



**CITY OF ALEXANDRIA**  
**Planning & Zoning**

# **West End/ Landmark Blocks L2 & M**

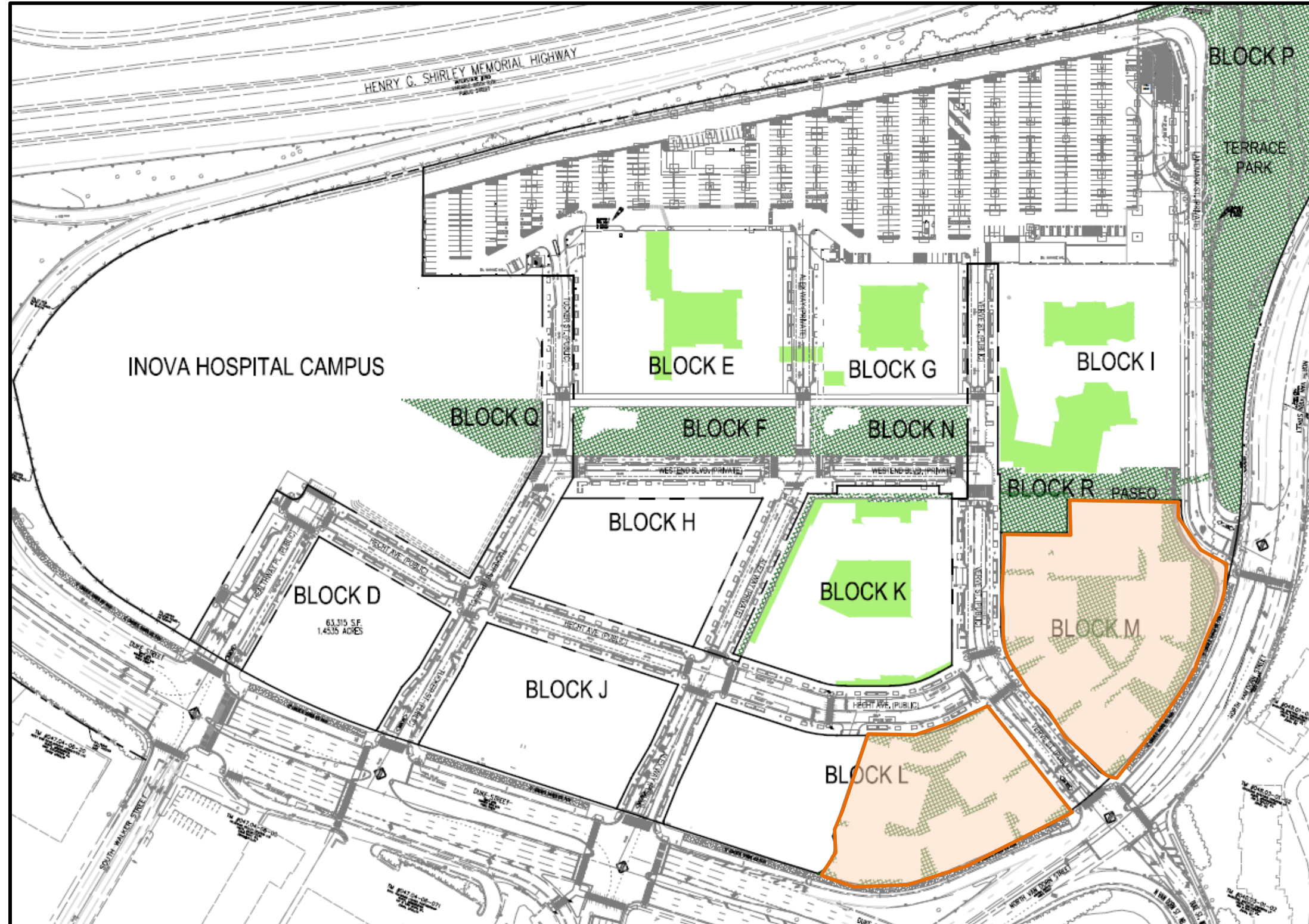
5725 and 5755 Duke Street

City Council | October 19, 2024





# Project Location



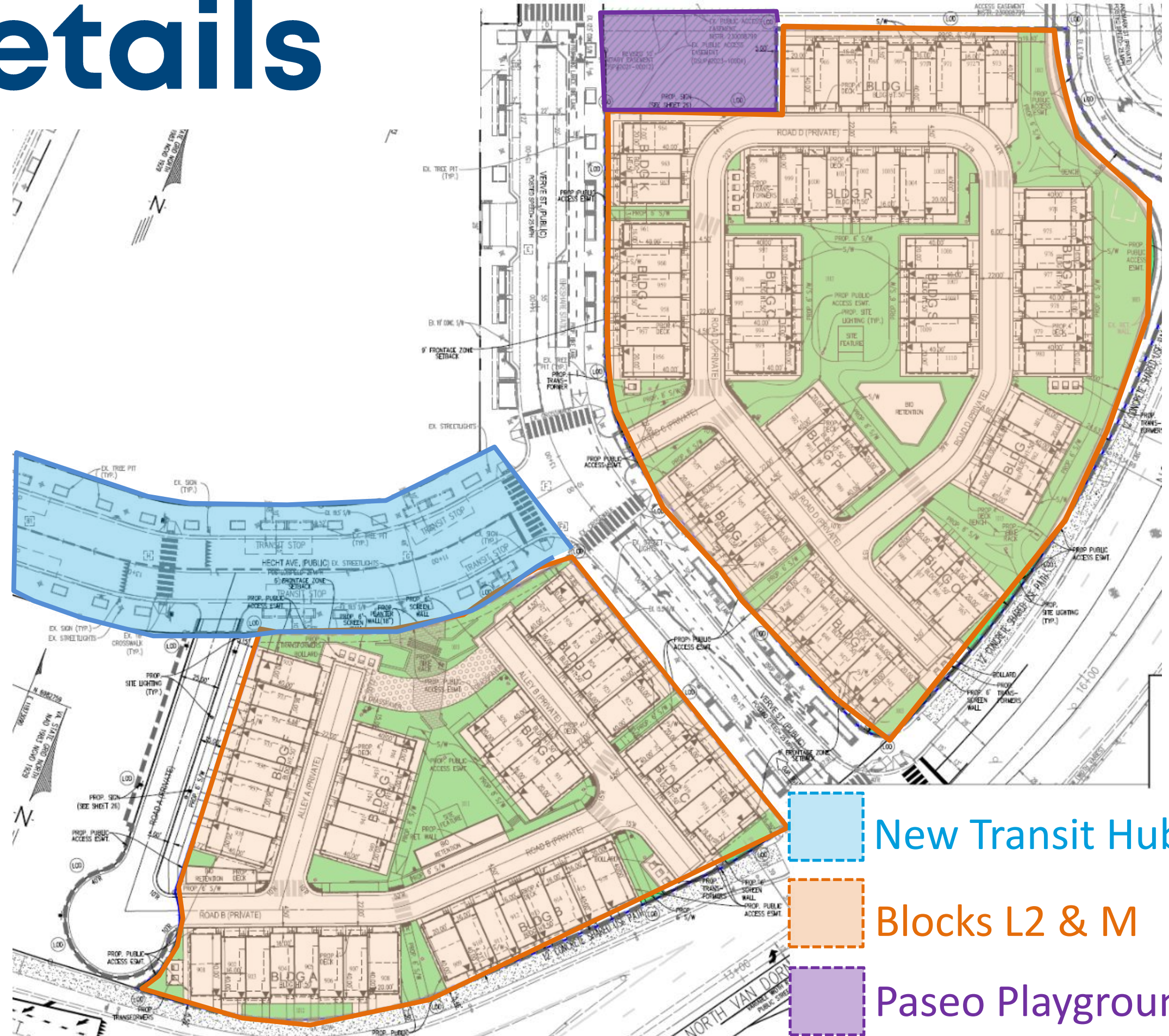
West End Blocks L2 & M

 Blocks L2 & M



# Project Details

- ▶ 110 Townhouse Units
- ▶ Block L2- 44 Units
- ▶ Block M- 66 Units
- ▶ Consistent with CDD2020-00007
- ▶ Adjacent to New Transit Hub



West End Blocks L2 & M

New Transit Hub

Blocks L2 & M

Paseo Playground



# Land Use Requests

## DSUP

### ▶ Application

- ▶ Development Special Use Permit (DSUP) to construct 110 townhouses

## Other

### ▶ SUP Application

- ▶ Special Use Permit for more than eight units in a row of townhouses



# Architecture



Individual Front | Block L2 Open Space Elevation



Unified Building | Verve Street Elevation



Gateway End Unit



Signature End Unit

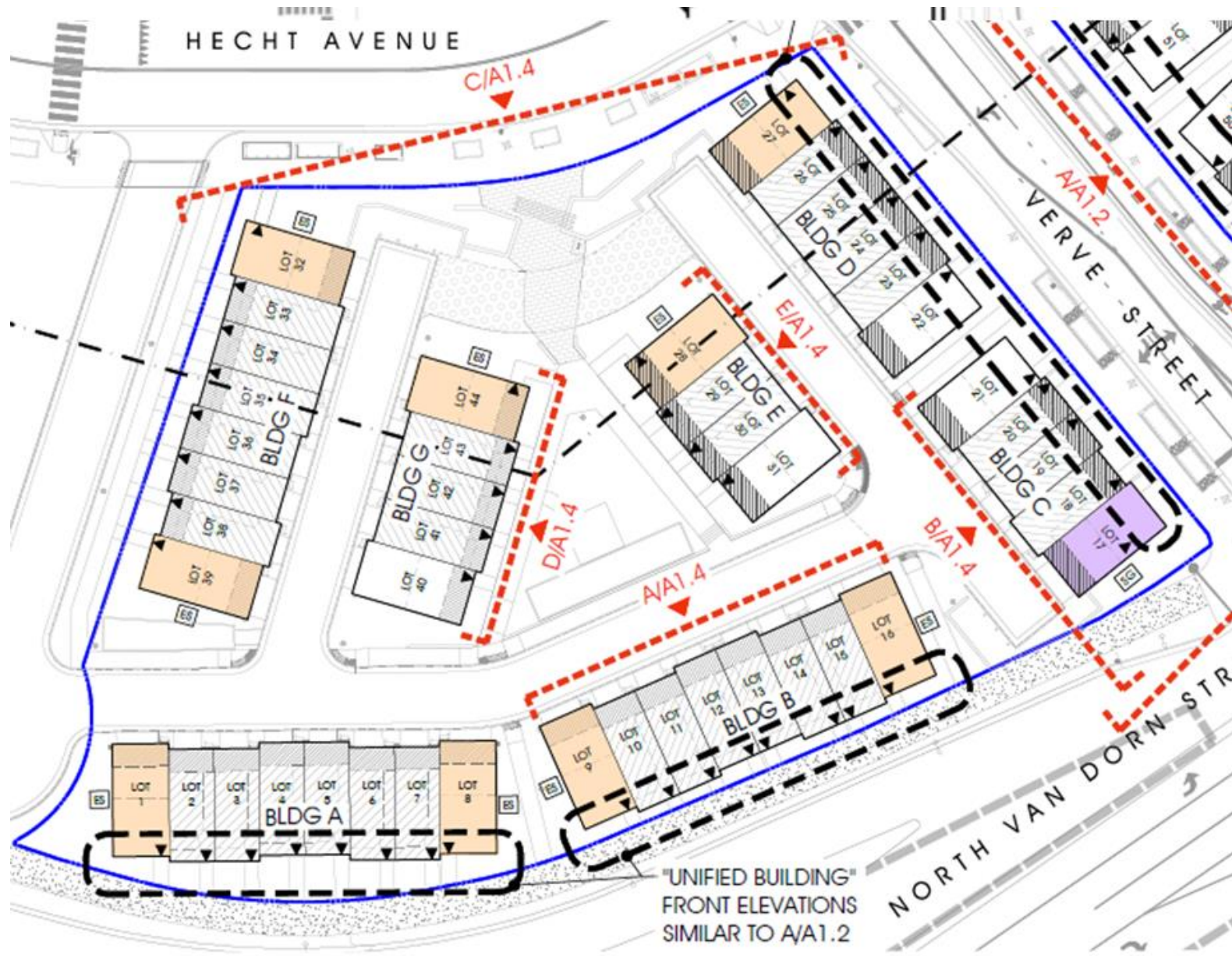


Unified Building | Rear Elevation

West End Blocks L2 & M

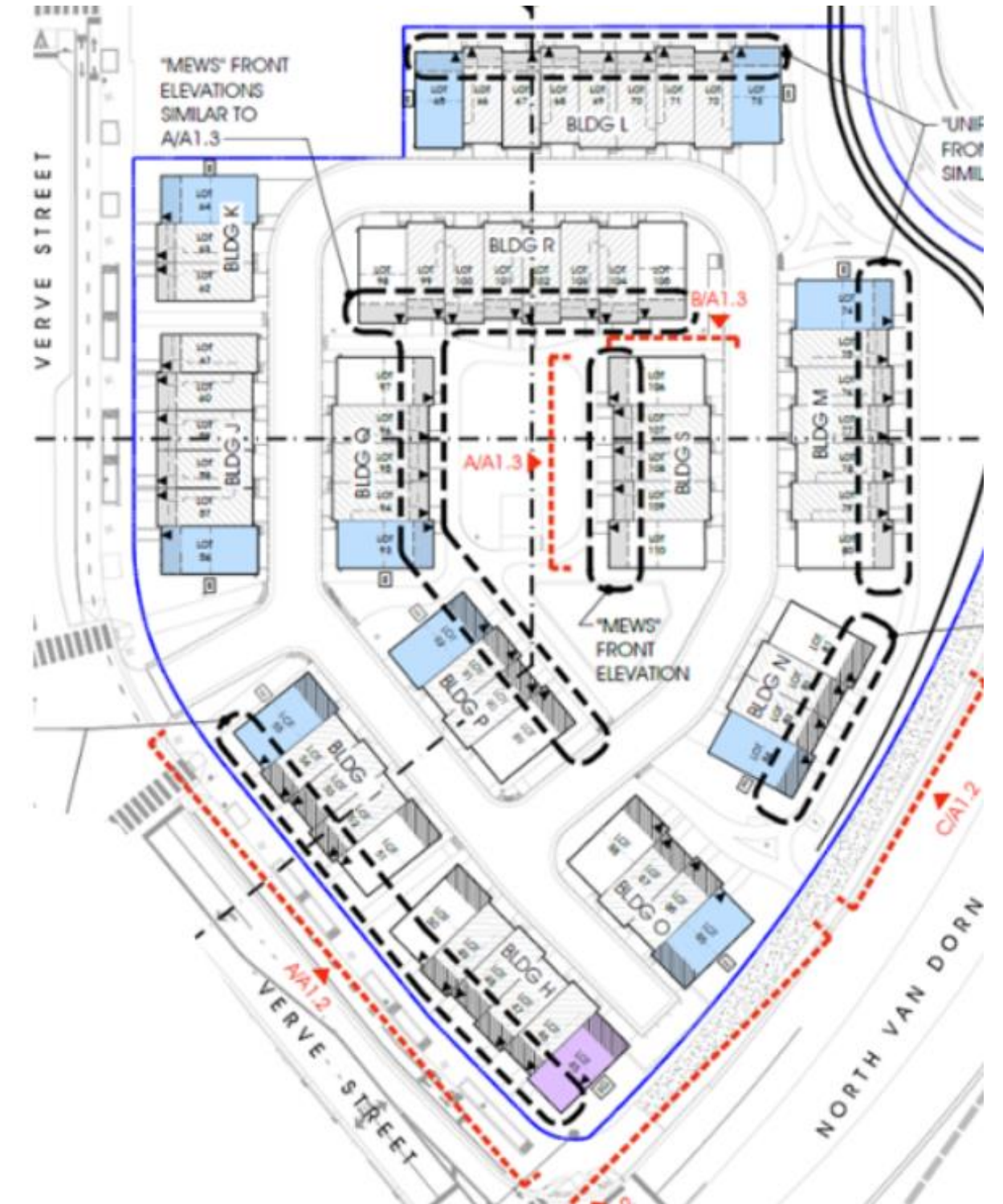


# Architecture Unit Types



Block L2

- End Unit Enhanced Elevation
- End Unit Signature Elevation
- End Unit Gateway Elevation



Block M



# Community

- ▶ Community Meetings for the associated CDD #2020-00007
- ▶ Communications on redevelopment updates at West End pre-construction meetings and at Eisenhower West / Landmark Van Dorn Implementation Advisory Group (EWLVD IAG)
- ▶ City and Developer West End Website Updates



Enhanced End Units | Hecht Avenue (Transit Hub) Elevation



# Benefits & Highlights

## Benefits

- ▶ **Open Space** 50,000+SF publicly accessible open space
- ▶ **New Housing** 110 New townhouse units
- ▶ **Public Art** Contribution of \$90,000

## Highlights

- ▶ **Transportation:** Adjacent to new Transit Hub
- ▶ **Schools:** 13 new students





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# Planning Commission **recommends Approval**

