

OUTLINE OF TESTIMONY OF REPRESENTATIVE OF THE APPLICANT, JANE
CAFTRITZ, THE MORRIS AND GWENDOLYN CAFTRITZ FOUNDATION

- I. Introduction of Applicant
- II. Goals and Objectives of the Project
 - A. Residential, Retail, Arts and Cultural Uses
 - B. Innovative Entertainment Experiences
- III. Community Dialogue Process
- IV. Benefits and Amenities
- V. Conclusion

OUTLINE OF TESTIMONY OF BEN WOOD, STUDIO SHANGHAI

- I. Introduction
 - A. Project Architect, Studio Shanghai
- II. Description of Project
 - A. Vision for Site
 - B. Design Considerations and Drivers
 - 1. Enhanced Pedestrian Experience
 - 2. Importance of Placemaking
- III. Conclusion

OUTLINE OF TESTIMONY OF MATTHEW BELL, PERKINS EASTMAN

- I. Introduction
 - A. Project Architect, Perkins Eastman
- II. Site Location and Description
 - A. Overview of Site, Surrounding Area, and Land Use
 - B. Existing Building and Site
- III. Description of Project
 - A. Site Configuration
 - B. Proposed Design and Buildings
 - C. Revisions to Design and Response to Zoning Commission, Office of Planning and Community
 - D. Description of Materials
 - E. Areas of Flexibility Requested
- IV. Conclusion

OUTLINE OF TESTIMONY OF BARBARA MOSIER, TRANSPORTATION ENGINEER,
WELLS + ASSOCIATES

- I. Introduction
 - A. Project Transportation Consultant, Wells + Associates
- II. Site Area and Conditions
- III. Access Considerations and Circulation
- IV. Discussion of Traffic Impacts of Project and Traffic Demand Management Plan
- V. Discussion of Loading Impacts of Project and Loading Management Plan
- VI. Conclusion

Professional Experience

Benjamin Travis Wood

Benjamin Wood, a native of Roswell Georgia, graduated in 1969 from North Carolina State University with a B.S. in Civil Engineering. He attended Law School at the University of Colorado Boulder before leaving to accept an officer's commission in the US Air Force. He served 6 years as an aerial reconnaissance pilot in a supersonic RF-4 Phantom Jet. After leaving active duty Captain Wood spent four years as a self-employed general contractor and real estate developer in Durango Colorado. In the neighboring gold mining town of Silverton Ben opened a restaurant, bar, and small hotel. In the winters Ben led ski mountaineering tours into the San Juan Mountains National Wilderness Area.

Ben's career as an architect began almost 15 years after his undergraduate studies. He received a Master's degree in Architecture from MIT in 1984. His first job was with Benjamin Thompson in Cambridge Massachusetts. His first project for his mentor was a vacation house on Marthas Vineyard for the Editor-in-Chief of Time Magazine. He went on to become a Partner and was the firm's Design Director when Ben Thompson was awarded the Gold Medal by the AIA in 1988. Ben Wood was the Partner-in-Charge for the redevelopment of Spitalfields Market, City of London (3 million sq. ft.) and the Chief Architect for the Minato Murai complex, a 3.5 million sq. ft. mixed-use project in Yokohama Japan (in association with Nikken Seikkei). In the 90's, first as a principal of his own firm in partnership with Jane Thompson and Wood, and later with Wood and Zapata, Ben authored master plans for the Revitalization of New York's Times Square (1993), Lincoln Road and the Art Deco District in Miami Beach (1992), Playhouse Square in Cleveland Ohio (ULI Award of Excellence), and developed growth management strategies for the Rocky Mountain resort towns of Snowmass, Aspen, and Telluride Colorado and for Park City Utah.

Ben's first commission in China was Xintiandi, a cultural entertainment district in Shanghai. The project received a 2003 Award of Excellence from the Urban Land Institute.

His most significant contribution on a major project outside of China was as the Chief Architect of New Soldier Field in Chicago, home of the Chicago Bears. Completed in September of 2003 at a cost of 620 million US\$, this 64,000 seat stadium was built in a record 19 months. Co-designed with his former partner Carlos Zapata, New Soldier Field was named by the New York Times as one of the ten best buildings of 2003. Other buildings done in collaboration with Carlos Zapata include the Bethesda Academy for the Performing Arts, the Publix Grocery Store in Miami, Beach, the Chicago Bears Football Club Practice Facility, and Terminal "J" at the Miami International Airport.

Following the opening of Shanghai's Xintiandi in 2002 and the completion of the New Soldier Field Ben moved his architectural practice to Shanghai. In the fall of 2005 Delphine Yip, a long time associate, became

Ben's partner in his new firm Studio Shanghai. Completed projects include Wuhan Tiandi, Chongqing Tiandi, Xihu Tiandi, Qianmen Avenue in Beijing, and Lingnan Tiandi in Foshan. The Studio's 2011 design for the mountain resort Naked Stables and Private Reserve received several international awards for design and architecture. In 2009 Ben and Delphine's Studio Shanghai co-led a team of Chicago architects in preparing the city's 2016 Olympic Bid. Their design for the Chicago 2016 Olympic Stadium was cited for excellence by the USOC when Chicago was selected as the Bid City to represent America.

Studio Shanghai worked as one of the lead designers for the new Shanghai Disney World which opened in 2015. Ben's team designed the majority of the non-gated attractions of the Theme Park, including Disney Town, a 350,000 square foot retail, dining, and entertainment zone. Among Ben's designs is of the the largest Disney store in the world.

2015 was also the year that the commercial complex at Shanghai's Hongqiao Transit Hub opened. This design by Ben's Studio was the the final phase of the world's largest building complex and busiest transportation center with over 1.5 million visitors daily.

In 2016 the Studio's master plan and streetscape design, Wuhan city's Zhongshan Avenue, with over two miles of facades, shop-fronts, and civic buildings, won an ISOCARP Awards for Excellence 2016.

Three and one-half decades after Ben Wood began a career as an architect over 300 million people a year visit an entertainment destination he designed. Today Ben continues this work with extraordinary clients and colleagues transforming the urban landscape of many of the China and the world's great cities.

Awards

National American Institute of Architects Honor Awards

JPBT Advisors Headquarters

Deloitte & Touche Corporate Headquarters, Wilton, Connecticut

Record Houses Award

Landes House

Interiors Magazine Award

JPBT Advisors Headquarters

Architectural Record Award

JPBT Advisors Headquarters

2001 上海市优秀工程设计（民用）一等奖

Shanghai Xin Tian Di

2003 ULI Award for Excellence

Shanghai Xin Tian Di

ULI Award for Excellence

Playhouse Square Revitalization Plan, Cleveland, Ohio

ULI Award for Excellence

Lincoln Road Renovation and New Construction, Miami Beach, Florida

AIA Distinguished Building Citation 2004

Chicago Bears New Soldiers Field, Chicago

Business Week/Architectural Record China Awards 2006

Zhujiajiao Cambridge Water Town

2006 International Architecture Award: Shanghai Xin Tian Di

Hongqiao Tiandi 2015 MIPIM ASIA Commercial Complex Gold Prize

Wuhan Zhongshan Avenue, ISOCARP Awards for Excellence 2016 Merit Prize

Media Interviews

Shanghai Documentary Channel

"Up Close", CCTV- 9

Discovery Channel

CNN

Los Angeles Public Radio

Publications

The Bund Magazine

South China Morning Post

New York Times

San Francisco Chronicle

Chicago Tribune

Boston Globe

Harvard Review
New Yorker
The Economist
Architectural Record
Design International
Wallpaper Magazine
Shanghai Architectural
GA Document #75

Lectures

Harvard University
MIT
Chicago Institute of Technology
Chicago Design Institute
Georgia Institute of Technology
National University of Taiwan
Qing Hua University, Beijing
Tong Ji University, Shanghai
Design Hotel Forum 2005
Brands and Designers China Initiative 2005

Client's list

Shui On Properties
China Resource
Huafa Group
Lodha Group
Oversea Chinese Town Group
Vanke Group
Trust Bridge
Rongqiao Group
Shanghai Bund de Rockefeller Group Master Development Co., Ltd.
Chongbang Group
Starwaly Properties Group
Capitaland China Holding Group
Shanghai American School
Shanghai Cambridge Forest
Shanghai Zhujiajiao Investment Company
Chicago Bears
IndoChina Capital Co., Ltd

Beijing Guohua Real-estate
China Nanjing Jian Xin Real Estate Development Co., Ltd
Dalian Urban Plan Bureau
HKR International Limited
Jinan Springs New World Real Estate Co. Ltd
Lijiang Shi xing Real Estate Development Co., Ltd
Miami Dade Aviation Department
Morningside Hua Xing Business Management Consulting (shanghai) Ltd.
Shanghai Star
Tianjing Zheng Hua Real Estate Development Co., Ltd
Tohigh Real Estate Development Co., Ltd
University of Pennsylvania

Current Projects

Guiling Tashan Commercial Town, Site area:57,900m² GFA:46,090m²
Guangzhou Enning Road, Guangzhou, Site area:60,000m² GFA:72,088 m²
Wuhan Qingdao Road, Wuhan, Site area: 65,000m² GFA:121,088 m²
Qingpu Panlong Old Town, Shanghai, Site area:132,000m² GFA:54,000m²
Deqing Xinshi Old Town, Zhejiang Province, Site area:83,000 m² GFA:62,000m²
INFRA KOLSHET Clariant, Mumbai Site area:6,500m² GFA:7,500m²
The Park Retail, Mumbai Site area:7,350m² GFA:9,850m²
Entertainment Park, Palava Site area:58,000m² GFA:60,000m²
Art Place at FORT TOTTEN, Washington

Completed Projects

Hongqiao Tiandain, Shanghai, Site area:78,265m² GFA:395,452 m²
Ruihong Tiandi, Shanghai, Site area:24,077 GFA:58,495 m²
Wangrong Road Warehouse, Shanghai, Site area:59,220m² GFA:73,088 m²
Wuhan Zhongshan Avenue, Wuhan, Site area:39,000m² GFA:475,774m²
Shanghai Disney Town, Shanghai, Site area:90,000m² GFA:40,000 m²
Dream Center, Shanghai Site area:334,071m² GFA:1,122,805 m²
Wuhan Tanhualin Wuhan, Site area:37,000 m² GFA:40,000 m²
Naked Stable Zhejiang Province, Site area:154,007m² GFA:9,714m²
Foshan Lingnan Tiandi Guangzhou Province, Site area:55,020m² GFA:70,217m²
Wuhan Tiandi Wuhan, Site area:33,437m² GFA:72,242m²
The Bridge Shanghai, Site area:16,232m² GFA:16,521 m²
Zhujiajiao Cambridge Watertown Cultural Village, Shanghai
Prague Stojanovs Farm Masterplan, Prague
Taipingqiao Masterplan Updates, Shanghai
Rock Bund, Shanghai

Danang Riverside Tower Project, Vietnam

Tai Ping Qiao Xi'zang Lu masterplan, Shanghai

Chong Qing Xintiandi, Chong Qing Site area: 32,000m²; GFA: 83,200m²

Lijiang New Town Mixed Use Development Masterplan, Lijiang

West Wood Green Residential Project, Shanghai, Site area: 153,142m²; GFA: 108,700m²

Zhujiajiao New town masterplan and residential development, Shanghai

Hangzhou Xihutiandi, Hangzhou

Luodian Old Town Redevelopment, Shanghai

Shanghai American School Performing Art Center & Black Box Theater, Shanghai

New Chicago Bears Stadium at Soldier Field, new construction and renovation

1.5 million square feet, 63,000-seat football stadium

Concourse J, Miami International Airport, Miami, Florida

400,000 sf, new 15-gate international and domestic concourse for United Airlines,

Nijyo Mixed-Use Commercial Project, Kyoto, Japan

400,000 sf new building for SONY Superstore and 13-screen multiplex cinema for Virgin

Cinemas, Philadelphia, Pennsylvania

8-screen multiplex for the University of Pennsylvania

Imagination Stage Children's Theater Bethesda, Maryland

30,000 sf

Suzhou Creek Master Plan, Shanghai

a masterplan and design project for 2-km long riverfront area(46.6 hectares) north of Suzhou creek

Peace park, Shanghai

Re-planning of a high-density housing development and establishing a visual and architectural link between Peace park, commercial office towers, and housing towers

Great World, Shanghai

Urban adaptive reuse of historical entertainment complex built around 1920's

Shanghai Star Hong Qiao Road Residential Development, Shanghai

80,000 sq m of high end residential units of old and new villas, and four modern towers.

Dalian Old Town Redevelopment, dalian

Shipyards, Shanghai

Tianjin Jinghai Residential and Commercial Development, Tianjin

Nanjing Zixin Masterplan Development, Nanjing

Shihlin Paper Mill Redevelopment, Taipei

78,000 sq m adaptive reuse project of old papermill into cultural commercial area.

Xintiandi, Shanghai.

55,660 sq m. renovation and new construction of two city blocks into entertainment district.

Jing An Masterplan Lot 40 & 46, Shanghai

280,000 sq m of mixed used development (residential, retail and hotel)

Lakeville, Shanghai.

47,000 sq m. of high end residential units in the vicinity of the Xintiandi development.
Private Residence, Shanghai.

2,000 sq m luxurious residence

La Maison, Shanghai.

Interior design of French cabaret and club.

DR Bar, Xintiandi

Publix Flagship Supermarket, Miami Beach, Florida

Chicago Bears Field House and indoor Practice Field, Lake Forest, Illinois

Bethesda Unified Identity and Streetscape Master Plan, Bethesda, Maryland

Lincoln Road Renovation and New Construction, Miami Beach, Florida

Albion Hotel, Miami Beach, Florida

Marui Department Store, Tokyo, Japan

Mycal Mixed-use Complex, Tokyo, Japan

Pearl City Retail and Entertainment Complex, Penang, Malaysia

Kimball Junction Master Plan, Park City, Utah

Silver Creek Junction Master Plan, Park City, Utah

Times Square Interim Plan and Design Guidelines, New York, New York

Playhouse Square Revitalization Plan, Cleveland, Ohio

Previous Experience (Principal Designer and Planner)

Snowmass Village Design Guidelines and Snowmass Village Town Center, Colorado

Spitalfields Redevelopment Master Plan, London, UK

Minato Mirai 21 Development Plan, Yokohama, Japan (Competition Winner)

Daiba District, Tokyo Bay, Japan (Competition Winner)

Nokendai Mixed use Community, Yokohama, Japan

Westwood Village Hotel and Mixed use Development, Los Angeles, California

McWhirters Marketplace, Brisbane, Australia

Custom House Docks Redevelopment, Dublin, Ireland

Century City Marketplace, Los Angeles, California

Union Station Redevelopment, Washington, DC

New York University Law School, Filomen D'Agostino Hall, New York, New York

Burlington Waterfront Master Plan, Burlington, Vermont



MATTHEW BELL FAIA

PRINCIPAL

EDUCATION

Cornell University, Master of Architecture in Urban Design

University of Notre Dame, Bachelor of Architecture

REGISTRATION

Matt is a Registered Architect licensed in the District of Columbia, Maryland and New York.

MEMBERSHIPS

He is a Charter Member of the Congress for the New Urbanism, former President, of the Neighborhood Design Center of Baltimore, Maryland (1997-1998), former Director, of the Mayor's Institute on City Design Northeast (1994-1999), and, the Vice President of Restoring Ancient Stabia, Castellamare di Stabia, Italy (2003-Present). Matt has also contributed to the American Architectural Foundation's Forum on Urban School Design.

TEACHING

University of Maryland School of Architecture, Professor with Tenure

University of Miami, Part-time & Visiting Appointments

Cornell University, Department of Architecture, Lecturer and Visiting Critic

AWARDS

ENR Mid-Atlantic, Best Projects: K-12 Education, Dunbar Senior High School, 2014.

Matthew Bell has been a practicing architect and professor of architecture for over 30 years. His national and international architectural and urban design experience ranges from small-scale buildings and studies for existing neighborhoods to the design and implementation of new towns, campuses and cities. Creating a diverse portfolio of work has led Matt to develop unique insights into the urban-environment and design-issue challenges facing our cities, towns, and suburbs.

As Professor at the University of Maryland's School of Architecture, Planning and Preservation, Matt's focus is on town planning, urban design and leading the urban design curriculum at all levels of the program. He also directs the school's efforts in the revitalization of Castellamare di Stabia, Italy, which has included projects for a new archaeological park, infill development for the historic center and transit-oriented development.

LARGE SCALE DESIGN

4-H National Headquarters

Chevy Chase, Maryland

Ongoing projects include the preparation of a Master Plan, workplace strategies, and hospitality repositioning to meet both the long and short term goals of the 4-H

Anacostia Waterfront Initiative

Washington, District of Columbia A new waterfront plan reconnects the important asset of the waterfront to the adjacent neighborhoods and provides for a new waterfront park system, public amenities along the waterfront, and improved pedestrian circulation to sports venues on the site

Armed Forces Retirement Home

Project Location

Washington, District of Columbia Preliminary design concepts for the development of 77 acres of this property. The plan includes a mixture of adaptive reuse and sensitive new development, retaining and building upon the general character of the site

Arverne By-The-Sea

Rockaways, New York

This award-winning design knits together the subway and the sea, creating a unique transit-based beachfront community. The radial plan orients each of the neighborhoods around the previously underutilized subway station

Barry Farm

Washington, District of Columbia

Master Plan to redevelop a troubled 25 acre public housing site, establishing a mixed-use program comprised of retail, generous open spaces, and diverse residential types. The plan is centered around a two acre park and provides for direct connections to the existing Metro Station as well as future light rail. Phasing plan maintains the existing residents on site during construction

Biscayne Landing

Miami, Florida

The community will offer a variety of housing types, including high-rise condominiums, villas, townhouses and mid-rise lofts, located around a vibrant Town Center, filled with shops, entertainment and restaurants. The entire development will overlook lush mangroves and the thriving wildlife habitat of the Oleta River State Park - the largest urban park in Florida

RIA

Washington, District of Columbia

Master plan for a vibrant mixed-use, mixed-income community located near the Rhode Island Avenue Metro; replaces an existing 1930s affordable housing project. Analysis of habitation patterns, multiple phasing strategies with housing typologies for each strategy. A stage 1 PUD has been filed for the project

City of Bahçesehir, Master Plan: Phase II*

Bahçesehir, Turkey

The design was guided by the idea that the form of cities and towns should support and nurture the qualities of civic life and community. The scheme includes a vast range of residential buildings, 10,000 sm. of commercial retail and office space

Crown

Gaithersburg, Maryland

A transit-oriented community in close proximity to a state-of-the art high school, high-quality retail and a

Light Rail Station. Allows for approximately half the population to live within two blocks of the transit station, and more than 70% within walking distance

- Crown HOA: 8,000 sf community center adjacent to an existing pool. The new building features a community great room, yoga studios, climbing wall, and a terrace with grilling capabilities for community use

Crystal City Redevelopment Plan

Arlington, Virginia

Mixed-use urban neighborhood developed on the principles of the super block. With the Base Realignment and Closure Commission (BRAC) dictating the relocation of many tenants to military bases the firm undertook an effort to create a new vision repositioning the development for major landowner, Vornado/Charles E. Smith

DC Ballpark Site Evaluation Study

Washington, District of Columbia

A comprehensive review 32 potential sites in the city that could be considered for a ballpark, further study on how the final two preferred sites offer the greatest potential for economic development associated with a new ballpark district

DC Housing Authority: Greenleaf Land Use Planning

Washington, District of Columbia

Master Planning for the redevelopment of two public housing projects selected as part of the New Communities Initiative to address crime and poverty. Plan supports the objective of providing quality affordable housing and fostering sustainable communities.

David Taylor Research Center*

Annapolis, Maryland

The proposed redevelopment envisions the design and construction of a state-of-the-art high technology campus situated at the mouth of the Severn River, overlooking the U.S. Naval Academy and historic Annapolis

Eisenhower East, Master Plan

Alexandria, Virginia

A master plan that accommodates over 16 million sf of retail, residential and office space. The plan features an interconnected system of neighborhood squares, public plazas and parks, all woven together by a new street network

East Campus Town Center*

College Park, Maryland

A series of master plan studies which focused on providing sites for housing, research and retail development integrated the area with the campus proper and provided clear direction about how new development could be intelligently and sensitively integrated with the surrounding context

Georgia Avenue - Petworth Metro Station Site

Washington, District of Columbia

A new master plan for one of the oldest retail and residential corridors in the Nation's Capital. Long considered the poor cousin of residential/retail areas in the city, this initiative will remake the area into a series of neighborhoods, each with their own retail center, and renovated or new housing stock

Great Streets

Washington, District of Columbia

A comprehensive strategy encompassing 22 miles of roadway, utilizing public investments in infrastructure, streetscape improvements, land use planning, and development assistance to catalyze private investment and improve neighborhood quality of life; creates a physical environment for expanded opportunities in retail, housing, employment, and community needs

Grosvenor Metro Station Master Plan

Bethesda, Maryland

A compelling vision plan for the Grosvenor Metro site and neighborhood, establishing the properties as essential parts of the TOD master plan. The plan will be supported by new uses including residential, retail, public spaces, and possible programmatic and site connections to Strathmore Hall. The master plan creates publicly accessible open spaces, improves connections to the neighborhood, metro and open spaces, and promotes smart growth while protecting the surrounding green spaces.

Hill East Waterfront

Washington, District of Columbia

A new plan for the 67-acre Hill East Waterfront neighborhood on Capitol Hill in our Nation's Capitol. The plan will transform the area from an isolated campus of aging and abandoned buildings and large parking lots to a new mixed-use waterfront community of streets, parks and public spaces

Hull Street Corridor Revitalization Plan

Richmond, Virginia

Master plan for an auto-oriented street through redesigned street sections, massing varieties, and a plan for new development strategically placed along a corridor, the design will guide a gradual transformation of the street, which will connect a series of new open spaces and existing neighborhoods

King Farm Plan & Implementation*

Rockville, Maryland

The plan is based upon older small towns and residential areas and provides an interconnected street network with alleys, streets and boulevards designed to promote the sharing of the street by both the pedestrian and the automobile

McMillan

Washington, District of Columbia

1.8 M sf development that will significantly transform the adjacent neighborhoods, bringing jobs, workforce housing and great public places to a much treasured local landmark. Anchored at the north by medical office uses, the plan involves reuse of unique historic resources, as well as the creation of a series of parks, a retail street, a piazza, and various housing types throughout the 25 acre site

- McMillan Community Center: 17,500 sf community center with 25-yard lap pool, gallery spaces, multi-purpose catering kitchen, fitness rooms, locker/support spaces

Mt. Vernon Square District Plan

Washington, District of Columbia

A new and exciting vision for the district that meets the challenges of future growth, accommodates the growing needs of current residents and connects the many surrounding neighborhoods together into a Mount Vernon Square that becomes the next great neighborhood for the Nation's Capital

Nannie Helen Burroughs Avenue Streetscape

Washington, District of Columbia

The Nannie Helen Burroughs Avenue public realm will integrate functional and decorative arts, in order to convey the surrounding neighborhoods' legacy as an historically self-reliant African American community, while exploiting proximity to the Anacostia Waterfront Eastern Parklands and Marvin Gaye Park

National Cathedral Close Master Plan*

Washington, District of Columbia

The master plan for the National Cathedral Close in Washington, DC coordinates the future growth needs for the diverse groups and institutions occupying the site with a thoughtful plan that respects the history of the site

Newport News Downtown Design Vision

Newport News, Virginia

Vision plan to redesign the downtown area of Newport News by enhancing the waterfront potential, connecting downtown to adjacent neighborhoods, transforming the area into vibrant mixed-use environments, and expanding the transit network

New East Baltimore Community*

Baltimore, Maryland

A new neighborhood for living, working and shopping in one integrated place, emphasizing existing street and block networks. Creates a seamless joining of the Johns Hopkins' Hospital Campus and town, connecting with the future transit station at north, existing housing at east and future development along Broadway

New River at Las Olas

Fort Lauderdale, Florida

This mixed-use development along the banks of New River will transform and revitalize downtown Fort Lauderdale, giving it a new skyline and making it a distinctive destination

Shady Grove Master Plan

Rockville, Maryland

The 95 acre site at the western terminus of the DC Metro Red Line is turned from a bus parking facility into a thriving urban neighborhood centered around a series of parks, various public square types, and

immediate access to the metro. A variety of densities and housing typologies mixed with offices and retail define different neighborhoods within the design

Southern Green Line: Corridor Action Plan

Prince George's County, Maryland

Transit oriented development action plan for four southern green line metro stops at Southern Avenue; Naylor Road, Suitland and Branch Avenue for the planning department of the M-NCPPC in order to stimulate growth to a well defined urban development plan

Southwest Waterfront

Washington, District of Columbia

The design for the new riverfront neighborhood incorporates restaurants and shops with new residences above, a hotel, cultural attractions, marinas and ten acres of parks and open space. The maritime heritage of the waterfront will be celebrated through the preservation of existing resources and the reactivation of the water's edge

St. Elizabeths East: Phase I Master Development

Washington, District of Columbia

Master Plan for 183 acre campus to create a mixed-use technology-focused development, providing a mix of uses, including office, retail, residential, and the creative reuse of historic structures. The Plan maximizes value to the District by creating new job and education opportunities for DC Residents

Uptown District Master Plan

Washington, District of Columbia

A new vision for the heart of the historically African-American cultural district around the Howard Theater and U Street

Van Dorn District

Alexandria, Virginia

The planning area is transformed from its current suburban, auto-oriented character into an active urban community with smaller blocks and landscaped streets designed for pedestrians and new transit services

Westbard

Bethesda, Maryland

Vision and framework plan to transform Westbard Avenue into a signature, pedestrian-friendly main street integrating residential, retail, office, and open space into an existing neighborhood

Deanwood Community Center and Library

Washington, District of Columbia

An innovative joint-use facility that features educational, recreational and athletic programs for all ages. Housed within the building are programs, such as the Early Care & Education Center, serving the local community and others, such as a state-of-the-art recreation pool, drawing patrons from the community and from around the District and region

Dunbar Senior High School

Washington, District of Columbia

A new 280,000 gsf replacement of existing high school. The design honors the school's traditions, distinguished history and notable alumni, respects and enhances the neighborhood and creates a sustainable 21st Century learning environment that, like the school's original but demolished 1917 building, will become the pride of all of the families of the District

School Without Walls

Washington, District of Columbia

\$30M modernization and addition. The school is housed in one of the earliest surviving public school landmark buildings in the District. The design builds upon and enhances the school, creating a great urban learning environment that is a unique combination of new and old, specifically tailored to the curriculum. Certified LEED for Schools Gold

St. John's College High School

Washington, District of Columbia

20-year campus master plan for this existing 1,000-student co-educational, Catholic high school. New facilities will include a Performing Arts Center, a major expansion of the athletic center, new and renovated fields, cafeteria and library expansion, and improvements to the campus' classroom and academic support spaces, and a new 27th Street entrance. The master plan addresses accessibility issues across the campus

Stoddert Elementary School & Community Center

Washington, District of Columbia

The modernization and expansion reinforces the sense of community by creating a building that can serve as both a school and a community center. A new 48,000 gsf addition creates a new secure and accessible front door for the school that responds to the context surrounding the site and reinforces the civic presence of the school

CIVIC AND CULTURAL**Cleveland Park Library**

Washington, District of Columbia

Architectural design of a new building for the busiest local branch library in the District. The design will take cultural queues from the surrounding neighborhood and matches the urban fabric. The new 21,500 sf library is expected to achieve LEED Gold Certification.

DC Jewish Community Center

Washington, District of Columbia

Renovation of the DC JCC including early childhood and youth programs, classrooms, multi-purpose space, fitness facility and rooftop event space.



Barbara Mosier, P.E., PTOE

SENIOR ASSOCIATE

Ms. Mosier is a registered professional engineer with over 13 years of experience in a wide range of traffic and transportation projects including: traffic impact studies, corridor studies, parking analyses, intersection improvement design, and pedestrian safety evaluation. Over the past 10+ years, Ms. Mosier has worked across multiple jurisdictions in the DC Metro area on a multitude of mixed-use, residential, institutional, and office projects. A sampling of her projects is included below.

TRAFFIC IMPACT STUDIES. Conducted numerous traffic impact studies for residential, retail, commercial, industrial, institutional, and mixed-use properties in various jurisdictions across Maryland, including Prince George's County, Anne Arundel County, Montgomery County, the City of Frederick, the City of Rockville, and the City of Baltimore. This includes analysis of data, preparation of reports, and presentation of results in front of various boards and commissions.

LARGE SCALE MIXED-USE & TRANSIT ORIENTED DEVELOPMENTS:

CAPITOL CROSSING, WASHINGTON, D.C.: Located in the heart of DC in the Judiciary Square neighborhood, Capitol Crossing is a mixed-use project including 2.2 million square feet of office, residential, and retail development. The three-block site of the proposed Planned Unit Development (PUD) is bordered by E Street on the south, Massachusetts Avenue on the north, 3rd Street on the west, and 2nd Street on the east. Ms. Mosier was involved in the Traffic Management Plan and Maintenance of Traffic analysis for the highway closures associated with this project.

TWINBROOK QUARTER, ROCKVILLE, MARYLAND: Located adjacent to the Twinbrook Metro Station, this project consists of redevelopment of an existing auto oriented shopping center to a multi-modal mixed used development including over 1,800 residential units, 800,000 square feet of retail, commercial and office space and a 226 entertainment venue. Ms. Mosier is responsible for the preparation of the City of Rockville Comprehensive Transportation Review as well as consultation on the site roadway layout and access design.

EDUCATION

Bachelor of Science – Civil Engineering and Engineering and Public Policy; Carnegie Mellon University, Pittsburgh, PA

SPECIALTIES

Traffic Impact Studies

Parking Studies

Corridor Analyses

Safety Analysis

Site Access Studies

PROFESSIONAL REGISTRATIONS

Registered Professional Engineer:

Maryland

PROFESSIONAL AFFILIATIONS

Institute of Transportation Engineers – Member

ITE Certified Professional Traffic Operations Engineer (PTOE)

WTS, Baltimore Chapter

WELLS + ASSOCIATES

Transportation Consultants ■ INNOVATION + SOLUTIONS

WHITE FLINT CR ZONE PROJECTS, WHITE FLINT, MARYLAND: Ms. Mosier has been involved in numerous projects within the White Flint Sector Plan area, including the Pike and Rose development, the Grand Park development and the Wilgus Property. These projects all seek to redevelop the existing auto-oriented retail heavy Rockville Pike corridor to a dense multi-modal mixed use environment with a significant non-auto mode split goal. Ms. Mosier has been responsible for access analysis, internal roadway conceptual design and parking analysis.

WHITE FLINT SECTOR PLAN TRAFFIC IMPACT STUDY, MARYLAND: Ms. Mosier was responsible for preparing an operational analysis of the White Flint Sector plan under contract with Montgomery County DOT. Using Synchro software and Critical Lane methodology, she evaluated over 30 intersections in the White Flint area to determine operational inputs based on the prepared section plan changing this to a transit oriented zone. She is also evaluating AM, PM and Saturday peak operations for three phases of build out in the area. This project also includes a review of the VISSIM model prepared by another consultant. The study requires coordination between the County, SHA, and Maryland-National Capital Park and Planning Commission..

PORT COVINGTON MASTER PLAN, BALTIMORE, MARYLAND: Worked with an extensive project team as well as the land developer to obtain Baltimore City Planning Board approvals for a large urban renewal project in South Baltimore. The project is a 260 acre multi-use development envisioned as a new city neighborhood in a previously underutilized land area. Barbara was responsible for the traffic elements of the plan, ensuring adequate vehicular circulation as well as pedestrian and bike access. The project included detailed volume projections and analysis, as well as conceptual plans for bike and pedestrian access, traffic calming and transit access. The project also included developing conceptual plans for extensive potential highway modifications. Ms. Mosier presented to both the Urban Design and Architecture Review Panel and Baltimore City SPRC.

LAUREL PARK STATION, LAUREL, MARYLAND: A state designated Transit Oriented district adjacent to a MARC station, this project seeks to transform an existing underutilized parking lot into an extensive multi-phased multi-use development. Ms. Mosier was responsible for the initial traffic impact study, site access concept and parking evaluation.

1420 Spring Hill Road
Suite 610
Tysons, Virginia 22102
703-917-6620
703-917-0739 fax
www.thjwells.com



WELLS + ASSOCIATES

Transportation Consultants ■ INNOVATION + SOLUTIONS

INSTITUTIONAL/GOVERNMENT USES

KENNEDY CENTER EA, WASHINGTON, D.C.: Ms. Mosier was responsible for conducting traffic impact analysis for proposed changes at the Kennedy Center for the Performing Arts, including pedestrian and transit accessibility evaluations using HCM and CLV analysis methods.

ABERDEEN PROVING GROUND ENHANCED USE LEASE (EUL) TRAFFIC IMPACT STUDY, HARFORD COUNTY, MARYLAND: Subconsultant to EwingCole. Barbara was responsible for updating a previous traffic study to reflect subsequent changes in BRAC development and to evaluate the ability of the roadway network to accommodate the final Maryland Boulevard EUL development. The study considered the five-year plan for the Aberdeen Proving Ground projects and Maryland State Highway Administration improvements outside of the installation. The study will model the proposed traffic impacts and provide recommendations and alternatives to address traffic level of service.

EXPERT WITNESS

Ms. Mosier has qualified as an expert witness for the Baltimore City Board of Municipal & Zoning Appeals.

1420 Spring Hill Road
Suite 610
Tysons, Virginia 22102
703-917-6620
703-917-0739 FAX
www.mjwells.com

