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Existing Condition

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View of property

View of property from East

Existing Condition

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Context Natural singular material with variation and shadow

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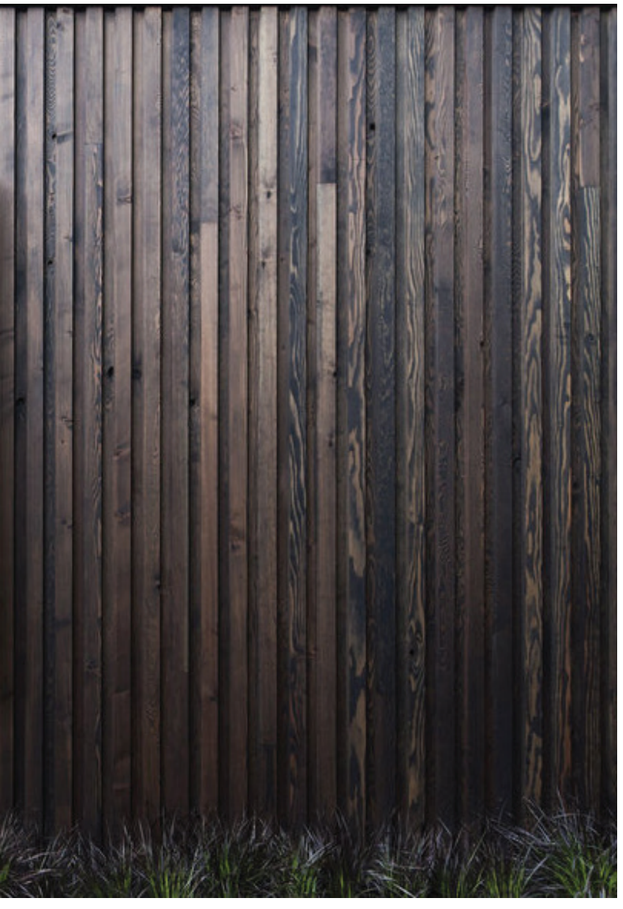

Precedent for wood stain and batten

Partial South Elevation at Retail Entry

Material Palette

Natural singular material with variation and shadow

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South Facade - Perspective From Division St.

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North Facade - Elevation

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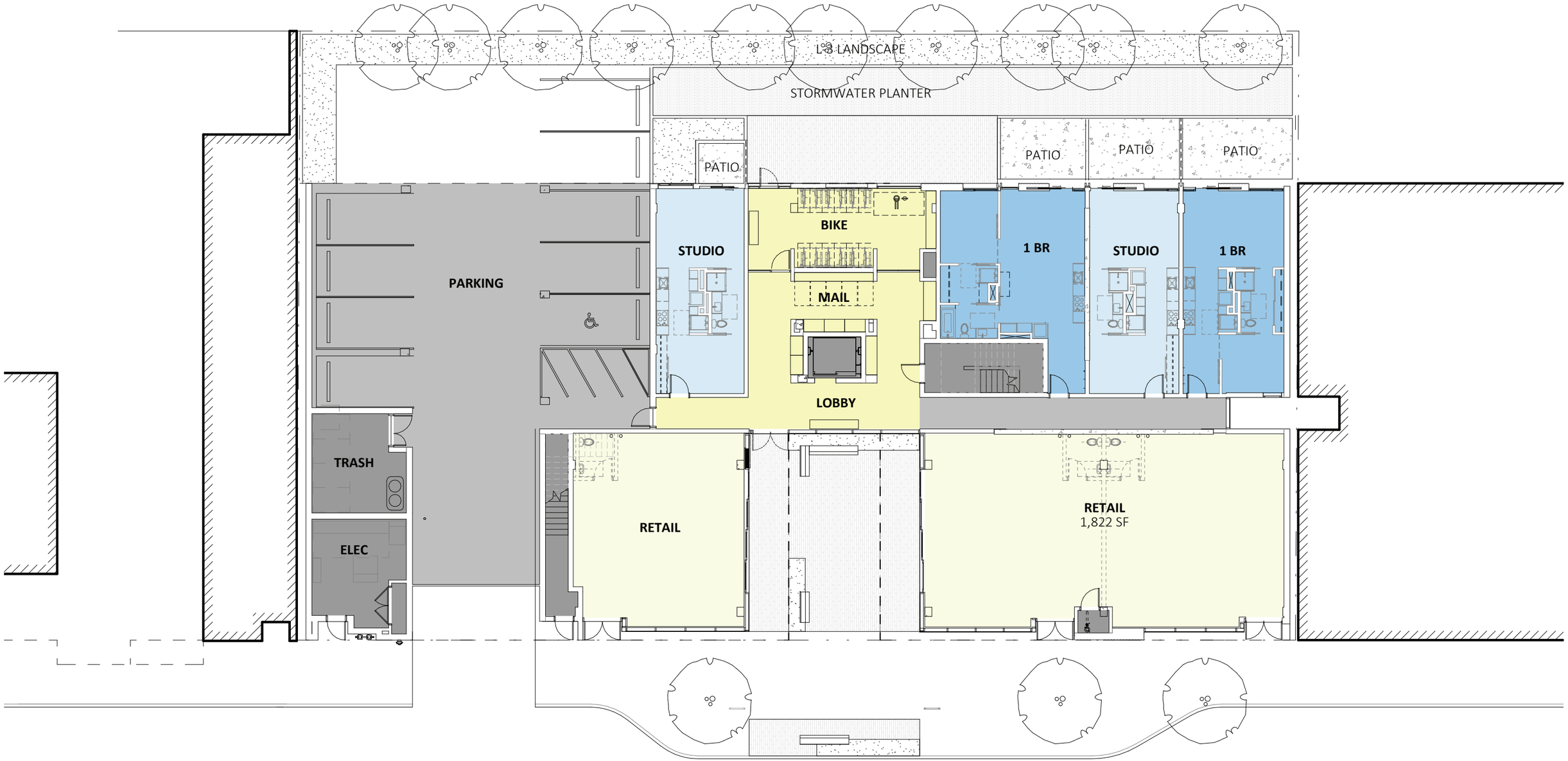

Plan - Ground Floor and Landscape

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Plan - Second Floor

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Plan - Third / Fourth Floor

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Thank You

Community Meeting / 19 November 2016