

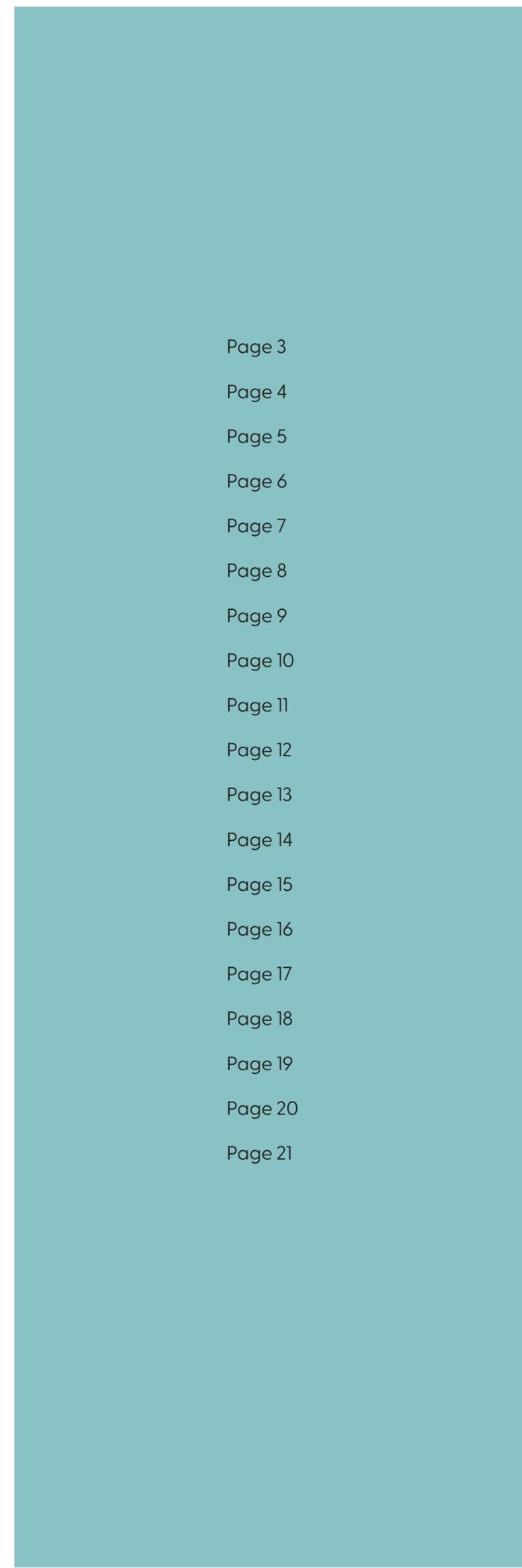


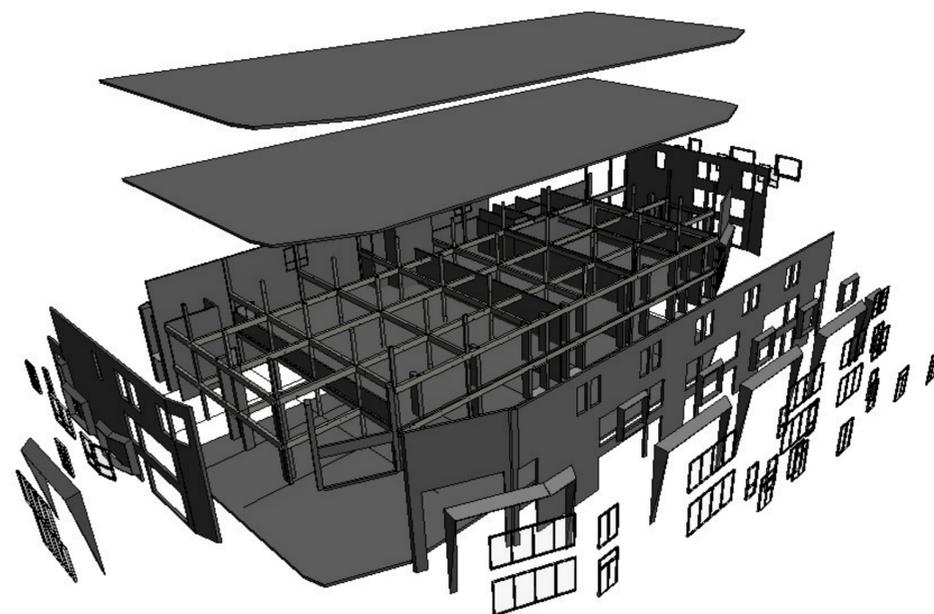
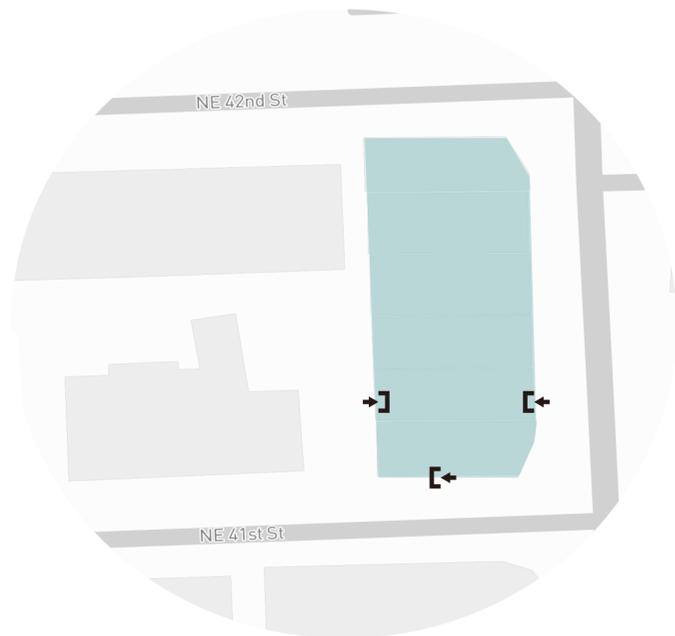
BUILDING COMMUNITY and CONNECTION

IND 5235 | Gabriel Fernandez

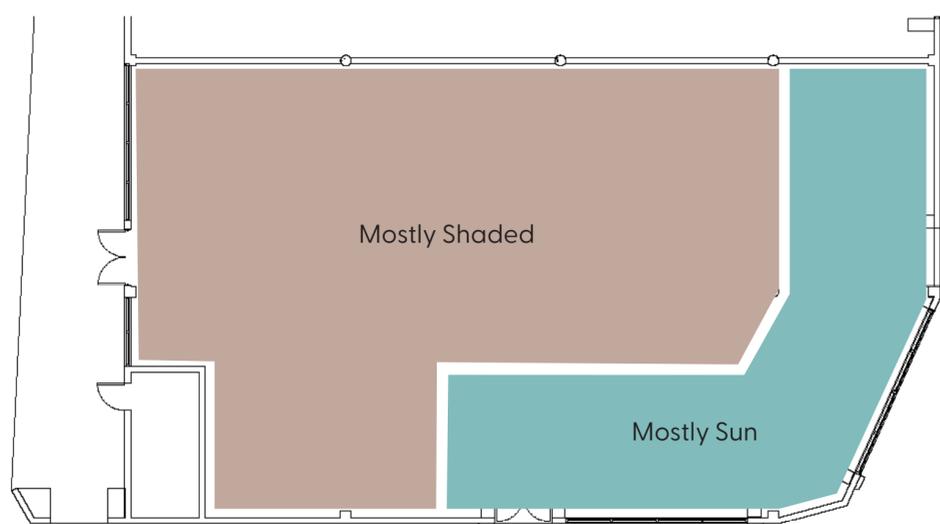
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Light Analysis



4100 NE 2nd Avenue
Miami, Florida 33137

Suite currently occupied by tenant Poliform

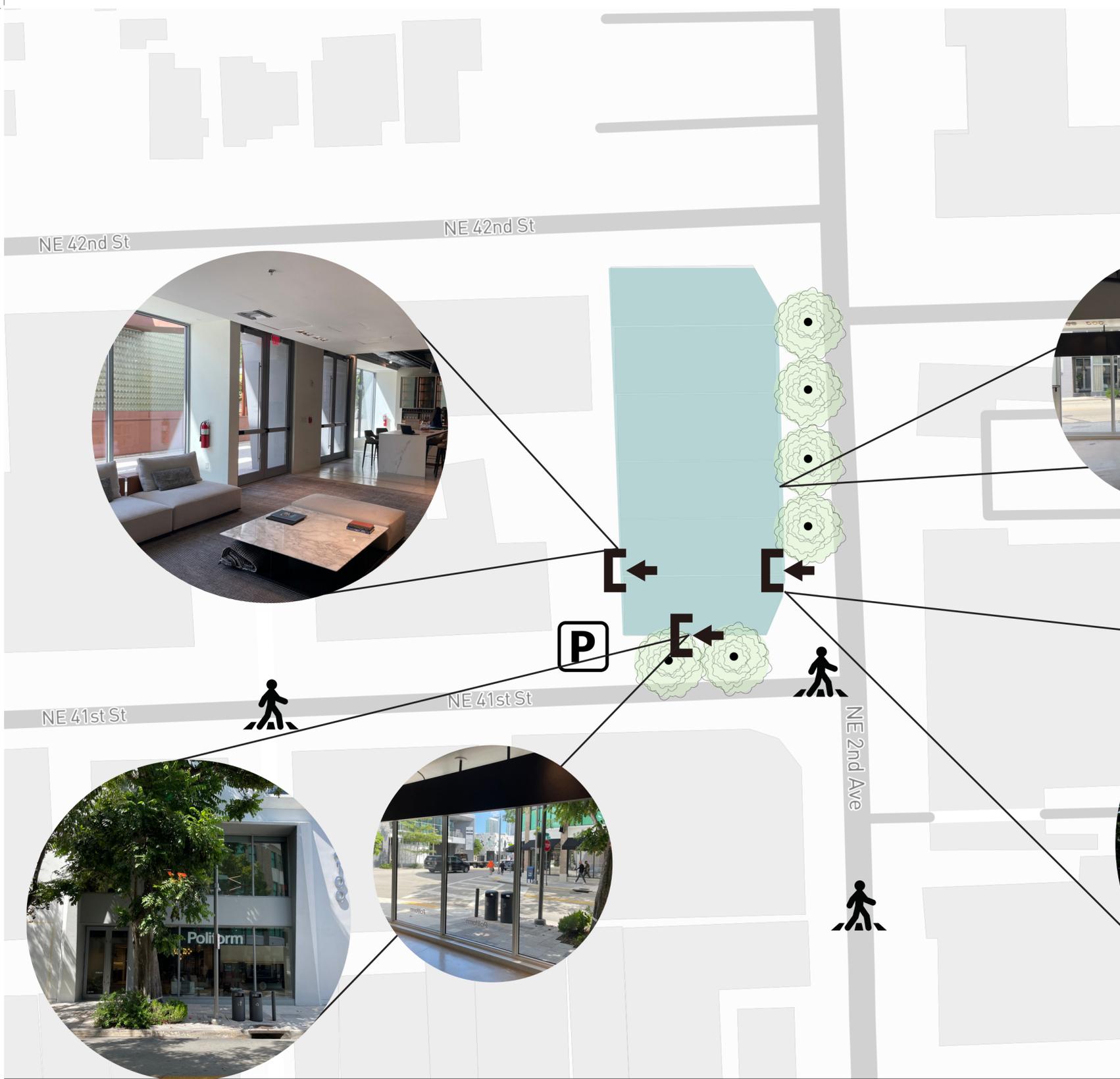
Mainly receives morning sun light on East side

Three existing ADA accessible entrances

Structure: strict grid pattern of structural columns and beams

Zoning: T5-0 Urban Center: Commercial Use

Other tenants include Fendi Casa, Molteni & C., and Poltrona Frau



Three entrances located on the West, South, and East faces

Surrounded by ADA accessible sidewalks and crosswalks

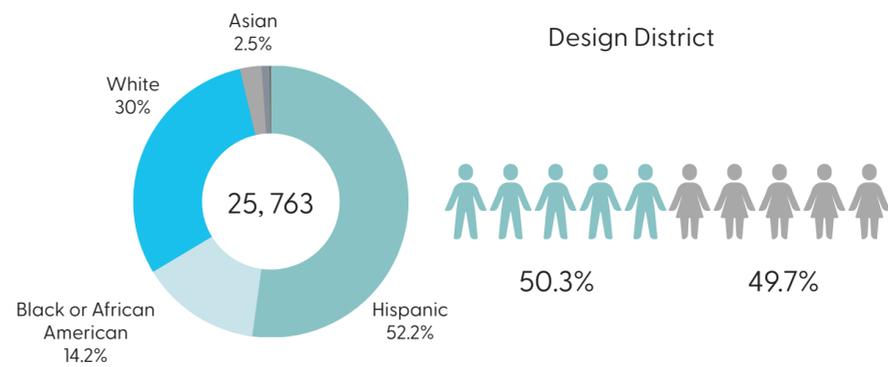
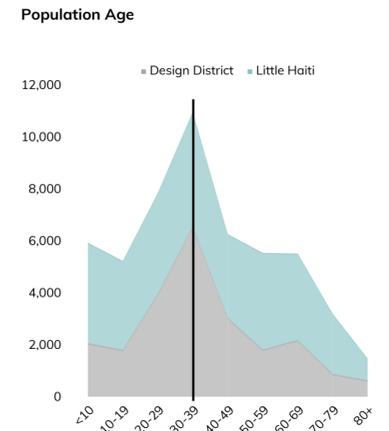
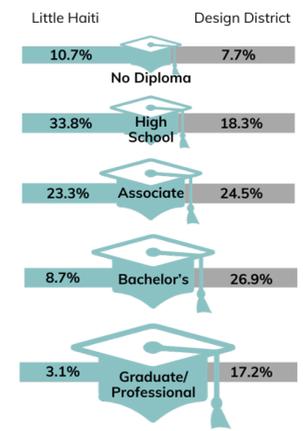
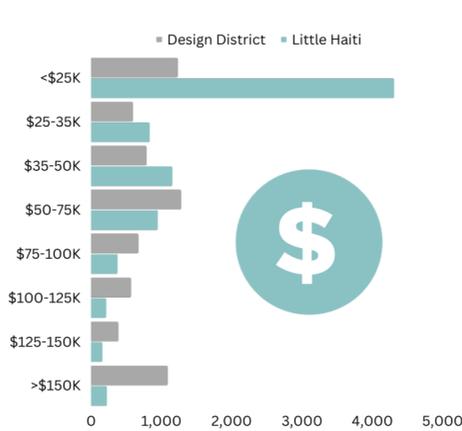
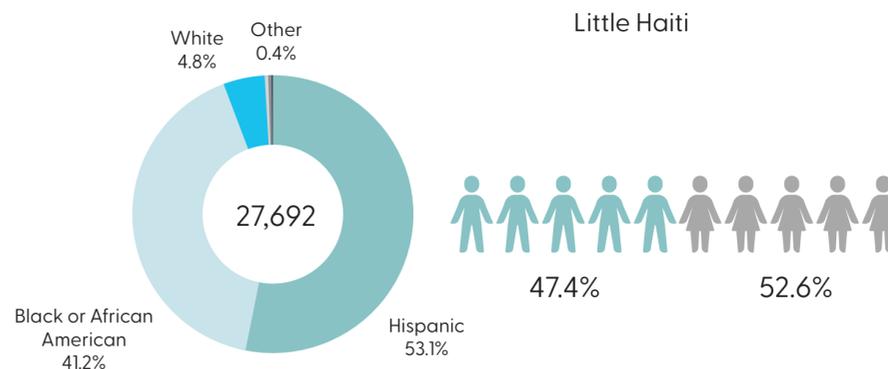
Both the South and East facades of the building are lined with Green Buttonwood and Palm trees.

Trees provide shading to the sidewalks during peak daylight.

Built in 1955, the building underwent renovation within the past 20 years and is in good state of repair.

No historic designation.

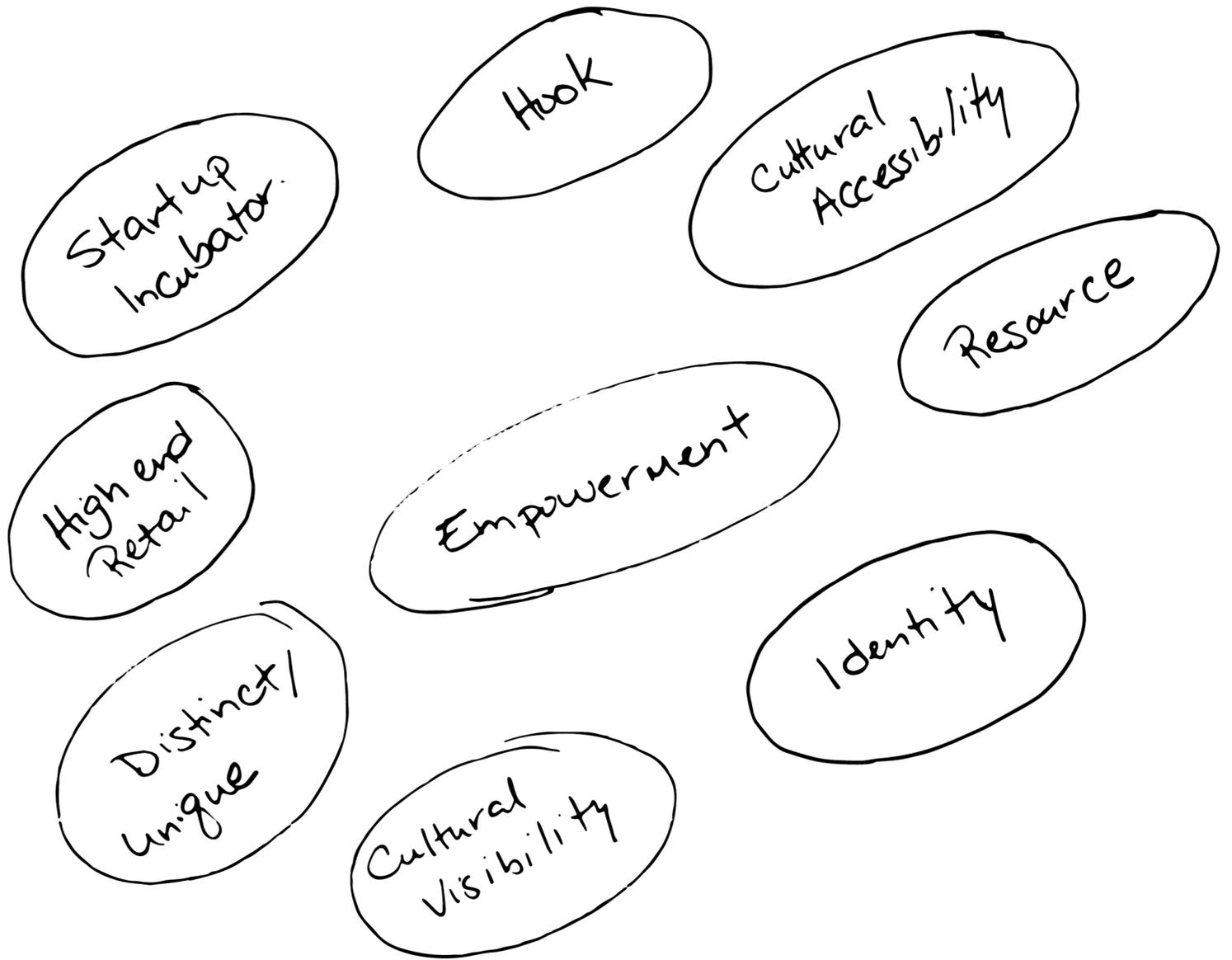
Little Haiti has vibrant music, colorful art, and Afro-Caribbean food, however, **GENTRIFICATION** has gradually taken hold in the community forcing a divide between the Little Haiti and Design District communities.



"You can see the transformation is going slowly, but surely we'll get there. Economically and politically, we can not face these people down," he added. "We can only asked to be respected, to be included."
-Jan Mapau

CONCEPT STATEMENT

To counteract the ongoing neighborhood gentrification our aim is to make a space that is accessible and comfortable for both the residents of Little Haiti and the visitors of the Design District. By fusing the best of both communities we can foster connections where cultural exchange and learning can thrive. We can support dreamers as they learn to grow their businesses and reach financial independence. We can open doors to new possibilities and opportunities that may not have seemed possible before. We do all this because the heart of our mission is to empower people to make, and do, amazing things.



CONNECTION



GROWTH



OPPORTUNITY



VISUAL GOALS

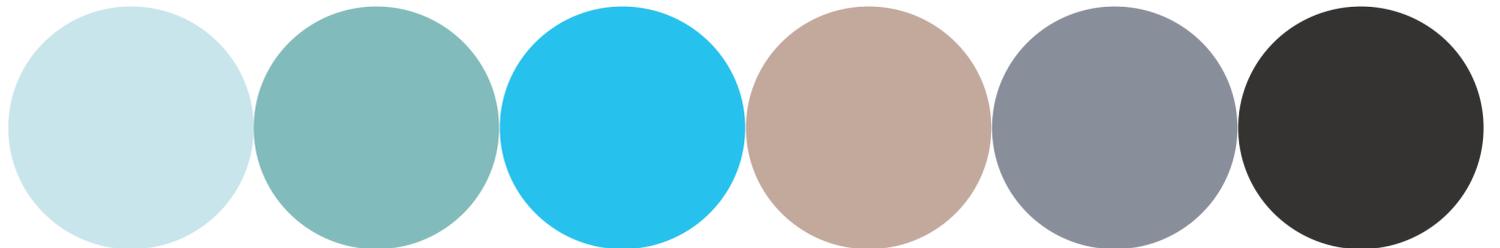
Port-au-Prince, Haiti
Caribbean architecture using bright colors and a unique Gingerbread architectural style



Little Haiti
Unique vibrant mixed culture with brightly colored buildings and murals



Design District
High fashion and architectural design



CONNECTION

Outstretched hands the same shape and size but each composed of many different parts. Each supporting the other.

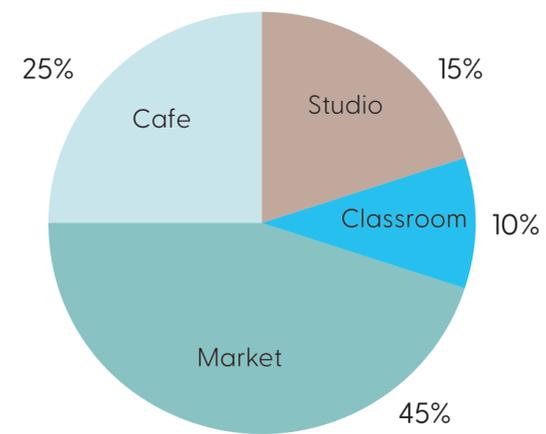
Inspired by the unique colors and textures of Port-au-Prince



GROWTH

Small business will be provided space on a rotating basis in the marketplace and studio to develop, market, and sell their products.

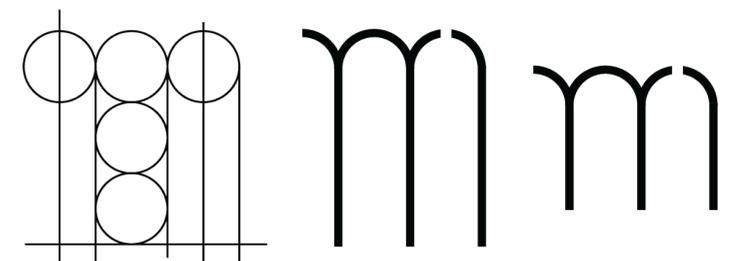
Along with the opportunity to participate in business development and financial literacy classes.



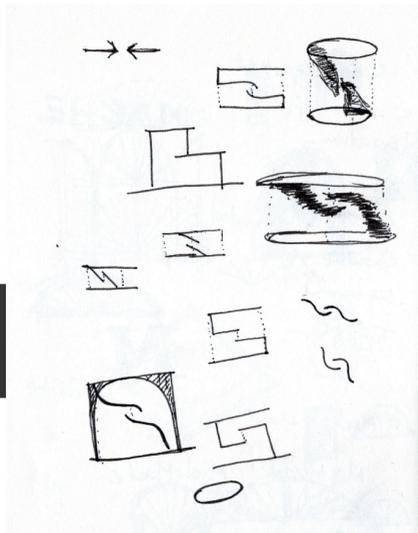
OPPORTUNITY

Open doors are symbolic of opportunity and new experiences

Symbology of the typical Carribean door shutters used in the creation of brand imagery.

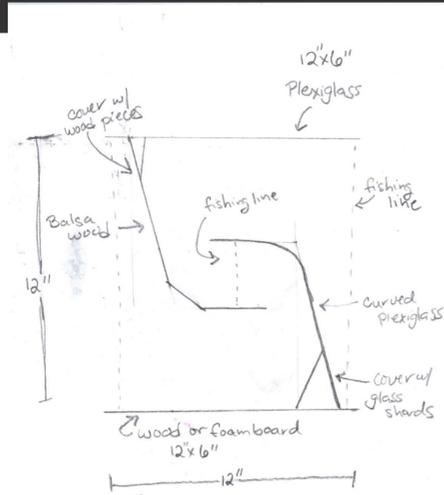
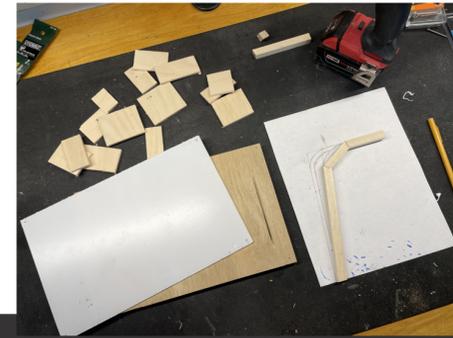
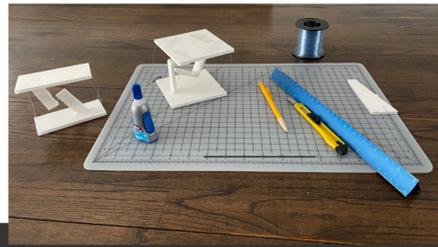


Concept Model Development

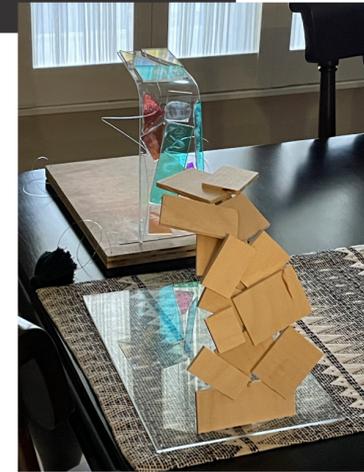
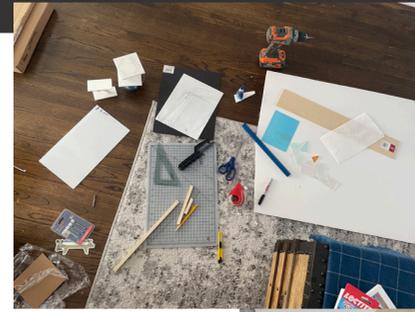


Idea: connection, reaching out, combining differences, supporting each other

Preliminary Model

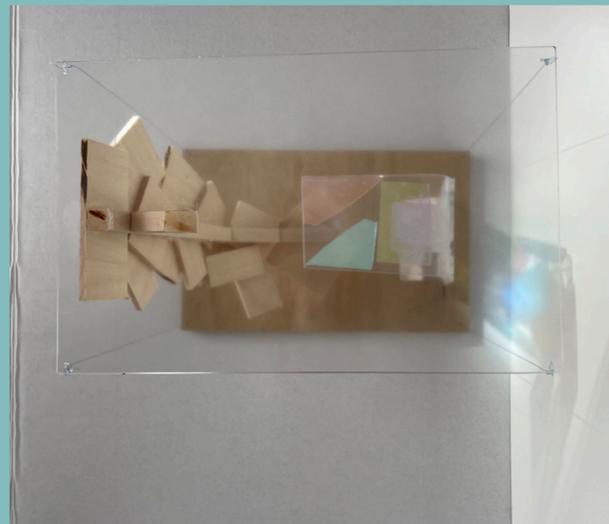
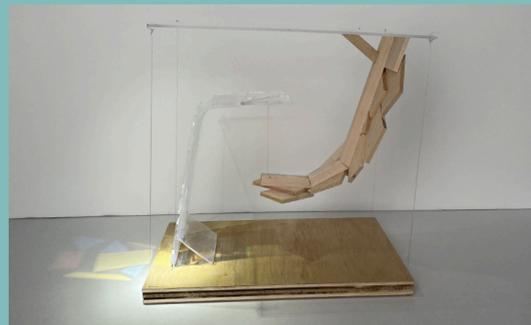


Sketching



Pre-Assembly

BUILDING CONNECTION





OWNERS

Since there will be an element of community service (classrooms and programming). The service portion of the facility can be managed by the Little Haiti Cultural Center and NET Office



USERS

The primary users are the community members who are focused on building their brand and business. They will have the opportunity to develop hands on business and sales skills.



CUSTOMERS

The visitors to the Design District, a lively community of locals and tourists alike, will be the primary consumers of marketplace and cafe products.

“Mache” [Haitian Creole]

noun: marketplace; a regular gathering of people for the purchase and sale of provisions and other commodities

This space will be a place for all creators and small business owners to develop their create their products, develop their brand, gain business knowledge, and sell their products directly to consumers in the high end and highly visible market of the Design District.

Primary Logo

mache
cafe • market • studio

Secondary Logos



R 136
G 194
B 196

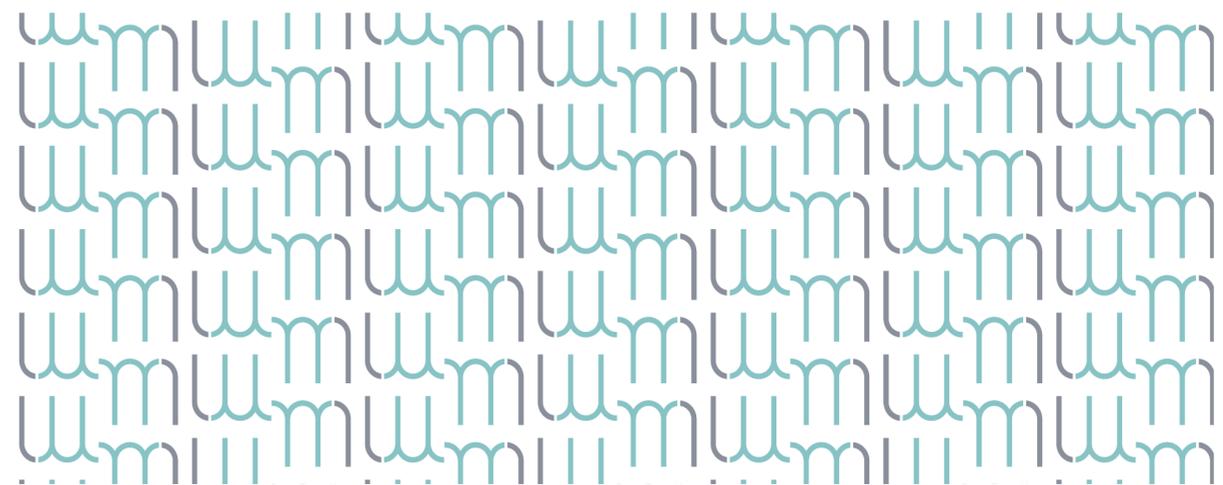
R 53
G 51
B 51

R 137
G 143
B 155

Knockout Logos

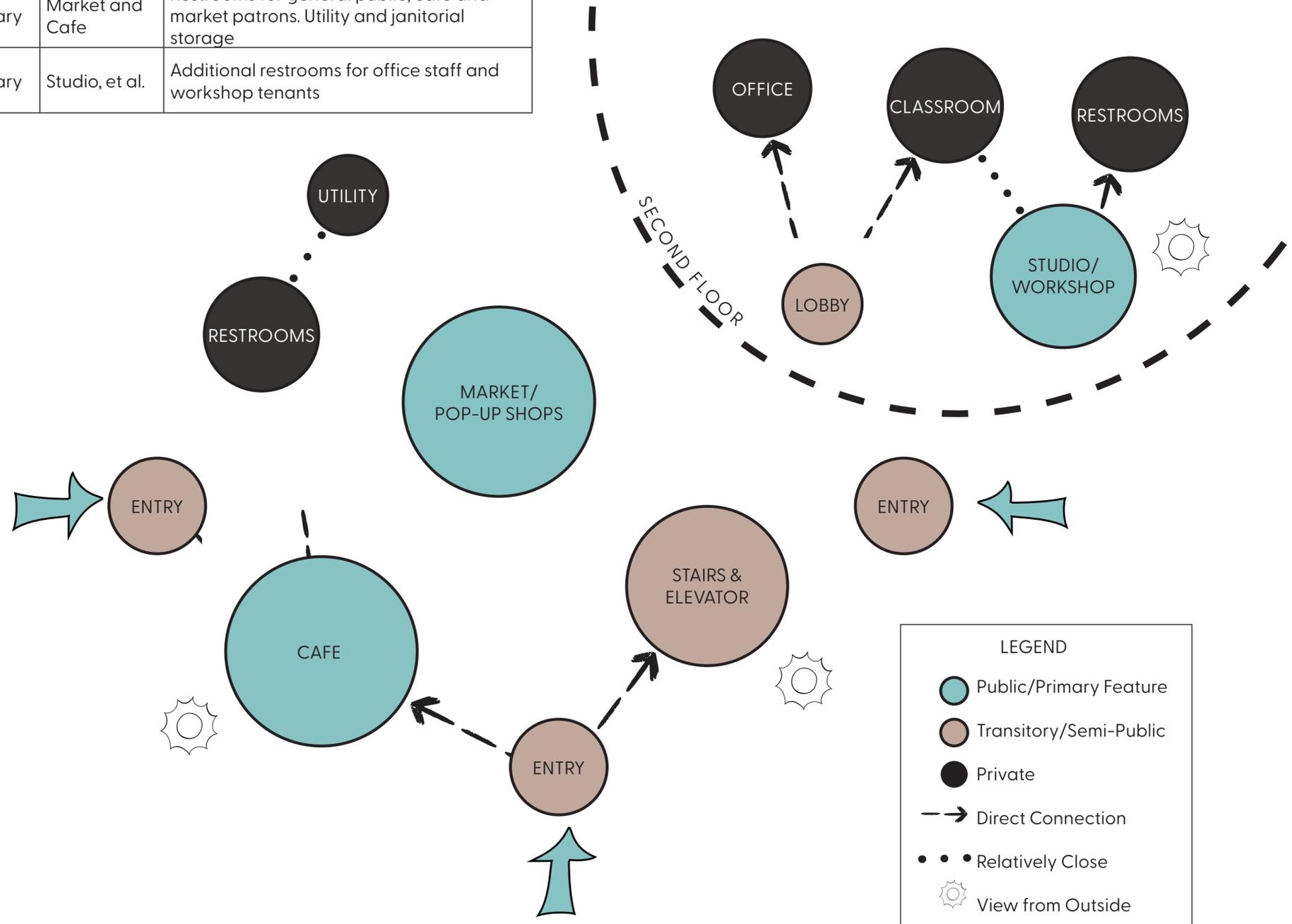
mache m
cafe • market • studio

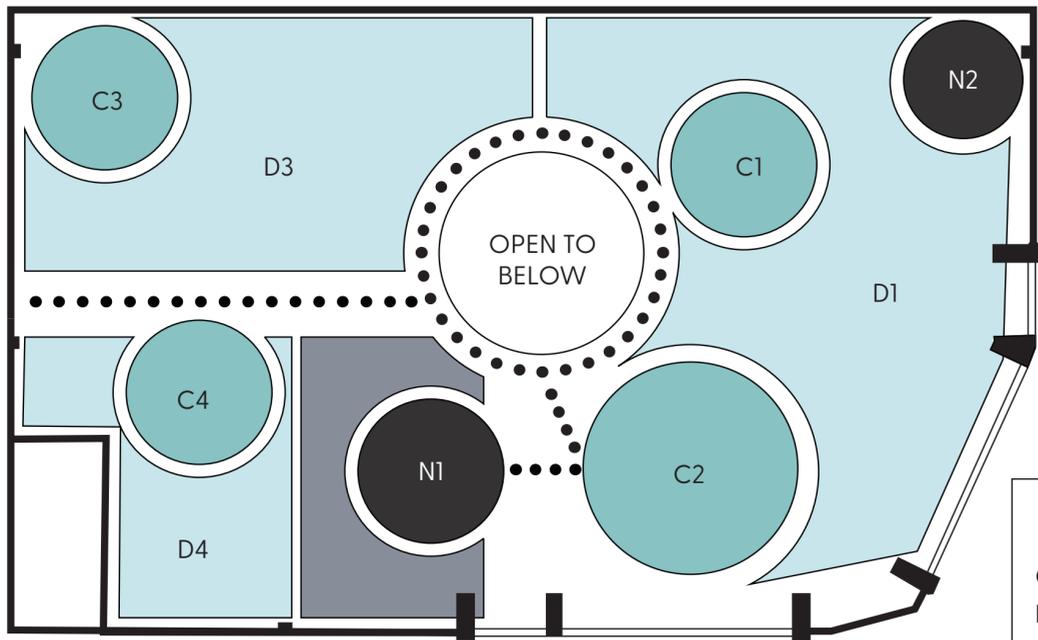
Product Mockups



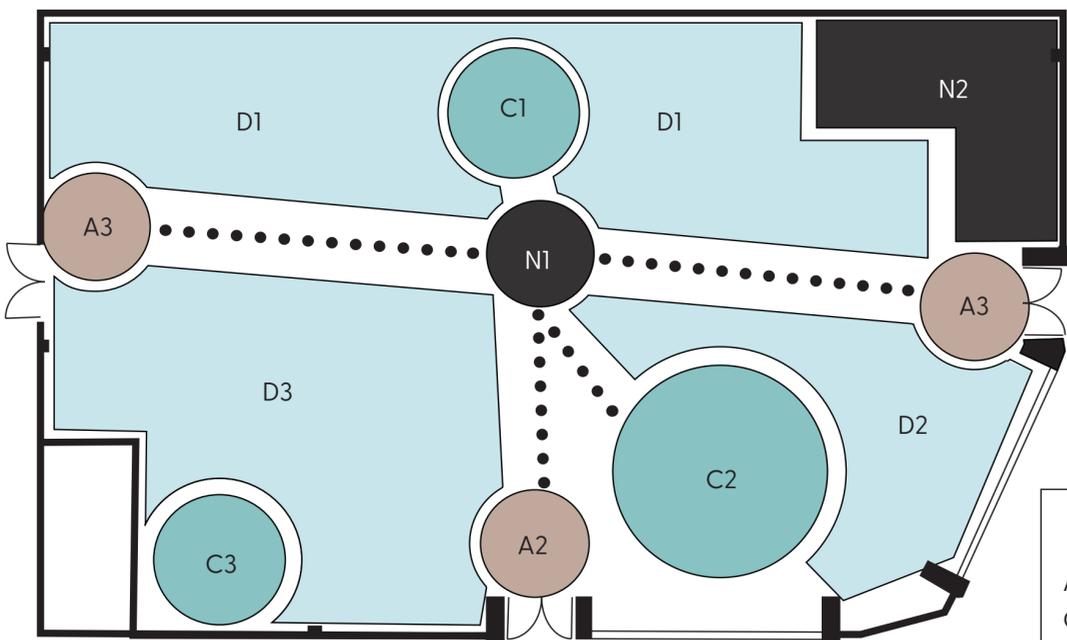
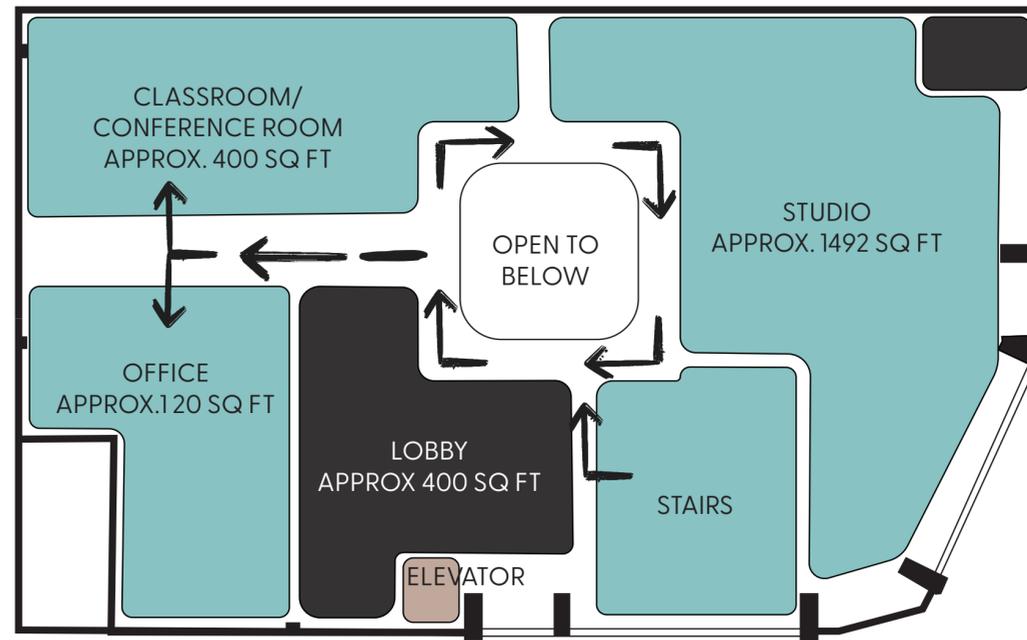
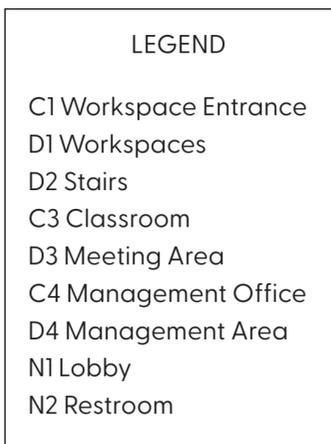
PROGRAMMING & DIAGRAMMING

	Square Footage	Access	Exterior View	Adjacencies	Description
Market Area	1400 sq ft	Public	Not Necessary	Cafe and Stairs	A large space filled with flexible display and product sale areas
Cafe	880 sq ft	Public	Important	Entrance(s) and near Restrooms	Cafe selling baked goods, snacks, coffee, and teas
Second Floor Lobby	400 sq ft	Public	Not Necessary	Office, Classroom, Studio	Lobby at the top of the stairs connecting the Office, Classroom and work areas
Classroom	400 sq ft	Private	Preferred	Studio, Lobby	Space for holding a variety of classes and meetings
Studio/ Workspace	1492 sq ft	Semi-Public	Preferred	Classroom, Lobby	Large flexible open workspace for vendors to build and create
Office	120 sq ft	Private	Not Necessary	Lobby	Office for building management
First Floor Restrooms and Utility Room	300 sq ft	Private	Not Necessary	Market and Cafe	Restrooms for general public, café and market patrons. Utility and janitorial storage
Second Floor Restrooms	144 sq ft	Private	Not Necessary	Studio, et al.	Additional restrooms for office staff and workshop tenants

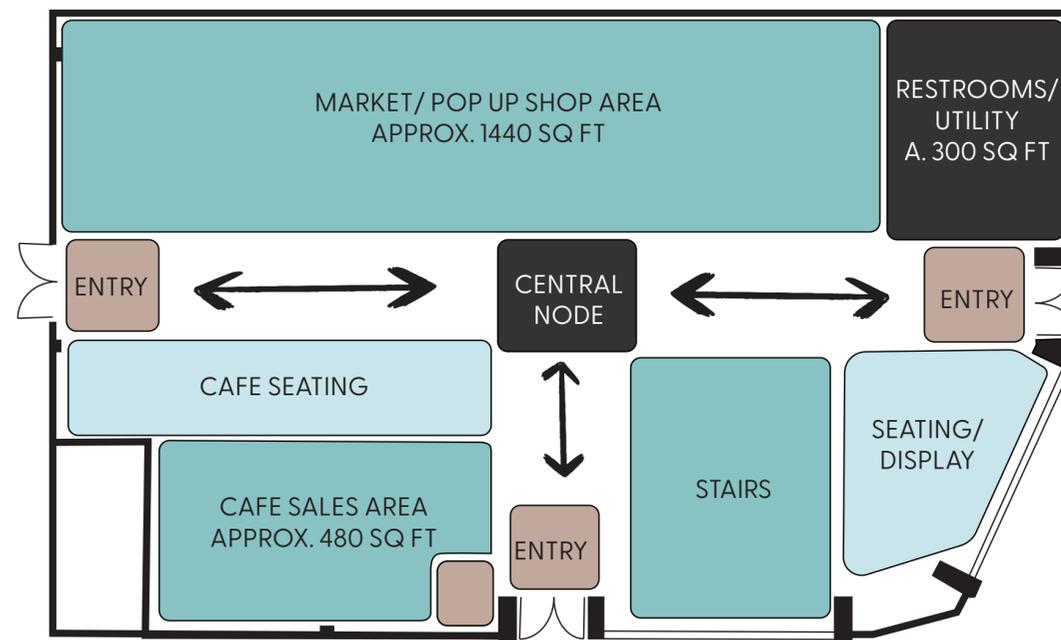
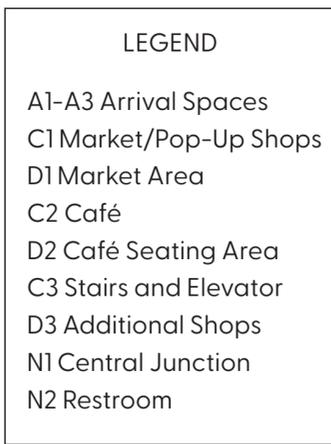




Second Floor

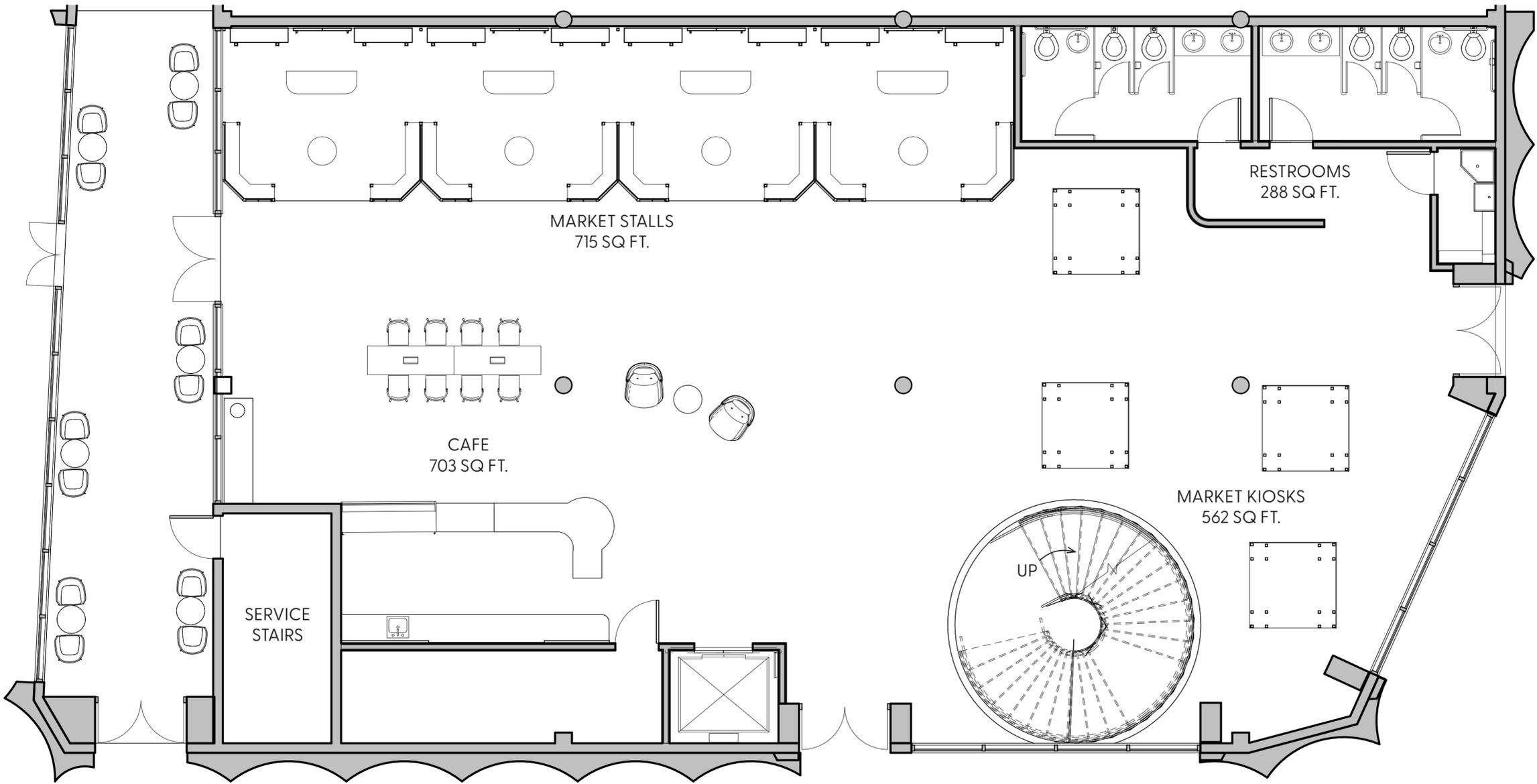


First Floor



FIRST FLOOR

Floorplan

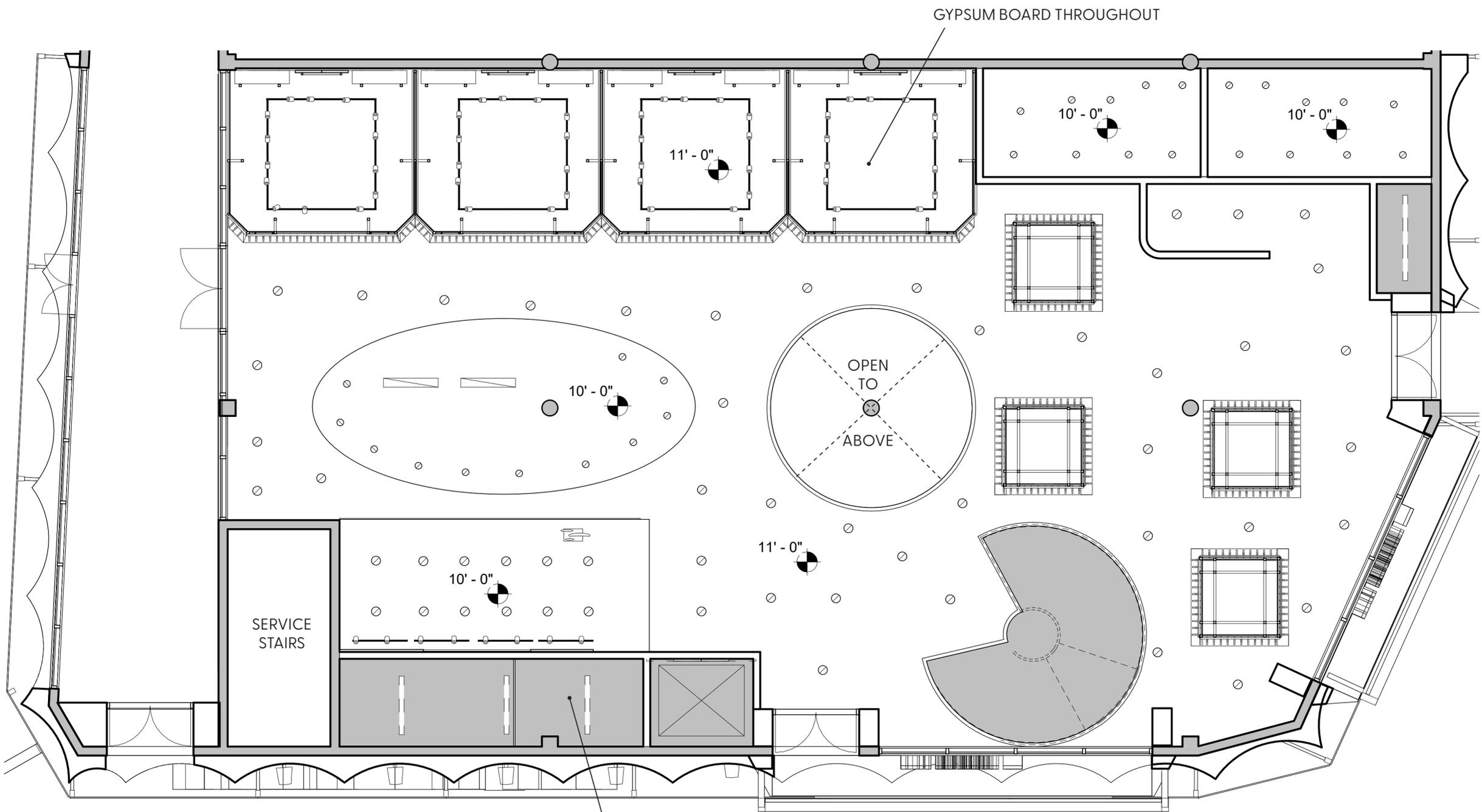


LEVEL 1 FLOORPLAN
1/8" = 1' - 0"



FIRST FLOOR

Reflected Ceiling Plan

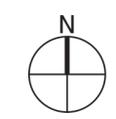
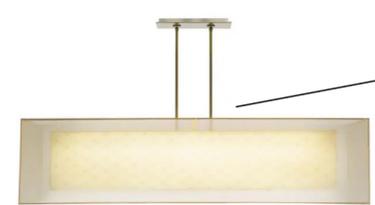


LEVEL 1 REFLECTED CEILING PLAN
1/8" = 1' - 0"

UNFINISHED OPEN CEMENT CEILING

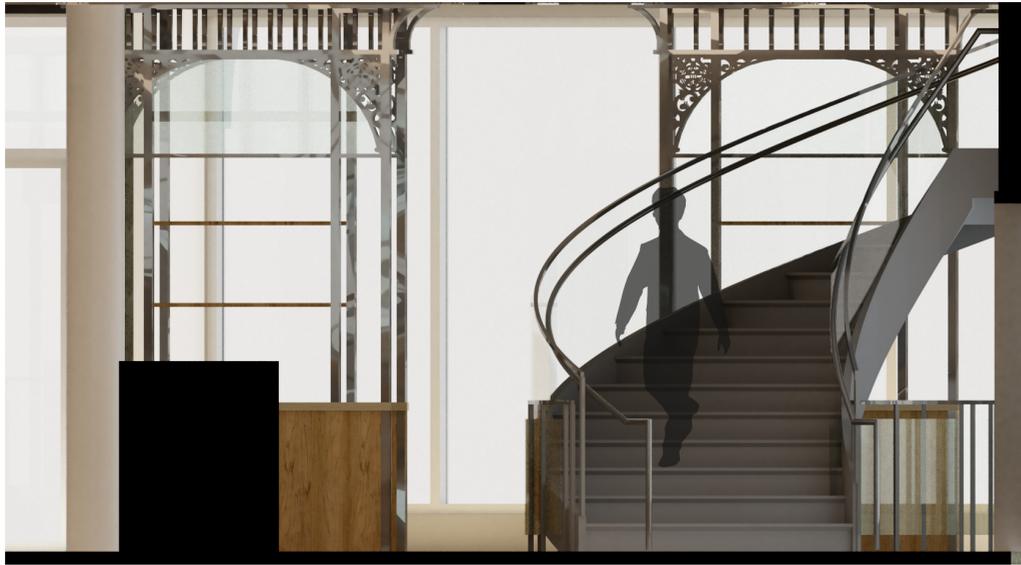
LIGHTING LEGEND

	8" Recessed
	6" Recessed
	COSMOS Pendant
	Shaper Pendant
	Utility Lighting
	Track Lighting



FIRST FLOOR

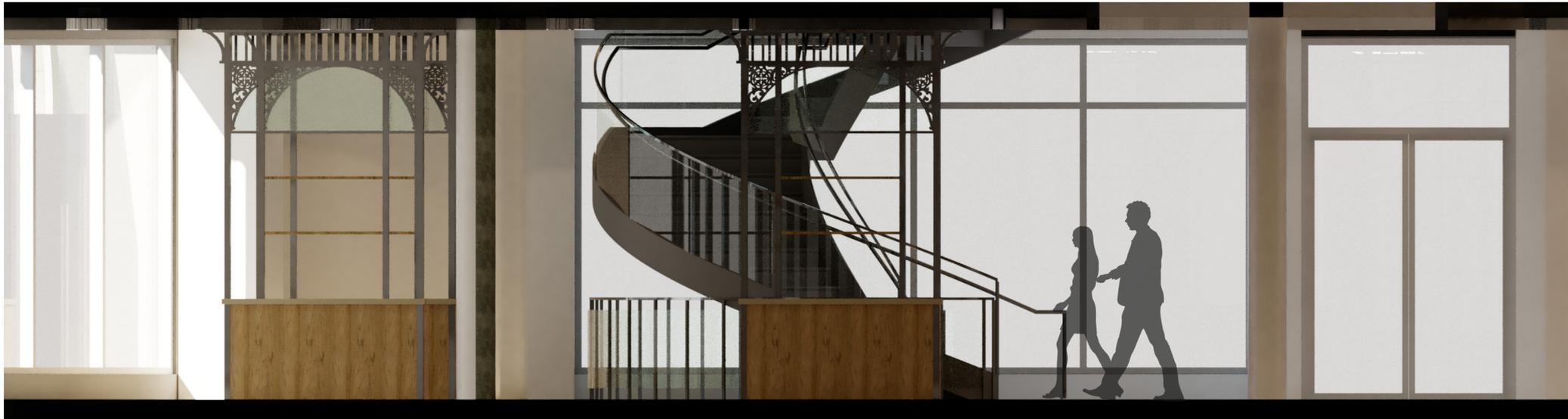
Perspectives and Elevations



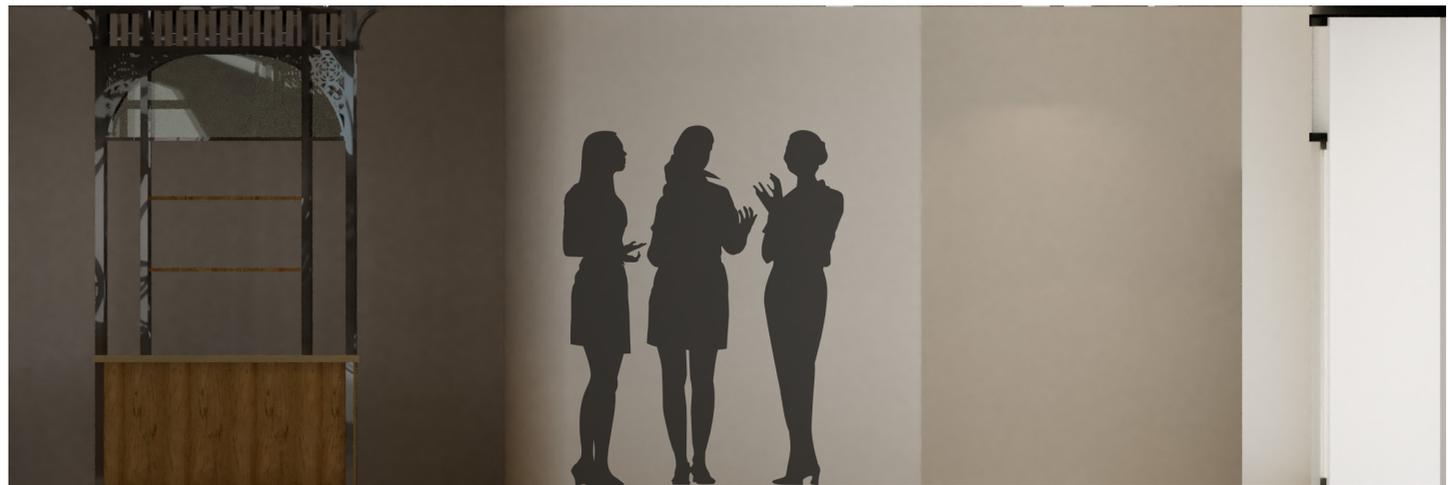
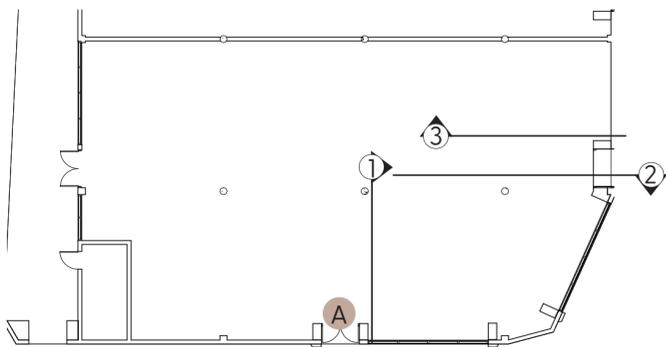
1. Stairs (East facing view)



A. Perspective from South Entrance



2. South facing view



1. Market Kiosk (North facing view)

FIRST FLOOR

Perspectives and Elevations



4. Market Stalls (North facing view)



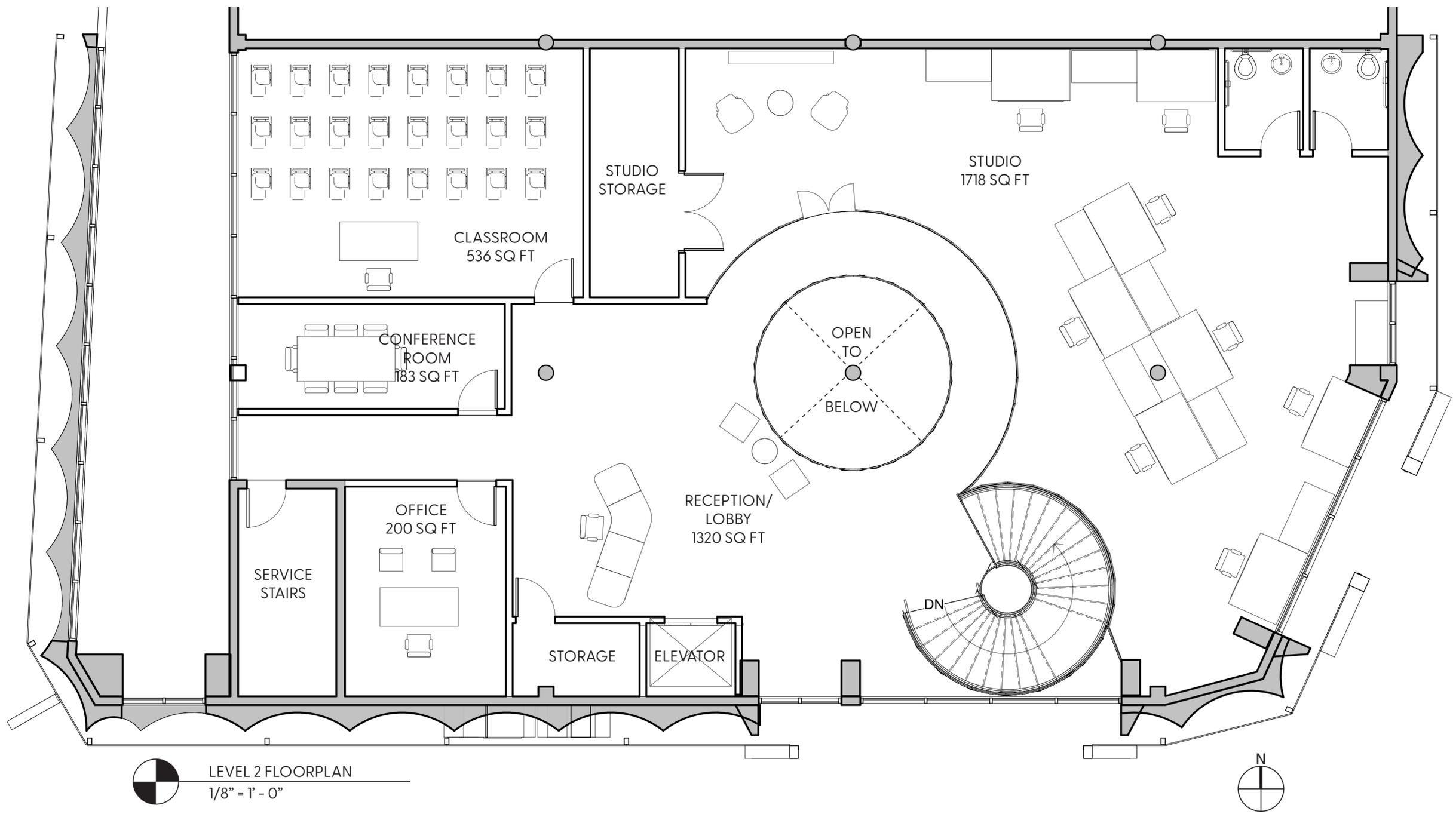
B. Perspective from West Entrance



5. Cafe (South facing view)

SECOND FLOOR

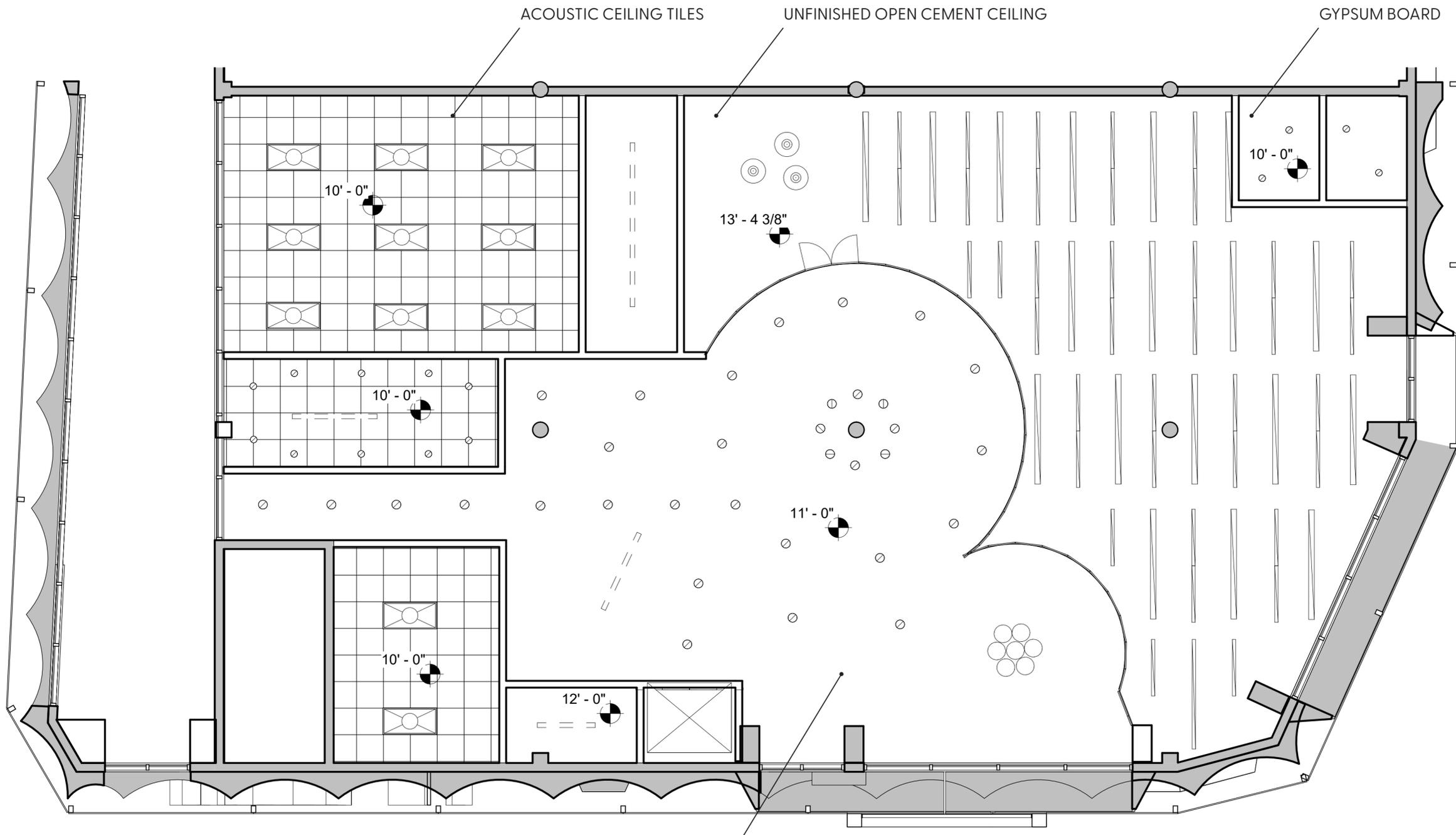
Floorplan



LEVEL 2 FLOORPLAN
1/8" = 1'-0"

SECOND FLOOR

Reflected Ceiling Plan



LEVEL 1 REFLECTED CEILING PLAN
1/8" = 1' - 0"

GYPSUM BOARD

LIGHTING LEGEND

	8" Recessed
	6" Recessed
	Globe Pendants
	Mooi Pendant
	Suspended Light
	Acoustic Baffle LED
	2x4 Troffer Lighting



SECOND FLOOR

Perspectives and Elevations



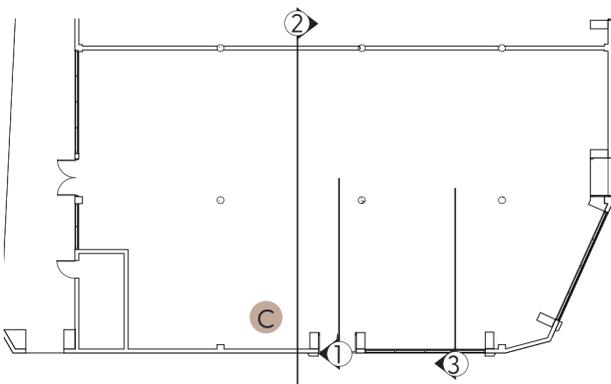
1. Lobby area (West facing)



C. Lobby Perspective from Elevator (East facing)



2. View to Studio (East Facing)



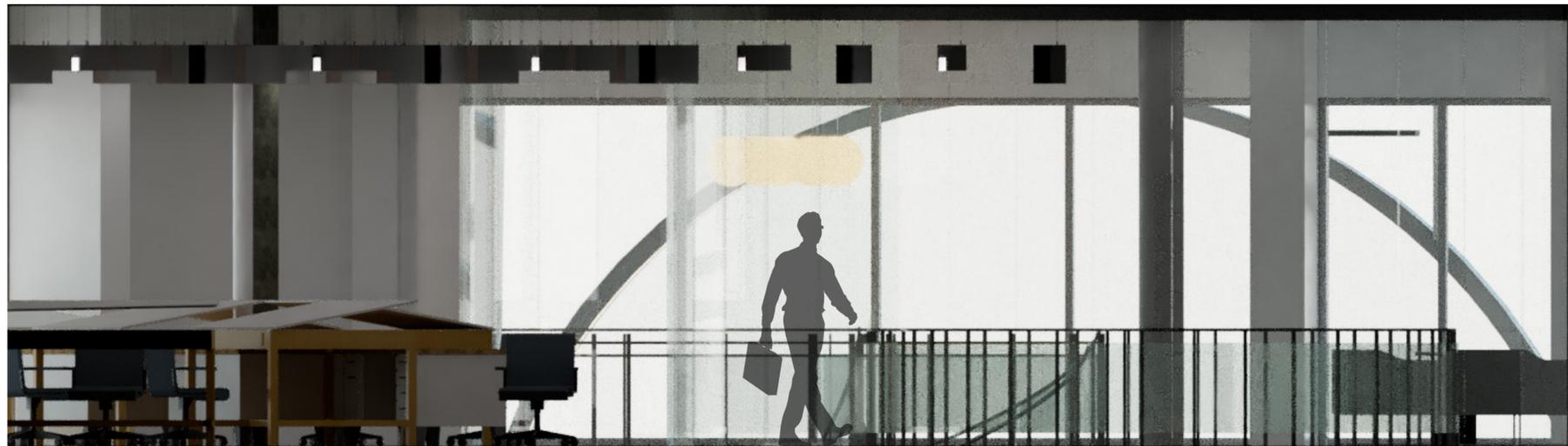
3. View from Studio to the Lobby (West Facing)

SECOND FLOOR

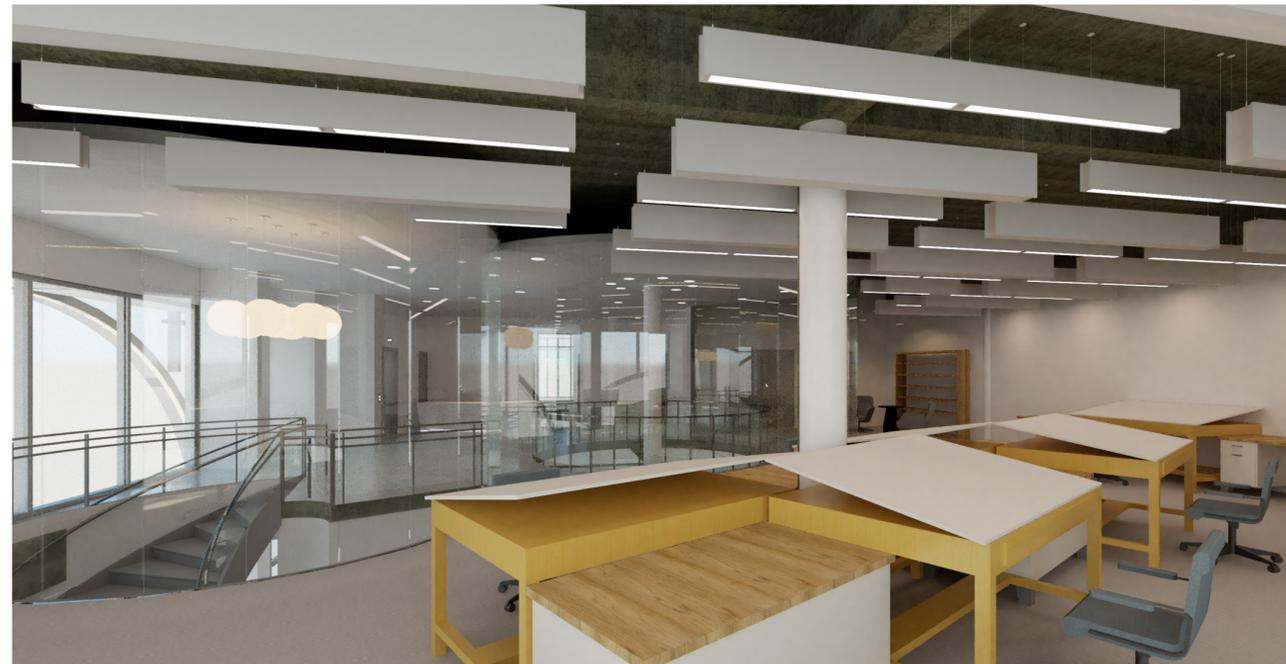
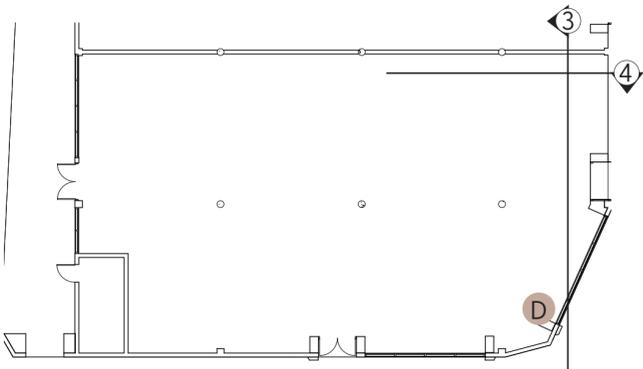
Perspectives and Elevations



3. Studio (West facing)



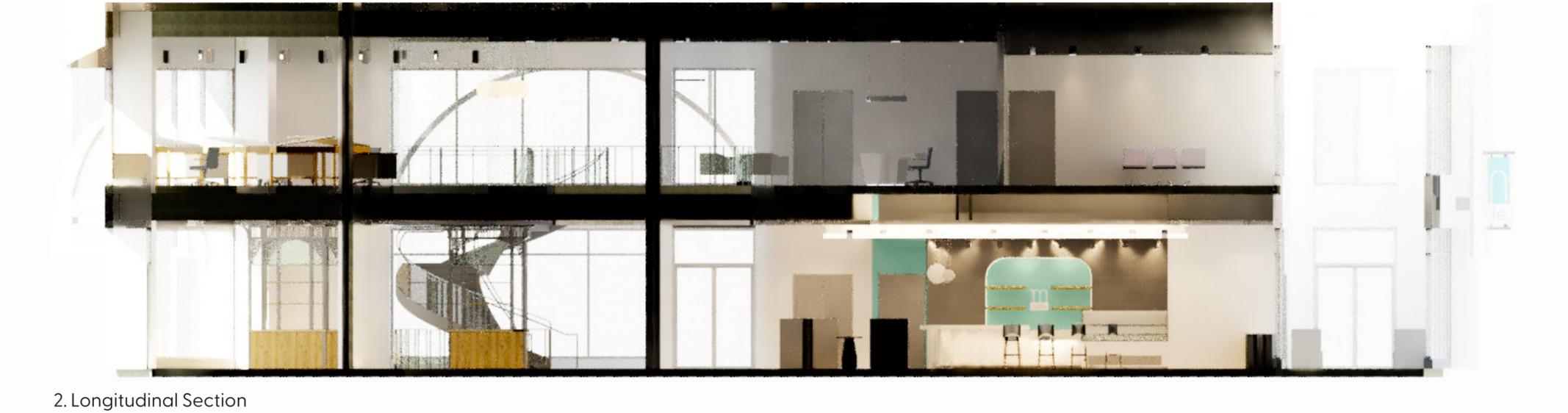
4. Studio (South facing)



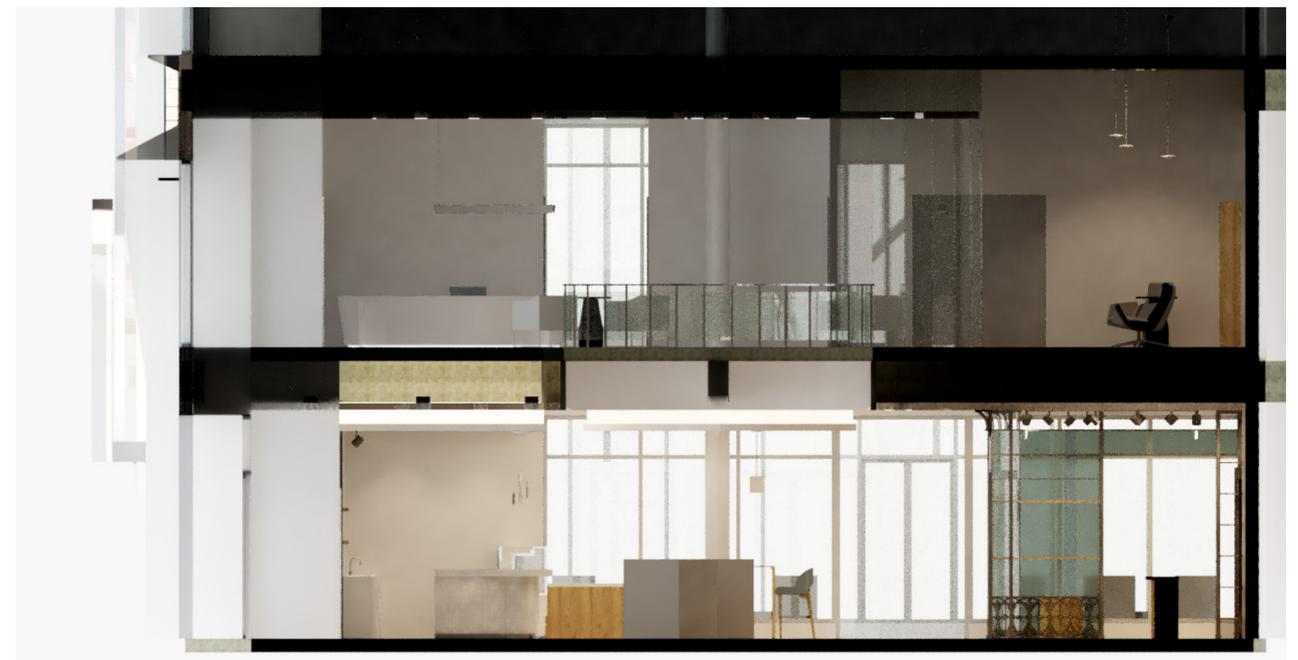
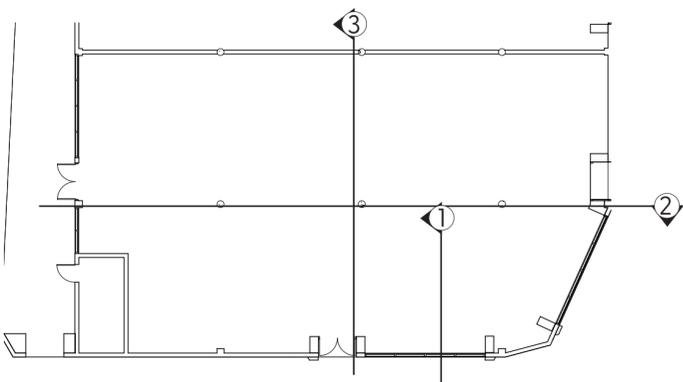
D. Perspective of Studio from South Eastern Corner



1. Section of Stairs



2. Longitudinal Section



3. Transverse Section

MATERIALS BOARD

MARKET STALLS
GLASS AND BLACK ALUMINUM

FURNISHINGS AND FINISHES
LIGHT OAK

FURNISHINGS
DARK FINISHED OAK

ACOUSTIC BAFFLES
CHARCOAL FELT



FIRST LEVEL

SECOND LEVEL

PRIMARY FLOORING
WHITE AND GREY MARBLE, AND TERRAZZO

SECONDARY FLOORING
PINE NARROW PLANK

SECONDARY FLOORING
CARPET

STUDIO FLOORING
FINISHED CONCRETE



White and light blue with arches

High end materials, light, and glass

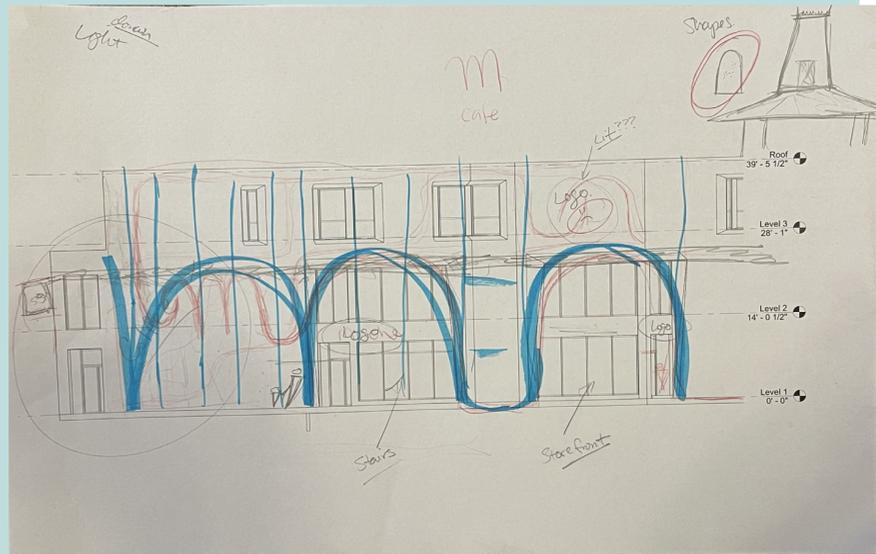
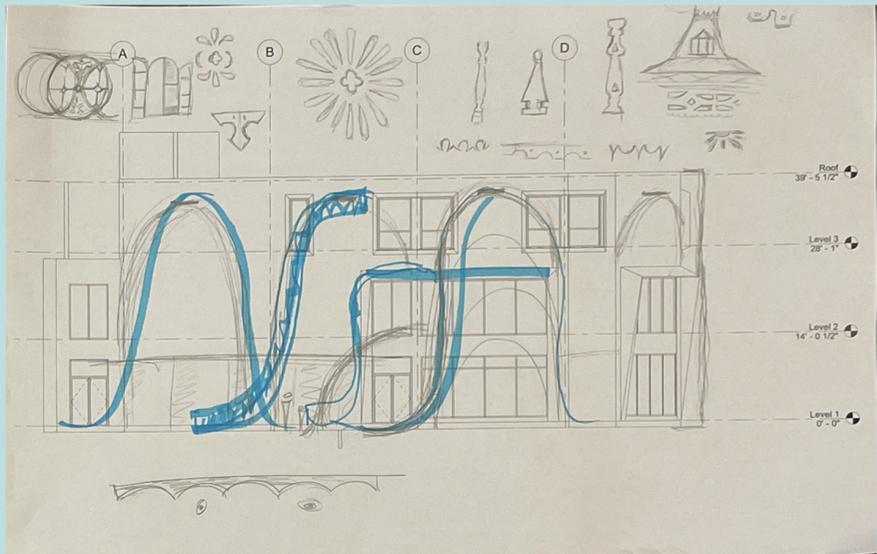
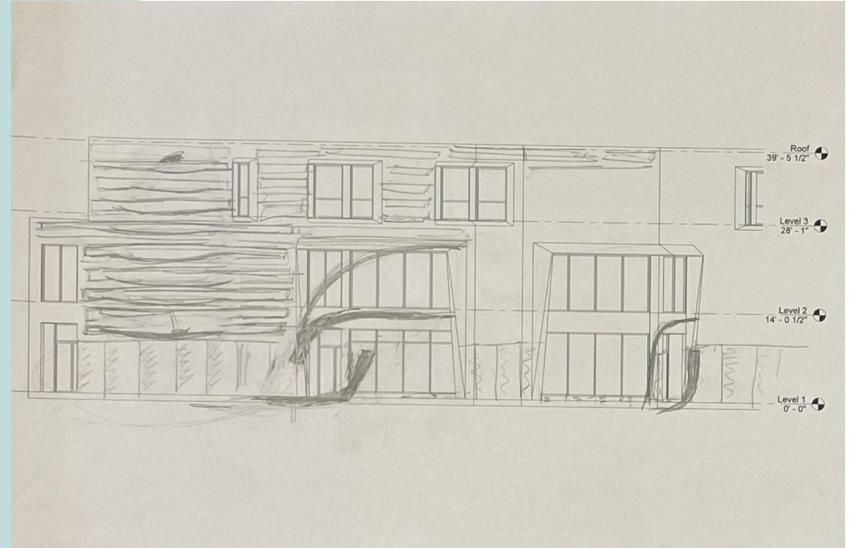
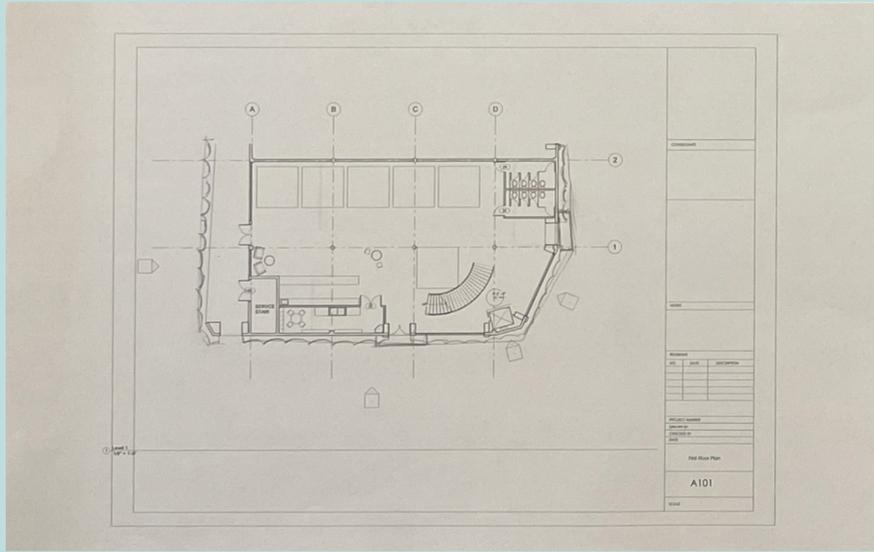
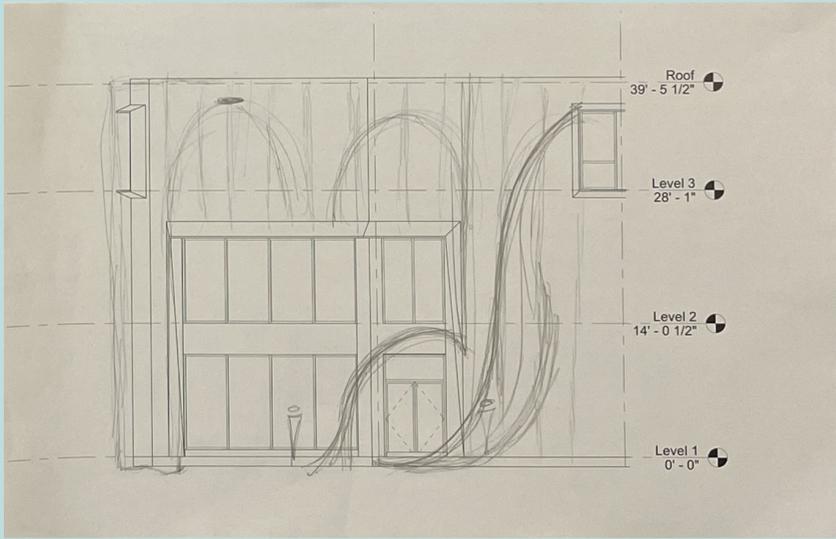


Color blocking on simple squared building



Arched doorways with shutters

Stone foundation with wood structure atop





South Elevation



East Elevation



South West corner perspective



South East corner perspective

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