

BENTONVILLE

DESIGN COMPETITION PROPOSAL FOR HOUSING NORTHWEST ARKANSAS INITIATIVE - **SITE 5**



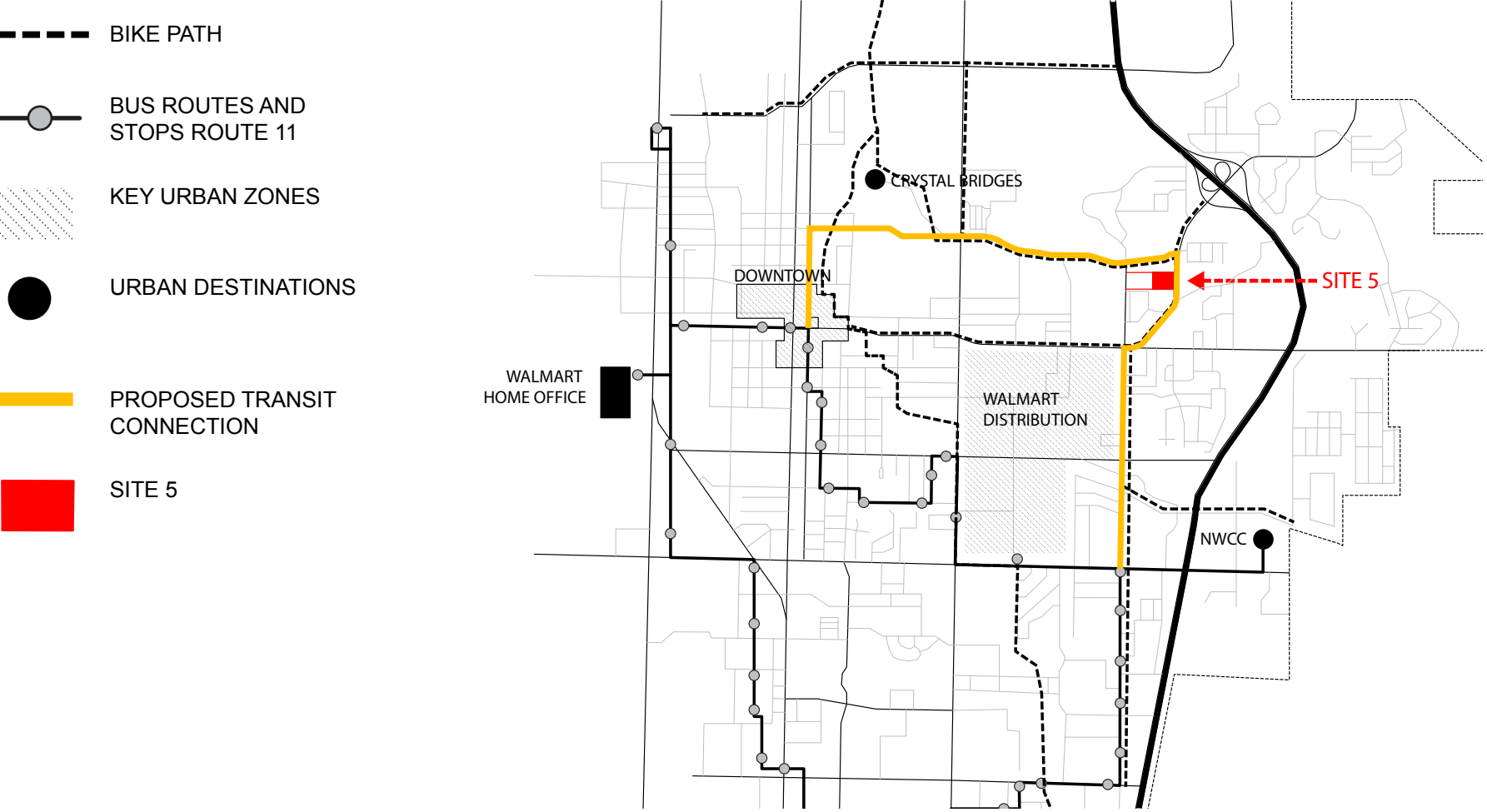
VIEW FROM LANDSCAPE

REVITALIZATION WITHOUT DISPLACEMENT

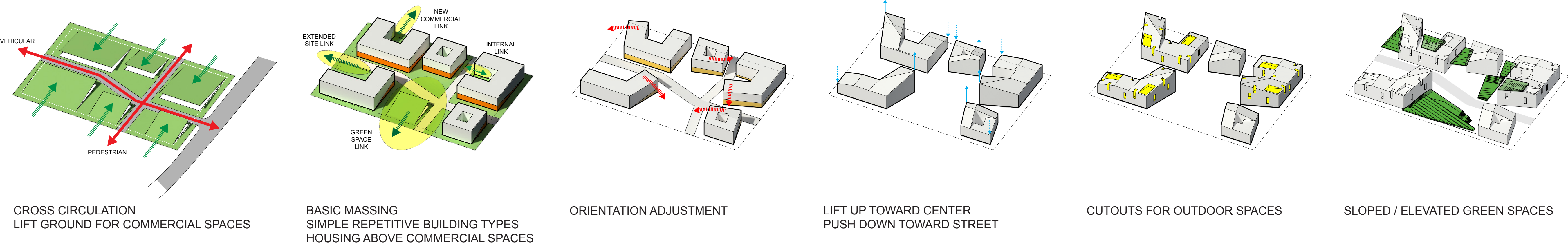
Our multi-faceted proposal supports the goal to revitalize within an inclusive housing community. We reinforce the strong public-private partnership represented by the City planning goals and the Walton Family Foundation's initiative by connecting our site to the rest of the city through public transportation and our proposed communal space(s). The site not only provides amenities for its residents, but there are community and recreational destinations such as co-working/ collaborative space, daycare, a teen center, bowling alley, and restaurants. We have repurposed historic characteristics of the neighborhood by reimagining the Bentonville downtown square on our site in terms of scale and sense of community. The dedicated pedestrian zone intersects with outdoor gathering spaces such as an amphitheater, activated lawn, and shaded bus stop.

BLEND OF USES

In addition to ground floor programs, inclusion is also achieved with a blend of uses integrated into two residential building typologies. A Courtyard building type houses maisonette Live/Work units that include dynamic double-height spaces. The efficient central corridors overlook the common courtyard. A "Bent Bar" building type houses larger units that are better suited for families or an individual who needs extra space. Utilizing a double-loaded corridor, these buildings step up toward the center of the site and provide carved out rooftop decks with incredible views.



SITE ANALYSIS



AERIAL VIEW

LANDSCAPE LEGEND



GROUND FLOOR PLAN: 50'-0" = 1'-0"



SITE SECTION: 1/32" = 1'-0"

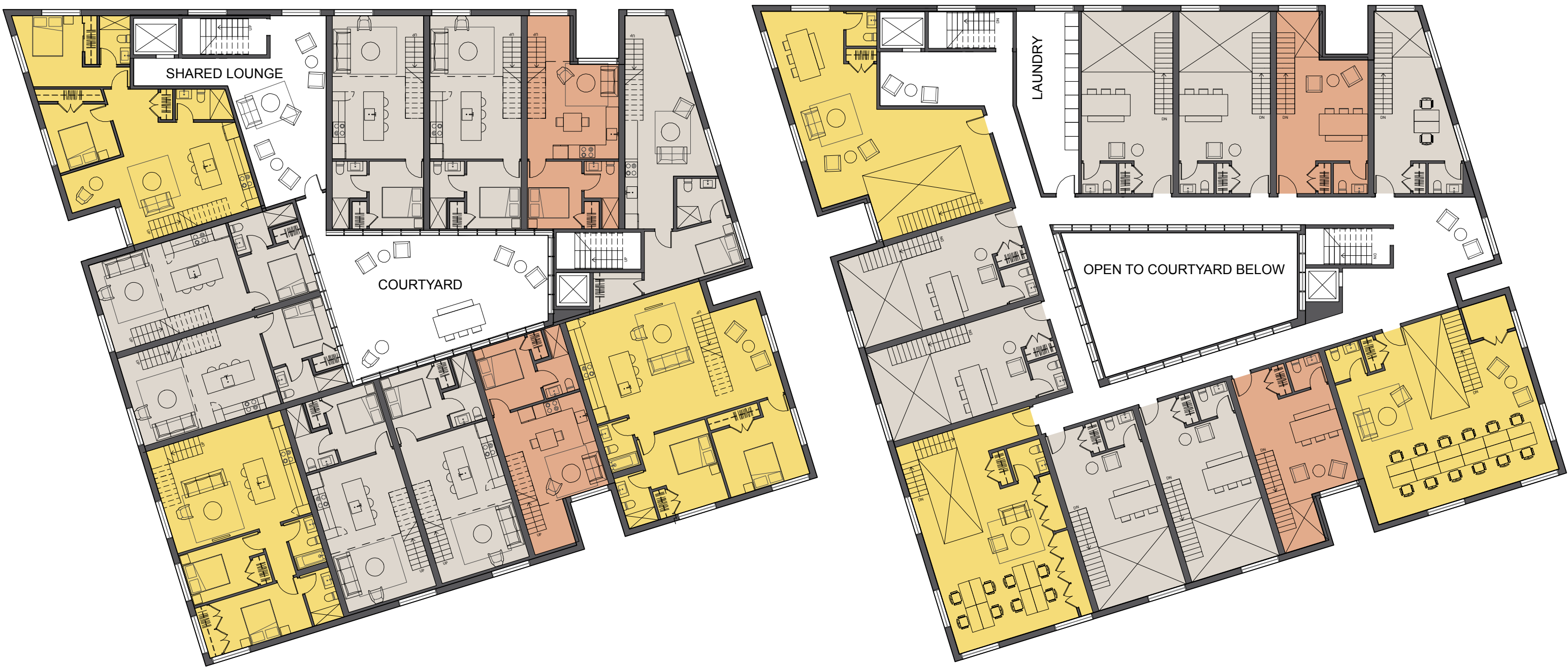


SITE SECTION: 1/32" = 1'-0"

COURTYARD BUILDINGS

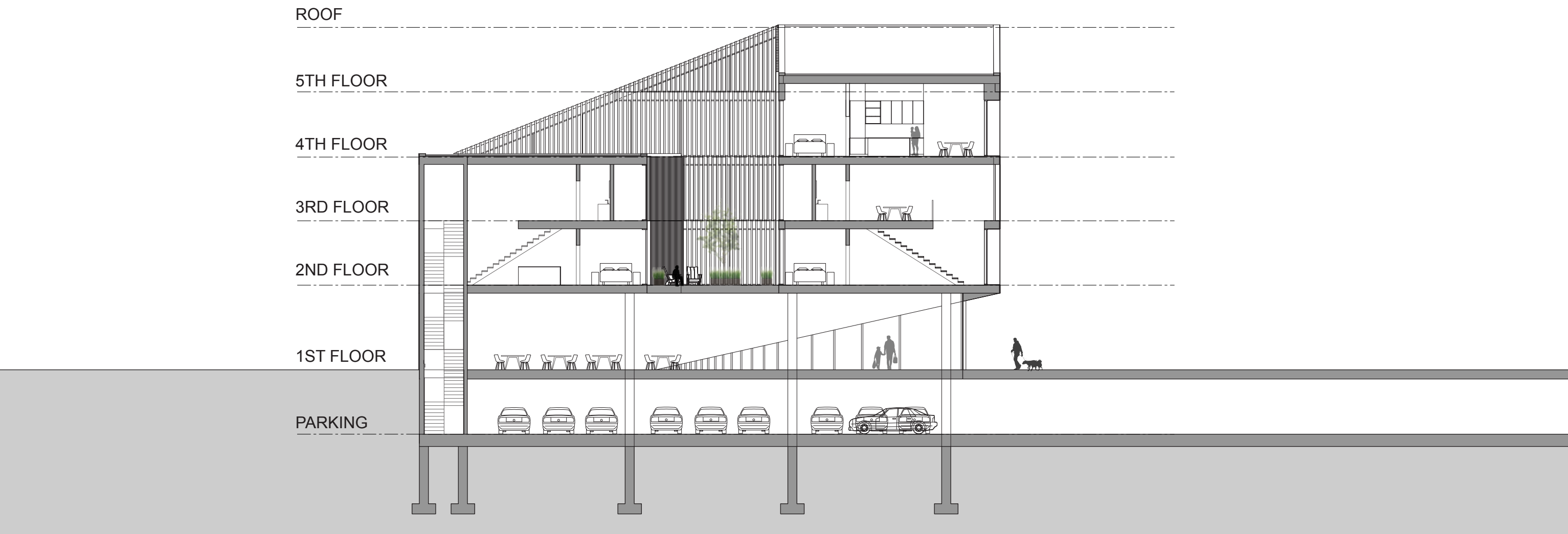


COURTYARD INTERIOR VIEW

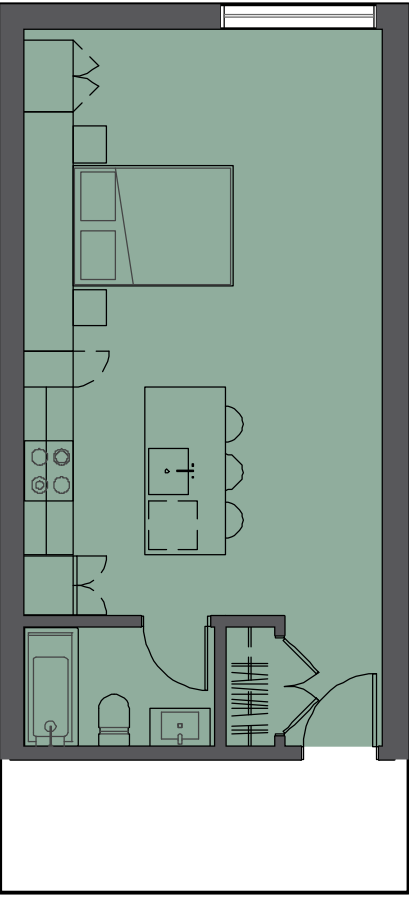


TYPICAL LOWER FLOOR PLAN: 1/16" = 1'-0"

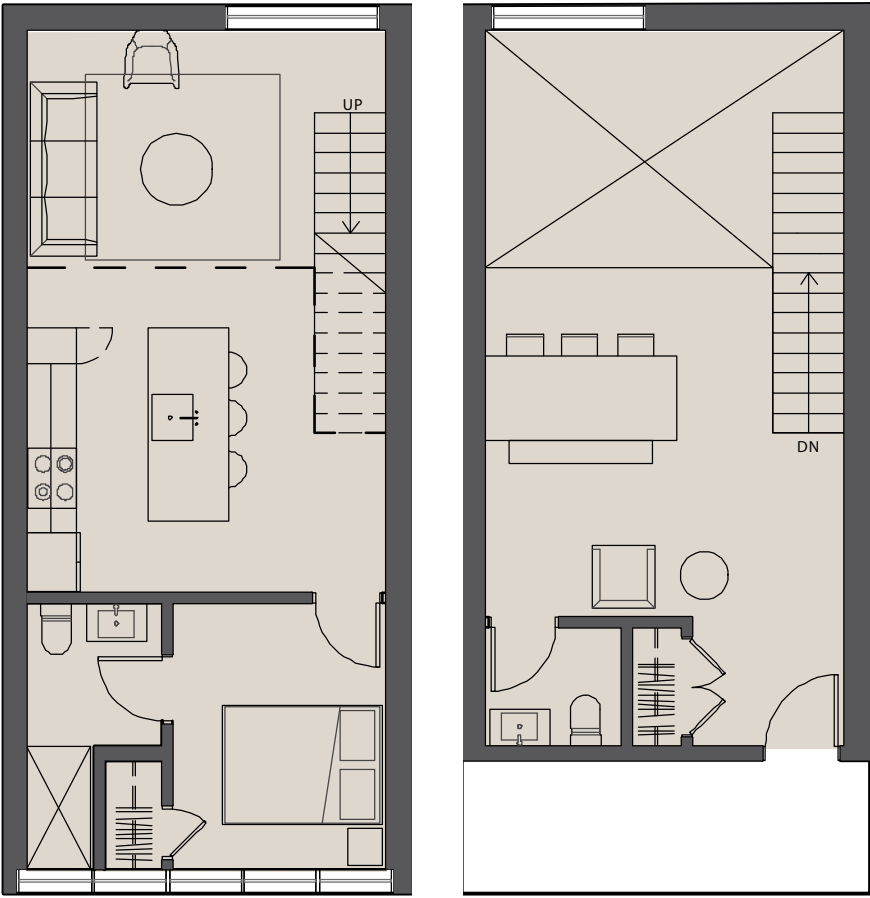
TYPICAL UPPER FLOOR PLAN: 1/16" = 1'-0"



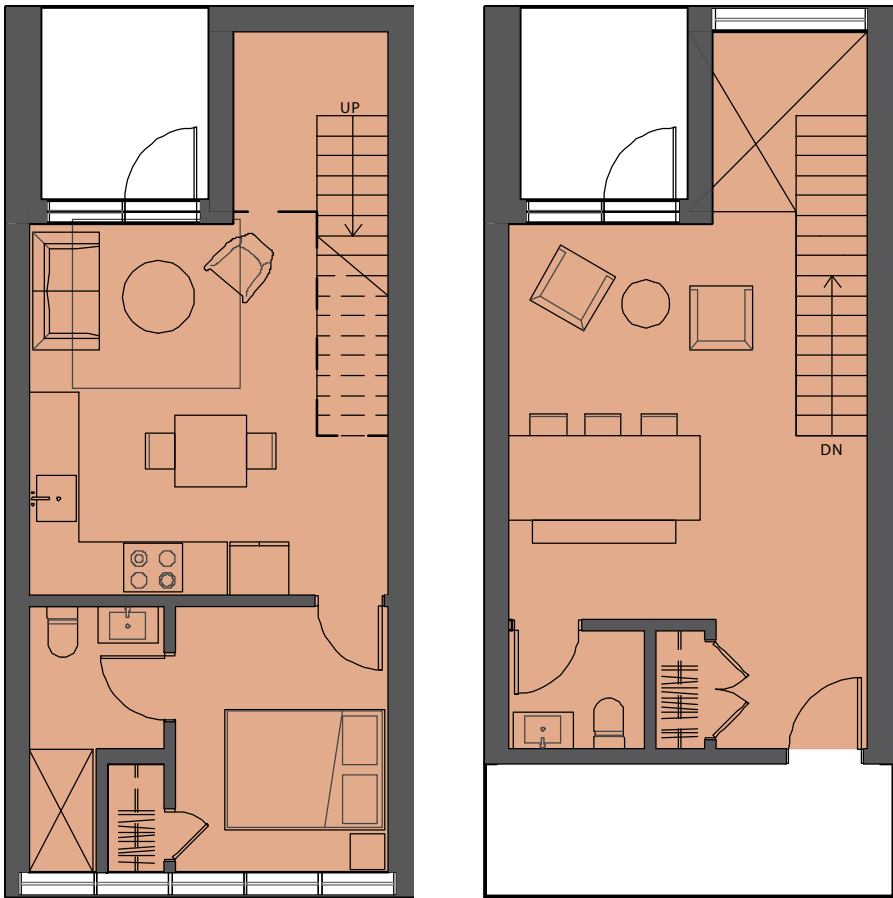
BUILDING SECTION: 1/16" = 1'-0"



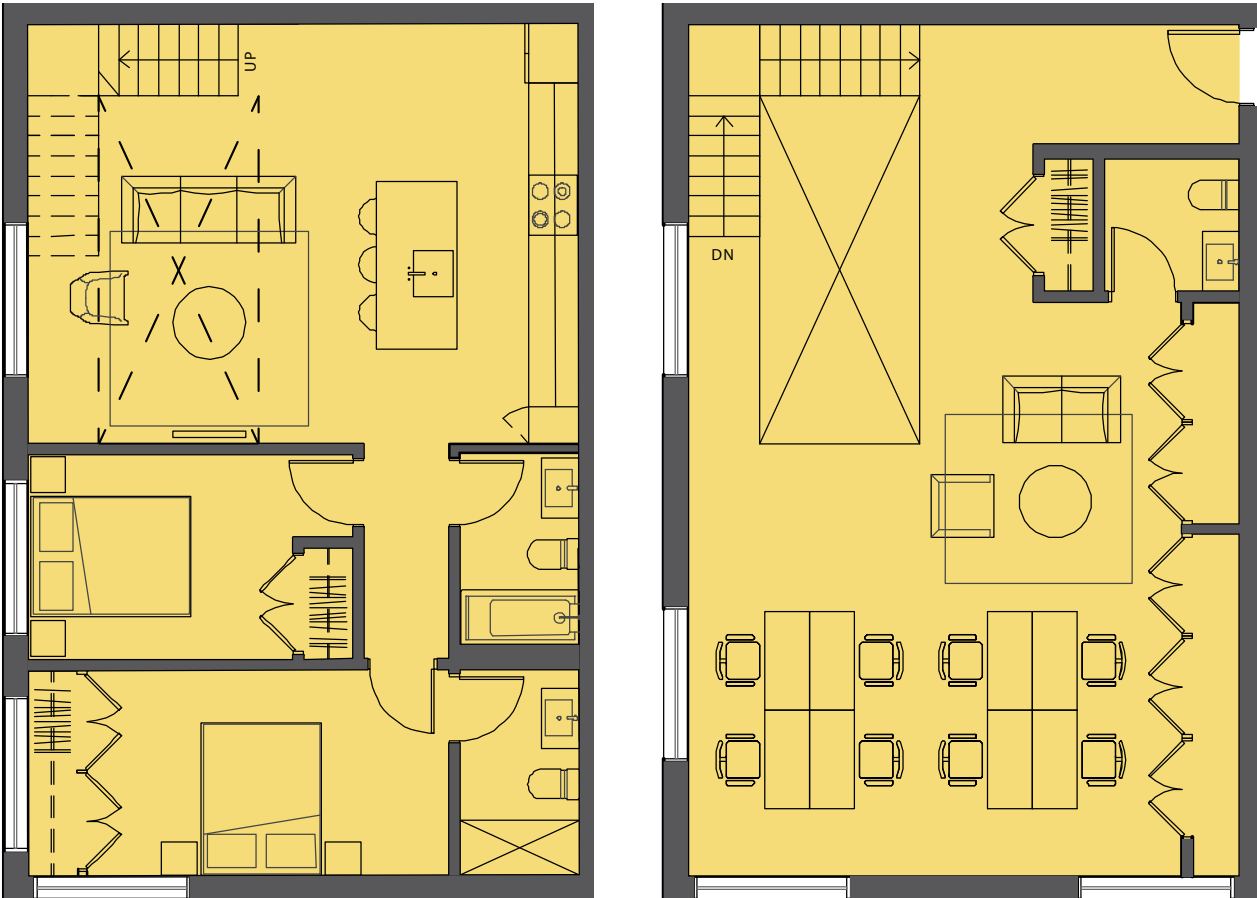
STUDIO: 1/8" = 1'-0"



1 BR LIVE WORK TYPE A: 1/8" = 1'-0"



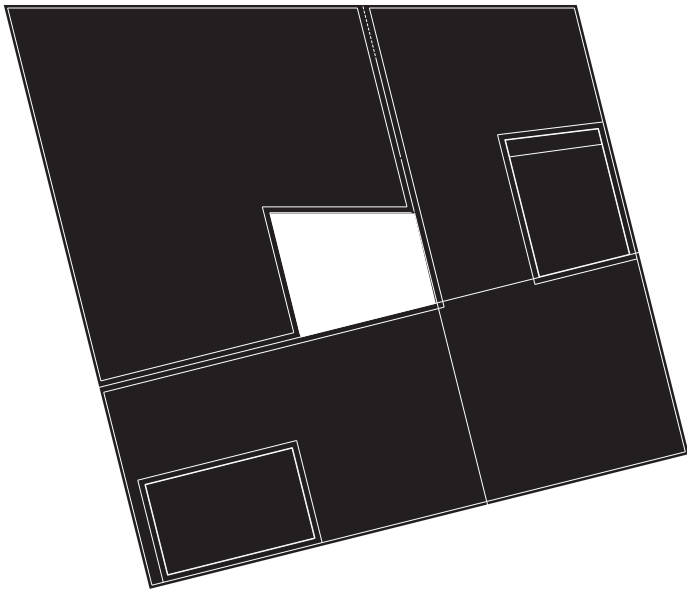
1 BR LIVE WORK TYPE B: 1/8" = 1'-0"



2 BR LIVE WORK: 1/8" = 1'-0"



BUILDING ELEVATIONS: 1/16" = 1'-0"



COURTYARD BUILDING UNITS

Courtyard Building - total of 2 on Site		
Unit Type	SF	Count
Live/Work Studio	450 SF	8
Live/Work 1-BR / 1.5-BA	800 SF	32
Live/Work 2-BR / 2.5-BA	1,490 SF	8
		48 Total



VIEW FROM ROOF DECK

BENT BAR BUILDINGS



BENT BAR INTERIOR VIEW



TYPICAL FLOOR PLAN: 1/16" = 1'-0"

ROOF

6TH FLOOR

5TH FLOOR

4TH FLOOR

3RD FLOOR

2ND FLOOR

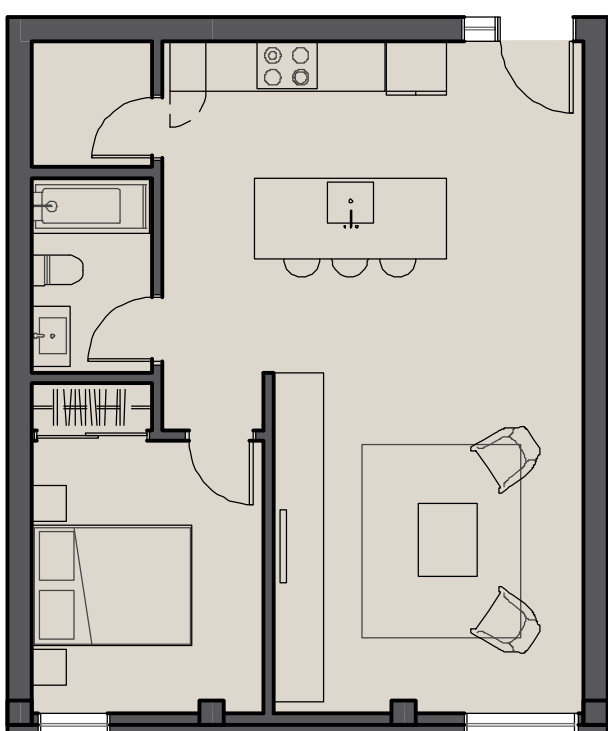
1ST FLOOR

PARKING

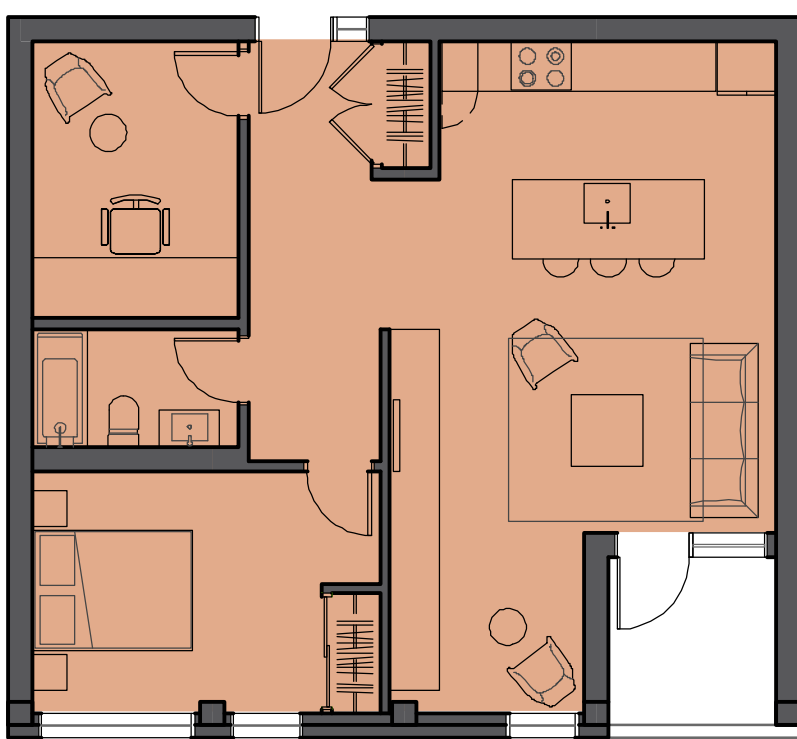
BUILDING SECTION: 1/16" = 1'-0"



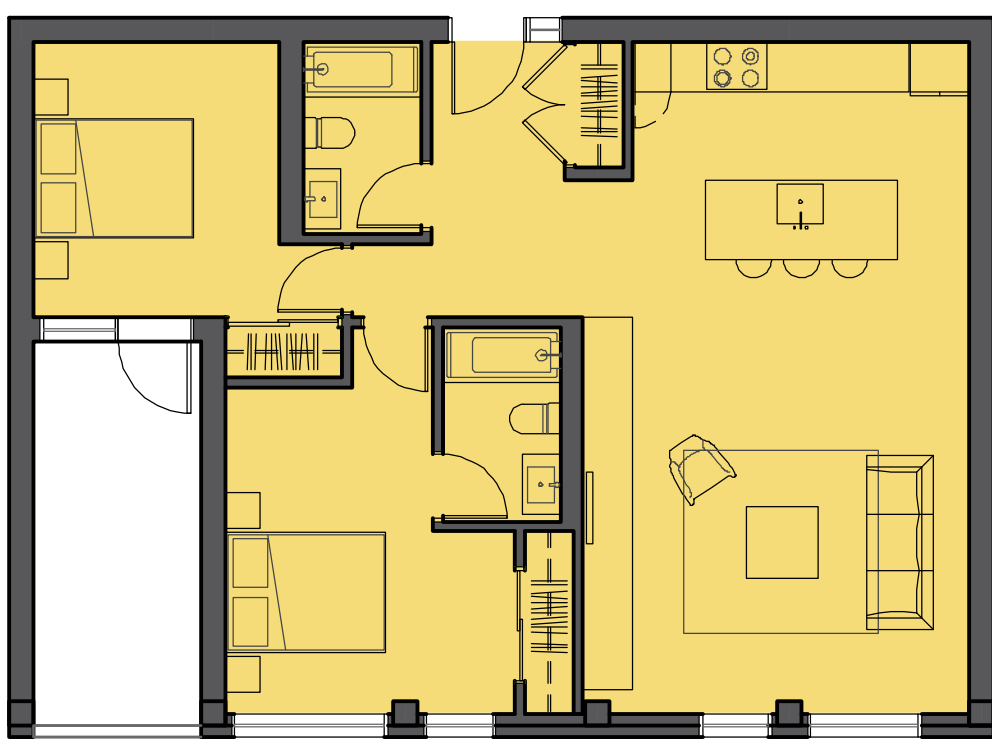
STUDIO: 1/8" = 1'-0"



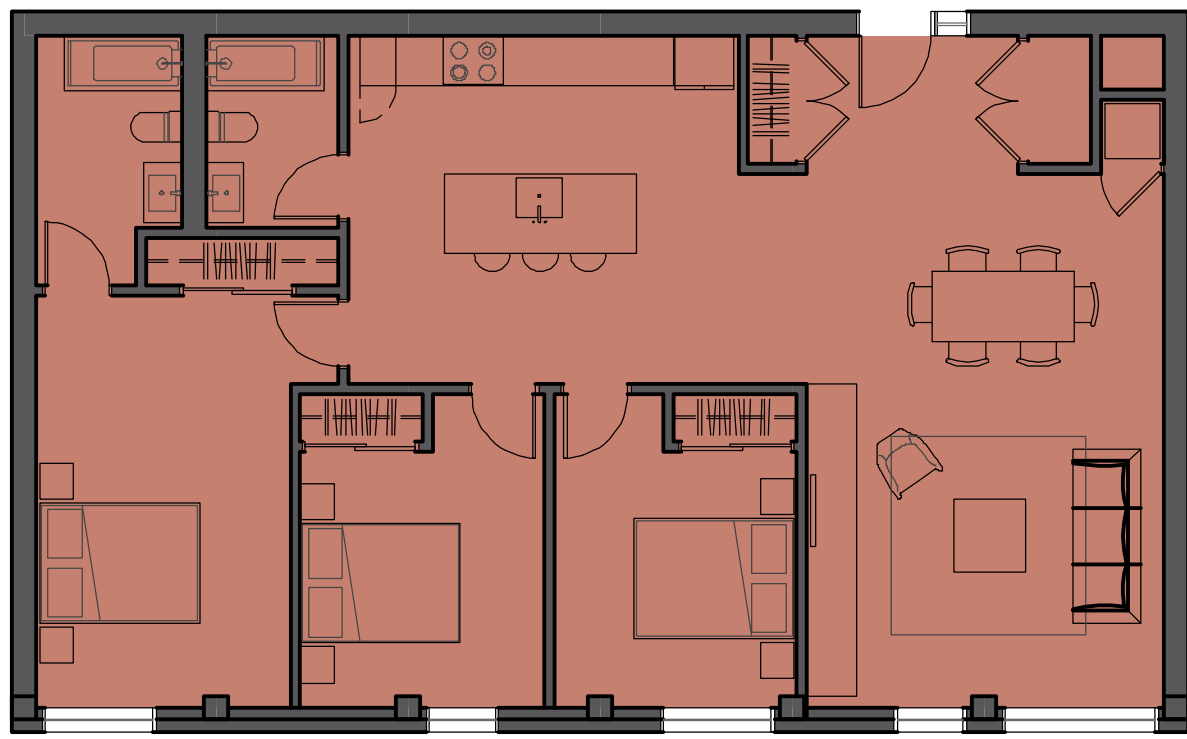
1 BR: 1/8" = 1'-0"



1.5 BR: 1/8" = 1'-0"



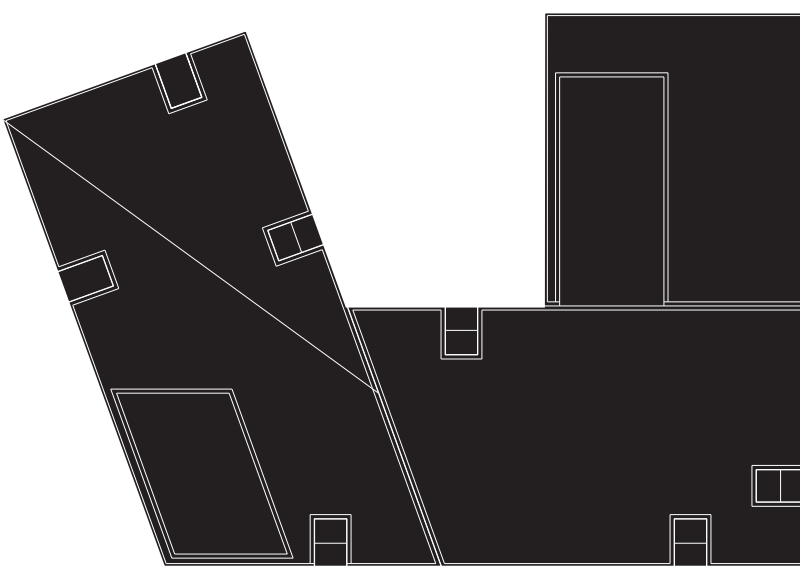
2 BR: 1/8" = 1'-0"



3 BR: 1/8" = 1'-0"



BUILDING ELEVATIONS: 1/16" = 1'-0"



BENT BAR BUILDING UNITS

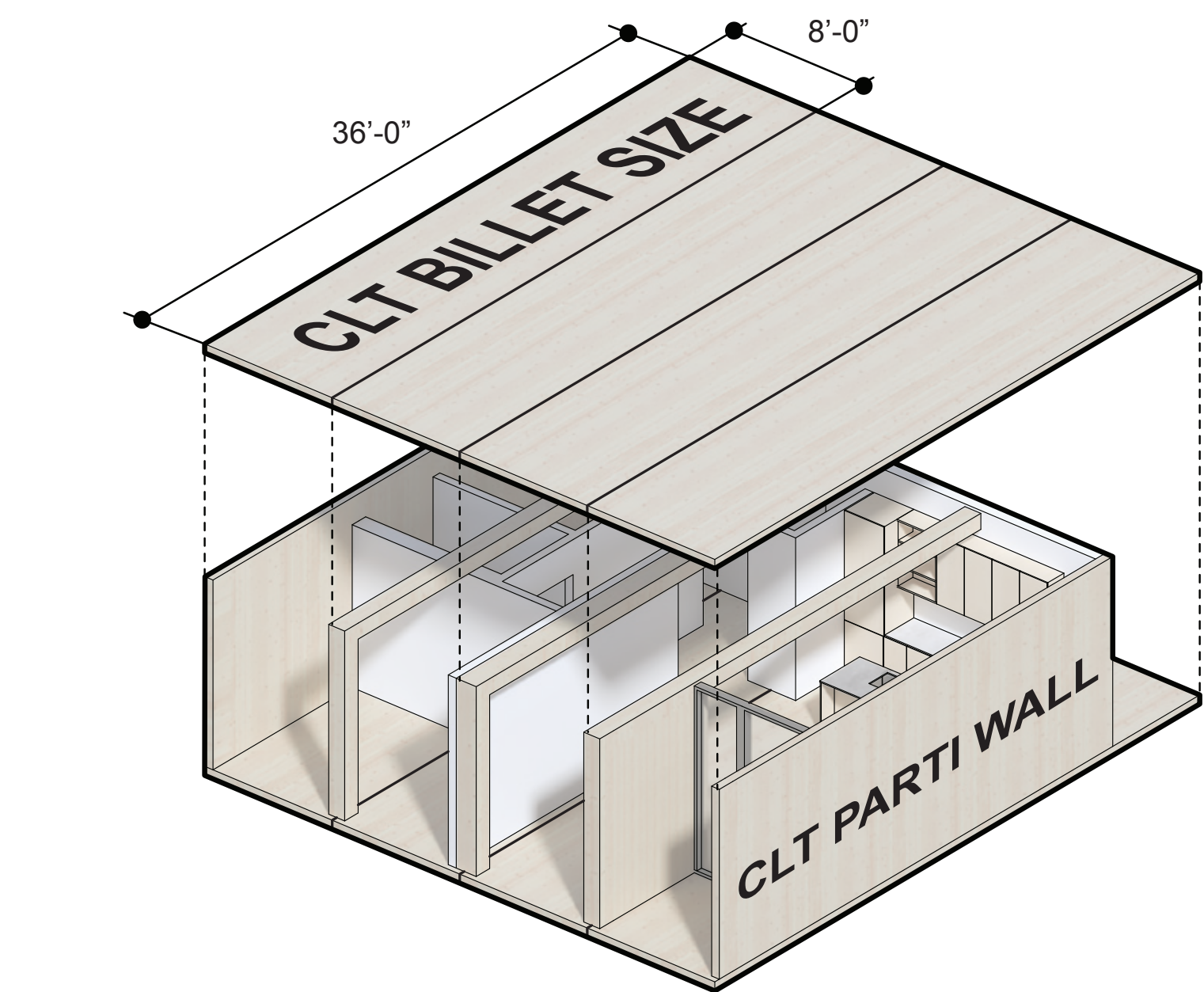
Bent Bar Building - total of 3 on Site		
Unit Type	SF	Count
Studio	500 SF	13
1-BR / 1.5-BA	640 SF	36
1.5-BR / 1-BA	800 SF	78
2-BR / 2-BA	960 SF	31
3-BR / 2-BA	1,310	14
		172 Total



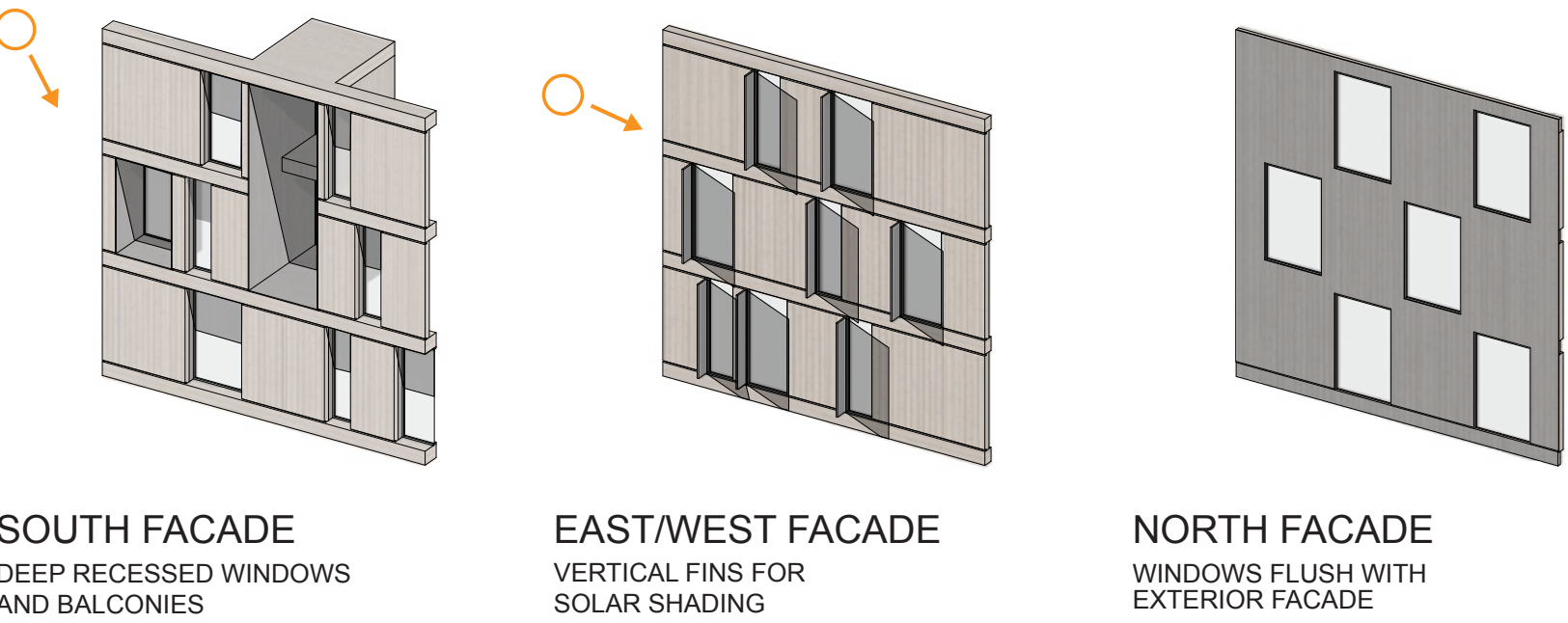
VIEW AT PEDESTRIAN WALKWAY

LOCAL, SUSTAINABLE AND ATTAINABLE DESIGN

We looked for ways to use the available resources by utilizing CLT (cross-laminated timber) structurally and cypress wood and brick for cladding. All residential units are laid out in accordance to CLT billet sizes for ease of construction. The warmer tone of the cypress wood siding complement the rich brick. The sustainable strategies include a sculptural cistern that collects rainwater, green roofs on the buildings that acts as thermal mass, and photovoltaic panels throughout to offset as much electrical energy that is being consumed.



CLT CONSTRUCTION STRATEGY



EXTENDED SITE PLAN

- | | | |
|---------------------|------------------|------------------|
| BIKE SHOP | OUTDOOR STORE | COOKING KITCHEN |
| DAYCARE | FROYO SHOP | COMMUNITY MARKET |
| CLOTHING SHOP | GARDENING SHOP | FITNESS CENTER |
| COFFEE SHOP | STEAK HOUSE | HEALTH CLINIC |
| COLLABORATION SPACE | SUSHI RESTAURANT | SHOE STORE |
| BOWLING AND PIZZA | TEEN CENTER | LAUNDROMAT |
| ROCK CLIMBING | LIBRARY | SANDWICH SHOP |

