

Commercial Space Design Precedent Study

You are starting the design of your commercial building for the site at 209 South Main Street, Romeo MI. It is important that you plan out and know what you want to include in your design before you start drawing. Good design is often informed and inspired by precedent studies of previously designed projects. A **precedent study** is researching and looking at buildings and design that have already been built that are similar to what you want to design. By doing this you can get ideas for what you need in your own design.

For this assignment, you will select a precedent building(s) that are similar to your commercial space to research and present to the rest of the group. For example, if you choose to design a sporting goods store, visit or look up the floor plans of other sporting goods stores, look at pictures of the interior and exterior of the building, identify what is needed in such a store. Also do some research on Partridge Creek as well, your commercial building will have to fit in with the rest of the mall.

Create your Precedent Study in a digital 1 page format. You may use PowerPoint, Photoshop, whatever program you are most comfortable with. Your Precedent Study will be projected and presented to in front of the class as well as to be included in your portfolio. Identify architectural elements in the building such as **materials and structure, lighting and colors, parti (gesture, essence), spatial and room planning, circulation, siting, etc.** Include images and writing explaining your research in the presentation. And as always be sure to include a title, your name and the date.



This house was designed by Chicago-based Star Family in Biloxi, Mississippi. The house was destroyed everything in Hurricane Katrina in 2005. Pine cone. As a pine cone opens up and dries, it to have shoulders that were hurricane resistant, be opened to allow air to flow freely through the cat's trusses of the house allow ample space for the house. The original 3-D model on the left. However, it's cost was too much for the budget, the second story due to the FEMA regulations at the second story, one end of the house has a set flow. The porch opens onto the breezeway where each bedroom has a door opening onto the breezeway the house are the steps that lead to the second, small screened in patio with an elevator that goes second floors.



The Pine Cone House

IMPACT HUB

San Francisco

Materiality Diagrams

SHARED SPACE
KITCHEN
ART
HUBLET OFFICE
LOUNGE SPACE
MEETING ROOMS

Collaborator with Community Energy & Nourishment Creative Spaces Permanent Spaces Comfort & Idea Exchange Presenting & Brainstorming

Precedent Study

Mixed-Use Office Space

Palo Alto, CA
AOL Office
TOWN HALL

KICK-BACK
KITCHEN SPACE

Design Concept
 "Honest materiality" - Attempts to create a space in which not only the material is revealed, but also shows how it was used in assembly of the building. So when people look at it, they can somewhat reverse engineer.

Collaborative Spaces
 1. Circular pods are positioned throughout work areas for impromptu, informal meetings. Formal conference spaces exist throughout the building.
 2. Collaborative spaces dubbed as the Town Hall. Part kitchen, part play space, part kick-back area, the Town Hall also functions as an all-hands common area.

INFORMAL
FORMAL



A team in Germany created a two-story cube house called the Solar D House. The team installed custom-made structural materials in both the walls and ceiling, automated louvers covered windows into the heat pump system that allows it to provide domestic hot water. A timber frame was used for the construction of the house. The solar D house is completely covered by photovoltaic panels, single crystal silicon opaque indium gallium deselenide on the sides. The Solar D House light for the house. As a single room home, the light from just one window. The builders installed a natural ventilation system that allows cross-



Solar D House

The St. Benedict Chapel

Designed and built by Peter Zumthor in 1988 and located in St. Moritz, Switzerland this chapel has a tiered design with steel spokes going through the hardwood walls. The spokes help give the roof an appearance of hovering. The front of the chapel is large, then it gets smaller toward the end of the chapel. The windows up top allow light and ventilation to go throughout the whole chapel and there is no artificial light, giving everyone who enters a sense of being more connected with God. The walls on the outside are covered with weathered wooden shingles which allow it to withstand harsh conditions and weather.