

# UDPRP Review Summary 06.22.18

Urban Design Peer Review Panel

DATE: 06.22.18

TIME: 8:30am

**PROJECT: Continental Gin Building**

LOCATION: Dallas City Hall Room 5ES

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## Overview

Below is a summary of Urban Design Peer Review Panel advice for the Continental Gin Building as derived from the June 22nd Peer Review session.

## Advice Summary

- [1] The panel recognizes the challenges associated with drawing pedestrian traffic from Elm Street and thus encourages a site design approach that reconnects the Continental Gin Building back into the city by emphasizing pedestrian connections into the site.
- [2] The panel encourages treating the former Trunk Street right-of-way as a significant and inviting pedestrian entry into the site, and recommends particular emphasis be given to the treatment of the access at Elm Street as an inviting pedestrian entrance.
- [3] Explore the opportunity to enhance the central entry beneath the elevated bridge as an additional primary pedestrian entrance to the site, potentially removing the existing gate.
- [4] The panel expresses concern over the treatment of the central parking court, and recommends minimizing the visual impact of automobile uses by treating the layout and materiality as a true plaza space.
- [5] The panel suggests embracing the original parking area geometry, in parallel orientation to Elm Street, as a move to help rationalize the organization of the plaza/parking area, and to locate occupiable space directly adjacent to the building.
- [6] The panel encourages exploration of potential plaza elements that provide a visual cue from Elm Street to help draw people into the space.
- [7] The panel encourages completing the pedestrian connection through the site to Hall Street as a means to improve connections to the DART Baylor Station, and to complement larger neighborhood connectivity initiatives.