

art as connection

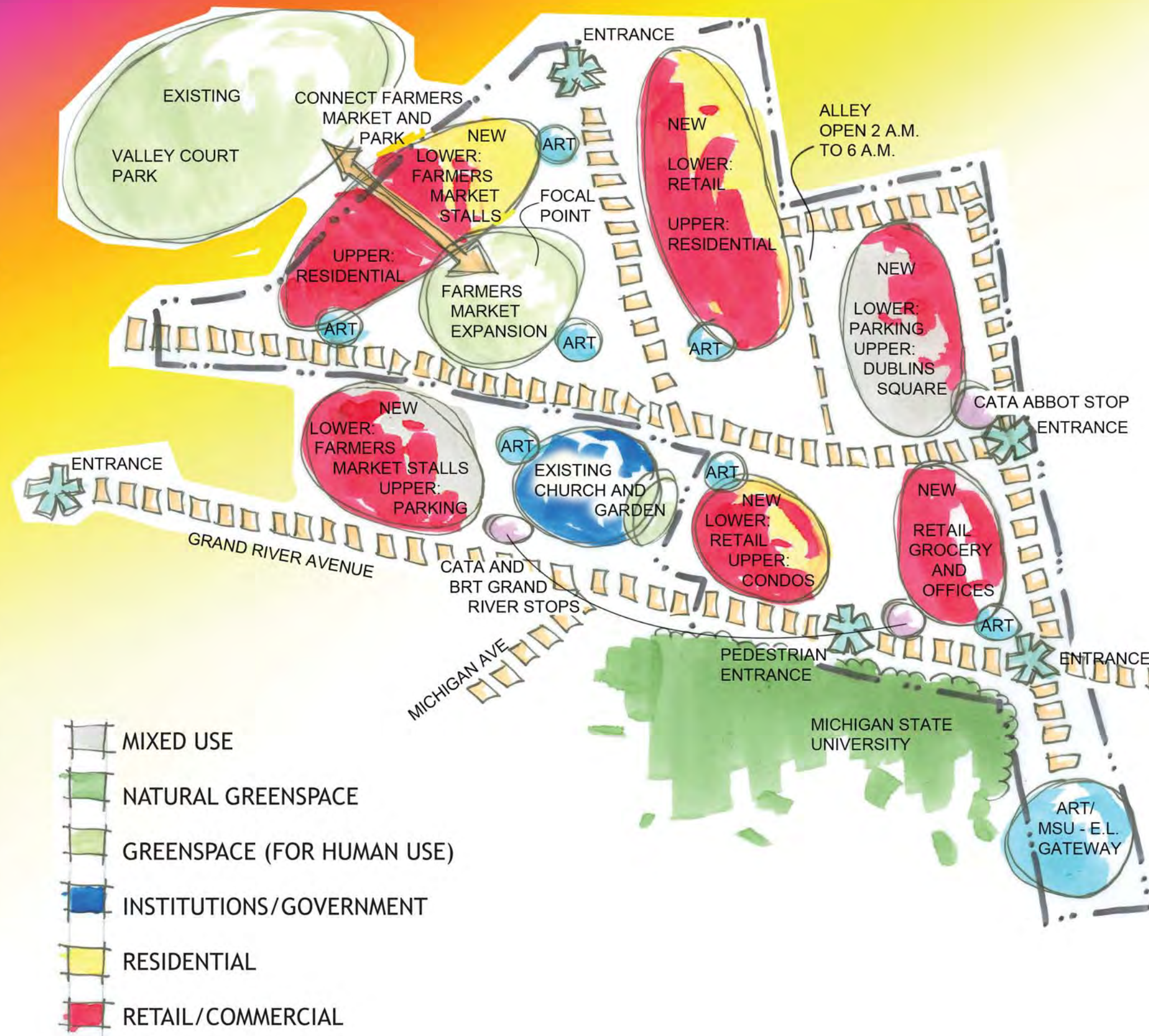
Anchors & Circulation



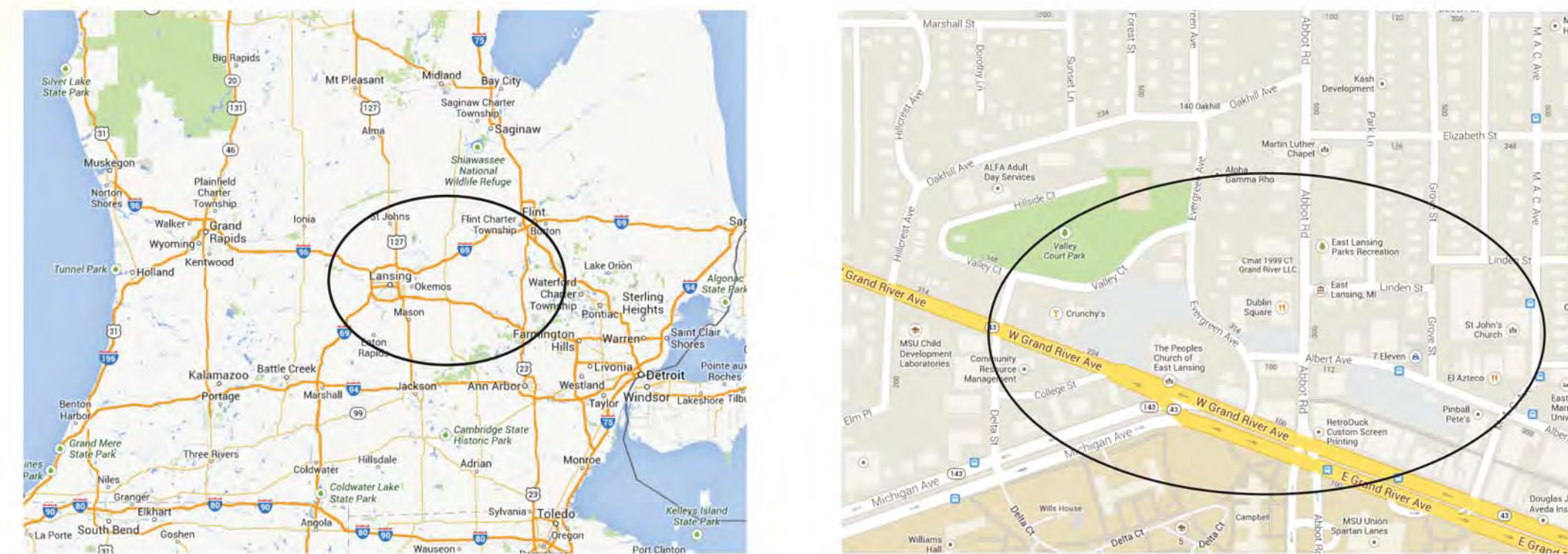
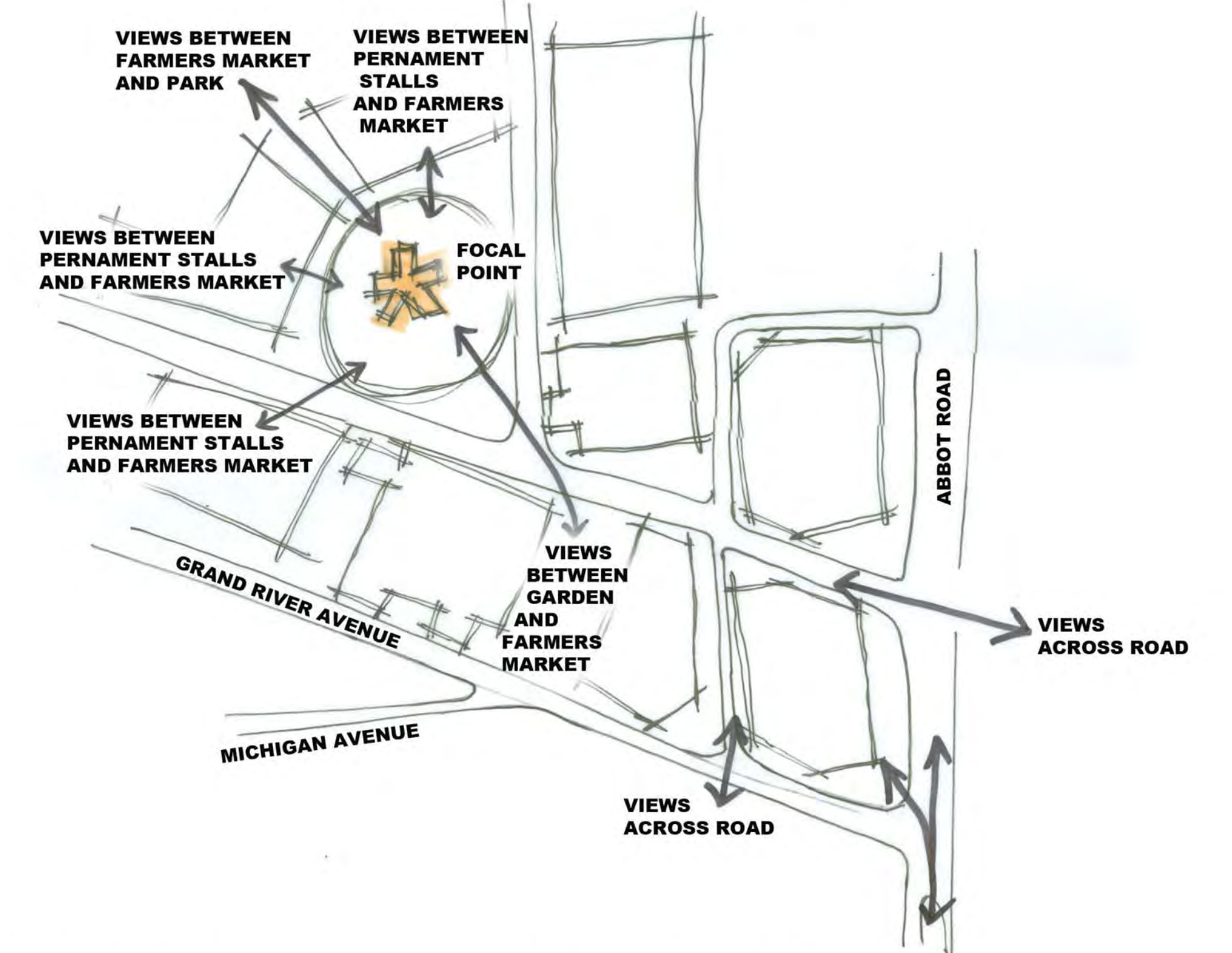
Physical Inventory of Site



Site-Specific Functional Use Diagram



Major View/Sight Lines



OBJECTIVE

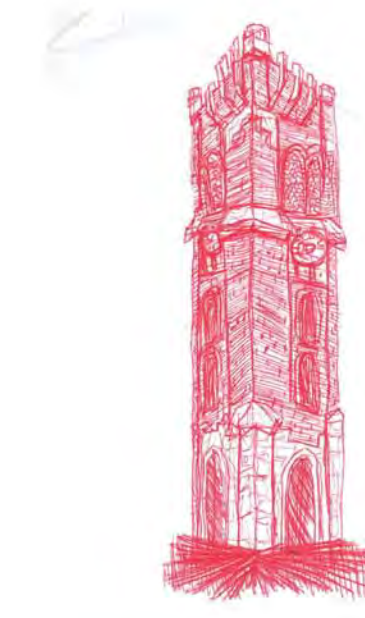
Using public art as a catalyst, create a vibrant community space with a focus on farm-to-table dining and local market commerce. Invigorate Michigan State University and the City of East Lansing connecting them both physically and culturally through walkable streetscapes, land use planning, and public art.

CONNECTION

Art can be a powerful and unifying phenomenon by bringing people together, telling stories, and bringing joy to viewers. By creating artistic gateways, the city of East Lansing gains new life and an even greater cultural diversity in a vibrant new district.

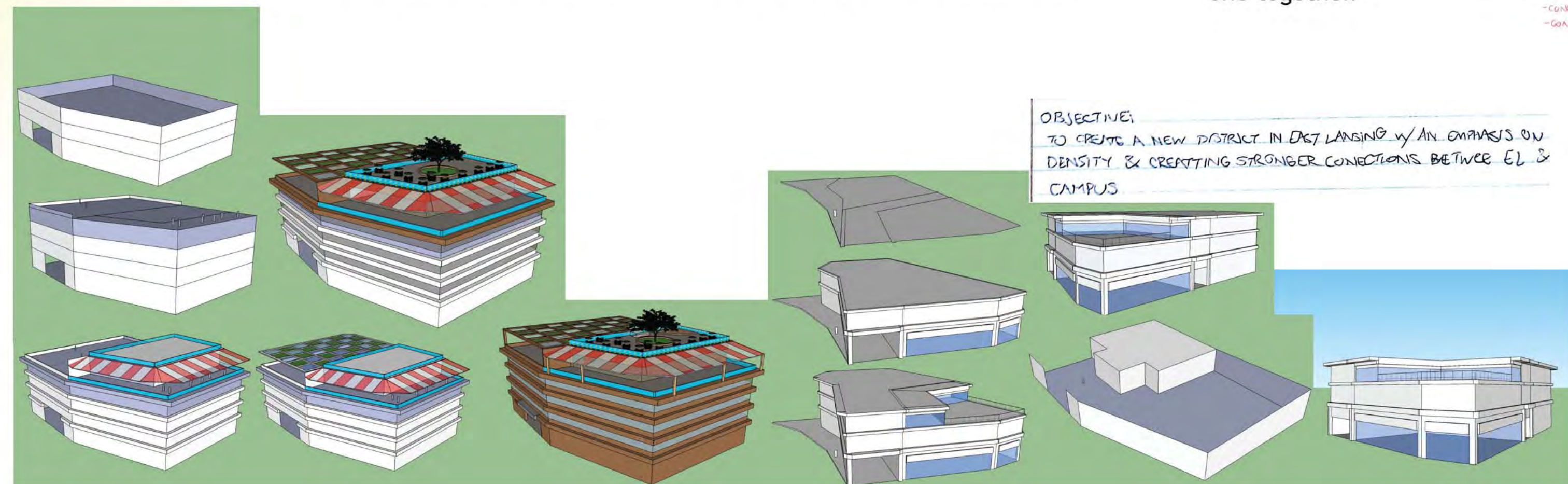
Art can be found in the sculptures and architecture of the landscape, in a locally-grown meal, in the smiles of children playing in Valley Court Park, in the chance meeting of a friend. Art can be found on all scales, in all places.

Art is a reference to the history of East Lansing, a vision of its future and a commemoration and prediction of the beauty that is the city and its collaboration with Michigan State University. Art connects these two communities and its people, a connection which transforms an ordinary event into something extraordinary; art connects the past and the future, art brings everything and everyone together.



PROGRAM

- o Increase the density of East Lansing building development by specifying mixed use as well as particular uses specific to zoning regulations
- o Provide safe bicycle and pedestrian connections to existing routes, particularly North and South across Grand River Avenue
- o Encourage the use of public transit by providing safe and comfortable stops for the CATA bus system and the proposed Bus Rapid Transit (BRT) Line
- o Increase the cultural draw of East Lansing by implementing a street arts and music program
- o Encourage visitation to East Lansing by creating a more all-encompassing destination place
- o Expand and integrate farmers markets into the city with a permanent, year-round structure and four-season use
- o Create new corporate/office, retail, and residential spaces for students and year-round community members
- o Integrate Valley Court Park into the fabric of urban East Lansing
- o Forge a partnership with MSU's Broad Art Museum and Public Art Tour to increase appreciation of the arts and bring the two communities together
- o Expand the existing festivals and events into the revitalized space and introduce a new winter celebration
- o Provide 90,000 square feet in at least two parking garage structures
- o Theater with new releases and second showings
- o Incorporate a new Urban grocery store
- o Housing for students, visiting MSU and LCC faculty, young professionals, alumni, and retirees
- o Dining options; include fine dining, organic and vegan options, organically- and locally-grown restaurants
- o Joint East Lansing/MSU Walking Art Tour

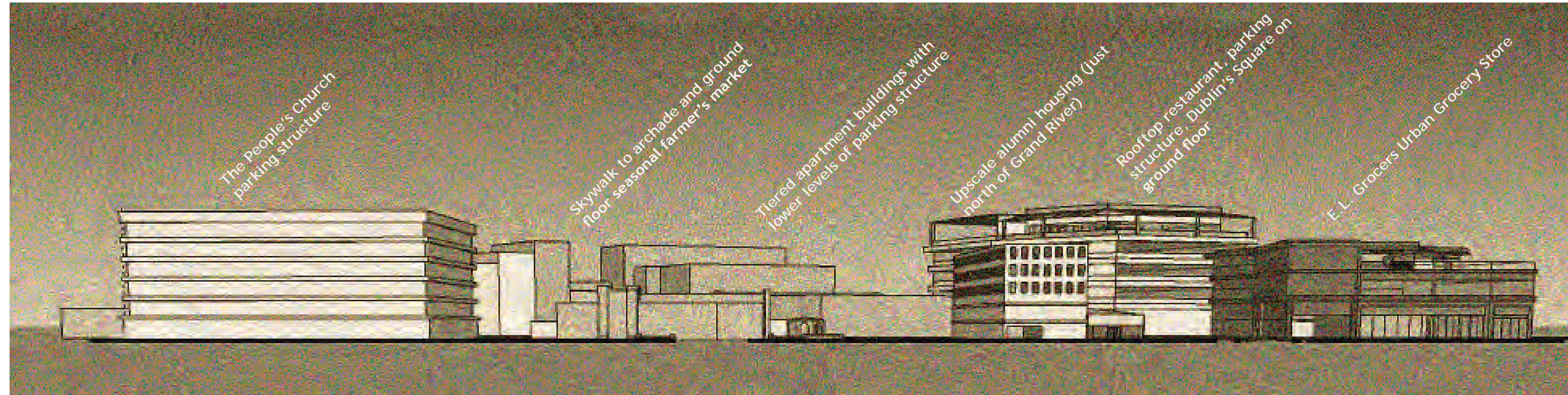


PROGRAM
 - EL/MSU CITY ART TOUR-CAMPUS ART TOUR (MERGE)
 - EXPAND FARMERS MARKET - PERMANENT STALLS &
 - SOFT PLAY SPACE
 - WINTER & TR. ROUND FESTIVAL
 - BUSINESSES
 - THEATER
 - FINE DINING
 - GROCERY

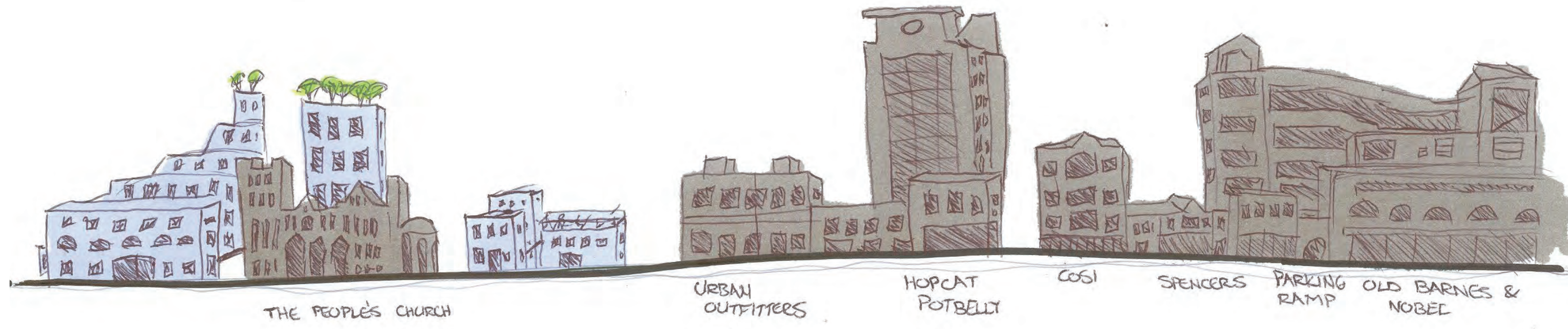
CONCEPT: ART AS CONNECTION
 UNIFIES, CONNECTS, TELLS STORY
 "ARTISTIC GATEWAYS DRAW PPL INTO SITE"
 FARMERS MARKET = FLOWABLE
 CONNECT TO BRAND
 VIBRANT ARTISTIC DISTRICT

FAN GARDEN
 LANDSCAPEFORMS
 TREE WELLS

art as connection



ABOVE: The Park District/City Center II Project Skyline looking Northeast from MSU Campus (no topography is taken into account in this graphic)
 BELOW: The East Lansing Skyline looking Northwest from MSU Campus toward the Park District/City Center II Project District (topography is taken into account in this graphic, though not shown to exact scale)



EXISTING DEVELOPMENT
 NEW BUILDINGS

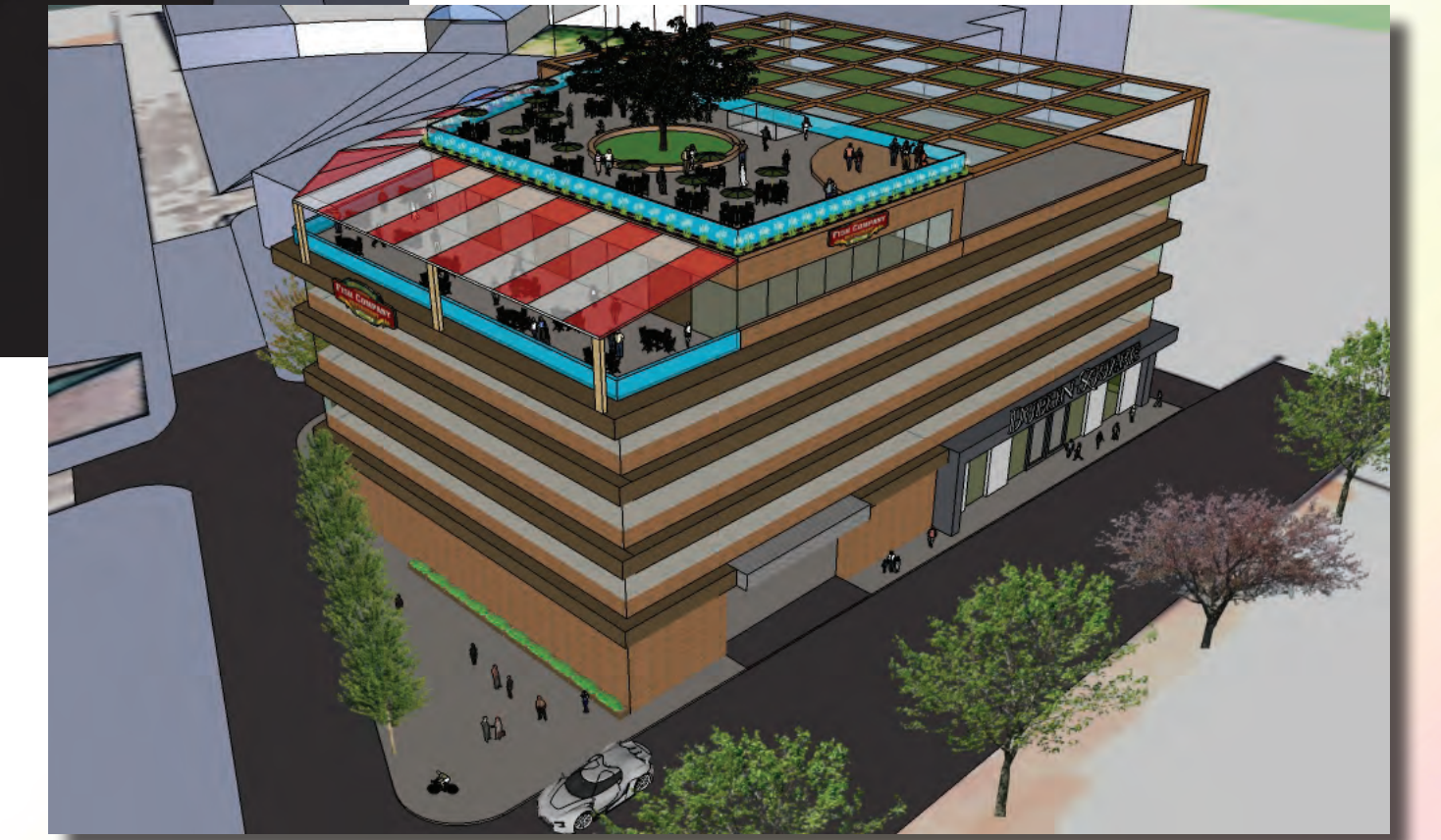


MASTER PLAN BASE MAP
 SHOWN IN CONTEXT
 OF SURROUNDING CITY

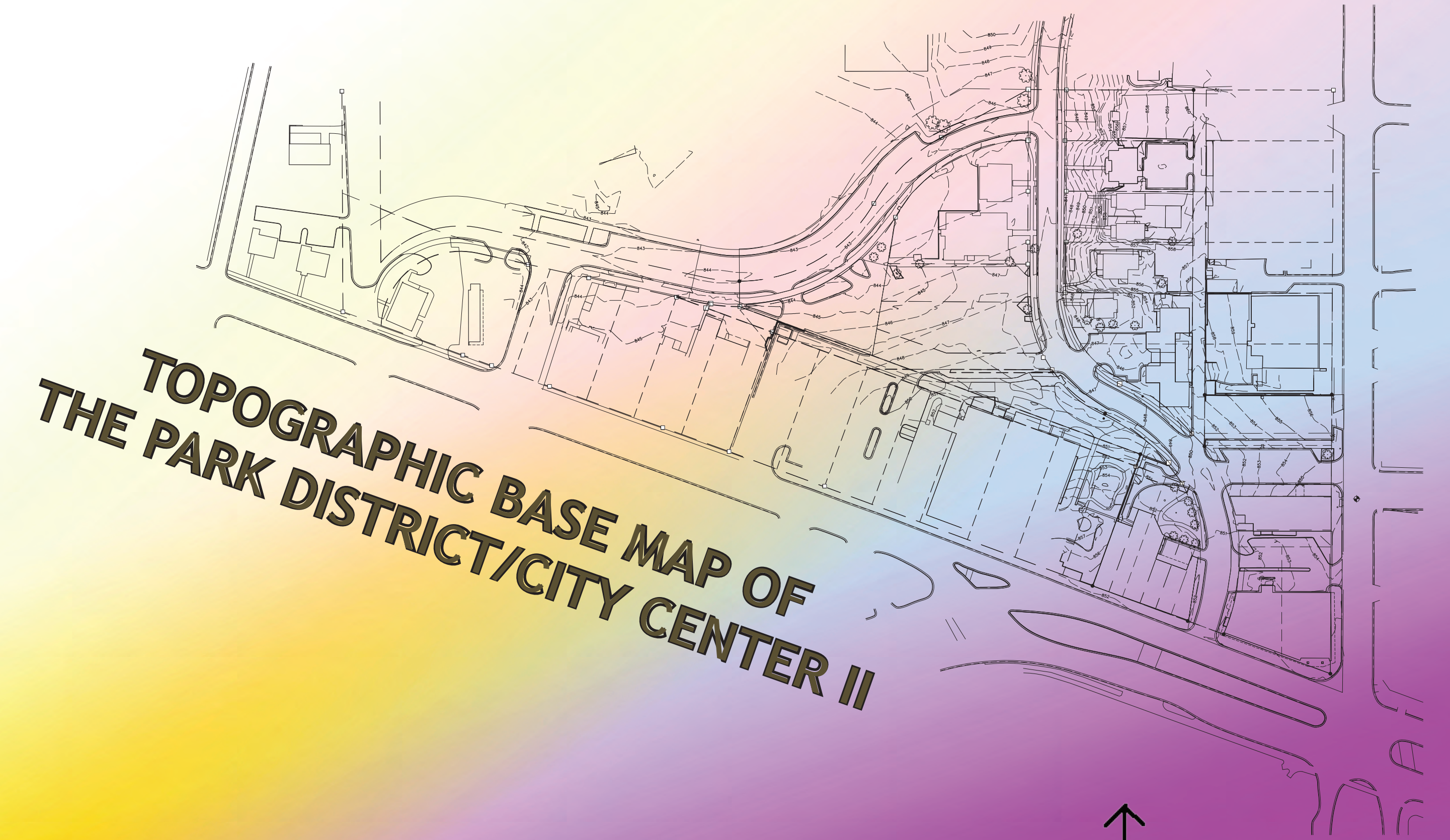


Urban grocery and upscale alumni housing (condos, townhomes)

To embrace the historical context of Dublin's Square, the location is kept consistent while the building is dramatically renovated. The structure is a total of five floors.



First floor: Dublin Square with parking space reserved for Dublin users. Second to fourth floor: public parking spaces. Fifth floor: upscale family restaurant with outdoor deck & outdoor rooftop dining accompanied by a small music concert area. The outdoor parking lot with checkered green roof mixed with glass serves as a parking structure reserved only for restaurant-goers.

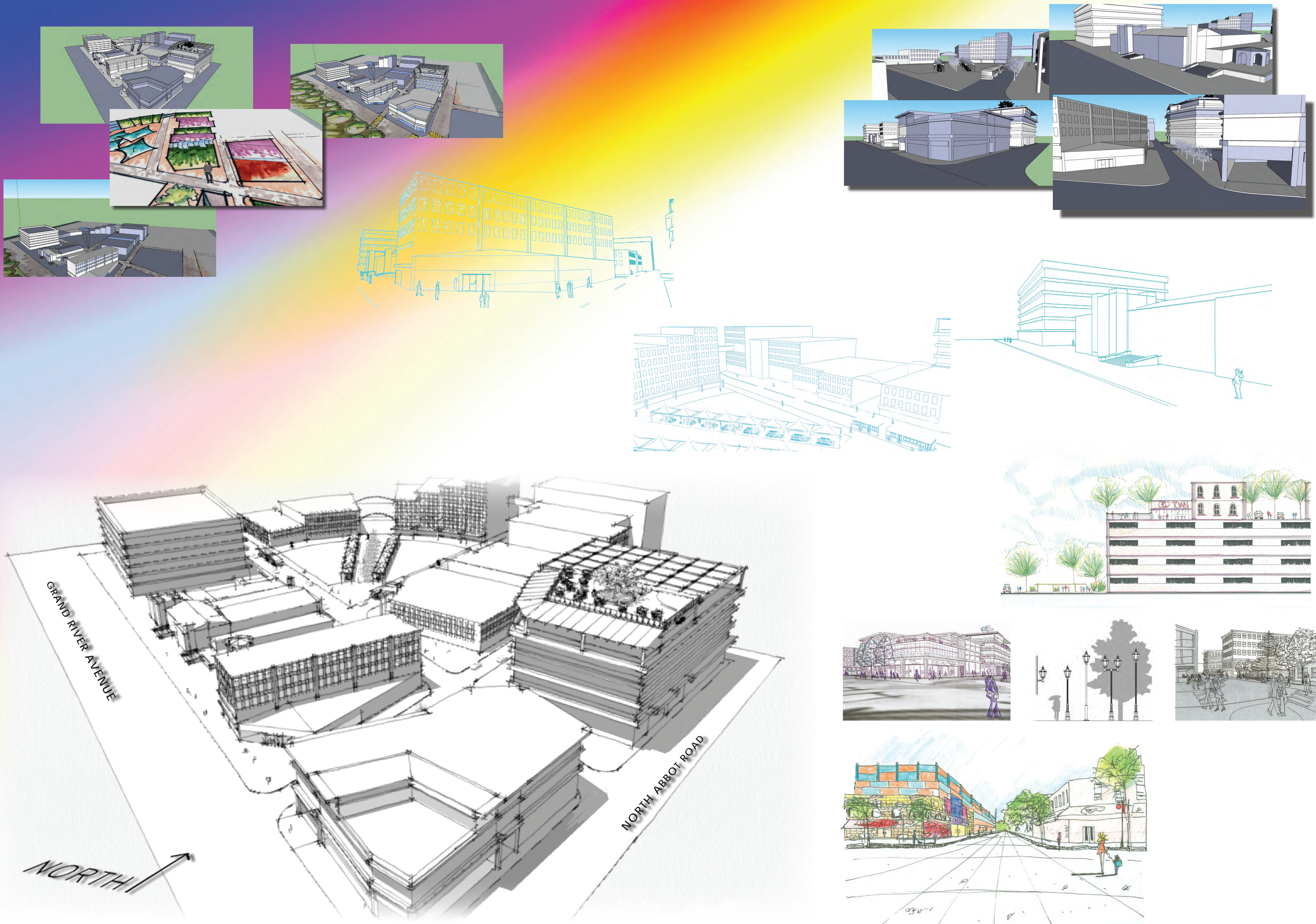


TOPOGRAPHIC BASE MAP OF
 THE PARK DISTRICT/CITY CENTER II

NORTH
 NOT DRAWN TO SCALE



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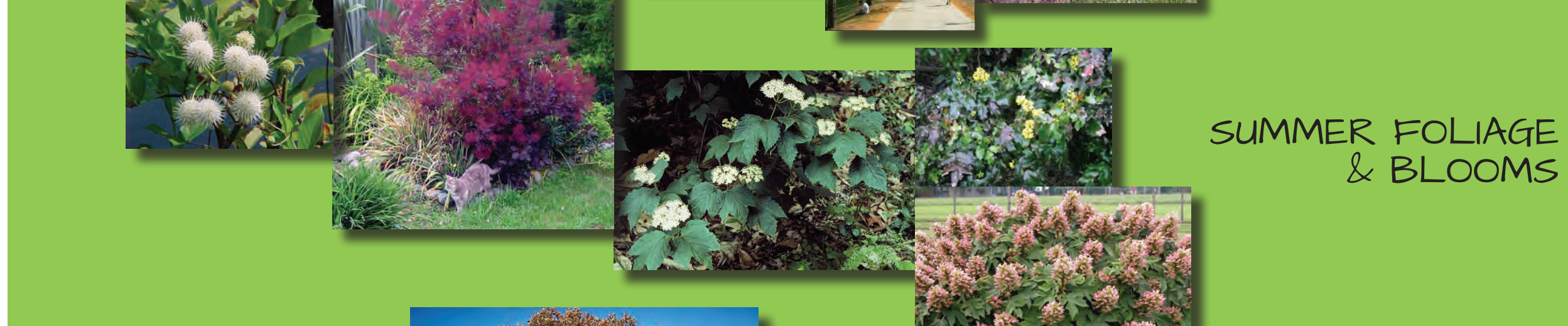
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LATE WINTER/
EARLY SPRING BLOOMS



SPRING COLOR DISPLAY



SUMMER FOLIAGE
& BLOOMS



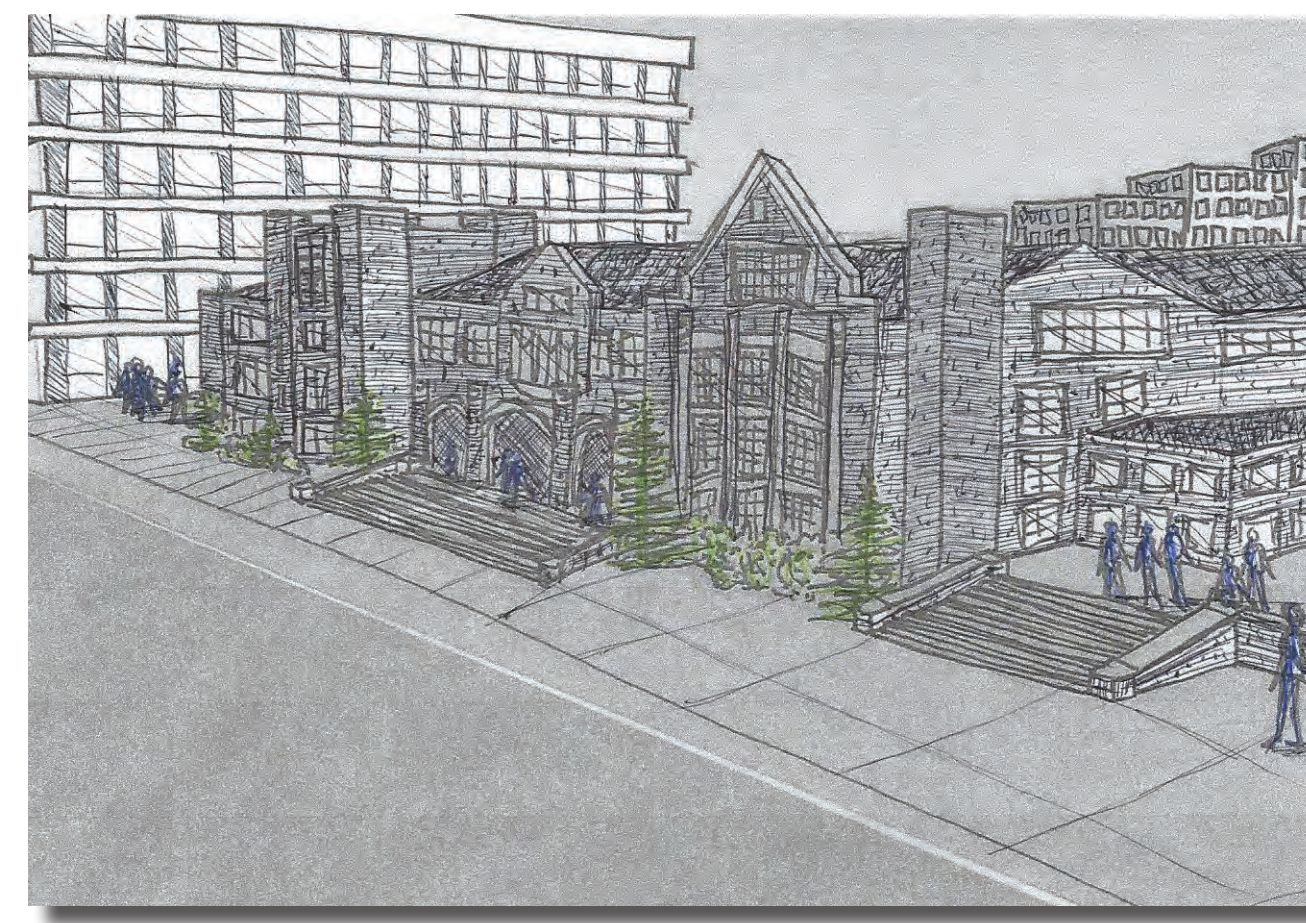
FALL COLOR DISPLAY



FALL/WINTER INTEREST



WINTER COLOR DISPLAY



Streetscape scenes from the rejuvenated East Lansing, Michigan



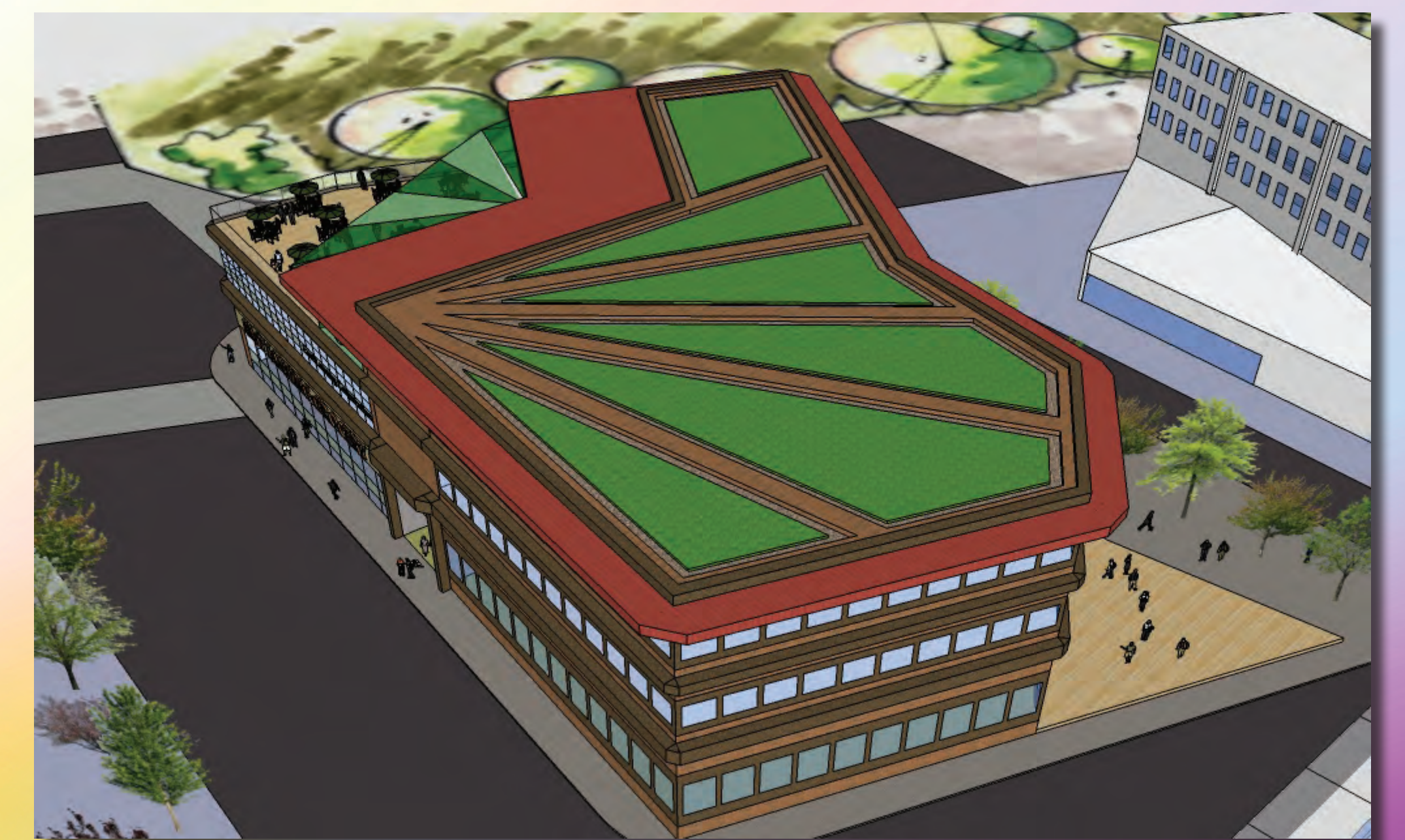
Farmer's Market and Archade space turns to an ice rink and winter wonderland when the seasons grow colder



Pavilions beat the summer heat and double as a great spot for family get-together, special occasions, and barbecues



Fabric structures used for farmers markets and outdoor cafe space; streetscape furniture, planting containers, and other renovations.



ROOFTOP STORMWATER CATCHMENT SYSTEM

The rooftop from the third floor is a green roof, having a distinct fan-shape pattern to emphasize the opening of our design. Art as Connection. Green roof is aesthetically pleasing from the view from deck and open roof top in luxury family restaurant.

On top of the Alumni housing complex, there is installed a L.E.E.D. Certified stormwater catchment system that affords the City of East Lansing yet another way to be "green." Rain water and other runoff from impervious surfaces wash into these tiered and vegetated wells, rehydrating the plants within them, which serve as a small habitat for bird life.

RECOMMENDED PLANT SPECIES

Botanical (Latin) Name	Common Name	Vegetation Type	Seasonal Interest	Functions
<i>Hamamelis x Diane</i>	Witch Hazel	Ornamental Deciduous Tree	Winter/Spring Bloom	All-Seasons Interest
<i>Cercis canadensis</i>	Eastern Redbud	Small Deciduous Tree	Spring Bloom	Bright Color Display
<i>Viburnum plicatum tomentosum</i>	Doublefile Viburnum	Large Flowering Semi-Evergreen Shrub	Spring Bloom	All-Seasons Interest
<i>Miscanthus sinensis</i>	Chinese Silver Grass/Maidengrass	Ornamental Grass	Spring Bloom	Ornamental Grass
<i>Syringa reticulata</i>	Peking/Japanese Tree Lilac	Flowering Deciduous Tree	Spring Bloom	Summer Shade
<i>Asclepias tuberosa</i>	Butterfly Weed, Butterfly Milkweed	Small Flowering Deciduous Perennial	Late Spring Bloom	Attracts Butterflies, Color Display
<i>Magnolia x soulangeana</i>	Saucer Magnolia	Ornamental Flowering Deciduous Tree	Spring Bloom/Summer Display	Bright Color Display
<i>Liliodendron tulipifera</i>	Tulip Tree	Large Deciduous Flowering Tree	Spring/Summer Bloom	Summer Shade
<i>Papaver orientale</i>	Oriental Poppies	Small Herbaceous Perennial	Late Spring/Early Summer Bloom	Bright Color Display
<i>Liquidambar styraciflua</i>	American Sweetgum	Medium Deciduous Tree	Summer	Street/Shade Tree
<i>Gleditsia triacanthos inermis</i>	Honey Locust	Large Deciduous Tree	Late Summer Leaf-In	Street/Shade Tree
<i>Hosta spp.</i>	Multi-Species Hosta, Plantain Lily	Small Flowering Perennial	Spring, Summer, Fall Foliage	Attracts Hummingbirds, Color Display
<i>Festuca glauca 'Elijah Blue'</i>	Elijah Blue Fescue	Small ornamental Grass	Spring/Summer Foliage	Colorful Foliage
<i>Cephalanthus occidentalis</i>	Butterbush	Medium Deciduous Flowering Shrub	Summer Bloom, Fall Color	Attracts Butterflies, Color Display
<i>Cotinus cogrygia</i>	Smokebush	Large Flowering Deciduous Shrub	Summer Bloom, Fall Color	All-Seasons Interest
<i>Viburnum acerifolium</i>	Maple-Leaf Viburnum	Large Flowering Semi-Evergreen Shrub	Summer Bloom, Fall Color	All-Seasons Interest
<i>Hydrangea quercifolia</i>	Oakleaf Hydrangea	Large Flowering Deciduous Shrub	Summer Bloom, Winter Bark Interest	All-Seasons Interest
<i>Mahonia aquifolium</i>	Oregon Grapeholly	Large Flowering Evergreen Shrub	Summer/Fall Color, Winter Color	All-Seasons Interest
<i>Ginkgo biloba</i>	Ginkgo/Maidenhair Tree	Large Deciduous Tree	Fall Color	Street/Shade Tree
<i>Acer rubrum</i>	Red Maple	Large Deciduous Tree	Fall Color	Street/Shade Tree
<i>Quercus macrocarpa</i>	Bur Oak	Large Deciduous Tree	Fall Color	Summer Shade
<i>Buxus 'Green Gem'</i>	Green Gem Boxwood	Medium Evergreen Shrub	Spring/Summer Leaf-In, Fall Interest	All-Seasons Interest
<i>Fagus grandifolia</i>	American Beech	Large Deciduous Tree	Fall Color, Winter Bark Interest	Summer Shade
<i>Acer griseum</i>	Paperbark Maple	Medium Deciduous Tree	Fall Color, Winter Bark Interest	Summer Shade
<i>Betula nigra</i>	River Birch	Medium Deciduous Tree	Fall Color, Winter Bark Interest	All-Seasons Interest
<i>Fagus occidentalis</i>	American Plane Tree	Large Deciduous Tree	Winter Texture, Fragrant	Summer Shade
<i>Cornus sericea var. balleayi</i>	Red Oshier Dogwood	Large Deciduous Shrub	Winter Color	All-Seasons Interest
<i>Cornus sanguinea 'Midwinter Fire'</i>	Common Dogwood 'Midwinter Fire'	Large Deciduous Shrub	Winter color	All-Seasons Interest
<i>Corylopsis spicata</i>	Spike Winter Hazel	Small Deciduous Tree	Winter Texture	All-Seasons Interest



TREE WELL RAIN GARDEN

Utilizing the tree-well rain gardens on Michigan Avenue as a working template, beautiful garden beds are created as functional, sustainable stormwater runoff containers. Along walkable sidewalks, the patrons of East Lansing can enjoy a relaxing haven from the noise and bustle of cars in the adjacent streets; sustainable, practical forward-thinking.

