



## Washington Boulevard Mixed-Use Housing and Retail

Stamford, Connecticut

This high-end rental loft development in Stamford is both a gateway to the downtown from the north and a gateway to a new park from the downtown to the east.

The development contains structured parking in the basement and first floor, a surround of retail and building amenities along public ways, and 200 residential units. Conceived as three layers, the building has an animated quasi-public first floor, a stack of units in the middle, and is topped with loft units and articulated elements which lift the building and gesture skyward. The massing of the building transitions between the high-rise central business district and the planned central park at the Mill River.

Innovative within the typology of stick construction, the building's composition is a horizontal and vertical blurring of tower masses, overhangs, and masonry veneers.





Site Plan

*Challenges include merging and balancing retail, residence, and parking, relating to street and park environments, and mediating between a residential high-rise building and the adjacent public park.*