

# Section C.IV

NEW RESIDENCES AT ONE PEACHTREE

## ***APPLIES TO BOTH CONCEPTS***

- EXTERIOR RENDERING
- SCOPE DIAGRAM
- TYPICAL FLOOR PLAN, UNIT MIX & AREAS
- TYPICAL UNIT PLAN

# Section C - Design Approach and Schematic Design

NEW RESIDENCES AT ONE PEACHTREE

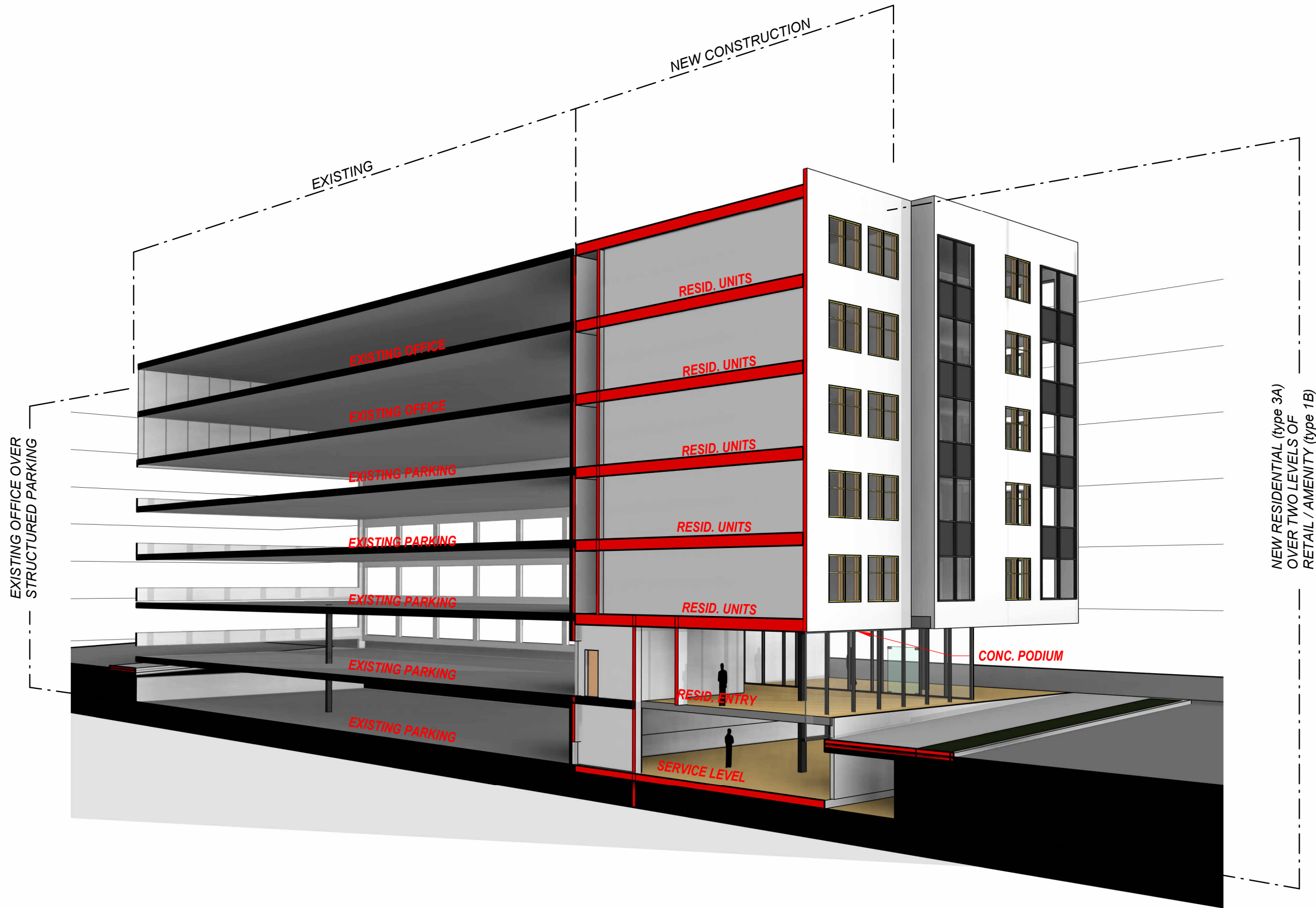
**APPLIES TO BOTH CONCEPTS** EXTERIOR RENDERING - ONE PEACHTREE ELEVATION



# Section C - Design Approach and Schematic Design

NEW RESIDENCES AT ONE PEACHTREE

**APPLIES TO BOTH CONCEPTS** SCOPE DIAGRAM



04

One Peachtree Housing Study

# Section C - Design Approach and Schematic Design

C.I.d - How constructability considerations will be included in the design process



## 2 Peachtree Street

Concept 1

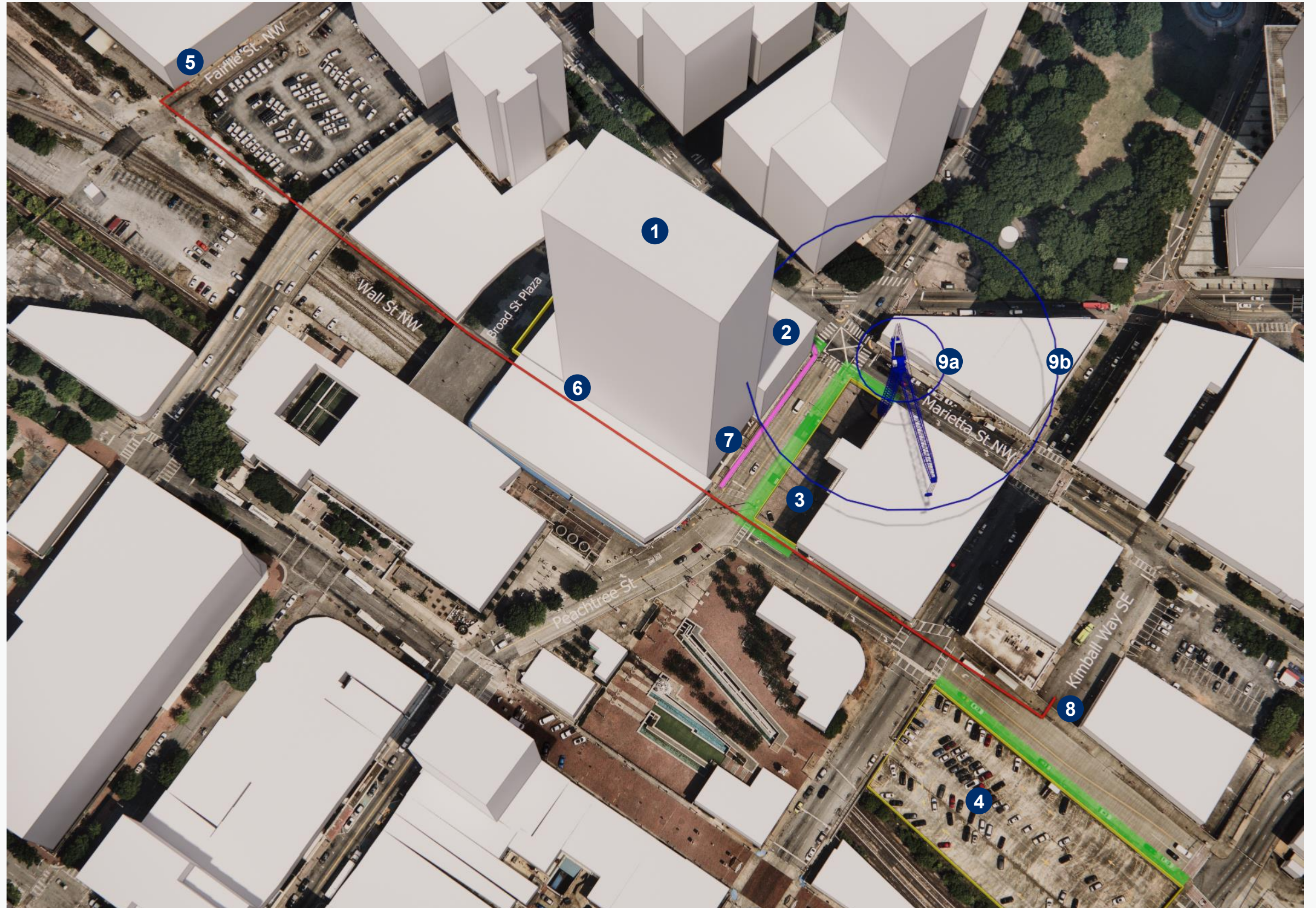
Preservation

### Keynotes

1. 2 Peachtree St
2. 14 Marietta St
3. 1 Peachtree Housing Study
4. Precast Parking Deck
5. Viaduct Entrance Via Fairlie St
6. Level 3 Parking Garage Entrance via Viaduct
7. Level 3 Loading Dock Entrance via Viaduct
8. Viaduct Exit via Kimball Way
9. Luffing Crane
  - a. Weathervane Radius (15M)
  - b. In-Reach Radius (55M)

### Legend

- Construction Fencing
- Temporary Lane Closures and Sidewalk Closures
- Viaduct Path
- Covered Walkways



# Section C - Design Approach and Schematic Design

C.I.d - How constructability considerations will be included in the design process



## 2 Peachtree Street

Concept 2

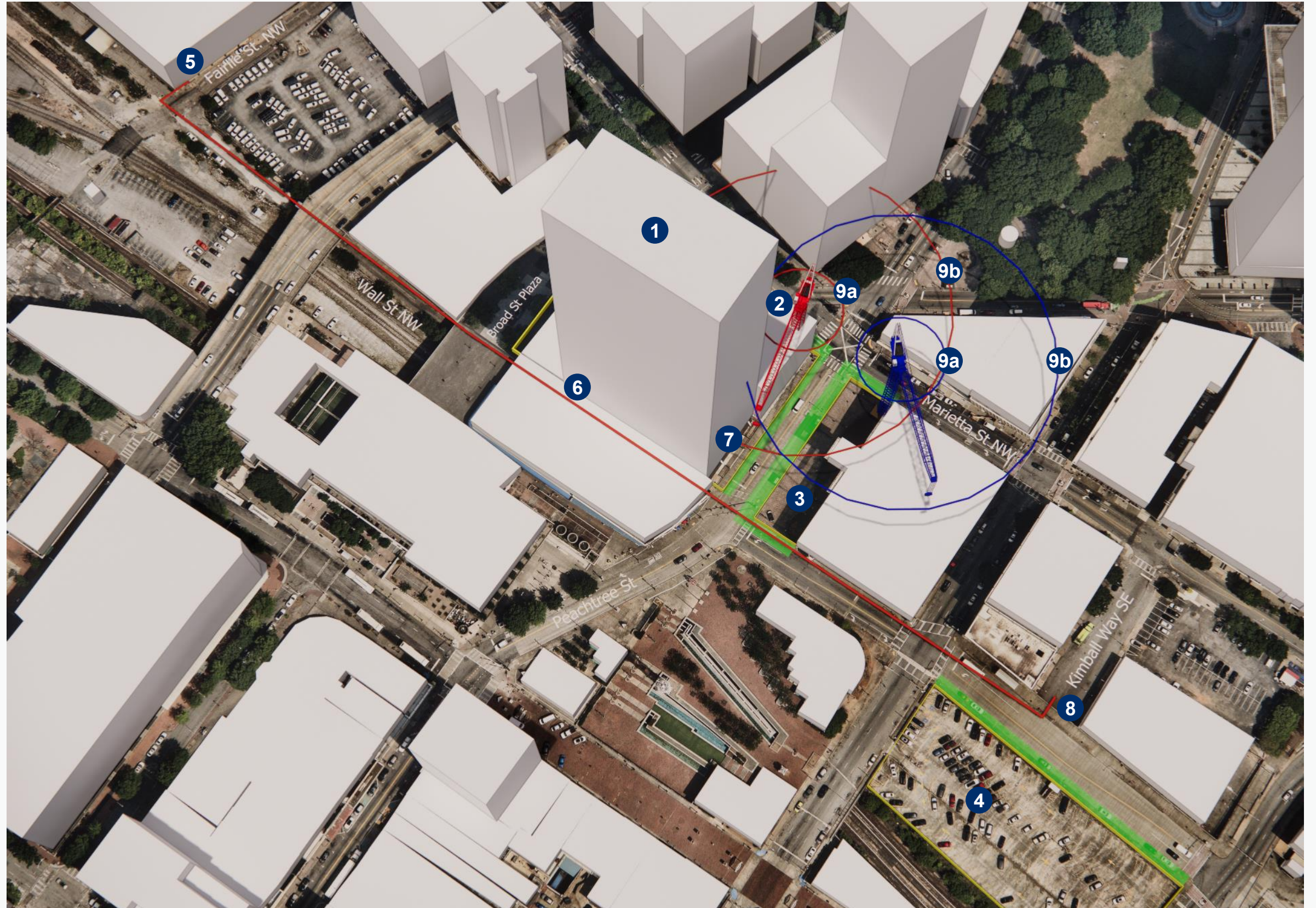
Transformation

### Keynotes

1. 2 Peachtree St
2. 14 Marietta St
3. 1 Peachtree Housing Study
4. Precast Parking Deck
5. Viaduct Entrance Via Fairlie St
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### Legend

- Construction Fencing
- Temporary Lane Closures and Sidewalk Closures
- Viaduct Path



# Section C - Design Approach and Schematic Design

DESIGN CONCEPT 1

**PRESERVATION** LANDSCAPE & HARDSCAPE EXTERIOR

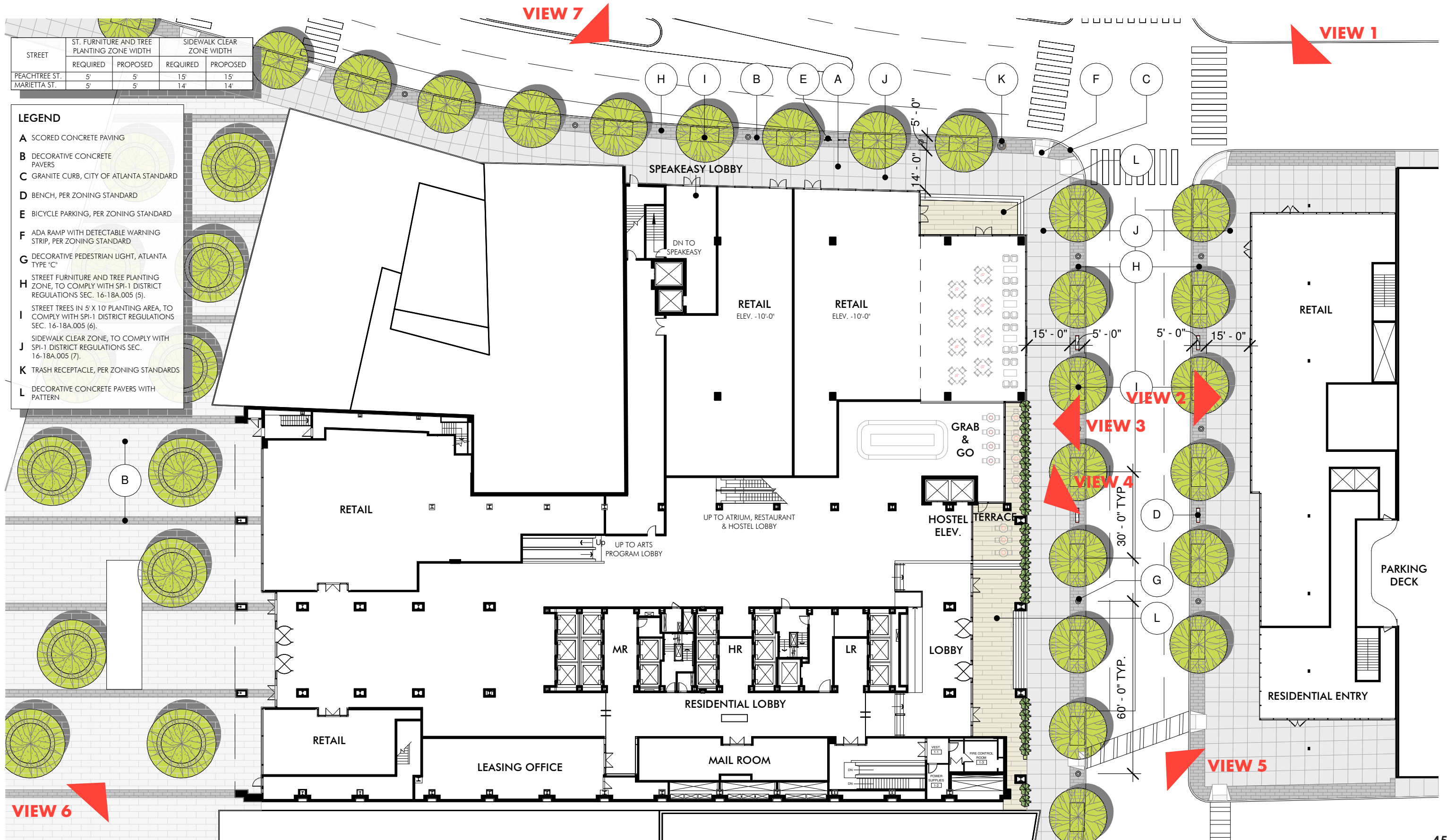
**VIEW 4 - ONE PEACHTREE ELEVATION AND STREETScape**



# Section C - Design Approach and Schematic Design

## DESIGN CONCEPT 2

### TRANSFORMATION LANDSCAPE & HARDSCAPE PLAN



# Section C - Design Approach and Schematic Design

DESIGN CONCEPT 2

**TRANSFORMATION** LANDSCAPE & HARDSCAPE EXTERIOR

**VIEW 1 - FIVE POINTS CORNER LOOKING SOUTH ALONG PEACHTREE**





# Section C - Design Approach and Schematic Design

## DESIGN CONCEPT 1

### **PRESERVATION** SCOPE OF DESIGN



PROGRAM AT LEVELS 09 -41 OF 2 PEACHTREE TO CONTAIN 560 RESIDENTIAL UNITS.

PROGRAM AT LEVELS 02 - 07 OF 2 PEACHTREE TO CONTAIN OFFICE SPACE AND ARTS EDUCATION & INCUBATOR SPACE.

NEW ADDITION TO FRONT OF 1 PEACHTREE. NEW CONSTRUCTION TO CONTAIN 60 ACTIVE SENIOR LIVING UNITS.

LEVEL 41 TO CONTAIN PENTHOUSE RESIDENTIAL UNITS AND EVENT SPACE WITH NEW COVERED OUTDOOR TERRACE AT NORTHEAST CORNER.

REPLACE GLAZING WITHIN EXISTING SKIN OF 2 PEACHTREE. GLASS AND SKIN TO MAINTAIN EXISTING APPEARANCE. RESTORE AND RETAIN EXISTING MARBLE.

NEW ATRIUM AND SKYLIGHTS CUT INTO EXISTING 14 MARIETTA STRUCTURE. REMOVE PORTIONS OF SLAB TO CREATE OPEN VOLUME LIGHT WELL FROM LEVEL 01 LOBBY EXTENDING UPWARD TO ROOF.

NEW STRUCTURED AMENITY DECK AND POOL ATOP EXISTING 14 MARIETTA. CONNECTION AT TWO PEACHTREE LEVEL 08.

EXISTING FACADE OF 14 MARIETTA TO UNDERGO FULL RESTORATION. REPLACE WINDOWS TO MATCH APPEARANCE OF EXISTING.

PROGRAM AT LEVELS 02-06 OF 14 MARIETTA TO CONTAIN A 115 KEY HOSPITALITY COMPONENT.