

UDPRP Review Summary

10.23.20

Urban Design Peer Review Panel

DATE: 10.23.20

TIME: 8:30am

PROJECT: Trinity Modera

LOCATION: WebEx Teleconference

Overview

Below is a summary of the Urban Design Peer Review Panel's advice for Trinity Modera as derived from the October 23rd Peer Review session.

Advice Summary

- [1] The Panel commends the development team for working within the numerous existing constraints to deliver an exciting mixed-use project next to the Trinity River
- [2] The Panel recommends the City work to better align the zoning in this area with previous area planning and community visioning efforts.
- [3] Recognizing the possible Army Corp of Engineers requirements, the Panel recommends the development team explore opportunities to use backfilling along the levee side of the property to screen parking and create a development that fits more seamlessly with the levee and the park.
- [4] The Panel advises the design team to consider the screening of the parking garage, particularly on the southern and eastern facades.
- [5] The Panel suggests flipping the massing to orient the long wall of the building against the levee side, with the "fingers" of the building being placed along Beckley, to break up the massing along the street frontage and give the primary orientation towards the River and the Park.
- [6] The Panel recommends the development and design team work to collaborate with the Trinity Park Conservancy and Michael VanValkenburgh to include the northern-most tip of their project into the West Overlook scope of Harold Simmons Park.