

Lessard Group Inc.

Clarendon Park
Arlington, Virginia



The 4.13 acres of Clarendon Park are part of a 10-acre redevelopment site once covered with buildings and paved areas of a Sears Roebuck outlet. The project's residential units are physically connected to a mixed-use building and offer convenient pedestrian connections to the adjoining retail center. The plan is composed of townhouses with vehicular access via single-sided alleys, backing up to the mixed-use structure. Residences face community courtyards, one of which

offers pedestrian access to the retail center via an attractive walk-through tunnel. Exteriors are designed to complement the predominantly single-family, Craftsman bungalow style houses of the surrounding area. Unit entries and wrap-around porches on corner units reinforce the compatibility with the community. Civil engineers worked closely with the design team to reduce impervious areas and create innovative underground water quality and quantity

treatment facilities to minimize impact on downstream drainage systems.

Right: Courtyard landscaping on sloping terrain.

Bottom right: Townhouses with details recalling neighboring Craftsman-style bungalows.

Bottom left: Pedestrian access via courtyard.

Opposite top: Corner townhouses where complex faces surrounding community.

Photography: Boris Feldblyum.

