

# UDPRP Review Summary

Urban Design Peer Review Panel

DATE: 12.15.23

TIME: 8:30am

**PROJECT: 1401 Commerce Magnolia Hotel**

LOCATION: City Hall 5ES

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## Overview

Below is a summary of the Urban Design Peer Review Panel's advice for the 1401 Commerce Magnolia Hotel project as derived from the December 15<sup>th</sup> Peer Review session.

## Design Recommendations Summary

- [1] The Panel suggests walkability should always be the priority when thinking about making a great urban place and recommends street trees be added on Akard Street at a minimum of 1 per 30 ft. where possible.
- [2] The Panel recommends secure bike stands be added near the building's entry.
- [3] The Panel suggests effort be given to adding width to the Akard Street sidewalk, perhaps by narrowing the dining patio space and/or working with the City on narrowing of the traffic lanes.
- [4] The Panel advises additional thought be given to engaging with Pegasus Plaza where possible, especially as programming on the plaza is enhanced and improvements are made in the future.
- [5] The Panel advises that potted trees be sized-up as much as possible.
- [6] The Panel recommends additional consideration be given to the operation and use of the service door panels as to not inconvenience pedestrians and to ensure the view of the façade is minimally impacted.
- [7] The Panel suggests the character and quality of the hotel and other historic buildings on Commerce Street be better reflected in the design of the addition's Commerce Street façade. Detail and treatment of the façade's new void-to-solid ratio should be more consistent with the existing, adjacent historic character of Commerce Street.