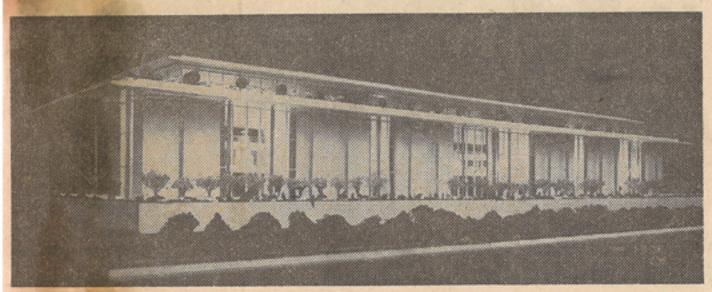
The REAL ESTATE

The JFK Center: Is It in the Wrong Place?



Architect Edward Durrell Stone's plan for the Kennedy Center, as it would look from the river. Realization that it would be about the height of a 10 or 11 story building gives an idea of its size.

Huge Size Would 'Overpower' Waterfront, AIA Official Says

By CORNELIA BALL

The John F. Kennedy Center for the Performing Arts will be so gargantuan in size that the Dulles Airport terminal could be placed inside it, with room to spare, Nicholas Satterlee, president of the local branch of the American Institute of Architects, charged today.

Mr. Satterlee, explaining the AIA's last-minute attempt to move the Center to downtown Washington, said it would "overpower and dominate the waterfront. . . . It is a perfect example of how not to site a building of its size and volume."

BIDS OUT

The AIA delayed its battle against the center's location so it would not interfere with the fund-raising program.

Altho ground was broken for the center last winter and the bids for demolition of buildings on the site went out this week. "a little digging doesn't mean the end of the world," Mr. Satterlee said, "A demolition contract doesn't mean work cannot be stopped."

As anyone who has walked it knows, the Dulles terminal is no small structure. Specifically, it is 600 feet long, 360 feet deep and 65 feet high. It also has a wing-shaped roof. And it is surrounded by space.

CENTER'S SIZE

The Kennedy Center is a solid 690 feet long, 360 feet deep and 100 feet high - the height of a 10 or 11 story building.

It will sit right on the river bank, with the parkway moved to the river's edge. The northbound lane, in fact, would be shadowed by an overhanging roof of the center.

On the land side will be "highway spinach" and on either end big bridges.

"The public has no feeling of its height, no concept of its size," Mr. Satterlee said.

"Anyone with any interest in the central city or the nation's capital should hop in his car

Bill Asks Center Be Moved

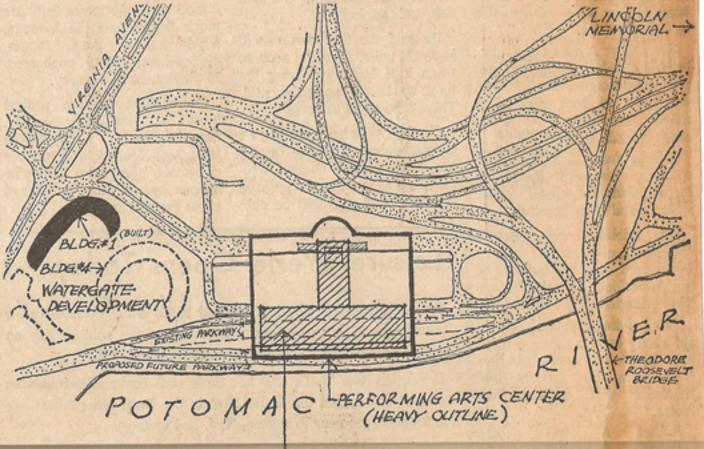
Rep. William B. Widnall (R., N. J.) yesterday introduced a bill amending the John F. Kennedy Center Act to have it moved from the Potomac River site to "on or near Pennsylvania-av between Fourth and 12th streets nw."

He said it should be "appropriately related" to the National Art Gallery, the National Portrait Gallery, the National Collection of Fine Arts, Ford's Theater and Lincoln Museum and the Archives "thereby to enlarge and enrich the contribution of the Center to American Life." Instead of a garage under the center, he said, it should have a "Presidential civic auditorium."

Watergate site."

.The Watergate complex now nearly completed, seems seemed gigantic when it was gigantic to drive by.

Roosevelt Bridge and to the announced and Watergate East, the first apartment structure



-DULLES AIR PORT TERMINAL (SHADED AREA)

Architect Nicholas Satterlee prepared this scale drawing for The Washington Daily News showing the Dulles Airport terminal, shaded lines, superimposed on the Kennedy Center, to show the sizes of each. Blacked in at left is the first building of the Watergate development, an "amoeba" in comparison.

"But it's a little amoeba by comparison," Mr. Satterlee said. "And the Watergate is good site-planning."

The Center will sit on 17 acres by the river and cover 5% of

Aside from the fact that the AIA and Mr. Satterlee contend that the Center is too far from the heart of the city and too hard for pedestrians to reach, hemmed in as it will be by freeways, Mr. Satterlee said it is just too big for the site.

"It shows no respect for the

riverfront location. You would lose the fluidity of the green strip along the river.

"It's neither fish nor fowl. It's neither close-in urban nor park design."

It should be broken down, perhaps into a complex of smaller buildings, somewhat like Lincoln Center in New York, he said.

The AIA has suggested the Center be moved to Pennsylvania-av as part of the design of the historic street. Mr. Satterlee is even more specific.

He thinks it should be worked into the National Square, between 131/2-st and 15th, the Avenue and F-st.

He admits, tho, that there are practical considerations, The Government does not own that land and it has been estimated it would cost \$50 million to acquire it, "And who has that?" he said.

There also is a time problem. If it is tied into the Pennsylvania-av plan it could take a long, long time.

"They would help each other. It would give a real push to the plan and at the same time the Center would benefit. These are the two biggest things that will happen to the city, perhaps in all time."

Roger L. Stevens, chairman of the center's board of trustees, has been adamant that the Center will rise by the river. He announced recently that construction will start in December.

Nathaniel Owings, chairman of the Temporary Pennsylvaniaav Commission, is on safari in Africa and unavailable for comment. The acting chairman, Daniel P. Moynihan, campaigning in New York for city council president, at first greeted the AIA proposal with delight, terming the riverfront site "terrible." This week, he said, it's "a magnificent site in terms of view and prospect. Let us proceed with what we've

Mr. Satterlee is standing his

ground.

"We don't want to burden the coming generation with the problem of how to get rid of it," he said.