



HELLSKITCHEN
GARDEN COURTS



1 Bi-level central courtyard garden linked by garden glass canopy trellis. Apartments with garden views capture 20% more / SF

535 W43- HELLS KITCHEN
 IN-FILL RESIDENTIAL COMMUNITY
 NEW YORK, NEW YORK

A haven in the heart of Hell’s Kitchen is a sanctuary from the city. As an extension of the architecture, the bi-level courtyard engages the two buildings into a unified composition. The glass covered loggia, inspired by Christo’s Gates, bridges the gardens and establishes a calming landscape experience linking the two buildings. Groves of columnar Red Maples and American Hornbeam trees emerge from sculpted mounds that mask this mid-block urban setting.

As a testimony to the garden’s success, apartment units fronting onto the gardens gain 15%-20% more in value. While the spatial diversity allows multiple groups to share the court in privacy, on the rooftops the designs capitalize on the spectacular unobstructed Hudson River view.

One is dedicated to dining and entertaining with separate kitchens and dining pods, defined and comforted by shading trees and indigenous understory plantings. The other garden terrace features daytime and evening lounging nodes within an unparalleled cityscape setting for both large gatherings and intimate moments.

PROJECT FEATURES

- Bi-Level Central Courtyard Garden
- Two Amenity Rooftop terraces
- Courtyard Loggia as Garden Pergola
- Sculptural timber seating nodes
- Multi-functional courtyard as community center
- Courtyard and roof terraces as “living roofs”
- Children’s playspace garden
- Dining and sun lounging terraces
- Lower Hudson Valley native plant communities – courtyard
- Hudson Valley Palisades plant communities – roof terraces
- Rain water harvesting for irrigation
- Water conservation irrigation system

COMPLETION

Summer 2016

COST

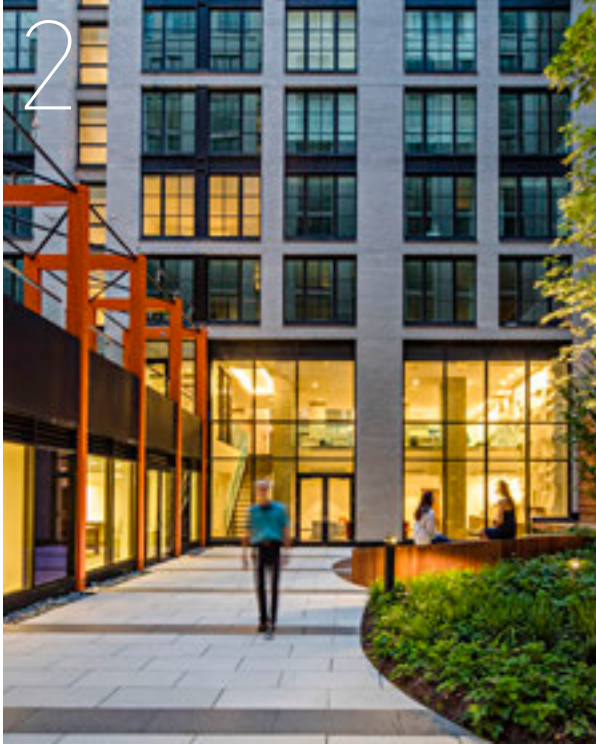
Overall: \$28 M; Open Space: \$3.75 M

CLIENT

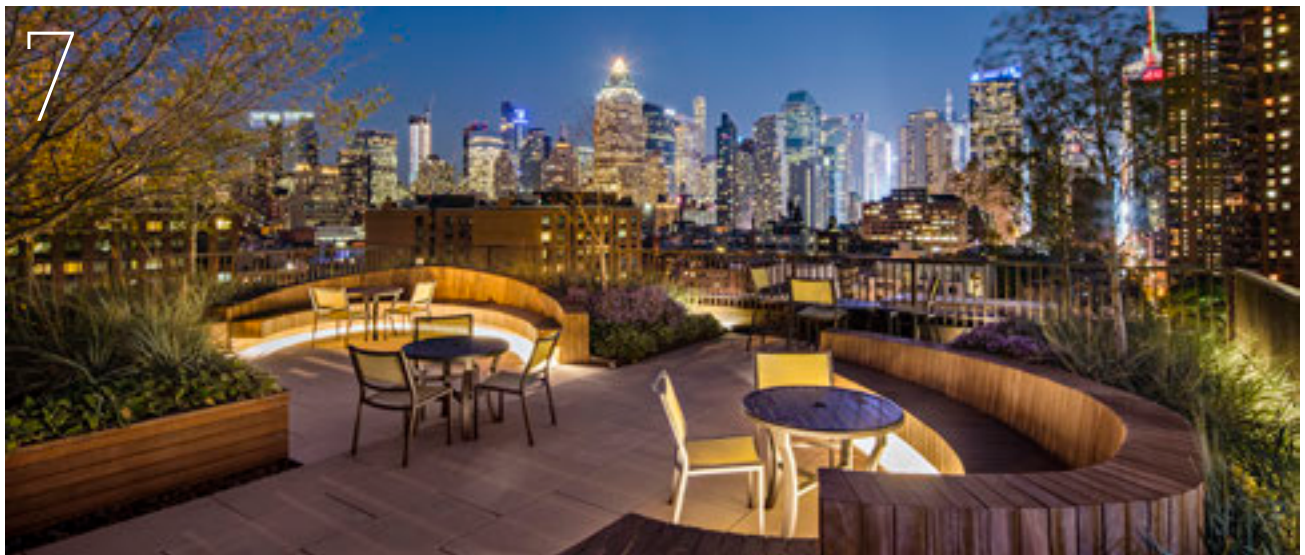
Patrinely Group

DESIGN TEAM

- Architect: Cetra/Ruddy Inc.
- Structural Engineer: DeSimone Consulting Engineers
- MEP Engineer: Dagher Engineering
- Lighting Design: One Lux Studio
- Irrigation: WC3 Design
- Landscape Contractor: Let It Grow



2 Bi-level courtyard linked by glass covered trellis 3 Lower courtyard 4 Upper courtyard 5 Garden party reception



6 Rooftop sun terrace 7 Dining/lounge roof terrace evening ambiance 8 Roof terrace in full fall bloom