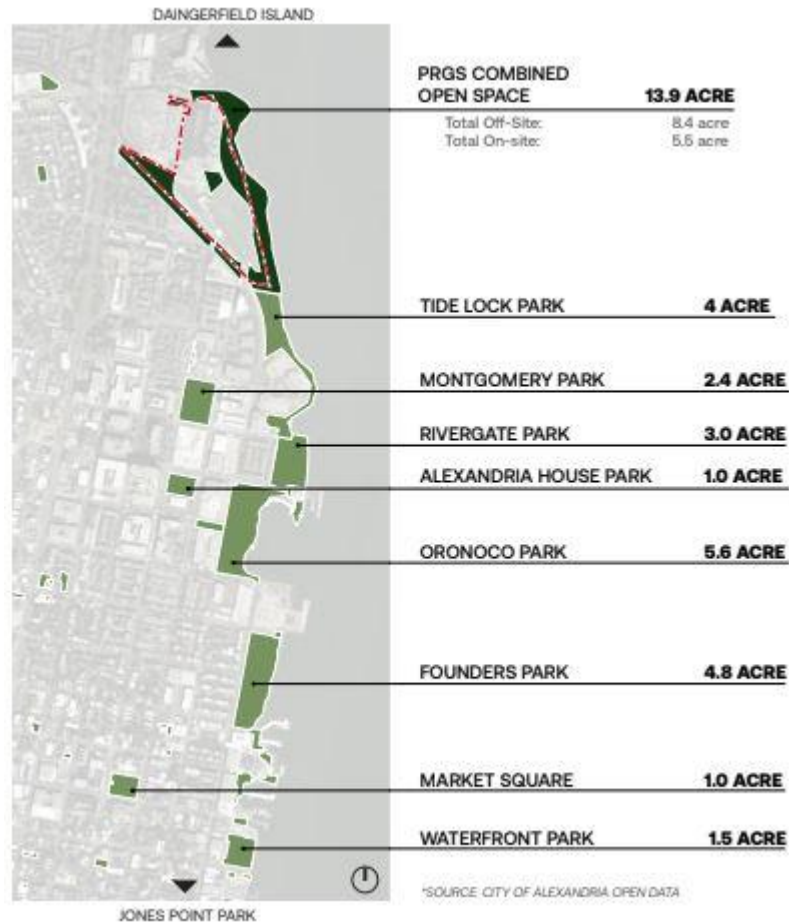


The North Waterfront Old Town North Arts District

Waterfront Commission June 2023



Part 1: The Waterfront



Robinson Terminal North

•



Oronoco Bay Park

- Mature park
- Usage relatively low – a handful of big events, City Birthday
- Recently added Alexandria Boat Parade event
- Opportunities
 - Better use of flat circle
 - Art and Culture Walk – art installations
 - Small Area Plan: Boxcar art
- Issues:
 - Nuisance flooding and debris
 - Unhealthy trees

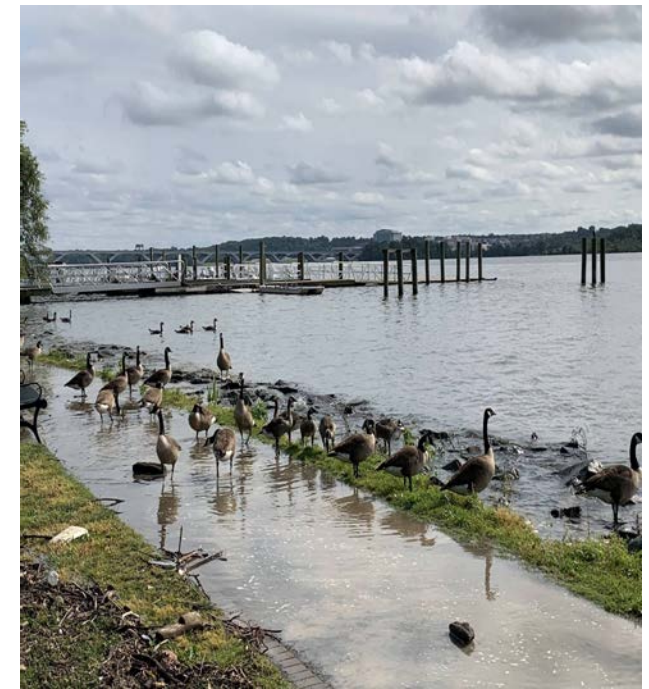


Enjoying Oronoco Bay Park



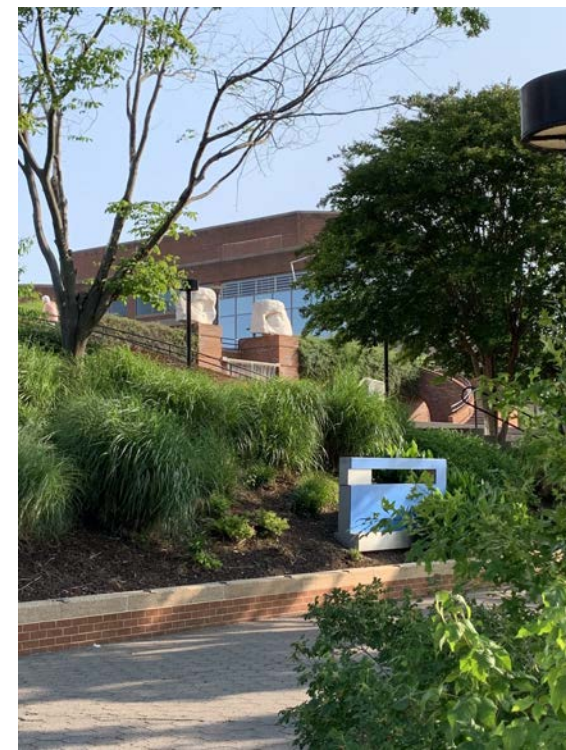
Rivergate Park

- City maintenance; Rivergate pays in
- Issues: flooding and debris
- Periodic conflict between boathouse and homeowners
- Need better management of vehicles
- Little used
- Volleyball court at north end



Canal Center

- Waterfront walkway – who maintains
- Recent spate of graffiti
- Café 44- Jula's on the Potomac
- Canal Center activation
 - Bike Bar
 - Art Gallery
 - Music and food trucks
 - Art events



Canal Center Events



Tidelock Park

- Accessibility is poor
- Maintained by Canal Center
- Not groomed, little used



Coming soon!



Power Plant Site Objectives



**INTEGRATE THE SITE
INTO OLD TOWN NORTH**



**CONNECT PEOPLE
TO THE WATERFRONT**



**PROVIDE MEANINGFUL &
VARIED OPEN SPACES**



**CREATE A SUSTAINABLE
NEW PLACE**

PRGS Open Space Concept

OPEN SPACE FRAMEWORK

DEVELOPED IN CDD PHASE

Open Space on PRGS Property: Approximately 5.7 acres
 Open Space on Adjacent Property: Approximately 8.4 acres

LINEAR OPEN SPACE



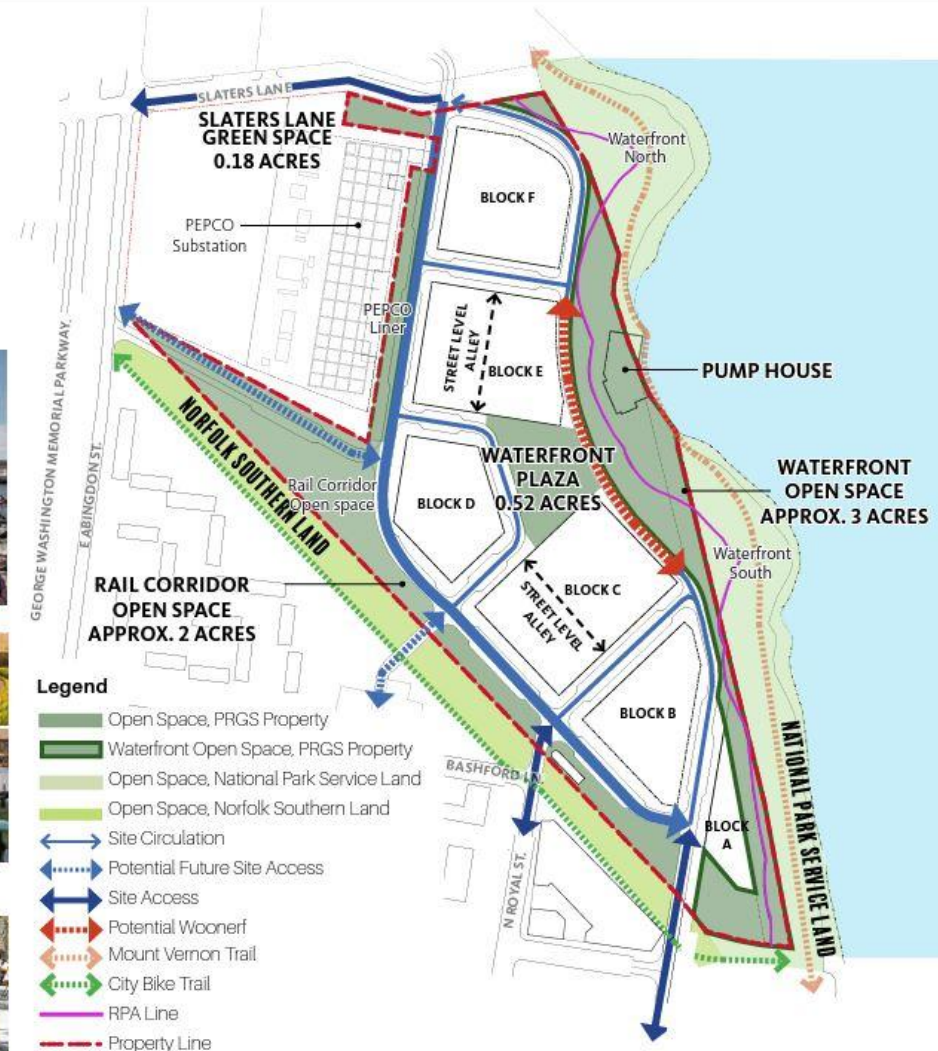
PEPCO LINER



WATERFRONT NORTH & SOUTH

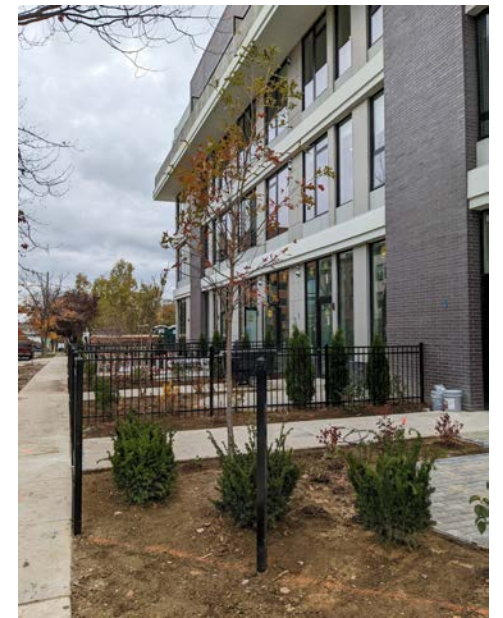
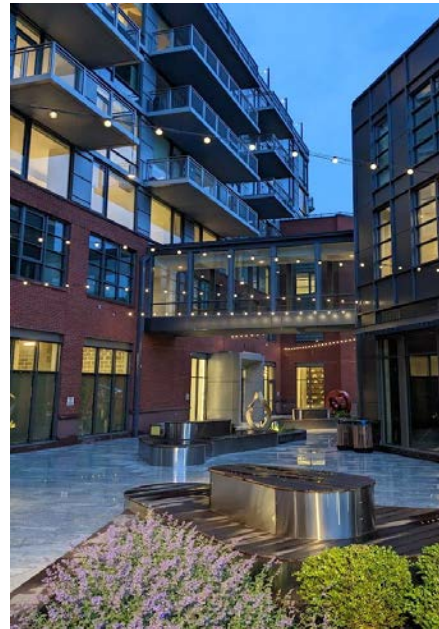


WATERFRONT PLAZA AREA



Part 2: Development Projects – Built

- Kingsley
- The Mill
- Gables
- Alexan
- Muse
- Venue
- 801 N Fairfax

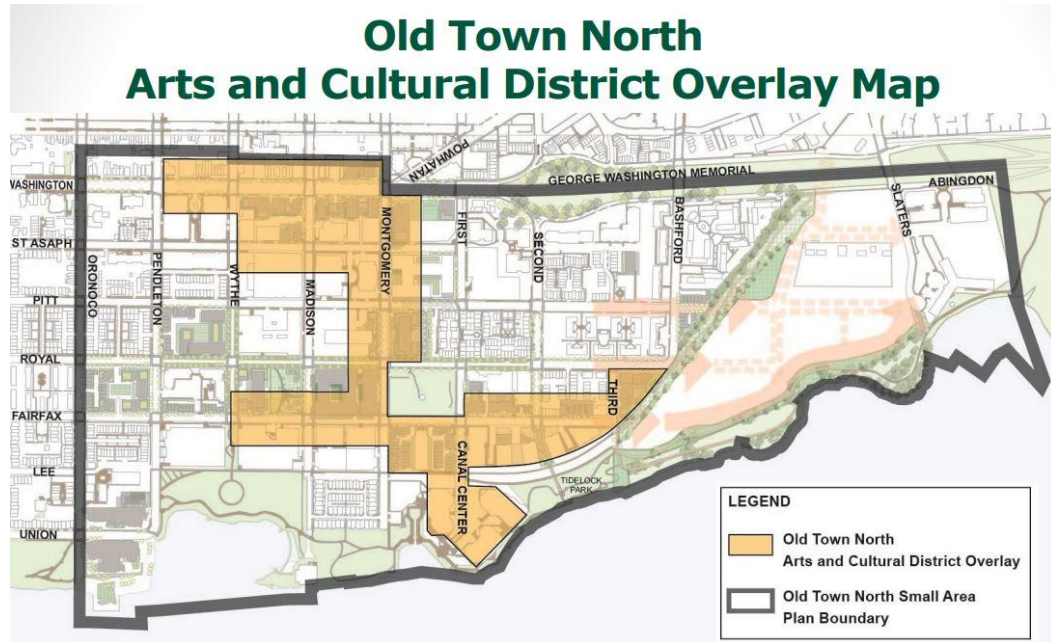


Approved Projects

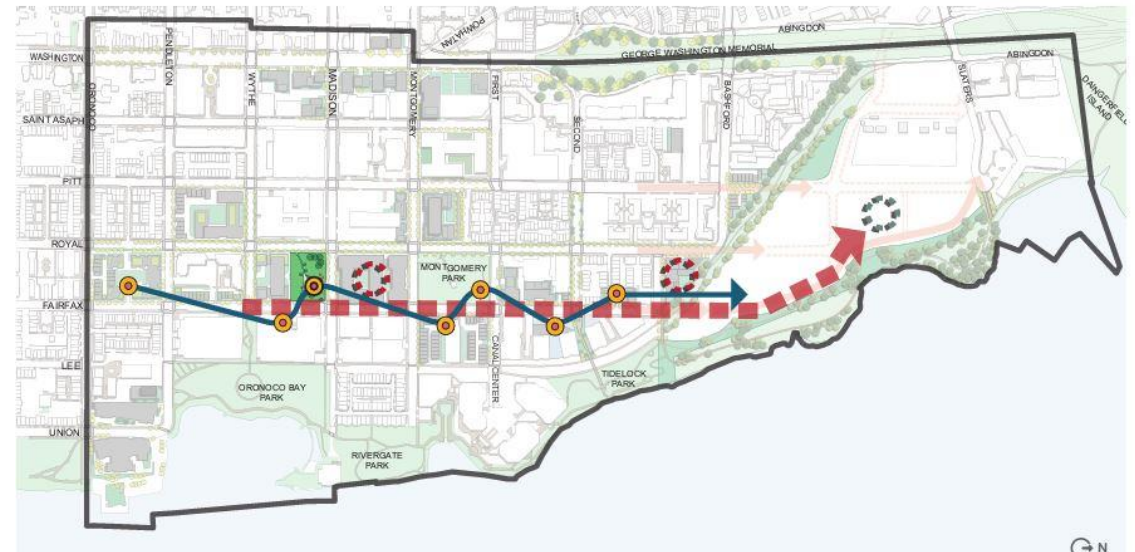


Part 3: the Arts District

- Small Area Plan and Zoning Text specified bonus for “arts spaces”



- Small Area Plan described district, and planned for an “Arts Walk”

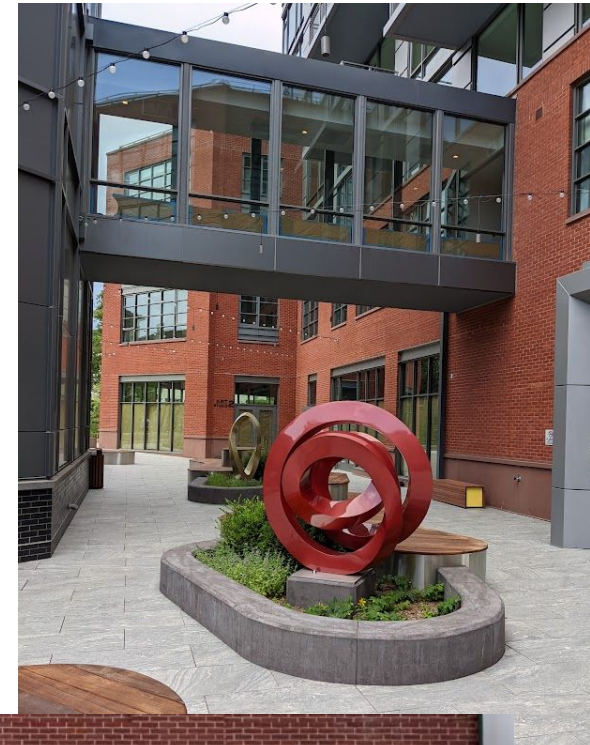
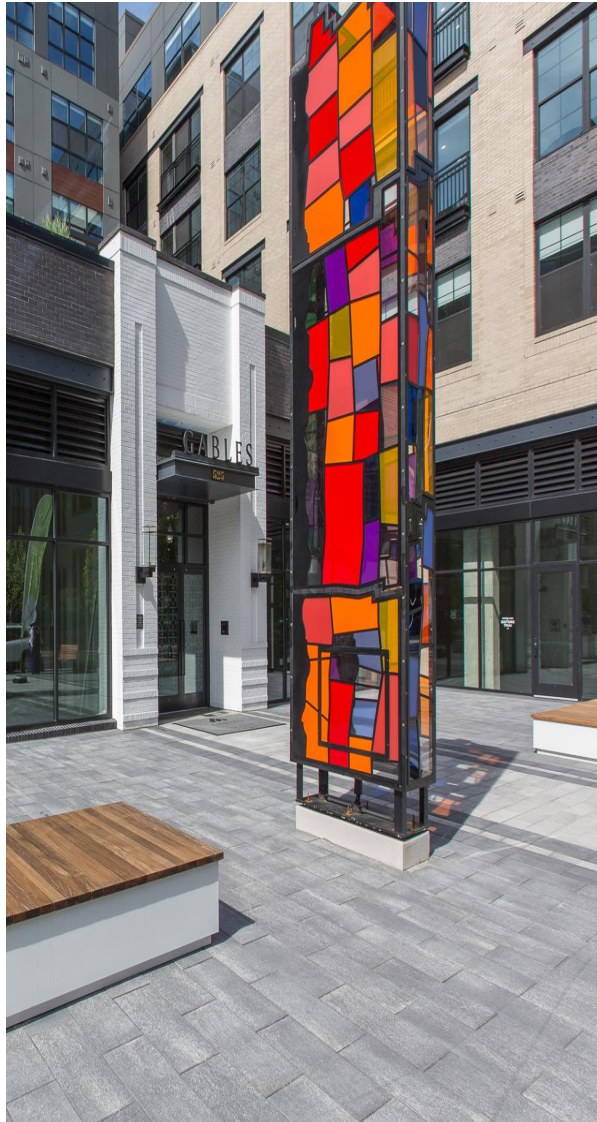


Art Spaces

- Built
 - Muse – Art League
 - Venue – Metrostage
- Committed
 - Tidlock – Levine School of Music
 - 901 N Pitt – CityDance
 - Montgomery Center
- Planned
 - Power Plant Site



Public Art



OTN Alliance Art Walk



Resources

City of Alexandria

Small Area Plan:

[Old Town North Small Area Plan 2017 \(alexandriava.gov\)](#)

UDAC: [Urban Design Advisory Committee Serving Old Town North | City of Alexandria, VA \(alexandriava.gov\)](#)

Old Town North Historic Tour:

[OTNHistoricalTourMap012216 \(alexandriava.gov\)](#)

Old Town North Historic Interpretation:

[OTN Interpretations Guide 03 22 17 \(alexandriava.gov\)](#)

African-American Heritage Trail:

[African American Heritage Trail - North Waterfront Route | City of Alexandria, VA \(alexandriava.gov\)](#)

Old Town North Alliance

www.otnalliance.com

www.otnarts.com

Power Plant:

www.hrpalx.com