

## Merit Award

### MSI

*Category: Landscape Architecture Constructed*

**Client:** Nationwide Realty Investors

**Architect:** 360

**General Contractor:** Messer

**Civil Engineer:** EMHT

**Landscape Contractor:** Zuber Landscape

The challenges of urban mixed-use development require the landscape architect to exhibit high levels of technical proficiency along with a creative design sensibility. The Burnham Square project in downtown Columbus, Ohio, is just such a project. As the first ownership-based residential project in the Arena District, Burnham Square set the course for ongoing development of a true mixed-use urban neighborhood.

The Arena District has emerged as a successful 90+ acre reclamation of a forgotten corner of downtown Columbus. Based on an initial plan completed by the landscape architect in 1997, a true mix of uses has been achieved in the district, including office, retail, entertainment, public parkland, and residential development. As the first condominium project in the Arena District, Burnham Square was charged with successfully reintroducing owner-occupied residential development in this downtown area lacking any residents. As a further challenge, the site is that of the former Ohio Penitentiary.

Burnham Square consists of 99 new condominium units anchored by a grand, linear urban courtyard and overlooking McFerson Commons. The design team worked to integrate complex site issues into a compelling urban design. The primary challenge of this project was to hide all resident parking while providing exciting views from every unit. In addition, the site had to integrate closely with the landscape and gardens of adjacent mixed-use buildings. The landscape architect determined a successful design approach to meet all of these criteria through the use of a green roof system atop underground parking, consisting of a central courtyard and piazza. The sub-grade parking successfully accommodates resident and executive parking while maintaining the design integrity of the interior courtyard. Additional parking is accommodated in structured parking and on the basement level of all buildings.

The result of this design approach is a great front door experience for all of the units, regardless of their location in the overall project. For the interior units, the gracious urban courtyard provides a visual and physical oasis. For those units along the east edge of Burnham Square, the mix of townhouse units and urban flats provide a stunning view of the 3-acre McFerson Commons and the downtown skyline.

A classic palette was employed for Burnham Square's urban landscape through the use of new and recycled hardscape materials. The setting complements the use of the salvaged brick and cobble-paved streets and sidewalks with its balance of abundant green space and rich textural accents. The landscape architect was challenged by the client to provide instant visual impact with the courtyard. This was accomplished through the heavy use of plant material and the installation of a large English Oak grove, creating an elegant double allee in the courtyard.

The landscape architect provided master planning, urban design and landscape architecture services, including full construction documentation, for this refined urban landscape. Burnham Square welcomed its first residents in early 2006. Mixed use development planning continues in this urban neighborhood including the current Condos at North Bank, a 20-story residential project adjacent to Burnham Square and inspired by its success.



Plan

Plan: The Burnham Square site plan as it relates to recent development and planned projects.

Figure A: View looking east across the internal courtyard towards McFerson Commons and the core of the Arena District.

Figure B: Sculptural landscape elements and richly textured pavement makes up the functional roof system atop the underground parking structure.

Figure C: Aerial photograph of Burnham Square looking northwest.

Figure D: View looking west along the northern edge of the courtyard. This photo indicates the careful attention to detail needed to integrate the deck atop the underground parking with the surface sitework of the adjacent Jones Day commercial building.

Figure E: View of the internal courtyard facing south, featuring the English Oak allee. Future phases of residential construction will enclose this open end of the plaza as well.

Figure F: View of the internal street system, indicating the metered, on-street, angled parking along the brick sidewalks.



Figure A



Figure B



Figure C

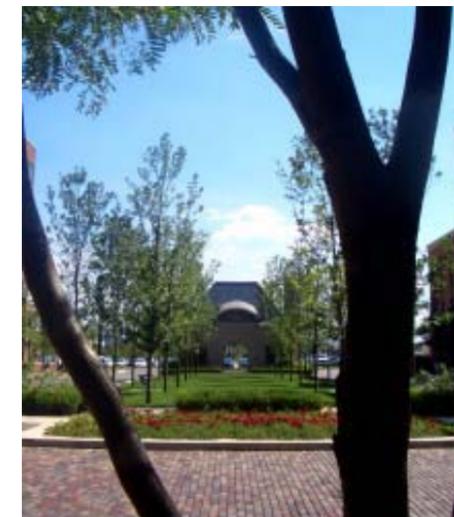


Figure D



Figure E

Figure D

