LEED Showcase 2017
The Armory District

May 9, 2017
LEED SHOWCASE 2017

The Armory District
The Midtown Corridor
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The Midtown Corridor

- St. Louis’ “IT” Market

- Numerous Anchors
  - SLU’s Main and Medical Campuses
  - Washington University’s Main and Medical Campuses
  - CORTEX Innovation Center

- Opportunity to Make Significant Impact
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The Armory District
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The Armory District

- Completed in 1938 to House the 138th Infantry
- Tennis and Concert Venue 1945-1971
- Community Use 1971-1993
- Vacant 1993-Today
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The Armory District
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The Armory District

- Over 400,000 SF of Planned Redevelopment
  - 262,000 SF of Redeveloped Armory Building into Next Generation Office Space
  - Redevelopment of 500 Prospect into Microbrewery
  - Potential Hotel alongside Grand Avenue

- Midtown Connector
  - The Foundry
  - CORTEX Innovation Center
  - Grand Metro Station
  - SLU’s Campus
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The Armory District
Will Promote “TOD” Features

- Grand Metro Station Usage
- Pedi/Bike Activity with Connector Ramps and Walkways
- High-density Mix of Uses within a Walkable District

Numerous Community Partners

- Green Street
- SLU
- The Foundry
- Great River Greenways
- Forest Park Forever
The Armory District
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The Armory District

- Sustainable Redevelopment
  - Will Preserve Interior Trusses and View
  - Restore Natural Light
  - Green Rooftop
  - Repurpose Tennis Floor
  - Retain Viewing Platform
  - More to Come
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The Armory District
LEED SHOWCASE 2017
The Armory District

- Place Making Opportunity
  - New, Modern Entrance
  - Sustainable Landscaping
  - GREEN Screening
  - Wide Pedestrian/Bike Ways
  - Grand Metro Station
MAKE MORE POSSIBLE.

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