



NYC Criminal Justice

NYC DDC Department of Design and Construction

Borough-Based Jails

# Community Meeting for the Brooklyn Facility

July 27, 2023



**BK** Brooklyn Borough Based Jail

July 2023

# Agenda

- 1 Project Goals and Overview
- 2 Community Engagement & Design Input
- 3 Design-Build Team Introduction
- 4 Percent for Art
- 5 Q&A

Brooklyn

# Project Goals and Overview

# BBJ Program Goals

Our Purpose: To design and build safe and humane facilities that support NYC's commitment to justice reform

## Program Goals

- Facility grounded in **dignity and respect**
- **Safe, humane, secure**, and efficient environment
- **Exemplary public architecture**
- Relate to the City it is in and **create a sense of place**
- **Thoughtful engagement** with City Agencies and community partners
- **Minimize impacts** to neighboring properties/community
- Provide **for site safety**
- Optimize overall operations and maintenance efficiency
- Complete within budget and on schedule
- Robust **minority- and women-owned** business enterprise participation
- Exemplify DDC's **principles of excellence** in design, construction, and project delivery

# Brooklyn Facility Project Overview

- **1,040 beds for men**

- City remains committed to providing care and meeting the needs of all individuals in custody
- Balanced therapeutic capacity (21%); overall increased access to medical care for all people
- Retains programmatic elements, including the gymnasium, multi-purpose rooms, and educational and workforce development spaces

- **100 accessory parking spaces below grade**

- Sufficient parking for authorized vehicles, reducing placard abuse
- NYPD will operate sally port on State Street, alleviating authorized vehicles on the street

- **30,000 SF of community space**

- Will operate separate and apart from the jail facility
- The City will conduct community engagement to determine programming for the community space later in the process

- **Tunnel connection below grade to Kings County Criminal Court**

- Alleviates foot traffic of law enforcement with people in custody.

Brooklyn

# Community Engagement & Design Input Process

# Brooklyn Facility Design Engagement Plan

## A) One community introductory meeting after Notice to Proceed (NTP)

- **Date:** July 27, 2023
- **Purpose:** Introduce the selected Design-Build team, review previous community design input, and share the upcoming community design input plan.



## B) Two community design workshops and one Community Board 2 presentation

- **Tentative Dates:**
  - Workshop I - September 7, 2023 (+ approx. 1 week online feedback period)
  - Workshop II - October 2, 2023 (+ approx. 1 week online feedback period)
  - Community Board 2 Land Use Committee - October 18, 2023
- **Purpose:** Receive and incorporate community input before PDC Conceptual Review



## C) One community design workshop and one Community Board 2 presentation

- **Estimated Date:** Winter 2024
- **Purpose:** Receive and incorporate community input before PDC Preliminary Review



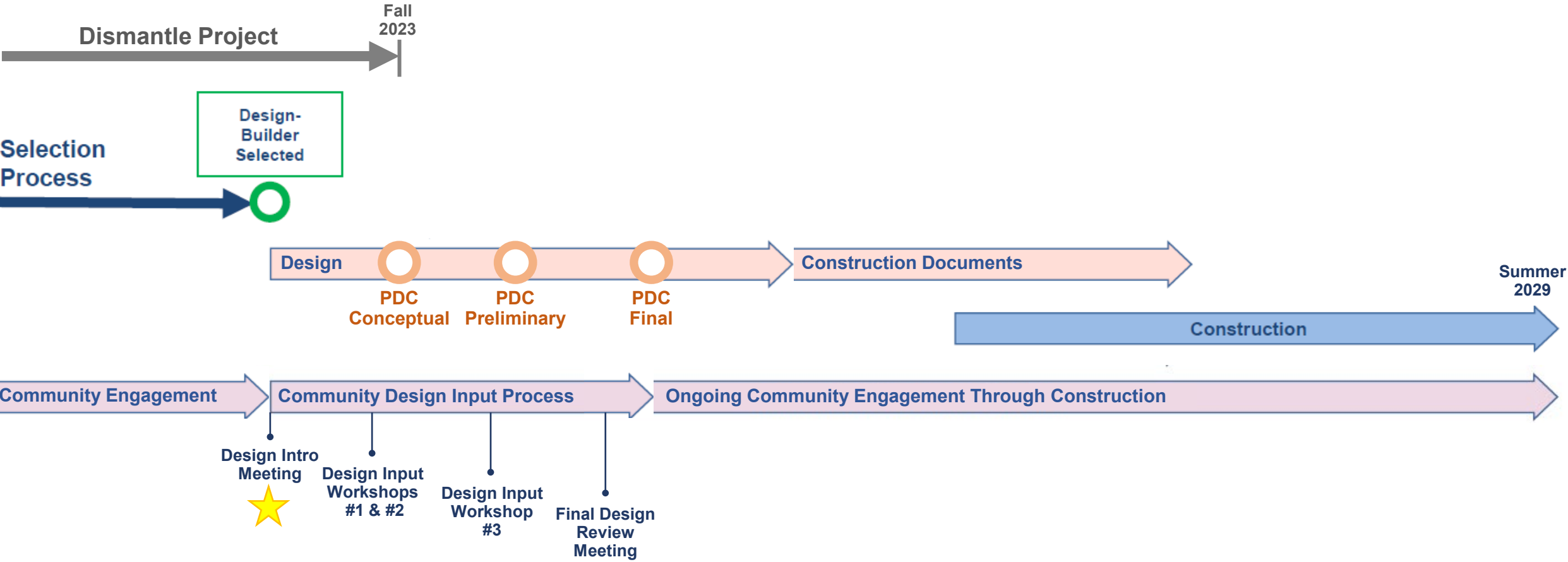
## D) One additional community presentation

- **Estimated Date:** Spring 2024
- **Purpose:** To report back before PDC Final Review to show how community feedback was incorporated



*The community engagement schedule will be developed in coordination with Percent for Art timeline/inclusion and Public Design Commission (PDC) timeline*

# BBJ Design-Build & Engagement Process





# Community Resources During Construction



BBJ Website

<https://rikers.cityofnewyork.us/>



Designated Phone Number



Weekly Look Ahead



72-Hour Advisories for Impactful Construction Activities



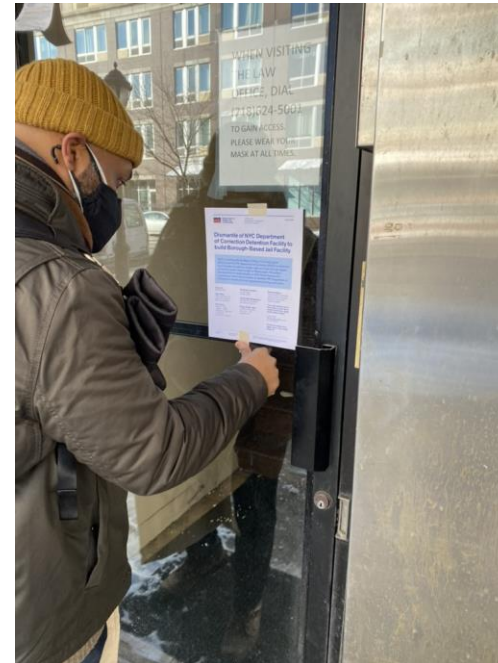
Community Construction  
Liaison & Field Office

**Lucien Allen Brooklyn BBJ CCL**

(917) 270-2370 / [BrooklynCCL@bbjnyc.com](mailto:BrooklynCCL@bbjnyc.com)

360 Atlantic Avenue

Monday – Friday 7:00am - 3:30pm



Brooklyn

# Facility Design-Build Team Introduction



**PETER SUKALO**

TPC EXECUTIVE VICE PRESIDENT,  
DESIGN BUILD PROJECT EXECUTIVE

# DESIGN BUILD TEAM



**KENNETH DRUCKER**  
HOK LEAD DESIGNER



**AMAN KRISHAN**  
HOK DESIGN PRINCIPAL



**WILLIAM KENWORTHY**  
HOK URBAN DESIGNER



**JEANNETTE SEGAL**  
HOK PROJECT DIRECTOR



**JEFF GOODALE**  
HOK DETENTION SPECIALIST

# MIAMI COURTHOUSE



SAN MATEO



**PUBLIC SERVICE BUILDING  
SAN FRANCISCO**



# PUBLIC SERVICE BUILDING SAN FRANCISCO

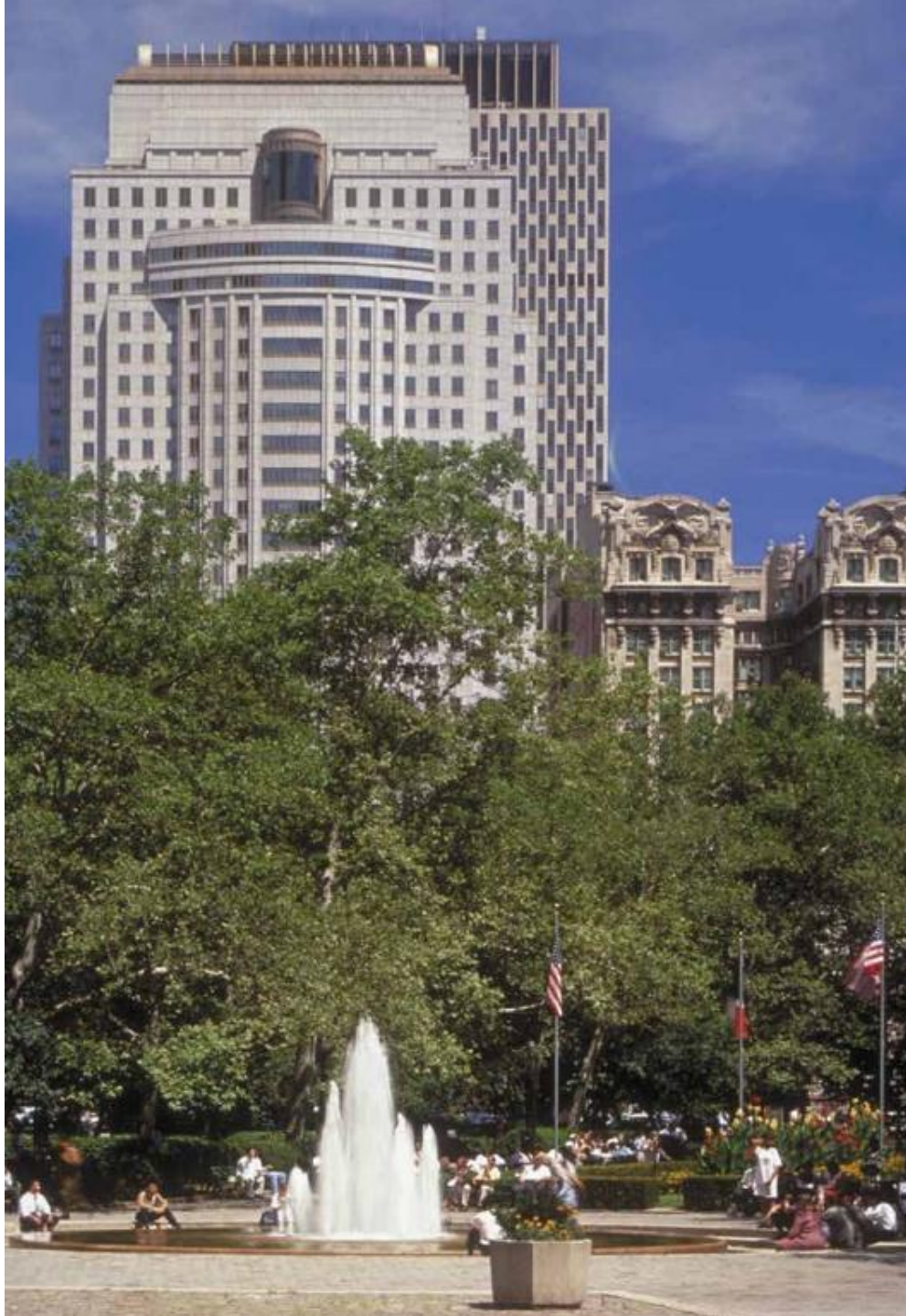


# CALIFORNIA STATE OFFICE BUILDING





**TED WEISS  
FEDERAL BUILDING**



# HARLEM HOSPITAL



HARLEM HOSPITAL CENTER

DAVID KOCH CENTER



# LAGUARDIA TERMINAL B





FOCUS ON DIGNITY AND RESPECT  
ENSURE SAFETY AND SECURITY  
CONNECT WITH COMMUNITY AND FAMILIES

CREATE A CIVIC ASSET  
ACHIEVE EXCEPTIONAL DESIGN  
PRIORITIZE ENVIRONMENTAL STEWARDSHIP

FOCUS ON DAYLIGHT & WELLBEING  
ENSURE CONSTRUCTIBILITY  
ACHIEVE ECONOMICAL DESIGN  
OPTIMIZE BUILDING PERFORMANCE

# DESIGN PROCESS

## CONTEXT

DESIGNING FOR EQUITY  
PEDESTRIAN EXPERIENCE  
PROMOTING WELLBEING

## ANALYSIS

SITE PLANNING  
PUBLIC SPACE  
MASSING

## DESIGN FRAMEWORK

OVERALL FACADE  
STREET LEVEL FAÇADE  
SITE DESIGN

## DEVELOPMENT

PROJECT SITE





BOERUM PL  
SMITH ST

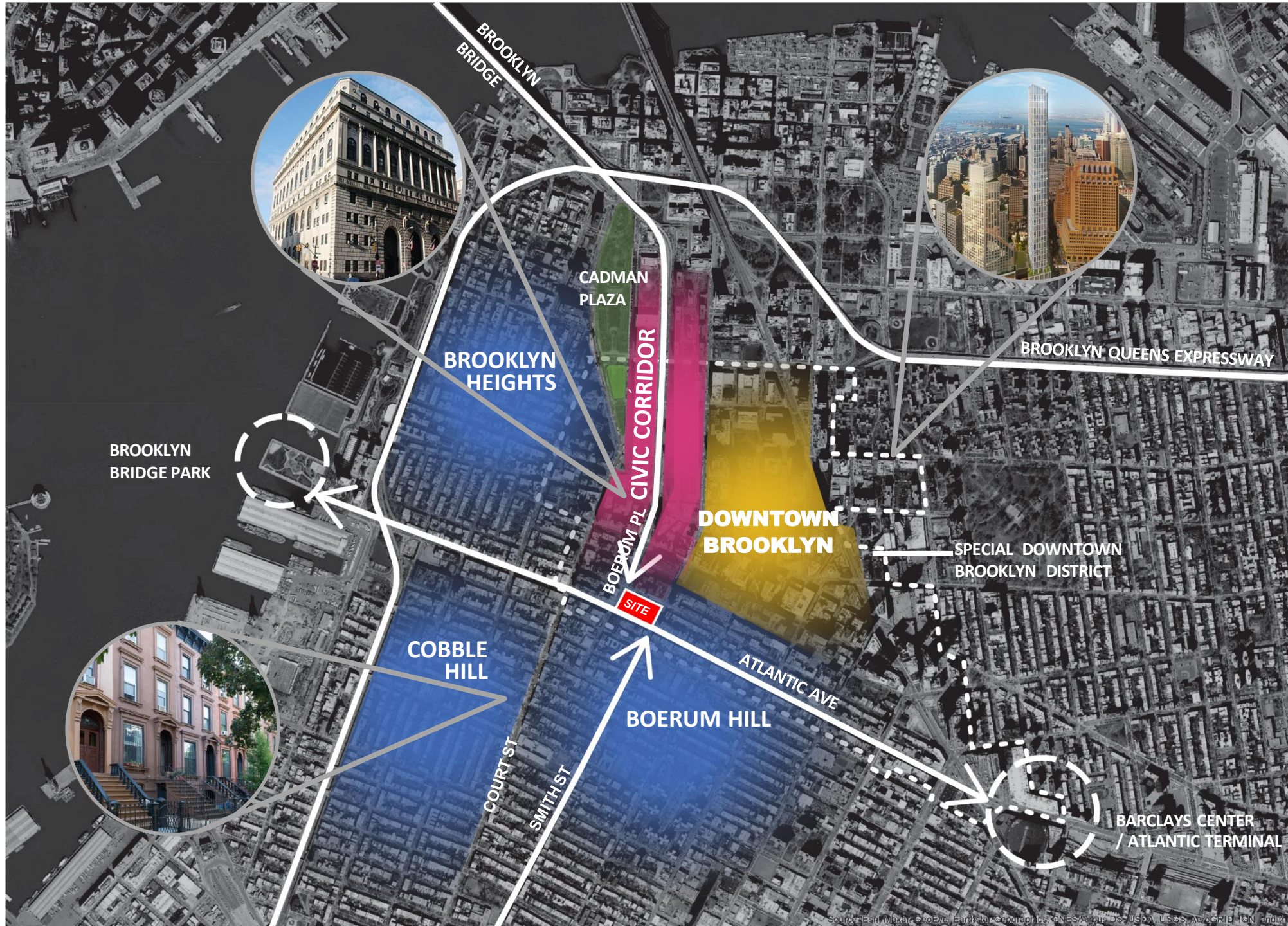
ATLANTIC AVE

STATE ST



# INTERSECTION OF THREE IDENTITIES

-  SITE
-  CADMAN PLAZA
-  CIVIC CORRIDOR
-  MAIN ROADWAY





# DESIGNING FOR THE USERS



PERSONS IN CUSTODY



STAFF



HEALTH SERVICES



WAREHOUSE



BUILDING SUPPORT SERVICE



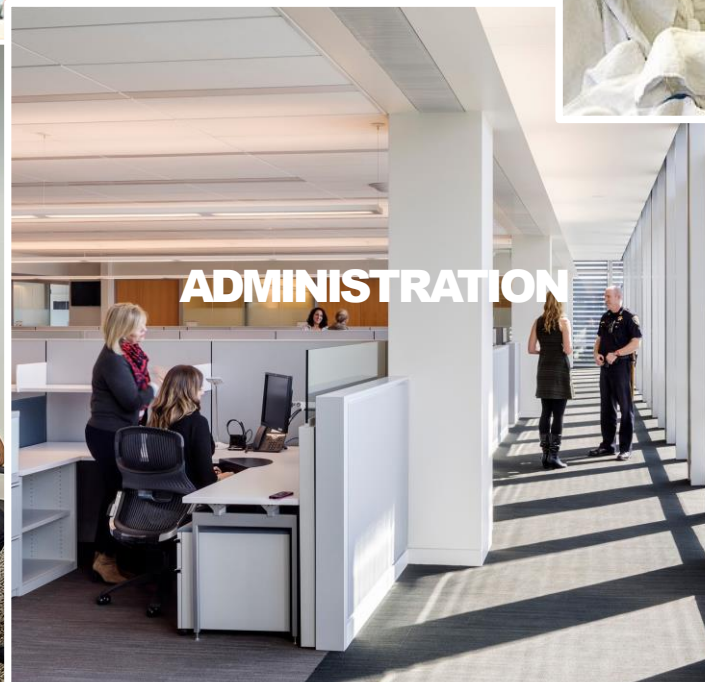
LAUNDRY



FOOD SERVICE



SUPPORT AGENCIES



ADMINISTRATION



VISITORS

# DESIGNING FOR THE COMMUNITY

BROOKLYN RESIDENTS

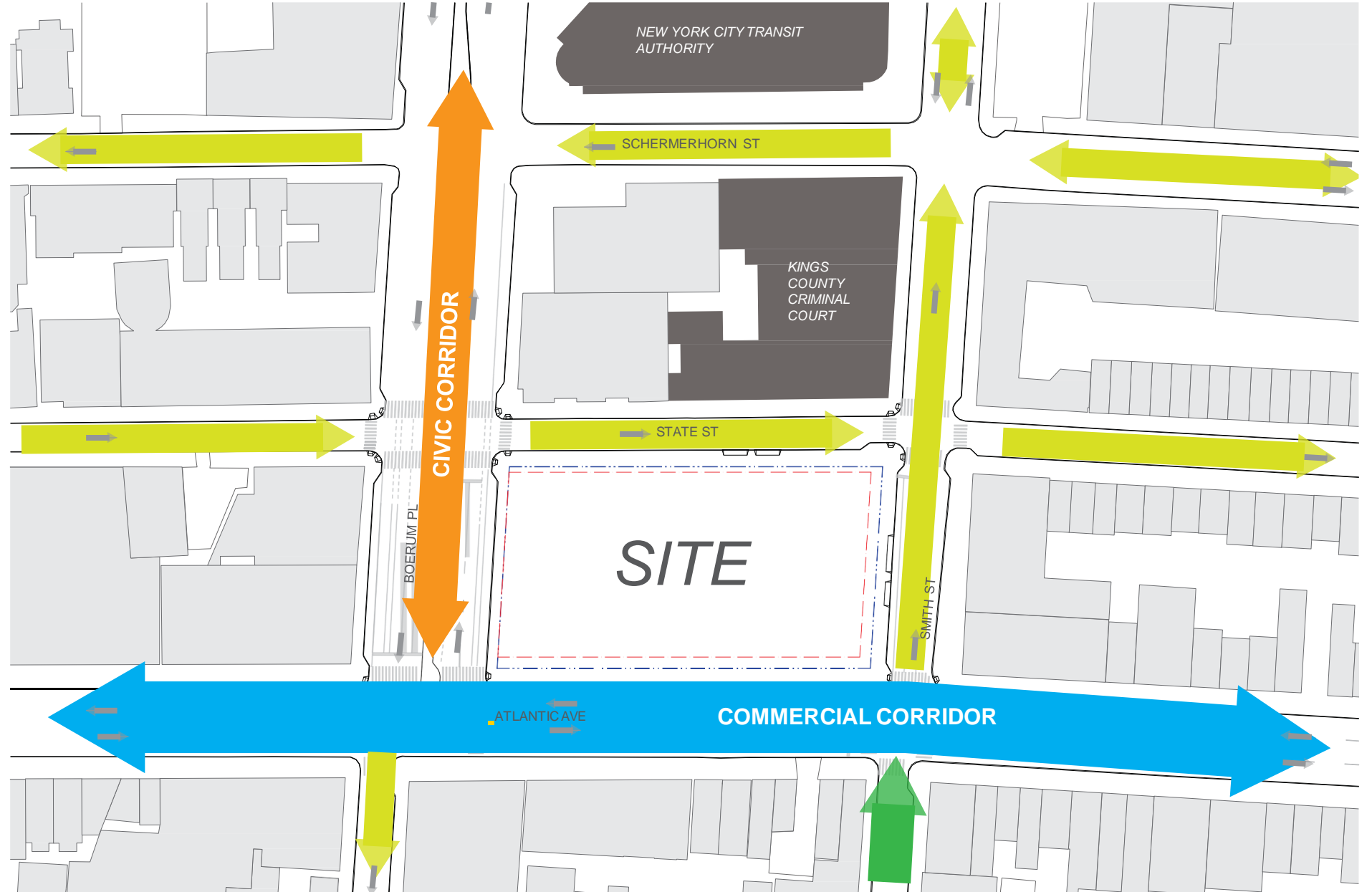
NEIGHBORHOOD RESIDENTS

LOCAL USERS

FAMILIES

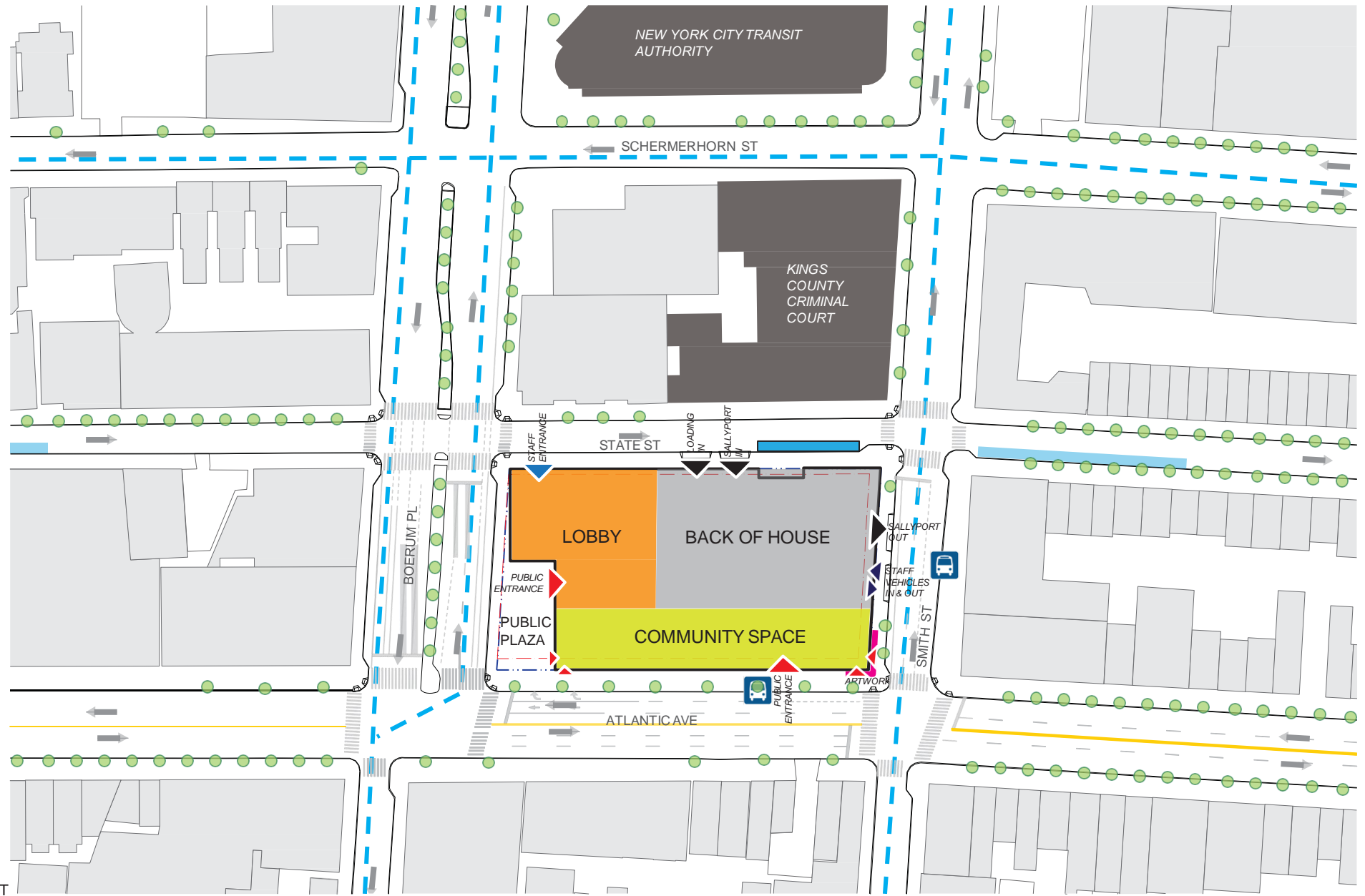











# CONNECTIONS

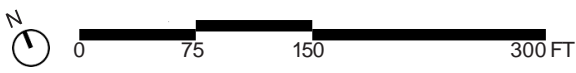


-  **COMMERCIAL CORRIDOR**
-  **CIVIC CORRIDOR**
-  **SMALLER RETAIL CORRIDOR**
-  **LOCAL STREETS**

# GROUND FLOOR PLANNING



-  Vehicle Entrance
-  Public Entrance
-  Staff Entrance
-  Citi Bike (Proposed)
-  Citi Bike (Existing)
-  Public Parking
-  Authorized Parking Area
-  Civic Service
-  Set-Back Line
-  Property Line
-  Bike Lane



# PRECEDENT - CREATING ACTIVE PUBLIC PLAZA



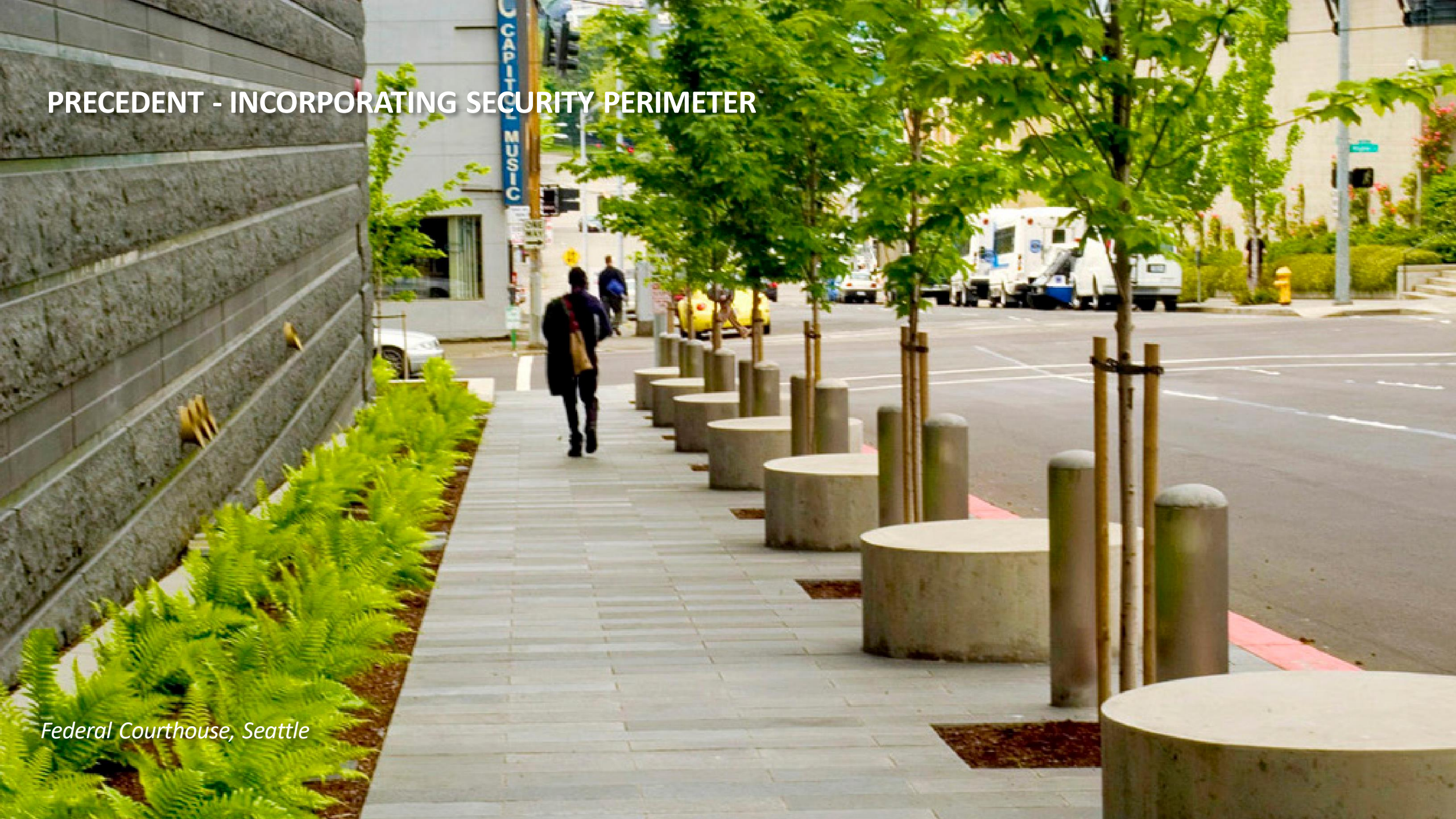
*51 Astor Place*

PRECEDENT - PROVIDING COMMUNITY SPACE



*Brownsville, Brooklyn*

PRECEDENT - INCORPORATING SECURITY PERIMETER



*Federal Courthouse, Seattle*

**PRECEDENT – CIVIC SPACE & INTEGRATING PUBLIC ART**



*3 Bryant Park Plaza*

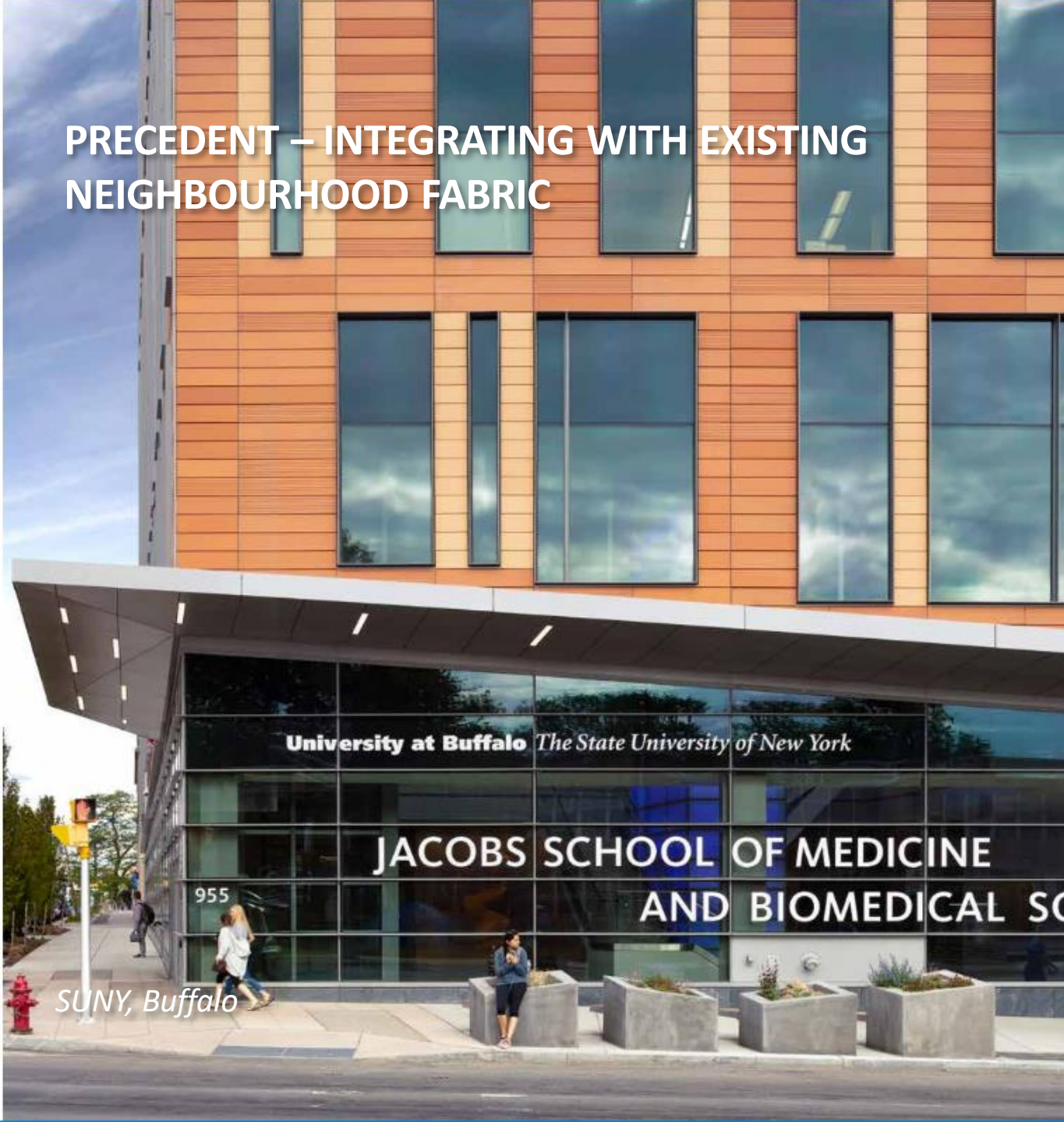


# PRECEDENT - SHOWCASING THE COMMUNITY



*Harlem Hospital*

**PRECEDENT – INTEGRATING WITH EXISTING  
NEIGHBOURHOOD FABRIC**



SUNY, Buffalo



# CONNECTING COMMUNITIES & FAMILIES



## DESIGNING FOR WELL-BEING



### Safety

Throughout the organization, patients and staff feel physically and psychologically safe



### Trustworthiness + Transparency

Decisions are made with transparency, and with the goal of building and maintaining trust



### Peer Support

Individuals with shared experiences are integrated into the organization and viewed as integral to service delivery



### Collaboration

Power differences — between staff and clients and among organizational staff — are leveled to support shared decision-making



### Empowerment

Patient and staff strengths are recognized, built on, and validated — this includes a belief in resilience and the ability to heal from trauma



### Humility + Responsiveness

Biases and stereotypes (e.g., based on race, ethnicity, sexual orientation, age, geography) and historical trauma are recognized and addressed

# GUIDING PRINCIPLES

NATURAL LIGHT

CIVIC ASSET

SENSE OF AUTONOMY

ACCESS TO OUTDOOR

*Nashville*

# GUIDING PRINCIPLES

MEDICAL TREATMENT

COUNSELING

PROGRAMS & EDUCATION

VARIETY OF MATERIALS, COLORS & TEXTURES

NORMALIZE THE SPACE

Chicago

## MWBE DIVERSITY PROGRAM

**Tutor Perini, HOK and our Subcontractors are committed to maximizing the opportunities available for minority and women-owned business.**

Maximize MWBE  
Participation

Promote Equal  
Opportunity,  
Nondiscrimination  
& Inclusivity

Provide Economic  
Opportunities to  
the business  
community

Provide  
Opportunities for  
certified MWBEs,  
Local & Small Firms

*Our program is designed in part to create a level playing field on which M/WBE firms can compete fairly in all facets of the Brooklyn Jail Project and to support the HireNYC Program.*

## MWBE DIVERSITY PROGRAM

### Attracting M/WBE Businesses

- Advertise design and construction opportunities to M/WBE firms
- Attend and Host/Sponsor M/WBE Outreach Events in targeted communities
- Help M/WBE firms through the application and selection process
- Establish a mentor-protégé program to help M/WBE firms establish a sustainable and profitable business

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### Activities to ensure goals will be met

- Develop work scopes for which M/WBE can realistically compete
- Engage with the M/WBE community early to communicate opportunities
- Mentor the M/WBE firms in the procurement and bidding process
- Identify businesses in need financial and/or bonding assistance.



# TPC'S M/WBE ACHIEVEMENTS

Project	Contract Value	M/WBE Goal	M/WBE Achievement	M/WBE Contracted Value
Rehabilitation of Henry Hudson Bridge, Bronx, NY	\$82 Million	21.3%	21.3%	\$17.5 Million
Verrazano Narrows Bridge Upper Level, New York, NY	\$324 Million	20%	20.4%	\$66.1 Million
Culver Line, CBTC System Overlay, Brooklyn, NY	\$252 Million	13%	13.5%	\$34.0 Million
Resorts World New York, Queens, NY	\$526 Million	25%	27%	\$142 Million
Newark Liberty International Airport Terminal A, Newark NJ	\$1.4 Billion	20%	27.1%	\$379.4 Million
CityCenter- Las Vegas, NV	\$8.5 Billion	7%	16%	\$1.4 Billion

*Our methodology and approach will help us achieve the M/WBE Goal of 30%*



## SUPPORTIVE ENVIRONMENTS

- CONVEY DIGNITY AND RESPECT
- PROMOTE SAFETY AND SECURITY
- GRANT A SENSE A PERSONAL AGENCY
- FOSTER WELLBEING
- CREATE INCLUSIVE SPACES THAT ENSURE ACCESSIBILITY FOR ALL

## CONNECTED COMMUNITIES

- WELCOME VISITORS
- SUPPORT STAFF AND SERVICE PROVIDERS
- REFLECT COMMUNITY LIVING
- EASE ACCESS TO RESOURCES
- CONNECT TO THE NEIGHBORHOOD

## CIVIC ASSETS

- EXPRESS CIVIC CHARACTER
- RESPOND TO NEIGHBORHOOD CONTEXT
- CREATE CONNECTIONS
- ENHANCE THE PEDESTRIAN EXPERIENCE
- INTEGRATE BUILDING SYSTEM AND SERVICES

## ENDURING RESOURCES

- OPTIMIZE PERFORMANCE
- ENHANCE THE URBAN ENVIRONMENT
- DESIGN FOR LONGEVITY
- EMBRACE RESILIENCY
- ANTICIPATE FUTURE CHANGES

Brooklyn

# Percent for Art



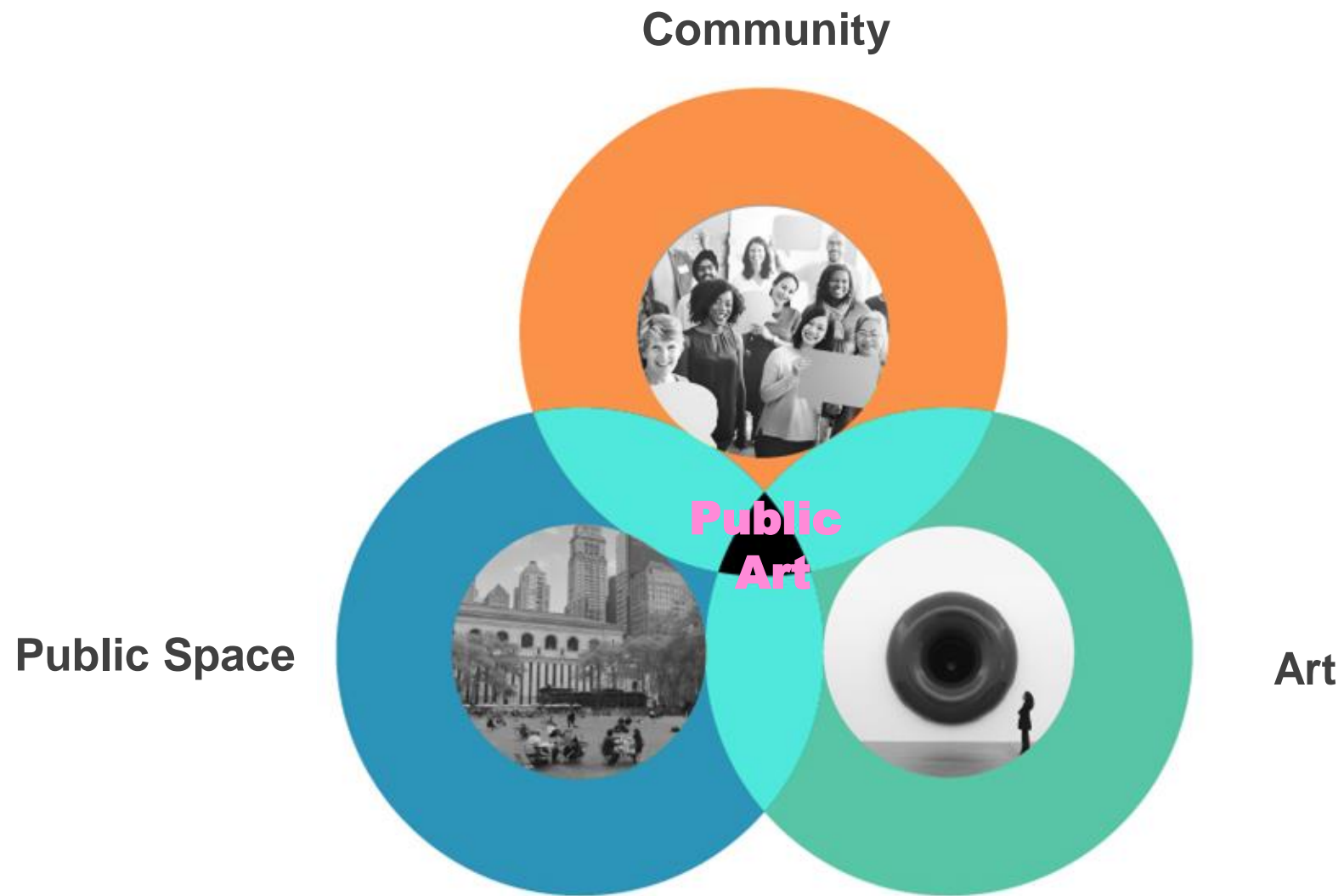
Percent *for* Art Program

Project Initiation – Artist Selection

**Borough-Based Jails Program (BBJP): Brooklyn**

July 27, 2023

# What is Public Art ?



# The NYC Percent for Art Program

In 1982, Local Law 65, the Percent for Art Law was passed, which states that 1% of the capital funds appropriated for newly constructed or reconstructed City-owned buildings or sites must be allocated for works of art.



Dedication of *Growth*, the first Percent for Art commission, 1985



*Growth* by Jorge Luis Rodrigues at East Harlem Art Park, 2021

# Percent for Art Eligibility Criteria



Bill & Mary Buchen  
*Sound Carnival*, 1996-97  
PS 244, 5404 Tilden Ave, Brooklyn

Commissions are installed in new or reconstructed City-owned buildings and structures, such as:

- COURTHOUSES
- PARKS
- CULTURAL INSTITUTIONS
- POLICE PRECINCTS
- FIRE STATIONS
- STREETSCAPES
- PLAZAS
- LIBRARIES
- SCHOOLS
- HEALTH CENTERS
- DETENTION CENTERS

# WHAT IS THE PROCESS FOR COMMISSIONING A NEW WORK OF ART?



David Opdyke  
*Figure It Out*, 2011

IS 665 at 163K – 1664 Benson Ave, Brooklyn



# Artist Selection Panel Process

## First Meeting

- Introduction to Percent for Art
- Design Team presents the project, highlighting potential artwork locations
- Community context and insights are shared by stakeholders
- Review past work of artists under consideration (20-30)
- Panel narrows the list to identify finalists and alternates to invite to participate at the Second Panel Meeting.

## Second Meeting

- Finalists are briefed on the project in advance at an orientation meeting
- Each finalist presents a site-specific proposal, followed by Q&A from the panel
- Discussion and voting
- Selected artist is awarded the commission

# Artist Selection Panel Composition

## Voting Panelists

- DCLA Commissioner or Designee (Panel Chair)
- Representative of Percent for Art Program (DCLA)
- Representative of Design Agency (DDC)
- Representative of Sponsor Agencies (DOC, MOCJ, CHS)
- Three representatives of the public who are arts professionals - knowledgeable about public art, the project, and the community in which the project will be located

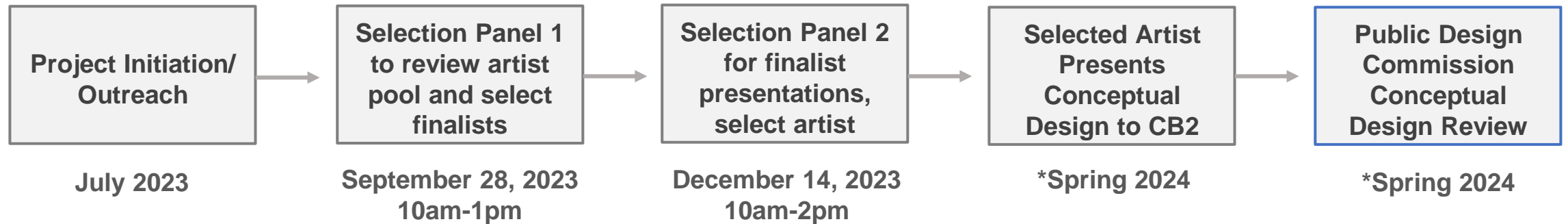
## Advisory Panelists

- Architect / Design Team
- Public Design Commission (PDC)
- Program Staff (DCLA, DDC, DOC, MOCJ, CHS)
- Local Borough President, Council Member and **Community Board Representatives**
- **Local organizations and community groups**
- **General public**

# Borough-Based Jails, Brooklyn

## Percent for Art Process

## Community Engagement



\*Anticipated dates

# HOW CAN I PARTICIPATE IN THE PERCENT FOR ART PROCESS?



Brian Tolle  
*Pageant*, 2017  
Flatbush Avenue and Tillary Street, Brooklyn

# Panelist Considerations

## Voting Panelists should be:

- 18 Years of age
- Arts professional, knowledgeable about:
  - contemporary art, intersection of art and justice system
  - the community where the project is taking place
- **Provide a short letter of interest with email address and phone number**

## Advisory Panelists should be:

- 18 Years of age
- Knowledgeable about:
  - community issues and interests where the project is taking place
- **Provide name/email/address/affiliation**

**Email: [PercentInfo@culture.nyc.gov](mailto:PercentInfo@culture.nyc.gov)  
with BBJ-Brooklyn in the subject line**



Peter Rostovsky  
*Sunrise Curtain, 2012*

Spring Creek Educational Campus, Brooklyn

# Artist Considerations

Artists for this project should demonstrate:

- Relevant lived experience relating to the criminal justice system
- Work which engages with the criminal justice system, and its impacts
- A history of successful social engagement
- Ability to transform interior spaces in a positive way
- Local or community connections

Additionally, artists should have experience engaging a variety of audiences relevant to this project including:

- People who are incarcerated inside
- Local community/neighborhood where the project is located
- Loved ones visiting
- Staff / professional services providers

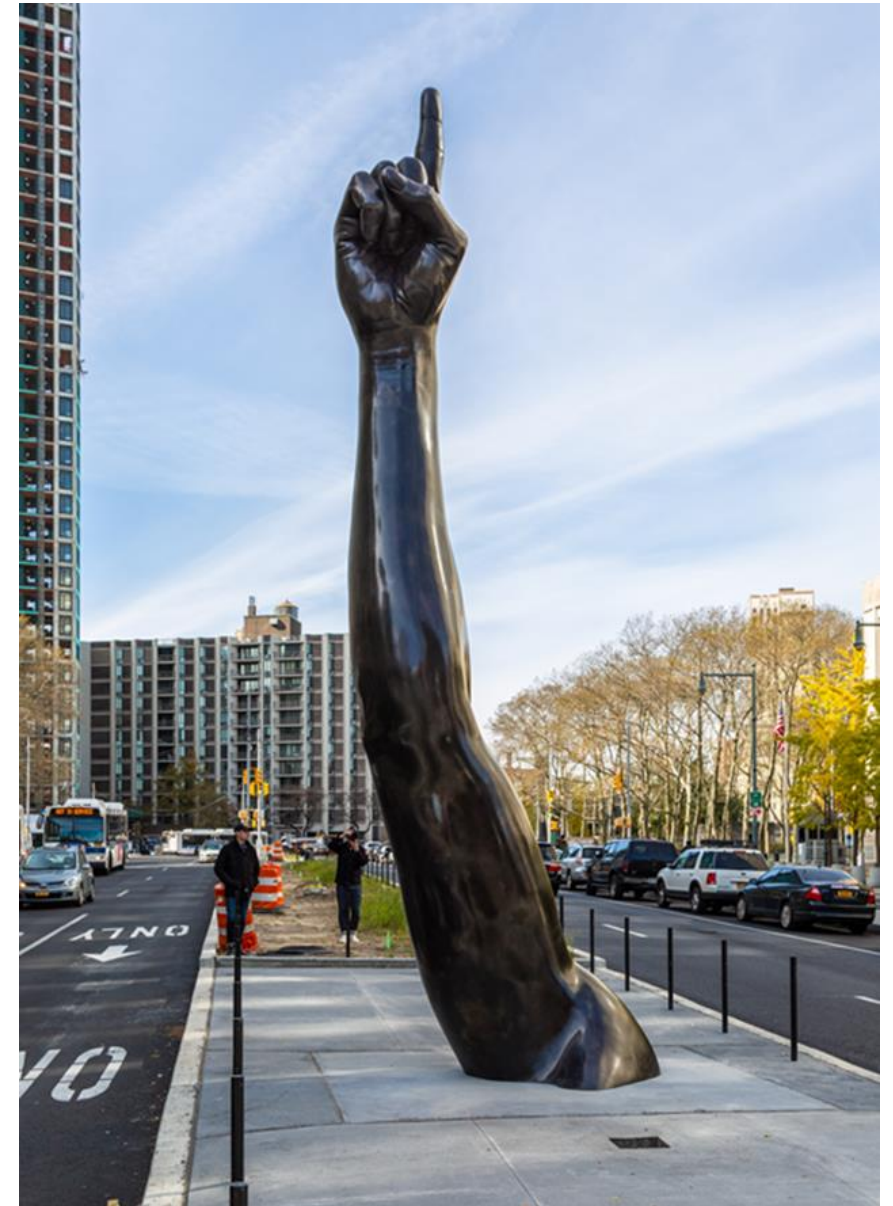
**Submit material or suggestions for Brooklyn BBJ by  
September 1, 2023**

**Artists:**

Respond to [Request for Expression of Interest \(RFEI\)](#)

**Suggestions:**

Email [PercentInfo@culture.nyc.gov](mailto:PercentInfo@culture.nyc.gov), with Brooklyn BBJ in subject



Hank Willis Thomas  
*Unity, 2020*

Tillary and Adams Streets, Brooklyn, NY



**THANK YOU**

**FOR MORE INFORMATION**

**NYC Department of Cultural Affairs - Percent for Art Program**

**Website: [www.nyc.gov/culture](http://www.nyc.gov/culture)**

**Email: [PercentInfo@culture.nyc.gov](mailto:PercentInfo@culture.nyc.gov) , Phone: 212-298-8700**

**AGENCY PROJECT CONTACTS**

**NYC DDC: Norberto Acevedo, Director, Office of Community Outreach & Notifications, Public Buildings**

**[AcevedoNo@ddc.nyc.gov](mailto:AcevedoNo@ddc.nyc.gov)**

Brooklyn

# Q & A

July 2023





NYC Criminal Justice

NYC DDC Department of Design and Construction

Borough-Based Jails | Community Meeting

# Thank You



**BK** Brooklyn Borough Based Jail

July 2023

Brooklyn

# APPENDIX

# Types of Community Meetings

<b>Neighborhood Advisory Committee</b>	Quarterly
<b>Community Board Presentations</b>	Ongoing through design and construction
<b>Local Residents Briefings</b>	Monthly (since October 2022)
<b>Design Input Workshops</b>	Fall 2023 – Spring 2024

# Public Engagement Summary 2017-2023



Former Mayor commits to closing Rikers Island



City Council votes to approve the ULURP application for the borough-based jail system



## Community Engagement Post ULURP

2017

2018

2019

2020

2021

2022

2023

- City hires Perkins Eastman to create a Master Plan for the borough-based jails
- City conducts community stakeholder engagement regarding potential new facility
- City begins public review process (ULURP)

- Rikers Island Public Place ULURP application approved
- City begins the procurement process for design-build teams who will design and construct the new facilities

- Notice to proceed granted to NorthStar as Design-Builders to dismantle existing facility and build interim sally port
- Brooklyn Design Input Workshops and Design Guidelines development

- DDC released Brooklyn Facility RFP
- Community Construction Liaison onboarded
- Ongoing community outreach and meetings with Community Board, NAC, and Residents

- Continue ongoing community outreach and meetings with Community Board, NAC, Residents

View ULURP Public Hearing Materials here:

<https://rikers.cityofnewyork.us/uniform-land-use-review-procedure/>

July 2023

# Prior Brooklyn Design Input Workshop

May 6, 2021

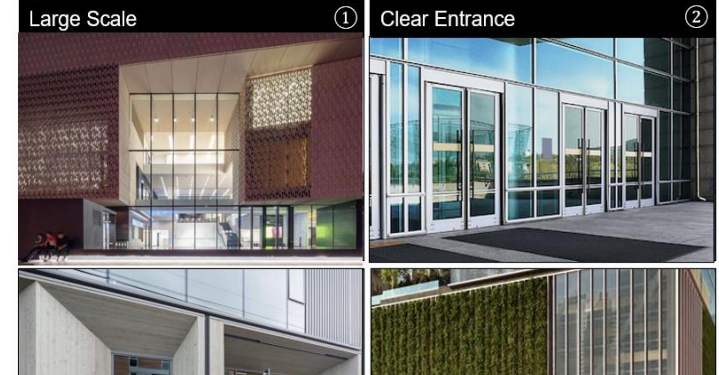
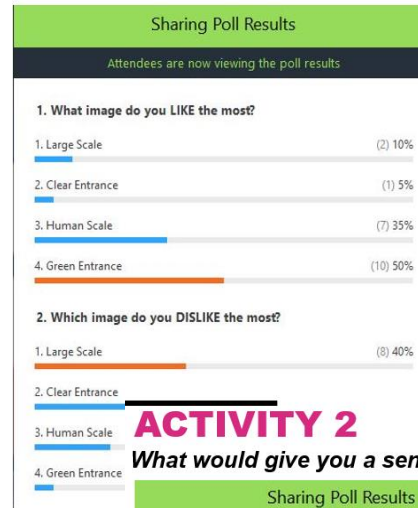
## Key Takeaways

- The facility identity should fit in to the current structure of the neighborhood with **green space**.
- Design the **community space to be open and transparent** so the community can see what is happening within the building.
- Design the **public lobby to be warm, clean and simple, low-key and quiet**.
- Provide **integrated seating with natural foliage** for the seating experience and **engineered planters** for sidewalk safety were preferences.
- Offer a **variety of lighting options** around the facility, including ground lighting.
- Create a **façade with layers and different materials** to integrate with existing community character and provide designers with flexibility.

## Facility Entry Identity

### ACTIVITY 2

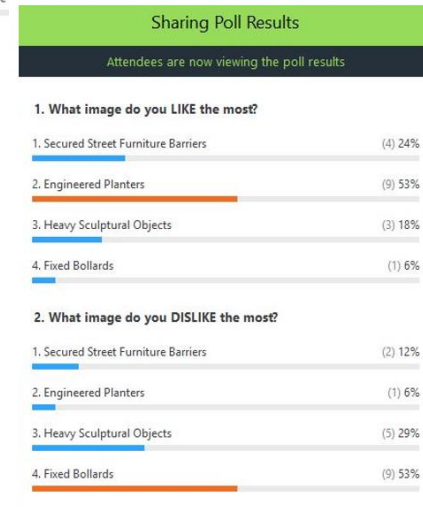
How do you imagine the approach to the entry of the new building?



## Sidewalk Safety

### ACTIVITY 2

What would give you a sense of security while using the seating area or walking down the street?

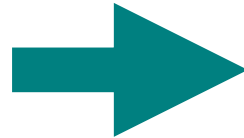


# Feedback Incorporated into RFP (Design Guidelines)

DDC analyzed and organized public input and confirmed was reflected in the design guidelines included in the RFP

Design Principles and Guidelines Posted Online:  
<https://rikers.cityofnewyork.us/documents/brooklyn-site-design-principals-and-guidelines/>

NYC Department of Design and Construction		NYC Department of Design and Construction	
AECOM-Hill JV		AECOM-Hill JV	
<b>Facility Entry</b>	Integrated entry, welcoming entrance scale, greenery District and recognizable shape visitors can easily locate and	2.2 Design Principles - Civic Assets - Express civic character	"Express civic character in the public realm through design, with massing, fenestration, and materiality that enhances the neighborhood and is inviting to the public. Public entrances and adjoining community facilities should be prominent, welcoming, and accessible to all."
<b>Design Principles - Civic Assets - Enhance pedestrian experience</b>			"Enhance the pedestrian experience by designing the ground floor and open spaces to engage the public and contribute to the character of the streetscape and public realm. Ground floor facades should enliven the sidewalk experience by highlighting active community uses, providing visual connections between inside and outside, and by responding to the human scale. Vehicular entrances and streetscape security components should be discreet and well-integrated with the pedestrian experience. Open spaces should be accessible, inviting, safe, and should support the community with amenities such as <u>planting, shade, seating, lighting and wayfinding</u> ."
<b>Design Principles - Civic Assets - Respond to neighborhood context</b>			"Respond to neighborhood context through strategies that complement surrounding buildings and open space. Massing and facade articulation should be used to respond to the urban and human scale and relate to adjacent buildings. The design should consider the multiple perspectives and approaches from which the building will be experienced."
<b>Design Guidelines - Building Exterior</b>			"Articulate a clear relationship with the architectural character of the existing historic complex of the Criminal Courts Building at 110 Centre Street, which will connect to the new facility and address the following: - Create massing that relates harmoniously with the existing building complex and the immediate contextual environment. - Introduce meaningful changes in place to sculpt the form and avoid highlighting the facades as only "surface." - Express a pattern of elements and organizing geometry that extends and relates to the overall facade rhythm and proportions of the existing building complex. - Create fenestration that relates harmoniously with the strong vertical articulation and clear fenestration pattern of the historic building. - Harmonize new materials with the materials of the existing building complex and enhance the compatibility between new building and existing through the choice, quality, location, and detailing of materials. - Make meaningful relationships with colors, textures, and detailing that visually fit together. - Demonstrate a clear and intentional relationship between new and existing building complex that helps a viewer read the layers of the overall development."
<b>Input Areas</b>	<b>Community Workshop Input Summary</b>	<b>Design Principles and Guidelines #</b>	<b>Language included in Design Principles and Guidelines to Inform Design-Builders</b>
<b>Seating Experience</b>	Formal seating; organized, clean, and structured. Accessible to disabled and elderly people	2.2 Design Principles - Civic Assets - Enhance the pedestrian experience 2.2 Design Principles - Enduring Resources - Design for longevity	"Open spaces should be accessible, inviting, safe, and should support the community with amenities such as planting, shade, seating, lighting, and wayfinding." "Design for longevity by enabling simple, cost-effective operations and maintenance and selecting high-quality materials with demonstrated durability. Materials and fixtures should be easy to clean and should stand up to high levels of traffic without appearing harsh or institutional. Building systems, features, and equipment should be easy to maintain, update, and replace when needed."
<b>Sidewalk Safety</b>	Hidden secured edge; accessible, attractive, and easy to maintain	2.3 Design Guidelines - Streetscape and Open Space 2.2 Design Principles - Civic Assets - Enhance the pedestrian experience 2.2 Design Principles - Civic Assets - Integrate building systems and services 2.2 Design Principles - Enduring Resources - Design for longevity	"Design a cohesive and engaging streetscape experience along Baxter and Centre Streets that is consistent with the character of surrounding blocks. Incorporate elements such as seating, street trees, plantings and topiavies, wayfinding, and bicycle racks in appropriate locations" "Vehicular entrances and streetscape security components should be discreet and well-integrated with the pedestrian experience. Open spaces should be accessible, inviting, safe, and should support the community with amenities such as planting, shade, seating, lighting, and wayfinding." "Security measures should be unobtrusive, avoiding the appearance of a fortified facility" "Design for longevity by enabling simple, cost-effective operations and maintenance and selecting high-quality materials with demonstrated durability. Materials and fixtures should be easy to clean and should stand up to high levels of traffic without appearing harsh or institutional. Building systems, features, and equipment should be easy to maintain, update, and replace when needed."
<b>Arcade Experience</b>	Gathering place, green, informal and softened by greenery, open natural feel, inviting, and low-key	2.3 Design Guidelines - Streetscape and Open Space 2.3 Design Guidelines - Urban Relationships 2.3 Design Guidelines - Streetscape and Open Space	"Explore opportunities to expand sidewalks at intersection of White Street and Centre Street to allow for more circulation space and to assist with integration of security infrastructure." "Consider planting, trees or other landscaping measures at vehicular access points to soften impact. Especially key at Sally port entry on Baxter Street and east onto Centre Street, helping to demarcate these areas and screen from other active uses and or public seating areas." "Design the White Street arcade to be inviting and hospitable to pedestrians, with generous proportions appropriate to a civic building. Consider how the massing and expression of entrances at Centre and Baxter Streets signal the public nature of the space." "Design the facility and the White Street arcade to serve as an active gateway between neighborhoods, strengthening pedestrian connections along this heavily trafficked route. Particular attention should be paid to linking the busy pedestrian activity along Canal Street to Columbus Park and the interior edge of Chinatown. Consider ways to complement the neighborhood cultural traditions in the design." "Open spaces should be accessible, inviting, safe, and should support the community with amenities such as planting, shade, seating, lighting and wayfinding."
<b>Lighting Experience</b>	Ground lighting; creates openness in the space and allows it to function as a public space for community gatherings and people to meet	2.3 Design Guidelines - Building Exterior	"Design exterior lighting to enhance and respond to the distinct character and nighttime environment on each side of the building. Security lighting intended for regular use should be unobtrusive, well-integrated with the building design and consistent with the character of architectural lighting and should direct light only where it is needed."



# Design Principles



## Urban Relationship

- Views, scale, transitions
- Neighborhood character integration
- Pedestrians & sidewalks
- Bike lanes integration



## Streetscape & Open Space

- Active frontages
- Permeability
- Street furniture
- Sense of calm
  - Public art
  - Accessibility
- Open public space
- Green infrastructure



## Building Exterior

- Human scale
- Safe, small, and charming
- Urban context
- Extended visual cues
  - Functional components
- Wildlife safeguard



## Community Space

- Appropriate sizes
- Ceiling height
- Ample daylight
- Transparency
- Small-scale retail storefront
- Enable community operators



## Public Areas

- Inviting spaces
- Visually open
- Minimize the presence of barriers
  - Natural light
- Non-institutional
  - Public art & wayfinding
- Sensitive to privacy concerns