



Tower Southeast Street View



Tower Southwest Street View

6.3.5 Architectural Articulation

Throughout the subject site, the proposed buildings incorporate a uniform design language that will read cohesively across the site while allowing for architectural variety and visual interest. The overall building mass of the towers and podium incorporates a variety of strategies such as stepbacks and different architectural elements to create a dynamic group of buildings and reduce the overall mass of the tower elements. The overall building mass of the tower and podiums incorporate soft curves to create a dynamic group of buildings.

The proposed irregular floorplate shape of two towers in conjunction with a pattern of balconies has been used to create articulation and movement in the massing. A similar massing style has been applied to the podium. Vertical architectural elements break up and articulate the podium. Variations in street facades proposed across the subject site will exhibit a high regard for the pedestrian-oriented nature of the proposed public realm.

Additionally, mechanical systems and utilities will be integrated into the façade and building design and screened from view from the public realm.