

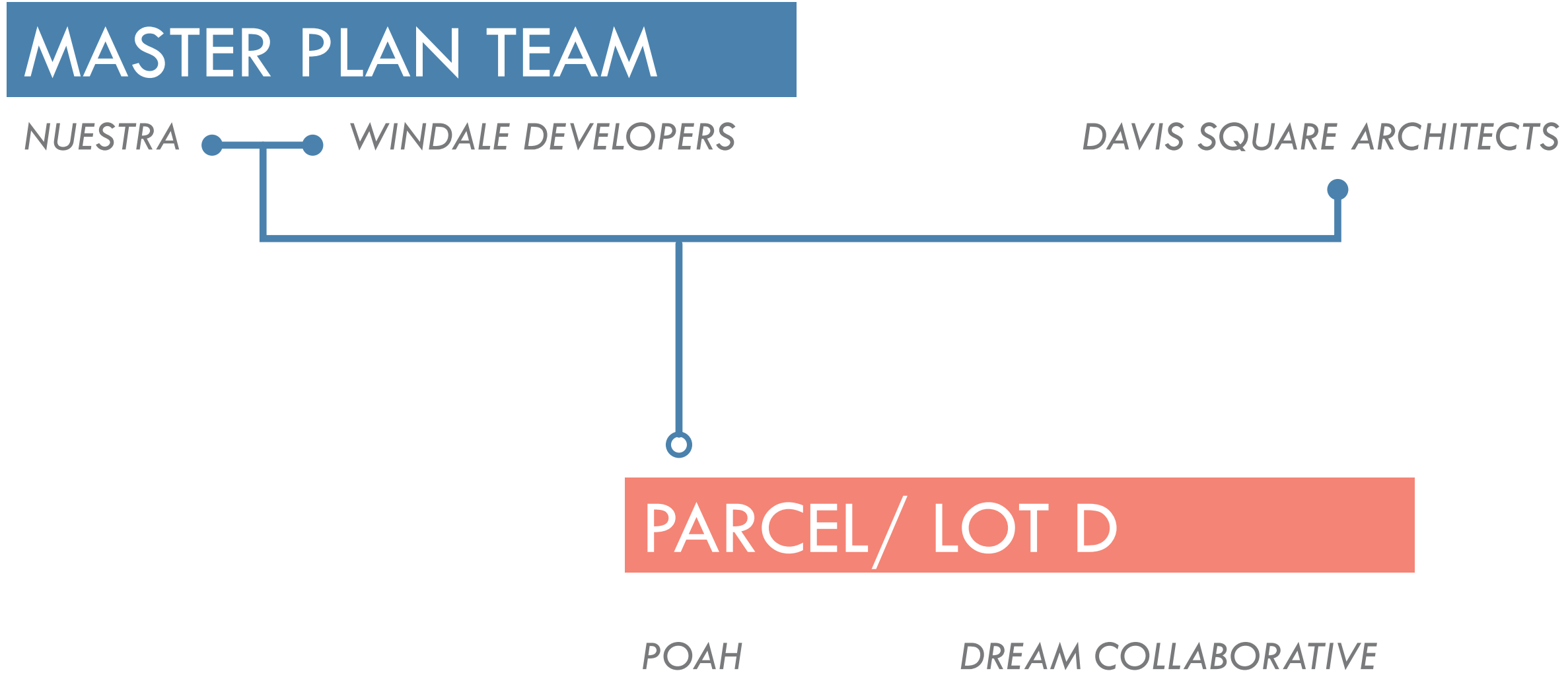


BARTLETT YARD LOT D - SENIOR HOUSING

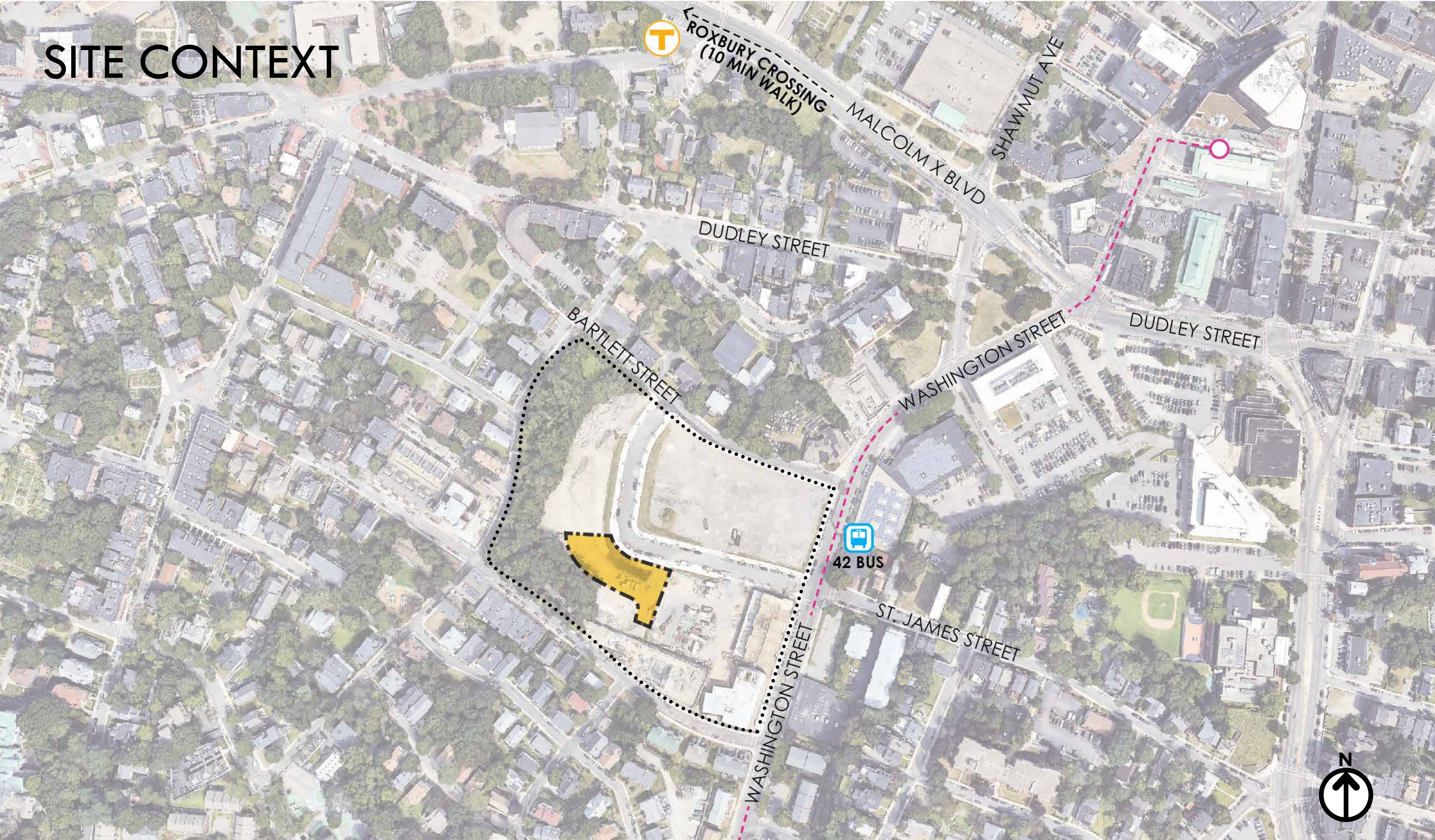
AGENDA

- TEAM INTRODUCTIONS
- MASTER SITE OVERVIEW
- LOT D DESIGN & PROGRAM

PROJECT TEAM



SITE CONTEXT





Master Site Overview



UNDER CONSTRUCTION



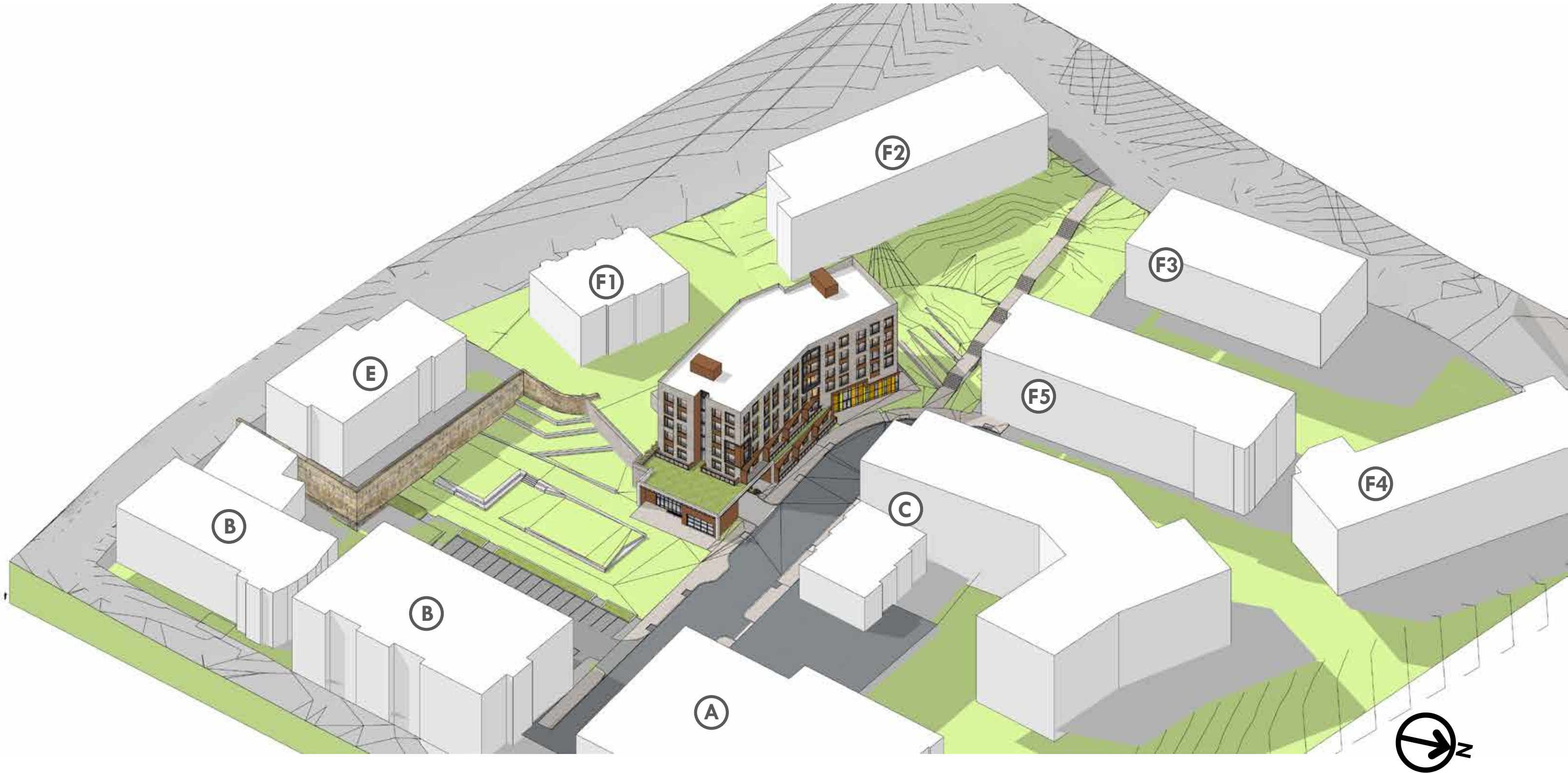


Master Site Overview

- LOT SIZE 32,600 SF
- FAR 1.5, 49,859 SF
- 52 UNITS
- 17 PARKING SPACES



BIRDS EYE VIEW



BARTLETT YARD LOT D



- ATTRACTIVE BUILDING FOR ACTIVE SENIORS
- AMPLE PROTECTED OPEN SPACE FOR SENIORS
- ENGAGE THE PUBLIC REALM
- ESTABLISH STREET EDGE ALONG BARTLETT STATION DRIVE

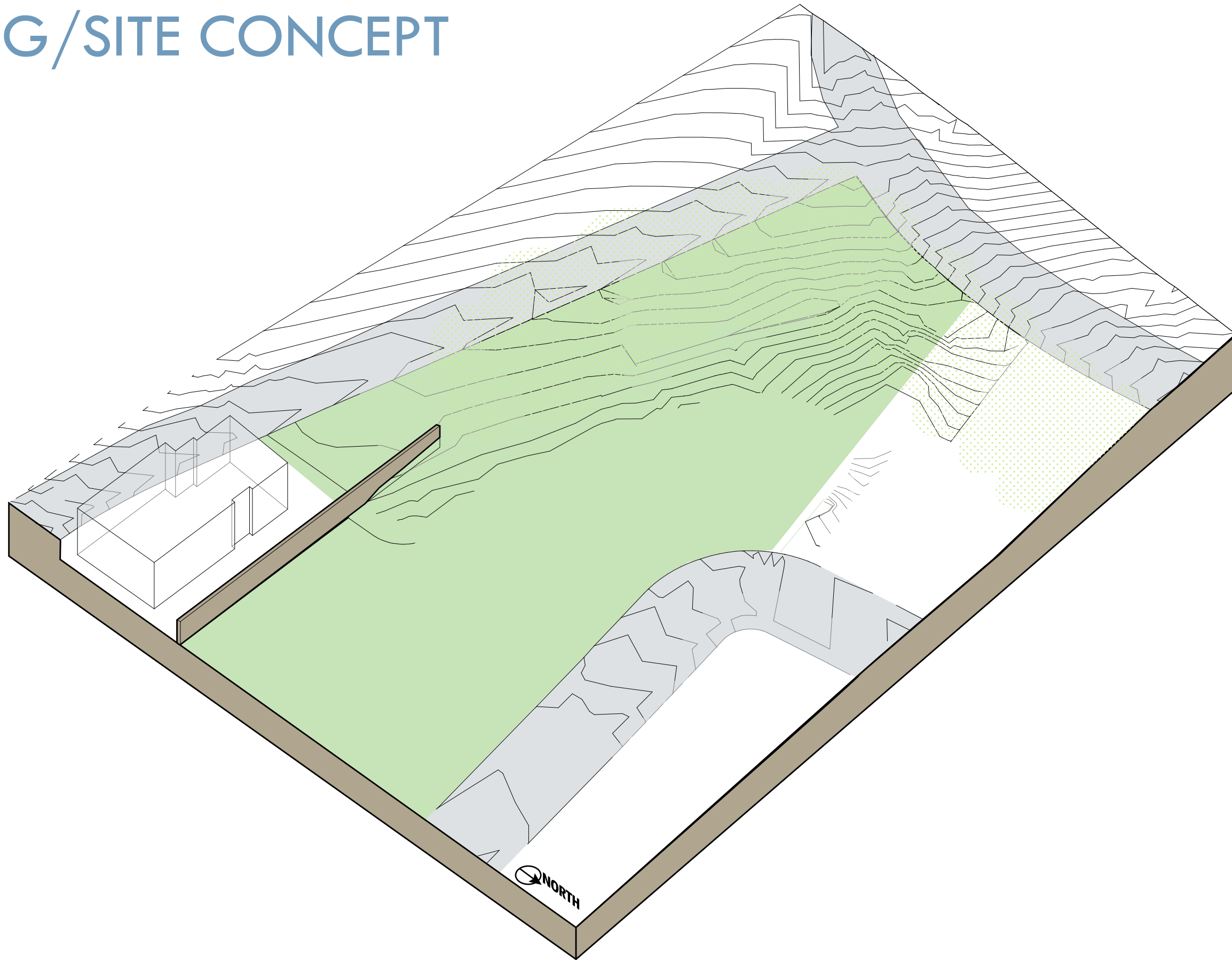
Project Metrics

SITE DATA		PROGRAM		Total	LEVEL 1/ P	LEVEL 2	LEVEL 3	LEVEL 4	LEVEL 5	LEVEL 5	PENTHOUSE	
Lot Size (SF)	32,600	TOTAL FLOOR PLATE GROSS AREA (SF)		61,734	17,239	8,082	9,023	9,023	9,023	9,023	321	
FAR	1.5	*FAR AREA (SF)		49,859	6,797	7,634	8,857	8,857	8,857	8,857		
*FAR SQUARE FOOTAGE	49859	PROGRAM	Units	Unit (%)	UNIT	SF	UNIT	SF	UNIT	SF	UNIT	SF
Total Unit Count	52	1 Bedroom NSF	43	83%	3	1,623	4	2,185	9	5,044	9	5,044
Parking Spaces	17	2 Bedroom NSF	9	17%		0	1	718	2	1630	2	1630
Parking Ratio	0.33	Amenity NSF				3,952		1,848		2,104		0
Building Height (Roof)	6 stories	Gallery GSF				1,260		1,260		0		0
		Garage NSF				7,882		7,882		0		0
		Totals:	52		3		5		11		11	

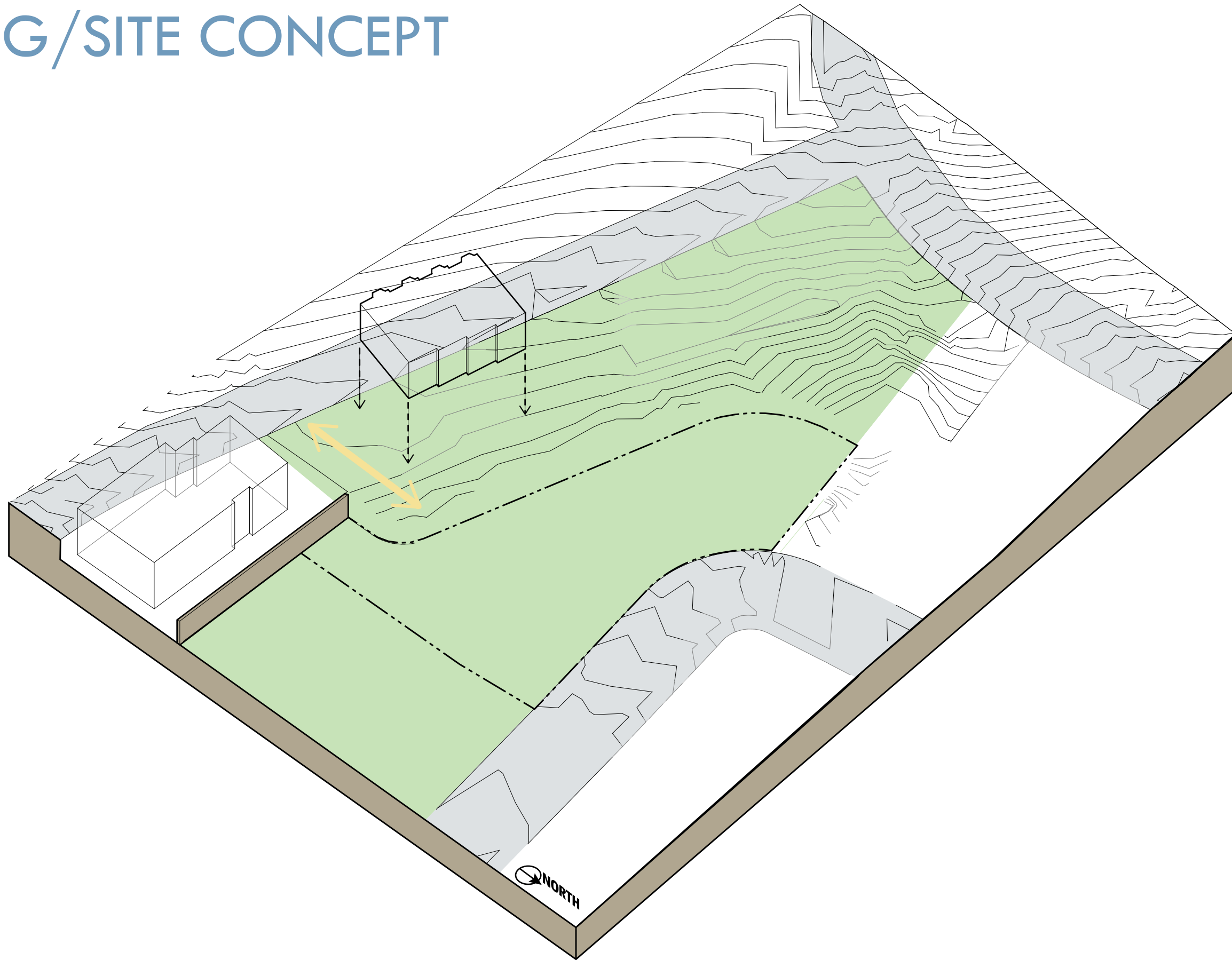
CURRENT SITE CONDITIONS



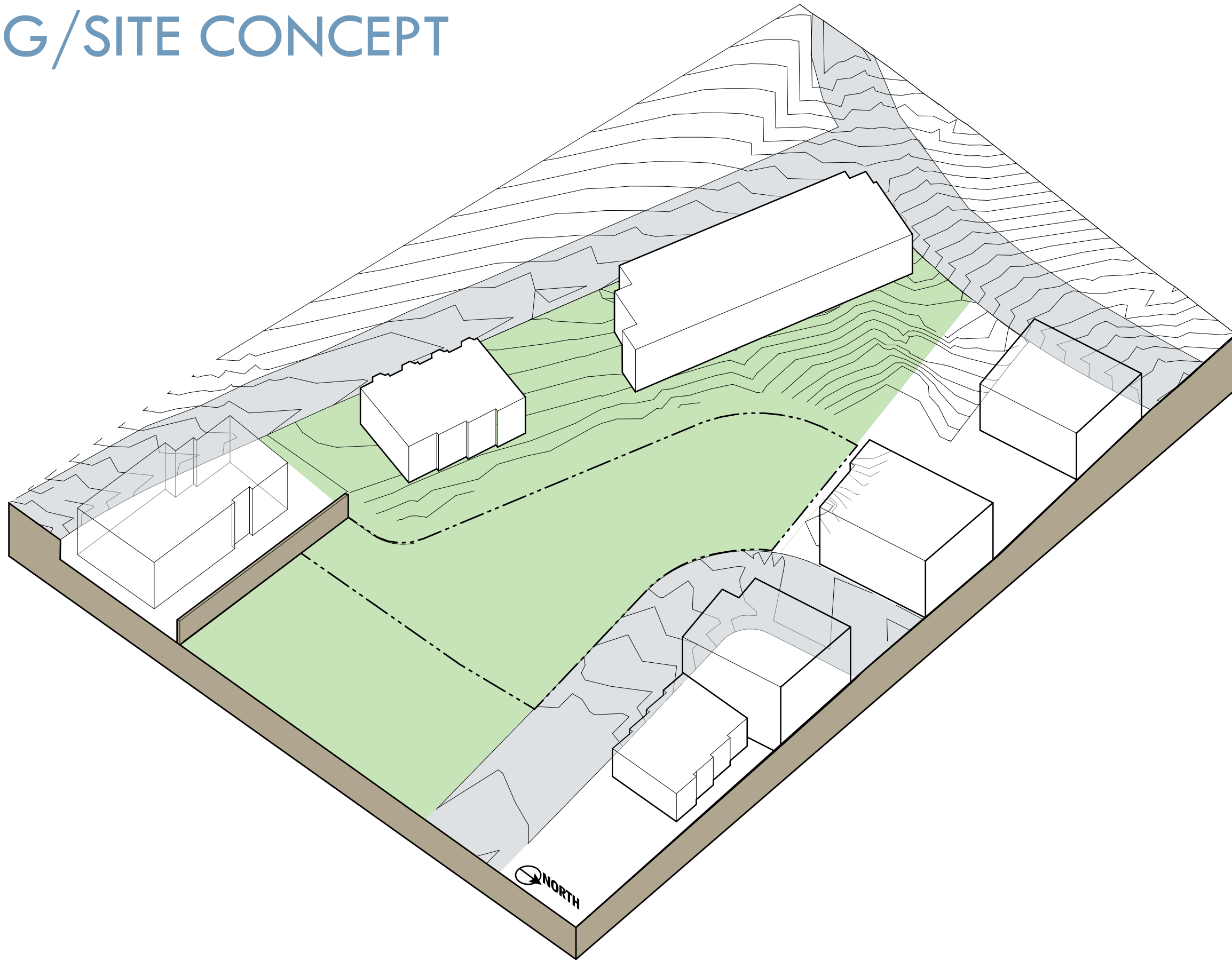
BUILDING/SITE CONCEPT



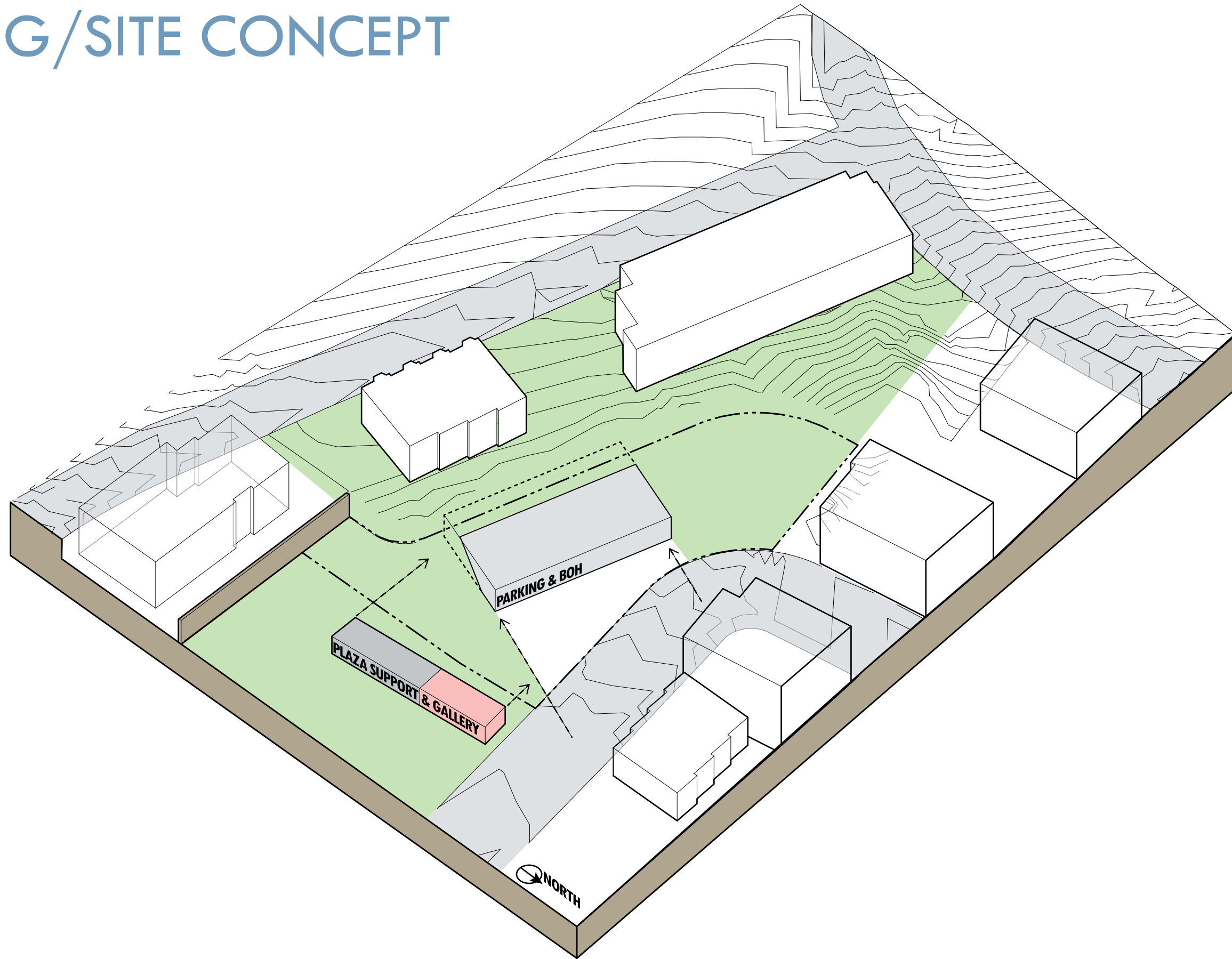
BUILDING/SITE CONCEPT



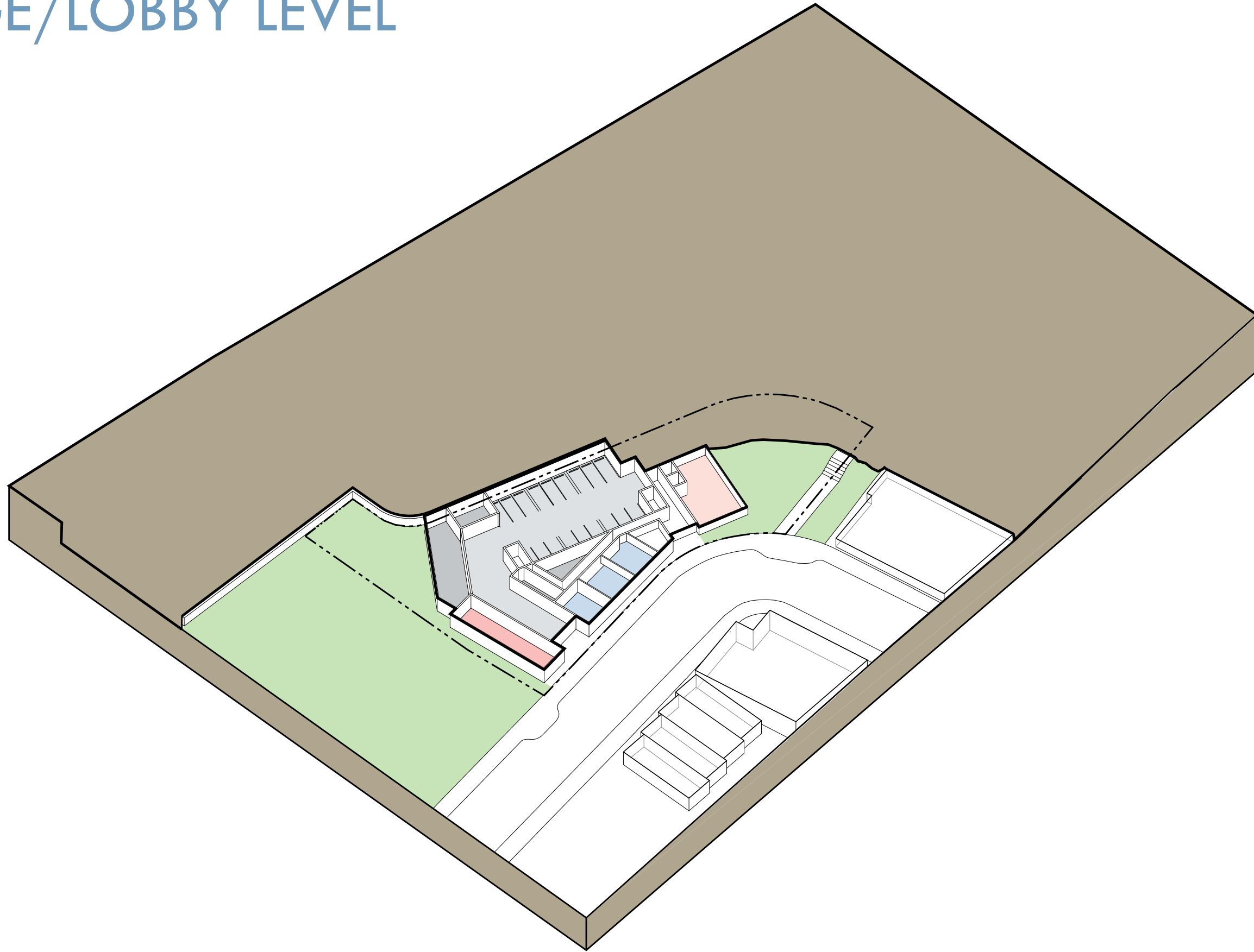
BUILDING/SITE CONCEPT



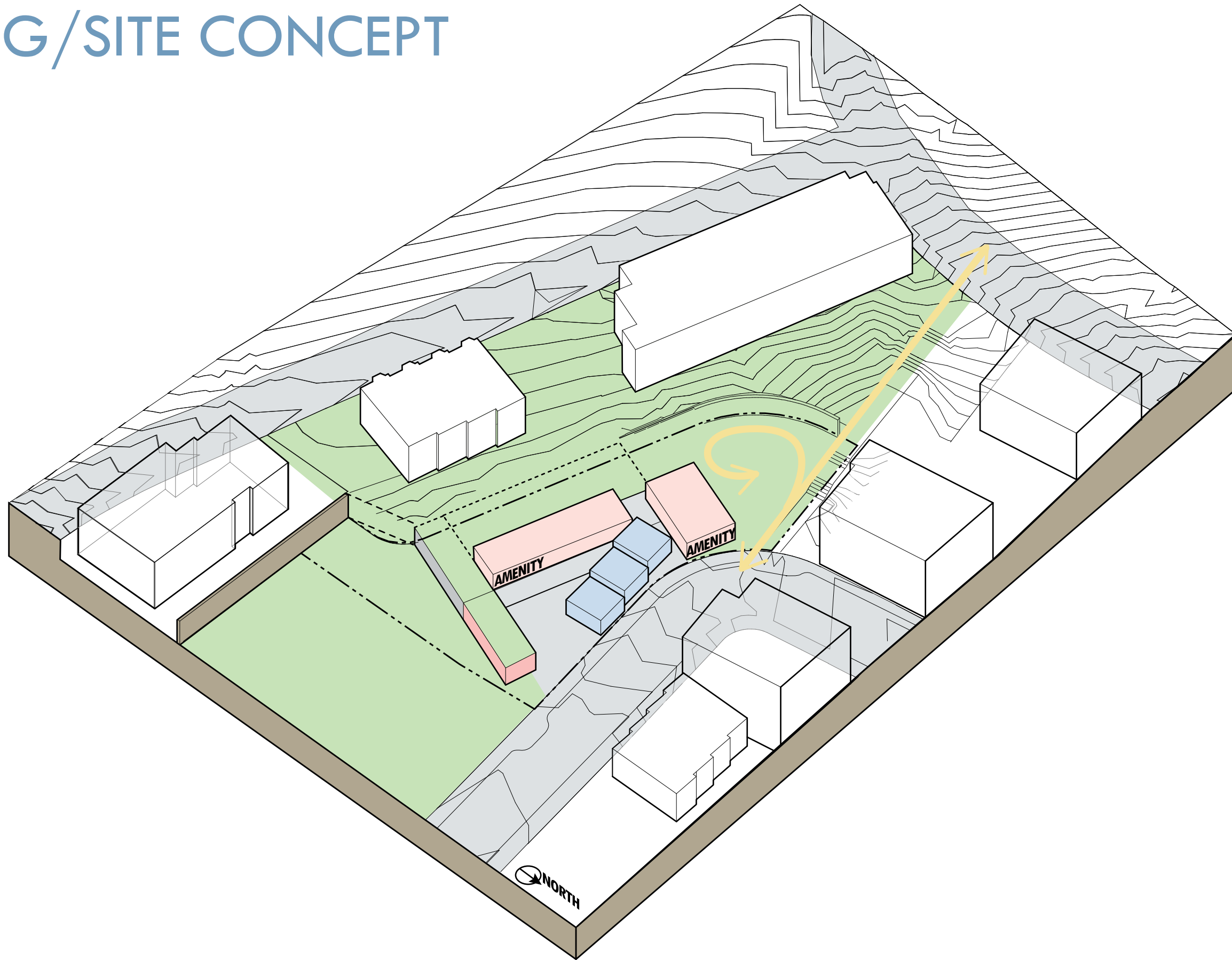
BUILDING/SITE CONCEPT



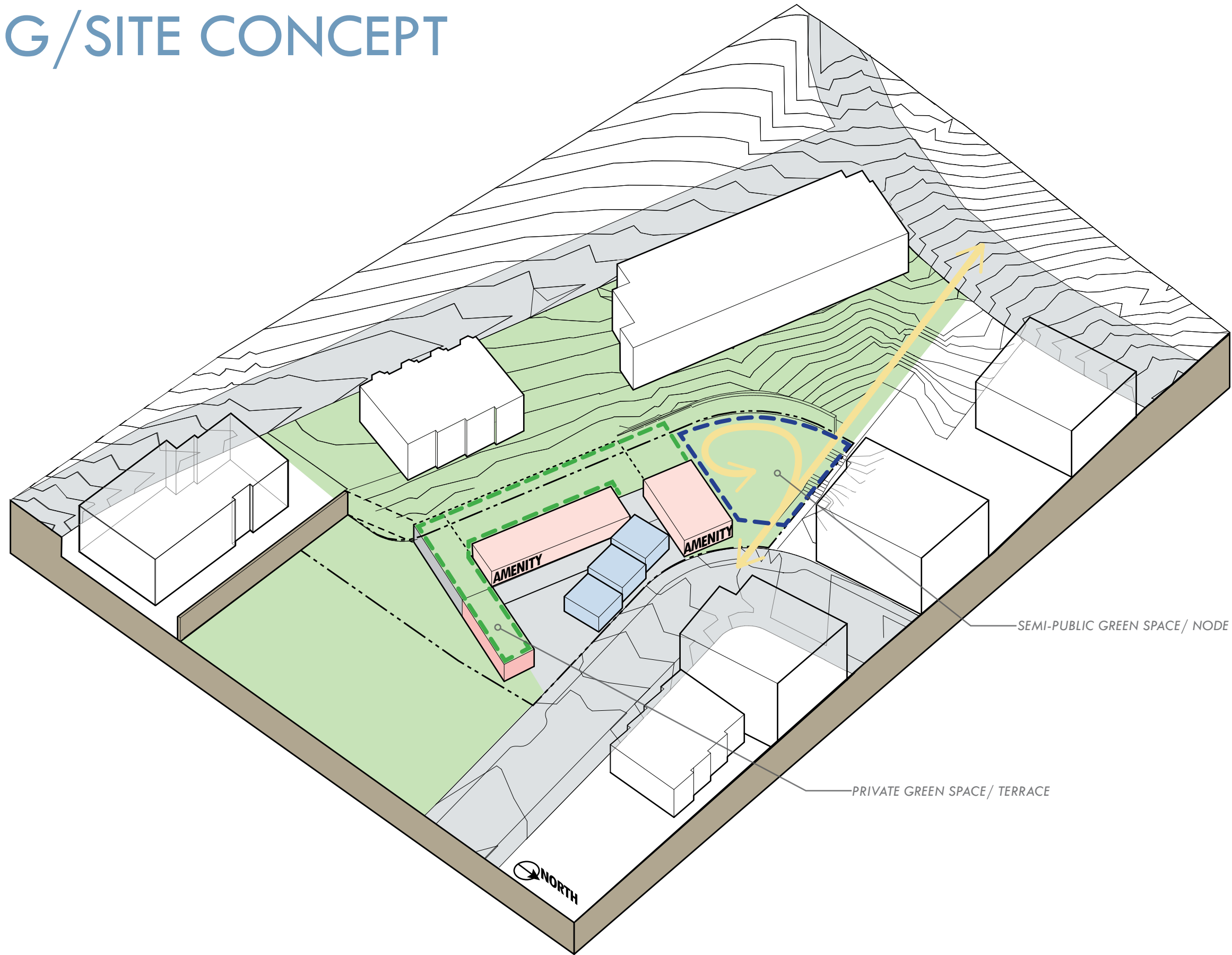
GARAGE/LOBBY LEVEL



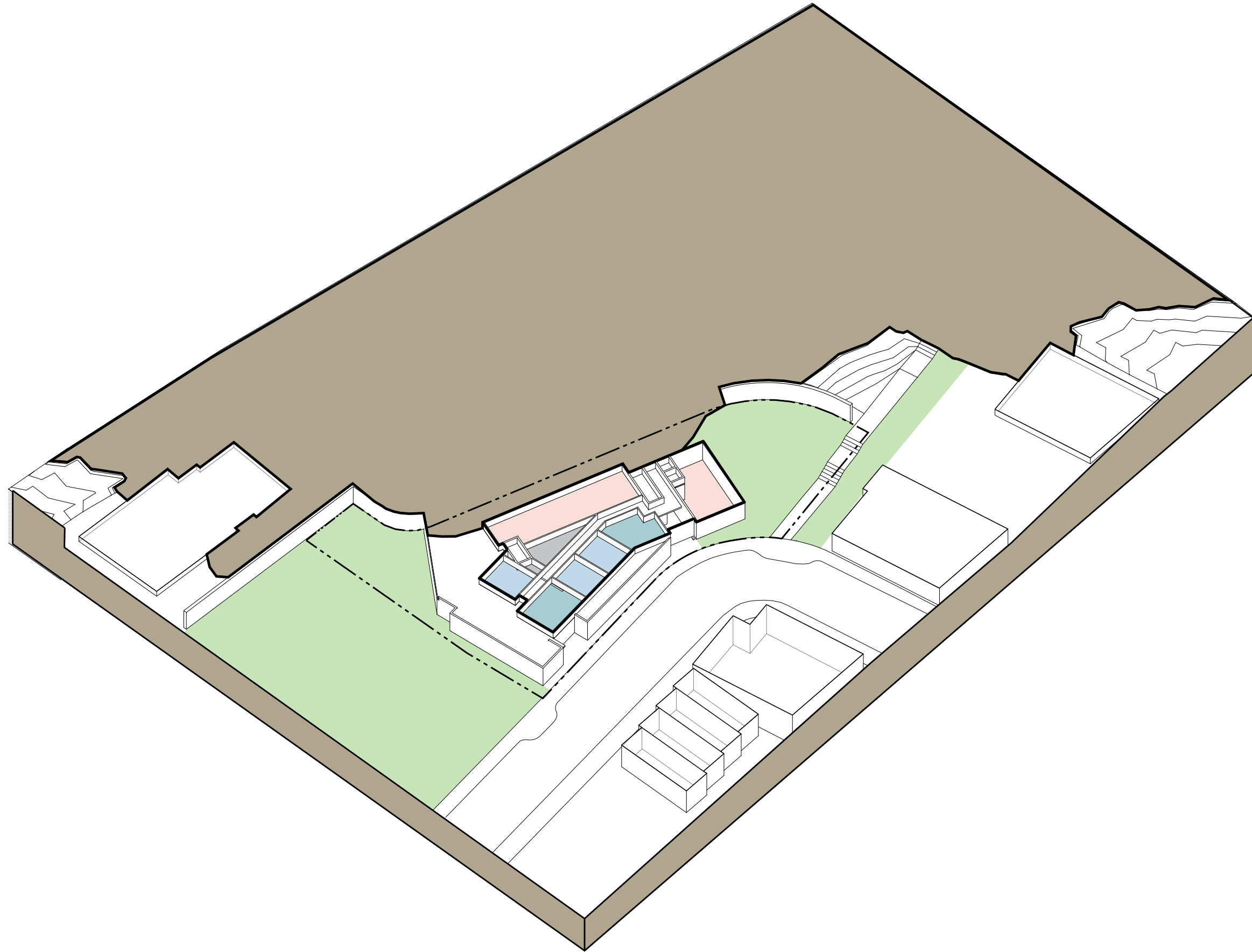
BUILDING/SITE CONCEPT



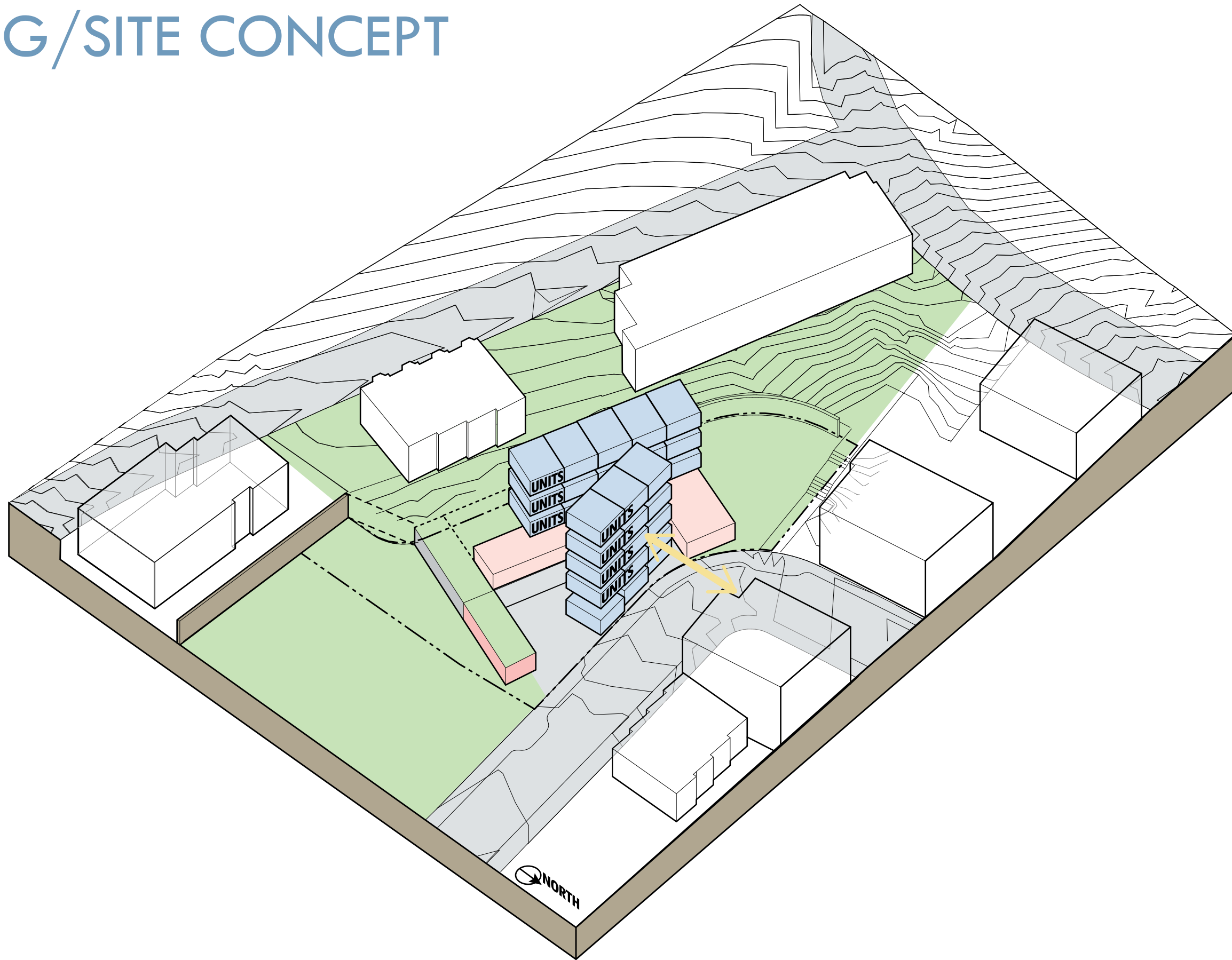
BUILDING/SITE CONCEPT



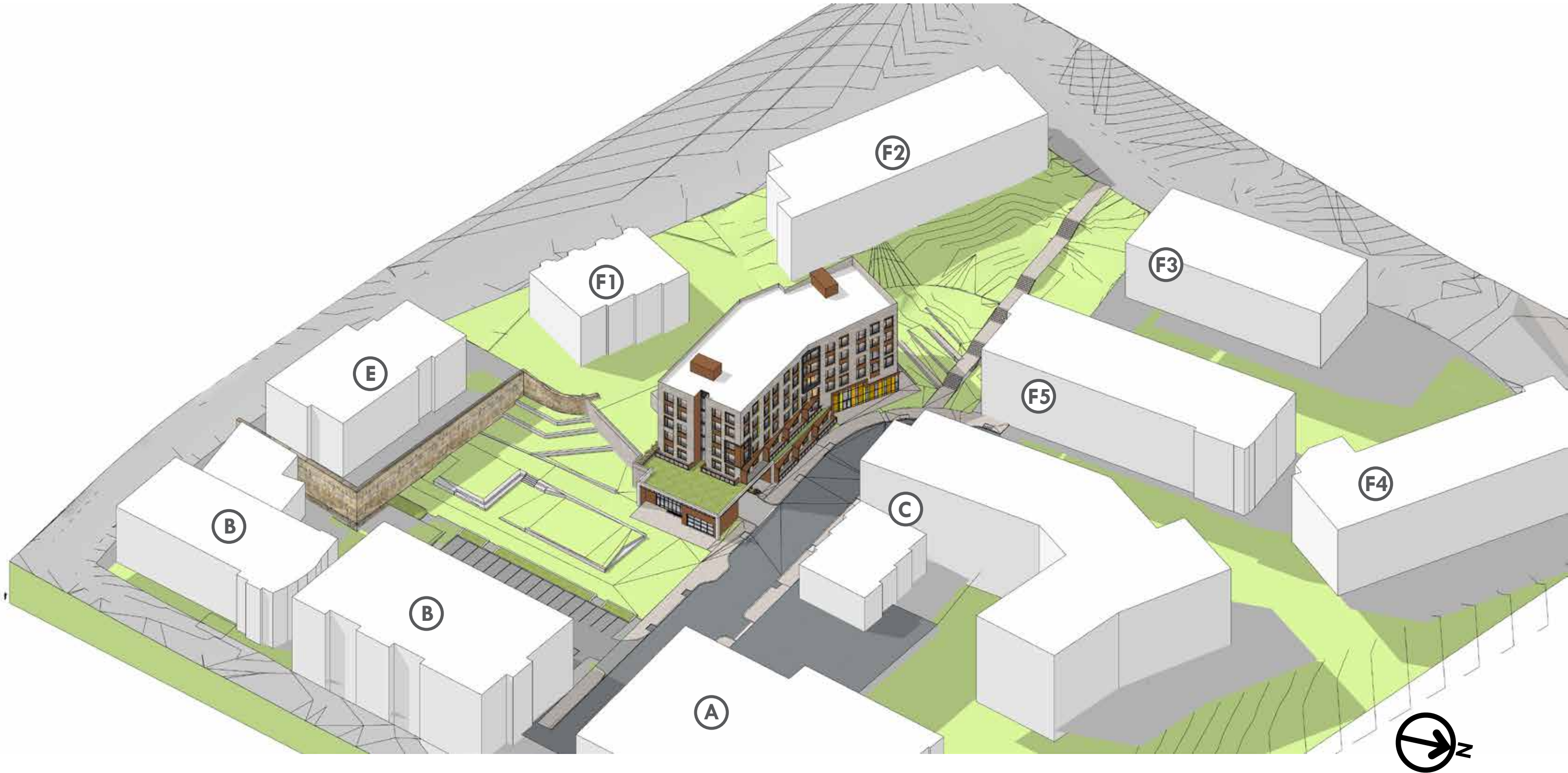
LEVEL 2



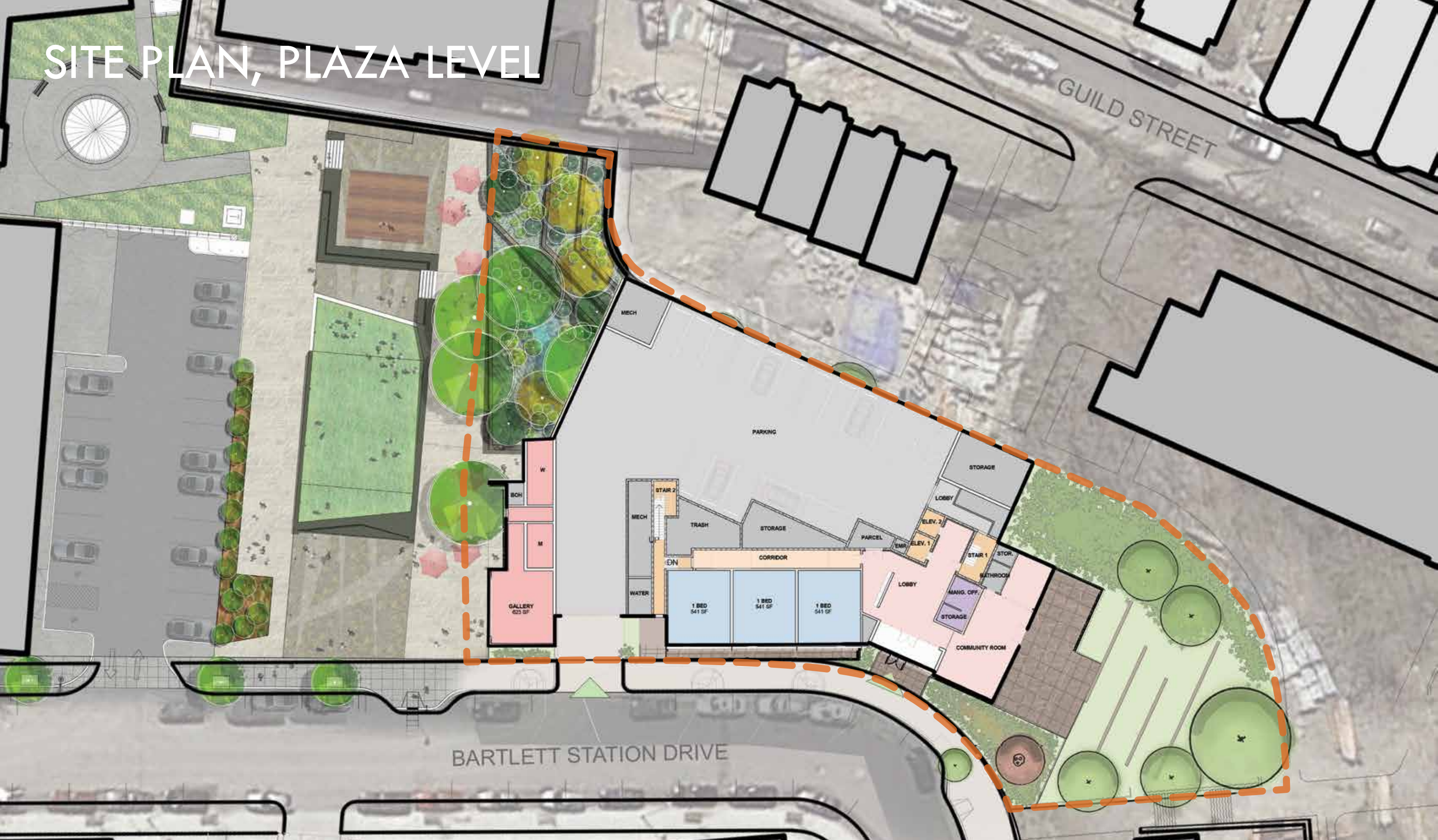
BUILDING/SITE CONCEPT



BIRDS EYE VIEW



SITE PLAN, PLAZA LEVEL



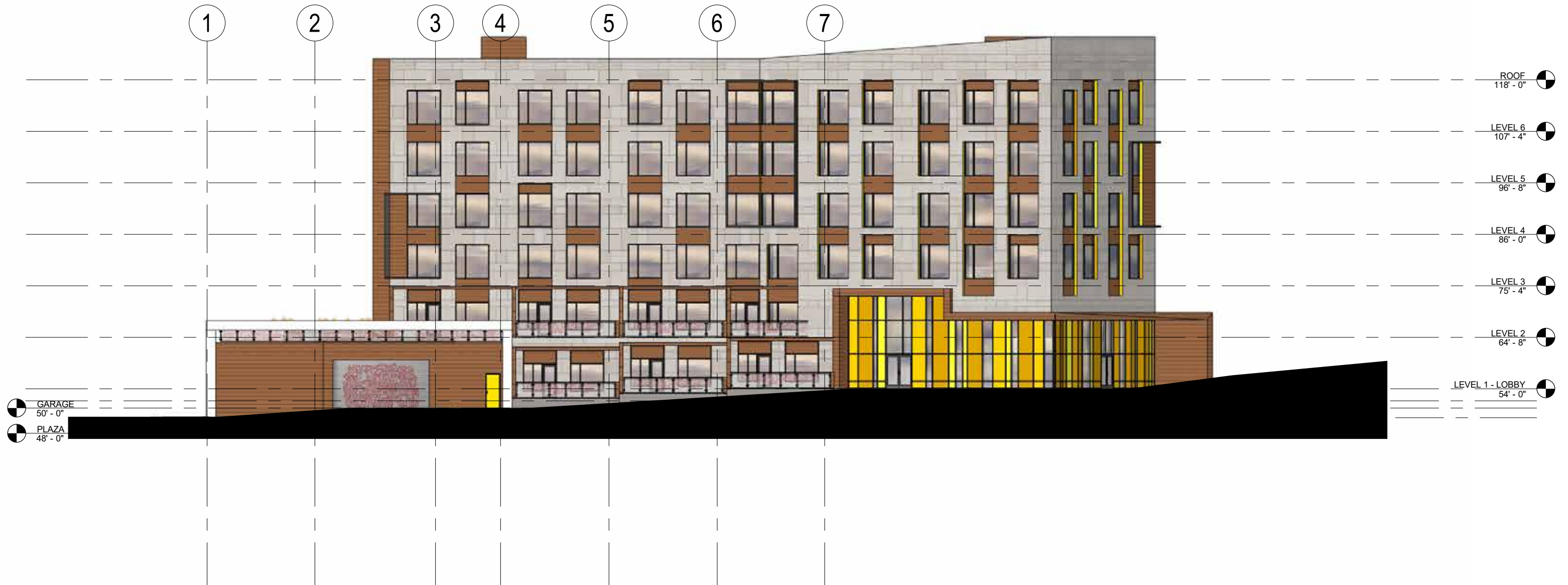
SITE PLAN



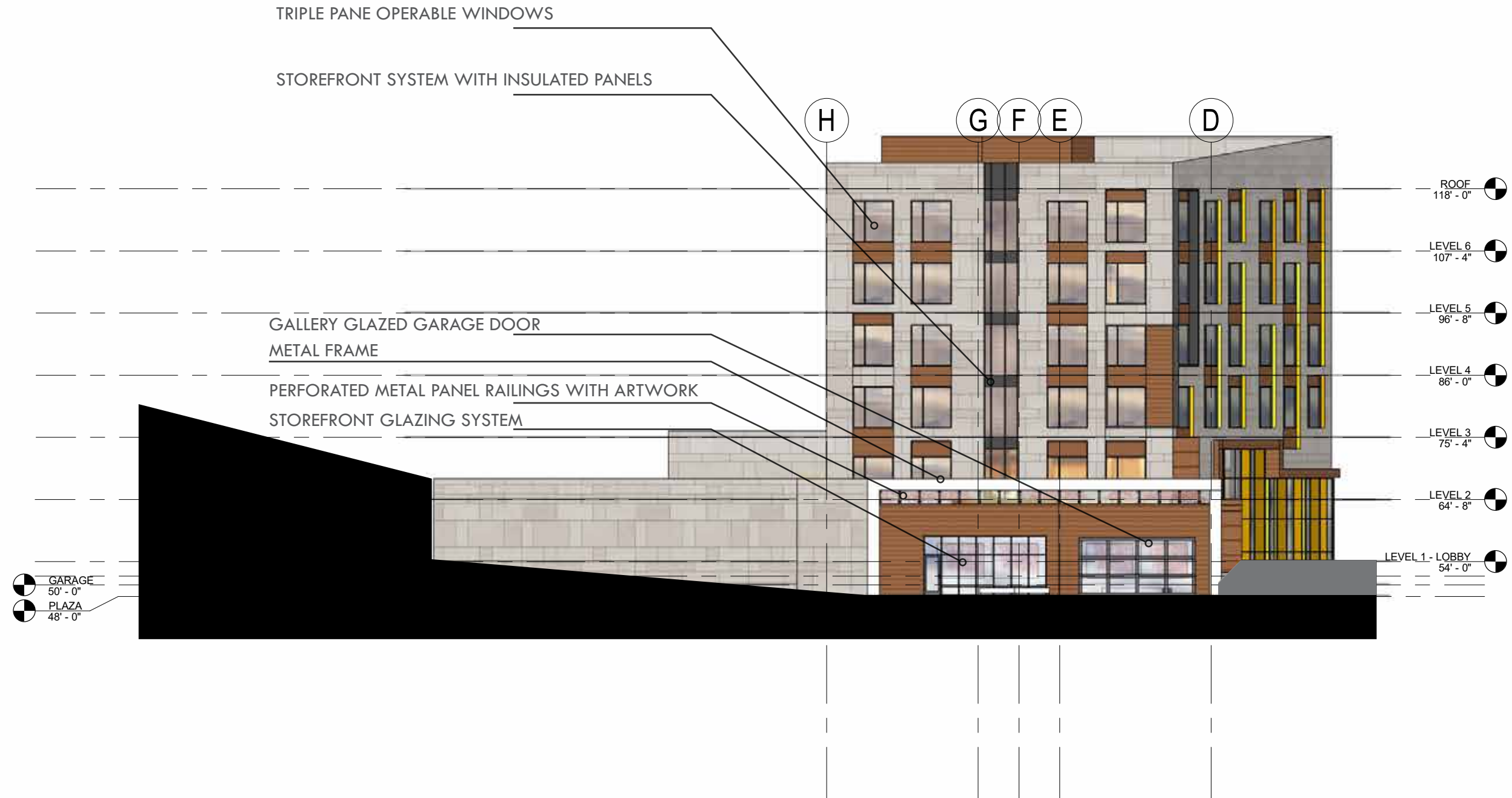
EXTERIOR ELEVATION, WEST



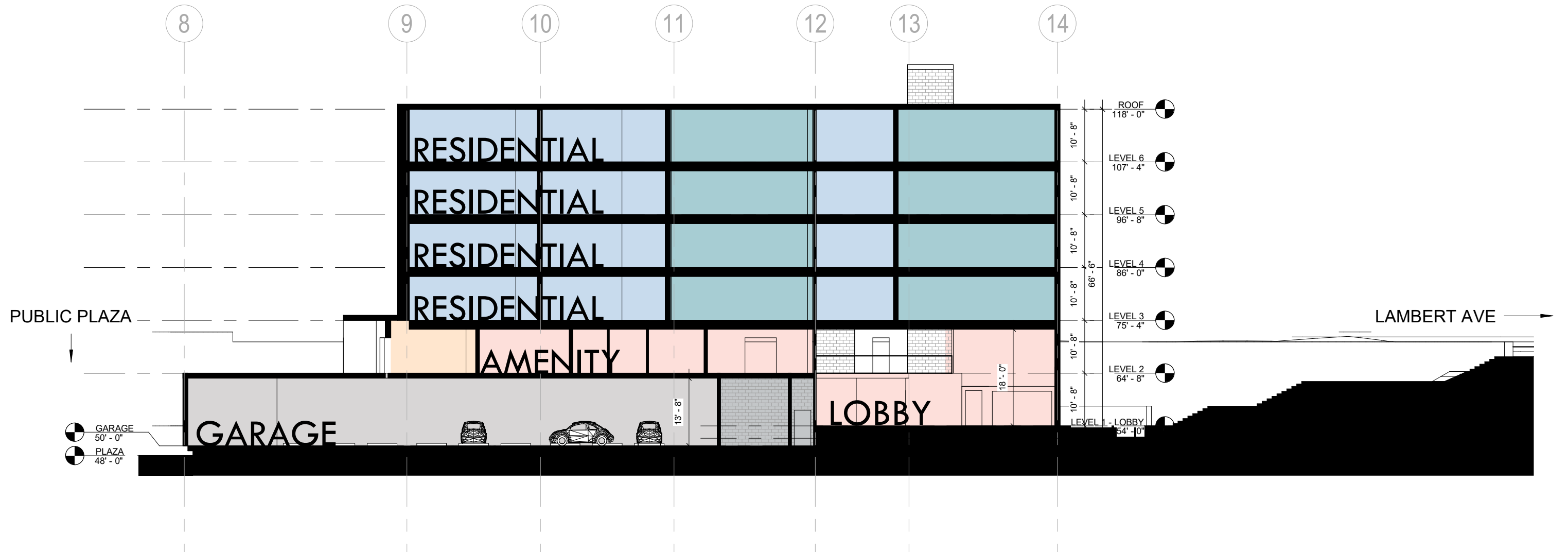
EXTERIOR ELEVATION, NORTH



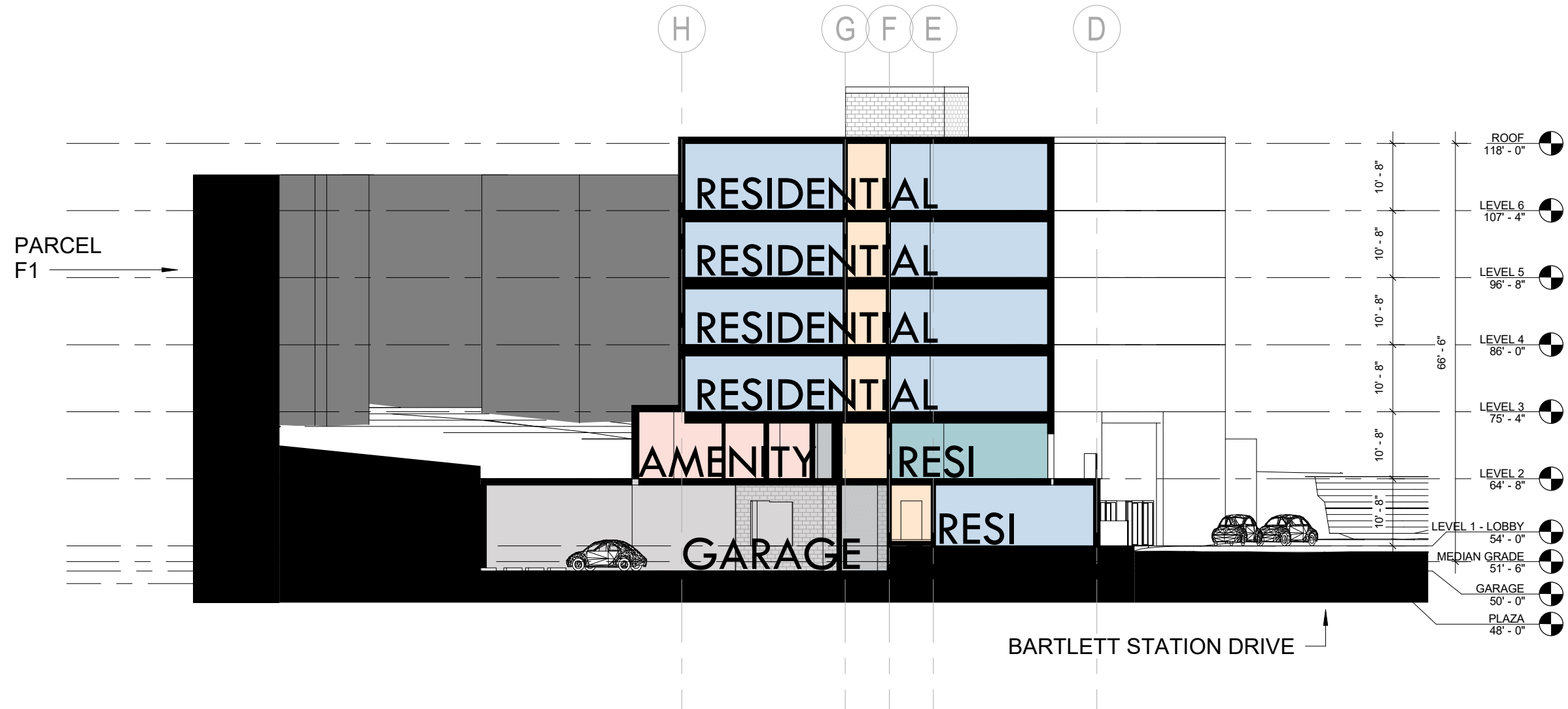
EXTERIOR ELEVATION, EAST



BUILDING SECTIONS



BUILDING SECTIONS



STREET LEVEL PERSPECTIVE



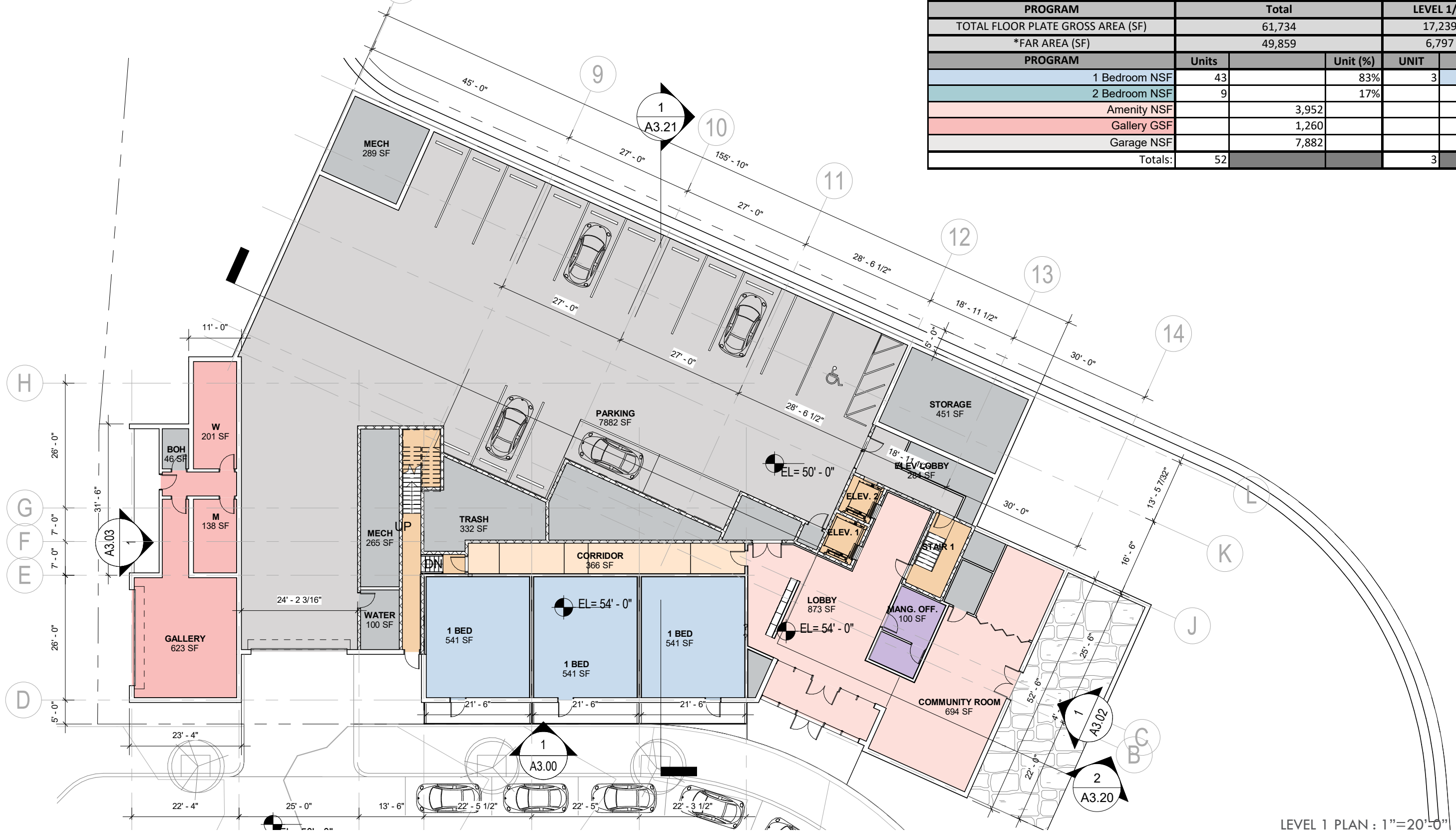
STREET LEVEL PERSPECTIVE



RESERVE SLIDES

BUILDING PLAN, LOBBY/ GARAGE

PROGRAM	Total		LEVEL 1/ P	
TOTAL FLOOR PLATE GROSS AREA (SF)	61,734		17,239	
*FAR AREA (SF)	49,859		6,797	
PROGRAM	Units	Unit (%)	UNIT	SF
1 Bedroom NSF	43	83%	3	1,623
2 Bedroom NSF	9	17%		0
Amenity NSF				1,848
Gallery GSF				1,260
Garage NSF				7,882
Totals:	52		3	



LEVEL 1 PLAN : 1"=20'-0"

BUILDING PLAN, LEVEL 2 TERRACE

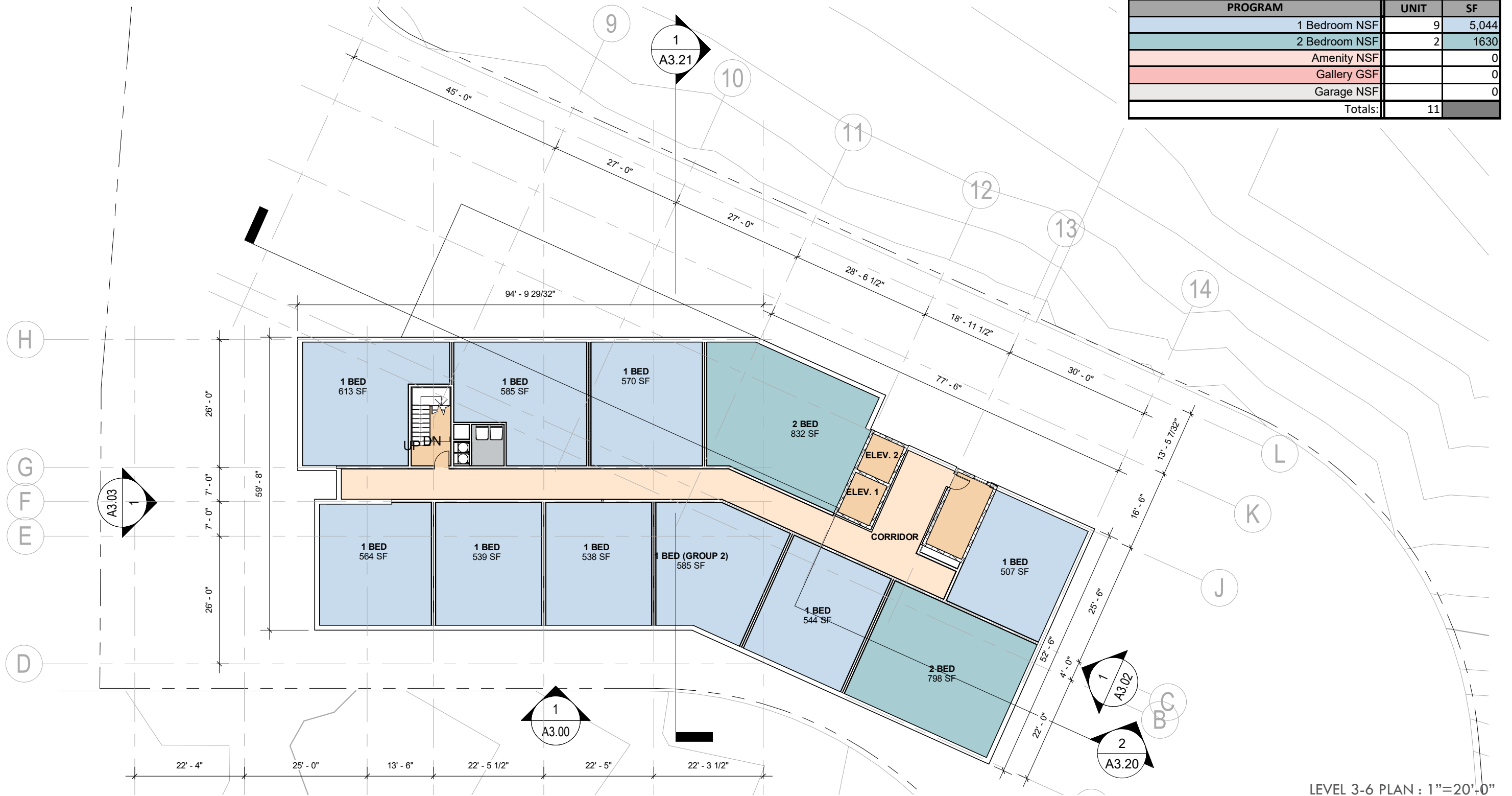
PROGRAM		LEVEL 2	
TOTAL FLOOR PLATE GROSS AREA (SF)		8,082	
*FAR AREA (SF)		7,634	
PROGRAM	UNIT	SF	
1 Bedroom NSF	4	2,185	
2 Bedroom NSF	1	718	
Amenity NSF		2,104	
Gallery GSF		0	
Garage NSF		0	
Totals:		5	



LEVEL 2 PLAN : 1"=20'-0"

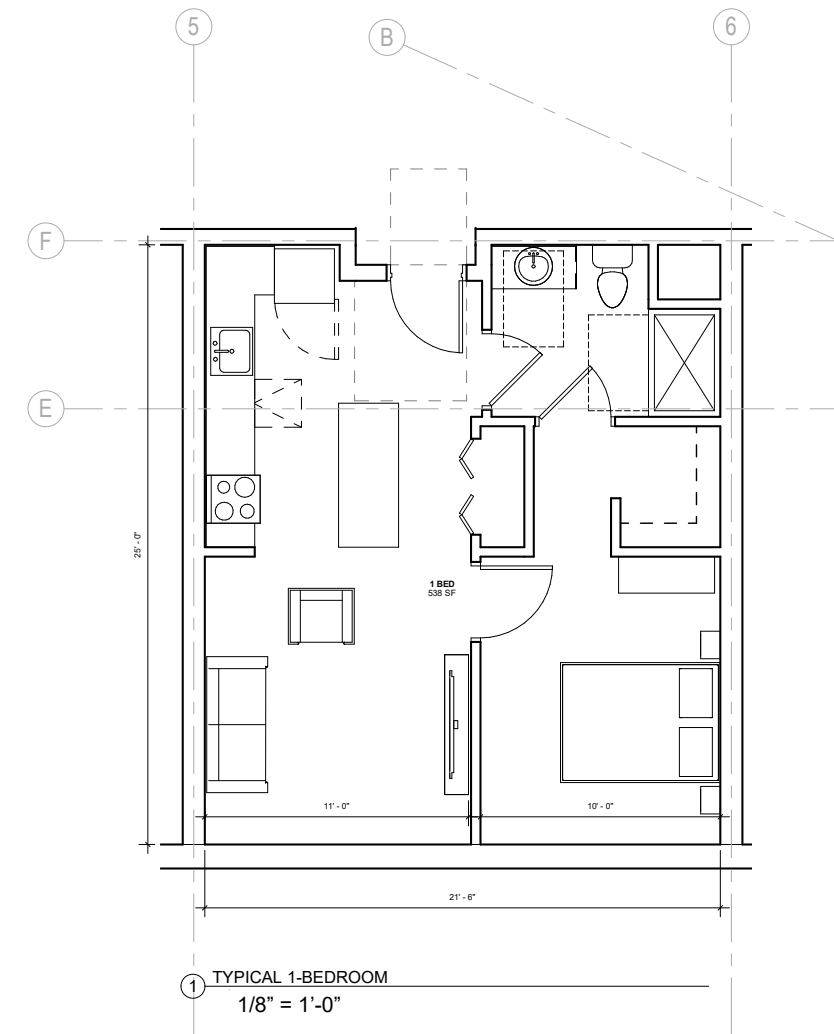
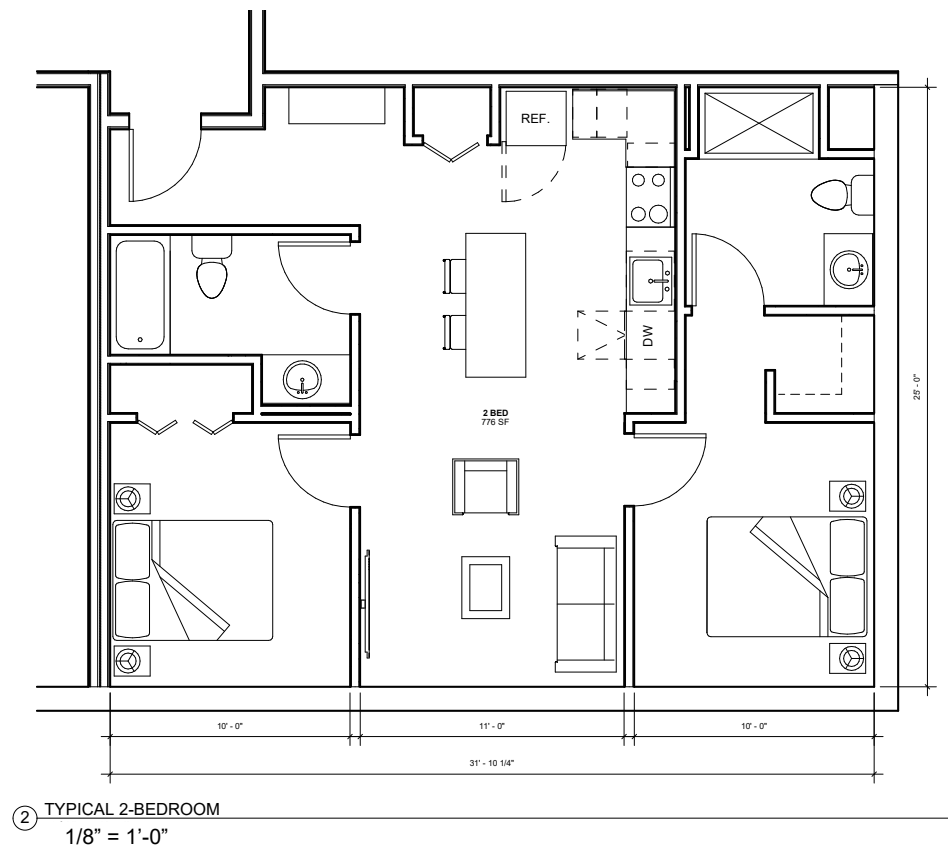
BUILDING PLAN, UPPER FLOORS

PROGRAM		LEVEL 3	
TOTAL FLOOR PLATE GROSS AREA (SF)		9,023	
*FAR AREA (SF)		8,857	
PROGRAM	UNIT	SF	
1 Bedroom NSF	9	5,044	
2 Bedroom NSF	2	1,630	
Amenity NSF		0	
Gallery GSF		0	
Garage NSF		0	
Totals:		11	



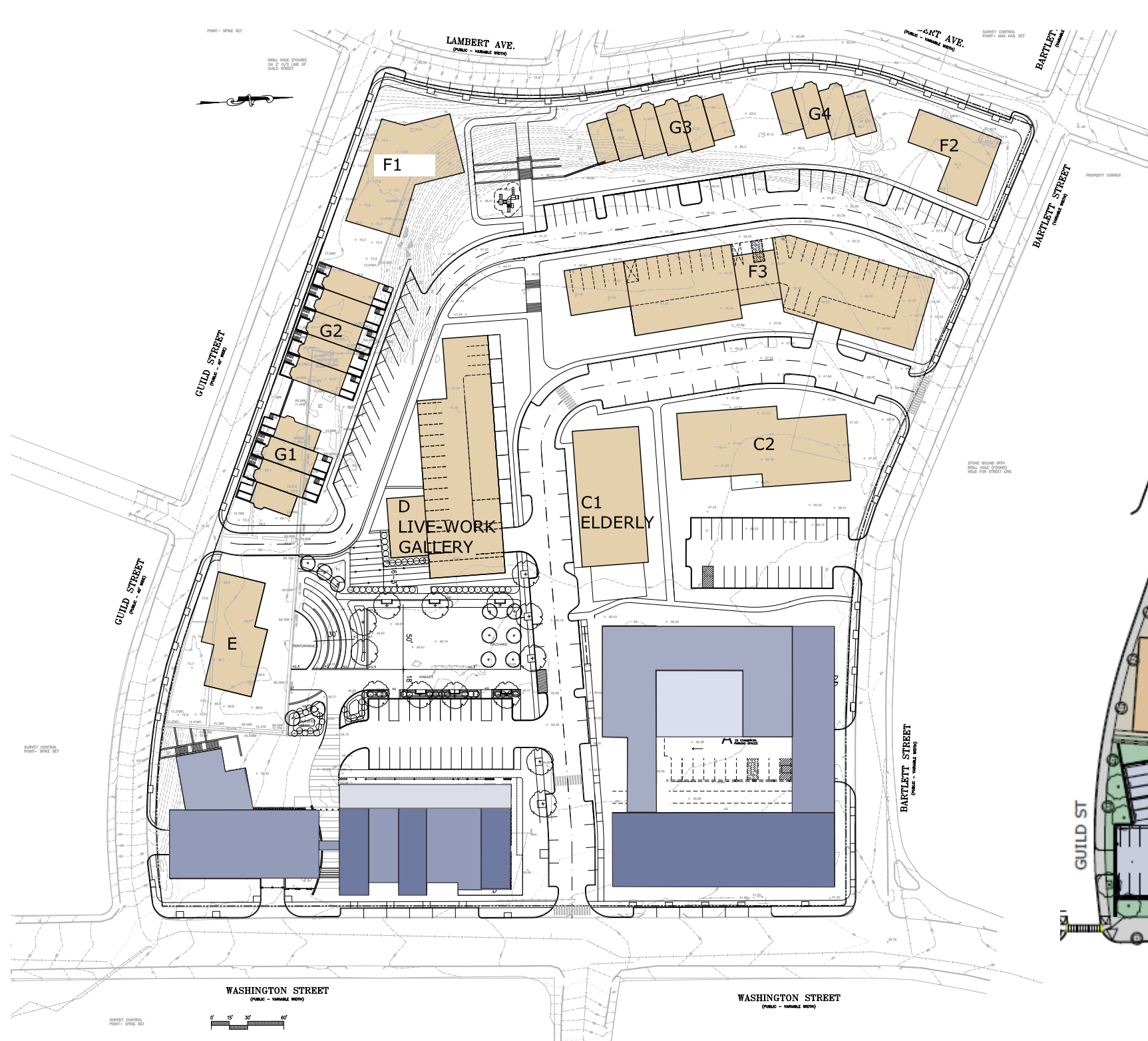
LEVEL 3-6 PLAN : 1"=20'-0"

TYPICAL UNITS

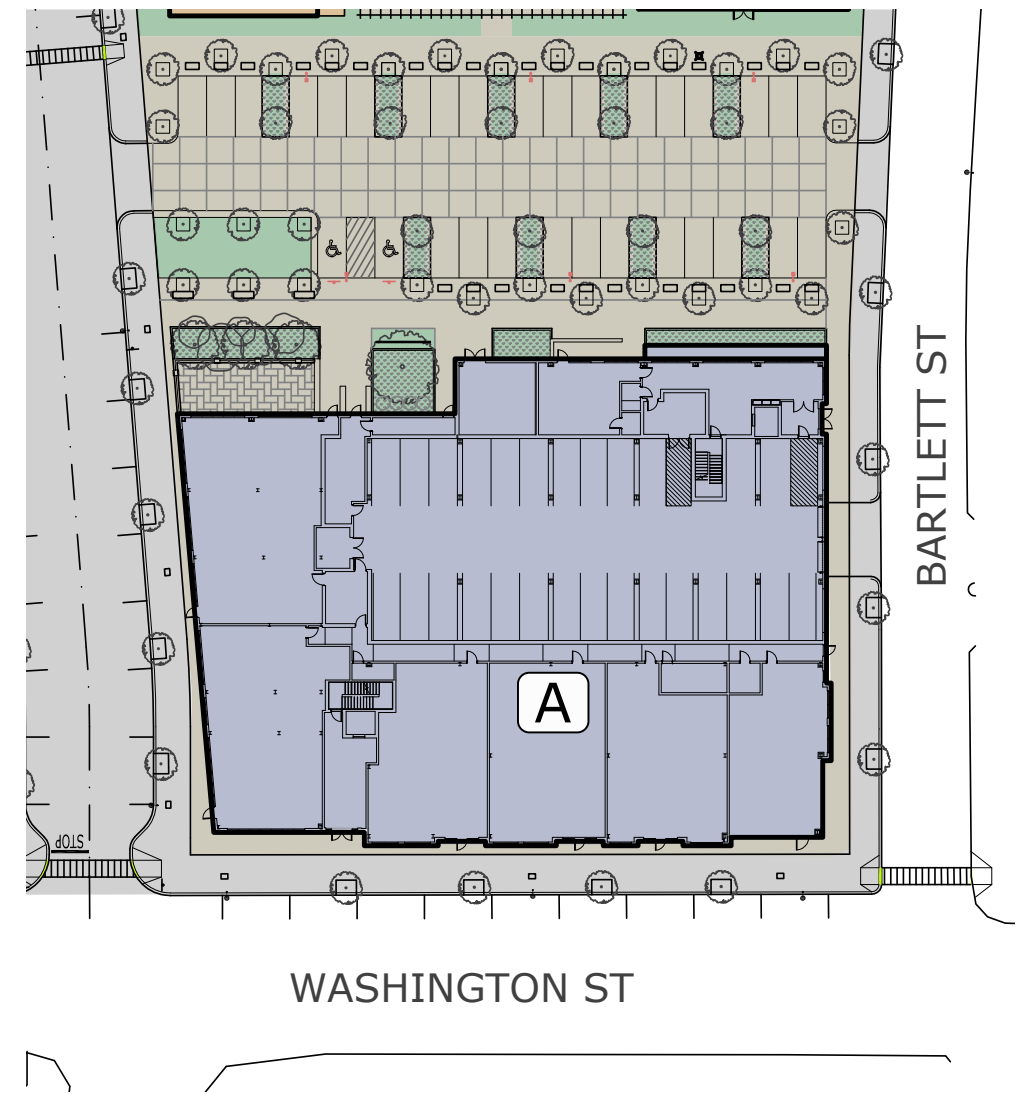


SITE PLAN 2013

CURRENT



IN DOCUMENTATION





LEGEND

- PRIVATE SPACE
- SEMI-PUBLIC SPACE
- PUBLIC SPACE
- EXISTING PUBLIC PARK/PLAYGROUND
- HIGH TRAFFIC PEDESTRIAN WAY
- MEDIUM TRAFFIC PEDESTRIAN WAY
- LIGHT TRAFFIC PEDESTRIAN WAY



Bartlett Yard Master Plan - Open Space Circulation

EXISTING CONDITIONS PHOTOS

