# 4th & Brazos

Design Commission 25 October 2021

# Site Information

CIE O Perkins & Will Michael Hsu Office of Architecture LANDSCAPE ARCHITECTS

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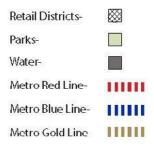


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TEN EYCK

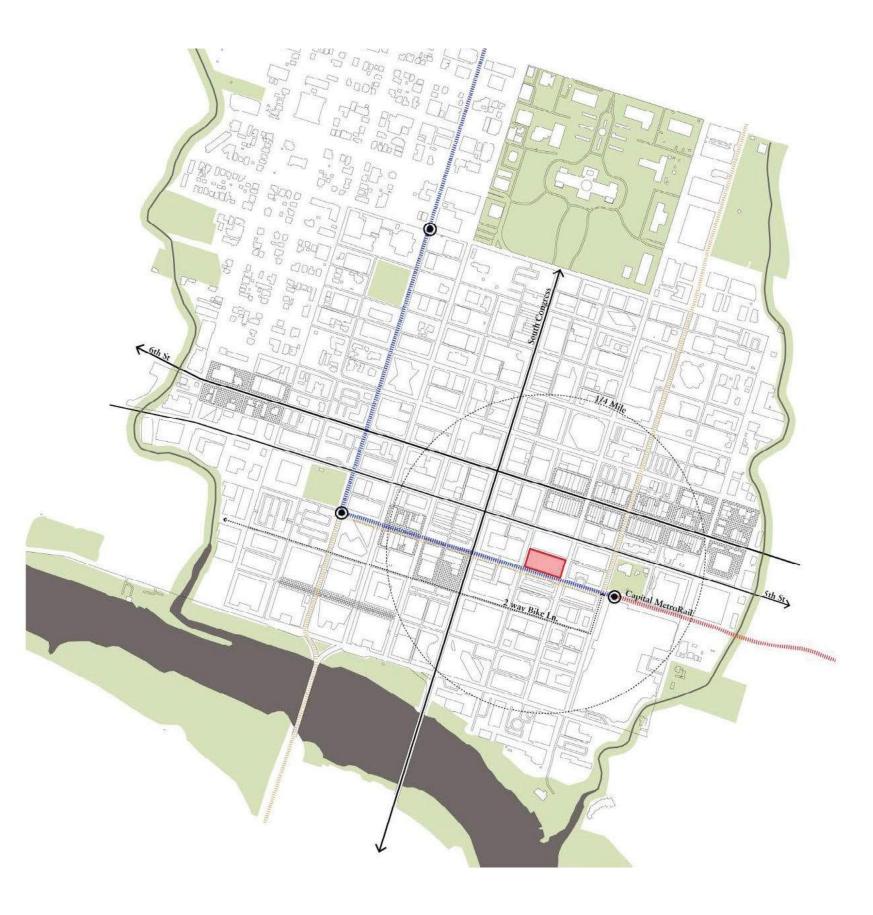
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### Site Context & Transit Plan | 3



The Blue Line light rail will operate for approximately 15-miles connecting 20 stations, running from downtown to the Airport providing service along East Riverside Drive across Lady Bird Lake to the Convention Center and west on 4th Street to Republic Square

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Future Transit Plan | 4



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## Vicinity Plan | 5

## **Ground Level**

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urban respite

Precedents | 7

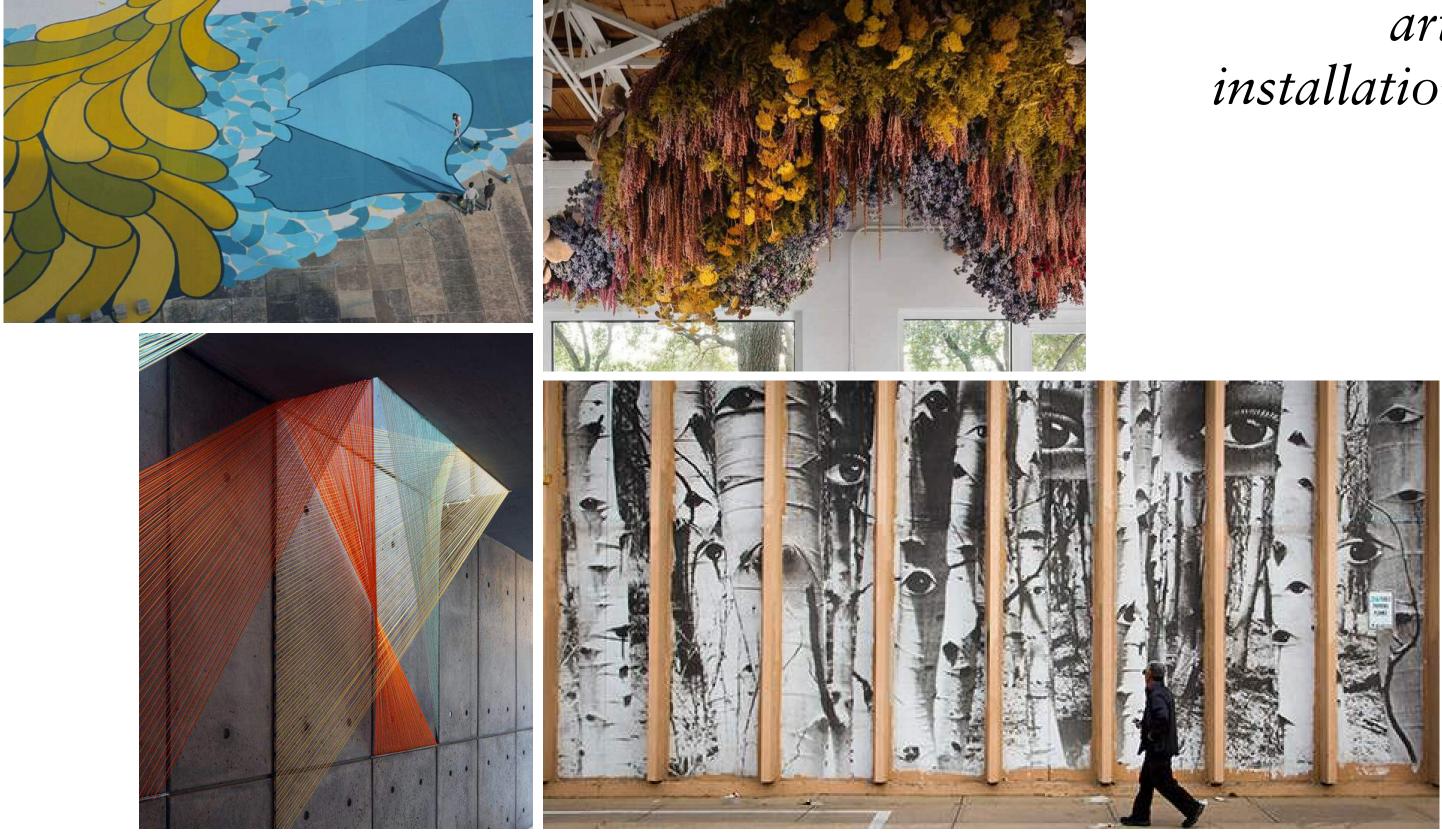


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### Precedents | 8



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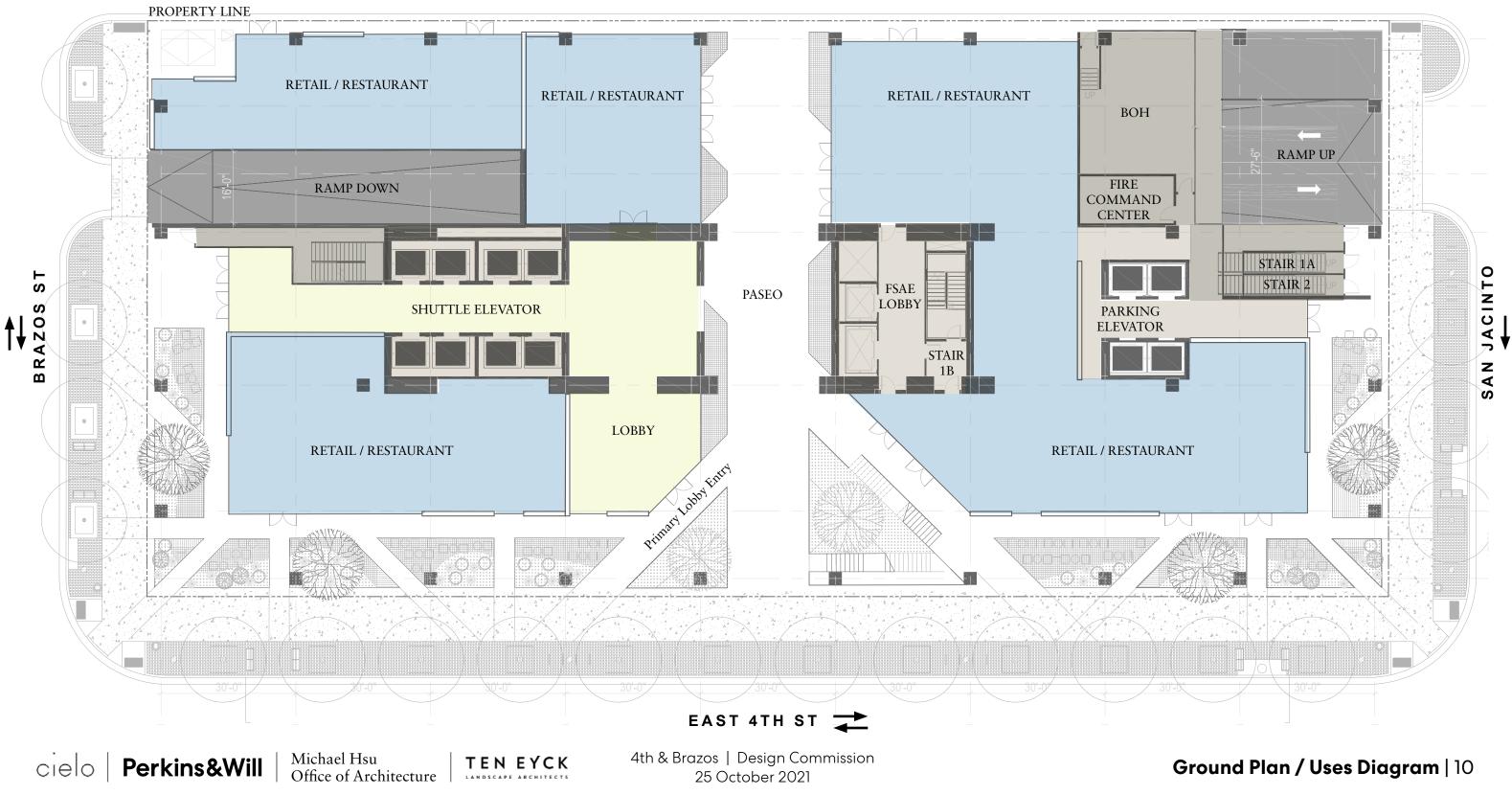
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art/ installation

### **Precedents** | 9

ALLEY

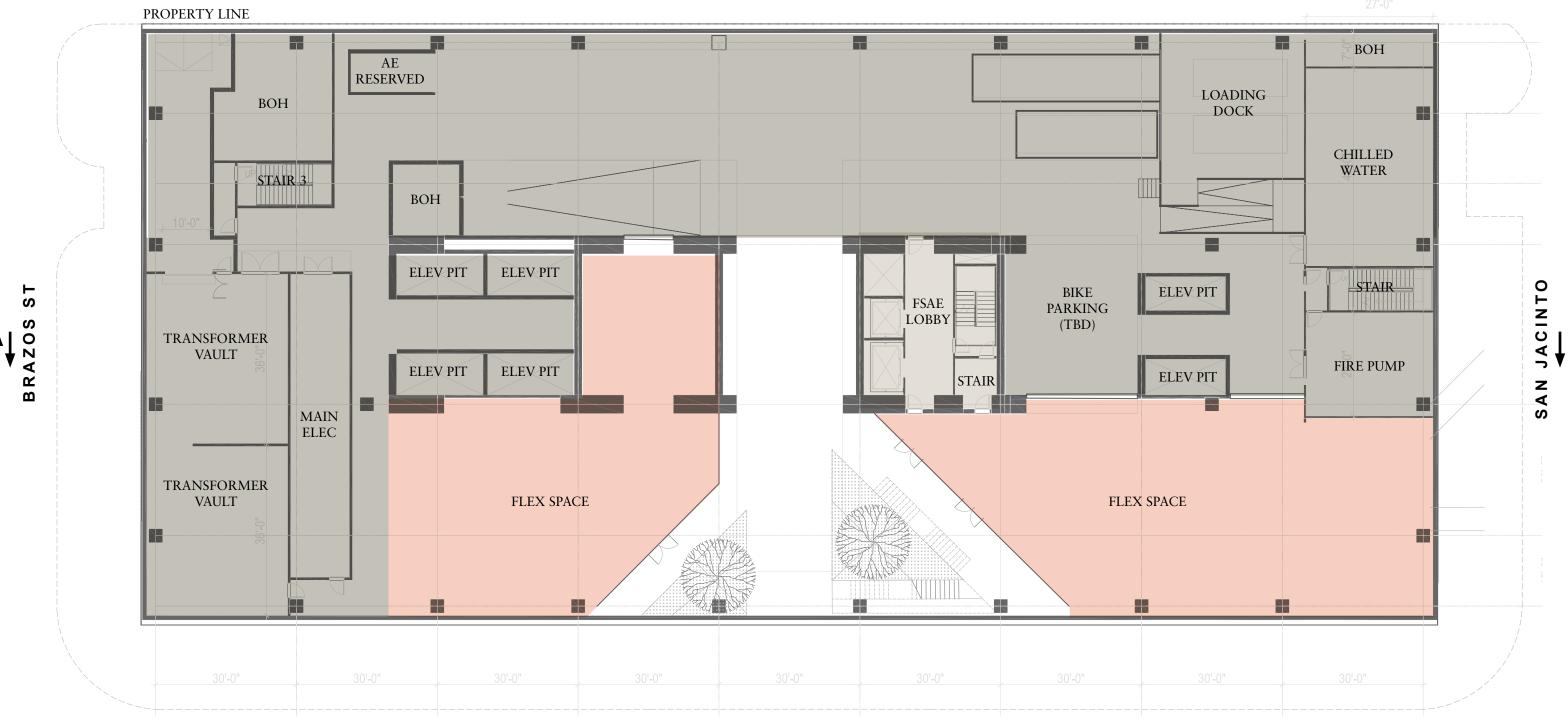


OFFICE / PARKING LOBBY

**RETAIL / RESTAURANT** 

BOH

ALLEY



EAST 4TH ST <del>丈</del>

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FLEX SPACE

Basement Plan / Uses Diagram | 11

ALLEY





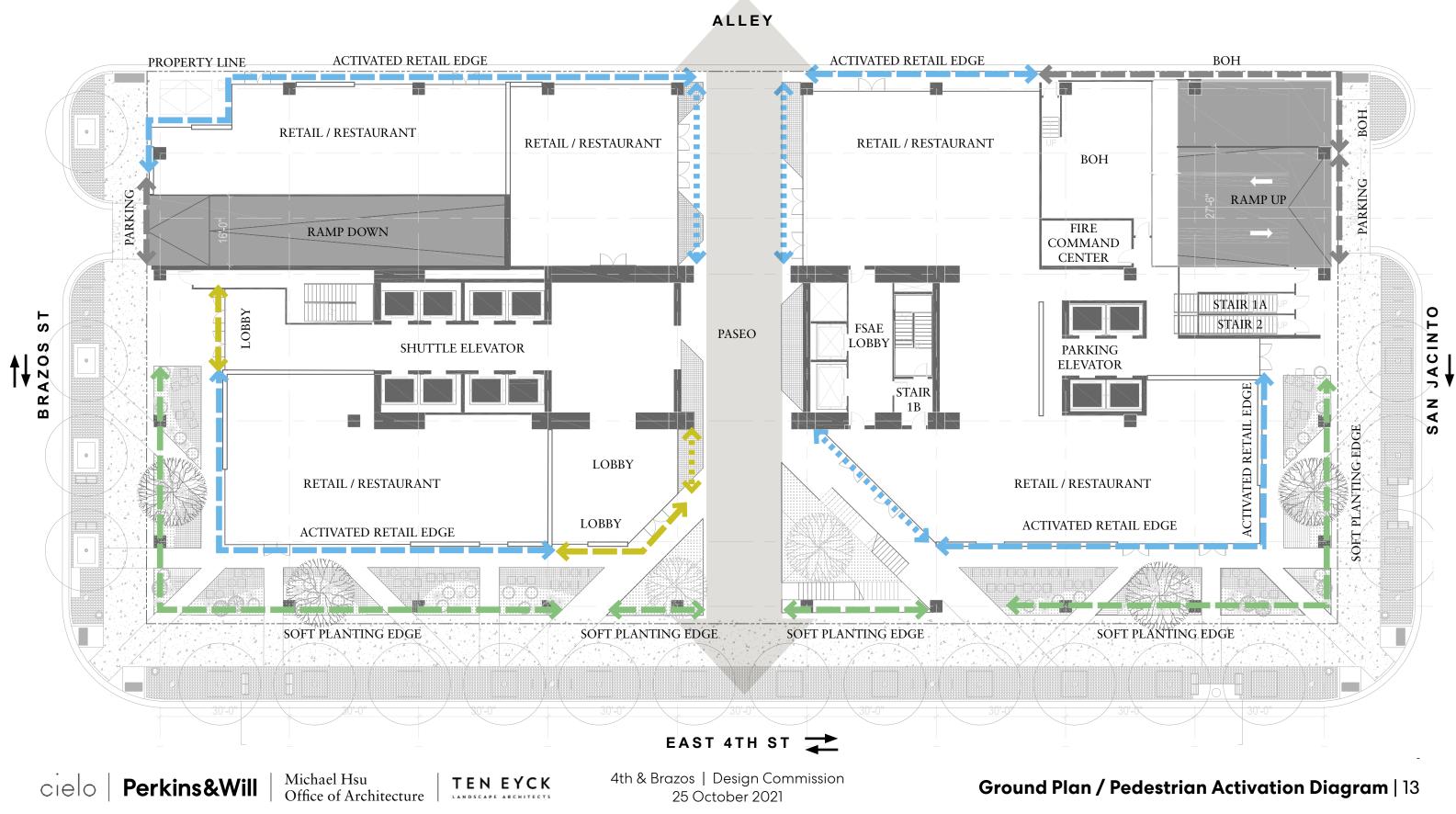
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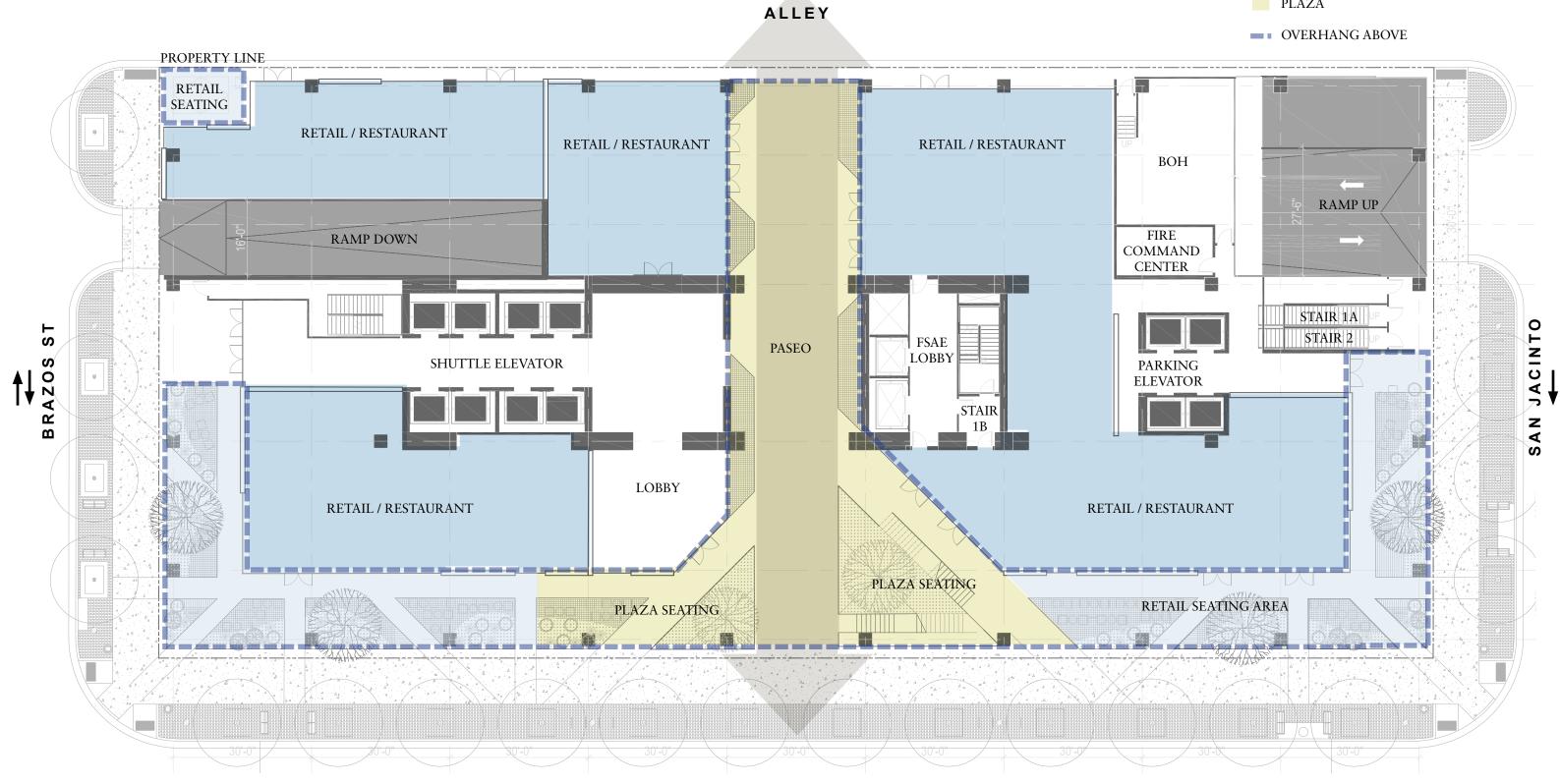
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tecture **TENEYCK** 

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Mezzanine Plan / Uses Diagram | 12





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RETAIL

PLAZA

Ground Plan / Seating Diagram | 14



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View from Lobby | 15



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View to Paseo Entry from 4th St | 16



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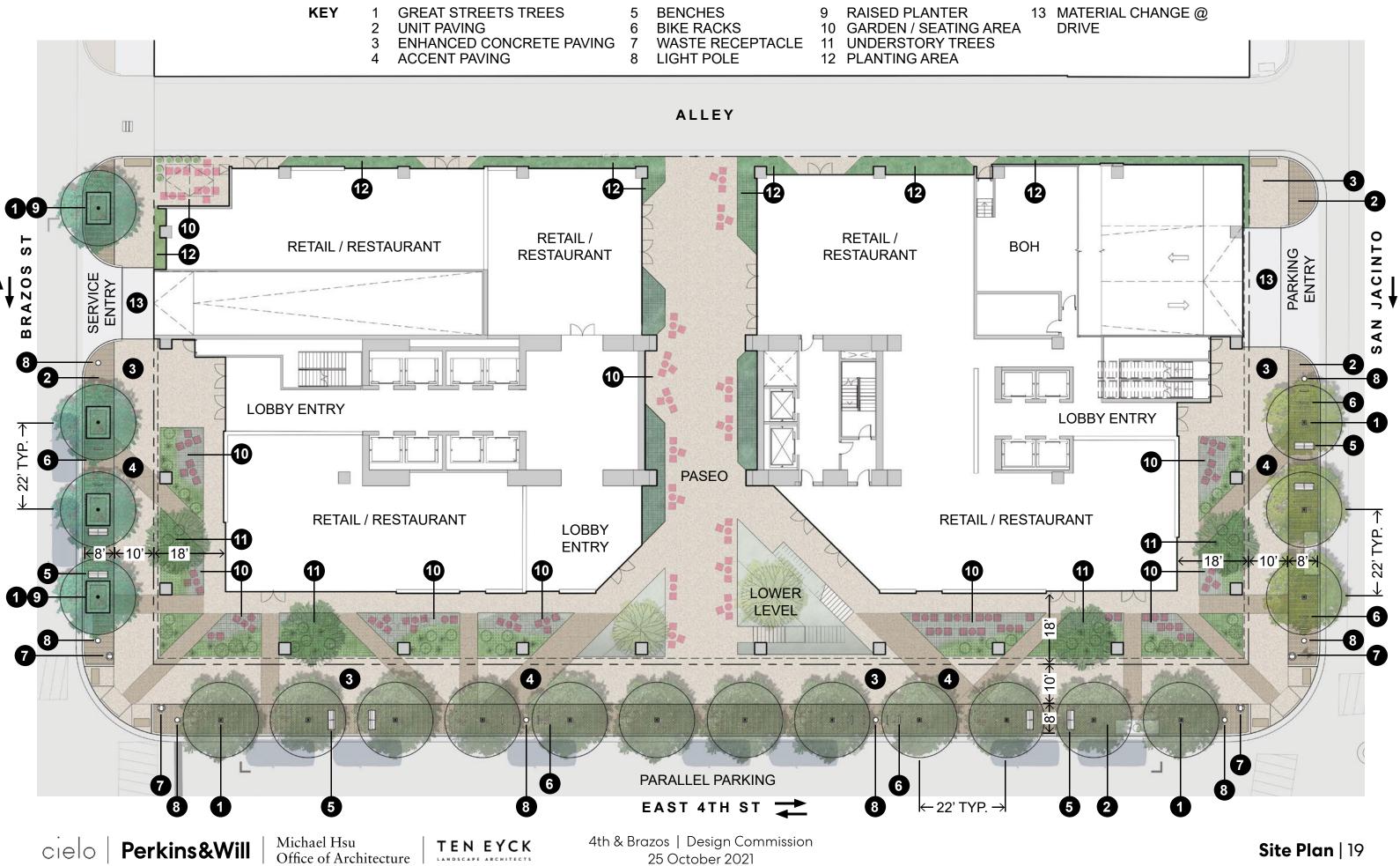
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**View to Alley from Brazos St** | 17

# Streetscape | Landscape

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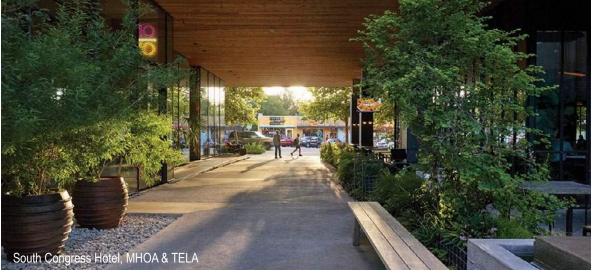
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### Site Plan | 19





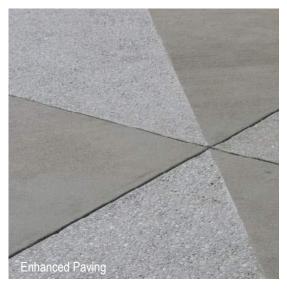




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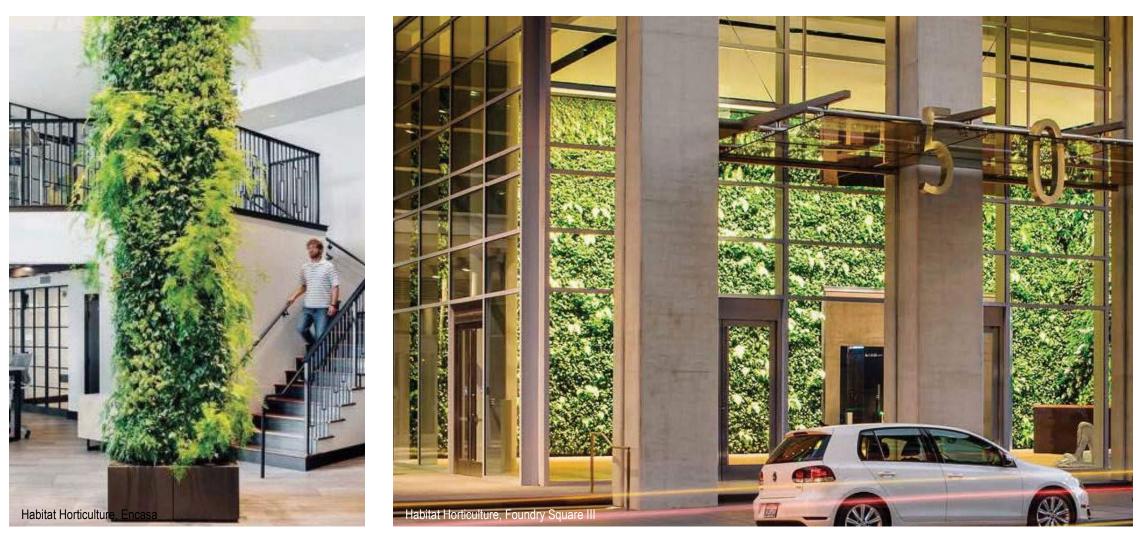
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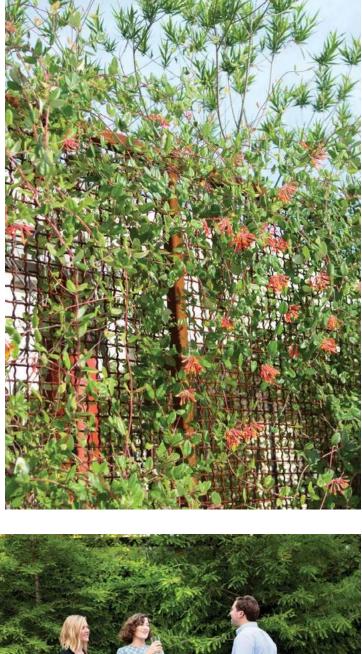
## Courtyards and Gardens | 21



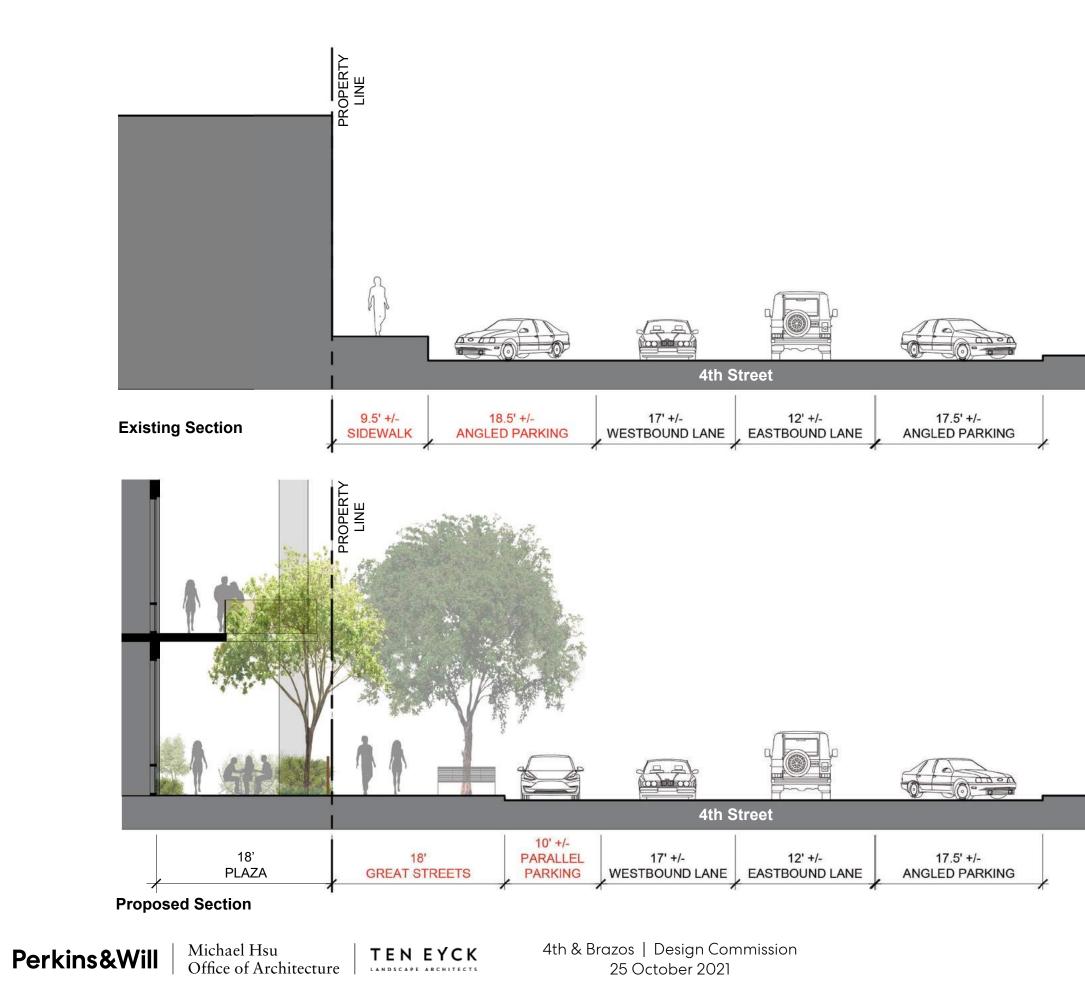


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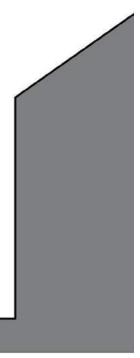


## Living Walls | 22



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**Streetscape Section** | 23



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## **Lighting Diagram** | 24



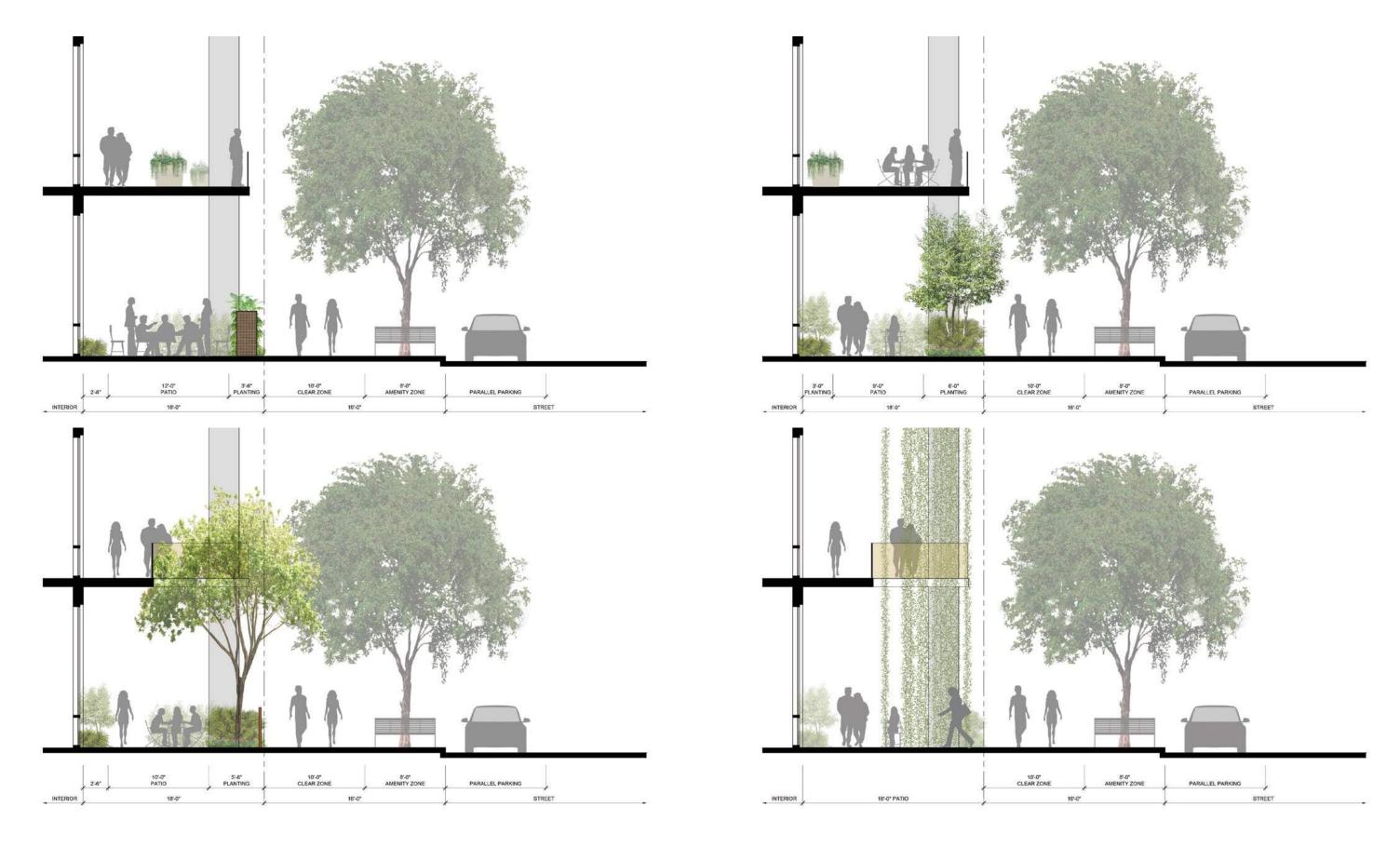
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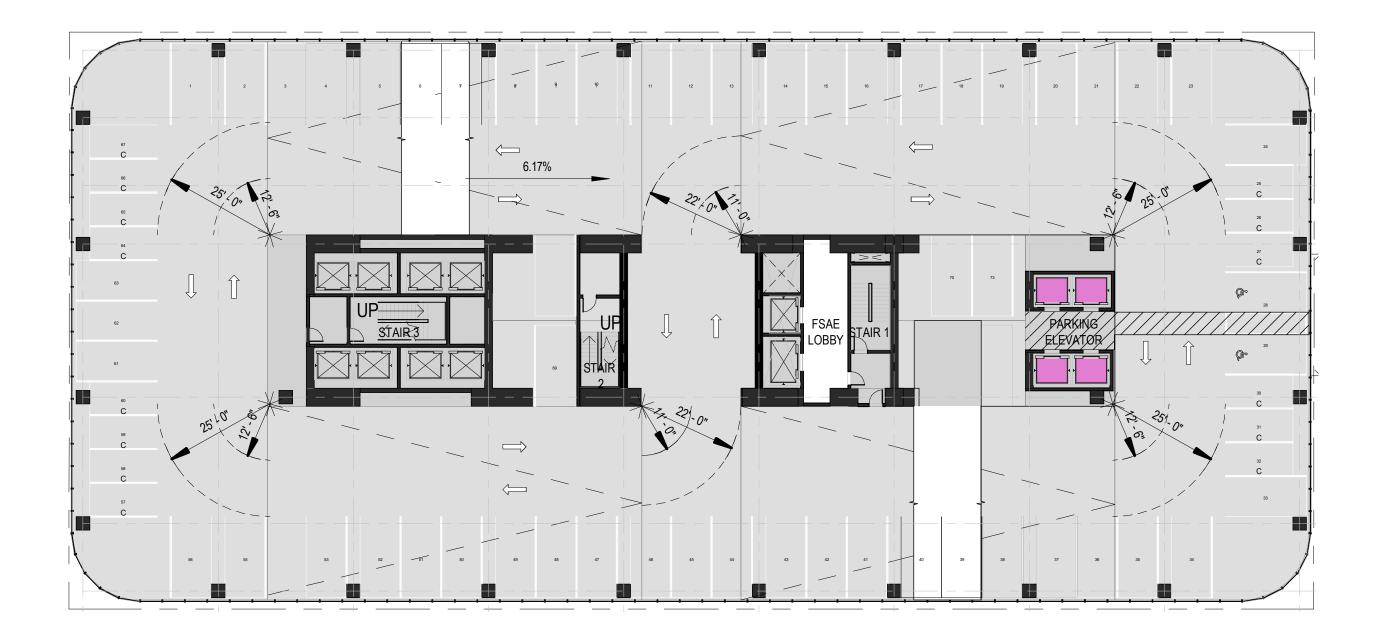
### **Ground Floor Sections** | 26

# Building

 Old
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 Michael Hsu
 TENEYCK

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 AND SCAPE ARCHITECTS

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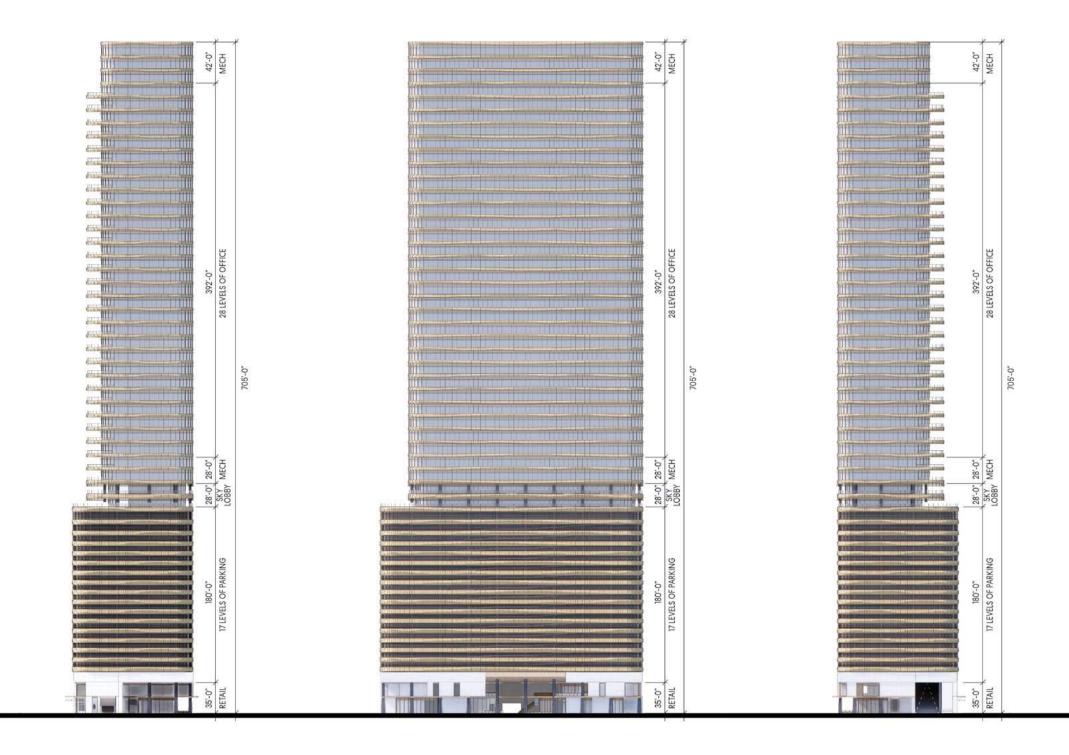


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Total Parking: 1,262

## Typical Parking | Levels 2 - 18 | 28



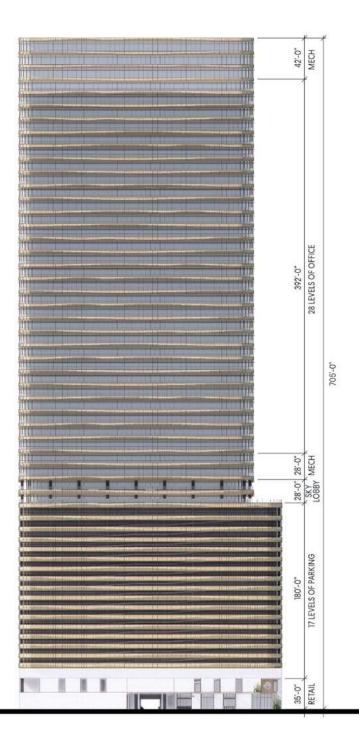
West Elevation

South Elevation

East Elevation

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North Elevation

### **Building Elevations** | 29



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View from 3rd & Trinity / Southeast | 30



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## View from 3rd & Congress / Southwest | 31



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**View from 5th St / Northeast** | 32