

**Donald R. Hoover**  
PRINCIPAL

As one of the founding principals of OCULUS, Mr. Hoover is a Landscape Architect and Urban Designer who offers over 30 years of experience and has been responsible for more than 40 built projects. He has extensive experience in the management, design, and implementation of a wide range of design and planning projects. His responsibilities have included leading public workshops and design charrettes, programming, setting project direction and tone of design, managing production of contract documents, and administration of construction. Mr. Hoover is a hands-on principal involved with every aspect of each and all design projects from start to finish.

PROFESSIONAL EXPERIENCE

**OCULUS**  
Washington, DC  
Principal  
1993 - Present

**HOH Associates, Inc.**  
Alexandria, Virginia  
Senior Associate  
December 1990 - 1993

**EDAW, Inc.**  
Alexandria, Virginia  
Senior Associate  
May 1985 - 1990

**VVKR Inc.**  
Alexandria, Virginia  
Associate  
October 1980 - 1985

PROFESSIONAL REGISTRATIONS

Registered Landscape Architect  
State of Maryland, 1983  
Licensed Landscape Architect  
Commonwealth of Virginia, 1996

EDUCATION

Bachelor of Science  
Landscape Architecture  
Pennsylvania State University, 1980

SELECTED PROFESSIONAL PROJECTS

**THE GEORGE WASHINGTON UNIVERSITY LAW LEARNING CENTER** Washington, DC  
*Responsibilities:* Site design, detailed site feature design,

**THE GEORGE WASHINGTON SCIENCE AND ENGINEERING COMPLEX** Washington, DC  
*Responsibilities:* Site planning, detailed site design

**NPR HEADQUARTERS** Washington, DC  
*Responsibilities:* Design, construction documentation/administration

**RIPLEY STREET NORTH** Silver Spring, MD  
*Responsibilities:* Site planning, design, construction documentation/administration

**AEROSPACE CORPORATION CHANTILLY CAMPUS HEADQUARTERS** Chantilly, VA  
*Responsibilities:* Master planning, site design, construction documentation

**PEARL STREET (4500 East West Hwy.)** Bethesda, MD  
*Responsibilities:* Site planning, design, construction documentation

**CONSTITUTION CENTER** Washington, DC  
*Responsibilities:* Design, construction documentation/administration

**WATERFRONT STATION** Washington, DC  
*Responsibilities:* Master planning, PUD submission, open space design, construction documentation

**WASHINGTON GATEWAY** Washington, DC  
*Responsibilities:* PUD submission, site design, open space design

**CHEVY CHASE CENTER** Chevy Chase, MD  
*Responsibilities:* Site planning, design, construction documentation/administration

**VAN NESS CENTER** Washington, DC  
*Responsibilities:* Design, construction documentation

**CITYLINE** Washington, DC  
*Responsibilities:* Design, construction documentation/ administration

**AFL-CIO HEADQUARTERS** Washington, DC  
*Responsibilities:* Site planning/design, construction documentation/administration

HONORS AND AWARDS

- 2005 Honor and Traveling Award, Powhatan Springs Park:  
American Society of Landscape Architects, Maryland-Potomac Chapter
- 2005 Best New Park, Virginia, Powhatan Springs Park- Virginia Parks and Recreational Service
- 2002 Semi-finalist, Pentagon Memorial Competition
- 1993 Winner of Landscape Architecture's "Starting Fresh: Top New Firms of the 90's"
- 1993 National Garden Competition
- 1992 "Visions and Revisions" for the city of Washington, DC
- 1991 Award of Honor, National Capital Columns:  
American Society of Landscape Architects, Maryland-Potomac Chapter
- 1990 Laszio Aranyi Memorial Design Award, Virginia Beach Boardwalk Revitalization Project



Architectural Design Group

**MARIUS RADULESCU, AIA  
SENIOR ASSOCIATE**

Mr. Radulescu has 25 years of experience in architectural design. As senior designer with SK&I since 2004, he is involved in multi-family residential projects—in everything from programming to design. His unique design depth is exemplified by his fresh and creative design approach evident in the projects he has led within the SK&I team.

Prior to joining SK&I, Mr. Radulescu was associated with Hillier Architecture, Smith Group, Ellerbe Becket and Kohn Pedersen Fox-IA. Mr. Radulescu received his Bachelor of Architecture degree in Architecture from the Pratt Institute School of Architecture in New York City. He is a registered architect in New York and is a member of the American Institute of Architects and has NCARB certification.

Mr. Radulescu has demonstrated his architectural design diversity by leading mixed use residential, corporate, governmental, educational, hospitality, medical, retail and transportation projects. Mr. Radulescu's work has received several awards including the 1994 Progressive Architecture Award for the International Center for Film and Television in Bucharest, Romania.

**Mr. Radulescu's career representative projects include:**

- **Constitution Square**, Washington DC
- **Lot 31**, Bethesda MD
- **Halstead Square**, Vienna VA
- **Washington Gateway**, Washington DC
- **View 14**, Washington DC
- **Block O**, Alexandria VA
- **Square 516**, Washington, DC
- **8222-8240 Fenton Street**, Silver Spring, MD
- **Lane Kirkland Center**, Silver Spring, MD
- **Capital One**, Richmond, VA
- **Corporation for Public Broadcast**, Washington, DC
- **Fidelity Investment**, Boston, MA
- **Hunton & Williams**, Richmond, VA
- **IBM**, Camp Hill, PA
- **National Research Council**, Washington, DC
- **WG&L**, New York, NY
- **World Bank**, Washington, DC
- **SUNY**, Binghamton, NY
- **Maca Kizi Resort**, Bodrum, Turkey
- **Bank Bahari**, Jakarta, Indonesia
- **Industrial Export**, Bucharest, Romania
- **Karet Tower**, Jakarta, Indonesia
- **KRTC**, Moscow, Russian Federation
- **Moskow Bank**, Moscow, Russian Federation
- **United Overseas Bank**, Singapore
- **Arley Merchandise**, New York, NY
- **Fidelity Retail**, New York, NY
- **Opnet**, Bethesda, MD
- **Servervault**, Sterling, VA

# **Robert B. Schiesel, P.E.**

## **Project Manager**

Mr. Schiesel possesses significant transportation engineering and planning experience in both the public and private sectors. His experience includes multimodal analyses of large mixed-use plans and campuses, traffic impact studies, parking studies, traffic and parking forecasting, queuing analysis, traffic simulation, transportation demand management, and intelligent transportation systems planning. Projects Mr. Schiesel has been involved with include entertainment complexes, universities, churches, small and large commercial facilities, residential developments, government facilities and mixed-use developments.

## **Education**

Master of Science: Civil Engineering, May 2000, *University of Virginia: Charlottesville, Virginia;*

Bachelor of Science: Civil Engineering, May 1998, *University of Virginia: Charlottesville, Virginia.*

## **Professional Registrations**

Licensed Professional Engineer - Virginia #0402038965

## **Professional Associations**

Member, Institute of Transportation Engineers, Member, Society for College and University Planning; Member, Midwest Campus Parking Association (MCPA).

## **Professional Presentations**

"Campuses For All: Integrating Pedestrian and Vehicular Movement on Campus", SCUP North Central 2006 Regional Conference

## **Representative Experience**

### **CAMPUSES AND MASTER PLANNING**

Mr. Schiesel has developed transportation master plans, demand management plans, circulation studies, and parking studies for a number of University, Federal Agency and Hospital campuses, including The Holton-Arms School, the US Capitol House Office Buildings, Washington, DC; Georgetown University, Washington, DC; The George Washington University, Washington DC; The Ohio State University, Columbus, OH, The National Institutes of Health, Bethesda, MD; Indiana University, Bloomington, IN; Indiana University Purdue University Indianapolis, Indianapolis, IN; American University, Washington DC; and Howard University, Washington DC.

### **MULTI-MODAL ANALYSIS**

Mr. Schiesel specializes in considering all modes while planning transportation system, including during the following projects; Nationals Ballpark Bicycle Valet, Washington, DC; DC Bike Master Plan, Washington DC, 10<sup>th</sup> Street Mobility Plan, Bloomington, IN; and The Ohio State University Crosswalks Study, Columbus, OH



**GOROVE / SLADE**

Transportation Planners and Engineers

### **TRAFFIC IMPACT STUDIES**

Mr. Schiesel has conducted numerous traffic impact studies in support of rezoning, subdivision, site plan approvals and EIS applications for large and small residential, commercial, office retail and institutional developments. His work includes experience in Virginia, Maryland, and the District of Columbia.

### **MIXED-USE DEVELOPMENTS**

Mr. Schiesel has provided transportation planning and engineering services for several large urban mixed-use developments, including: The Yards (former South East Federal Center), Washington, DC; CityCenterDC (former Convention Center Site) Washington, DC; Innovation Town Center, Manassas, VA; Parkside Mixed-Use Development, Washington DC; Southwest Waterfront, Washington DC, and Poplar Point, Washington, DC.

### **ENTERTAINMENT AND EVENT CENTERS**

Mr. Schiesel has worked on numerous entertainment sites and event center, including as the lead transportation planner for Nationals Park in Washington DC. Other projects include Memorial Stadium, Bloomington, IN; Turning Stone Casino Resort, Verona, NY; and Meskwaki Casino, Tama, IA.

### **MEDICAL FACILITIES**

Mr. Schiesel has provided transportation planning services for a variety of medical facilities, including The Ohio State University Medical Center in Columbus, OH; Indiana University-Purdue University, Indianapolis/Clarian Medical Center in Indianapolis, IN; Sibley Hospital in Washington, DC; Parkside Health Center in Washington, DC, and the University of Virginia Health Sciences District, Charlottesville, VA.

**OUTLINE OF TESTIMONY OF REPRESENTATIVE OF FLORIDA ROCK,  
DAVID deVILLIERS, JR.**

- I. Introduction of Applicant
- II. Overview of Project History
- III. Background on Previous PUD
  - a. Benefits and Amenities
- IV. Partnership with MRP
- V. Conclusion

**OUTLINE OF TESTIMONY OF REPRESENTATIVE OF MRP REALTY,  
FREDERICK ROTHMEIJER**

- I. Introduction of Applicant
- II. Overview of Relationship with Florida Rock and Interest in Property
- III. Current Proposal
  - A. First Phase
  - B. Second Phase
- IV. Vision for Property
- V. Goals and Objectives of Proposal
  - A. Destination along Anacostia River
  - B. Historic Renovation
- VI. Community Dialogue Process
- VII. Conclusion

**OUTLINE OF LANDSCAPE ARCHITECT,  
DONALD HOOVER  
OCCULUS**

I. Introduction

- a. Project Landscape Architect, Oculus

II. Overview of Site

III. Description of Project

- a. Design Considerations
- b. Contextual Considerations
- c. Green Design
- d. Materials
- e. Temporary Uses

IV. Conclusion

**OUTLINE OF TESTIMONY OF PROJECT ARCHITECT,  
MARIUS RADULESCU  
SK&I ARCHITECTS**

- I. Introduction
  - A. Project Architect, SK&I
- II. Site Location and Description
  - A. Overview of Site, Surrounding Area, and Land Use
- III. Description of Project
  - A. Phase One
    - a. Vision
    - b. Design Considerations
    - c. Materials
    - d. Views
    - e. Zoning Parameters
    - f. Flexibility
  - B. Phases Two, Three and Four
  - C. Comparison with Original PUD
- IV. Conclusion



**TESTIMONY OF PROJECT TRANSPORTATION ENGINEER,  
ROBERT SCHIESEL  
GOROVE SLADE**

- I. Introduction
- II. Background Information
- III. Site Circulation
- IV. Trip Generation
- V. Loading and Parking
- VI. Transportation Demand Management
- VII. Conclusion