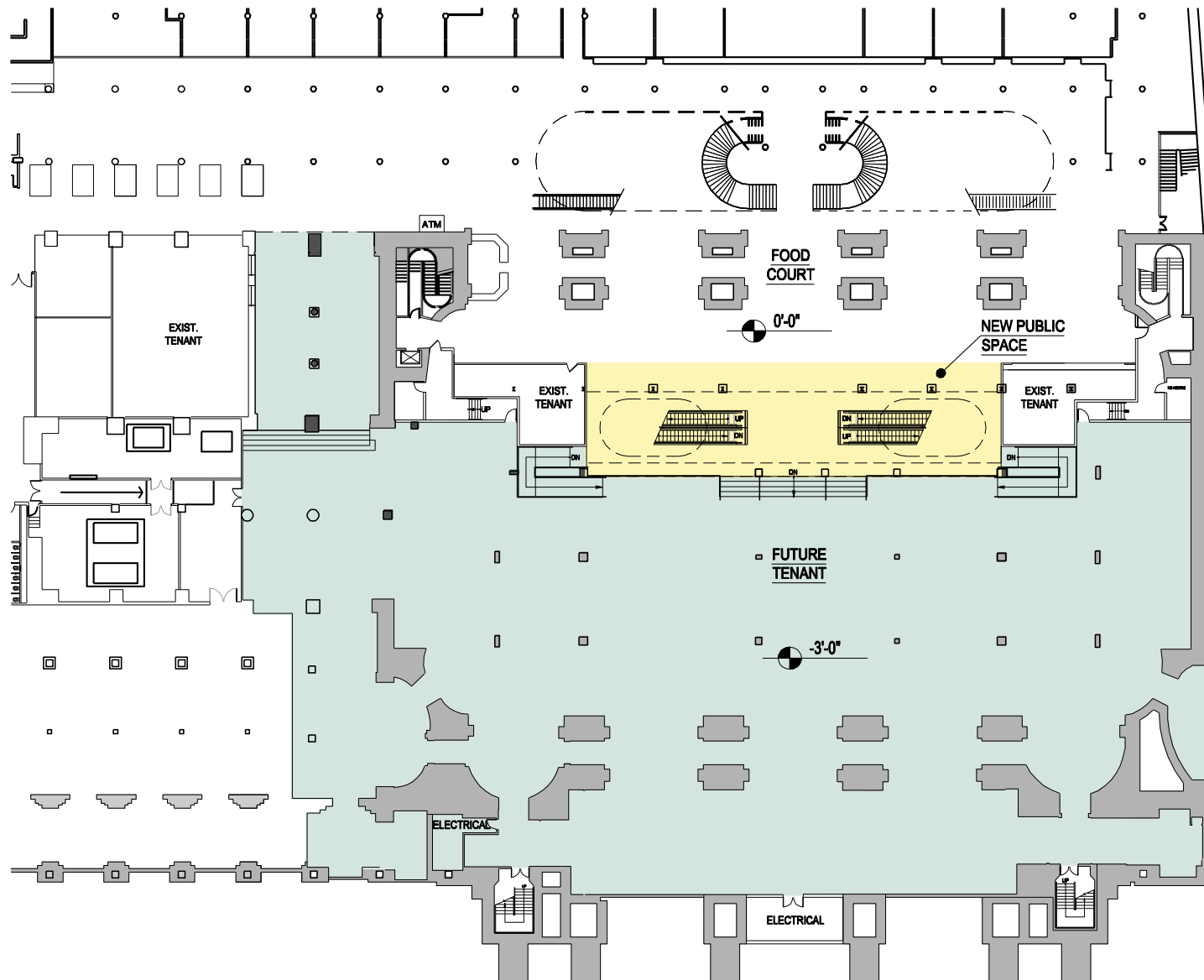








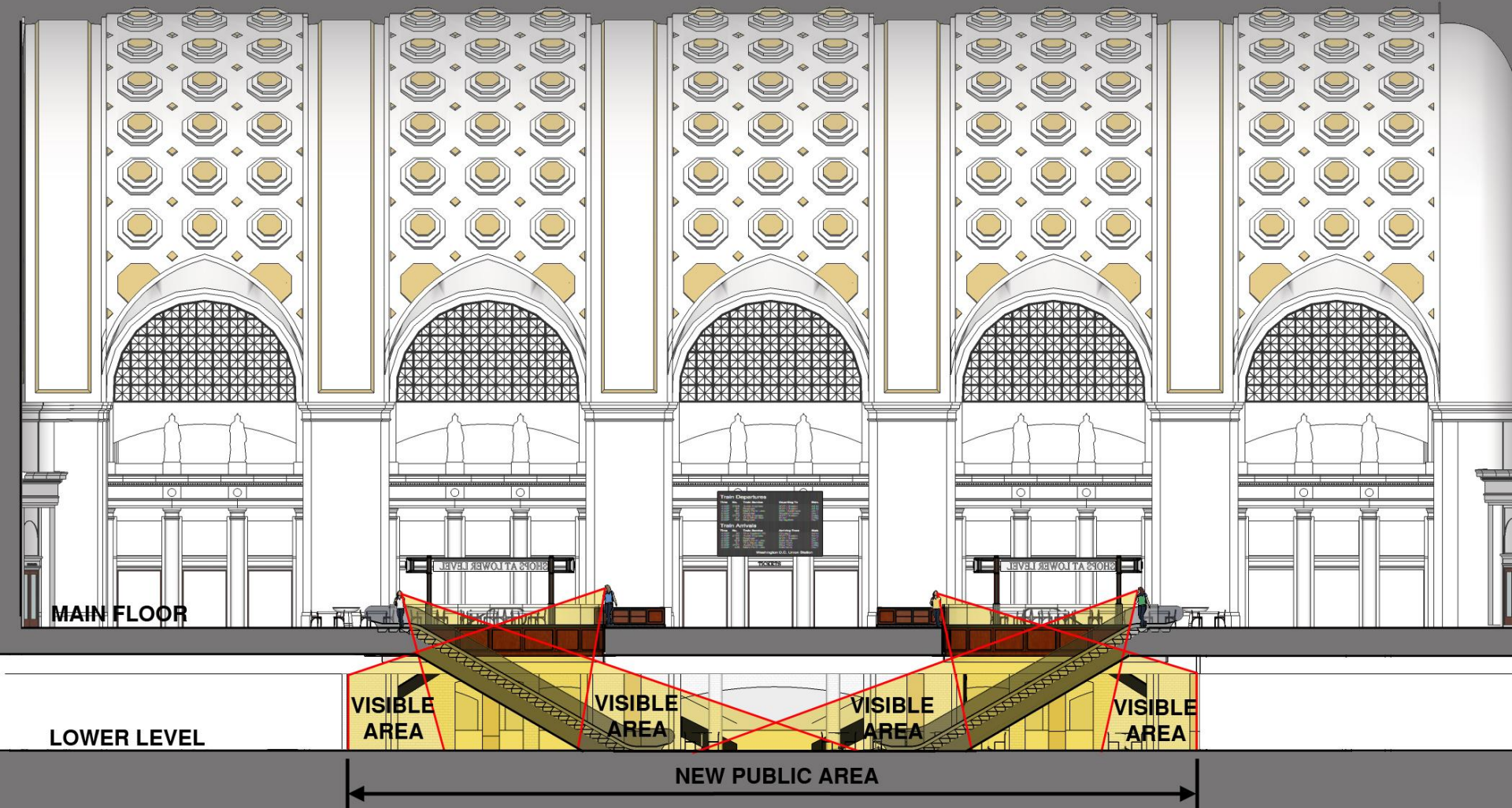
VIEW TOWARDS EAST ESCALATOR OPENING

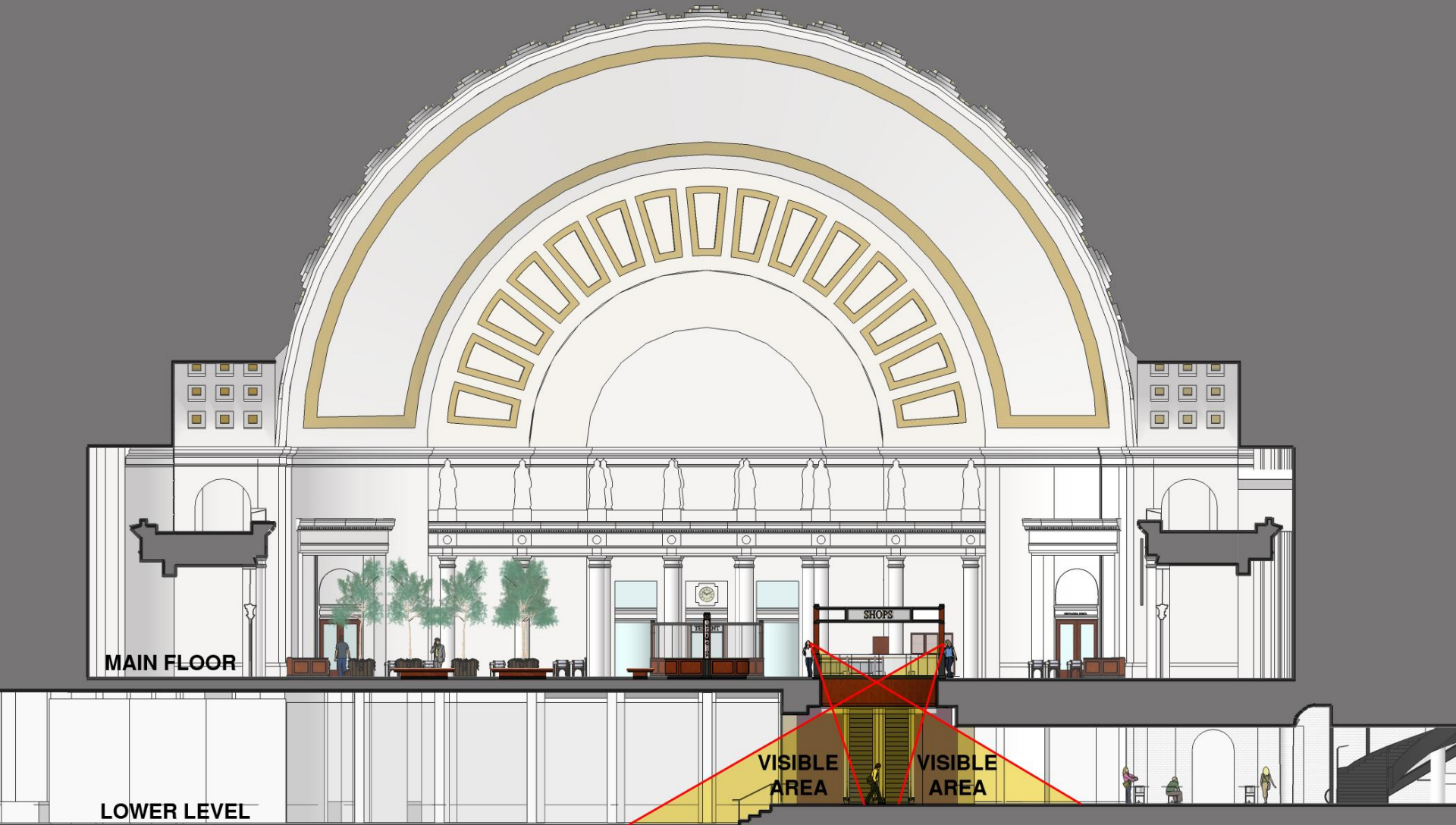




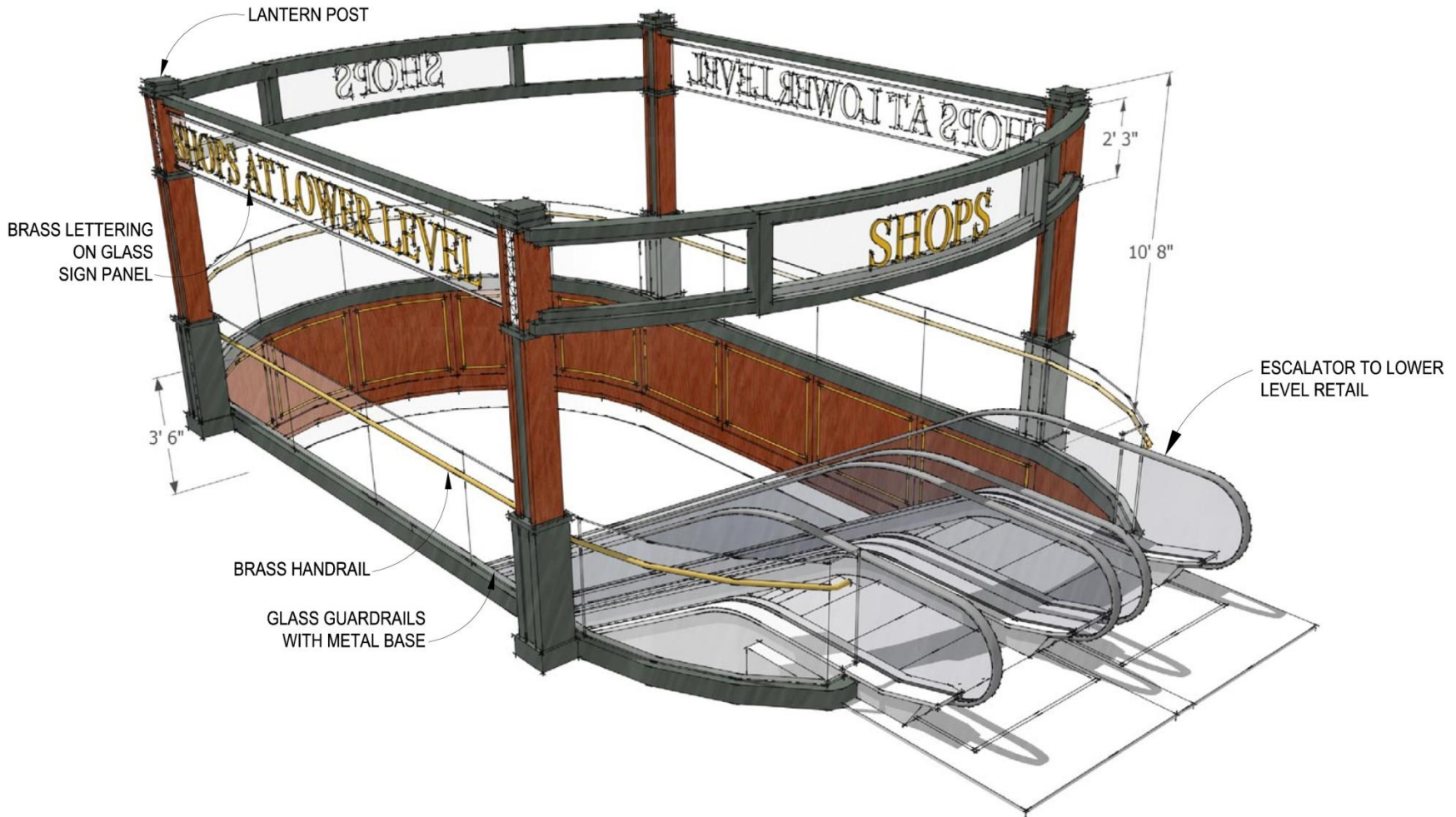


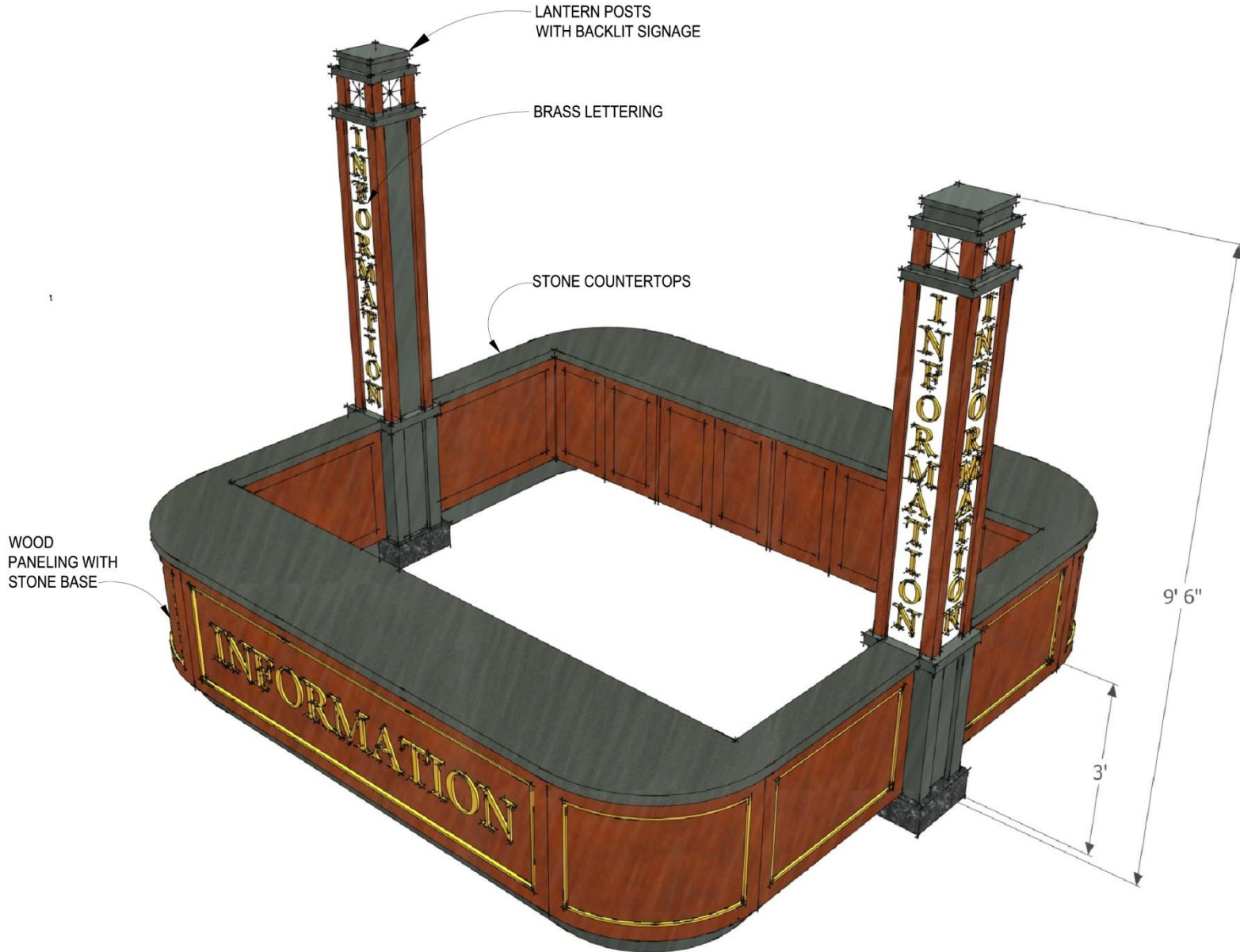
VIEW FROM ESCALATOR AT LOWER LEVEL



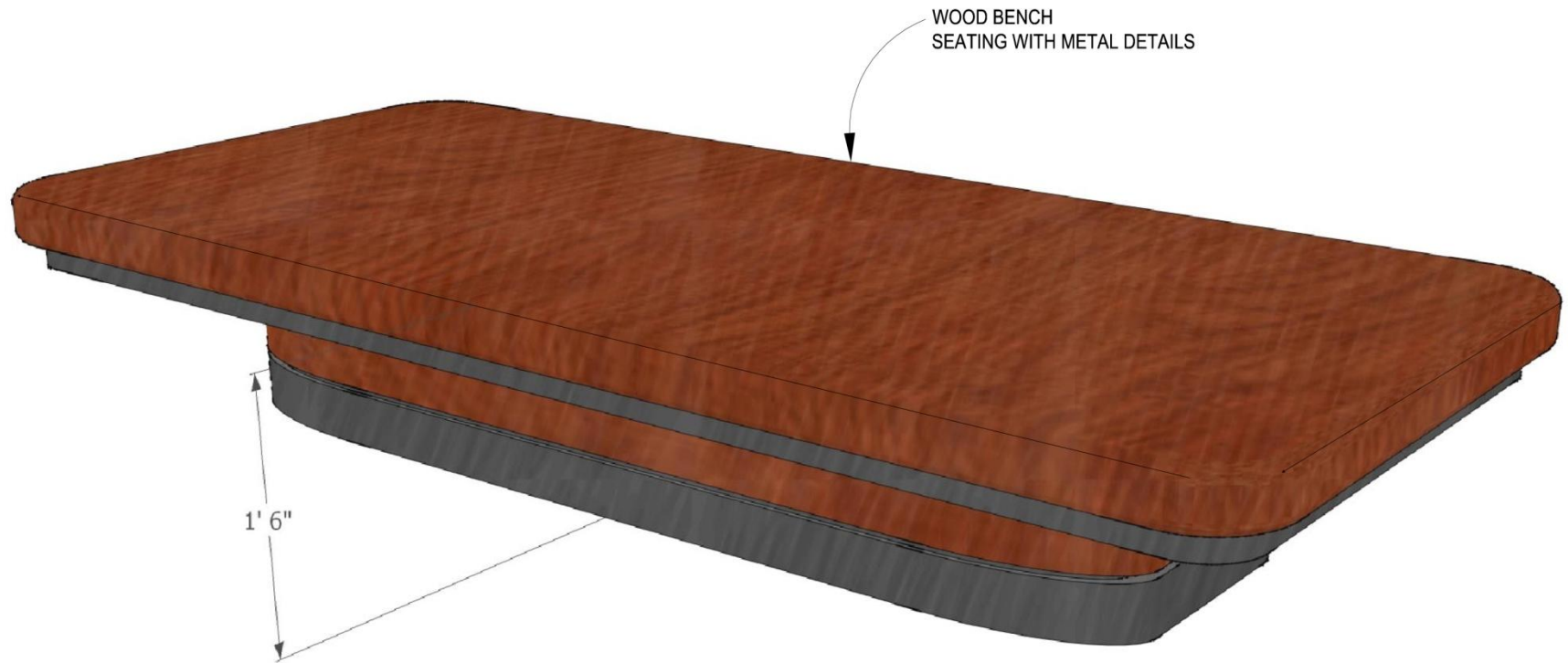
















Mitigation

- National Historic Landmark (NHL) application
- Wayfinding Program
- Preservation Plan
- Removal of Planters



Next Steps

- **Comment Period:** Closes Wed., September 7
- **Approx. 45 Days:** Design Finalization
- **Approx. 45 Days:** Sign MOA
- **GOAL:** Complete process by the end of 2011



Question and Answer