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District Calls for Proposals for St Elizabeths East Gateway Pavilion

New Facility Will Serve Neighbors and Complement First Phase of Redevelopment

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WASHINGTON, DC – In a bold step that opens the gates toward transforming the historic St Elizabeths East campus into a birthplace for new and profitable commerce, the District of Columbia Department of General Services (DGS) on behalf of the Office of the Deputy Mayor for Planning and Economic Development has issued a Request for Proposals (RFP) for the design and construction of an innovative, flexible, and aesthetically unique structure to serve a wide range of interim uses and allow visitors to experience the site before redevelopment is complete. Envisioned as a destination for casual dining, as well as a venue for hosting a farmers' market and other weekend and afterhours, community, cultural and arts events, the Gateway Pavilion will set the stage for a once-in-a-generation development that will cultivate globally significant economic opportunities.

"The old gates of St Elizabeths East are opening and, after a decade of visionary planning and community engagement, the new Gateway Pavilion will premiere an unparalleled opportunity for the community – and, in fact, the entire region – to benefit from and participate in new economic growth," said Victory Hoskins, Deputy Mayor for Planning and Economic Development for the District of Columbia. "As a complement to a first phase of development, this Pavilion will become a welcoming destination for neighbors in Ward 8, for the entire City, and for the federal agencies that will move in next year on the adjacent west campus."

While predevelopment and development activities take shape, and until new permanent uses begin in earnest, the Gateway Pavilion will serve as an interim (2 – 5 years) heart of the East Campus, drawing heavy pedestrian traffic from the West Campus, the Congress Heights neighborhood, and the adjacent Congress Heights Metro station. In addition to

accommodations for community activities and farmers' markets, the Gateway Pavilion will host a number of small vendors/food stalls, food trucks and other mobile vendors, shared seating for patrons, and support facilities including storage and restroom spaces.

The design/builder will be selected through a two-phase procurement process that emphasizes the ability of the design team to transform the proposed site and create a sense of place, as well as the ability of the entire team to deliver the project on-time and on-budget. The first phase of this procurement is a qualifications-based review that will result in the short-listing of three to five teams. These teams will be invited to participate in a design competition with first phase submissions due by 5:00 p.m. on June 20, 2012. During the second phase, the short-listed offerors shall prepare a preliminary design concept for the Pavilion and submit the associated cost to complete the Project. The short-listed offerors will be given approximately one month to complete this effort and will be chosen based on the criteria described in the RFP. Aided in this selection process by an Advisory Panel of Design and Development professionals, the District intends to make a final selection by August 27th.

Architecture students are also encouraged to submit design proposals. Student designs that meet all submission criteria will be eligible to compete.

With measurable design success, the Pavilion could set a precedent for future East Campus development. Visually and structurally, the Gateway Pavilion's enclosed and outdoor spaces should be distinct and unique from other structures in the City – such as Eastern Market – and should complement the architectural and planning elegance that characterizes the iconic 183-acre campus. To optimize a limited budget, designs may include innovative materials and options for scalability.

For the past two years, the District of Columbia has been diligently developing a physical redevelopment plan and complimentary economic development strategy to guide the critical revitalization of the East Campus of St Elizabeths– the largest effort of its kind in the City. To realize the District's goals of fiscal stability, job creation, and economic competitiveness, the redevelopment will provide amenities for both the surrounding Ward 8 communities and the 4,400 Coast Guard employees who are scheduled to arrive on the West Campus in May 2013.

For more information, <http://dgs.dc.gov/DC/DGS/Opportunities/Solicitations>

St Elizabeths East

At the center of the District of Columbia's historic neighborhoods in Ward 8, St Elizabeths East is an exceptional opportunity for the City and the private development community to create a landmark for the 21st century: a well-planned, mixed-use, mixed-income, walkable, livable community. St Elizabeths East holds immeasurable potential as a gateway to a new future and a catalyst for economic development and growth – not only in the neighborhoods surrounding the iconic campus, but throughout the District, the region, and the nation.