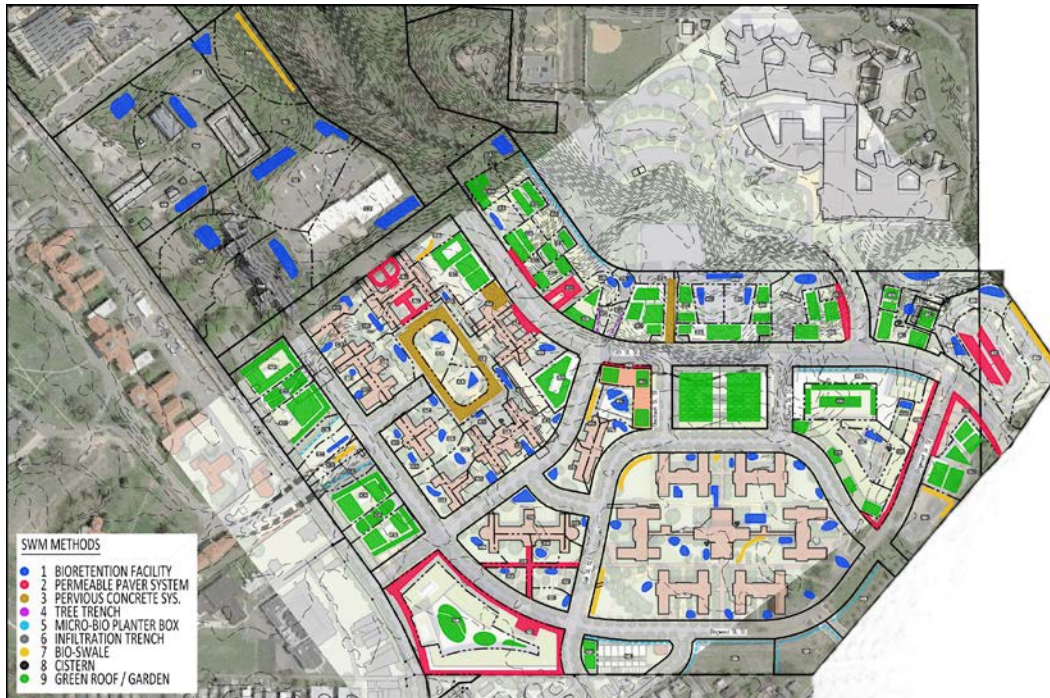


ST. ELIZABETH'S EAST MASTER PLAN

Washington, DC



PROJECT DESCRIPTION

St. Elizabeth's East Campus was chosen for a number of reasons. The site is home to historic structures with potential for re-development into residential use. St Elizabeths East is one of the few large redevelopments in DC. The project was to transform a 183-acre lots into a mixed-use development that serves nearby communities, federal office tenants, and the demand for retail, residential, and office/educational uses and planning to support the surrounding neighborhoods and infrastructure of this incomparable campus.

DOEE's plan was to meet the Sustainable DC Plan needs for Resiliency using the large tract development of District controlled properties. Two development sites were considered: the Arena Site and the Redbrick Development parcels, both of which are on the St. Elizabeth's East Campus. The campus is a series of seven existing historic buildings which are intended to be renovated into affordable housing. Through this process the team's engineers narrowed their site review to focus on: Net-Positive water; Net-Positive Energy; Biophilic Environment and Resilient Community.

Greening Urban, LLC and the Design Team gathered data for both of the parcels natural rainfall and available area energy generated via PV panels. The stormwater use analysis clearly points to a number of challenges for implementing innovative approaches in the District. Greening Urban performed a site specific technical analysis of the master plan area to locate stormwater management BMP's (Best Management Paractices) based on progromatic phasing (including current construction), site characteristics- topography / grades, best locations for shared maximan stormwater management benefits, and visibility for public education on the benefits of stormwater management.

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PROJECT START DATE: 2012

PROJECT COMPLETION DATE: 2016