

# 53 DANIEL STREET

AT

# BRICK MARKET

HDC WORK SESSION 2  
JULY 2019



| DRAWING LIST - DANIEL STREET |   |
|------------------------------|---|
| NO.                          | NAME  |
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| D1.2                         | LOCUS MAP, EXISTING CONDITIONS & OBJECTIVES |
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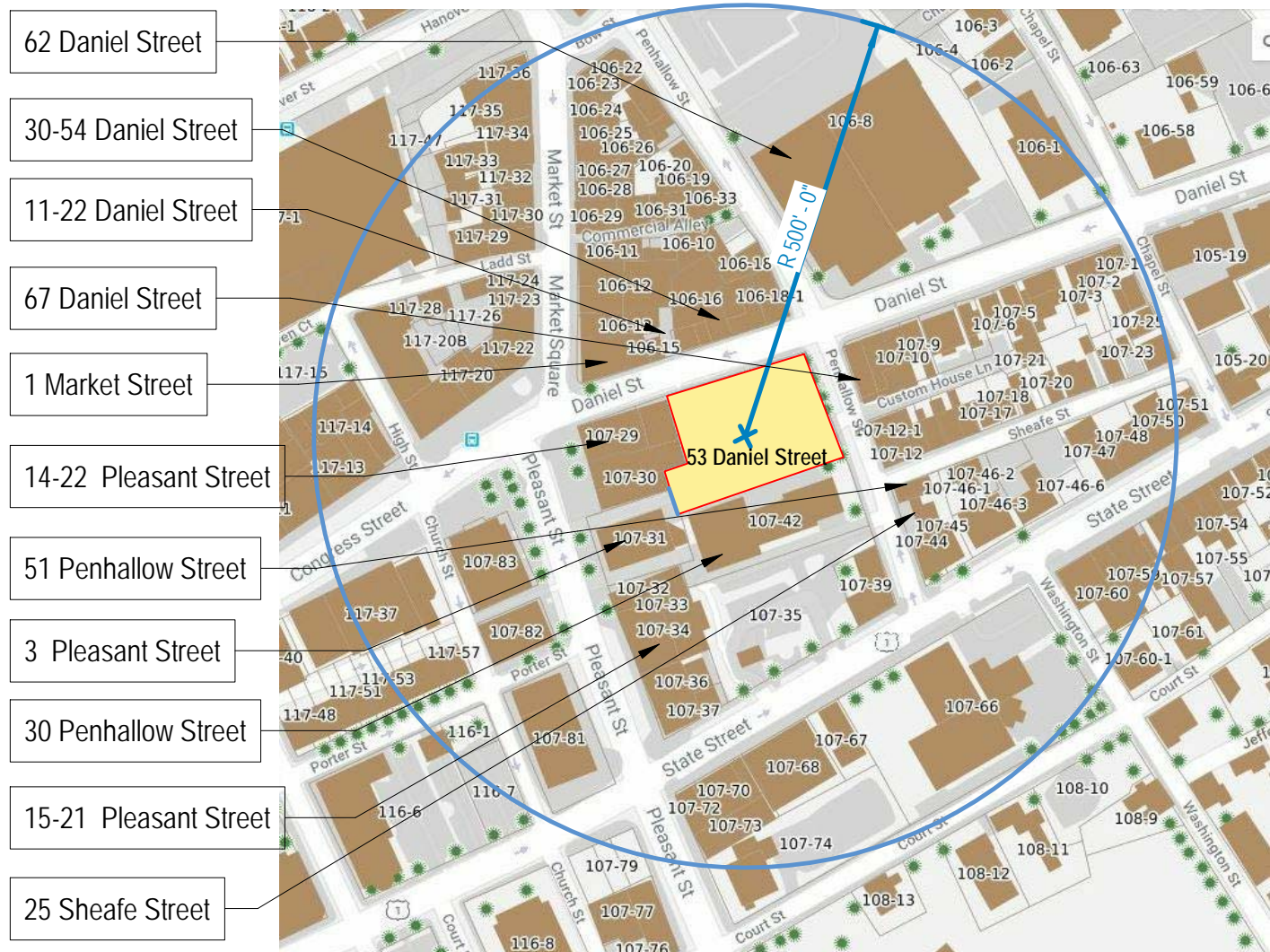
D1.1

COVER

BRICK MARKET  
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## OBJECTIVES

- Enliven and enhance pedestrian vibrancy & sense of place. Widened sidewalk plazas, outdoor dining, artist and musician spaces. *Master Plan 1.2; Zoning Ordinance 10.631.20 Purpose & Intent 1-6; 10.635.60 Review Factors 1-3; 10.635.70 Criteria 1-4.*
- Increased parking with two levels of on-site, underground parking. *Master Plan 4.3*
- Existing power lines relocated underground.
- Mixed use with street level public open market, and office space above. *Master Plan 3.3.2; ZO Purpose & Intent 4-6*
- Community accessible space with public courtyard pocket plaza, gardens and landscaped accessways.
- Connectivity - pedestrian connections between Market Square and McIntyre Building. *Master Plan 4.2*
- Public art at street level outdoor spaces. *Master Plan Goal 1.3*
- High performance resilience, sustainability and energy conservation. *Master Plan 5.1-5, ZO Purpose & Intent 45-6; Review Factor 3, Criteria 4*
- Building design with authentic materials, true to both its context and its time. Preserves iconic views of North Church steeple. Complements & enhances its surroundings. *Master Plan 2.1, 2.2, Urban Core: "Blend old & new architecture, preserve but not mimic old construction". HDC Design Guidelines Commercial Dev. & Infill - compatibility, visual connections with context; variety and vitality; "Present Day: contemporary design compatible within context of neighboring sites".*

D1.2

## MAP, EXISTING CONDITIONS & OBJECTIVES

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ARCHITECTS  
INTERIORS  
PLANNERS

## HISTORIC PRECEDENT

This proposed building design tells a story. It is a true story, about the origins of Portsmouth, and the origins of this site...



In the beginning, there was water.



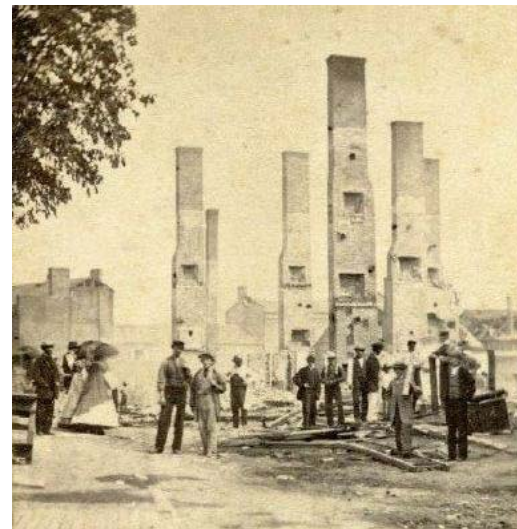
Then, they came to fish. They built boats.



They built piers, seawalls, then buildings. Portsmouth grew.



In 1740, Wyseman Claggett built a prominent structure, renowned for its massive size and peculiar shape. When Noah Parker, a local blacksmith & minister lived here in the late 18th century, it became known as "Noah's Ark" and the street was named "Ark Street".



Nearly 300 years pass. A series of fires destroyed the neighborhood several times. Incredibly, the wooden Noah's Ark survived unscathed. A sole survivor.



The Ark endured until Urban Renewal finally claimed it in 1965, for a parking lot. 50 more years pass, bringing us to today.

D1.3A

HISTORIC PRECEDENT

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# TODAY

Following consecutive fires, the surrounding neighborhood evolved into an eclectic mix of unique styles and materials.

## BAYS



ALLIE JEWELERS



TUSCAN MARKET



EMILIO'S



TEQUILA JACK'S



OLD POLICE STATION

## CURVES



OLD CUSTOMS HOUSE



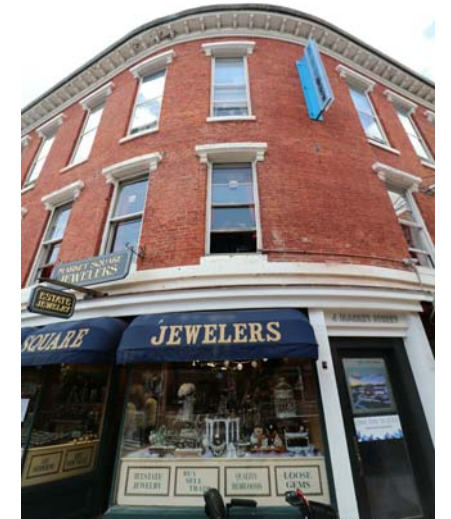
MCINTYRE BUILDING



OLD CUSTOMS HOUSE / CERES BAKERY



ATHENAEUM (COPPER)



MARKET SQUARE JEWELERS

## MATERIALS



WOOD (PENHALLOW ST)



WOOD (DANIEL ST)



WOOD (DANIEL ST)



WOOD & COPPER (DANIEL ST)

**D1.3B**

**CURRENT CONTEXT**

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ACTIVATED PEDESTRIAN EXPERIENCE  
 SENSE OF PLACE  
 PROTECTED SPACES FOR SIDEWALK ARTISTS & MUSICIANS  
 WIDE SIDEWALKS & COMMUNITY SPACE



PORTSMOUTH RIVERFRONT  
 PIERS & SEAWALLS



INTEGRATED PUBLIC ART MURALS & MOSAICS  
 MARITIME RIVERFRONT WAVES THROUGH PIERS  
 PROJECTING PAIRED BAYS  
 CURVED COPPER



WOODEN BUILDINGS  
 DANIEL STREET  
 PENHALLOW STREET  
 NOAH'S ARK  
 ARK STREET



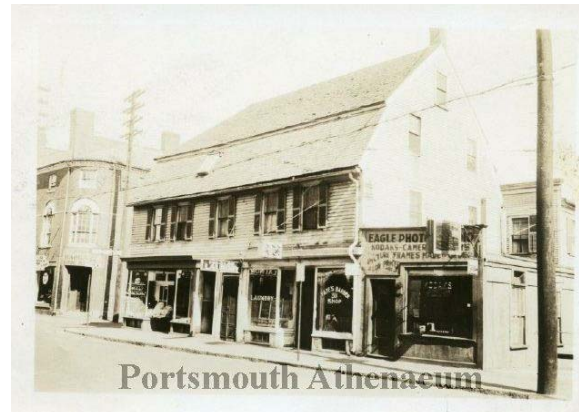
PORTSMOUTH'S WOODEN BOAT BUILDING LEGACY



PISCATAQUA RIVER



GUNDALOW



NOAH'S ARK



MARKET SQUARE - ATHEAEUM



DANIEL ST - ALLIE JEWELERS

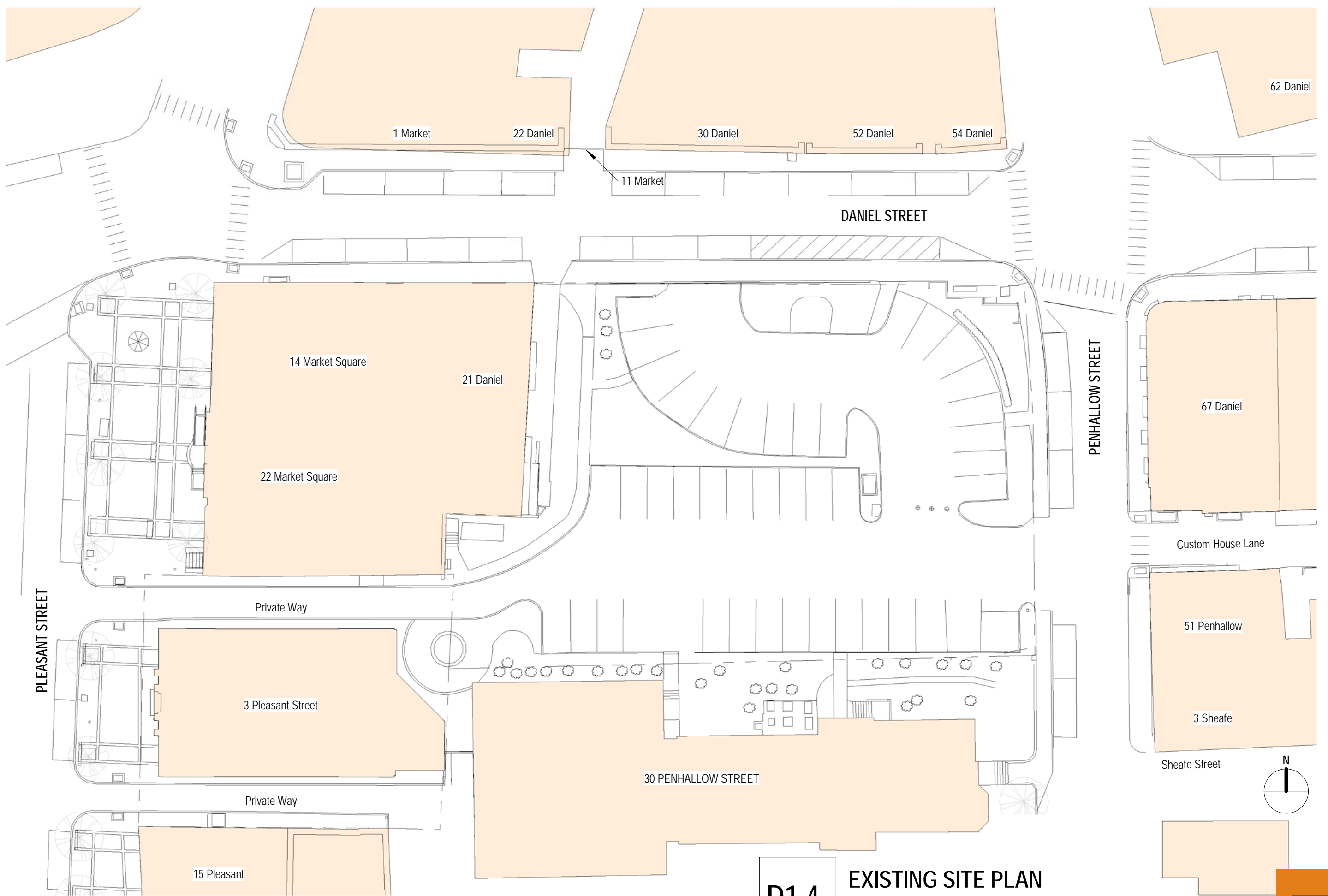


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**D1.3C** PROPOSED CONTEXT  
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**D1.4**

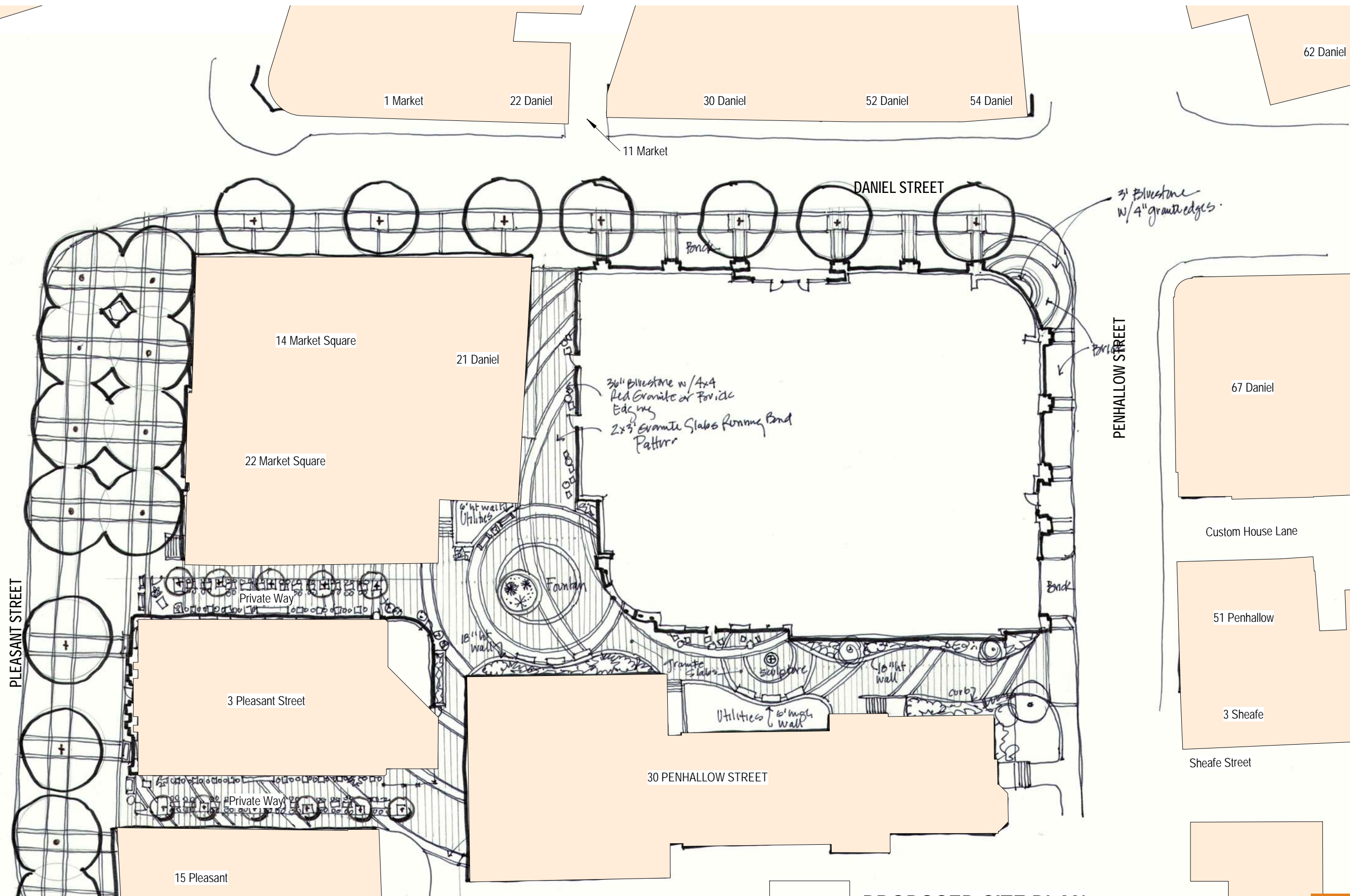
**EXISTING SITE PLAN**

BRICK MARKET  
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1/30" = 1'-0"

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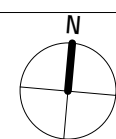


D1.5

**PROPOSED SITE PLAN**

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1/30" = 1'-0"



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INTERIORS  
PLANNERS



D1.6

PERSPECTIVE VIEW - MAIN ENTRANCE

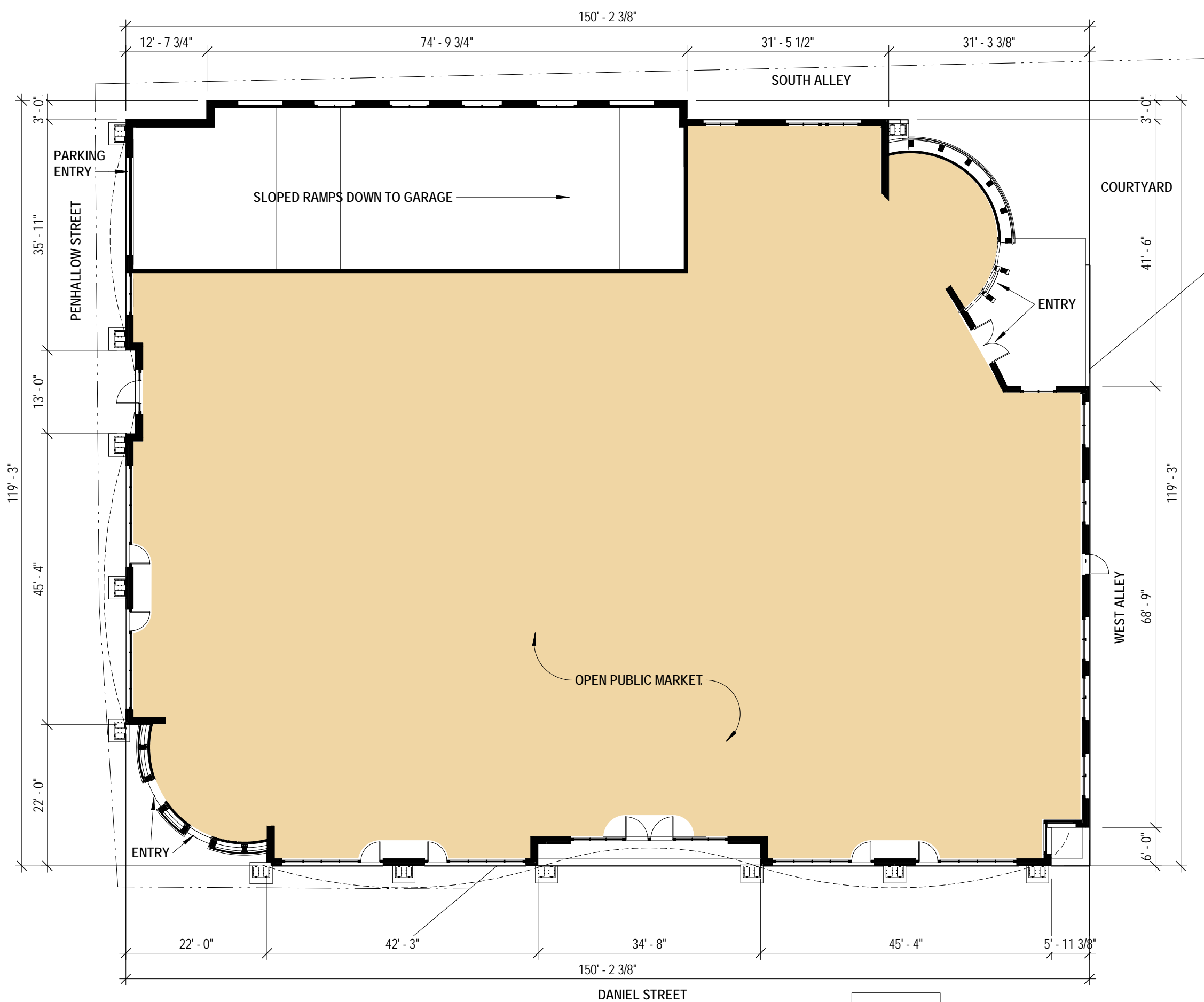
BRICK MARKET  
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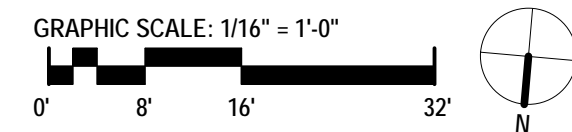


ARCHITECTS  
INTERIORS  
PLANNERS





PRECEDENTS

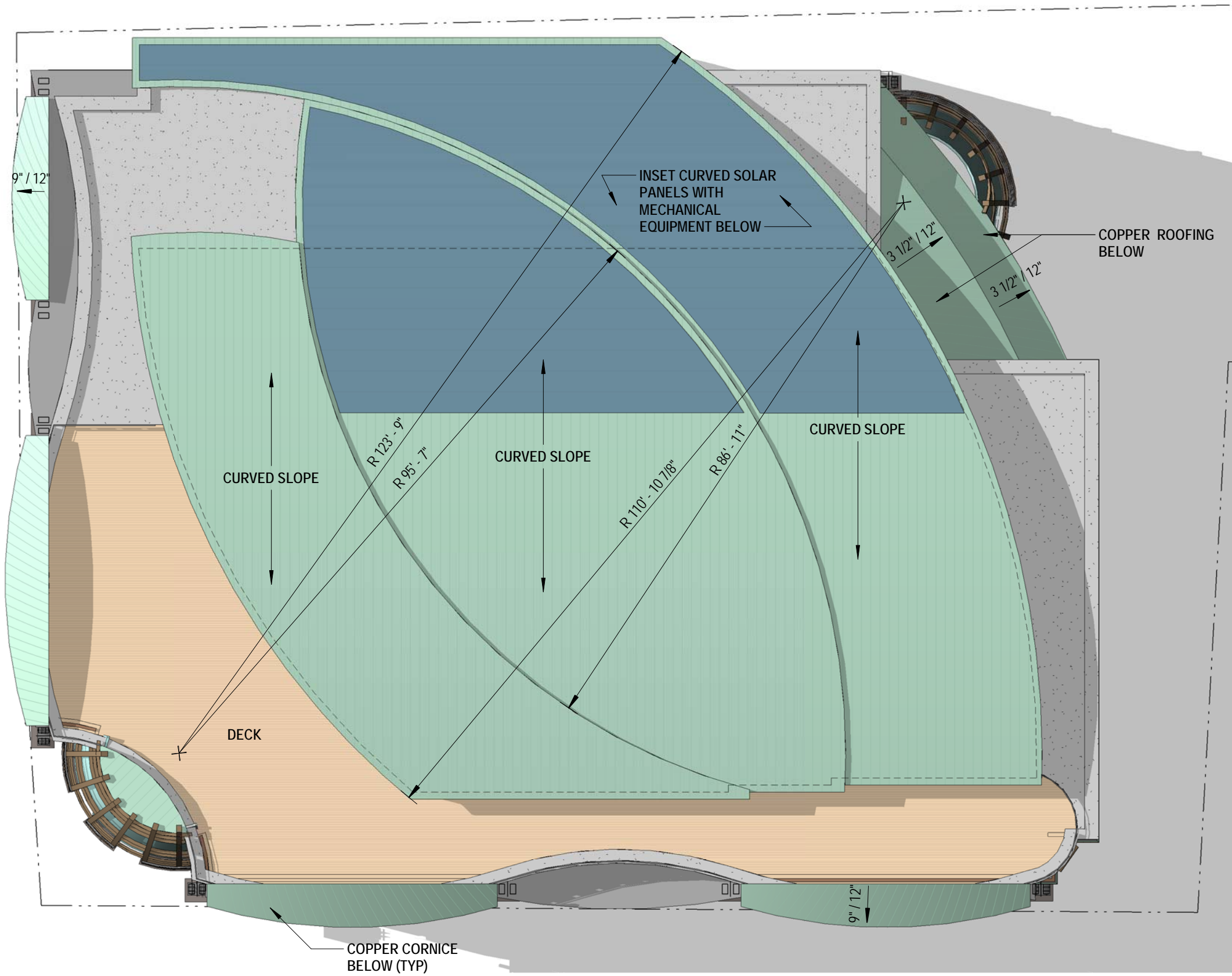


1 FIRST FLOOR OVERALL PLAN  
1/16" = 1'-0"

**D1.7** FIRST FLOOR PLAN  
BRICK MARKET MASTER PLAN  
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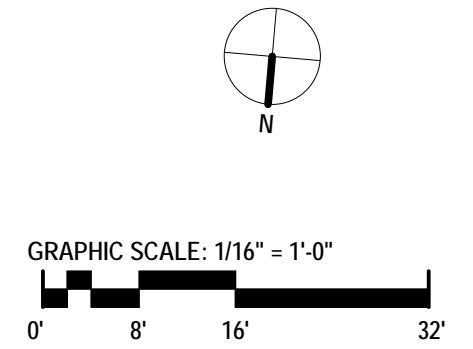




PRECEDENTS



1 ROOF OVERALL PLAN  
1/16" = 1'-0"



**D1.8** ROOF PLAN  
BRICK MARKET MASTER PLAN  
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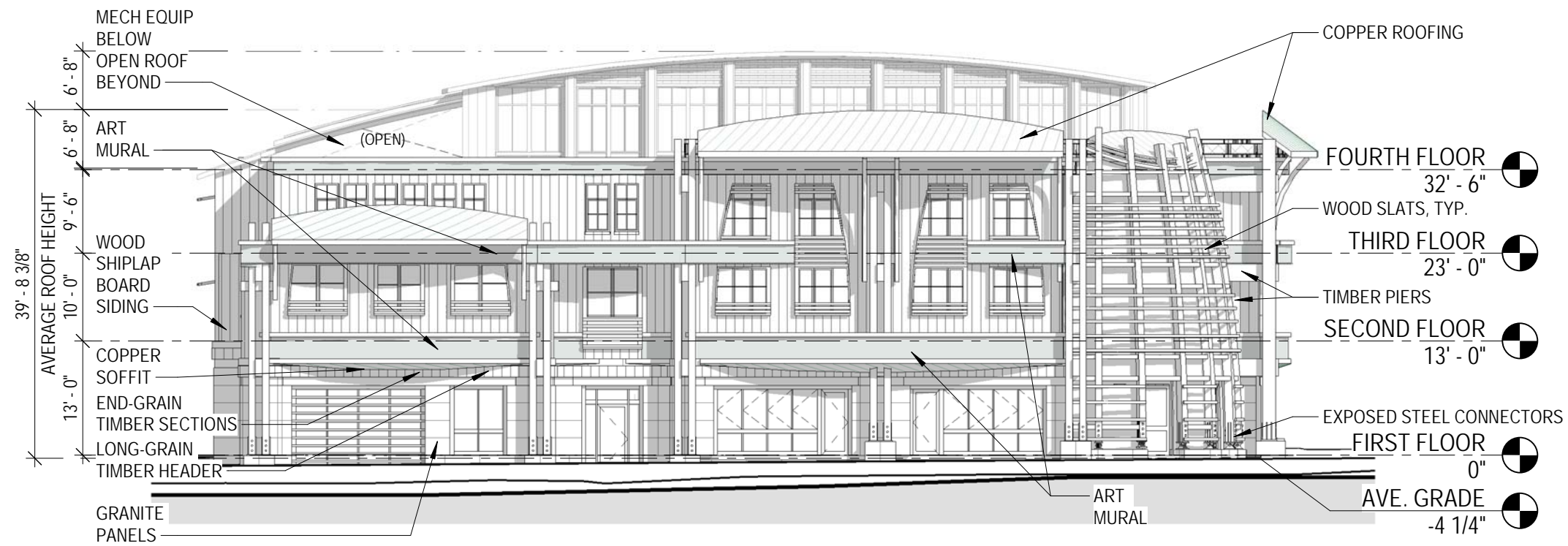
PRECEDENTS



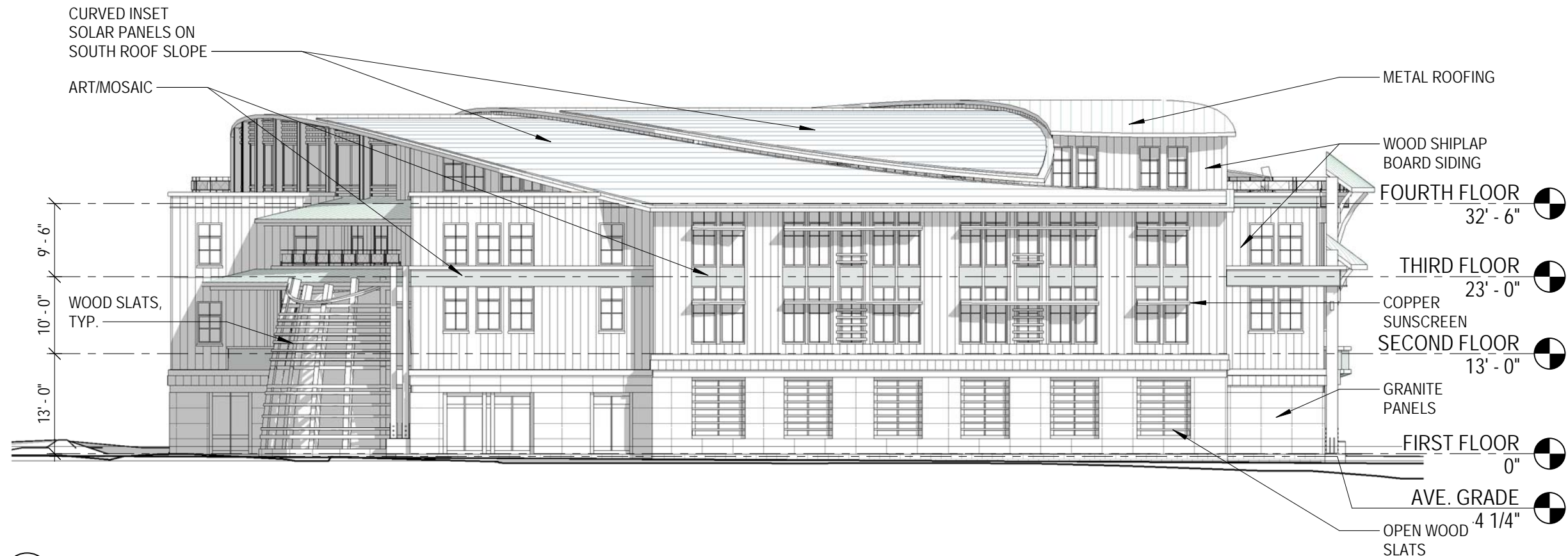
2 WEST ELEVATION - ALLEY  
1/16" = 1'-0"

**D1.9** ELEVATIONS  
BRICK MARKET MASTER PLAN  
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**1 EAST ELEVATION - PENHALLOW STREET**  
1/16" = 1'-0"



**2 SOUTH ELEVATION - ALLEY**  
1/16" = 1'-0"

**PRECEDENTS**





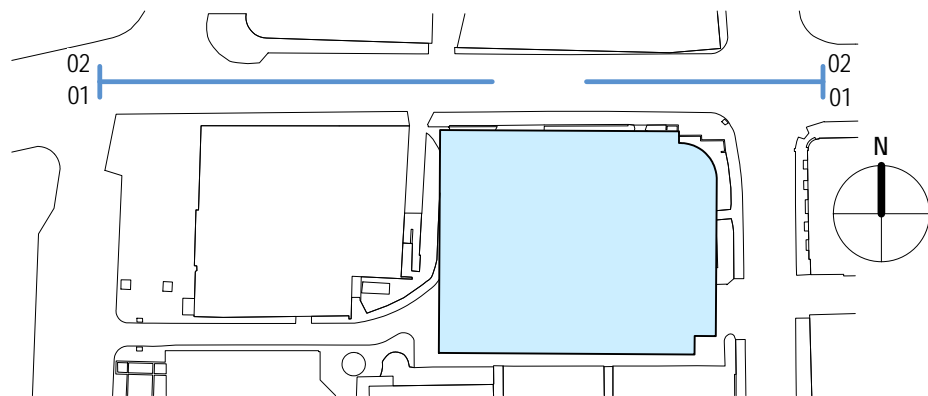
Street Section 01 - Daniel Street Looking South

1" = 30'-0"



Street Section 02 - Daniel Street Looking North

1" = 30'-0"



D1.11

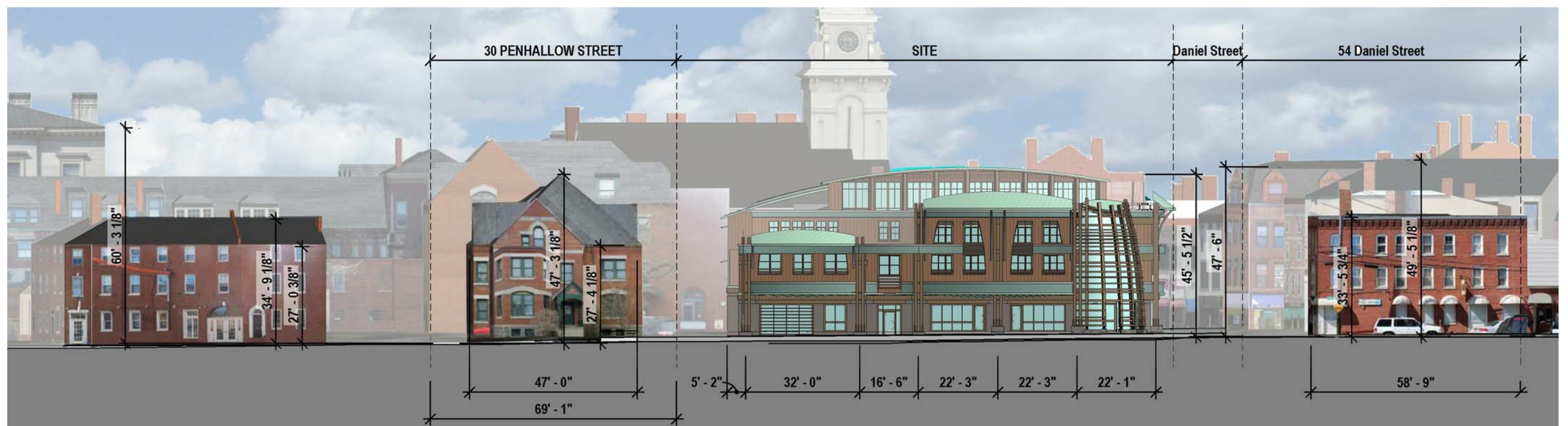
SITE SECTIONS - DANIEL STREET

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ARCHITECTS  
INTERIORS  
PLANNERS



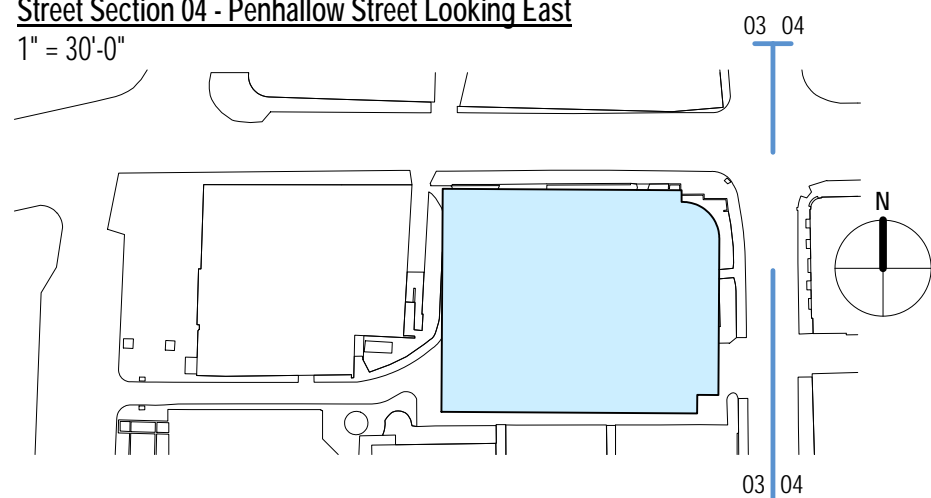
Street Section 03 - Penhallow Street Looking West

1" = 30'-0"



Street Section 04 - Penhallow Street Looking East

1" = 30'-0"



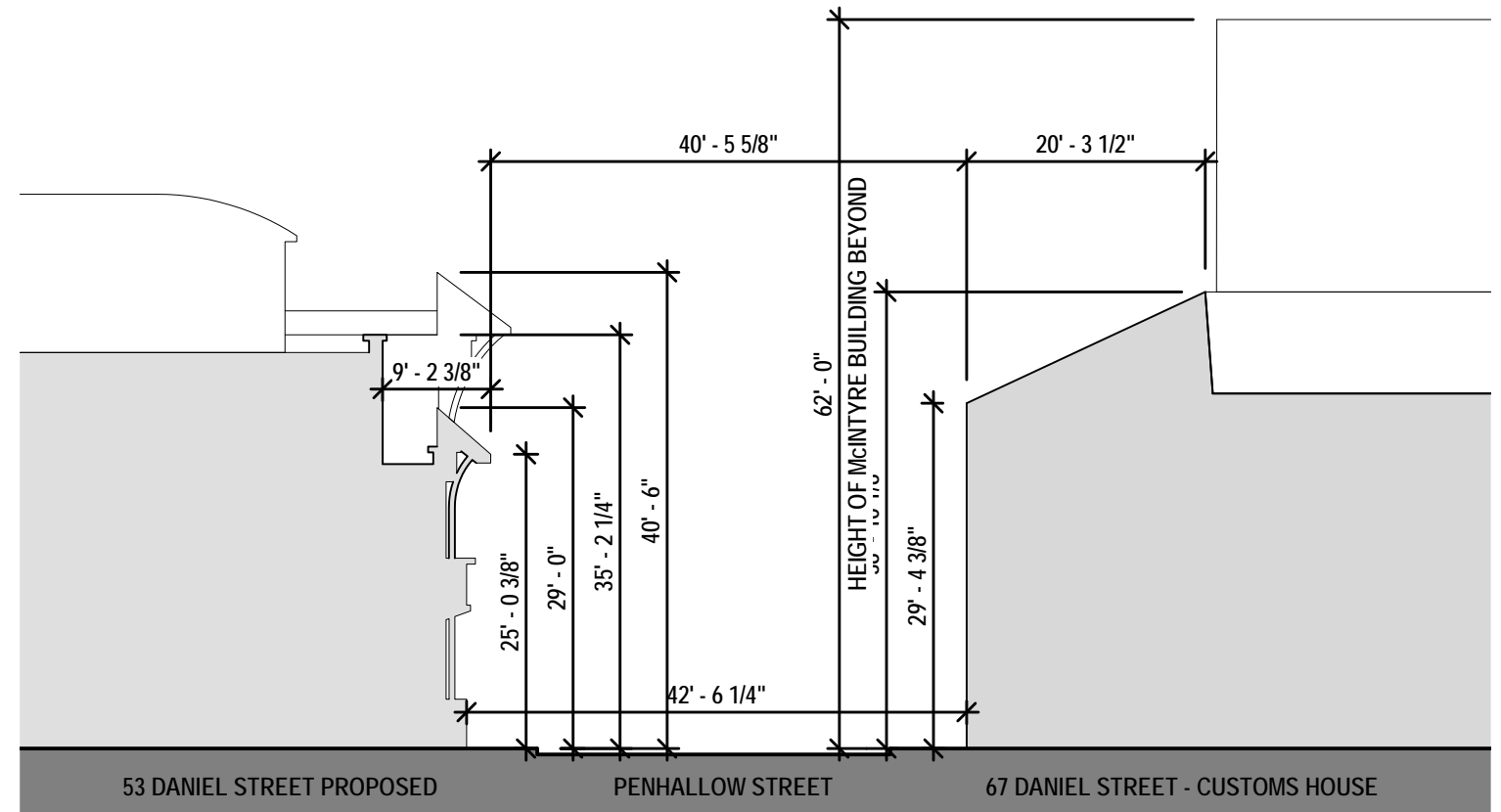
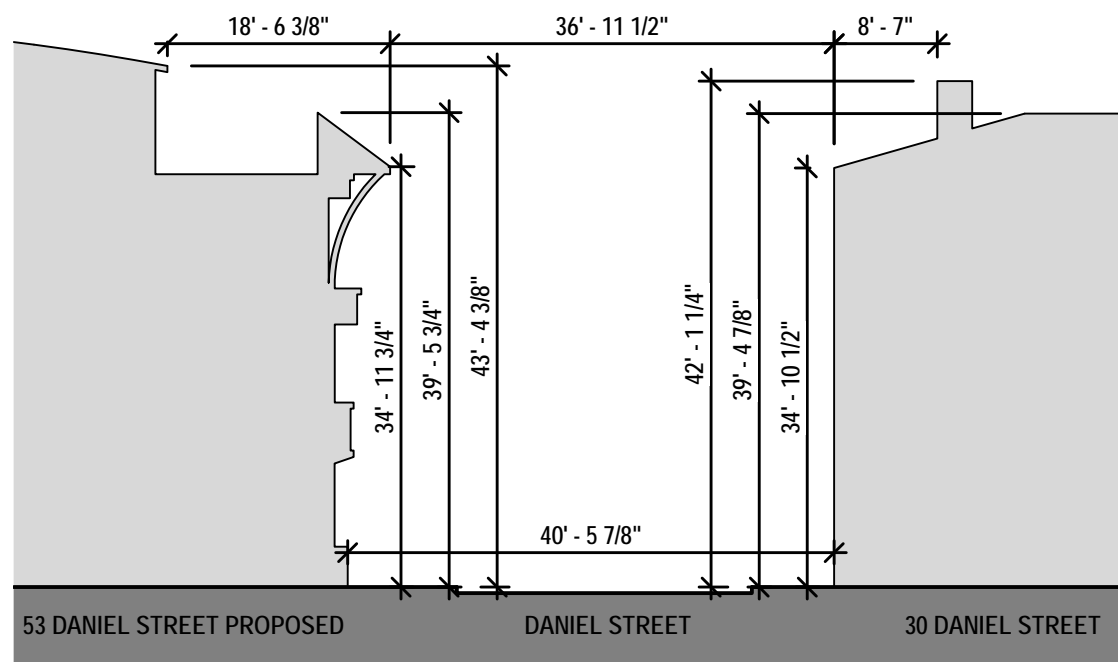
D1.12

SITE SECTIONS - PENHALLOW STREET

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1 STREET CROSS SECTION - DANIEL STREET  
1/16" = 1'-0"

2 STREET SECTION - PENHALLOW STREET  
1/16" = 1'-0"



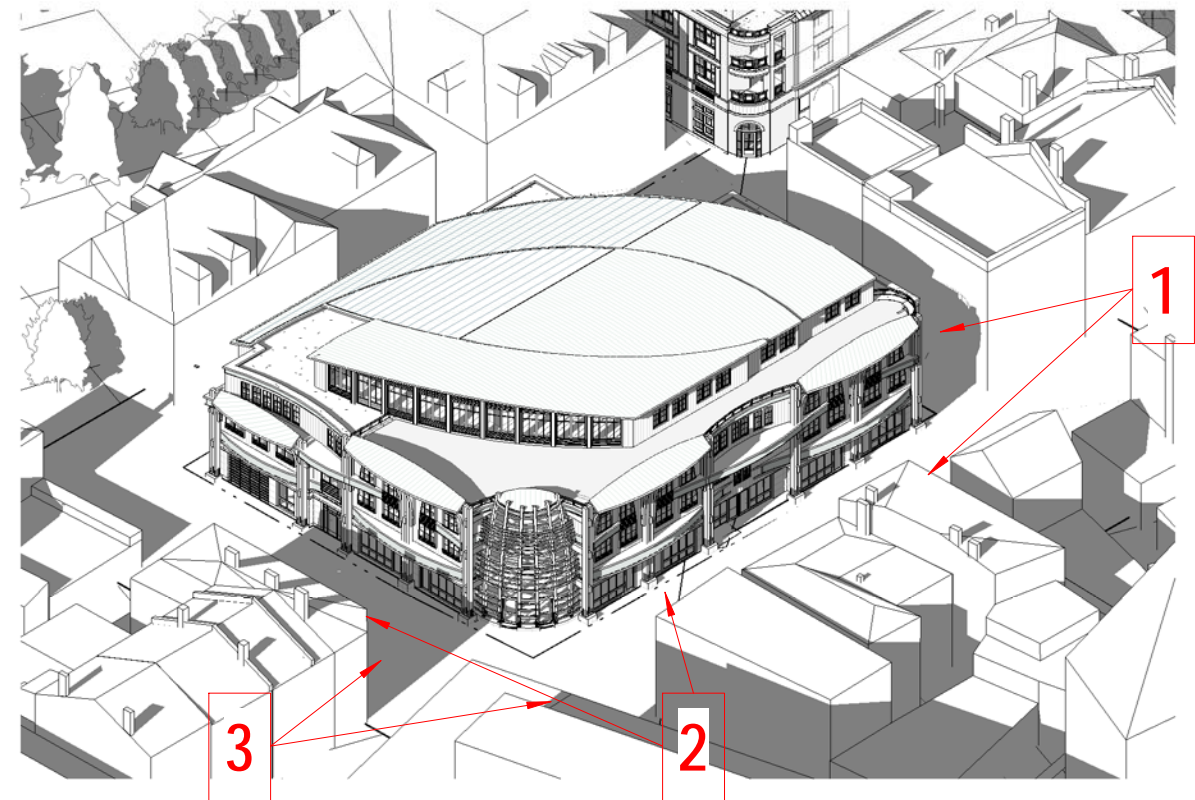
STREET VIEW 1



STREET VIEW 2



STREET VIEW 3



D1.14

3D VIGNETTES - FRONT

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INTERIORS  
PLANNERS

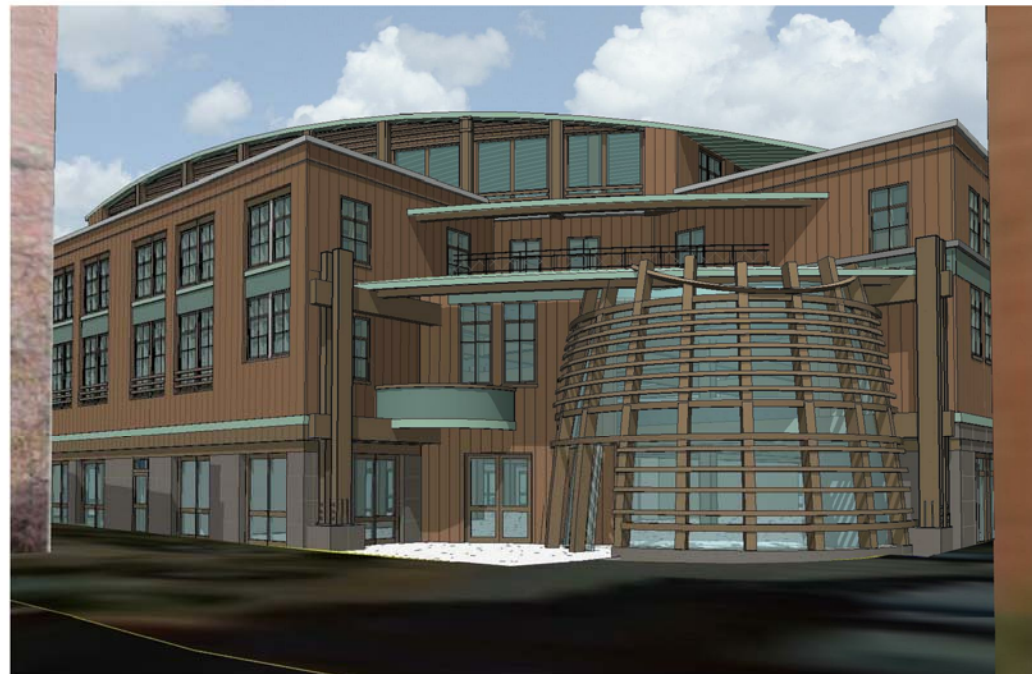




STREET VIEW 1



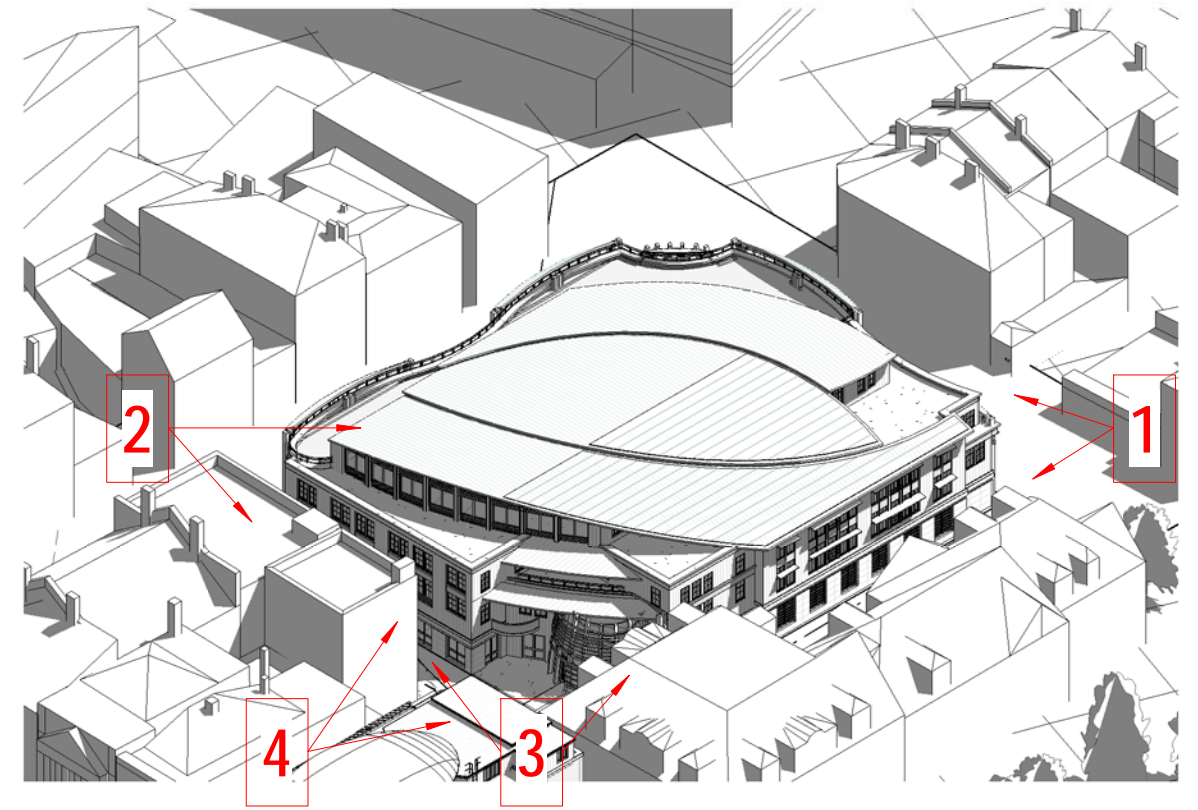
STREET VIEW 2



STREET VIEW 3

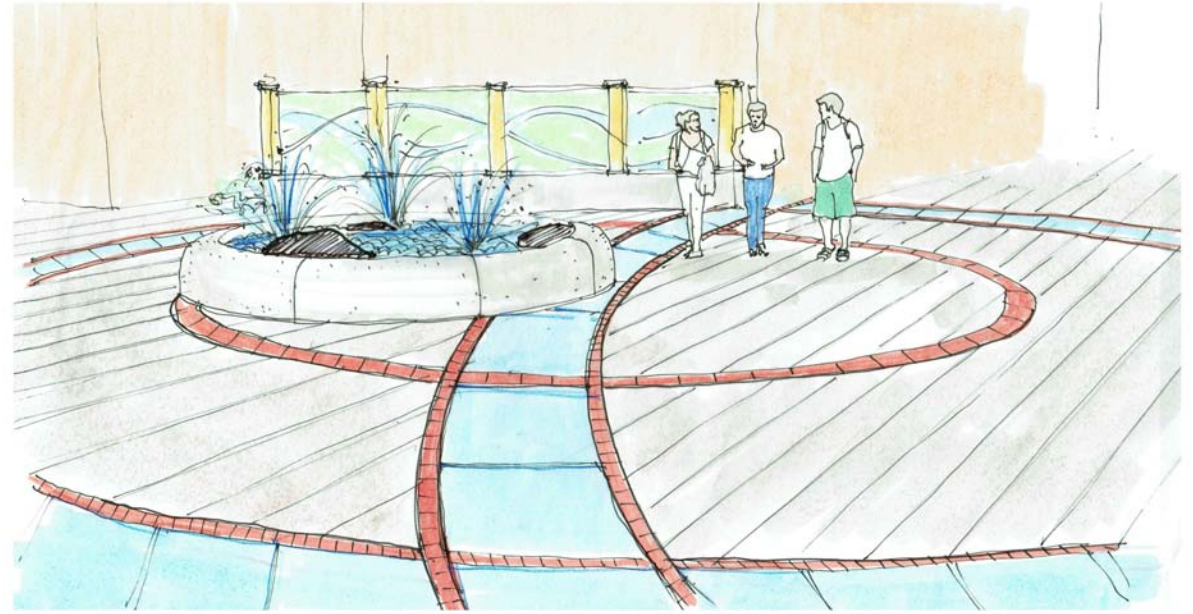
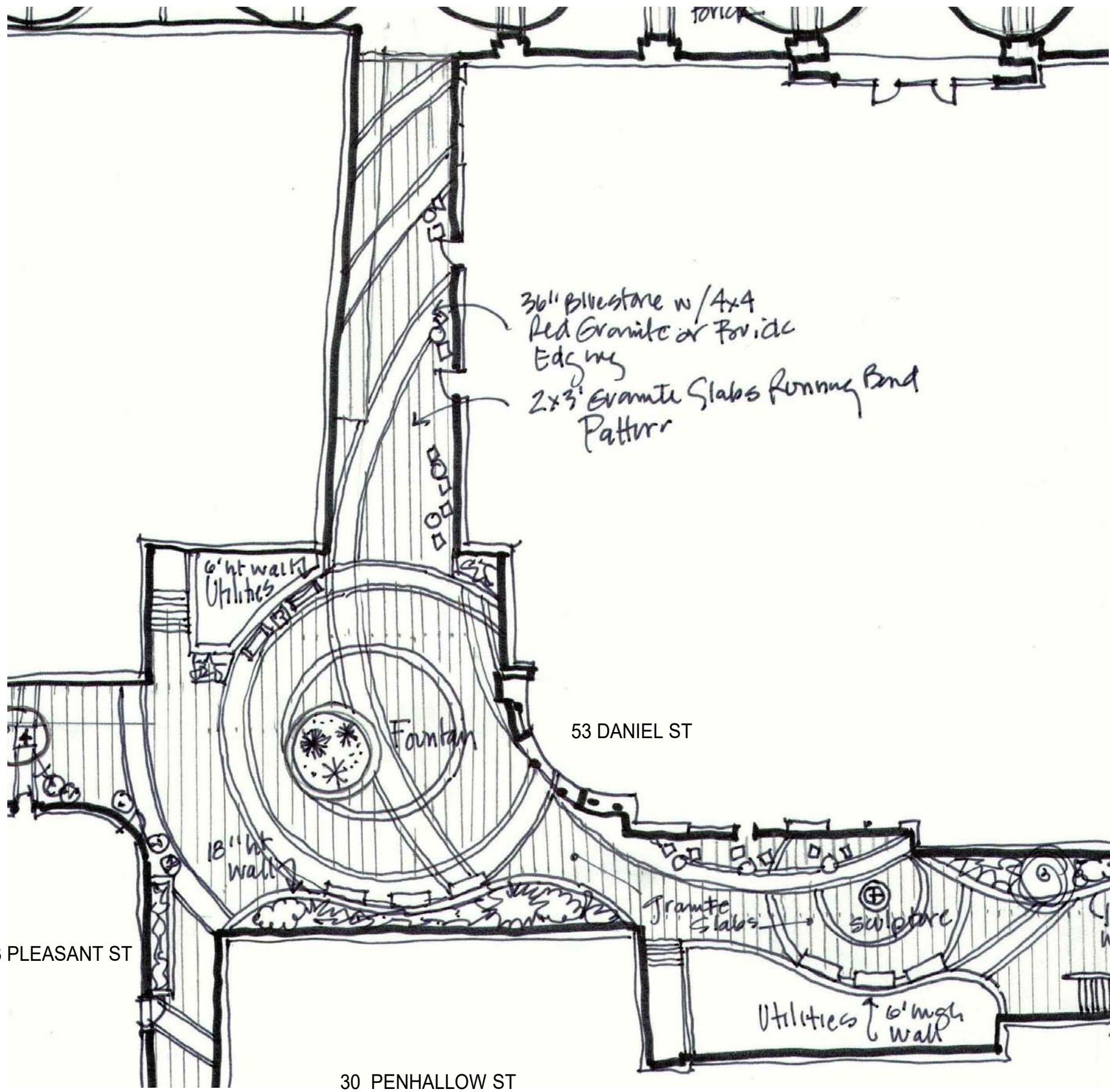


STREET VIEW 4

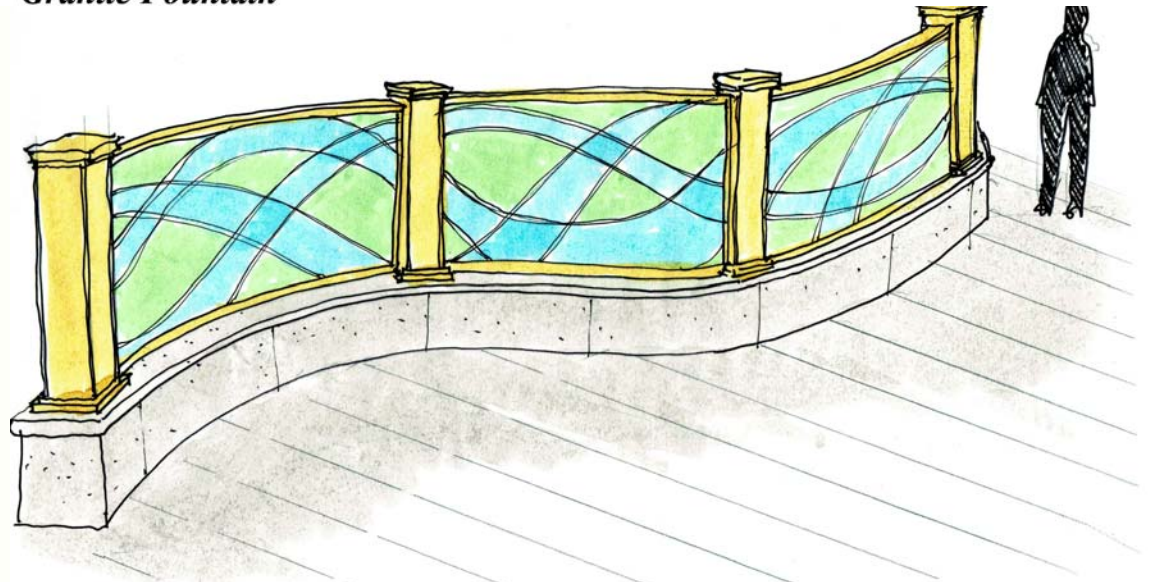


**D1.15** 3D VIGNETTES - REAR  
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Granite Fountain



Mural Wall with Granite Base

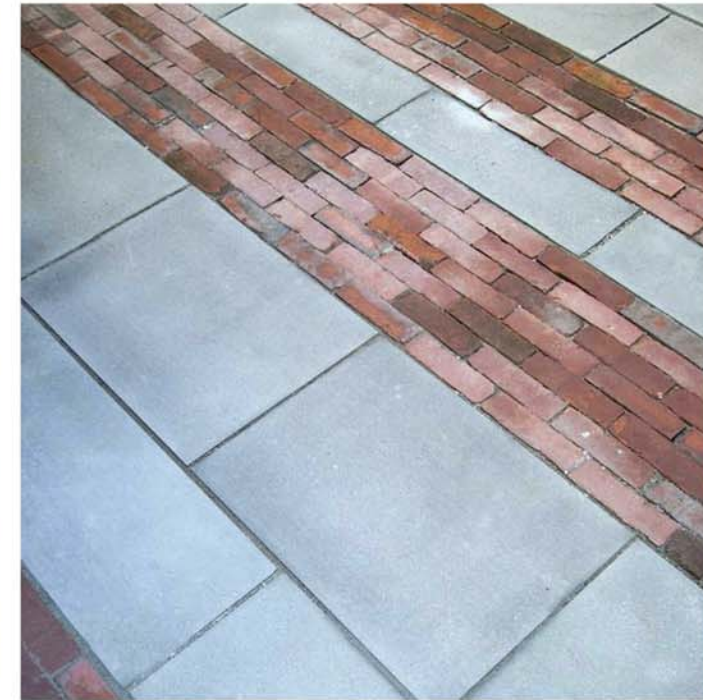
**D1.16** SITE DETAILS  
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Gateway  
Insignia  
(Similar)



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**D1.17** **SITE MATERIALS**  
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