



Scotts Run Stream Valley Plan

LOCATION
Tysons, VA

CLIENT
Cityline Partner, LLC

MARKET:
Recreation, Open Space and Public Space

Scotts Run Stream Valley Park is a unique open space area directly accessible (and visible) from the McLean Metro Station. The proposed developments adjacent the stream valley have made commitments to maintain and improve the Run as part of the Tysons overall network of Parks, Open Space, and Trails. For Cityline Partners, LandDesign in collaboration with Wetlands Studies and Solutions, Inc., prepared a master plan and vision document for the stream valley park that proposed a new typology for stream restoration in Tysons that included urban edges, finely grained details and signature elements such as pedestrian bridges and an amphitheater.

The vision plan provided the elements called for in the Tysons Comprehensive Plan such as buffers, trails and enjoyment of natural areas. But by varying active to passive areas with appropriate designations of high, medium and low intensity of development, the plan set a high standard for design excellence in the environmental urban realm. The plan included elements such as refined hardscape, public art, overlooks and retaining walls, along with the expected trails and stream access points. A variety of conditions along the stream ranged from formal water edge to passive nature parks and active multi-use sports fields. The design also featured a parking area adjacent the Metro Station, with bike racks and a bike share station. A key goal of the plan was to increase multi-modal accessibility to the entire Tysons park system, from a destination trail head along the Silver Line.