


WINTER CIRCUITS:
EMBRACING BUFFALO'S DIVERSE CLIMATE



How can a series of distributed social spaces both inside and outside, allow residents to engage each other, especially during colder months?

We approached this by creating an extension of Sedita along the perimeter of the site which forms one central courtyard. This organizes our circulation around a series of loops:

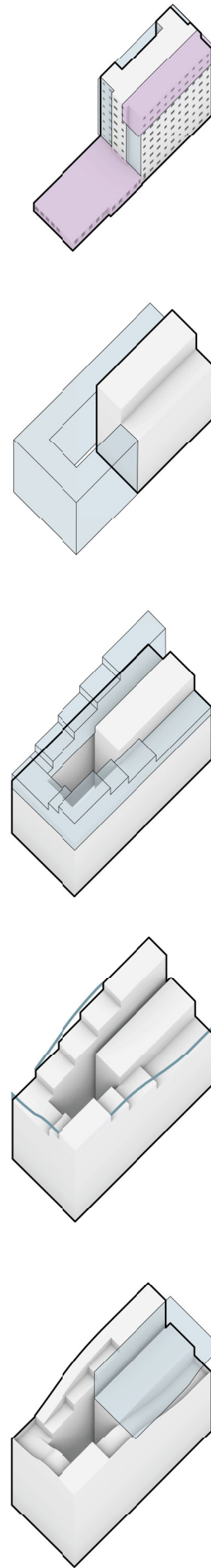
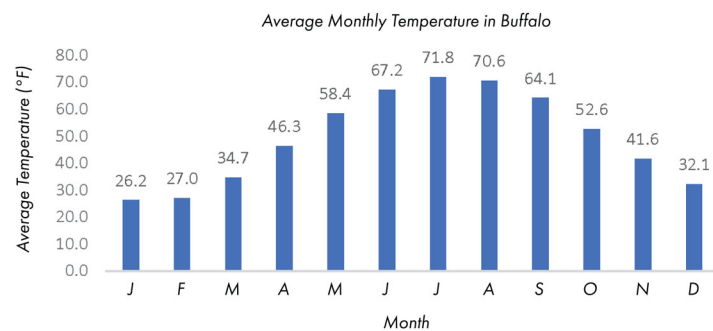
- A cold loop on the ground floor open to the public.
- A series of warm loops on the upper floors reserved for the residents which connects the new build to the existing Sedita structure, while also providing views to the interior courtyard.

Our Objectives with the design are to:

- Create a variety of winter-focused social spaces, such as two sledding hills, a central ice pond, and winter gardens.
- Promote a series of local businesses, including a restaurant, cafe, grocery store, daycare, and hair salon.
- Provide semi-private social spaces on each residential floor, with a focus on access to saunas and steam rooms.
- Design to limit solar gain with louvered panels and green roofs.

Target Demographics:

65+ individuals and couples
Families with young children



ADDITION SUBTRACTION

- 1) EXISTING SEDITA
- REMOVAL OF COMMUNITY CENTER
- CUT AND SIMPLIFIED RESIDENTIAL TOWER



- 2) "J"-SHAPED BAR ADDED TO FORM PERIMETER OF SITE



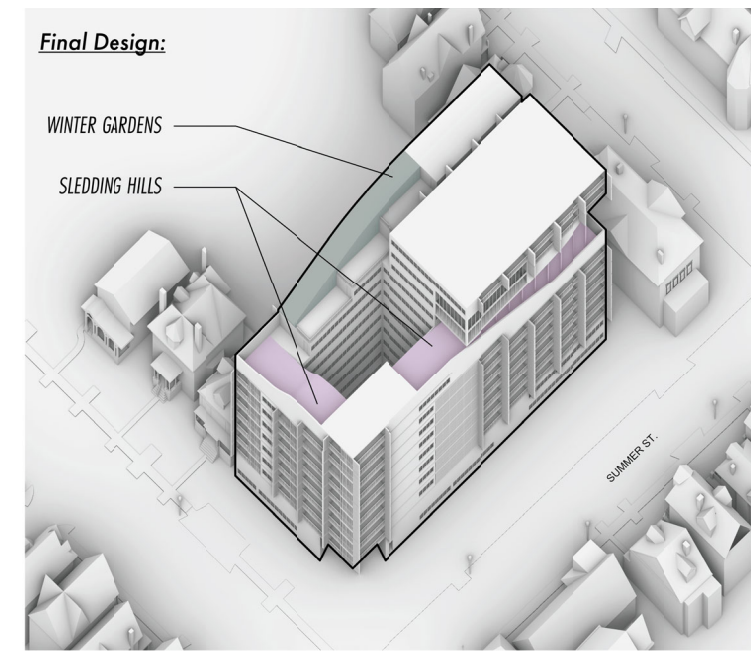
- 3) CARVED STEPPED TERRACES



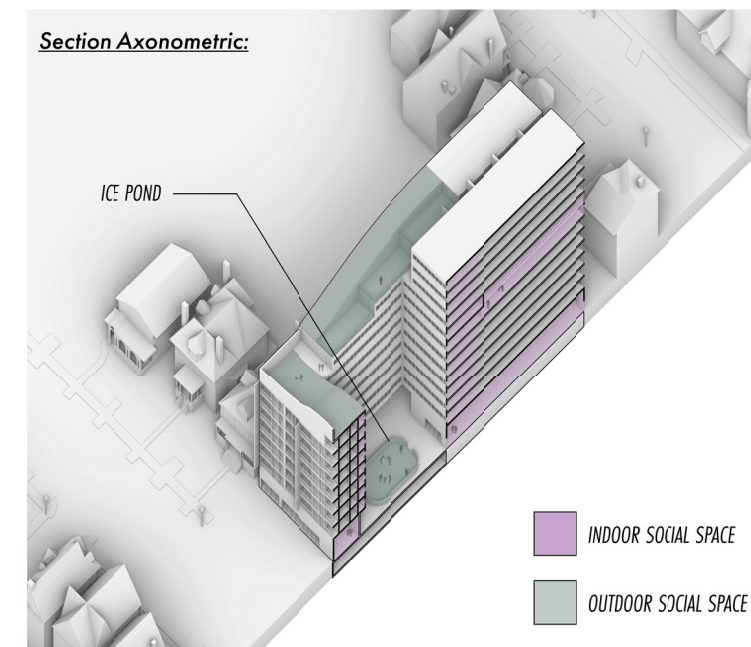
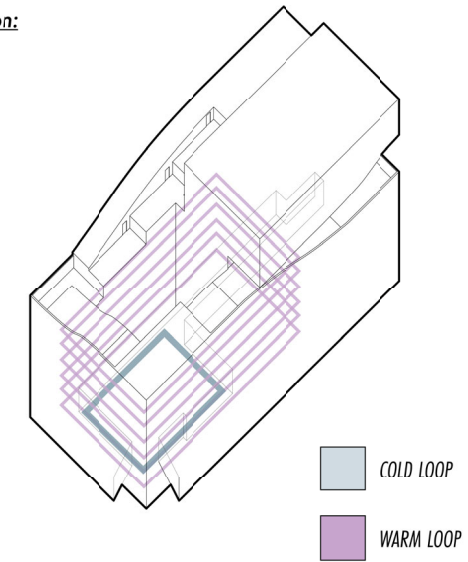
- 4) SLOPED TERRACES FOR VISUAL UNITY

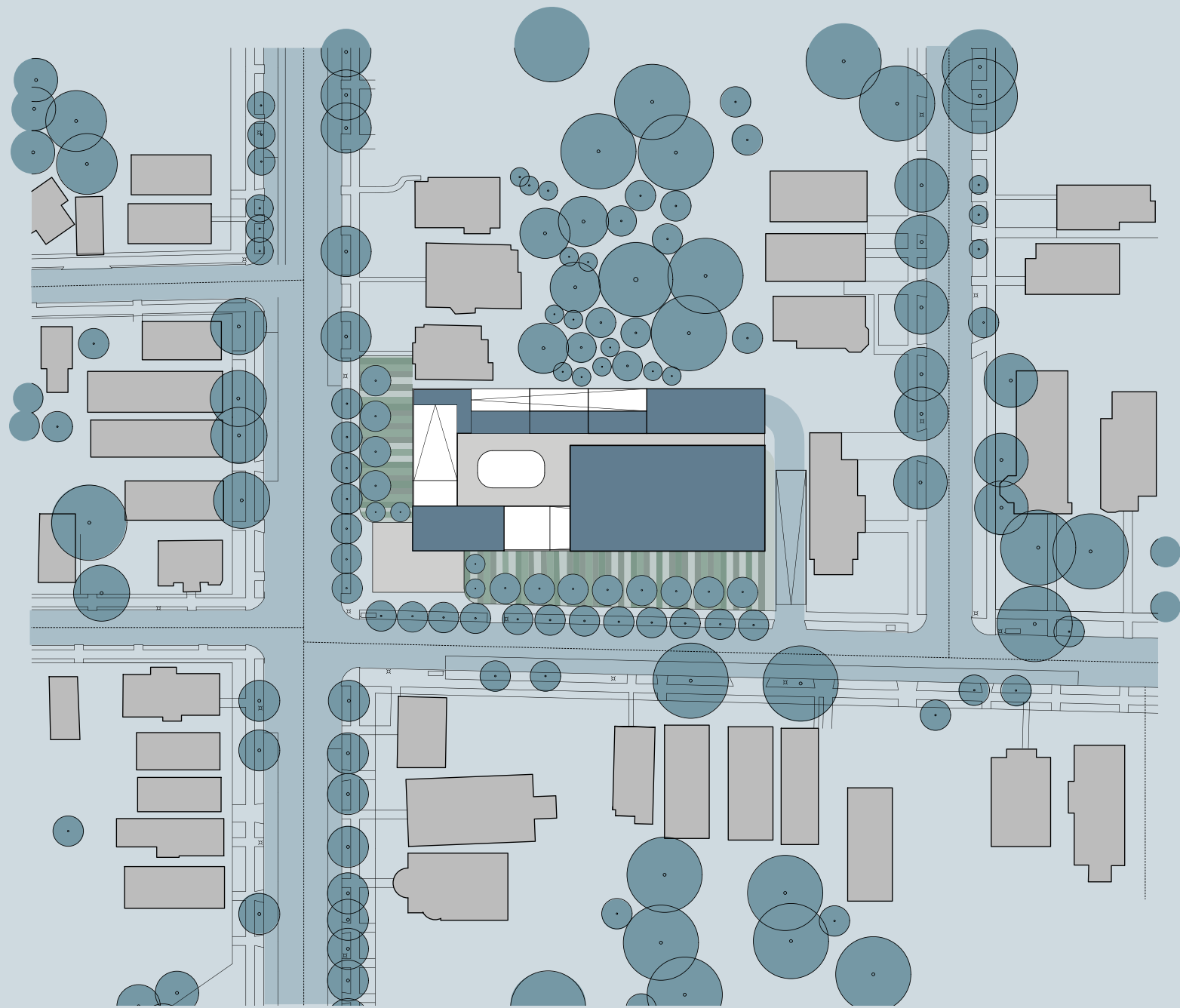


- 5) ADDITION ON TOP OF SEDITA RETURNS TO LARGER FOOTPRINT

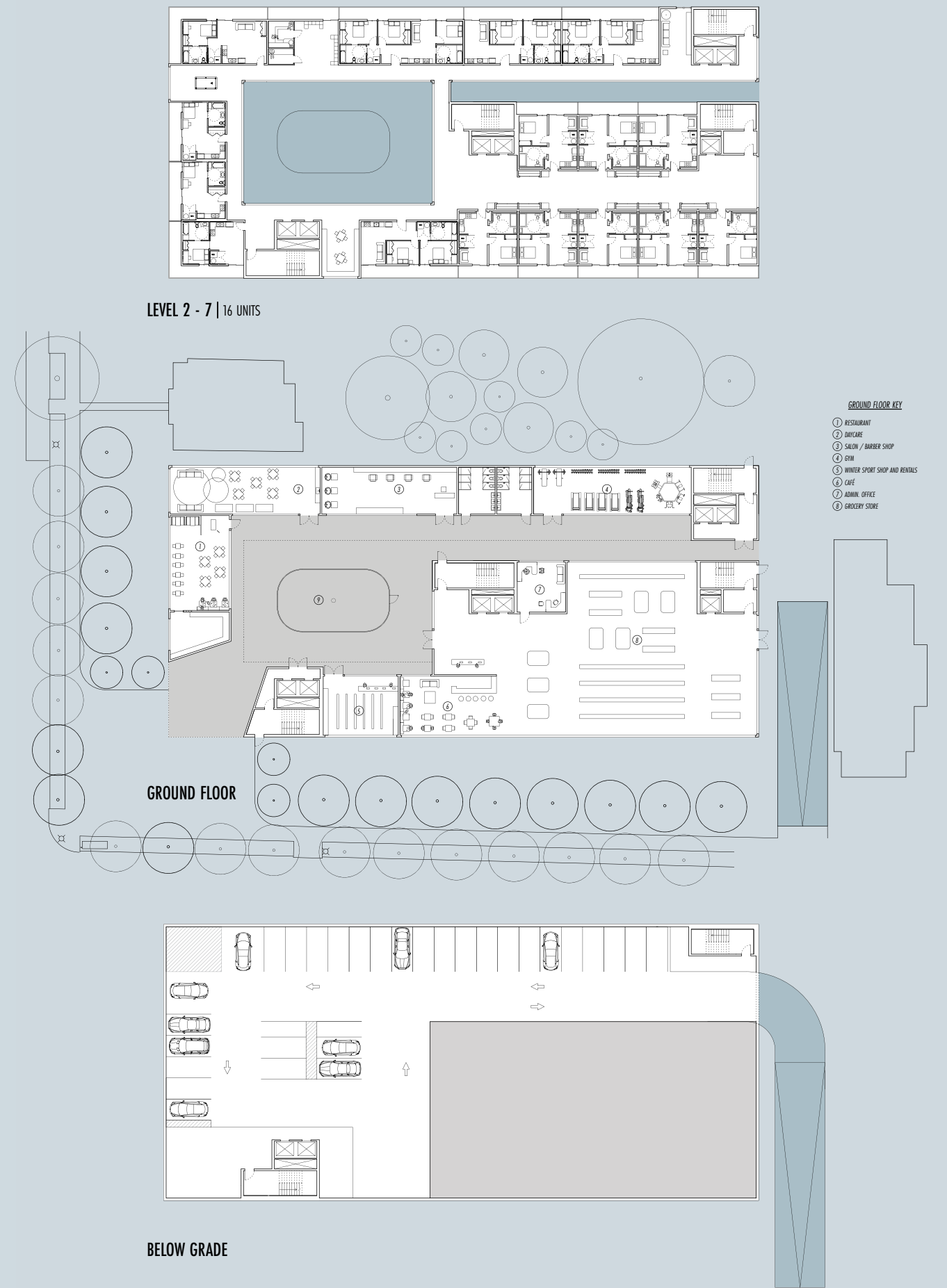


Loops of Circulation:

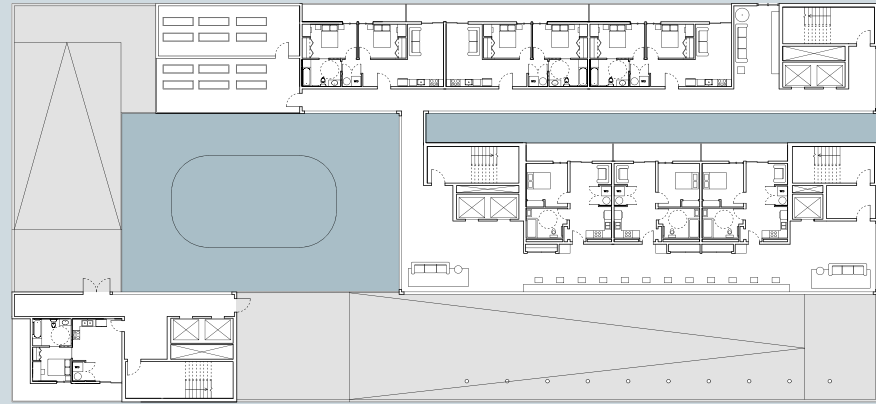




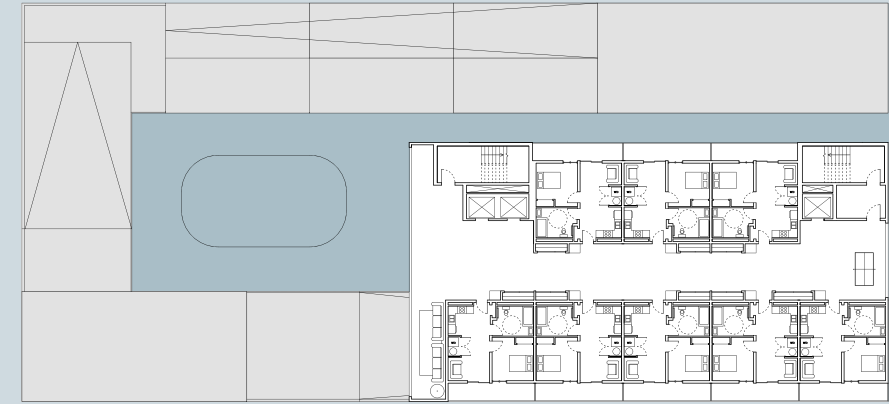
SITE & ROOF PLAN



FLOOR PLANS



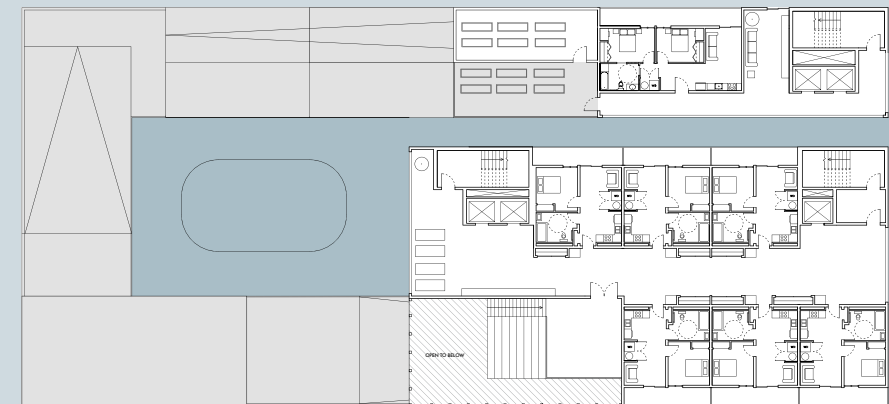
LEVEL 10 | 7 UNITS



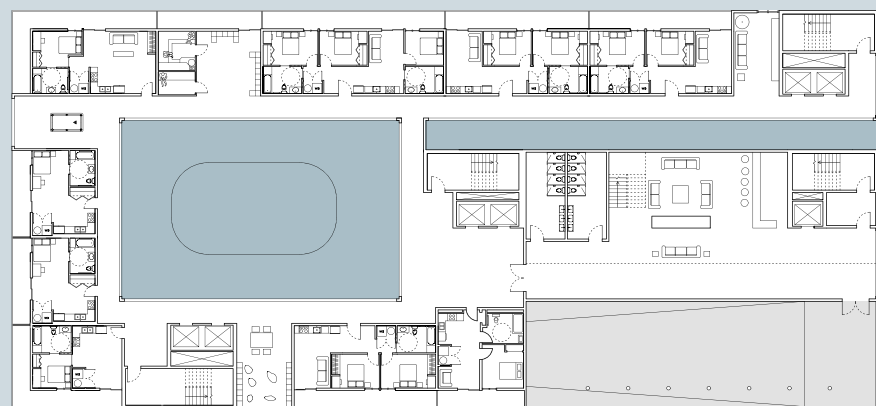
LEVEL 13 - 14 | 8 UNITS



LEVEL 9 | 5 UNITS



LEVEL 12 | 7 UNITS

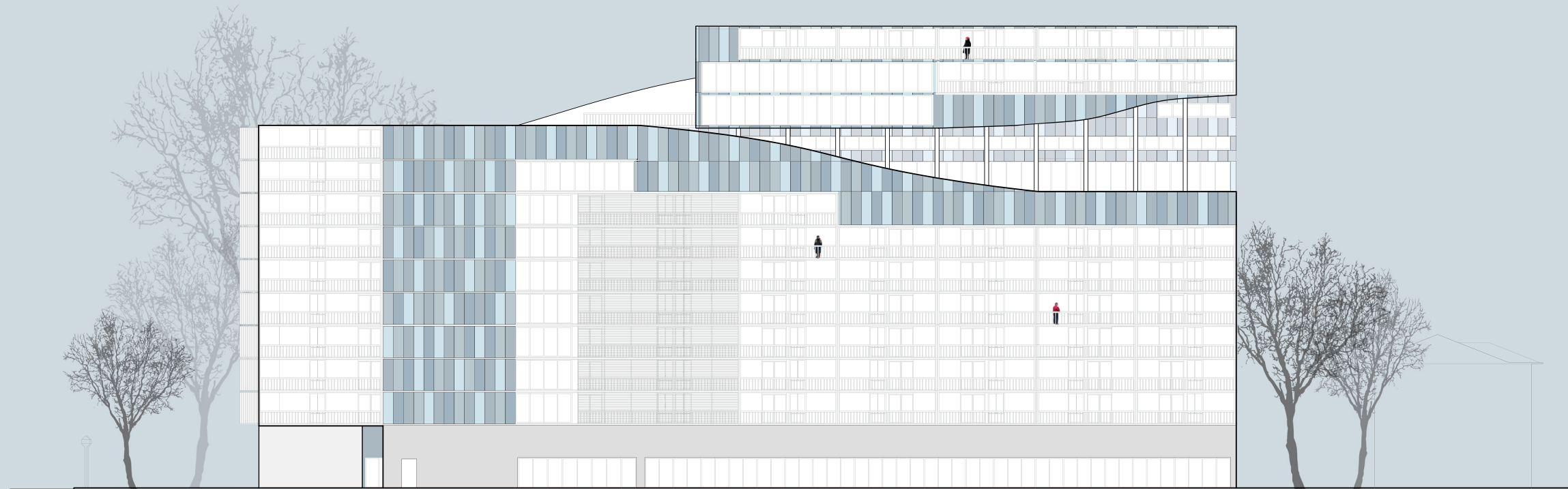


LEVEL 8 | 9 UNITS

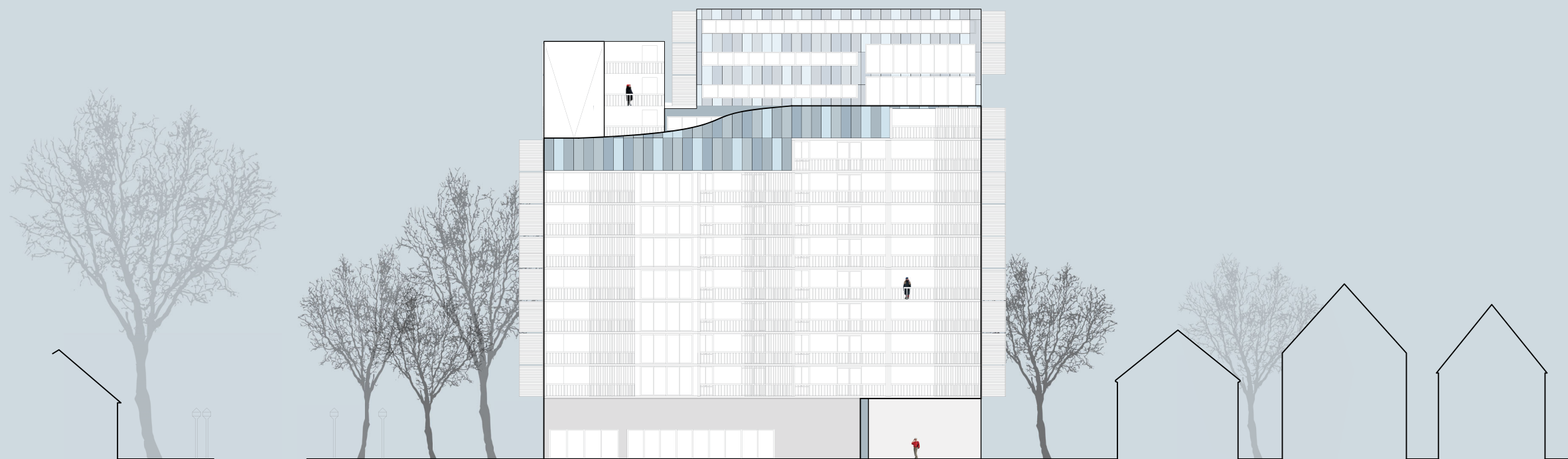


LEVEL 11 | 5 UNITS

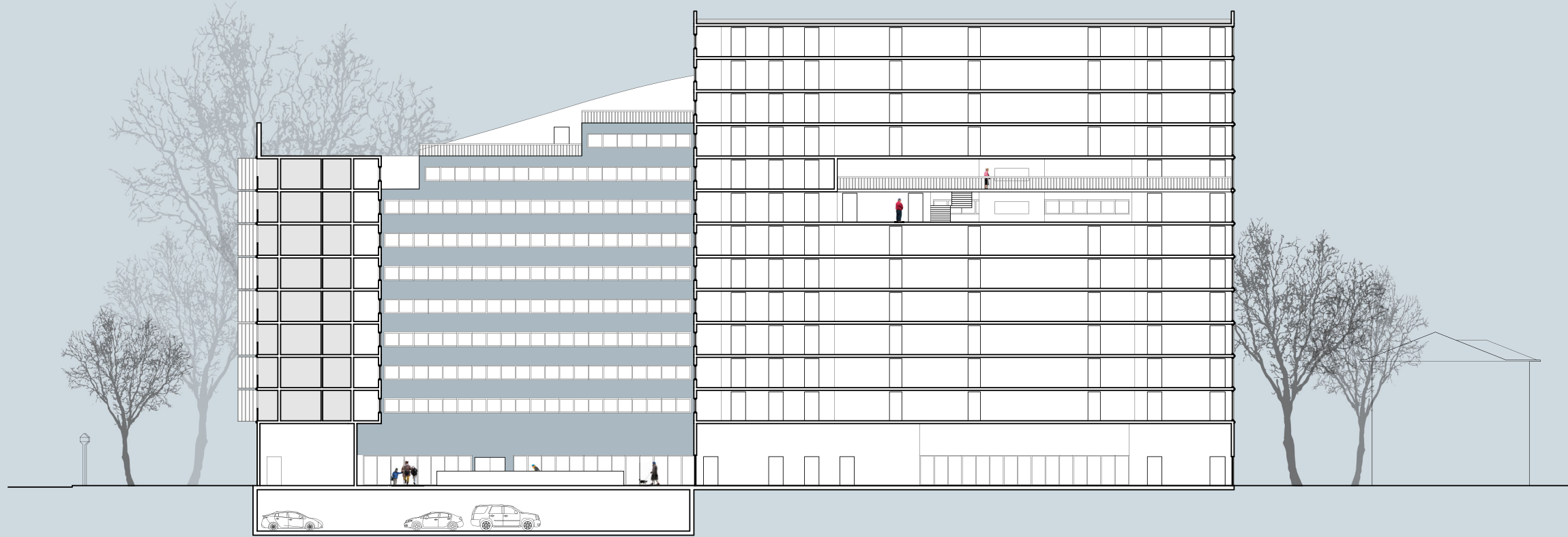




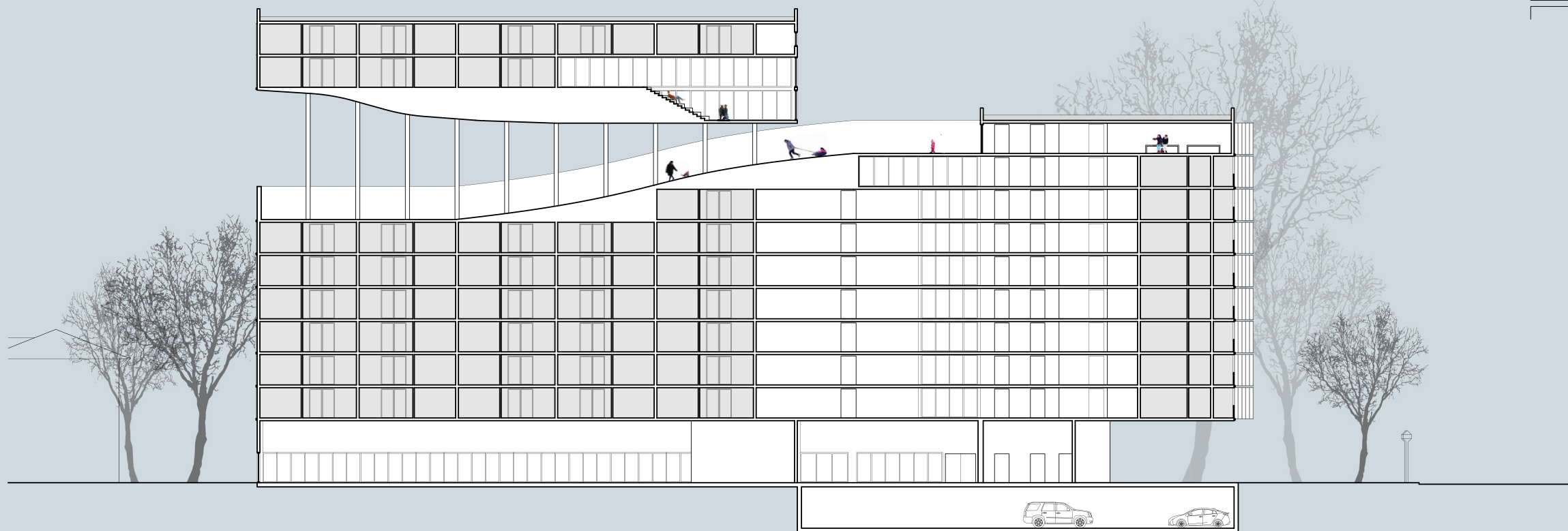
SOUTH ELEVATION



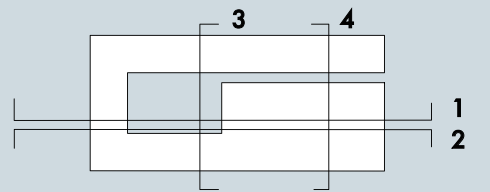
WEST ELEVATION

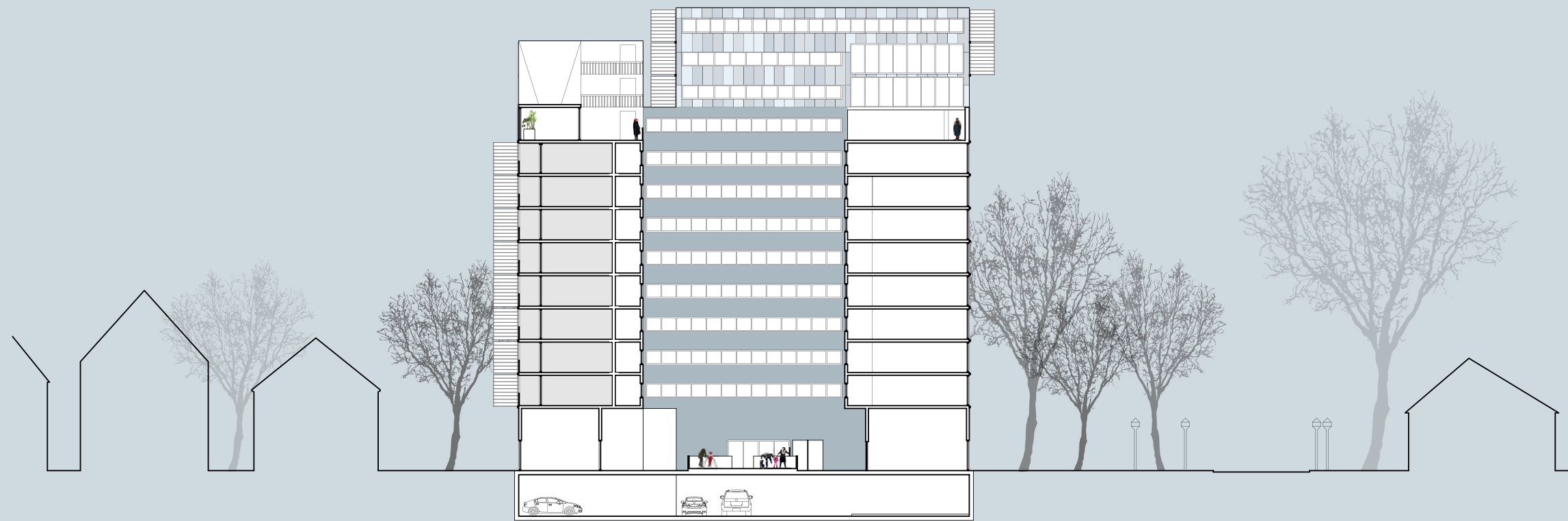


1) E/W SECTION THROUGH SLOPE LOUNGE

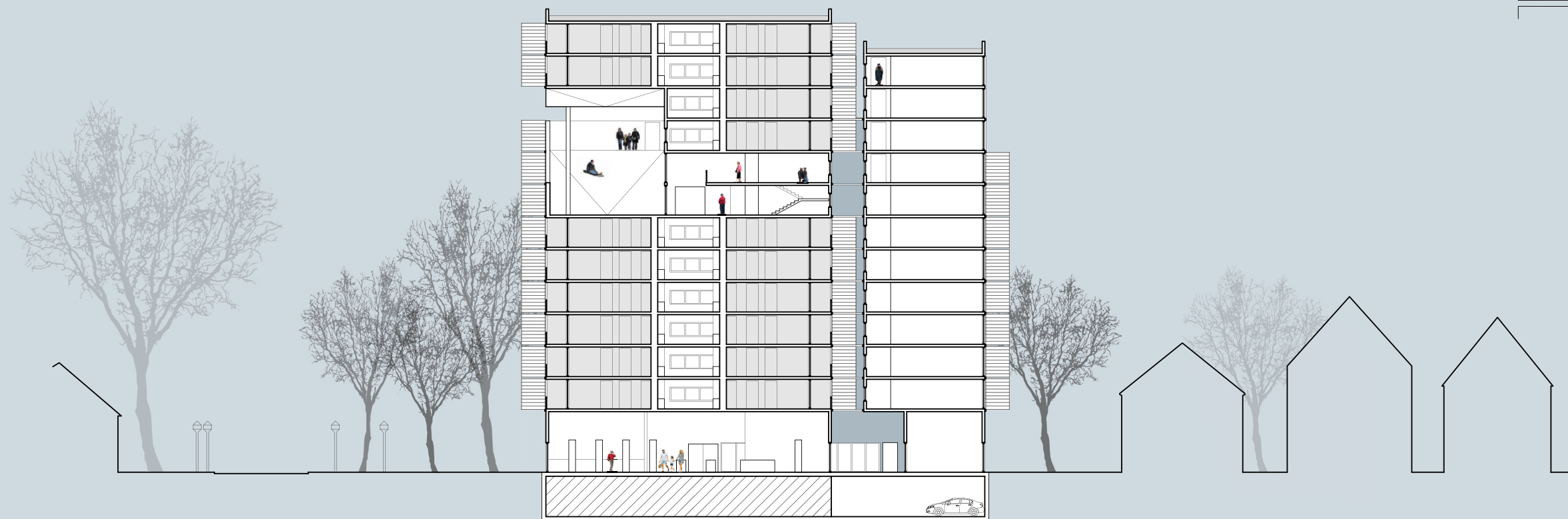
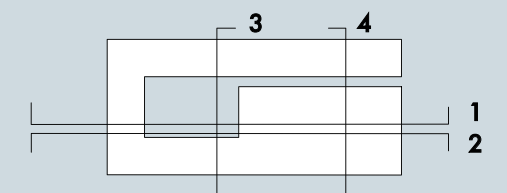


2) E/W SECTION THROUGH OBSERVATION ATRIUM



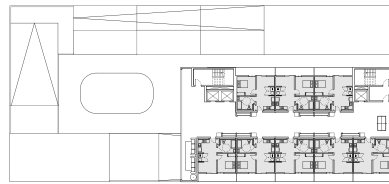


3) N/S SECTION THROUGH CENTRAL COURTYARD

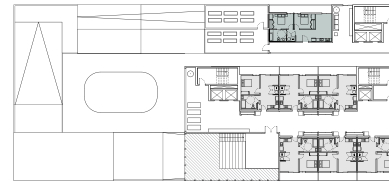


4) N/S SECTION THROUGH SLEDDING HILL





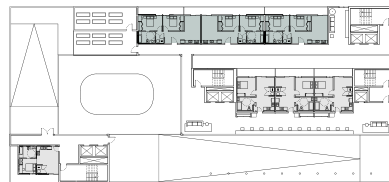
LEVEL 13 - 14 PLAN: 8 UNITS, 8 BEDS



LEVEL 12 PLAN: 7 UNITS, 8 BEDS



LEVEL 11 PLAN: 5 UNITS, 7 BEDS



LEVEL 10 PLAN: 7 UNITS, 10 BEDS



LEVEL 9 PLAN: 5 UNITS, 9 BEDS



LEVEL 8 PLAN: 9 UNITS, 13 BEDS

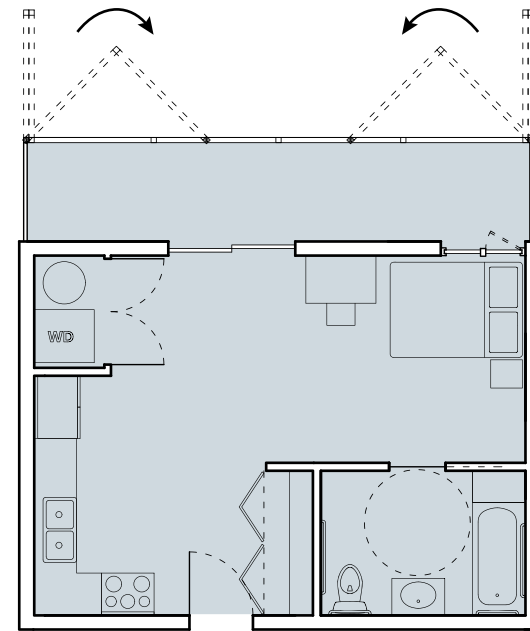


LEVEL 2 - 7 PLAN: 16 UNITS, 21 BEDS

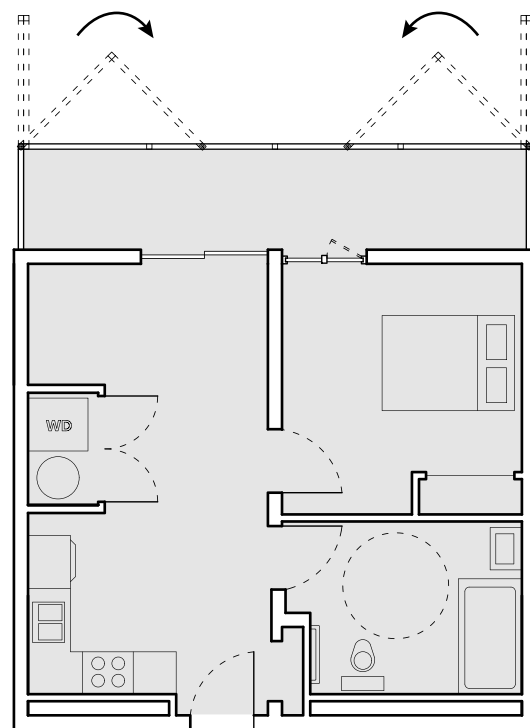
TOTAL - 145 UNITS, 189 BEDS

Unit Features:

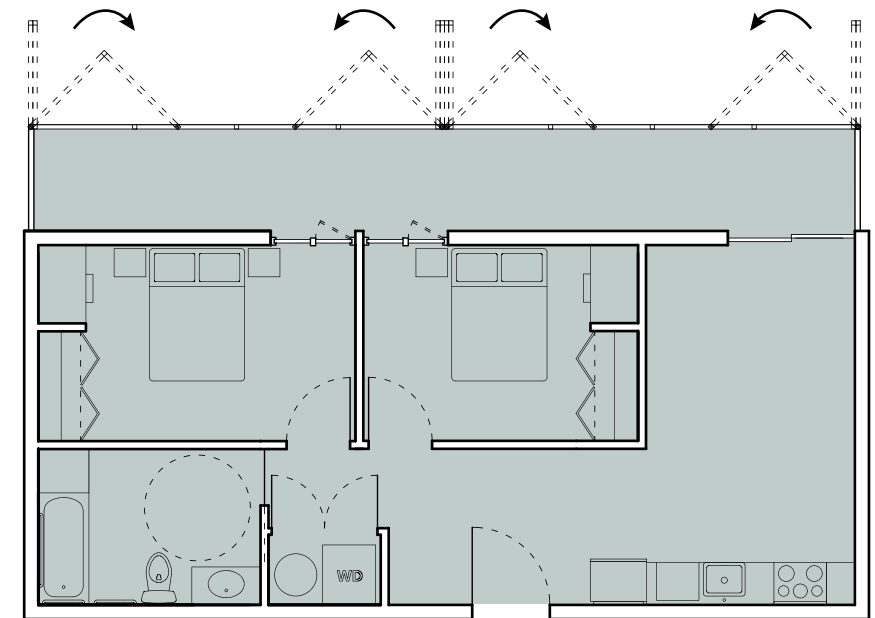
- Private balcony with operable lowered panels for solar shading
- Washer and dryer in unit
- Accessible fixtures and 60" turning radius in bathrooms



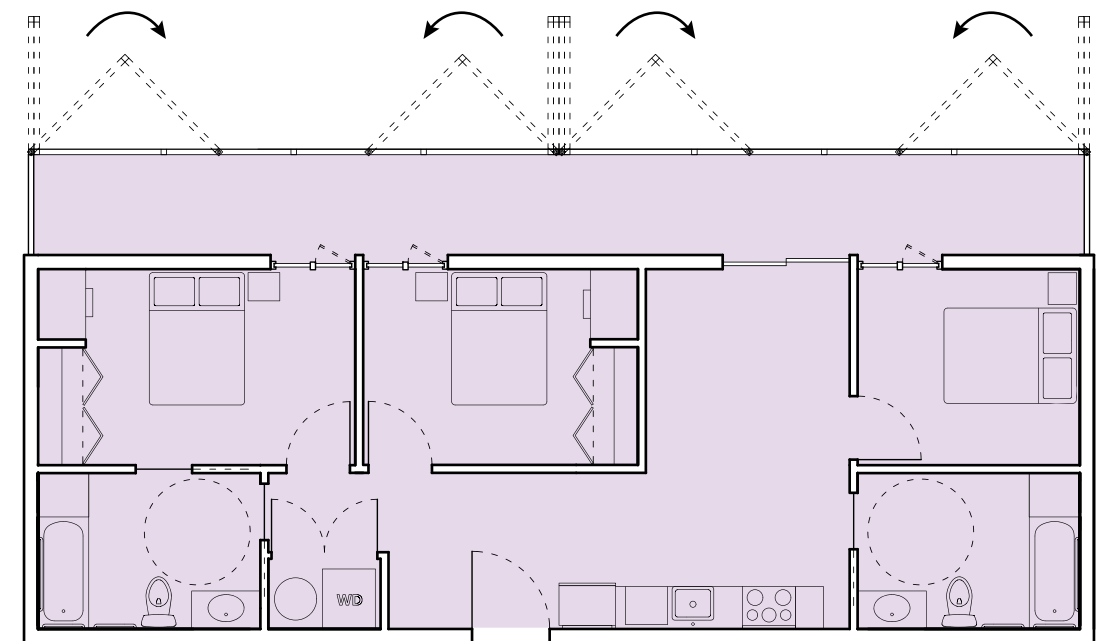
TYPICAL STUDIO UNIT



TYPICAL 1 BEDROOM UNIT



TYPICAL 2 BEDROOM UNIT



TYPICAL 3 BEDROOM UNIT

Level 13-14

- Return to redesigned Sedita layout
- 8 Units, 8 Beds

Level 12

- Double-height Observation Deck
- Third terrace Winter Garden
- 7 Units, 8 Beds

Level 11

- Double-height Observation Deck
- Second terrace Winter Garden
- 5 Units, 7 Beds

Level 10

- Entrance to the top of both Sledding Hills
- First terrace Winter Garden
- 7 Units, 10 Beds

Level 9

- Bottom of side sledding hill
- Double-height Warming Lodge
- 5 Units, 9 Beds

Level 8

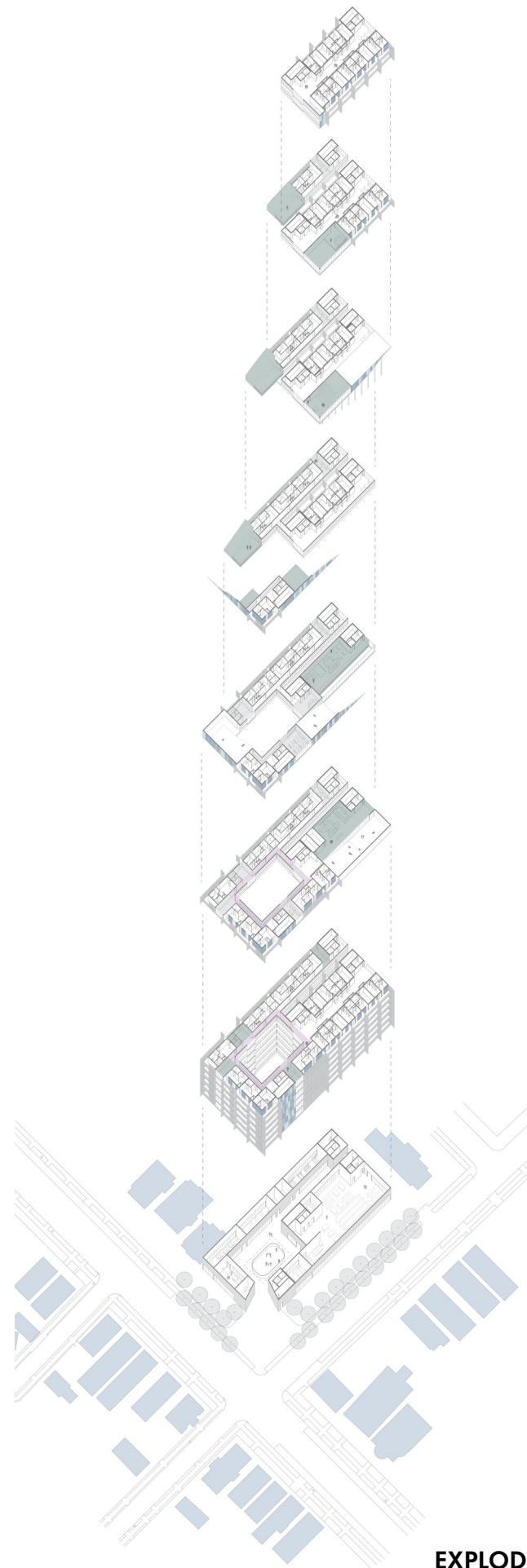
- Bottom of front sledding hill
- Double-height Warming Lodge with cafe
- 9 Units, 13 Beds

Level 2-7

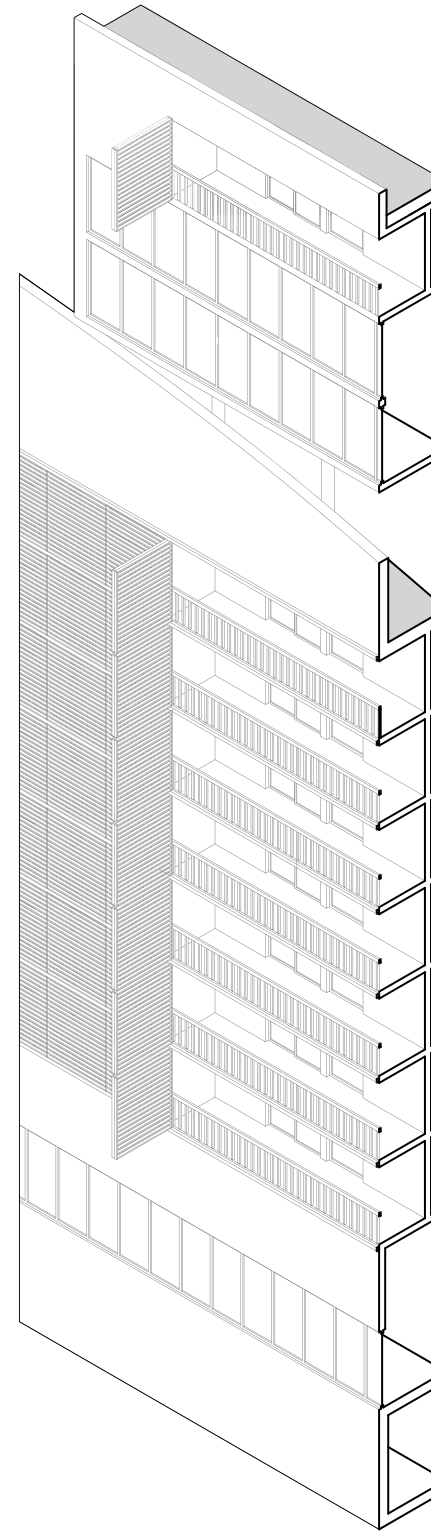
- "Charm Bracket" of semi-private social spaces on each residential floor
- Warm Loops surrounding central courtyard
- 16 Units, 21 Beds

Ground Floor

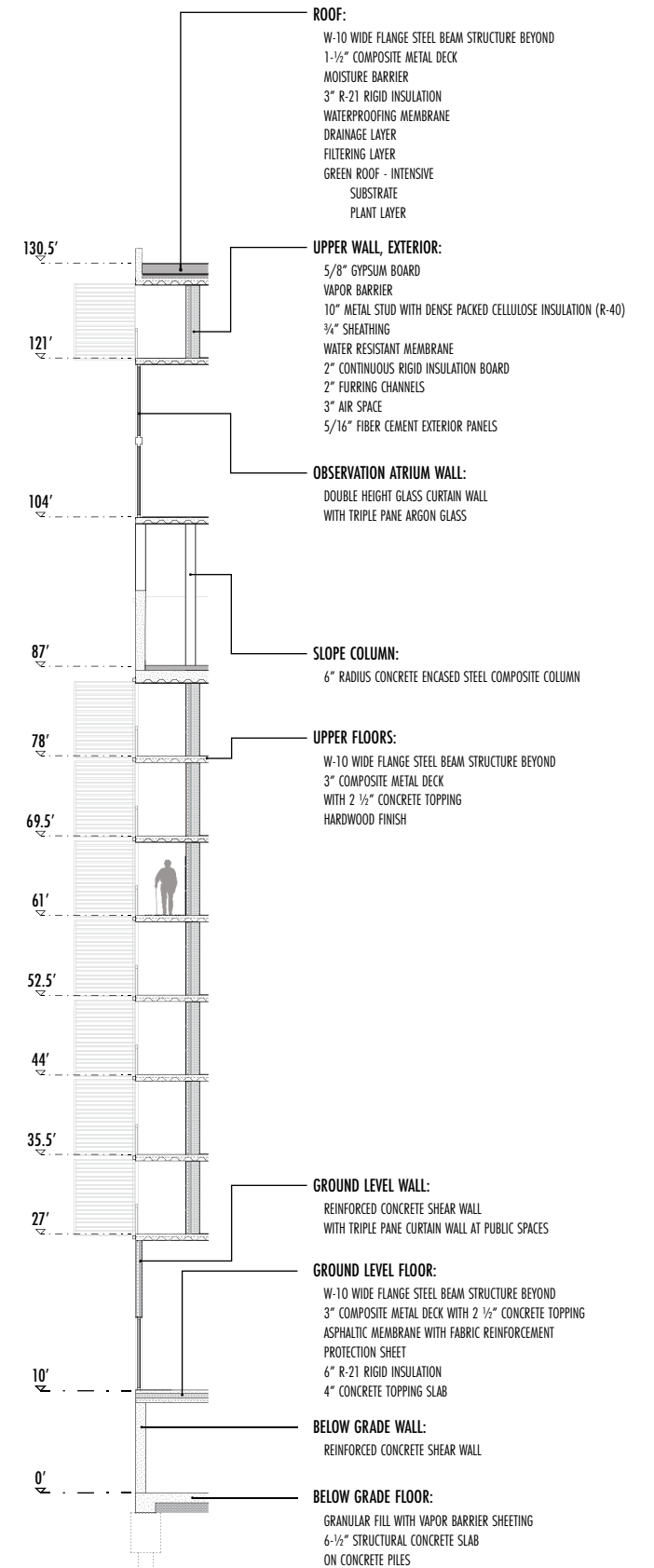
- Cold Loop
- Promoting local businesses
- Central courtyard and Ice Pond



EXPLODED AXONOMETRIC



SPECIFICATIONS



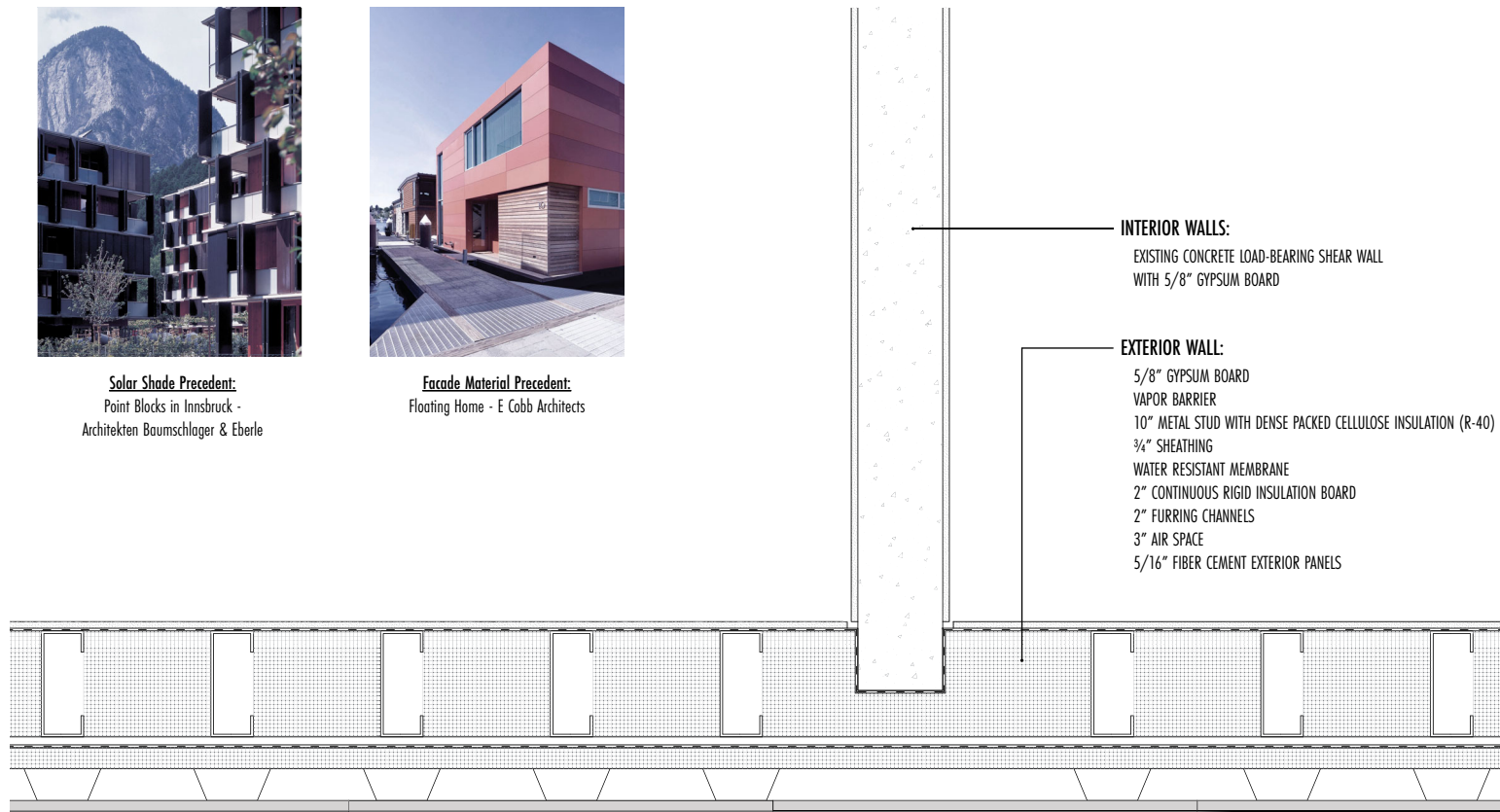
WALL SECTION AND AXONOMETRIC



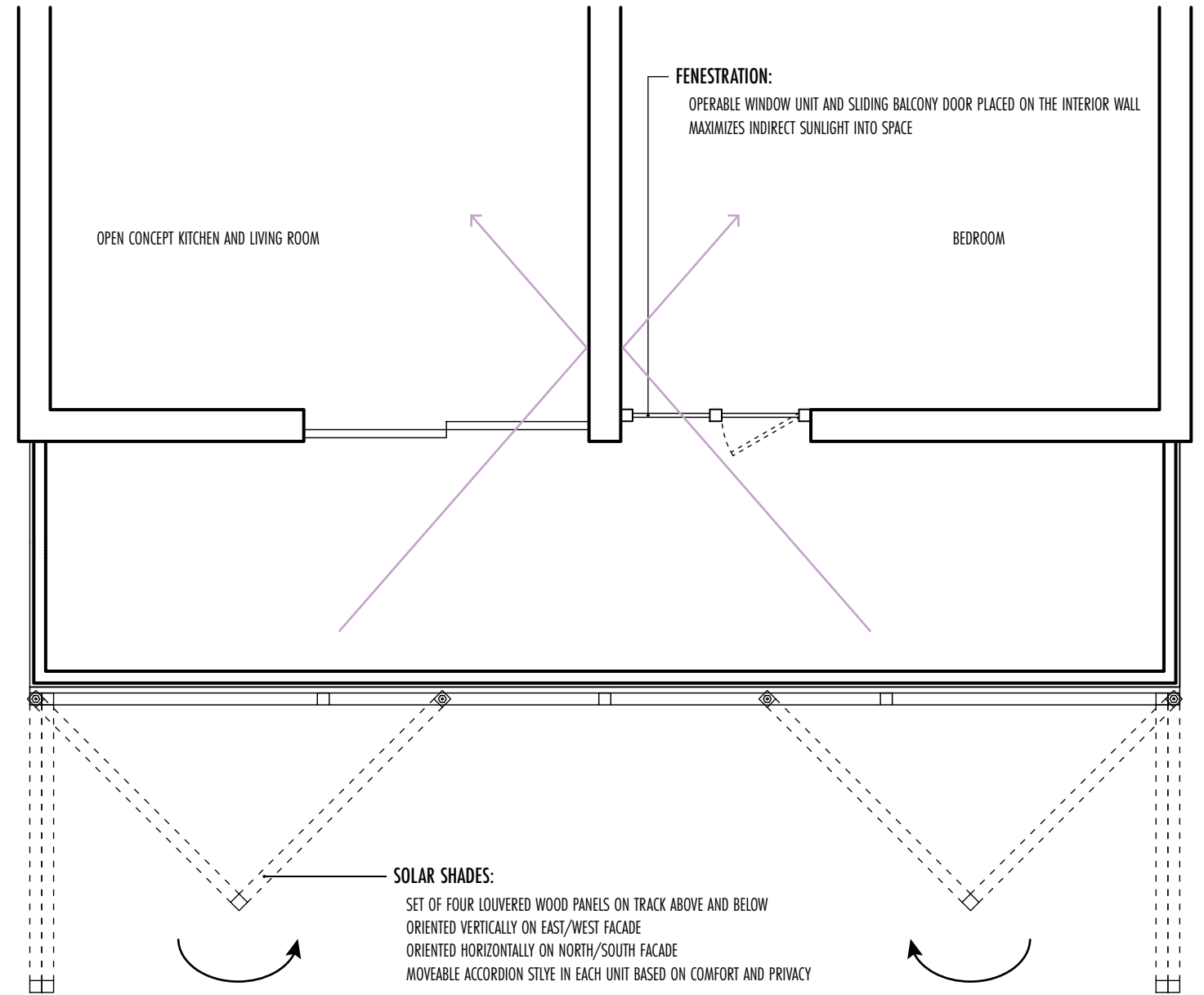
Solar Shade Precedent:
Point Blocks in Innsbruck -
Architekten Baumschlager & Eberle



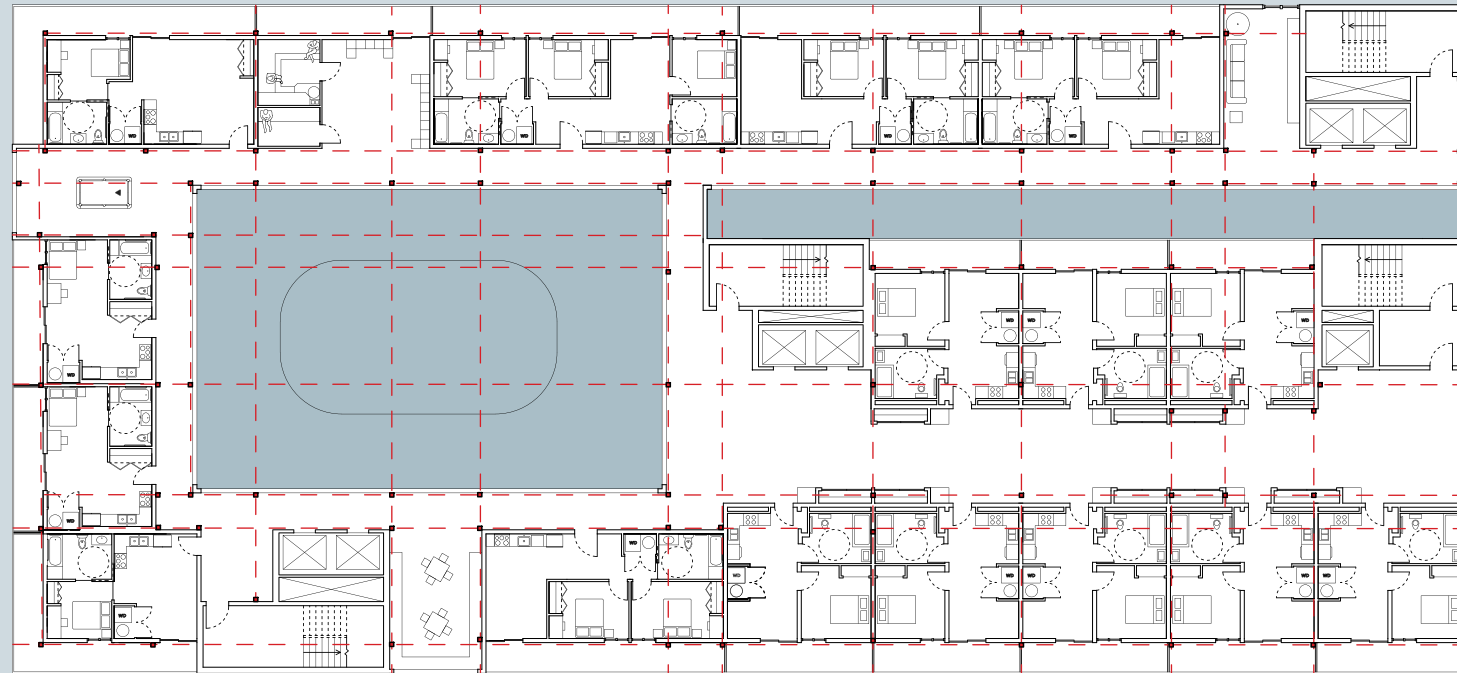
Facade Material Precedent:
Floating Home - E Cobb Architects



TYPICAL UNIT WALL DETAILS



UNIT SOLAR SHADING DETAILS



TYPICAL STRUCTURE PLAN



- KEY**
- DROPPED CEILINGS
 - HVAC UNITS
 - SUPPLY DUCTS
 - RETURN DUCTS

TYPICAL HVAC PLAN

