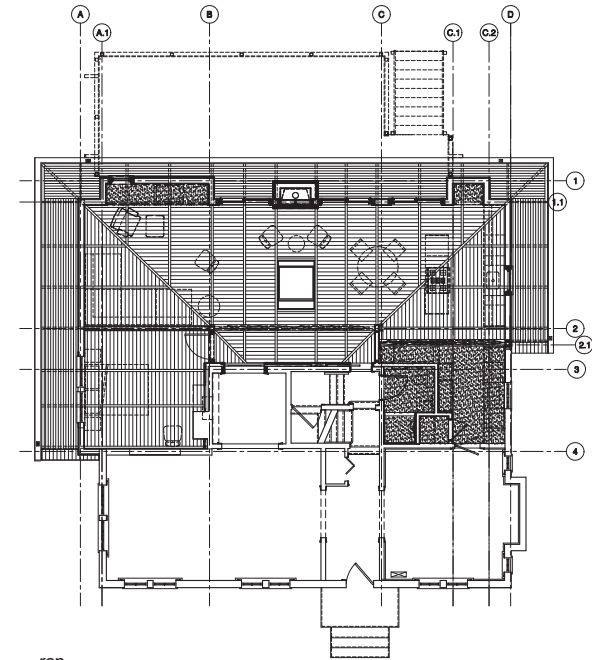


## Maplewood Extension, New Jersey, Completed-2004

The 1500 sf addition to an existing wood colonial house creates a more intimate relationship with its wooded site. The original house, a two-story Colonial, had received a series of poorly conceived additions which had resulted in a floor plan that was unworkable for the parents starting a family. The parents needed a space for the family and their frequent guests to congregate comfortably and which, additionally, would enable them to better supervise their two young children while at play. The project addresses this problem while redefining the relationship of the house to the dramatically wooded rear yard.



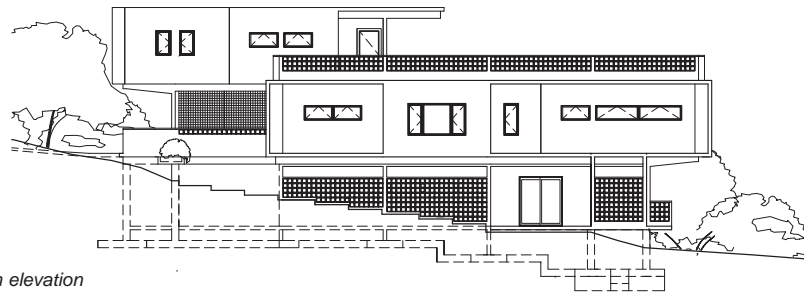
interior looking south



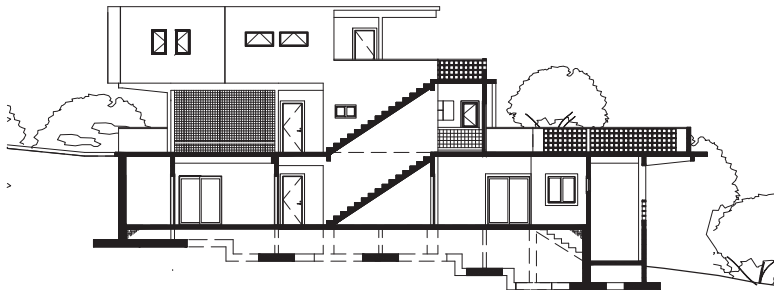
rcp

## Rincon Beach House, Rincon, Puerto Rico, Completed-2002

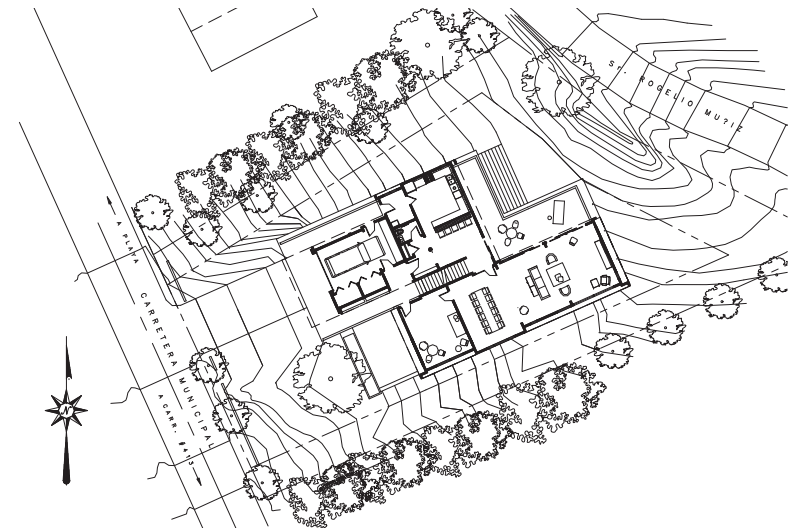
The 5,000 sf vacation home on a sloping site with ocean views provides opportunities for both privacy and community for two families.



south elevation



section at stair looking north

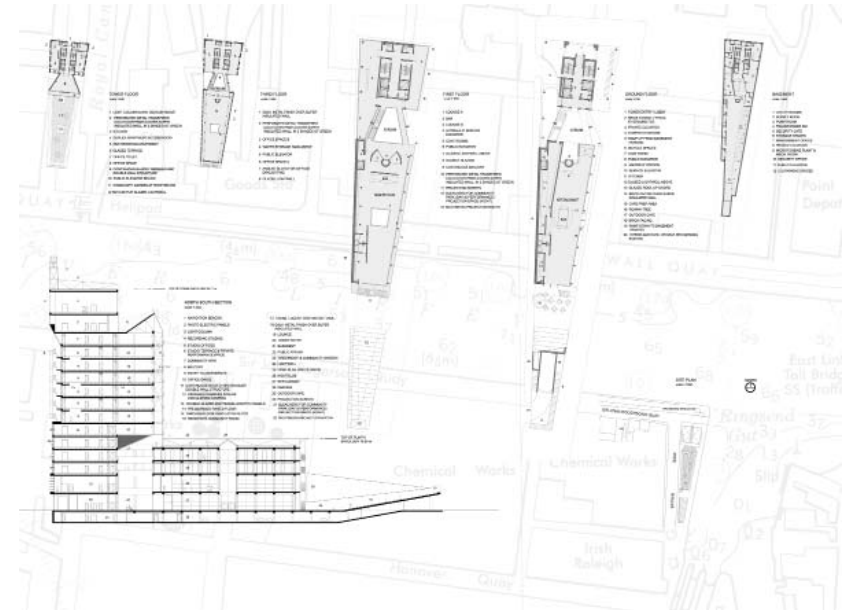
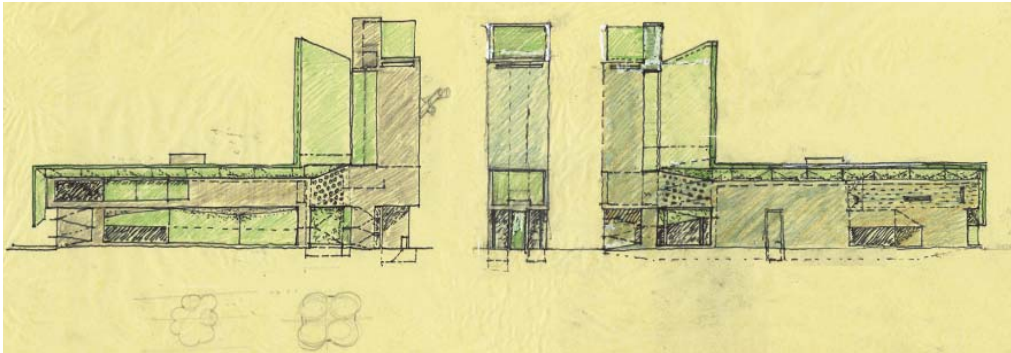


site plan

## Dublin Docklands Competition, Dublin, Ireland 2003

Toward the goal of designing a high-performance building with the smallest possible ecological footprint, the design conceives of the site and all the uses, subsystems and parts of the building as working together to achieve energy-efficiency and reduce environmental impact. The strategies included:

- Commercial and residential uses are situated within a web of community amenities to encourage co-housing, live-work opportunities and the use of the building as a "neighborhood". This strategy not only optimizes the building's 24-hour energy use cycle, but also has the potential to greatly reduce the ecological footprint of the buildings inhabitants.
- A portion of the building's office spaces is connected to a citywide supply of commercial activity.
- The surrounding public/urban space of the campshires is filtered into the building via a large atrium.
- Open "non-programmed" green space is provided to complement the buildings programmed space.
- As a working lighthouse at the intersection of three major waterways the building serves as a "landmark- community" within the city and thereby a prominent model for continued sustainable development

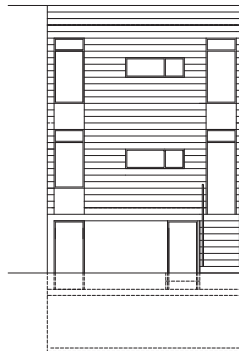


## Williamsburg Development-Proposal for Asset Sales Program, Brooklyn, NY-2002

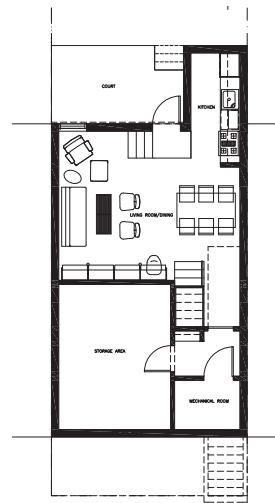
The project proposed to develop an in-fill townhouse as a two family residence. The architect owner occupied lower -level duplex opens onto a garden at the rear and incorporates an off-street work-space studio.



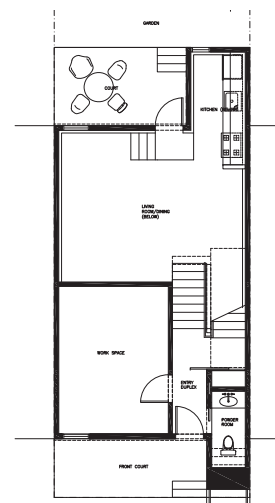
existing condition



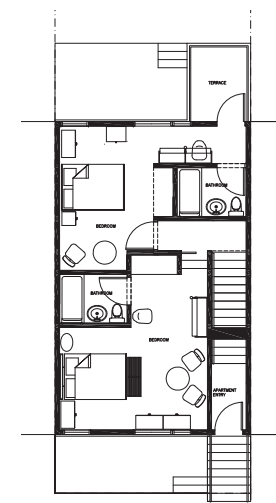
proposed street elevation



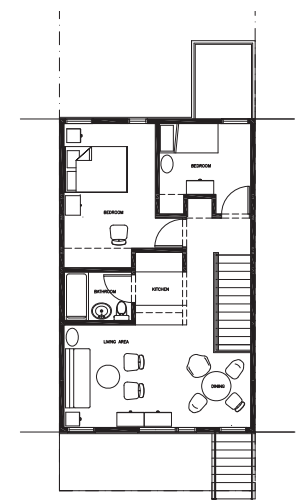
sub-grade plan-patio- living/  
dining w/ storage



street plan-workspace



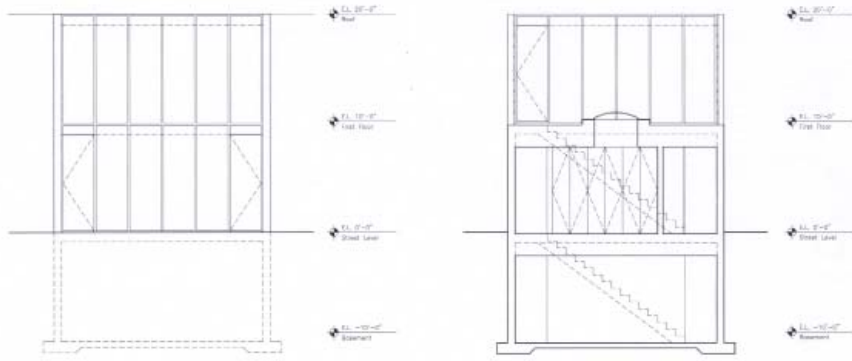
first floor plan -sleeping



second floor plan -rental  
unit

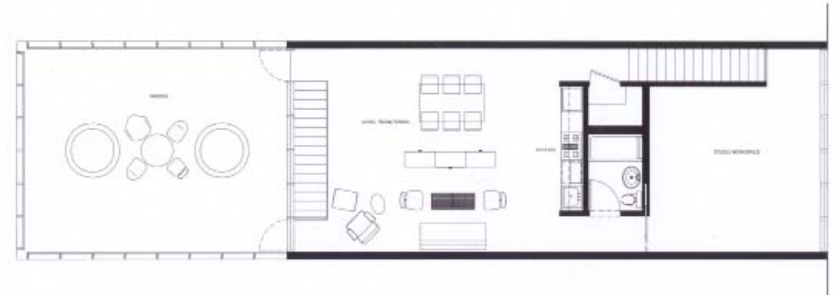
## Williamsburg Single Family, Brooklyn, NY, Project-2000

The project proposed to develop an in-fill townhouse as a two family residence with an off-street work space/studio for the owner in residence.



street elevation

terrace elevation



first floor plan



basement plan



street plan

## Williamsburg Two Family House, Brooklyn, NY, Project-1999

The project proposed a renovation to the lower two stories of an existing 3 family as a duplex apartment with garden access.



sub-grade plan



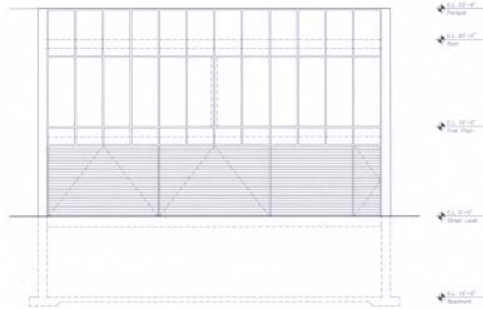
ground plan

## Park Slope Warehouse Conversion Brooklyn, Project NY-2000

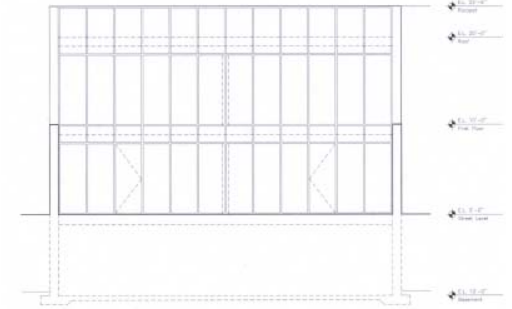
The project proposed to develop a two story warehouse as a multi-family residence with a workshop and garden work space/studio for the owners in residence.



existing condition



proposed street elevation



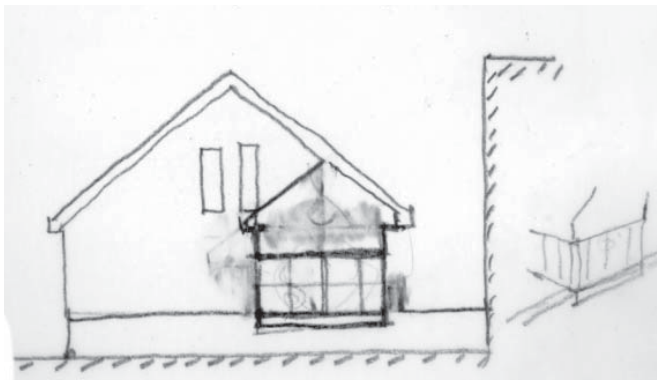
courtyard elevation



ground plan



first floor plan



elevation kitchen addition

## Nyack Residence, Nyack, NY, Project-1998

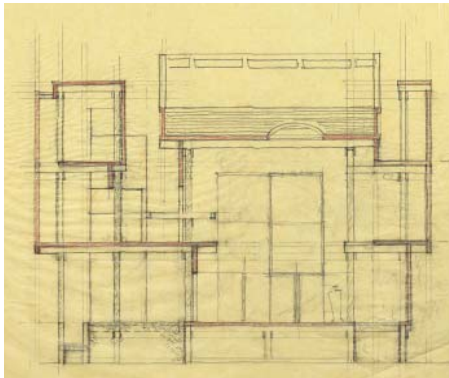
The project involved a 1000 sf kitchen addition, glass enclosed dining area and entry forecourt .



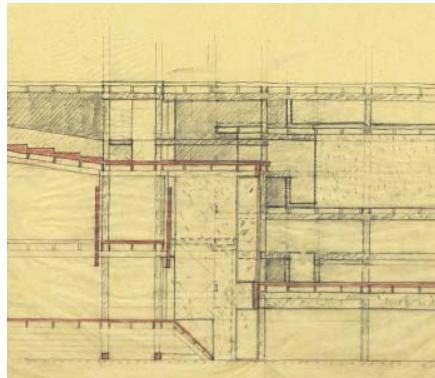
## Paris Prize Competition- Cultural Information Exchange- Proposal for a Temporary Building in Wall Street, New York City- 1997

The competition focused on the changing character of lower Manhattan. What had long been solely a financial and business district governed by the 9 to 5 schedule, was, in recent years developing a residential base thereby becoming a 24 hour community. Additionally, new industries in media, arts and advertising had moved to the area adding to it's diversity. The competition sought to create community facilities that would bring back the original "village" character of the district. Within the context of commodified office space the competition charge was to design a complex of civic amenities of non-commodified information, interaction and exchange critical to the development of 24-hour community.

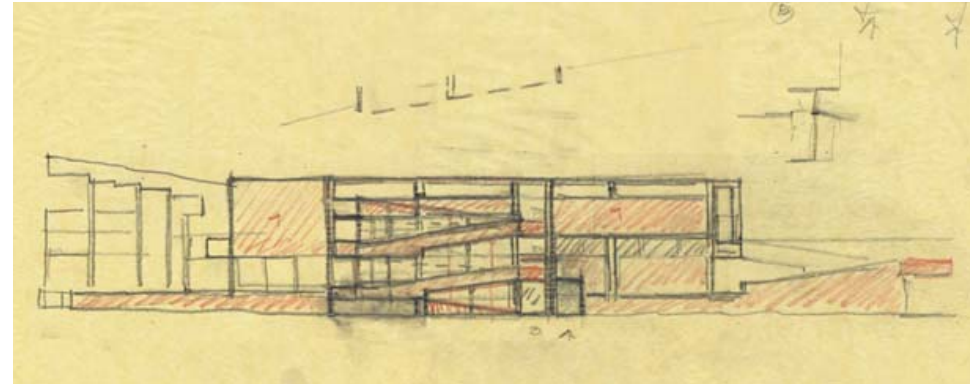
The project proposes a bifurcated wall which is cleaved along it's longitudinal axis thereby enclosing an interior space of "exchange" with framed views of Trinity Church to the west, the East River to the east and the sky above. The building is constructed of scaffolding-grade timber structured on a packed earth plinth which serves as a foundation and raised ground plane. The materiality of the structure, while making deliberate historic & phenomenological reference to the original site, was conceived as a cost effective and expedient solution for a temporary structure requiring ease of deployment and decommissioning. The project develops the axis of Wall Street sectionally from it's entry at the west, as an architectural promenade that tours the various facilities of the "exchange" - Meeting Room, Information Depot and Exhibitional Hall- as it accends the three levels of the "tiered-commons" to an upper promontory offering views above the FDR toward the East River.



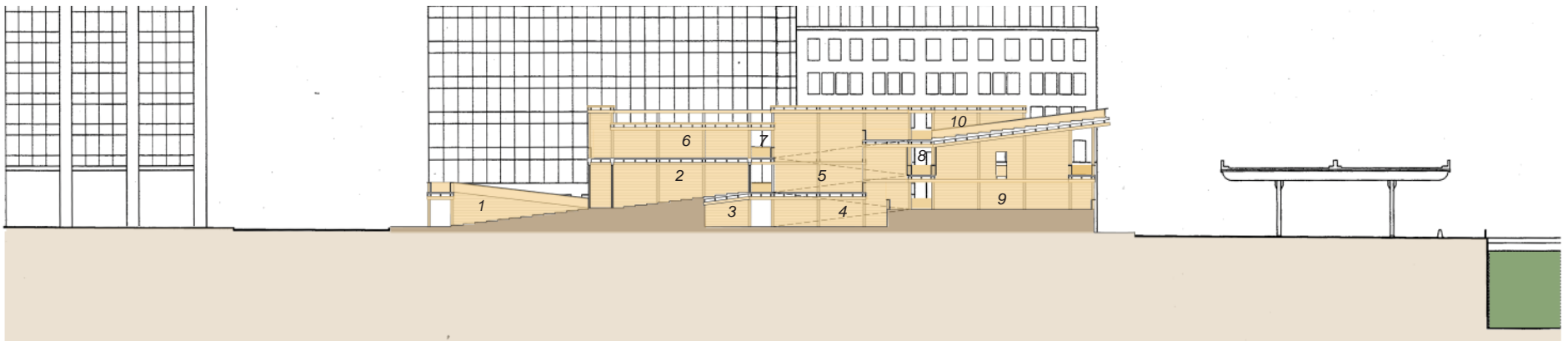
cross section looking east



detail long section looking south



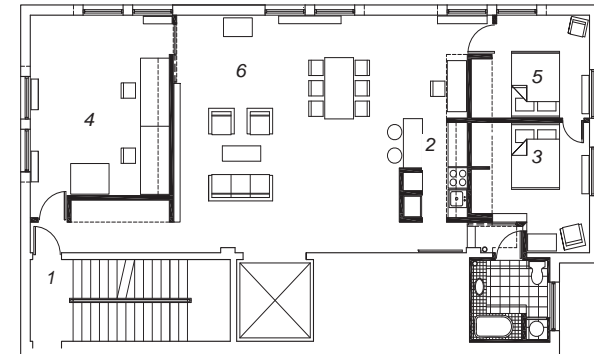
north elevation



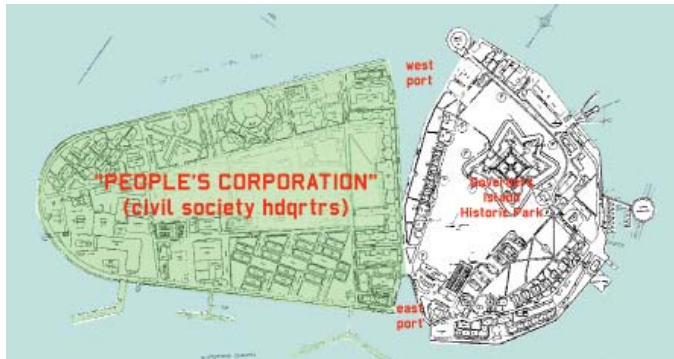
section with earth plinth looking north- 1-entry court; 2-theater/meeting room; 3-restrooms;4- cafe; 5 information depot; 6-upper courtyard; 7- storage lockers beyond; 8 info-bridge; 9- exhibition hall; 10- rooftop amphetheater/promontory

## Williamsburg Loft, Brooklyn, NY, Project-1996

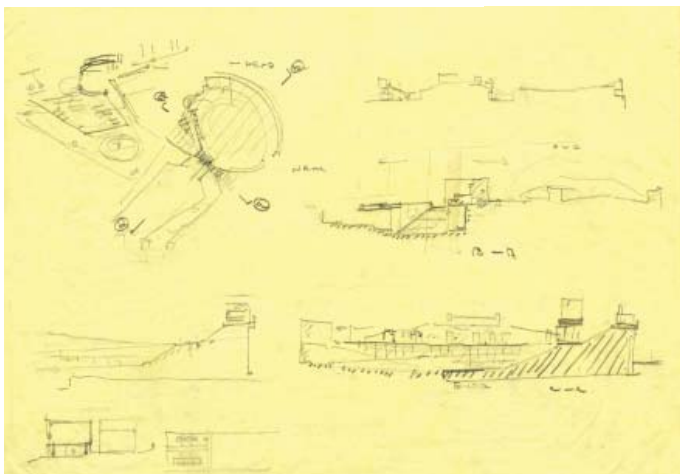
The project involved the renovation of a 1500 sf industrial loft space as a two bedroom living work space for a writer and architect. The loft featured three exposures offering panoramic views of Manhattan.



plan: 1-entry foyer; 2-kitchen; 3- master bedroom; 4-study/studio; 5- guestroom; 6-living and dining



existing conditions



preliminary site concept-sections

## Governors Island Ideas Competition, NYC- 1996

The competition addressed the then impending deaccession of Governors Island to private control after nearly 200 years as publicly held land. The central objective was to theorize, through speculation on land use strategies and programs, the best relation between the public and private realms toward maximizing public good within a capitalist framework. The brief specifically requested proposals that would challenge the most likely possibility for the site which would be that it would be turned over to exclusive enclave development.

The proposal sought a new model for “the commons”. The privatization of a public “good”, in this case Governors Island, was enacted through a transfer of resources to a new “People’s Corporation” made up of a vast array of non-profit organizations. The resources would be held in common, each individual non-profit as a shareholder, a public “good” held in the form of a non-profit corporation.

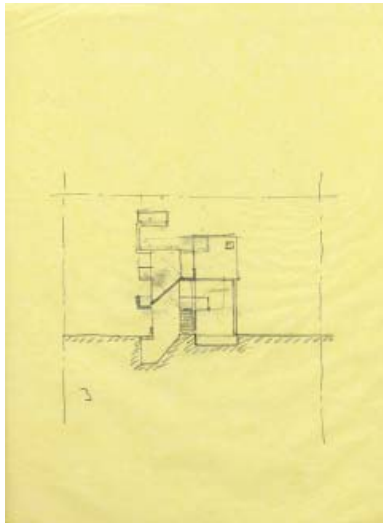
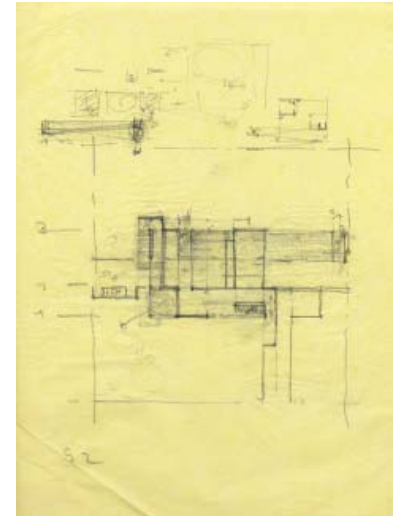
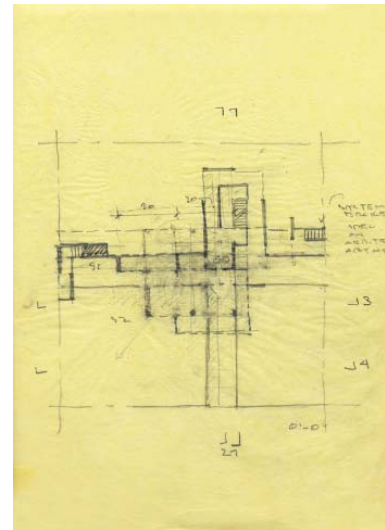
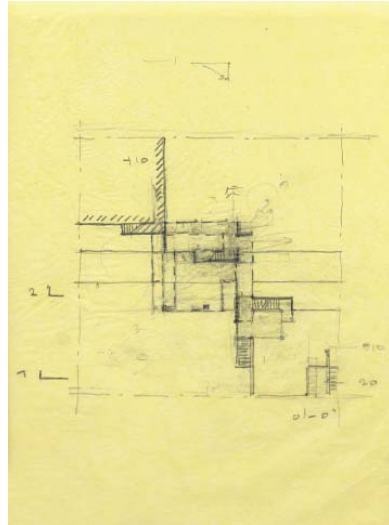
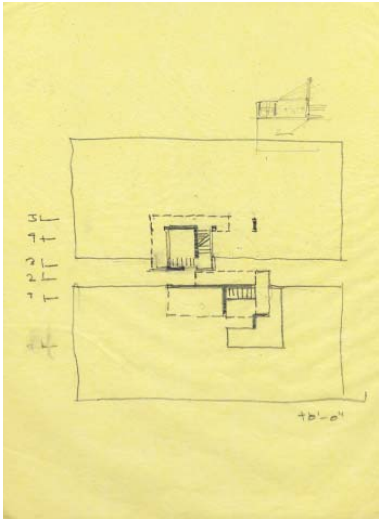
To celebrate the transfer, there would be a series of festivals held throughout the year which would commemorate the activities of the constituent institutions. These holidays would counteract the increasing commercialization of existing secular holidays and establish a unique annual cycle of events to mark local time on the island. The island’s isolated geography would further strengthen the identity of the local by encouraging reinvestment in the local economy. The breath of programs proposed would support the vital cycles of reinvestment.

Additionally In anticipation of the upcoming revitalization of NYC port at Redhook as primary market for New York City, the island could also be seen as a lense, a conciliator between industry and finance, literally a stepping stone, geographically posing the argument that there must be some middle ground.

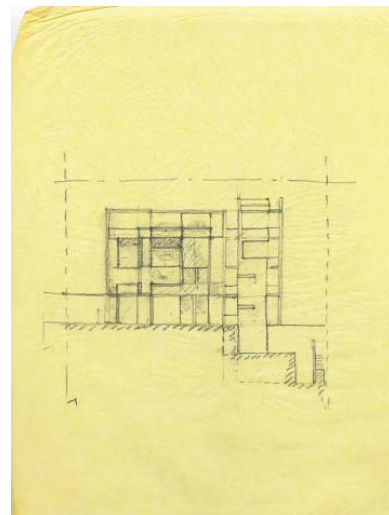
As a primary gesture, two triangular incisions were proposed; at the west, utilizing Williams Castle as landmark, and at the east to form twin sheltered ports of entry to the new facilities along what was the southern coastline of the original island before it had been extended by landfill. These interventions formed, as an interior landscaped void, and a primary public gathering space that bridged the past in the Historic District at the north with the future in the “People’s Commons” in the landfilled section to the south.

## Tectonic Studies 1- 1995

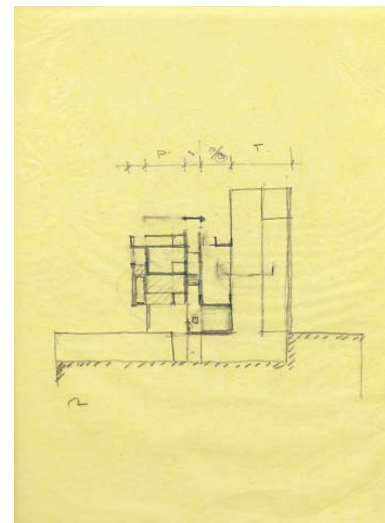
The studies explored tectonic transformations of a 30'x30' cube within the perimeter of a 90' x 90' site. The studies probed the fundamental tectonic principals of path/ place, center/periphery, expansion/contraction and architectural promenade.



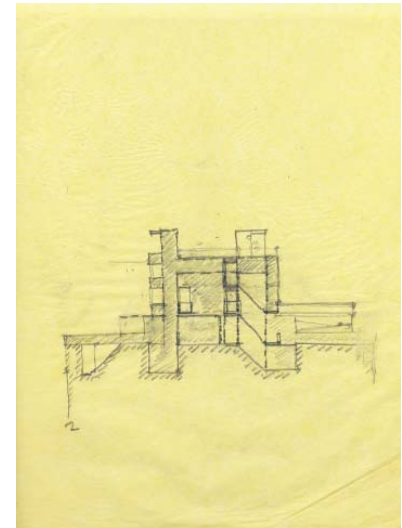
scheme 2



scheme 3



scheme 4

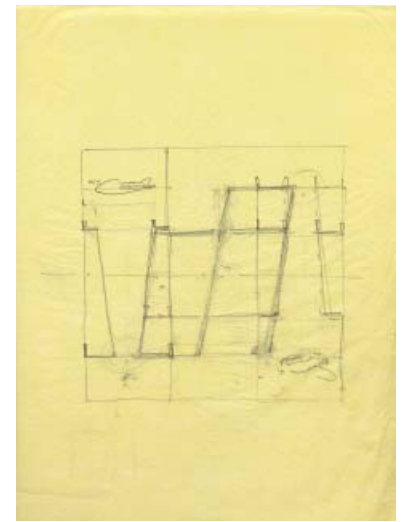
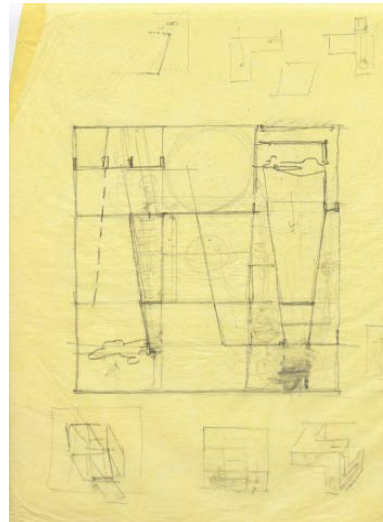
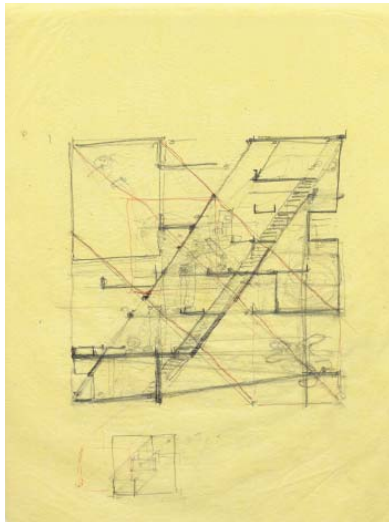
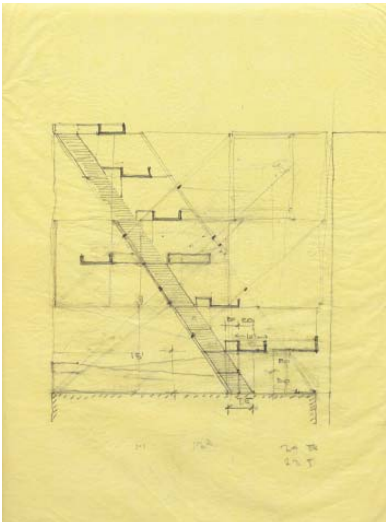
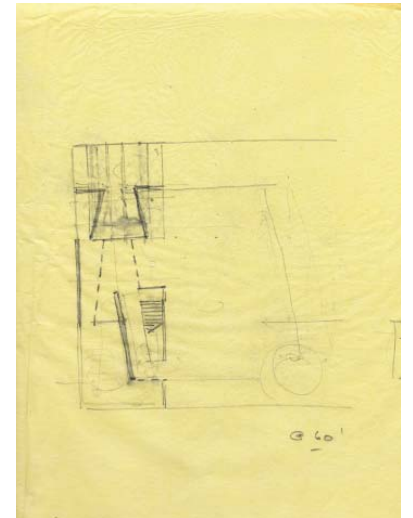
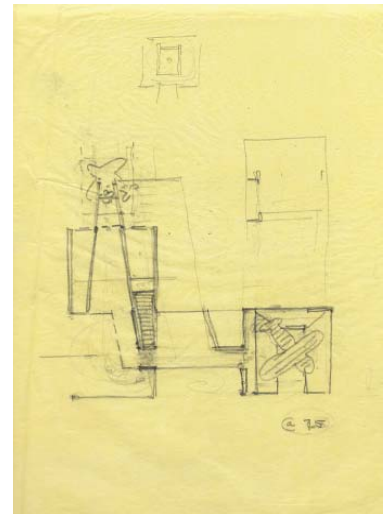
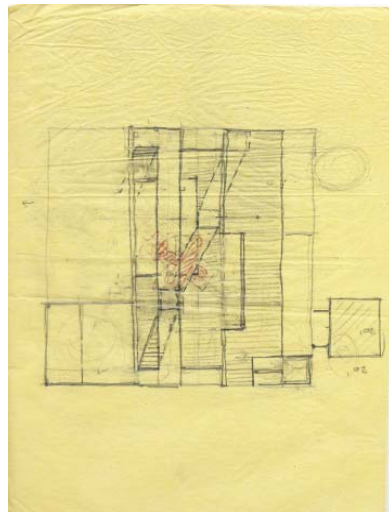
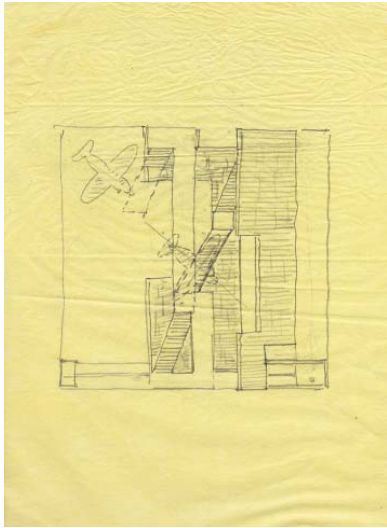


scheme 5



## Tectonic Studies 2- 1995

The studies explored tectonic transformations of a 90'x90' cube within the context of a museum dedicated to aerial exhibitions.



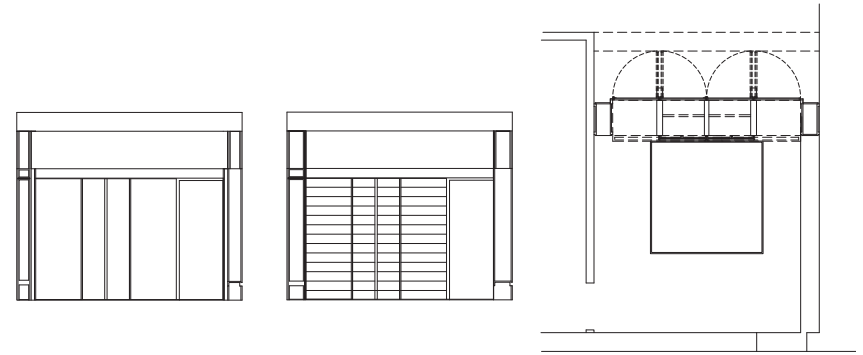
scheme 1

scheme 2



## Storagewall, Brooklyn, NY, Completed- 1997

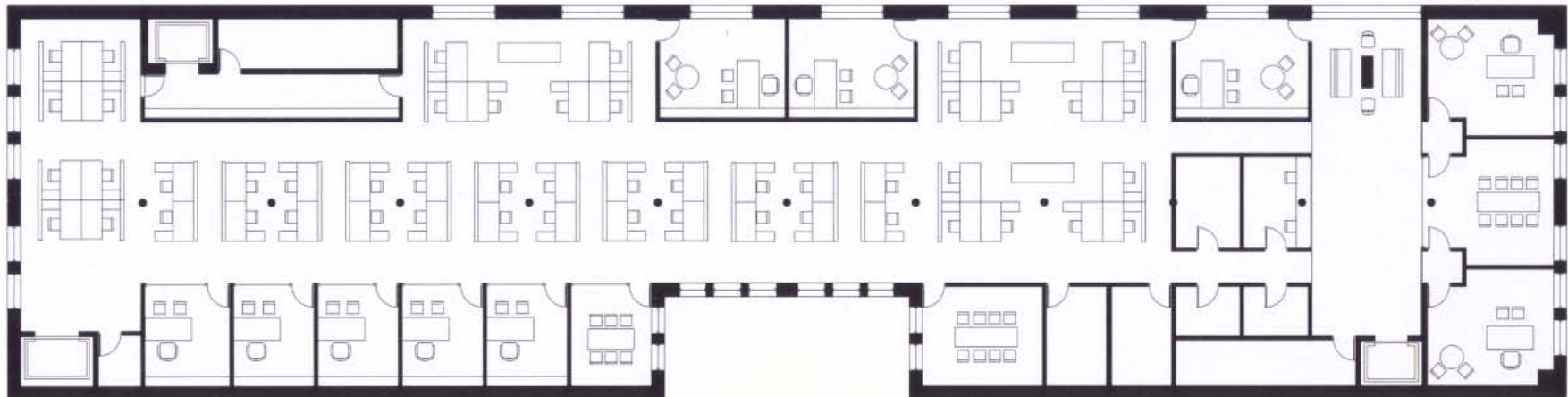
The project involved the construction of a wall that would provided additional storage for a temporary workspace while being transformable to establish closure to define an occasional guest room



## Timeout NY, New York City, Project-1994

The project involved the preliminary planning phase a 10,000sf renovation of an floor-through commercial loft space between Broadway and Mercer Street as the New York Offices for what was an exclusively European entertainment weekly news journal. As essentially a start-up, the organization imposed strict budgetary and scheduling constraints which dictated a simplified approach that could anticipate future growth.

Given the physical constraints of the building; a 50'x200' floor plate with windows on the two narrow sides along with a three-sided air shaft at it's center to the south, the solution sought to increase the quantity and distribution of daylight into the space by introducing openings along the entire north lot-line façade. By eliminating the spacial hierarchy imposed by a reduced access to daylight and view, the space became more "democratic" and thereby flexible and adaptable for future development. The openings furthermore gave the upstart business a promenant façade and thereby a presence which would become emblematic of it's new perspective on the cultural life of New York City.

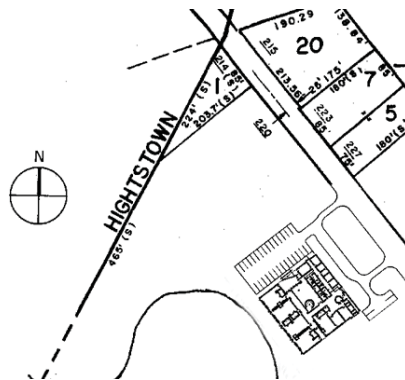


*schematic plan*

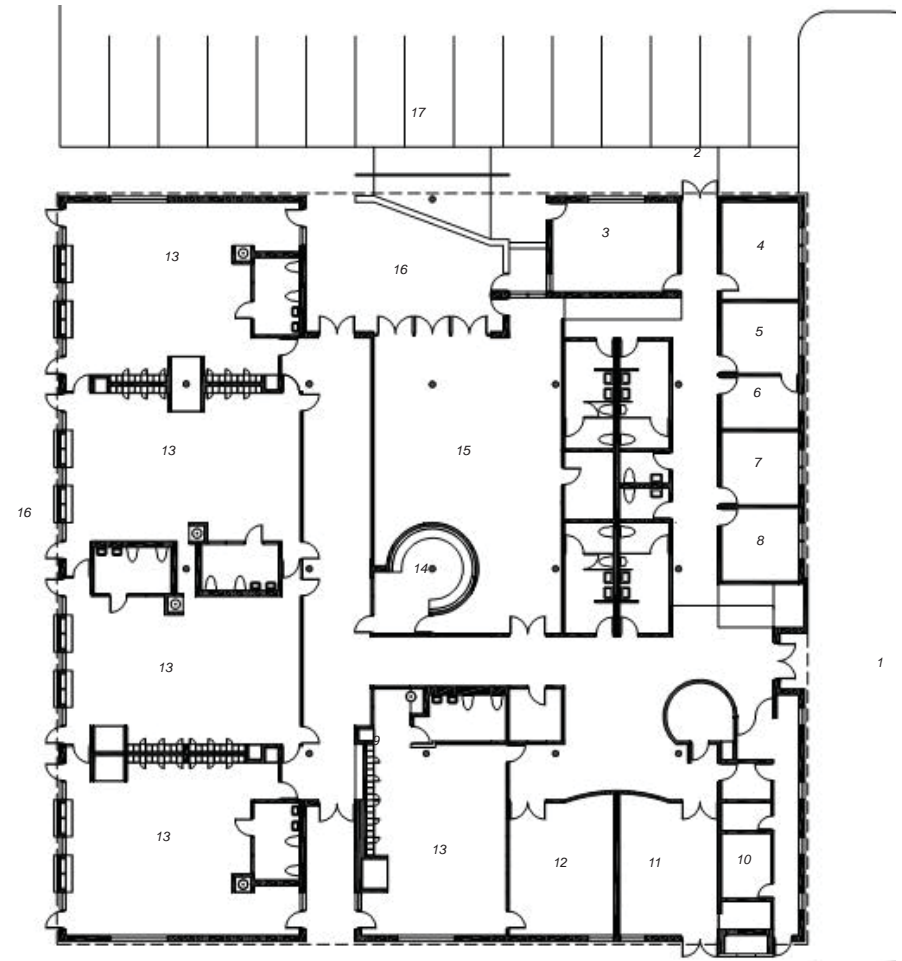
## Headstart Competition, East Windsor, New Jersey-1994

The competition sought solutions for a 8000 sf prototypical facility housing classrooms, staff support, family service/parent involvement, social services, multipurpose area, administration, nutrition, and health services. A playground and parking lot were also included. The site was a 1.5 acre flat parcel surrounded by residential, commercial, educational and municipal facilities. The design is to be adopted to locations nation wide. The project proposed a simple square plan. While being expressive of the elemental nature of the program, the configuration lent itself to multiple permutations, like a set of building blocks, and flexibility in adapting to different site conditions. To mitigate it's visual presence on the site and to ensure the safety of the children by giving it a clearly defined perimeter, the large parking lot was depressed by 3' and planted at it's edge. This depressed datum was extended into the building becoming the entrance from the parking lot at the northwest to the administration (adult) wing. The upper entry, accessed from the main drive and school bus drop-off at the north east, lead to the educational (children's) wing. This sectional shift served to provide a degree of separation between the worlds of the adults and children acknowledging a mutual need for sanctuary and privacy for simultaneous work and play to take place. This separation was negotiated by a gentle ramp which served as an orientation device in the plan much like the dial of a compass.

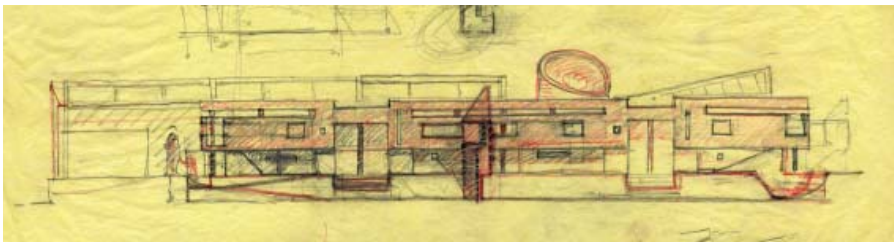
As important to providing autonomy, this sectional shift situated the adults at the level of the child's perspective lending a quality that the space was scaled to the child and privileged his/her experience and environment. This principal, that this is a building designed for children, was further elaborated in the exterior wall. The wall is horizontally stratified to provide viewing to the exterior that is accessible only from the child's perspective. It is "inhabitable" by the child and provides points of access to the outdoors scaled solely for use by the child.



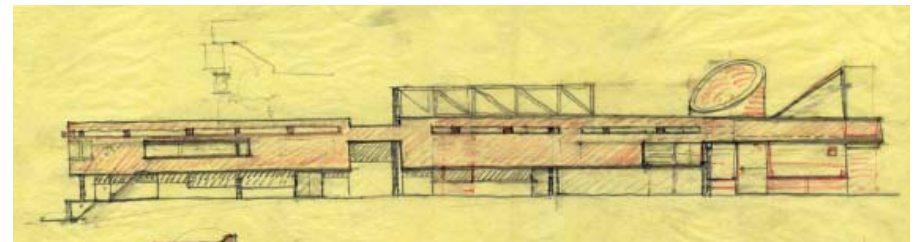
site plan



plan : 1-upper entry/bus drop off; 2-lower entry; 3-parent's training; 4-parent's lounge; 5-sceneing room; 6-sickbay; 7- family worker's office; 8-office; 9-site supervisor's office; 10- service core; 11- kitchen; 12- conference room; 13- classroom; 14-group activities room; 15-multi-purpose room; 16- play courts; 17-parking lot



south west elevation



south east elevation

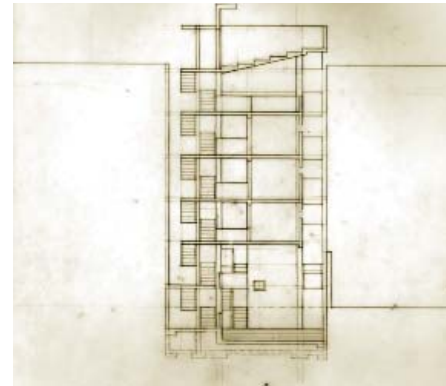
## Work/Life Housing Studies - 1993

As people are forced to turn more and more to alternatives to going to the office by establishing working environments at home, new pressures will come to bare on the traditional distinction between the public and private realms as they have related to the distinction between work and living . Furthermore, what has constituted the public realm, in as much as it is partly defined by the existence of a concentration of work facilities for a large number of people, will also undergo change as the work-place becomes more atomized and “down-sized”. As individuals abandon these centers of work will they necessarily forfeit their proximity to the public realm as was the case with the flight to suburbia? Or, perhaps more significantly, will that dimension of the public realm defined as the “work-*place*” simply disappear?

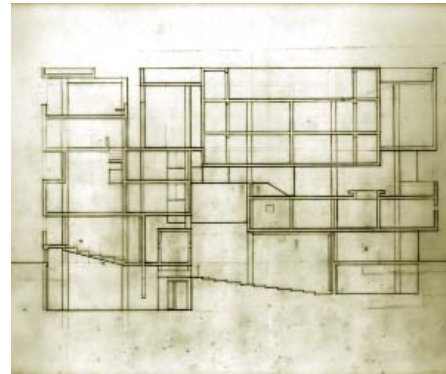
These studies probe models for housing that investigate the issues surrounding the introduction of accommodations for work within the home as well as for facilities intended to be shared by a small community. Moreover, the models promote the retention of the public realm within housing though more dispersed and at smaller scale.

The program calls for housing for three families of four individuals in the form of a Main House and two Apartments. The Main House is distinguished from the Apartments by having additional private outdoor space and work space within the dwelling. In the case of the Apartments, both outdoor recreational space and work space is shared. The hierarchy implied by Main House/ Apartments is intended to be suggestive of possible strategies for financing through individual- investor sponsorship modeled on the traditional two-family house scheme. The public realm is defined programmatically by public courtyards, an outdoor stepped terrace/theater, exhibition spaces and meeting rooms all located at the ground plane. The integration of these public functions with the greater public realm without is insured by the continuity of the ground plane which creates continuous passage between the two street sides of the project.

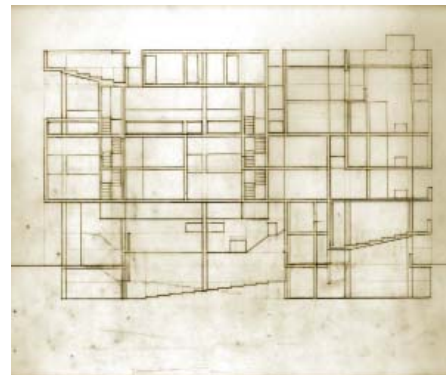
The site was conceived as a 30'x90'x50' container consisting of two street sides, a continuous party wall on one side and on the other a 10' wall separating the interior one third of the site from an existing courtyard on the south side.



tower



ground plane



roof



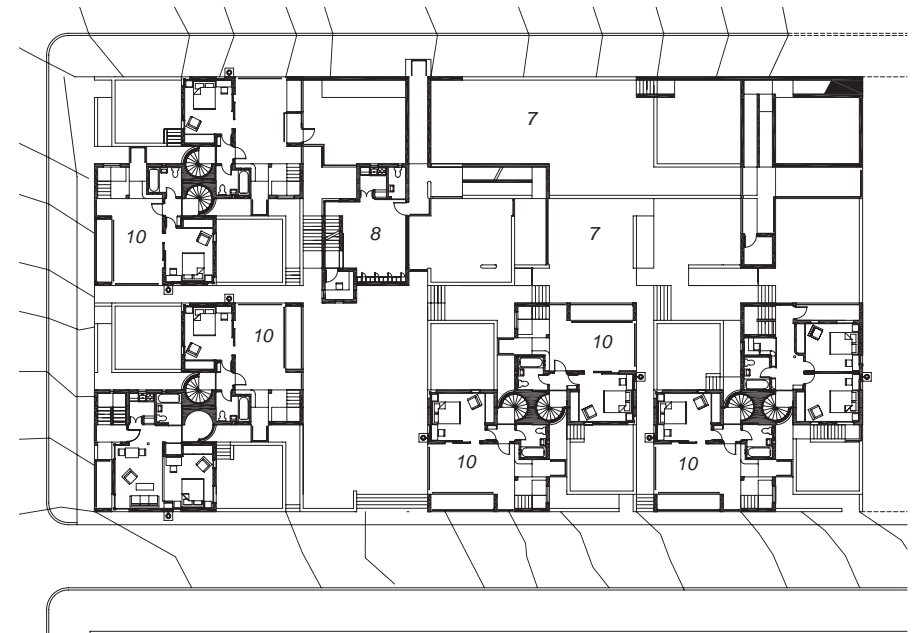
## New Urban Housing Competition, Pittsburg, PA.-1992

The competition brief sought to define a model for new housing on a steeply sloping site in the Garfield section of Pittsburgh. The desire was to create a new model for urban housing that would be responsive to the local context and site while still providing strategies that could be enacted elsewhere.

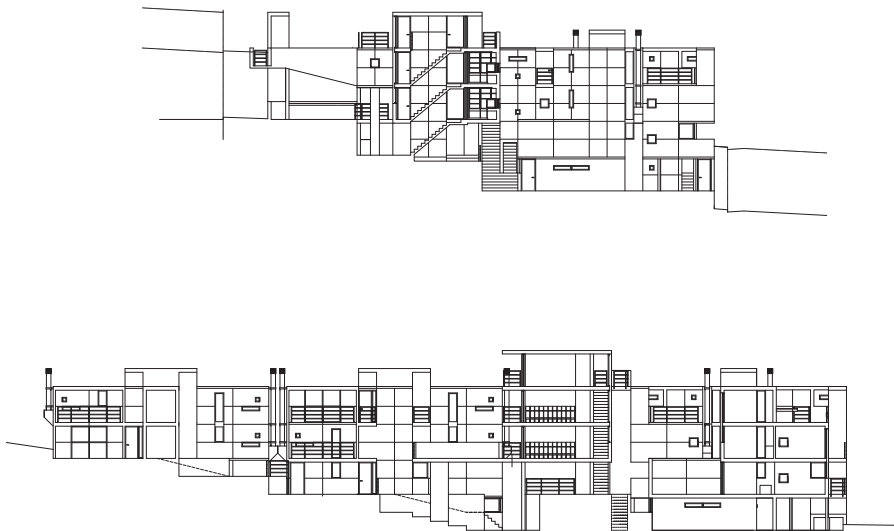
In addition to the requested units, the proposed design provided infrastructure and amenities that would define the "urban" in the form of commercial workspace, day-care, on-site recreation space and a communal garden. It was believed that the success of the housing would be increased if opportunities could be provided for self employment and entrepreneurship which would help foster a local economy along with public space that encouraged social engagement through shared resources and facilities.

Inspired by the existing site infrastructure and housing typologies, the housing was sited with the principal of creating maximum site access at all points along the perimeter. Paths were created to enable the site to be traversed as a continuous landscape. It was intended that the housing did not only address the street but was omnidirectional and identified with the dramatic sloping landscape at the interior of the site. Though this was to encourage public occupation of the site, privacy was provided in the form of wall gardens and private roof terraces.

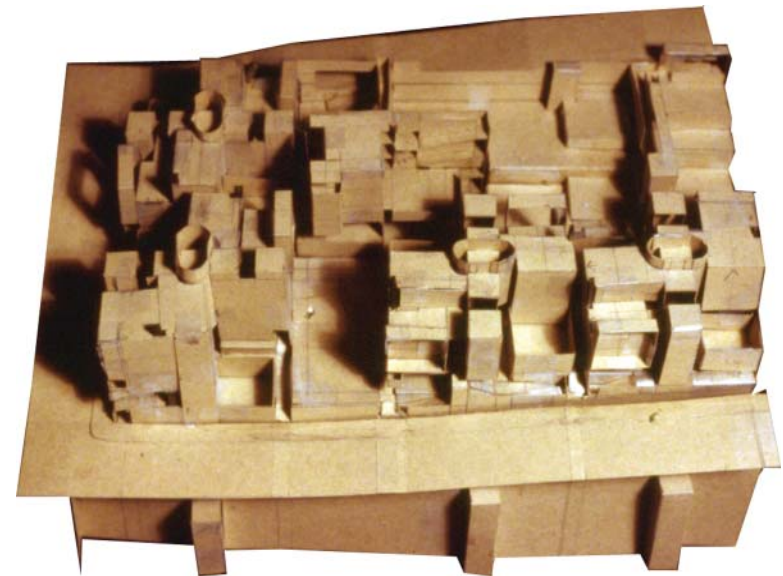
A range of unit types were provided that responded to the community's rich demographic.



site plan @ 45'-0": 7-communal garden; 8-daycare; 10- roof terrace



sections through day care and lower court (upper) and communal garden and day care (lower)



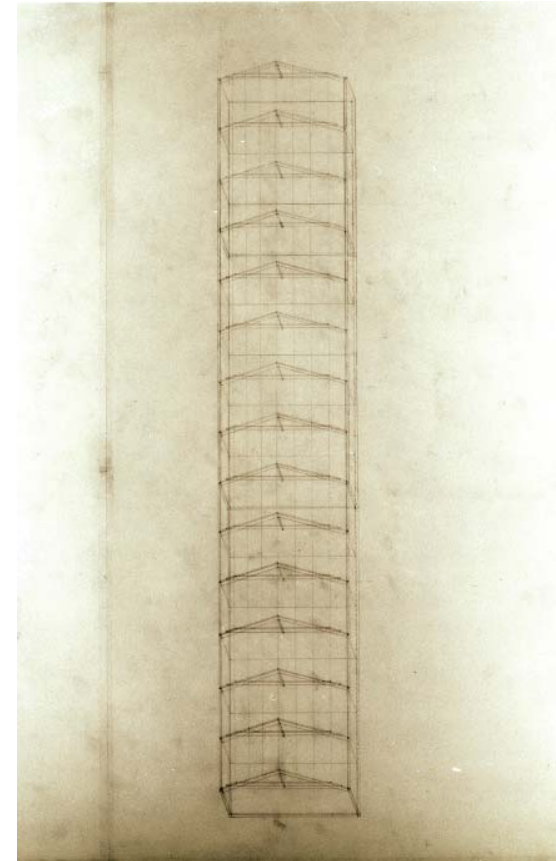
view of model showing day care and communal garden

## "The Rabbitry", Co. Cork, Ireland, Project-1990

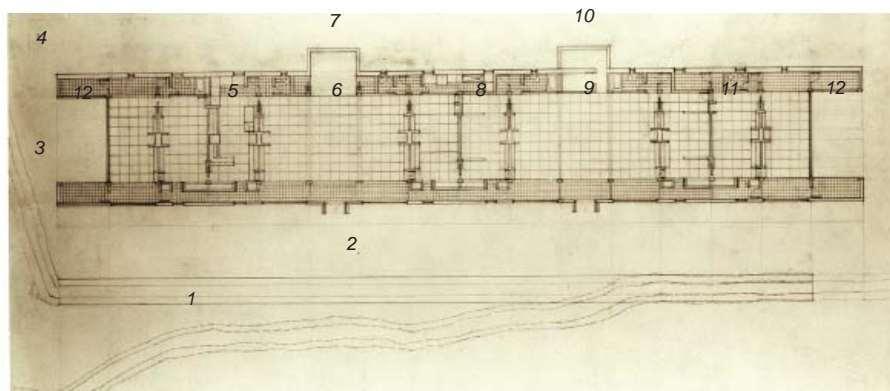
The project involved the 9500 sf renovation of an existing agricultural building formally used as a rabbitry as a combined commercial and residential development incorporating a rental apartment, guest apartment for members of the large family, a banqueting and catering facility, a studio-office and photographers studio for the owners, and an in-door fitness spa and recreation room. The divers programs were stacked horizontally along the extruded building form while being linked by a service core running the length of the structure along the edge that abutted an adjacent drumlin. A circulation core ran similarly along the edge facing an existing stream which performed as an enclosed street and gallery which connected the elements. The existing long-span roof form was "notched" to articulate these two cores as flat-roofed volumes while allowing natural light to be introduced into the central living zone through continuous clearstories. Courtyards associated with each apartment at the ends further articulated the two core elements. The existing stream was straightened along the portion running adjacent to the structure. A simple platform provided a bridge



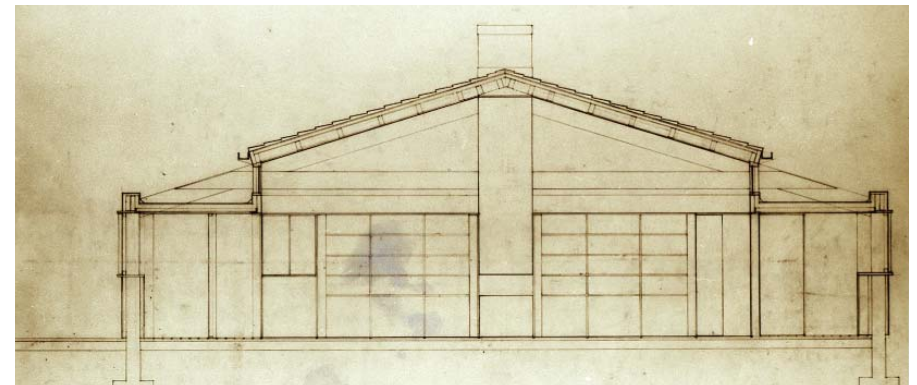
view of valley



existing structure



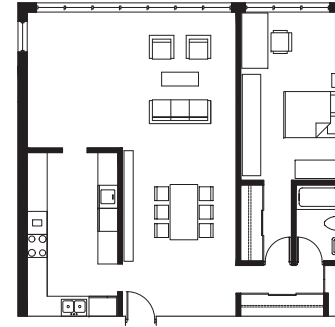
plan: 1-existing stream; 2-diverted stream; 3- circulation core/gallery; 4-service core; 5- rental apartment; 6-banqueting hall; 7- catering kitchen; 8-parents studios; 9- family recreation room; 10- sauna/whirlpool; 11-guest apartment; 12- courtyard



section

## East Village Apartment, New York City, Completed- 1989

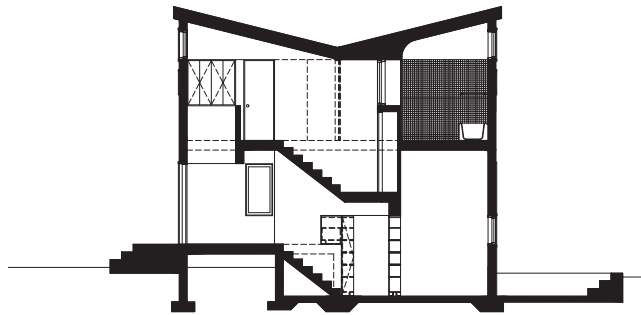
The project involved the renovation of an existing apartment to provide a work studio that would, on occasion, need to be converted to a guest room.



existing plan



plan: 1-entry föyer; 2-kitchen; 3- master bedroom; 4-study; 5- studio/guestroom; 6-living



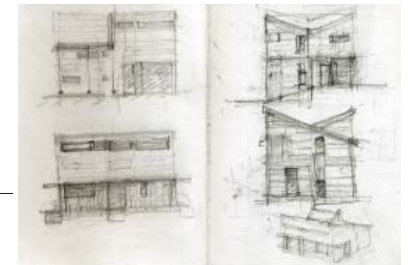
section

## Renovated Split Level, New York, Project-1990

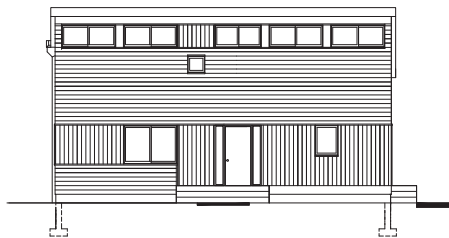
The project involved the renovation of a split-level suburban track house.



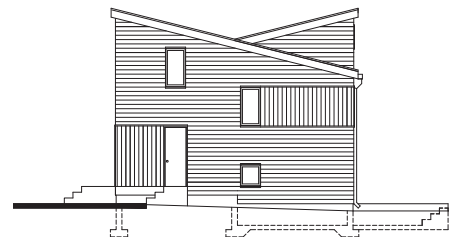
existing split level section



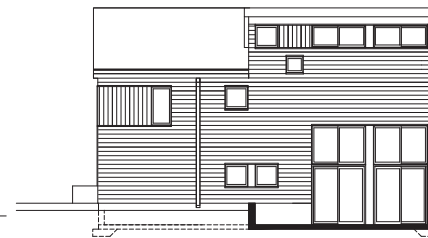
sketchbook



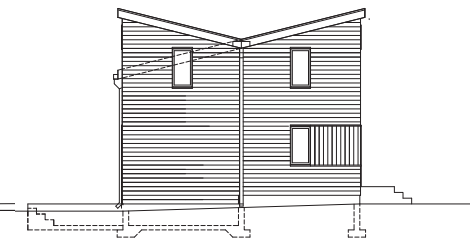
north elevation



west elevation



south elevation



east elevation