



# CORSI HOUSES

**LANDSCAPE DESIGN CHARRETTE - 2023.06.29**

terrain | Harlem PACT Partners

# INTRODUCTION

## **AGENDA**

### WORKSHOP AGENDA 11:00AM-1:00PM

- 11:00-11:15 AM INTRODUCTION BY VAYA TEAM & PACT PROCESS
- 11:15-11:30 AM INTRODUCTION OF THE TERRAIN TEAM & PROJECT
- Introduce the firm and role on the project
  - Review existing site conditions & concerns
- 11:30 AM - 12:15PM BREAKOUT SESSIONS
- Residents will discuss needs, desires, and site improvements in small groups at breakout tables
  - Breakout tables will note topics on the plans for the design team to review
- 12:15-12:45 PM RESIDENT SPEAKERS
- Each breakout table will delegate a resident as representative to share the main topics of their discussion with the larger workshop group
- 12:45-1:00 PM WRAP-UP & CLOSING COMMENTS
- Terrain will summarize conversations heard today & how to proceed
  - Residents are reminded to please turn in their Resident Surveys, drawing notes, and to add their comments to the Wall Boards
  - Closing comments from development team



INTRODUCTION



WEBSTER AVENUE, BRONX

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INTRODUCTION



**BAYCHESTER HOUSES, BRONX**

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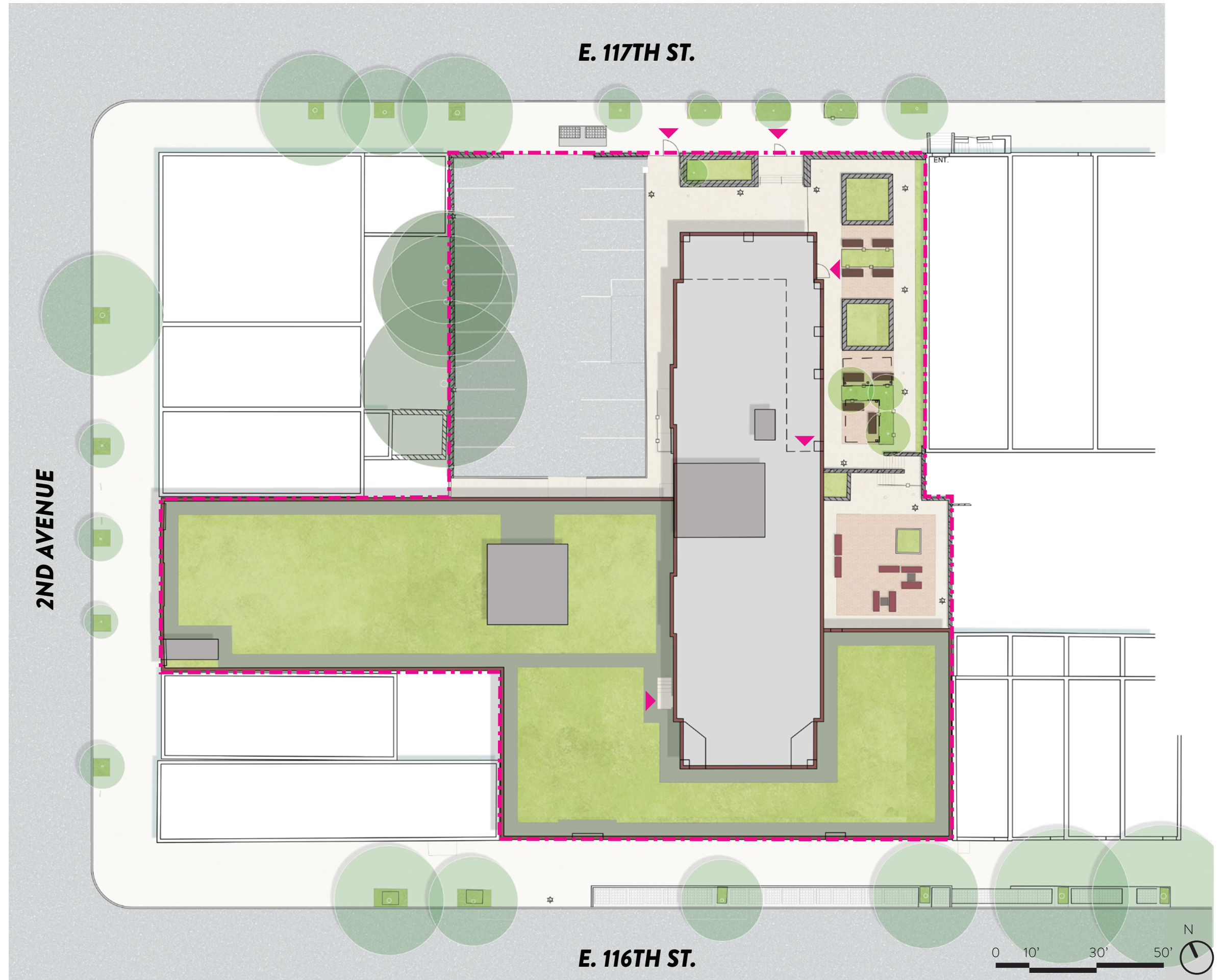
## HOW DO YOU FEEL...

- WHEN YOU STEP OUTSIDE YOUR BUILDING?
- WHEN YOU WALK HOME AT NIGHT?
- WHEN YOU SIT OUTSIDE & RELAX?
- WHEN YOU TAKE YOUR DOG FOR A WALK?

SITE OVERVIEW  
**EXISTING SITE**

**QUICK FACTS**

- **COMPLETED IN 1973**
- **0.73 ACRE SITE**
- **16-STORY BUILDING**
- **171 APARTMENTS**
- **187 RESIDENT POPULATION**

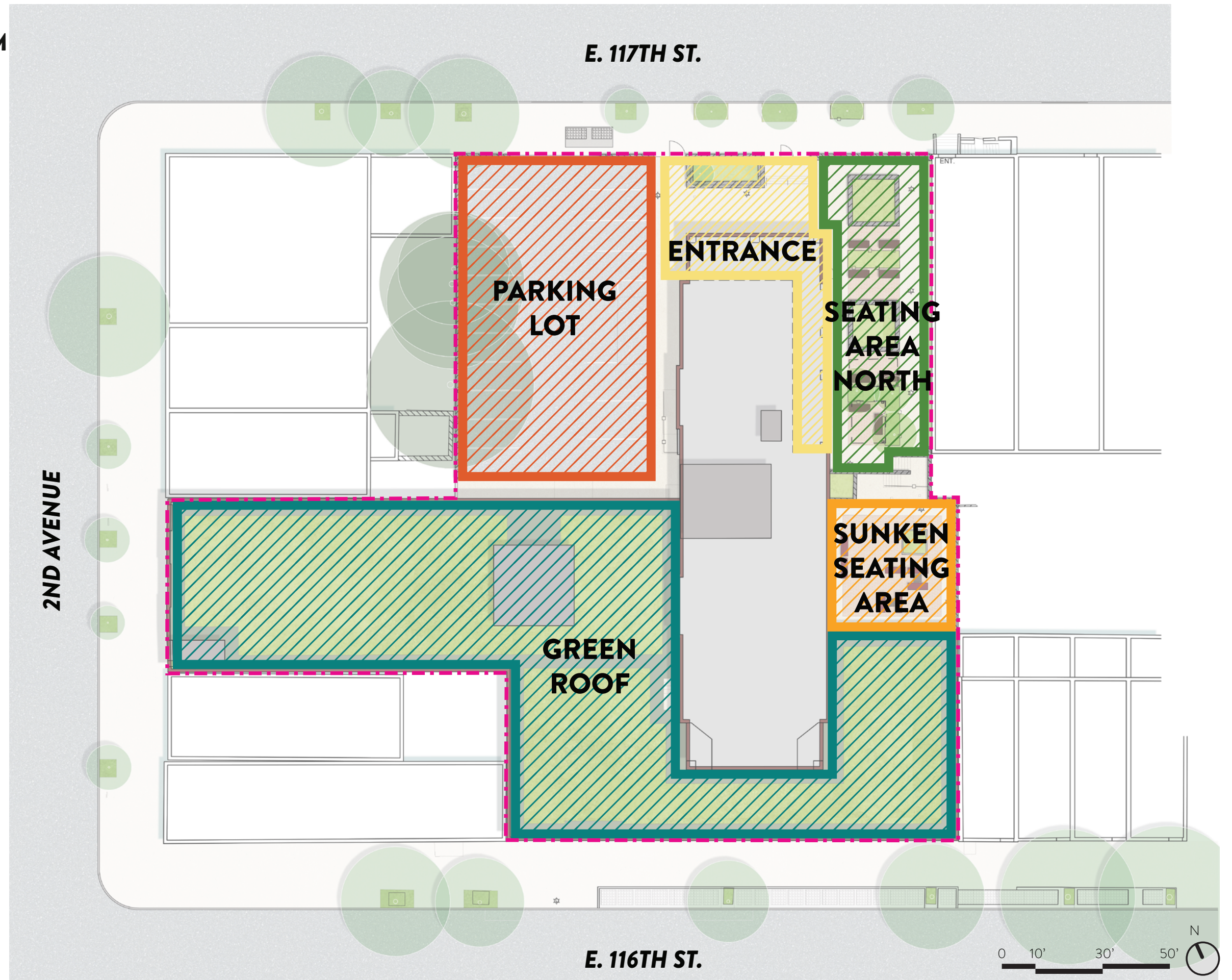




SITE OVERVIEW  
**EXISTING LANDSCAPE PROGRAM**

**SUMMARY**

- LIMITED PROGRAM SPACES EXIST, AND THEY ARE MORE OR LESS THE SAME
- SEATING AREA NORTH WAS RECENTLY RENOVATED IN 2021
- EXISTING GREEN ROOF ON THE 3RD FLOOR TERRACE; NOT ACCESSIBLE TO THE RESIDENTS



# WHAT DO YOU LIKE ABOUT THE OUTDOOR AREAS...?

- SEATING AREAS
- PLANTINGS & FLOWERS
- CONNECTION TO THE NEIGHBORHOOD
- SHADE STRUCTURES

# WHAT COULD BE BETTER...?

- SITE ACCESSIBILITY
- SECURITY / LIGHTING
- ADULT FITNESS SPACES
- WASTE MANAGEMENT
- DRAINAGE
- PARKING

SITE IMPROVEMENT  
**ENTRANCE & ORGANIZATION**



**EXISTING CONDITIONS**  
**POTENTIAL DESIGN IDEAS**



- ENHANCED PLANTINGS AND PAVING AT ENTRANCES
- MORE ORGANIZED WASTE MANAGEMENT

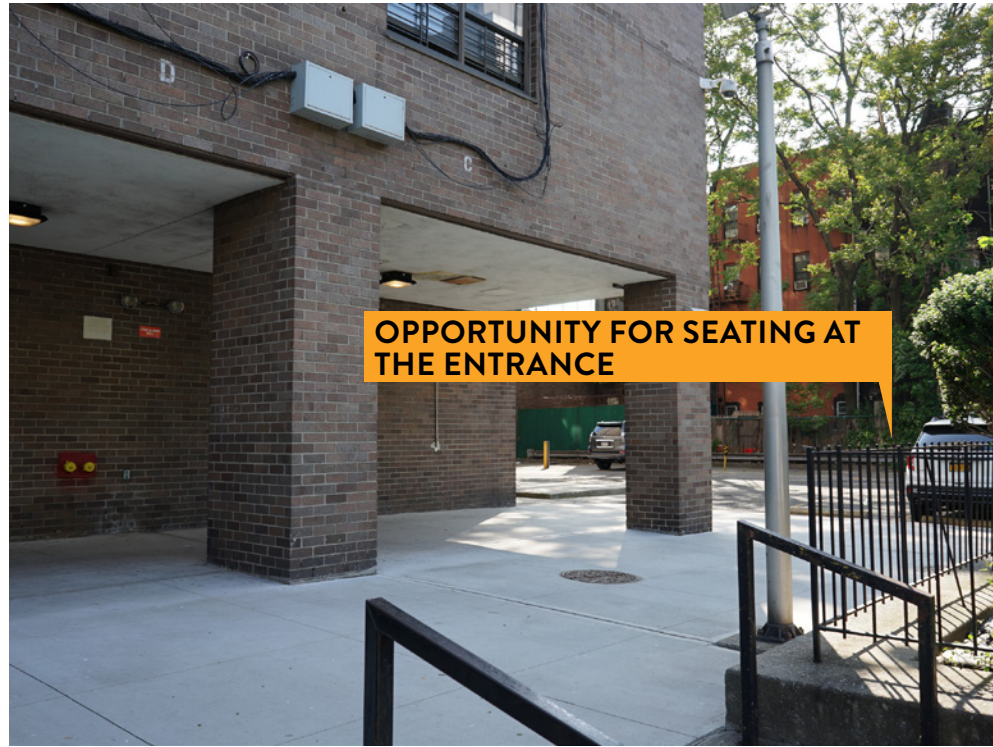


- ENHANCED PLANTINGS AND PAVING AT SEATING PLAZAS



- ADDED PLANTING AT PEDESTRIAN STAIRS AND RAMPS

SITE IMPROVEMENT  
**GATHERING & SOCIAL SPACES**



**EXISTING CONDITIONS**  
**POTENTIAL DESIGN IDEAS**



- PROVIDE NEW SEATING AND PLANTING AT THE ENTRANCE



- PROVIDE NEW FURNISHING AND A VARIETY OF SEATING ARRANGEMENTS



- DYNAMIC PLANTINGS & INTEGRATED, MULTI-PURPOSE SEATING CONFIGURATIONS

SITE IMPROVEMENT  
**ACTIVITY SPACES**



**REDUCE HARDSpace & PROVIDE MORE  
ACTIVITY SPACES FOR RESIDENTS**



**POTENTIAL FOR NEW PROGRAM,  
PLANTINGS, FUNCTIONS & MATERIALS**



**POTENTIAL FOR NEW PROGRAM,  
PLANTINGS, FUNCTIONS & MATERIALS**

**EXISTING CONDITIONS**  
**POTENTIAL DESIGN IDEAS**



HEALTH BEAT BY LANDSCAPE STRUCTURES

- **FITNESS EQUIPMENT FOR MULTI-GENERATIONAL ACTIVE USE**



EAST CLARKE PLACE SENIOR RESIDENCES (BRONX, NY)

- **INTRODUCTION OF MULTI-USE LANDSCAPE FEATURES**



- **POTENTIAL FOR NEW PROGRAMS, INCLUDING COMMUNITY GARDENING, PICNIC AREA...ETC**

SITE IMPROVEMENT  
**TREES & PLANTING**



**EXISTING CONDITIONS**  
**POTENTIAL DESIGN IDEAS**



- CANOPY TREES WITH ENHANCED UNDERSTORY LAYER OF SHRUBS AND PERENNIALS



- INTRODUCING A VARIETY OF SHRUBS AND PERENNIALS FOR SEASONAL INTEREST



- NEW PLANTING ARRANGEMENT AND SEATING NOOKS

**THANK YOU!**

**WHAT IS YOUR VISION FOR THE FUTURE  
LANDSCAPE AT CORSI HOUSES?**