

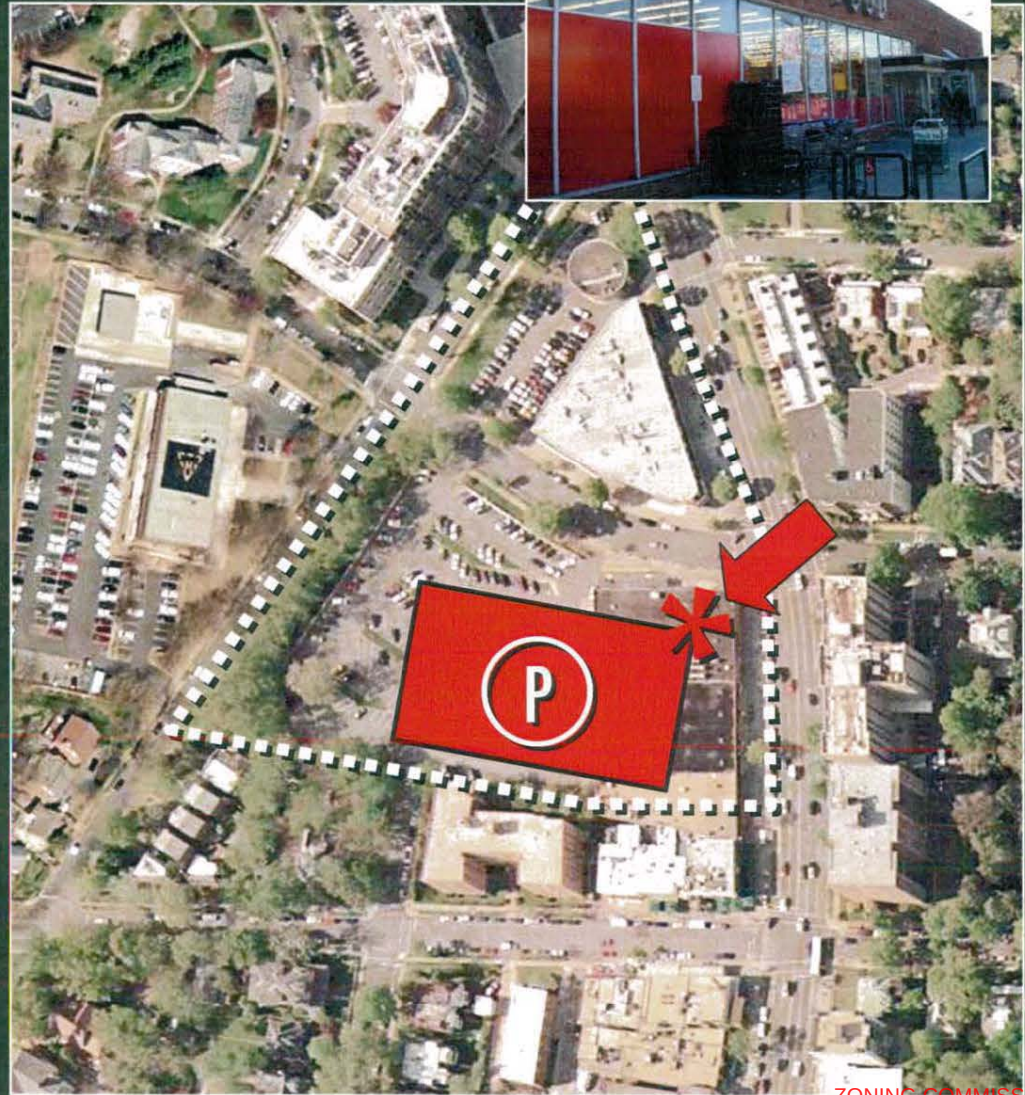
Project Description

Urban Design Diagram

Provide State-of-the-Art
full service Grocery Store

- Correct Size
- Convenient Parking
(Utilizing Grades)
- Good Visibility
- Separated and Sealed
Loading

W Minimal Visual Impact
on Neighborhood!



Project Description

Urban Design Diagram

Newark is a 'zipper'

- Connects Residential
- Add MXD Residential
- Add Neighborhood Open Space



Project Description

Urban Design Diagram

Reactivate Wisconsin

- Continuous small shop service retail
- All new streetscape, amenities



Project Description

Urban Design Diagram

Transition to
neighborhood side with
residential uses



Project Description

Urban Design Diagram

Use height and massing to reflect similar conditions and good urban design



Project Description

Urban Design Diagram

Use building
'architecture' to reflect
character of use and
street location



**'Revival'
Residential**

**'War-time'
Residential**

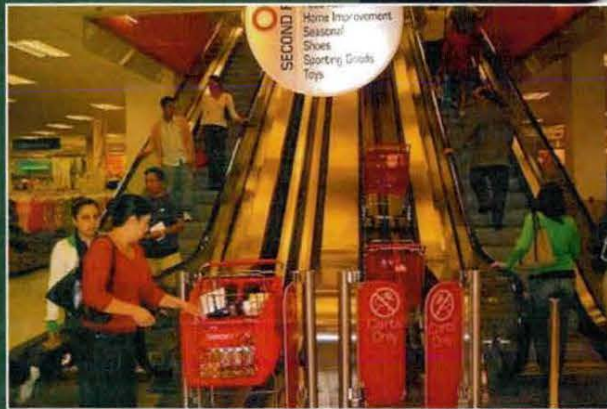
**'Moderne'
Commercial**

**'Historic'
Commercial**



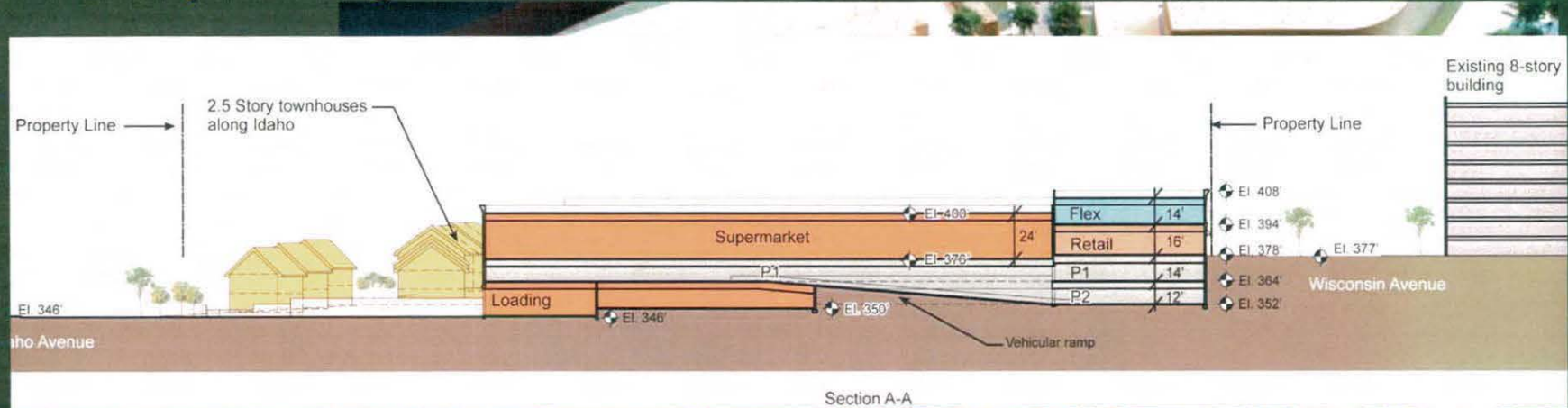
Project Description

Grocery Building



Project Description

Grocery Building



Project Description

Wisconsin Building: Retail + Professional Office



Project Description

Residential Buildings: Retail + Residential



Project Description

Residential Buildings: SF Townhomes



Project Description

