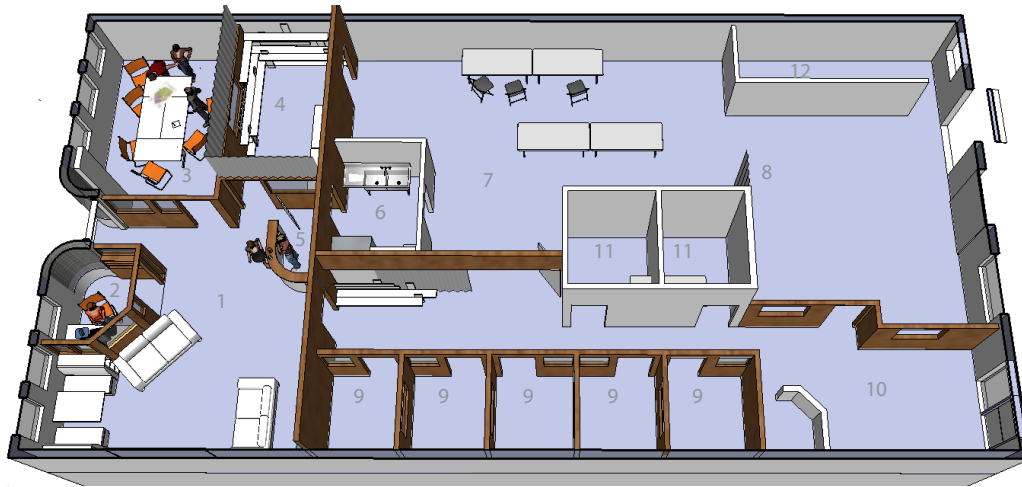




Unity in Development

The Unity in Development proposal positions the Mellus building to be a driving force in the physical and social development of the local community. This multifaceted role requires a flexible project capable of adapting to current projects and providing social stability.



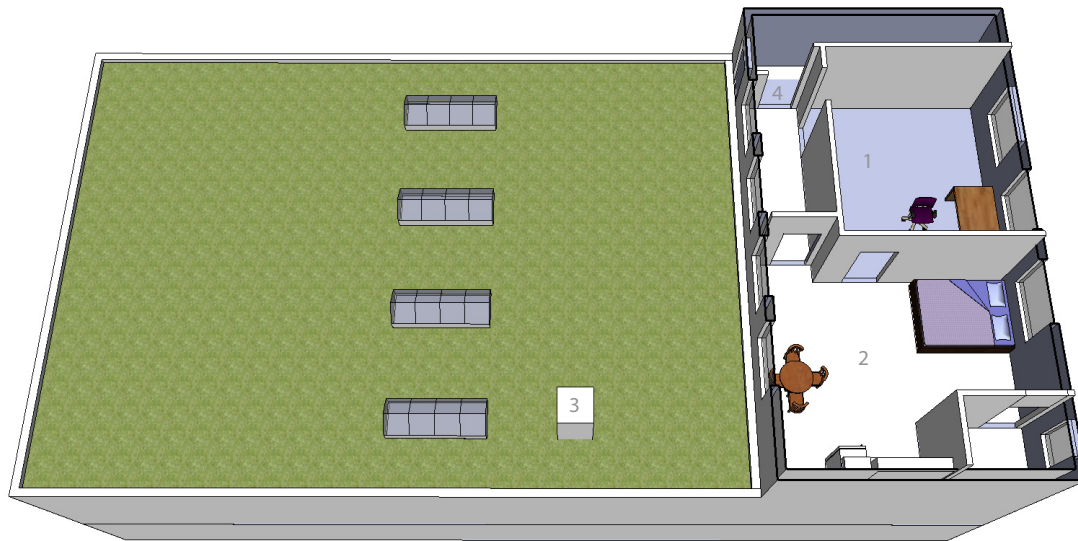
- 1 - Community Lounge
- 2 - Community Computer*
- 3 - Meeting*
- 4 - Document Production*
- 5 - Coffee/Snack station*
- 6 - Coffee/Snack backroom
- 7 - Flexible Workroom*
- 8 - Flexible Workroom servicing park*
- 9 - Temporary rental offices*
- 10 - Park lobby and information
- 11 - Restrooms
- 12 - Stairs

^ floorplans

1. The Community Lounge provides a public place where people can come inside to talk, grab a coffee, or just warm up on a winter day. 2. The Community Computer station is provided (in addition to wireless access) for short term use for the Lincoln Park community. This could potentially generate revenue, or work on a volunteer credit system to encourage volunteerism throughout the community. 3. The Meeting Room provides a low cost meeting space for

the office users or the community. For instance a home based real estate agent may use it to meet with client to discuss options available in the area. 4. The production workroom supplies document production for the office tenant, events, or to the public. 5. The Coffee/Snack Station provides convenience and revenue. 6. The backroom supports the coffee station and can provide limited catering support to meetings or events. 7 & 8. The Flexible Workrooms can

host a variety of gatherings or projects. Sliding panels provide configuration options. The rear windows are replaced with overhead doors allowing access for equipment, materials or crowds. 9. The offices provide development encouragement either through rental to upstarting businesses, or providing office space for events or community projects. 10. The park lobby serves the normal park entrance and the existing booth is an information station.

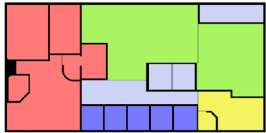
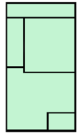


- 1 - Administrator Office
- 2 - Efficiency Suite*
- 3 - Green Roof
- 4 -Stairs

The upper level is the administrator's suite. This live/work arrangement provides security for the park by providing some observation capacity. It promotes street life by incorporating a residence along Fort Street in a mixed-use building. The administrator uses the various spaces provided in the lower level on a daily basis; however, this office provides a stable and secure place for the overall administration of the complex.

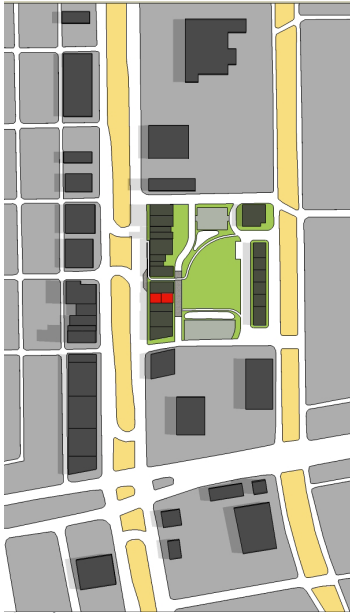
The administrator has a multifaceted role. Functions such as grant procurement, social event planning, and facility maintenance are all hats the administrator may wear on any given day. The proposal includes enabling citizens to proactively initiate and execute projects and events. The apartment provides an incentive to attract talent. If the primary administrator lives locally, the efficiency apartment may be used to attract interns or as a means of income from exhibitors.

- Community Lounge
- Temporary / Rental Offices
- Flexible space
- Event information
- Administration suite

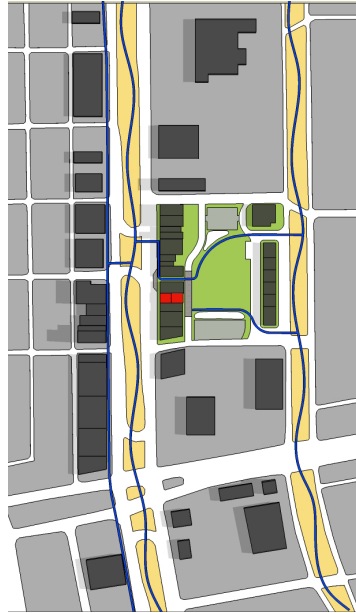


The lounge area is a multi-use public area providing social and business interaction. Assuming significant portions of the partitions are minimally damaged, the historical character of the front end of the building can be preserved while providing various services to the central business district of Lincoln Park.

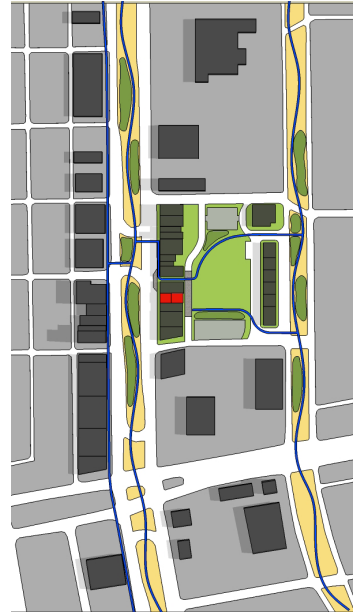
phase 1



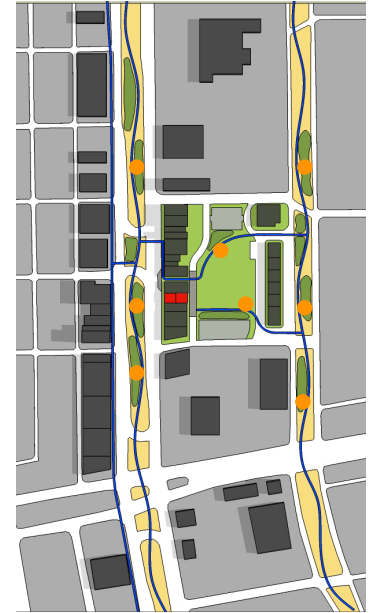
phase 2



phase 3



phase 4



^ site plan

1. This proposal bridges the gap between Fort Street and Electric Ave. visually and physically by making it more pedestrian friendly. The medians are approximately 70 feet and 60 feet wide. A bike path is promoted in the median on Fort Street as it has commercial strip on one side and to keep the context of the heavy vehicular movement on either sides. A pedestrian/bike trail is promoted in the median on Electric Avenue.

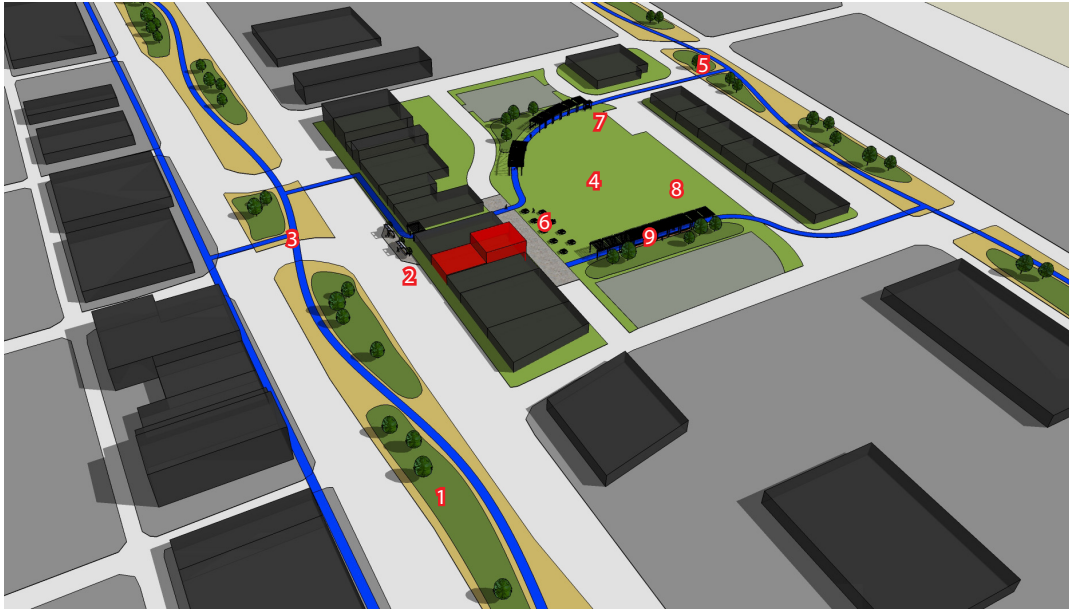
2. The two medians can now be

given more functional context to the available space. A human scale and can be developed through a variety of nodes through the strip.

3. The space behind the building (450x260 ft) is divided as multi-functional event space like exhibition area, open air theatre, open air cinema, space for wedding, ground for children etc. Our building is an age old structure depicting the culture and history of the area. As the rest of the site is pro-

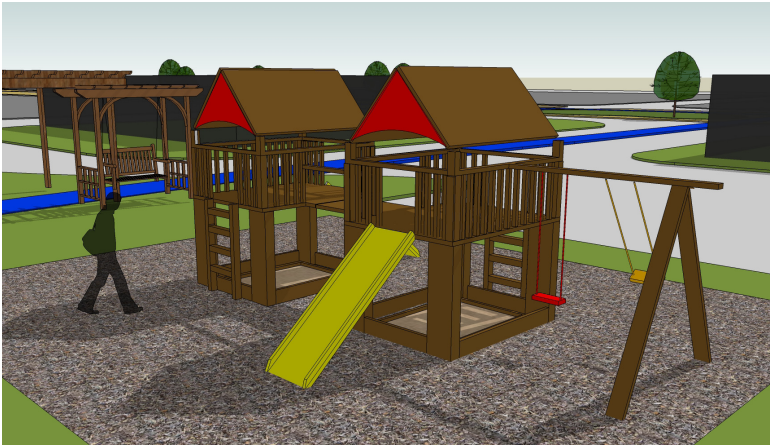
moted to be beneficial to the whole of the community than 1 particular business, the building promotes itself to be the main admin office for these events.

4. To further bridge the gap, 'Nodes' are provided along the bike/pedestrian path hosting functions like BBQ station, garden, gazebo, drinking water fountain etc. such nodes will be encouraged to be developed through grassroots community development and the building can serve as admin centre to promote these nodes.



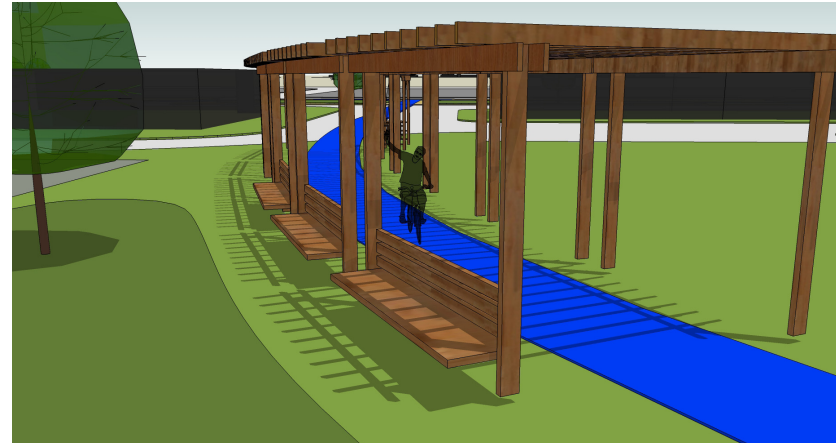
- 1 - Trees & Shrubs
- 2 - Bus Stop
- 3 - Bike & Pedestrian Paths
- 4 - Play field
- 5 - Gazebo
- 6 - Eating Area
- 7 - Playground
- 8 - BBQ Station
- 9 - Trellis & Benches

The rehabilitation of the site around the Mellus aims to take advantage of the wasted space and create opportunities for community space. The proposal to add the bike paths and landscaping is an attempt to cure the problem with an efficient inexpensive example that would most benefit the community surrounding the Mellus building as well as providing room for future development.



nodes

The nodes proposed here are intended to provide the residents near the Mel-lus building outdoor spaces and activities in the hopes of bringing a sense of community to the area. The nodes on the block between Fort Street and Electric Avenue act as outdoor seating areas and children's playground.



nodes

The nodes here are created along the bike and pedestrian paths. A bus stop is proposed in the alley which links the back of the complex to the front of Fort Street. Trellises are proposed to provide temporary shelter from the elements which allow for further activities to take place by acting as exhibit shelters.



Activities





Activities