

MC HENRY ROW



LSCdesign
Kimley»Horn

TEAM INTRODUCTION



Mark Sapperstein
28 Walker development

Owner



Jonathan Wehri
LSC Design

Architect



Michael Casey
Kimley Horn

Civil/Landscape Design

PROJECT OVERVIEW

6 Story office building

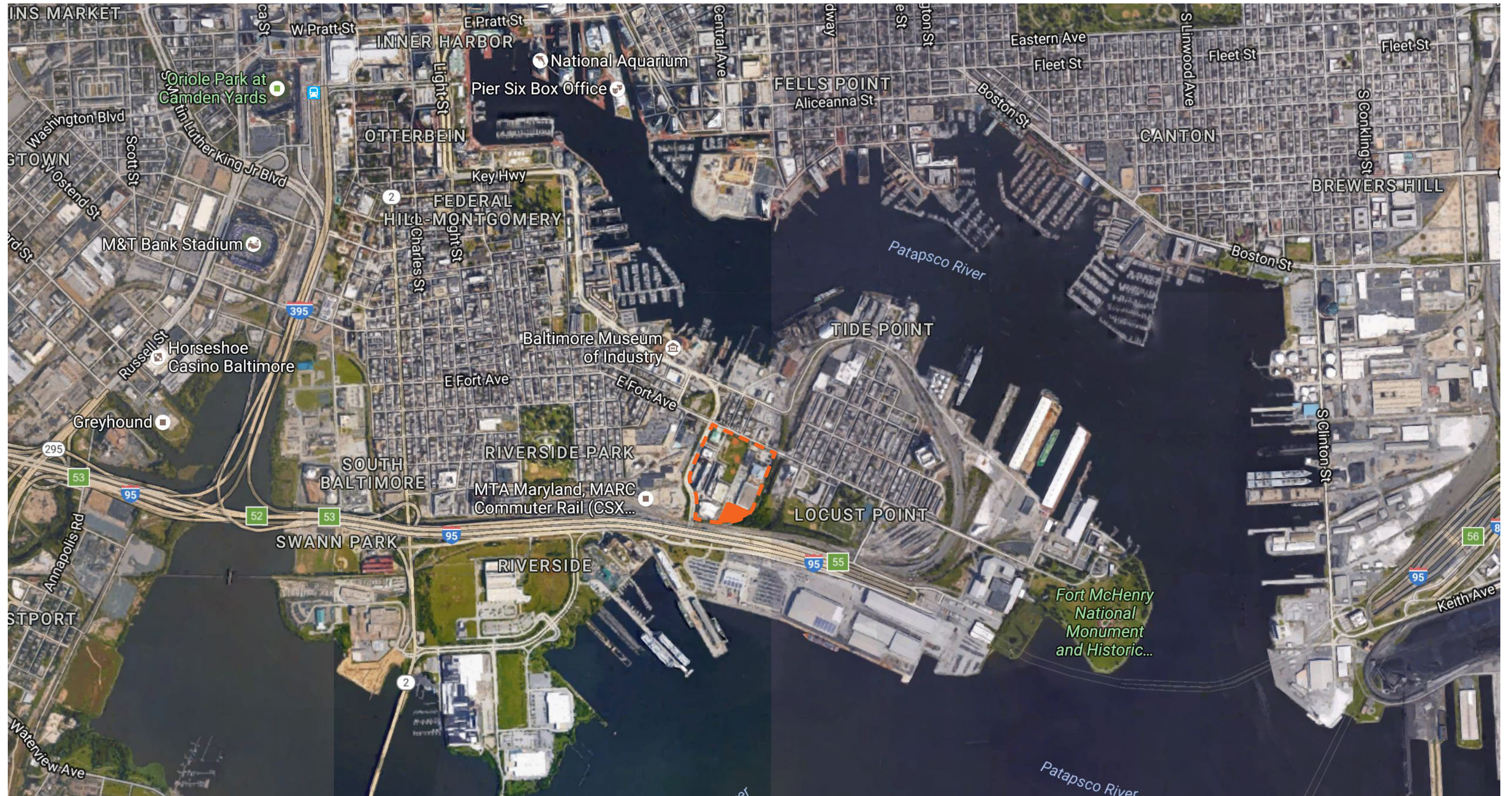
- 1 Floors of structured parking
- 5 Floors of leasable office space at 22,000sf/each = 110,000sf total
- Ground floor entrance lobby
- Common core
- Ground level connection to existing parking garage
- Roof Terrace

8 Story hotel

- Main floor amenity/service - 12,000sf
- 7 Floors of rooms - 10,000sf/each = 70,000sf total
- Porte cochere drive through
- Courtyard amenity

PROJECT LOCATION

MCHENRY ROW



MCHENRY ROW

CONTEXT



MCHENRY ROW

CONTEXT



MCHENRY ROW

BUILDING SITE



MCHENRY ROW

BUILDING SITE



SITE PLAN

EXISTING SITE



SITE PLAN

PROPOSED OVERALL SITE



SITE PLAN

PEDESTRIAN / VEHICULAR CIRCULATION



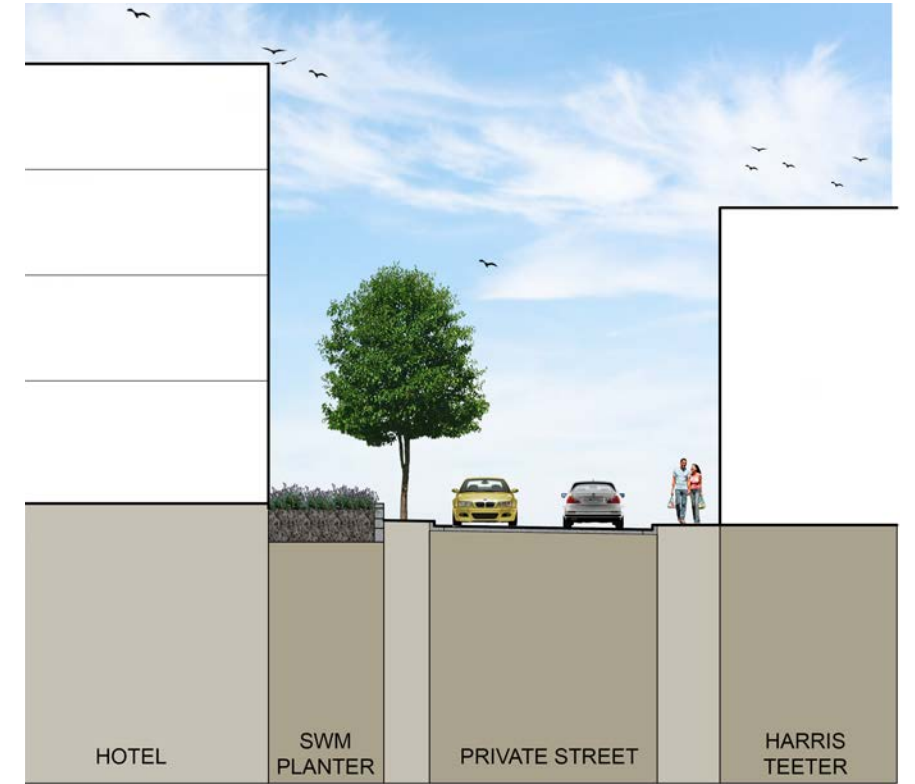
SITE PLAN

PROPOSED SITE DETAIL



LANDSCAPE PLAN

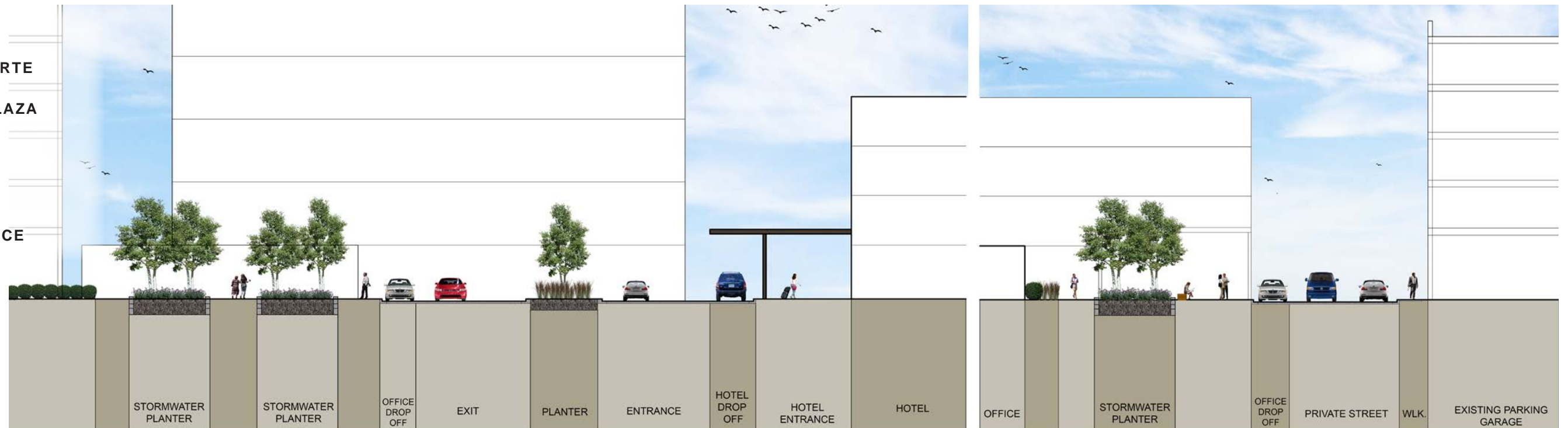
HOTEL DROPOFF AND OFFICE ENTRANCE PLAZA



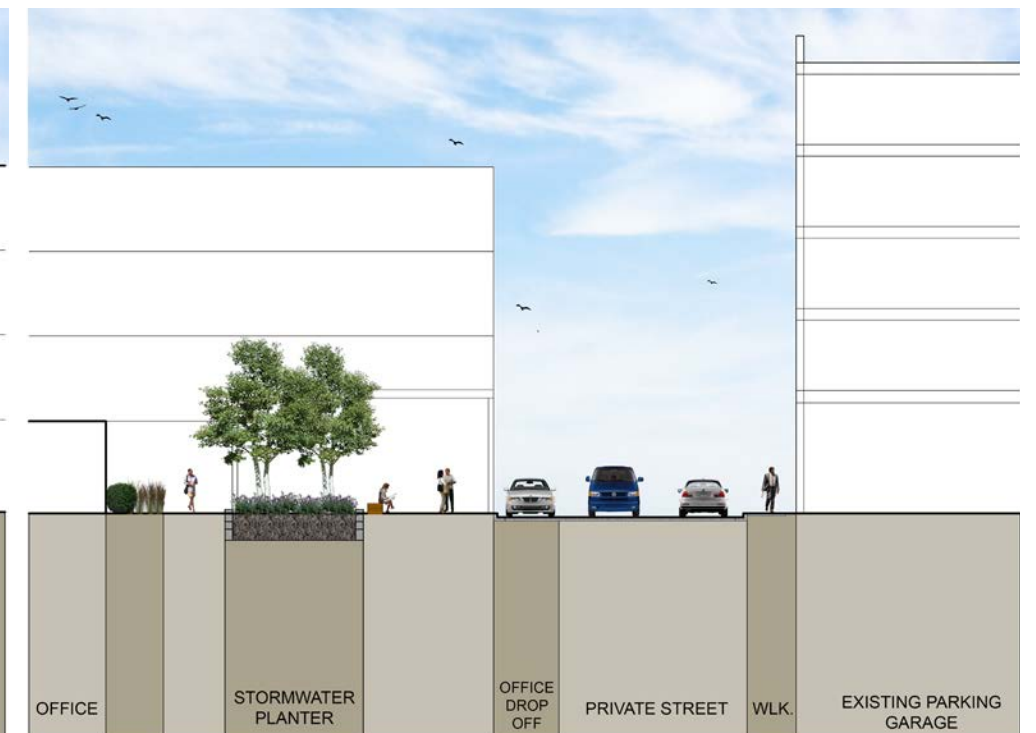
2. HOTEL - GROCCER - CROSS SECTION

KEY

- 01 HOTEL DROPOFF / PORTE COCHERE
- 02 OFFICE ENTRANCE PLAZA
- 03 HOTEL / OFFICE MOTORCOURT
- 04 DROPOFF SPACE
- 05 OFFICE MAIN ENTRANCE



1. HOTEL AND OFFICE MOTORCOURT- LONGITUDINAL SEC-



3. OFFICE ENTRANCE PLAZA - CROSS SECTION

LANDSCAPE PLAN

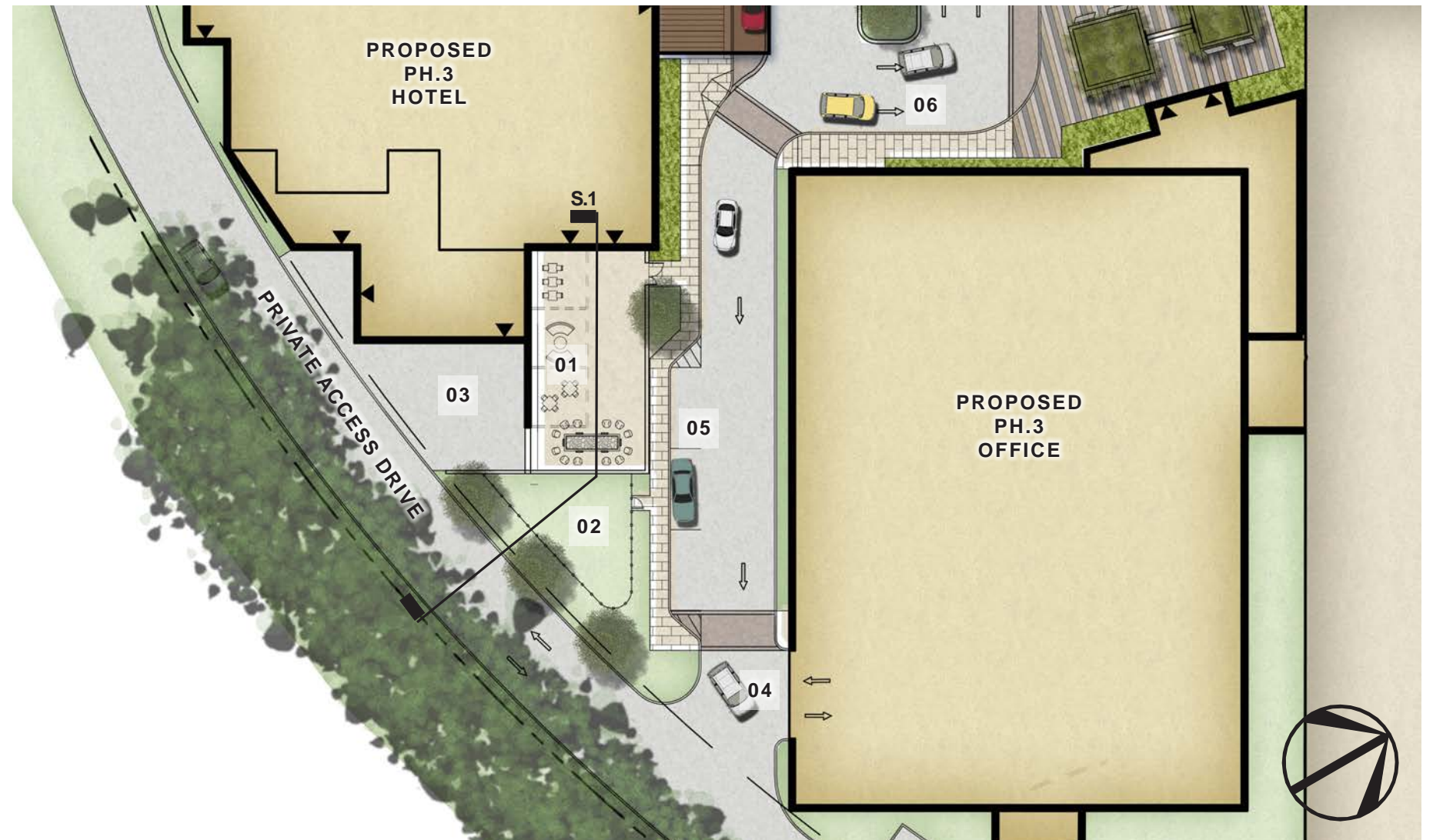
HOTEL AMENITY AREA



1. HOTEL AMENITY AND PRIVATE ACCESS DRIVE - CROSS SECTION

KEY

- 01 PRIVATE HOTEL AMENITY
- 02 DOG PARK AMENITY
- 03 HOTEL SERVICE
- 04 PARKING GARAGE ENTRANCE
- 05 SHORT TERM HOTEL PARKING
- 06 HOTEL / OFFICE MOTORCOURT



LANDSCAPE PRECEDENTS

MCHENRY ROW EXISTING FINISHES AND FURNISHINGS



BANDED CONCRETE UNIT PAVERS



DECORATIVE SCORED CONCRETE PAVEMENT



DECORATIVE STONE PAVEMENT



RUBBED CONCRETE WALLS



IPE-CLAD CONCRETE WALLS



WOOD-CLAD BENCH



PICNIC TABLE AND BENCH



WASTE RECEPTACLE



PEDESTRIAN BOLLARD



METALWORK - STAINLESS STEEL

LANDSCAPE MATERIALS

TREE AND SHRUB PLANTING PALETTE



RIVER BIRCH



HONEY LOCUST



GINKGO TREE



LITTLE LIME HYDRANGEA



VIRGINIA SWEETSPIRE



YELLOW DRIFT ROSE

LANDSCAPE MATERIALS

ORNAMENTAL GRASS AND GROUNDCOVER PLANTING PALETTE



FEATHER REED GRASS



FOUNTAIN GRASS



MAIDEN GRASS



SWITCH GRASS



LILY TURF



ST. JOHNS WORT



ST. JOHNS WORT - FLOWER

LANDSCAPE MATERIALS

BIORETENTION PLANTING PALETTE



BLUE SWITCHGRASS



CARDINAL FLOWER



CONEFLOWER



IRIS



CHRISTMAS FERN



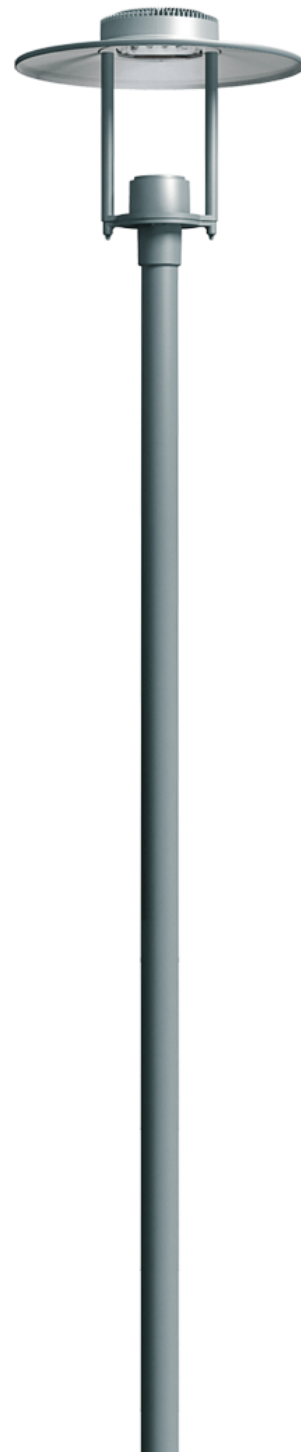
WINTERBERRY



INKBERRY

LANDSCAPE MATERIALS

LIGHTING ELEMENTS



ORNAMENTAL POLE LIGHT



BOLLARD LIGHT

SITE MASSING

EXISTING



SITE MASSING

GRID



SITE MASSING

ENTRY/CORE



SITE MASSING

PARKING BASE



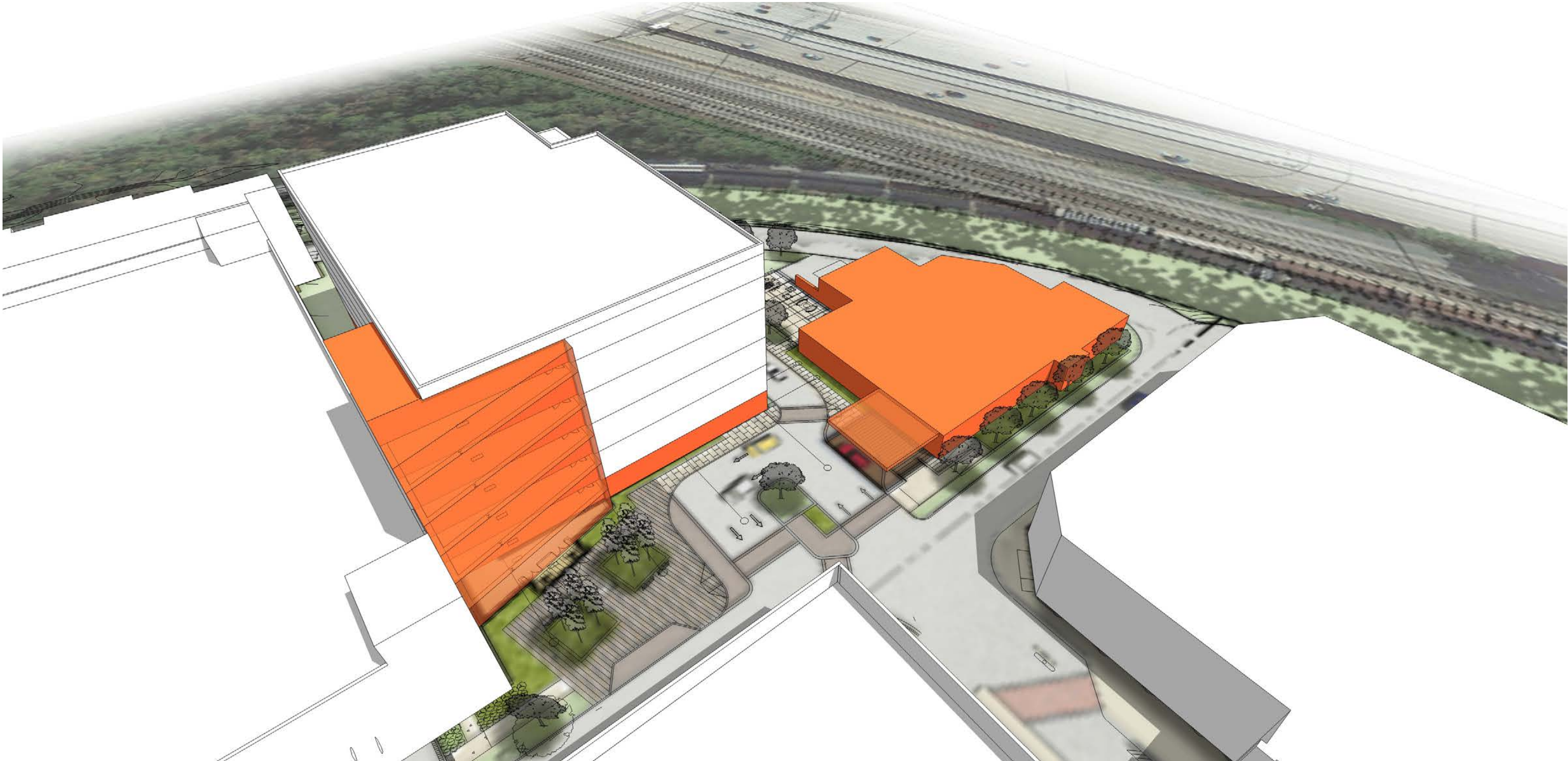
SITE MASSING

OFFICE MASS



SITE MASSING

HOTEL AMENITY



SITE MASSING

HOTEL MASS



SITE MASSING

IN CONTEXT

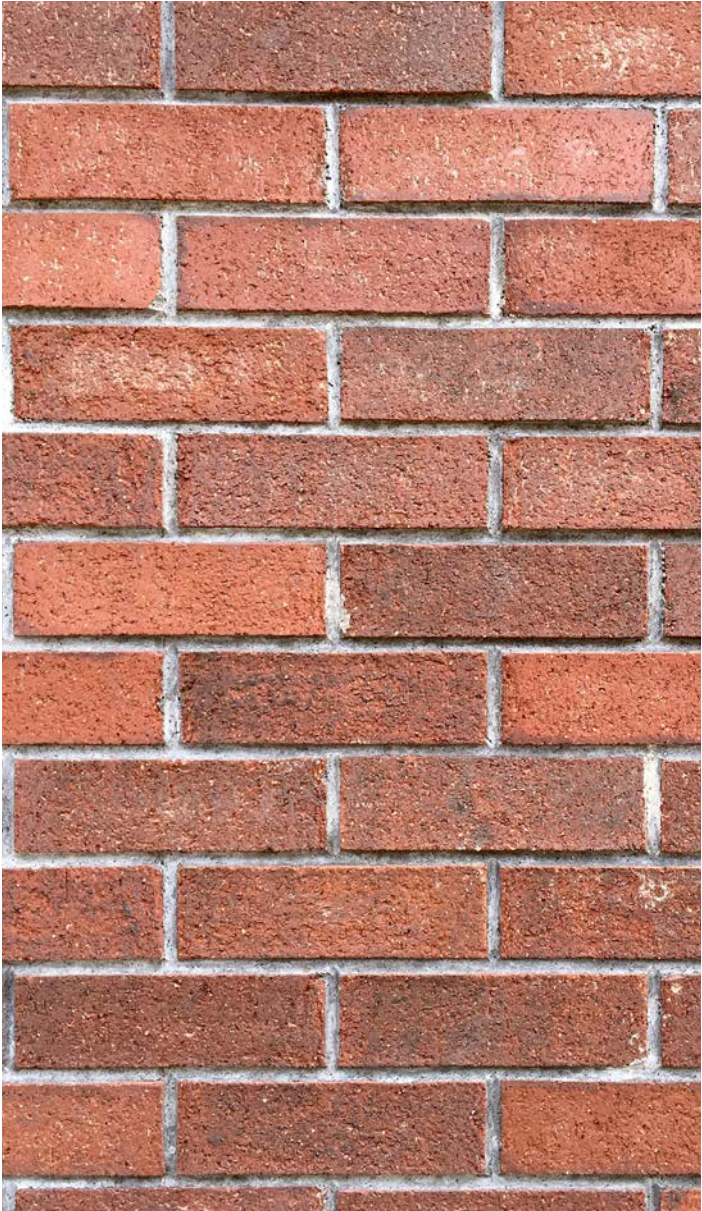


SKIN MATERIALITY

OFFICE



MONUMENTAL BASE



BRICK



WAREHOUSE STYLE WINDOWS



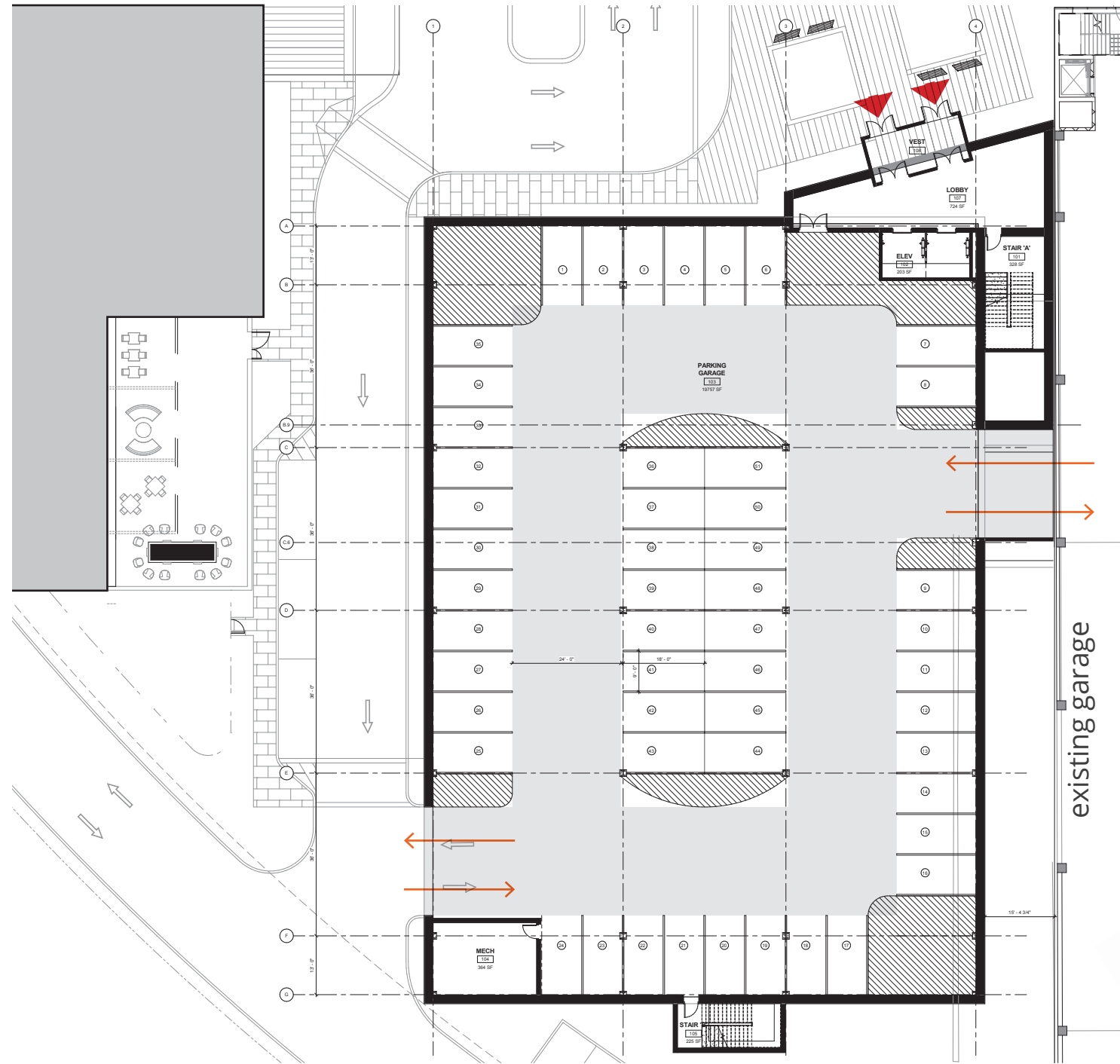
VEGETATIVE SCREENS



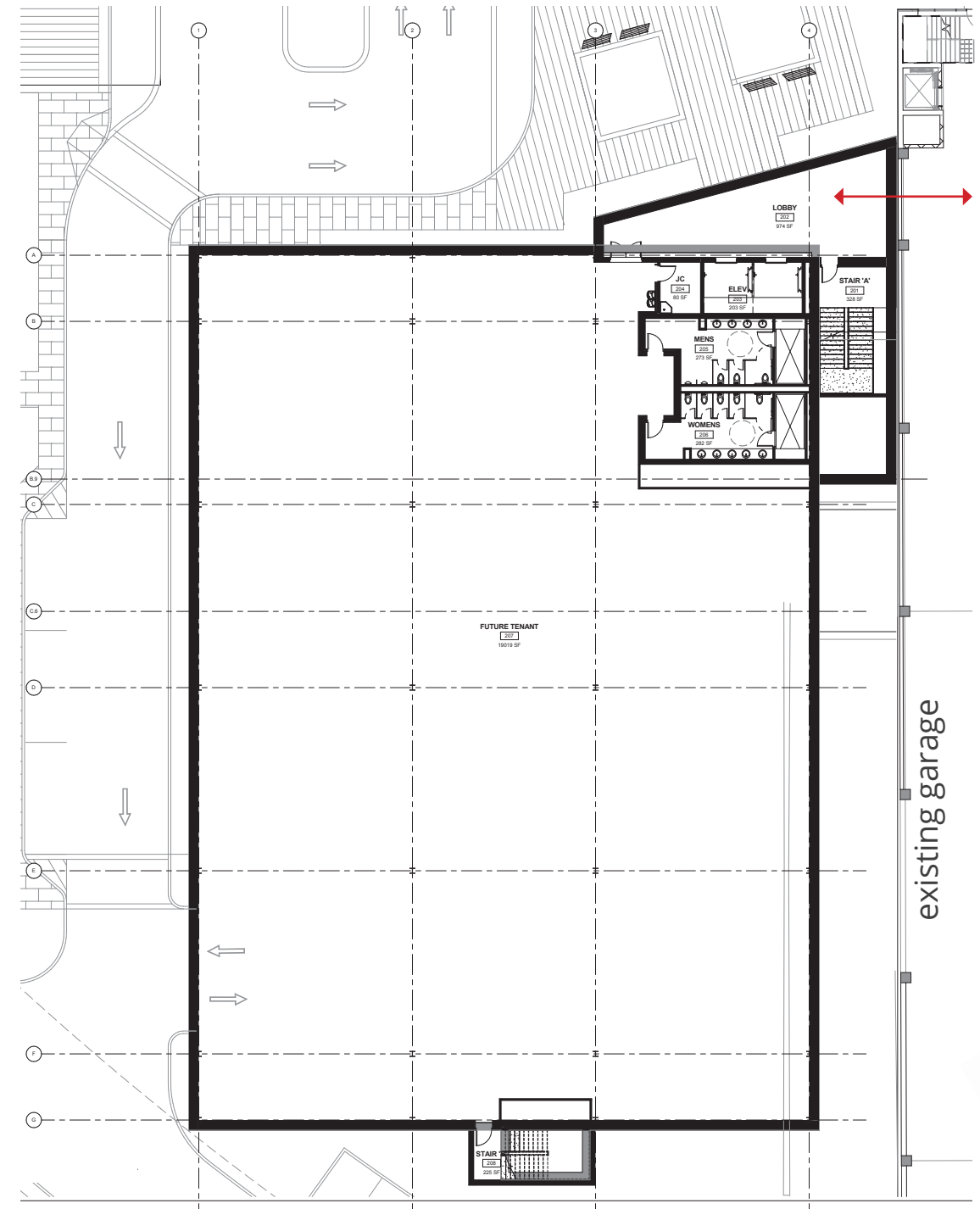
CORRUGATED METAL PANELS

FLOOR PLANS

OFFICE



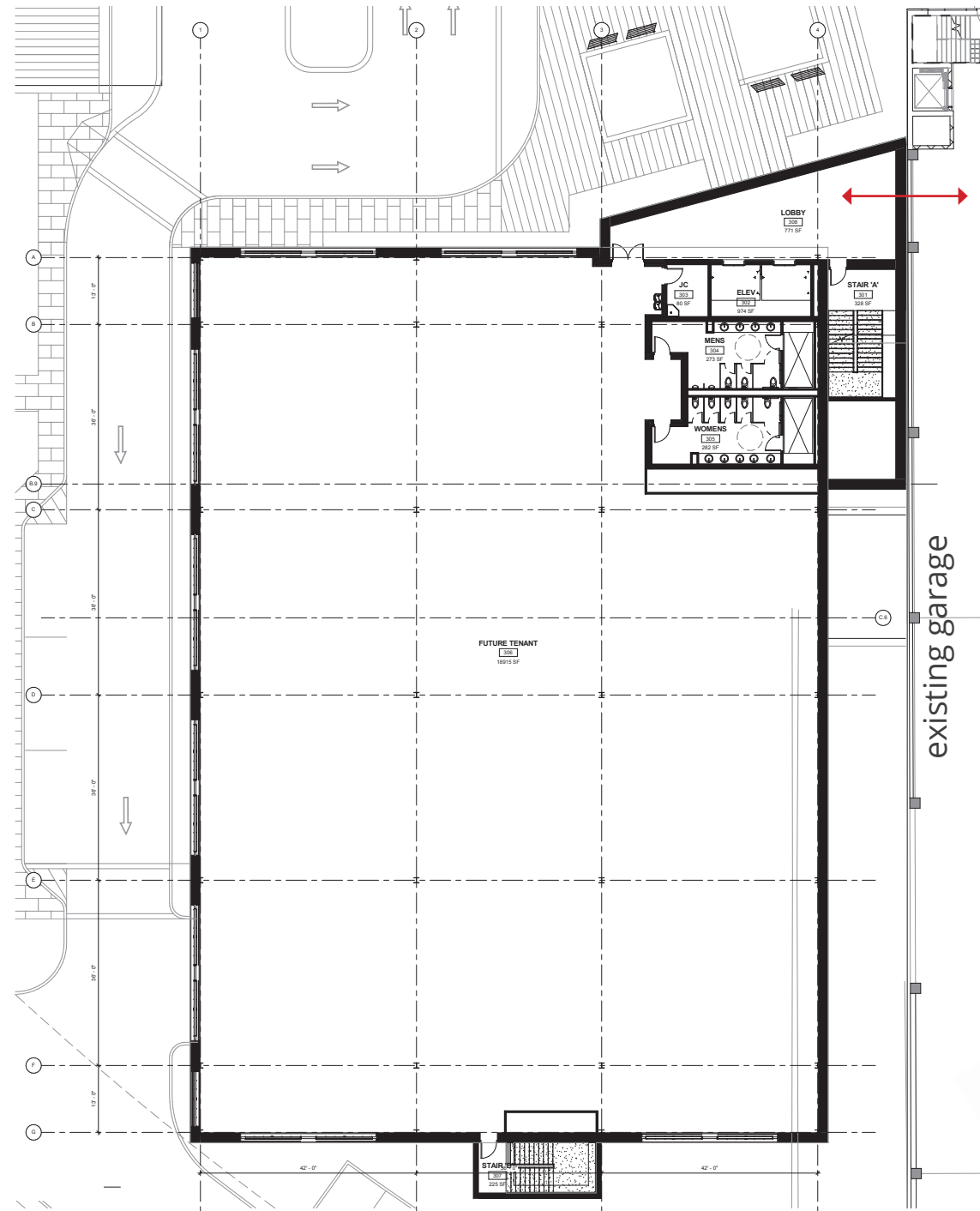
MAIN FLOOR



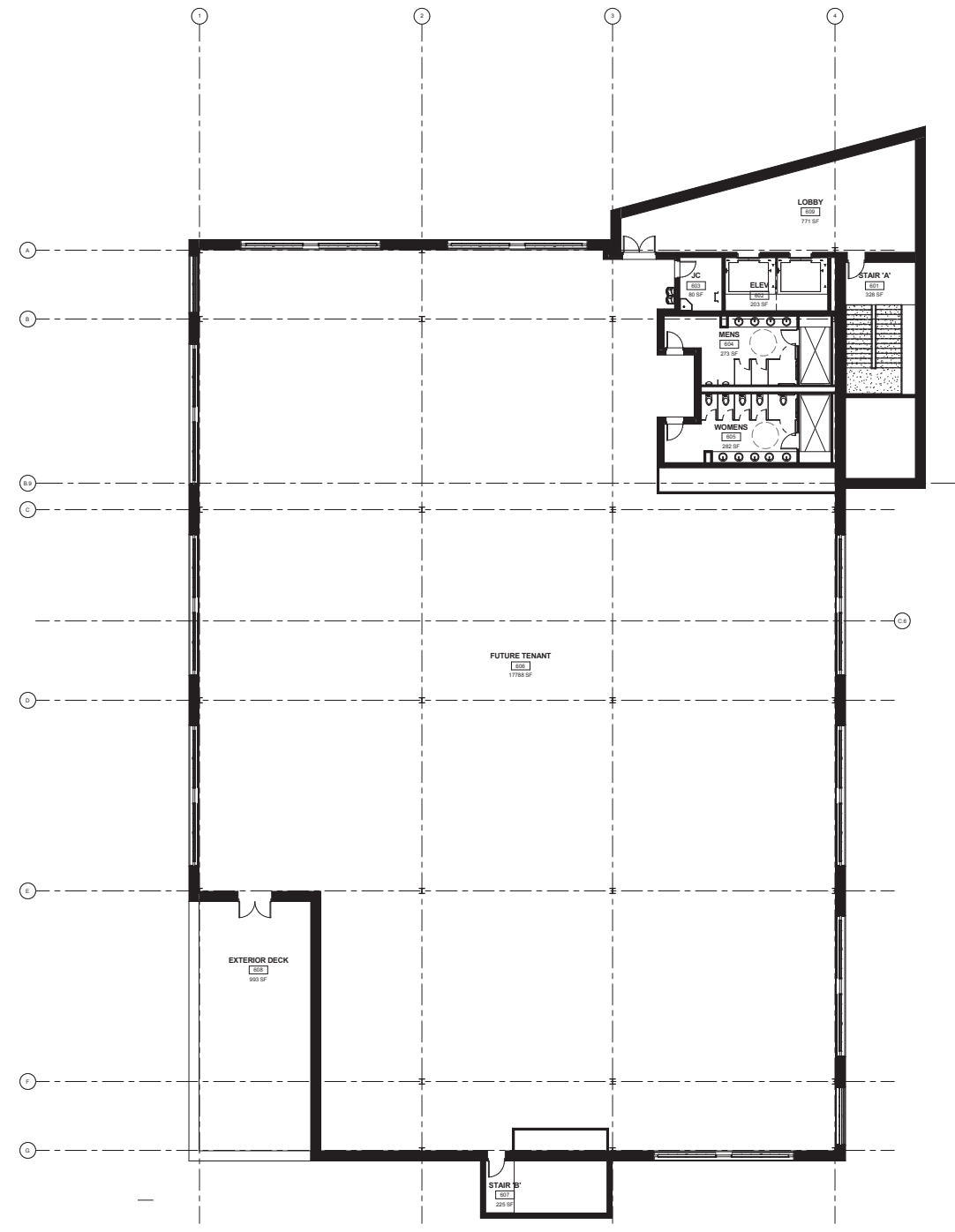
SECOND FLOOR

FLOOR PLANS

OFFICE



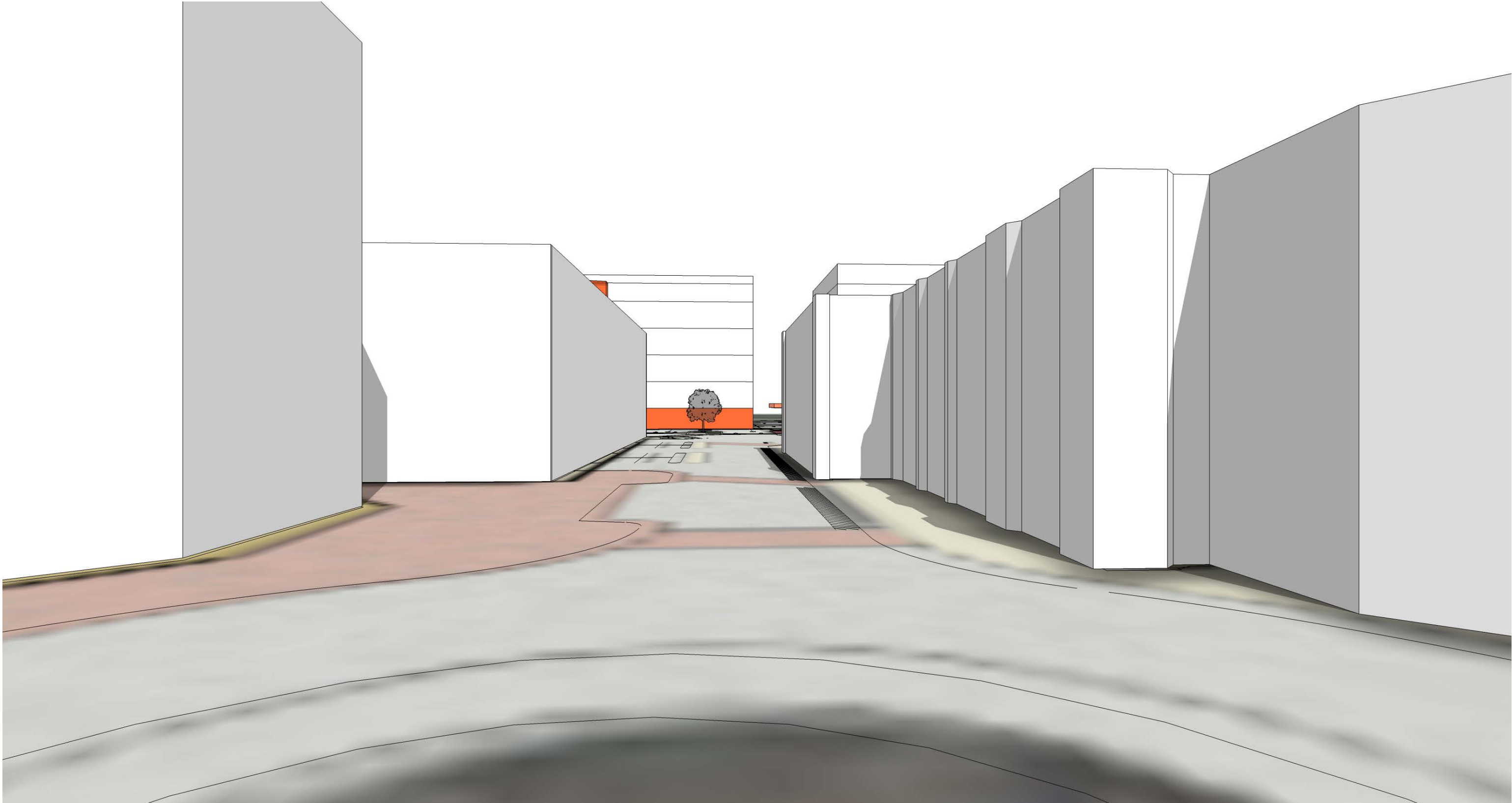
THIRD -FIFTH FLOOR



SIXTH FLOOR

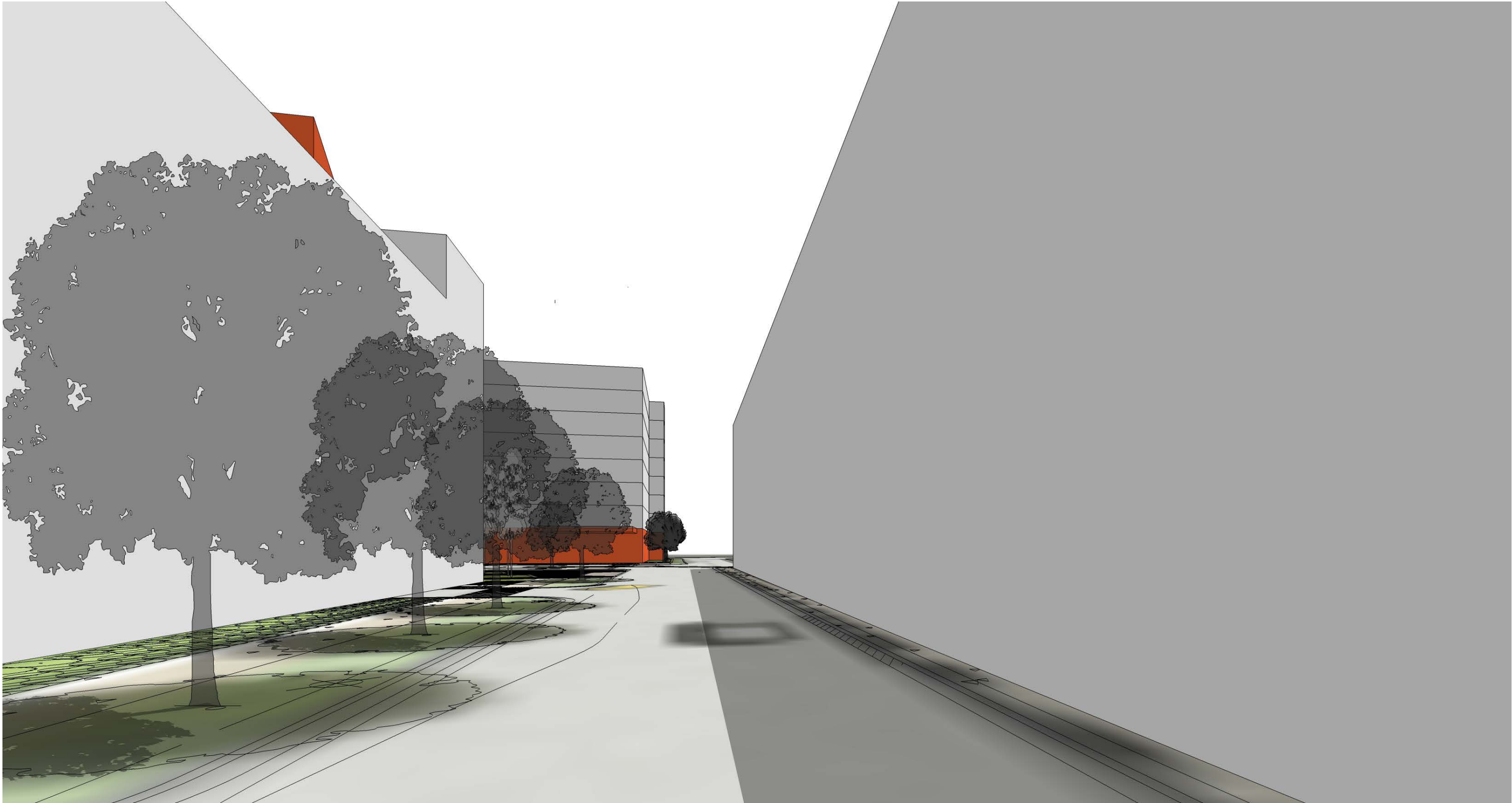
SITE PERSPECTIVES

FROM WEST



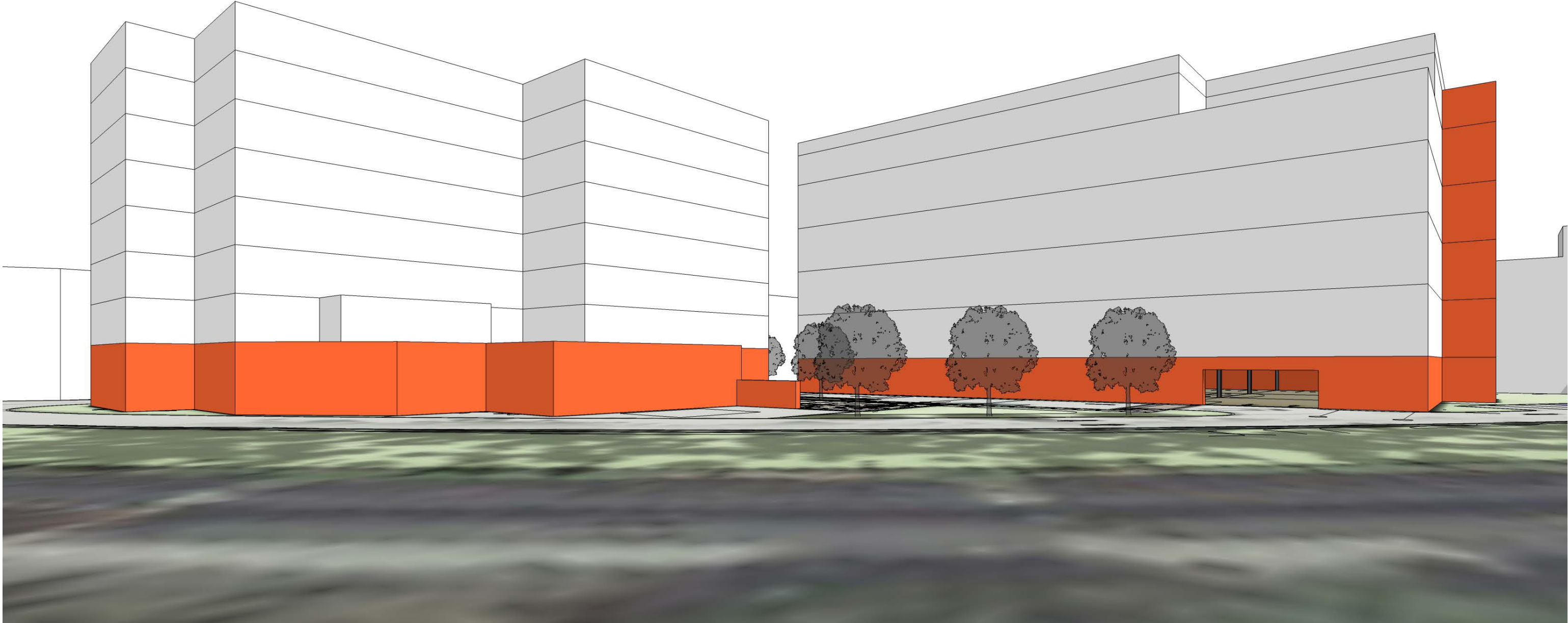
SITE PERSPECTIVES

FROM NORTH



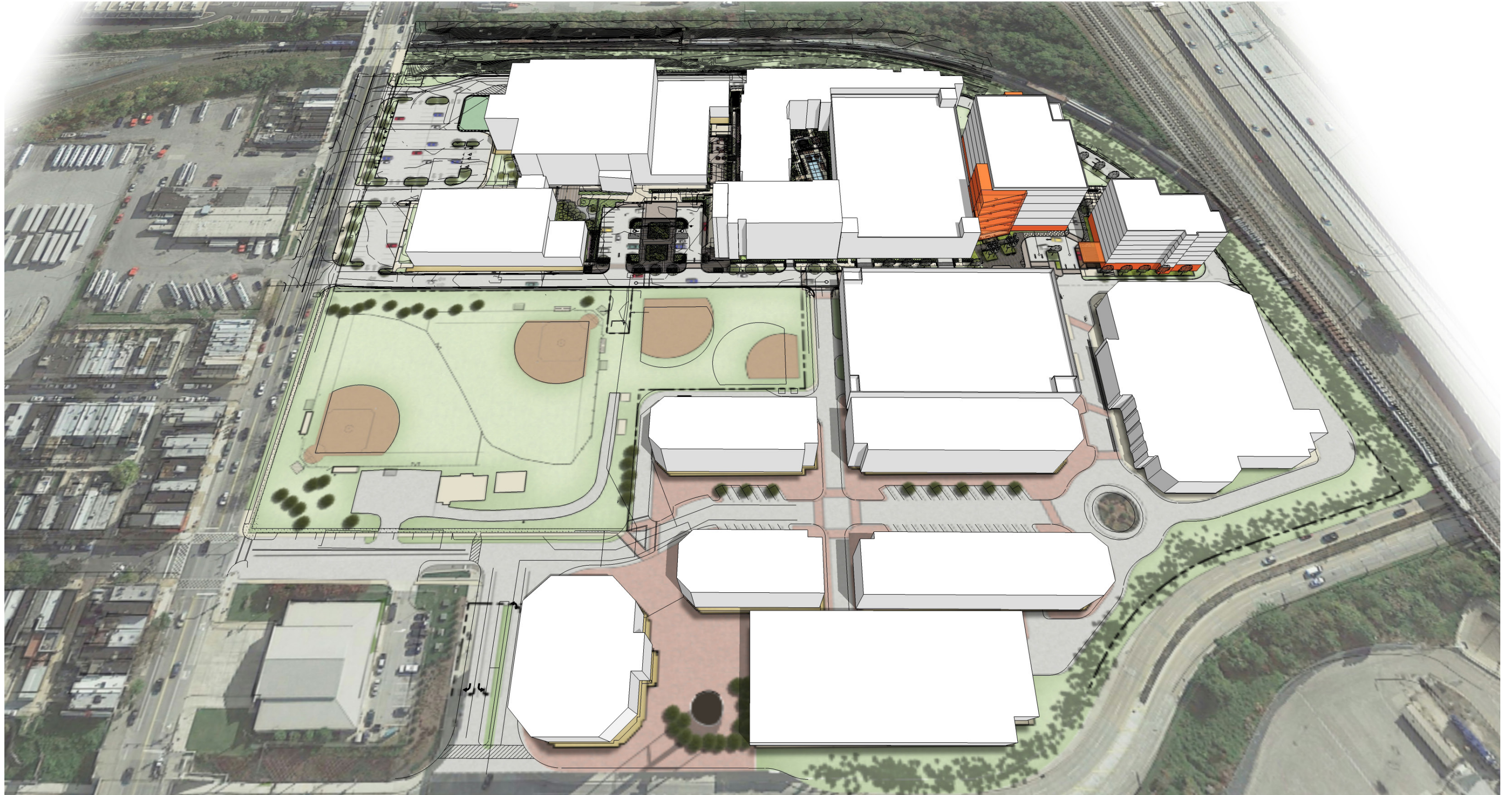
SITE PERSPECTIVES

FROM SOUTH



SITE PERSPECTIVES

OVERALL



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