



## DESIGNING FOR DEMOCRACY

*Corcoran Gallery of Art – December 7<sup>th</sup>, 2005*

Organized by:

The National Coalition to Save Our Mall

*Third Century Initiative*

### **Introduction, Michelle Blair, Public Programs, Corcoran Gallery of Art:**

On behalf of the Corcoran I am delighted to welcome you to tonight's program, "Designing for Democracy: The Third Century Mall." As we know, the National Mall has outgrown its grand first and second century plans. Our program this evening intends to explore plans to develop the Third Century Mall. Our program will start with an introduction of L'Enfant's historic plan by Dr. Judy Scott Feldman, who is the Chairman of the National Coalition to Save Our Mall. We will then hear from W. Kent Cooper, architect and coordinator of the Coalition, who will introduce distinguished architects and their plans for a seamless expansion of the National Mall. And perhaps the most important aspect of the program is to hear from the audience and to get a conversation started about our Mall and the changes that should be made. The architects will come up on stage and respond to questions or comments you may have. Before you leave this evening, please take a look at the plans displayed on the easels up front and get your mind thinking about all these ideas. And now it is my pleasure to introduce Dr. Judy Scott Feldman.

### **Judy Scott Feldman, PhD, historian and Chair, National Coalition to Save Our Mall:**

First, a small tribute to Charles Atherton. Just a few months ago, Charlie enthusiastically joined the National Coalition to Save Our Mall's three-person Advisory Board for our Third Century Mall Initiative. Last time we saw him, he said, "Judy, Kent, you all just keep doing what you're doing." He was totally supportive through all the resistance we encountered among government agencies and in Congress. He cared about the city, the Mall, urban design, and about the necessity of public debate. He understood that planning in Washington is much more than design. It's about the city as symbol of the nation, of our democracy, of the American people.

Everyone knows the quote by McMillan Commissioner and first Commission of Fine Arts chairman Daniel Burnham, "Make no little plans. They have no magic to stir men's blood." But Charlie would exclaim... "we're missing the rest of it—the most important part!" Burnham went on to explain why planning in the nation's capital requires an optimism and generosity of spirit—a spirit embodied in Charlie Atherton: Burnham's fuller words were "**Make no little plans. They have no magic to stir men's blood. Remember that our sons and grandsons are going to do things that would stagger us...**"

The city, the planning community, the Coalition—and I—will miss Charlie terribly.

*[Charles H. Atherton, who served as Secretary of the Commission of Fine Arts for 39 years before retiring in 2004, was killed in a traffic accident on December 3, 2005]*

And now, for a crash course in the National Mall's history, problems and solutions. **Designing for Democracy: A Third Century Mall.** *[The following comments were illustrated by slides. An earlier version of this presentation can be viewed in the multimedia presentation *The Future of The National Mall* at [www.nationalmall.net](http://www.nationalmall.net).]*

We think of the Mall as the great green landscape anchored by our nation's icons and framed by museums, the beauty of the symbols of our democracy, home of the nation's civilian leader, memorials that stir memories of our shared past, a place of civic celebrations—presidential inaugurations, July 4<sup>th</sup> celebrations, and fireworks. It's the people's place where you can ice skate in front of the National Archives, play football in the shadow of the Capitol, or simply picnic. The Mall

is a place of history where MLK Jr. declared “I have a dream” on the steps of the Lincoln Memorial, farmers protested farm policies, and the AIDS Quilt was laid out in the 1980s and 90s.

But today the Mall is a different place. Construction of an underground visitor center restricts access to the seat of government. Parking lots are fenced off for security reasons. Permanent security barriers are rising on formerly open landscape. Mega events take a heavy toll on the grass and trees and the Mall’s majestic vistas. And we’ve seen commercialization of the Mall during the NFL Kickoff extravaganza in 2003. A view just two months ago shows tents blocking the vista, and construction at the foot of the Washington Monument. The media produce a steady stream of alarm and condemnation...Tom Toles poked fun at the state of fear. Another urgent issue is finding a place for National Museum of African American History and Culture.

So what is the future of the Mall? What can we do to ensure its continued vitality in the 21<sup>st</sup> century?

In order to look to the future, we need to remind ourselves of the Mall’s 200-year history. In 1791, President George Washington asked Pierre L’Enfant, a French engineer and architect, to design the new nation’s capital. He looked out over the rolling hills at the confluence of the Potomac and Anacostia rivers and designed a residential grid overlaid with broad diagonal avenues named for the original states. He placed the Capitol, seat of representational government, at the center of the city and on the highest spot. It marked the city’s cross axis: North Capitol and South Capitol Streets, East Capitol, and to the west, the Mall. The Mall extended from the “Congress House” or Capitol at the East down a broad expanse to, at the green circle, a monument to George Washington, at the banks of the Potomac River. There, the Mall intersected the axis of the “President’s House” or White House. He called the Mall “a Grand Avenue 400 feet in breadth, and about a mile in length, bordered by gardens,” a “place of general resort” and, borrowing from Thomas Jefferson, the “public walks.” As with the city as a whole, L’Enfant conceived the Mall as symbol of the new nation and the Constitution – the distance between Capitol and White House embodied the separation of powers, the Mall’s public open space the power of the people. And water was a key theme. L’Enfant’s Mall was “on the Potomac,” it bordered Tiber Creek and it feature a “Grand Cascade” at the Capitol, inspired by the baroque gardens of Europe.

By the end of the 19<sup>th</sup> century, however, little of L’Enfant’s concept was realized. Instead, the Mall was filled with trees, buildings, and meandering paths. The area circled in red held the railroad station—site today of the National Gallery of Art—and tracks crossed the Mall at the foot of the Capitol. The red X at the left marks the intended location of the Washington Monument. Instead, it was built east and south, further away from the river’s edge. In 1901, Senator James McMillan of the Senate Committee on the District of Columbia put together the Senate Park Commission or McMillan Commission to restore the original Mall concept and plan for the next 100 years. The Commission produced the kite-shaped McMillan Plan of 1901-1902. The plan extended the Mall beyond the original banks of the Potomac marked here in green. The Army Corps of Engineers had dredged the Potomac and deposited that soil west and south of the Washington Monument. The McMillan architects and artists incorporated that fill into the new, expanded Mall, creating sites for the Jefferson Memorial to the south and the Lincoln Memorial and its Reflecting Pool to the west. This 1902 watercolor shows the McMillan vision: the original Mall between the Capitol and Washington Monument now restored to an open promenade, plus vast new parkland and new memorials more than doubling the Mall’s size and meaning. Different from L’Enfant’s urban boulevard concept, the McMillan vision was of a Beaux-Arts Dream City resplendent with white classical architecture, formal landscape, and abundant water elements. The McMillan Plan is the basis of the majestic Mall we know today, minus most of the water elements. But it took more than 70 years for that vision to be achieved.

In the 30s the Mall still was covered with trees and buildings. Smokestacks, circled in red, belched at the foot of the Capitol. In the 1960s, WWI and WWII temporary buildings flanked the Reflecting Pool and the Washington Monument. They were finally removed in the early 1970s by order of President Richard Nixon and replaced by parkland and a lake at Constitution Gardens. At that time, the National Park Service created its master plan that codified the Mall as it now was realized. But that master plan was soon outdated. The Mall, seen here around 1980, continued to grow. 1 represents the then-new Vietnam Veterans Memorial, 2 the Korean War Veterans Memorial. Already in 1986 Congress understood what was happening. The Commemorative Works Act, signed into law by President Ronald Reagan, aimed: “to preserve the ...L’Enfant and McMillan plans; preserve ...the ...open space...” But the flood of memorials and new construction continued. After the Korean came 3, the FDR Memorial, 4, the WWII Memorial and, near the Capitol, the National

Museum of the American Indian. There's more to come. 5 is the approved site for the MLK Memorial near the FDR Memorial, 6 is the approved site for the Black Revolutionary War Patriots Memorial. The yellow dotted area at the lower left is the preferred site for the new visitor center at the Vietnam Veterans Memorial and the site next to the Washington Monument is one of the four sites being considered for the National Museum of African American History and Culture. The two green rectangles flanking the Lincoln Memorial are the National Parks Service's already-approved retail and concession buildings, each 34 X 34 feet in size. Two more are planned at the Washington Monument. Taken as a whole, these many additions have caused the Mall to lose its essential focus.

In the late 1990s, the National Capital Planning Commission developed its Legacy Plan that proposed returning to L'Enfant's idea of the Capitol being at the center of the city. Future memorials and museums should go to North Capitol, South Capitol, and East Capitol Streets. They declared the Mall "finished," a "completed work of civic art." Congress followed and in 2003 declared the Mall a "substantially completed work of civic art" and imposed a moratorium on any future memorials or visitor centers. This map accompanied the legislation. The area outlined in red is the "Reserve" where no new memorials will be allowed. Immediately adjacent, the area outlined in black, is Area I where only memorials of preeminent importance to the nation would be allowed. Beyond that is Area II, the rest of the city where memorial sponsors would be encouraged to locate their projects. But constituents continue to call for new memorials and visitor centers, and Congress has already made exceptions. This map shows just some of the numerous proposals vying for space on or around the Mall—including the memorials to John Adams and Dwight Eisenhower, visitor centers, concessions, and security barriers. The Moratorium is a necessary policy, but it's clearly not enough. We need a plan that deals with the fact that history didn't "end" in the 20<sup>th</sup> century. It goes on.

Security is also changing the Mall. Since 9/11 temporary security walls and barriers have marred the majestic vistas and open public spaces. Plans are being developed to permanently secure each museum and major monument. Yet, as a recent GAO study found, there is no Mall-wide security plan. In addition to physical pressures, the Mall suffers from divided management. At least six government agencies have jurisdiction: the pink area, under jurisdiction of the Park Service, includes most of the open space and the major monuments; yellow is managed by the Architect of the Capitol and includes the Capitol, the Senate and House Office buildings, the Supreme Court, the Library of Congress, and the Botanical Gardens; red is the Smithsonian's museums; light green is the National Gallery of Art, an independent agency with two museums and a sculpture garden; turquoise is the Dept. of Agriculture managed by GSA; dark blue are the cross streets under jurisdiction of DC government; while in the foreground the striped pink areas are administered by the Park Service in association with the groups that sponsored and built the war memorials. The fragmentation is mirrored in Congress where oversight over the Mall's many managers is dispersed among at least eight Congressional committees and subcommittees

In summary, the National Mall is an orphan. It has no identity as a whole, no unified management or oversight, and no plan for the future. Congressional policy that declares the Mall a "completed work of civic art" would consign the Mall to history, a relic of the past like Colonial Williamsburg. Park Service policy treats the Mall as a theme park. As reported in a Washington Post frontpage story in 2000, the Park Service would like to "[shift] some of the bigger rallies and demonstrations to Kennedy Stadium and others to Pennsylvania Avenue. Cars and buses could be diverted to satellite lots and tourists put on shuttle buses...just like at Disneyland...And we've got the better theme park." This is what is happening on the Mall. The decision to close the parking lots at the Washington Monument and Jefferson Memorial, and to locate new food and retail buildings next to Tourmobile stops, encourages visitors to experience the Mall from a tour bus moving around the Mall's periphery. But the Mall needs a different kind of master plan. The Mall today is more than a historic theme park or a "completed work of civic art."

In the 20<sup>th</sup> century it took on a new, unique character. It became the People's Place, the Stage for Our Democracy. True to L'Enfant's concept of the Mall as a place of general resort, it is a place for recreation and enjoyment. In the 1920s and 30s children bathed in the Tidal Basin and sailed boats in the Reflecting Pool. Today we can skate or picnic in the inspiring landscape. It has also become a place for civic gatherings and First Amendment demonstrations, from the 1932 Bonus March to Marian Andersons' 1939 concert on the steps of the Lincoln Memorial, and more recent events. How can we ensure that the Mall continues to meet the needs of 21<sup>st</sup> century Democracy? The answer is, that the Mall needs a new vision and master plan for its third century – a Third Century Mall. And it needs unified management to implement that

plan – a National Mall Conservancy. It will be up to the White House and Congress to take a leadership role in unifying Mall planning and management.

What can private citizens do? The National Coalition to Save Our Mall's Third Century Initiative is working to fill gaps in current Mall management such as visitor information, orientation, and amenities. In May 2005 we completed our first project, a pocket sized National Mall Map and Historical Guide. The Park Service publishes brochures for individual monuments, the Smithsonian for the museums. But until now there has been no guide to the Mall's public open space – its role as stage for our democracy. The map is free and is available at various locations around the city.

Another goal is improving public amenities and activities for a lively urban park. The Tuilleries in Paris, shown here, was a model for the McMillan Commission of 1901-1902. Lightweight moveable chairs invite visitors to sit and rest where they want—in the sun or shade, individually or in groups. A model closer to home is Bryant Park in New York City, next to the Public Library. This urban park went from a neglected, dangerous place just a few years ago to an inviting urban oasis with tables and chairs, a café, and an outdoor reading room. We need more cultural activities such as the recent open-air broadcast of *Porgy and Bess*. Another key goal is developing a Sustainable Horticulture Program. One model is Central Park, shown here. Instead of moving people off the Mall to protect the grass, we need protocols for improving maintenance of turf grass and trees so that people can be encouraged to use and enjoy the public open space. Most important, we need to creatively imagine the Mall's long-term future as the people's place, a stage for our democracy—a vision for a Third Century Mall.

The key to the Mall's future, we believe, is finding ways to expand it physically. Again, the Mall's past is the guide to the future. The L'Enfant "First Century Mall" was limited in scope, from the Capitol to the Washington Monument. It was framed by three great monuments and symbols of our new government. The McMillan "Second Century Mall" more than doubled its size and updated it with expanded public parkland and two new monuments—to Presidents Lincoln and Jefferson. The Third Century Mall can expand once again, onto adjacent lands already identified by Congress as places for new memorials and museums. It could extend from the Smithsonian Castle, circled in turquoise, southward down 10<sup>th</sup> Street/L'Enfant Plaza to the Banneker Overlook circled in yellow. This prominent memorial or museum site—one of four sites being considered for the National African American Museum of History and Culture—is now a dead end. But it could be connected by a pedestrian bridge to the waterfront and across Washington Channel to the over 300 acres of public parkland in East Potomac Park. South Capitol Street is already under consideration by federal as well as DC planners as a new Gateway boulevard to the Capitol, as well as site of the new baseball stadium and for new memorials and museums. It could be connected by another bridge, at M Street, crossing the Channel to the vast parkland of East Potomac Park. New sites for memorials and museums could be created in East Potomac Park and on parkland across the Potomac in Virginia. The new bridges would open up pedestrian, bicycle, and vehicular circulation patterns connecting the Capitol down South Capitol Street to East Potomac Park and the Lincoln Memorial. Parts of East Potomac Park—such as the area circled in red—could be specially designed for certain kinds of mega events that require large trucks, tents and construction. The Third Century Mall would incorporate and expand the First and Second Century Mall and open up exciting possibilities for future generations.

At a Senate oversight hearing in April, 2005, Senators and witnesses, including the National Coalition to Save Our Mall, agreed that the Mall needs a new master plan. But the Park Service and other government agencies told Congress they see no need for an independent Commission or Conservancy, that they will do the new Mall plan. However "more of the same" is not the answer. Something new needs to be done, now. Congress needs to create a Commission that draws on nationally respected historians, artists, educators, environmental scientists, statesmen, and designers to take a fresh look at the realities and the exciting possibilities. The concept of a Third Century Mall has been gaining support in the media. In March, *Washington Post* editorial page editor Fred Hiatt championed the idea of "Let[ting] the Mall Grow." Just last week, the *Dallas Morning News* featured an interview and an editorial promoting these ideas for "Saving our Mall."

Tonight we are going to look at design ideas for how the Mall could grow, in particular the land in and around East Potomac Park. This area, circled in pink on the 1901 McMillan map, was an original part of Potomac Park but it didn't fit within the kite-shaped geometry of the McMillan Plan. In the watercolor, it was shown as a naturalistic park for future development. The McMillan concept for the Jefferson site, on the other hand, was never completed as designed—with its complex of classical buildings, broad swath of land connecting it to the Washington Monument, and tidal basins and

bridges marking the south terminus of the White House axis. Instead, today the large Tidal Basin separates the Jefferson and Washington Monument, and the Jefferson Memorial is cut off from the Potomac River and from East Potomac Park by a knot of highways. Already in 1916 the Army Corps of Engineers had a plan that would take advantage of the Potomac and Washington Channel waterfronts. It envisioned a recreational complex on the island's north side, included a boat harbor and a canal cutting through the island to the Potomac, and, at the tip of Hains Point, a lookout park with boat landings. In the 1960s architect Kevin Roche designed a massive national fisheries and aquarium complex for East Potomac Park, at the red star, raised on stilts to avoid flooding. Some of you will probably remember this and the bridge, Clothilde Smith's "Ponte Vecchio," illustrated in this National Geographic map from 1967. Congress authorized construction, but the project was cancelled by President Nixon due to budget restraints. The time has come to look anew at the entire East Potomac Park area.

A Third Century Mall expansion here can solve Congress's need for new sites for museums and memorials "on the Mall;" it can create new public open spaces to replace those lost to memorials in recent decades; it can restore the Mall's historic connection to the Potomac River and to the water elements that L'Enfant and the McMillan Commission intended to provide beauty, visual delight, recreation, and refreshment for this great symbol of American democracy.

(APPLAUSE)

**W. Kent Cooper, FAIA, architect and Coordinator, National Mall Third Century Initiative:**

My name is Kent Cooper, I am an architect and have coordinated the design exploration which you will see this evening. The first time we presented the idea of expanding the National Mall on Capitol Hill we were asked how could you possibly expand the Mall. People said, "The Mall is complete now. You'll have to show us what an expansion would look like. We need drawings." We were reluctant to start drawing so early in the process, when there was not yet a general understanding that over the past century the Mall has evolved into a Stage For Democracy, the People's Place. But, we realized that a verbal description would not be enough. So, we asked several local architects and historians, who have a direct knowledge of the Mall, to imagine possibilities. Their work is not a Master Plan, but rather is a collection of interesting ideas for expanding the National Mall. Master planning comes later.

From the start we have believed that expansion could take place on mostly federally owned property, now often underused. This is the manner in which the Mall has been slowly expanding in recent decades - towards the River: the Kennedy Center and L'Enfant Plaza/Banneker Overlook for example. So, we made a sketch drawing of a concept that followed that idea. It illustrates how a second continuous route from the Capitol to the Lincoln Memorial might be created by linking South Capitol Street to East Potomac Park with a new bridge, and then developing the three mile stretch of the Potomac waterfront into a landscape well suited for memorials, museums, and a variety of public attractions. The designs which you will see this evening all embody this concept. But we had to ask ourselves, could such a proposition ever become a part of the stately National Mall, commanding the respect of visitors from around the world?

The designers of the McMillan Plan operated in a design climate that differs from that in which we design today. The Beaux Arts Classic Revival of the late 19<sup>th</sup> Century- culminating in the Chicago World's Fair of 1893, the White City - had captured both the professional and public imagination as the appropriate image for public architecture and planning. The McMillan Commission worked comfortably in that tradition, and the research that they undertook was entirely rooted in visits to European examples of Beaux Arts planning.

Today, no such design consensus exists. We are in an era that is yet searching for consensus on a design expression that will capture the imagination of both professionals and the general public. It is an exciting period. The irregular shape of the Potomac Parks seems to require a more naturalistic design approach than that of the classical McMillan Plan, and we believe such a landscape can become a stately and highly flexible addition to the National Mall, a seamless extension of the heritage that the L'Enfant and McMillan Plans provide.

And now, the explorations which six Washington architects and a renowned historian have undertaken. Their point of departure was the same framework diagram, but as you will see they have each added their vivid imaginations to the

solutions: Washington architect Arthur Cotton Moore, FAIA; Architect Rick Harlan Schneider, AIA of Inscape Studio; Washington architect Don Alexander Hawkins; Historian Richard Longstreth; Designer Christian Zapatka; and finally, myself W. Kent Cooper, FAIA, who will present the ideas of Don Hilderbrandt, who could not be with us this evening, as well as my own concepts.

(APPLAUSE)

**Arthur Cotton Moore, FAIA, architect:**

This plan begins with a couple of premises. One is that people are so concerned with their memorials and museums, they care quite deeply about them, that they do not want to have a second-class location. They want essentially to be part of the Mall. Therefore, we should expand the Mall. This greater Mall must essentially aim to be a continuation of the geometry of the original Mall, so that the expansion could look like it was originally planned that way. Now I looked at extending the east-west ends of the Mall and like going north this is not possible. Going south however, is possible. Considering that there is a whole lot of unsightly spaghetti infrastructure down here, we could do something positive about that, at the same time.

The other premise is that the McMillan Plan was never really finished. Maryland Avenue is the missing avenue of the Plan. Greatly emphasized in the original plan, it was never really built. In fact it is a ditch. A ditch inside which the railroad runs about 2-3 feet stories below street level. Here you can see Pennsylvania Avenue, all grandly done. And here is the missing Maryland Avenue, and then there's all that spaghetti just south of the Jefferson Memorial.

We need to modify the river a bit - the river's edges as has been done in the past. What I'm proposing is to take this island away so that Roach's Run becomes part of the expanded throat of the river. We need to extend lines from 17th Street and 15<sup>th</sup> Street, to make the width of the new Mall extension running south of the Jefferson Memorial. The Mall would still have a recreational Hains Point, East Potomac Park area. And these changes would all have the connections that Kent was talking about earlier.

Here in a three dimensional section sketch, is how Maryland Avenue would be built, over the railroad tracks. We could continue that route towards the Capitol, and also bring it down south just as it is shown in the McMillan Commission Plan to engage the Jefferson Memorial and then proceed south to create the new extended Mall. The result would be half the length of the present Mall. M Street would be brought across here and would also connect the Banneker Overlook. The remaining portion of East Potomac Park would mostly be used for recreation, as well as restaurants and lots of local boat activity.

This looks like a great manipulation of the river, but you have to remember that at one point the river went up to the Ellipse area below the White House. We have been one soggy town, and therefore have spent a lot of time moving the river west. The McMillan Plan created gigantic changes to the river. Looking over the Jefferson Memorial is I-395, the Metro, and the railroad, which in one of the NCPC drawings they just airbrushed all this away. I've been told that would be a \$20 billion project. (Audience laughs.) So what we need here is the need to keep it in place and have something go over it all. My idea is that we would have a gentle slope over the road and rail lines and then slope down the other side. Underneath, we would certainly have parking. Inside the new hill could be all kinds of things: a welcome center and Tourmobile stop. And as we extend this new part of the Mall south, some land may be on piers and provide some land covered boat slips. All of this is basically carved out of what is now the Hains Point area.

I want to show you a historical reference, the Prato della Valle in Padua, Italy. Here is an elliptical garden, which has a tremendous number of commemorative statues and other things. In the plan here, I have introduced an idea like that as an additional memorial area, but of course it is in fact a reference to the Ellipse south of the White House, and this is where the Mall expansion will be connected to Banneker and M Street, which ties these areas to the southwest. Maryland Avenue is coming down here and these new connections here linking everything together including new access to boat slips and new waterfronts.

I want to say a few things about the existing Mall. People are saying we cannot have any more memorials on the Mall. What if a memorial could take the form of a bridge? We have thousands of people who want their memorial on the Mall, and we have other people who want to use the Mall as a motorway, and I don't think automobiles and strolling pedestrians mix too well. The idea is you make memorials in a form of bridges. This could tie the entire Mall together into one safe, continuous experience. I want to give an example of a memorial bridge. The chosen example is to show how we could do something with the WWII Memorial. This is 17<sup>th</sup> Street, which is shown slightly depressed here, and spanned with a bridge. The thing about the WWII Memorial is it isn't terribly articulate about the whole world war conflagration. This map –of the globe- on the bridge could inform and enrich the memorial. Just one example of how memorials could link the Mall together. This is what I want to do, tie the separated Mall parts all together in a continuous pedestrian experience and then grow the Mall by continuing the unfinished parts of the McMillan Plan and in the process create a whole series of new marinas and restaurants on the river.

This point south of the Jefferson memorial could be a major museum. Or it could be anchored by a relocated Supreme Court. The Supreme Court currently right now has a back door location in the shadow of the Capitol. If you think of it the balance between the Legislative Branch, the Executive Branch and the Judicial Branch should be equal. So the beauty of this plan is that it creates a monumental triangle of the three branches of government, each on its own grassy enclave. The southern most point of the extended Mall should have a monumental figure, which on a smaller scale could act like the Statue of Liberty does in New York Harbor, greeting those coming up the river to Washington.

I thank you very much.

(APPLAUSE)

**Rick Harlan Schneider, Principal Architect, and Matt Arm, Landscape Architect and Planner of Inscape Studio:**

We have a vision for East Potomac Park as an extension of the Third Century Mall. We will volunteer some of the ideas we have based on a lot of the history and issues that Kent and Judy have raised. We started out by identifying three major issues Judy has spoken about along the way. Those being that we've basically overgrown memorials. The second issue, in addition to not having room and space on the Mall, we also have importance here in the nation's capital here at the 14<sup>th</sup> Street Bridge. As you all may know the makeup of Route 1 and I-395 rushing along across the Potomac River bypassing the Jefferson Memorial and just landing in the city. The third is that East Potomac Park is very disconnected from the rest of the city while it has plenty of potential, with miles of waterfront that could be put to much better use for all the folks who live in or visit the city. So again, there is no more room on the Mall for museums and cultural institutions, a disconnected and underutilized East Potomac Park and thirdly, a core emphasis on South Capitol really just focusing on the 14<sup>th</sup> Street Bridge entrance to the city.

So what we propose is to build a new gateway into the city at the 14<sup>th</sup> Street Bridge and reconnect to East Potomac Park via a series of bridges, both vehicular and pedestrian. But also with all sorts of transportation connecting all entrances to the city and surrounding the city whether its water taxis, light rail, bike paths, pedestrian paths and the like. Transportation is really the issue, but also providing something on this new part of the National Mall to draw people to it. What we propose to do is expand it in the third century of its existence to provide for cultural institutions facing the river. As you enter or come up the river, you see before you this wonderful bridge. So, cultural institutions on the waterfront, better transportation and programs to draw people to it, and thirdly a new capital gateway. All this in the plan would have sustainability and a community oriented plan.

So imagine, if you will, all the bridges as shown by Mr. Moore, crossing the Potomac River: I-395, Route 1, and the Metro. All gathered together in one multi-tiered sculptural bridge which would allow you to go across in a much more dramatic way in a fashion that really fits the nation's capital. Here we see the multi-tiers, we could even get Metro down below. So we envision crossing the Potomac River with local traffic at a slower rate on the top level, pedestrians on either side. We see extending off on the right this beautiful vista of this waterfront with green spaces and woodlands surrounding various cultural institutions. Picture if you will the new National Aquarium right there across the river and next to it the new African American History Museum. Meanwhile, as you arrive, adjacent to the Jefferson Memorial is

more green space. A forum space, a new staging ground for parades and events right there next to the Mall and the Jefferson Memorial acting as an anchor in much the same way as we see the Lincoln Memorial acting as a focal point for the Memorial Bridge as you cross over.

This is a vision of a possible plan. The geometry is essentially something that draws from the geometry of the McMillan Plan and the L'Enfant Plan prior to that while starting to work its way into a more organic form as it goes down into the East Potomac Park itself.

What we're talking about primarily is really a flexibility of public spaces for recovery, healing and celebration with an active programming of these spaces as opposed to an appropriation of these public spaces for a singular event, for a singular moment in time, for a singular purpose. The forum essentially becomes a living room that can accommodate smaller scale activities but also larger events. The gardens that extend out from the forum are processed with sustainable irrigation that will be extremely relevant in the next century. With the issues of clean water, clean atmosphere, we have the idea of keeping this Third Century Mall green. We could even bring greenhouses to the Mall to propagate and to share some of the things we are able to do here as an extension of the Arboretum. The diversity of activities will bring people to the Mall, but not just as a destination for people from out of town. Making it easier to get there will bring people who work here and who live here to come to the Mall.

Our colleague Petros tells of a friend from France who wanted to take his family to the Mall and to the Tidal Basin for a swim. (Audience laughs.) It seems strange, you should be able to do these things, how do we make it possible? Right now, the Mall is something to be seen but not experienced. We really want to bring that back, the sense of experiencing a place.

So this is what it could possibly look like. At the head here is the Forum space. Beneath that, similar to Arthur Cotton Moore's design, we would raise this green space up. We also propose multiple transportation options, with a transit hub for Metro, light rail, a place for pedestrians and bicycles to cross over. It's also a very good place for water taxis traveling through the canal for drop off. This allows for folks using all modes of transportation to get there.

We also show responsible resource management. Whether it's providing solar panels for the roof, green roofs to help drain storm water or wind energy. Taking all these technologies into account means this is going to generate its own energy, and deal with its own wastewater and storm water here on site - providing a model for sustainable development into the 21<sup>st</sup> Century.

This view shows what it would be like if you were up on the high spot of the Forum underneath the canopy on the 4<sup>th</sup> of July looking across that great expanse of green space. It is a terrific place for staging of events. Another view shows the waterfront marketplace across from the Southwest waterfront. What we're trying to do here is stitch together this part of the city, and so provide more programs, events and spaces that tie directly into things that are happening on the other side of the river. The waterfront could have arts, crafts, public space, restaurants, shops and cafes. We are stitching ourselves back into the city with everything from the National Aquarium, hanging gardens, museums, a public beach, and amusements. It could be something on the scale of Glen Echo Park where a family would go for the day.

I was born in this city about forty years ago and it really gets me excited to think that we could come up with a whole new place in East Potomac Park to take the family I'm raising here now. And that even possibly the studio I'm building could be involved in that process. It's really exciting to present some of these visions and ideas to you here tonight.

(APPLAUSE)

**Don Alexander Hawkins, architect:**

I hope you'll forgive me, I made a small plan. Every program needs to be balanced. (LAUGHS)

One idea would be to have people come from the Castle Building that is at the north end of the 10<sup>th</sup> Street Mall. I'd like for them to come down the 10<sup>th</sup> Street Mall, after visiting the Children's Museum in L'Enfant Plaza, and go over to Banneker Plaza. Right now it is not really a plaza but more of a bunker looking out over the city. The river from there is really close. I think we can take Dan Taglia's design and modify it in a way that he wouldn't mind so much – though he really doesn't like people messing with his stuff. We could go up the south side so that you can see the river much more easily. And then to one side come down a set of steps, which bring you to a large bridge plaza over Maine Avenue. This is the sole traffic obstruction between the 10<sup>th</sup> Street Mall and the waterfront. That plaza could be fairly large, it could have a very broad set of steps - not quite as large as the Watergate steps - but it could serve the same kind of purpose. There could be a barge with a band shell in the river there. And we are far from the airplanes so it wouldn't have the kind of difficulties with airplane noise that the Watergate had. And of course, down here is the fish market.

One of the great things about this as the new site of the African American Museum of History and Culture is that it is in the city. This is one of the places we have in the city that is not entirely controlled because it's theoretically on the water. From the side there would be a level walkway over to the East Potomac Park, in this case a pedestrian bridge. One way of doing it would be to hang it under or on the side of the existing highway bridge, protecting people from the sound. It would cross to the other shore where there are two big parking buildings. These would be lined with offices on the upper floors and shops and restaurants on middle and lower floors. This mix of facilities should be concentrated here because coming into the city, the access is already there. There would be no highway construction needed – this is a cheap plan. (LAUGHS) But the National Park Service would get new offices using no more space and a lot better design than they have now.

There is presently a roadway on East Potomac Park. It would be made into a divided boulevard that would not be unpleasant to stroll along, especially when we build our canal from the Washington Channel out to the river. There would be bridges over and footbridges midway that might even be drawbridges, adding to the excitement. Along the way would be pavilions with services, food for visitors, displays, and places for memorials on this side of the Mall. With the kind of pedestrian and visitor traffic generated here, it would not be difficult to imagine a lot of people on this side of the river - choosing to be here. This way they can walk back over, or take a Tourmobile, or a bus, or possibly some kind of scooter back to the old fashioned Mall up north. But along the river, the road looks like a grand boulevard, and it is already, and it leads to what used to be my center of activity as a kid. I'd walk across 14<sup>th</sup> Street Bridge to swim here. Well, there is still a swimming pool, and a golf course, and tennis courts. This could be a sports center, but it could also have visitor's facilities with restaurants. A later version of this same print shows there could be small craft harborage here at the marina. Another one could be at the riverside at the outlet of the canal. Since when you build something in Washington it has first dibs on being called the "National," we could have the National Skateboard Park.

There is another option for a bridge. When we talk about bridges it's easy to imagine because we've known them for thousands of years. But what's happening with bridges all over the world today is just amazing. This example is of small scale but with drama. That makes walking across a bridge something more than just walking across a bridge.

An example of a skateboard park is the Philadelphia Museum of Art Park. This is a design for a park that would accommodate skateboarders and be a leisure park for a lot of other kind of people at the same time. They would not have to fight for space with one another. So this would be one of the things at the facility that would become more of a sports center. Also, something that I've longed for many, many years: the silly little miniature golf thing that is there now could become the National Putt-Putt. (LAUGHS) It's just not right for a city like this to be represented by what is there now.

I think we could do a really phenomenal job. All of this would cost pennies on the dollar compared to anything that Congress has ever thought of. So I propose that very soon we could start. Thank you.

(APPLAUSE)

**Richard Longstreth, historian:**

Having had the privilege of almost twenty years ago, organizing a symposium on the history of the Mall for the National Gallery, editing the proceedings, and being involved with a number of other projects, I now have the privilege of being involved with the National Coalition, developing ideas that, given the magnitude, complexity, and importance of the project, is daunting indeed.

It is very important to remember that the L'Enfant plan was absolutely unprecedented in the history of urban planning at the time it was created. The scale of a single master plan even greater than St. Petersburg's from the prior century was a very audacious endeavor for a very young, very broke, and somewhat divided republic. The Senate Park Commission Plan, a little over a century later, was likewise unprecedented and part of that commission's agenda was to address the extent and nature of park space. Daniel Burnham and the other commission members essentially decided to do the first master plan for Washington since L'Enfant. Far more complex, it resulted in something that became a major catalyst for the nascent field of urban planning in the United States during the early twentieth century and had many more ramifications in Europe and elsewhere. It is time again to think long and hard about ways the seemingly insurmountable challenges of today can be met in a way that is commensurate with the achievements of the past.

So much of the Mall is really neutral space. It allows a multiplicity of events to occur. It is just as conducive to a Presidential Inauguration as it is for a protest, or the Folklife Festival, or playing touch football or simply lying in the grass and gazing at the stars. And it does all this in a way that is seamless, or seems seamless. We don't ask "When was all this designed, when was it built?" It was built over many years, through decades spanning over two centuries. It has been changed many times. There was a lot of conflict during many stages of its development. And now it looks simply inevitable and it seems to me that that kind of spirit needs to continue in any extension of the Mall.

The idea that I present to you came out of these great concerns of how you expand the Mall and if you do, as Arthur Moore said very well, everyone wants to be front and center. So one of the challenges as they say in real estate development is creating location where it doesn't exist. It has to be done here.

The other part of my idea really comes from the discussion for the proposed museum connected with the World War II Memorial. Now there's a visitors center at the Vietnam Memorial, another visitor center here, another museum there. All very specifically focused on XYZ monument. Why not create something like the Imperial War Museum in London, as a friend said to me, and take care of it all? I'm not sure if either "imperial" or "war" is something we should be thinking about. Why not a Peace Museum? But that doesn't take care of a lot of the history that has to be told about the people and events represented on the Mall: George Washington, Abraham Lincoln, World War II, Ulysses S. Grant, Vietnam, Korea, Martin Luther King, Thomas Jefferson, and also the Constitution.

Why not a museum of Democracy, which is what we are all about? It should have a very broad and inclusive agenda, embracing both historical and commemorative dimensions of this phenomenon in the United States. It should depict the epic struggle for democracy in the late eighteenth century, then a really weird idea in some people's estimation. It must demonstrate how radically different this form of government was from other governments at that time.

The museum could likewise depict how obtaining democracy has also been an ongoing struggle with new challenges arising in every era. It is still a struggle for us in a number of ways. Democracy is not an easy thing to achieve and it is not easy to keep. The museum should delineate the fundamental nature of the democratic process irrespective of the level of government. It should illuminate how the democratic process works at the federal level but also at the state and local levels – in cities, in rural areas, and in all sorts of places in between. It should emphasize the democratic ideals but also show how messy and unpredictable the process can be: the worst form of government, to paraphrase Winston Churchill, except for all the others.

It could highlight key champions of democracy over time, including presidents, members of congress, and other delegated leaders at all levels but also figures in the arts, law, in business and any other field. Any figures who have made a significant contribution to thought about and/or to being democratic. This could be a dazzling array of people of all kinds. It should provide ways in which visitors can experience democracy firsthand, for example participating in an election, a town meeting, oratory. It could make participating something people would want to do. It should have both permanent exhibits of historic facts and special exhibitions such as a commemoration of the signing of the Constitution or of the

Civil Rights Act. Or to honor a major figure or present an important phenomena such as sacrifice through combat for the republic.

The role of the museum would be complementary to that of other repositories. It would focus on its subject such as no other institution with a broader mandate can accomplish. And in so doing, the museum could emphasize the multiple dimensions of democracy in ways that will never occur at another single place at any given time. As a result, the museum would not contain extensive long-term storage space that would compete with those of the Library of Congress, the National Archives, or the Smithsonian Institution. The importance, extent and complexity of the story to be told require substantial size, with extensive gallery space but also space for lectures, symposia and the like in addition to the usual administrative space and space devoted to visitor accommodations.

Both the scope and the subjects to be explored and the large number of first-time visitors coming from across the country and around the world suggest that a substantial portion of the space be devoted to a permanent exhibition. This space could be located centrally within the museum – visually and perceptually - serving as an anchor for all other spaces. Or perhaps the permanent exhibit could be very much like democracy itself. Permanent yes, but something that is in a constant state of change.

Space for one or more changing exhibitions would also be an important feature of the museum and closely integrated with the permanent exhibition space. Here topical subjects could be explored in greater depth and expand upon the permanent exhibition's central themes. These spaces may also be the most appropriate for demonstrations of democracy in action in which visitors can participate. Any open courtyard or space should not only carry appropriate symbolic overtones but should really lend to functions beyond circulation and certainly beyond fundraising, for which major spaces seem to be created nowadays. Spaces should be consistent with the mission of the museum overall.

Last, but certainly not least, there should be functional and physical connectivity to the outside. The idea that the most important public buildings are put in parks did not originate in Washington, but it was codified here as construction of the Capitol was progressing in the late 1810s and 1820s, giving national importance to a practice already employed for numerous courthouse squares and college campuses. The idea of a park that is fully accessible to people all the time, where children can play, where lovers can gaze, where friends can meet, where visitors can refresh, this is an integral part of our public space - greatly enlarged and enriched by the McMillan Plan, which was fundamentally democratic in its function, even if it more often had aristocratic overtones in its particulars. Just as L'Enfant's plan, it was transformed by the need to maintain the idea of our greatest places placed in a park that is accessible to all the people all the time. This is as fundamental to our democracy as any political process.

Thanks.

(APPLAUSE)

**Christian Zapatka, designer:**

The National Mall Third Century Initiative recognizes the necessity of expanding the conceptual definition and programmatic space of our National Mall to meet the needs of American democracy in this new century and millennium. The key to the expansion of the Mall's programmatic space is the reformulation of the vast acreage of East Potomac Park and Hains Point. Our proposal is to create a destination that would be characterized by a tower. Currently, an underutilized site with little programmatic usage, Hains Point is a site to be developed as a natural extension and additional focal point of the Mall.

This map marks the significant hills that surround the city. Capitol Hill of course, the hill that the Lee House sits on and the National Cathedral site. What we are proposing is to respond to the natural topography of the city and further this idea of the importance of the hill as a site in Washington. Our proposal is to create a destination that would be characterized by the experimentation of blending architecture and landscape. This experimental use of architecture and landscape serves as a site dedicated to the environment and ecology as well as provide a center for assembly, performance, and

activism of many forms. This proposal would in fact to build up the landscape. The Mall sits very low, and is so characterized by the flat expanses of land. We're looking beyond the Mall, to the larger metropolitan identity of the city. In fact, making an artificial landscape at the end of Hains Point that is so desolate at the moment, yet in the middle of water and a place with incredible views. We came up with the idea of creating a lookout point and indeed as we have such restrictions on building height in this city, we wanted to create height from which one could look out around onto the city and the rapidly expanding suburbs, and get the sense of the land, not just buildings. A synthesis of the two.

Just as the very foundations of the second century Mall was the dredging of the Potomac riverbed, in this situation earth, too, would be the palette. Our tower structure would further the horizontal expansion space of the Mall as well as serve as a vertical anchor for the Third Century Mall. Recalling the historic precedents of man-made and natural forms merged, continuing to recently with Frank Lloyd Wright's proposal for Ellis Island in New York, this is an example of places formed by the convergence of landscape and manmade form, artificial landscape, building as land, synthesis. Recalling historic precedents in which man-made and natural forms merge, earth is used here as form. The site becomes building and land with a program of discovery. This structure, as placed would incorporate programmatic functions, with educational exhibit space all accessible by land and by water as called for by the conception of the Mall under L'Enfant's master plan.

Our proposal for Hains Point would combine the history of landscape, ecology and environment. Memorializing not any particular group of men but rather the significance of this nation's vast wilderness in formulating the American identity. What will particularly effect the conception of the Third Century Mall is that environmental awareness and sustainability become more and more vital for the future of this country. This organic form at the end of Hains Point, this structure would be created from environmental, green building practices, creating an environment in which the visitor can wander between closed and open spaces.

This diagram shows the merging of landscape and built form, and seeing what the synthesis can produce. Creating a site that is elevated, which provides a focal point destination from which to look back into the city and out beyond to the landscapes of Virginia and Maryland. So the synthesis of design as well as program space is important. What kind of programs could be in here that relate to knowing this need to call attention to the land, but also knowing how the land has been manipulated and used? This is an experimental approach to landscape and architecture. So the exterior structure would act as an artificial landscape. Allowing for assembly as well as viewpoints. Just as the steps of the Capitol lend themselves to gatherings, so the terraces of the structure would allow similar potential at a much larger scale. It would be permanent and a desired destination. Thank you.

(APPLAUSE)

**Don Hildebrandt, architect:**

(Presented by W. Kent Cooper, FAIA)

Landscape architect Don Hilderbrandt could not be with us this evening. Here is his interesting proposal and site plan.

“To be a candidate for memorial and museum sites, East Potomac Park needs to be lined in a bold and visible manner from both the north and the east. This can be accomplished by extension of 14<sup>th</sup> Street, which goes up and over I-395, Metro and the railroad, landing on East Potomac Park and then connecting to M Street, SE, across the Washington Channel on a low level bridge.

Also from the north, L'Enfant Promenade can be used to provide a direct link from the Mall.

A new canal that provides a water short cut form the channel, and its marinas, to the Potomac River would provide sailboat access.

The District's new waterfront development plans along Maine Avenue will bring a sense of place and much needed vitality to that area. Similar development, across the channel in the Park, would add to the vitality to support numerous memorials and museums and new recreational uses in East Potomac Park."

(APPLAUSE)

**W. Kent Cooper, FAIA, architect and Coordinator, National Mall Third Century Initiative:**

Now for my own concepts for solving some of the major problems.

Transportation access on the Mall is a mess. Here is an idea for addressing that problem as well as untying the tangle of transportation routes that cross the northwest end of East Potomac Park, creating a functional and visual barrier between the Jefferson Memorial and the two-mile long open spaces of the park. Burying these routes has been estimated at approximately \$10 billion, without producing a beneficial function.

This proposal is to interlace a major parking garage, accommodating over a thousand cars and tour buses, in-between and over these roads and railways. The three automobile routes, together with the railway, would remain in place. The Metro line would be routed under the Potomac River as originally intended before construction cost reductions mandated a surface bridge.

This garage would function much like an economically viable airport parking facility in that it would have direct access from an interstate road, and would be served by a network of shuttle buses designed to efficiently transport visitors to every corner of the National Mall.

There is another major problem which needs addressing: the overuse of the central panel, between 3<sup>rd</sup> and 14<sup>th</sup> Streets for large scale events which require heavy equipment either as exhibits, or for the construction of large tents, towers, stands, etc. The Folklife Festival and the Solar Village are recent examples. A large pavilion in East Potomac Park would provide an alternate location for many such events. The grassy Mall was designed for people, not heavy machines.

This is an idea for a structure, covering about 25 acres, providing sheltered space for events which are better suited to an outdoor environment, yet would profit from a significant degree of weather protection. An arched, clear span structure could have a translucent roof, providing filtered natural daylight, but remain open at both ends so that natural draft ventilation will provide a measure of cooling during the summer months, while tempering the air in the months of late fall and early spring. The floor of the Pavilion would be permeable, a hard packed mixture of clay and gravel, well suited for vehicular traffic. Ramps would connect the pavilion to the central parking garage.

Crossing the Washington Channel should be an interesting event. This idea for a connecting bridge between the mainland, near M Street, SW, and East Potomac Park offers the opportunity to add interest to both the auto trip across the channel as well as to the boat trip entering the channel from downriver.

A narrow teardrop shaped island is constructed in the middle of the channel, and anchors the central span of the bridge. At the northwest end of this island, looking towards the marina end of the channel and the Washington Monument beyond, an all-weather restaurant with a canvas-covered sundeck has been located. This year round dining facility can be accessed by foot, water taxi or shuttle bus.

And finally, the close to four-mile long roadway which loops around the perimeter of East Potomac Park has wonderful water views all the way, but is a monotonous drive. This is largely due to the fact that it is unrelieved in its straightness. While over the next few decades a full replanning of the park may well replace this perimeter road with a more interesting design, this modest idea is an attempt to alleviate this problem without a major relocation of the road. Call it a "stop-gap measure."

This concept proposes to make minor diversions along the road at least four locations that are intended to create a sense of place, and a visual destination. Functionally, these would provide an area suitable for a modest memorial, a pedestrian shelter pavilion – for a place to meet, or a small snack stand. Visually, they will relieve the monotony of the drive, and suggest the possibility of breaking the drive with a short stop.

### **Q&A with Audience:**

1<sup>st</sup> Audience Question: First I'd like to thank Judy and Kent for an excellent evening and for getting together with all the architects. My feeling is that the Kennedy Center is a part of the Third Century Mall. And if the Supreme Court decides not to transfer itself into the Third Century Mall on the south axis, I think it's very important for people to conceptualize the nature of a national museum there. What other project would be comparable to rebuilding the royal palace in Berlin? Someone has to start thinking about getting Congress and the American people behind a multi-million dollar museum. I'm thinking about the suggested Democracy Museum, with monorail transportation through it.

Feldman: One of the priorities we've been talking about is transportation. The Park Service transportation program essentially centers around the Tourmobile. It's a nice program if you're a first time visitor to Washington. But for the rest of us... It's almost impossible now since they've closed the parking lot near the Washington Monument. It was one of my favorite places to stop in for a quick visit, climb up the mound, and look out over the scene. Now that that's gone, for those baseball, softball, Frisbee players it's very difficult. Ideally what we'd like to see is multiple sources of transportation. Bike trails, a trolley system, a golf cart type system that constantly moves around the Mall. Clearly that is an important priority.

Cooper: We really haven't had a chance tonight to talk about the Third Century Initiative. It is really composed of nine taskforces that are working on various aspects of the Mall. Expansion of the Mall is one of them, and we've focused on that one tonight. The focus always seems to lean towards East Potomac Park and the riverscape issues. But there are another set of problems. The Mall lacks the kind of liveliness from ad hoc and other events in the open space. The transportation system is hard. It is also a lousy place to try to find food – try and find food at night. And usage along the riverscape is just wild. These are things we are trying to address and are going to address over the next few years. Probably the next time we have this kind of meeting we'll be focusing on what happens to the existing Mall. We look forward to that and hope that you all stay with us and support that kind of an activity, too.

2<sup>nd</sup> Audience Question: If I could say a word about the loop around East Potomac Park. There are bikers who use it regularly. Track people come out to run. Taking away that open space I don't think would be a very positive idea. The city lacks open space and that is a good open space. But I think it's a great idea that you're doing this.

Feldman: There are several proposals and this is just one. We are up on Capitol Hill trying to get Congressional people to listen because they keep saying, "Where do we put the new memorials?" We say, "Well, you've done a map." They call them areas of reserve. Let's take those areas and make them an expansion of that original idea of 1791. So we intentionally are using land that has been accepted by NPS, the National Capitol Planning Commission, the Commission of Fine Arts and Congress as reasonable locations for new public space. East Potomac Park used to be a much livelier area. These are all important considerations. When we're talking about change, we're not talking about next year, or the next five or ten years. It is a long-term program which can slowly adapt. An evolving set of designs that suit our evolving democracy.

Longstreth: I'd like to add a little to that. I cannot think of another city that has so much waterfront that is so unrelated to it, perceptually, as Washington. There are river cities and river towns, and port cities and port towns, maybe it is because Washington never had a port that leads to that result. But I think there are many things to do right now to make East Potomac Park charming. Before our dog died we spent a lot of time down there. But I think it is understating it enormously that it is underutilized at the moment. It presents a wonderful opportunity, not only for visitors but also for the Southwest district that is a real live neighborhood. One that has long been underestimated. And an important piece to truly connecting public space to living space in a way that occurs almost never now. Apartments with promenades in Southwest and the waterfront in Georgetown are almost the only places where there is real public interaction with the

waterfront. I think one of the things here would be to seize that opportunity and bring more of the city into East Potomac Park. One of the problems we all often have with change is, why can't it just remain as it is?

3<sup>rd</sup> Audience Question: Apropos of the Big Dig in Boston, has anyone considered putting the 14<sup>th</sup> Street Bridge, I-395, and all those, underground?

Moore: That has been estimated to be a \$20 billion project.

Cooper: If you look at the Legacy Plan developed by NCPC in the late 90s, you'll see that the plan looks amazingly simple with just one little bridge. And you think, "Boy, what a neat plan." But what's happening underneath is...I think Arthur is probably right, it would be about \$20 billion.

Moore: Look at what was spent on the so-called mixing bowl in Springfield, Virginia. I think the monumental core doesn't deserve less. But we've got VRE, the Georgetown Line, CSX, Metro and Amtrak, that's an awful lot of infrastructure.

Schneider: With our plan we wanted to confront this issue by kind of stacking things on the bridge, which creates a sculptural gateway to the capital city.

4<sup>th</sup> Audience Question: One plan shows a double-decker bridge, and here it shows an elevated deck. How is it going to elevate gradually with so little space? If you do that you're going to build wall behind the Jefferson Memorial. I think the far better thing to do would be to consolidate the project, have a tunnel under the streets. I have a website, it's [www.southcapitolstreet.org](http://www.southcapitolstreet.org), where you can read about how the greenway on South Capitol Street is being destroyed by uncontrolled development. But I'd like to talk to you about having a workshop about doing an integrated southwest plan. It is suffering from neglect, townhouses right next to the freeway. With the Banneker site, there's no room for the street to go through the wall...

Cooper: I think we've reached our objective of opening up discussion. (LAUGHS)

Feldman: What we need is implementation. The L'Enfant Plan is simply a plan, it isn't implementation. The McMillan Plan allowed Congress to set up the Commission of Fine Arts to oversee, but not really implement the plan. So the first thing we're saying is we need a plan, the second thing we need is implementation. In our public seminars in 2004, we had representatives of the Central Park Conservancy and the San Francisco Bay Recreational Park come to talk about the process of making a conservancy. It would be a public-private partnership in which you have an authority to actually implement. This is the absolutely crucial question here because you can have all the review agencies in the world, but the only way to petition for a new memorial is to go to Congress. And then Congress says yes, and all we have is a reactive way of working. So tying into what we're saying here tonight, we need a Master Plan and we need a means of implementation that's got authority, that's got teeth. So we've got plenty to do.

Schneider: I'd like to add something about memorials being on the Mall. One of the things that Matt and I wanted to focus on specifically is the concept of instead of having static memorial space, we create open space which becomes a living memorial. So we're not taking anything away, but giving space back.

Feldman: If we plan, it's not going to stop a memorial. But we've taken a tactical approach to a practical problem. There are going to be more memorials and museums. Our children and our grandchildren are going to do wonderful things and have some good ideas. They are going to want to put memorials somewhere, probably close by the great monuments. We could actually prepare where to put the memorials for the future if we have a plan. Kent and I kept thinking, what is this whole Third Century thing? What is the concept that could hold it all together? And it is transportation and circulation. We've got dead ends, we've got areas you can't get to. If we could create new pathways and means for using them, we could totally alter the way we experience the city. And I grew up here, but I don't go to the Mall because there is no way to get there, and when I get there aren't things happening there regularly. So I think transportation and circulation are really democratic things. They allow you to have access.

Cooper: I think that we've been long suffering for a long time tonight. The designers are going to be here and if you have any questions related to any particular design, please feel free to contact them. Thank you very much for coming.

(APPLAUSE)