

# IPRO 359

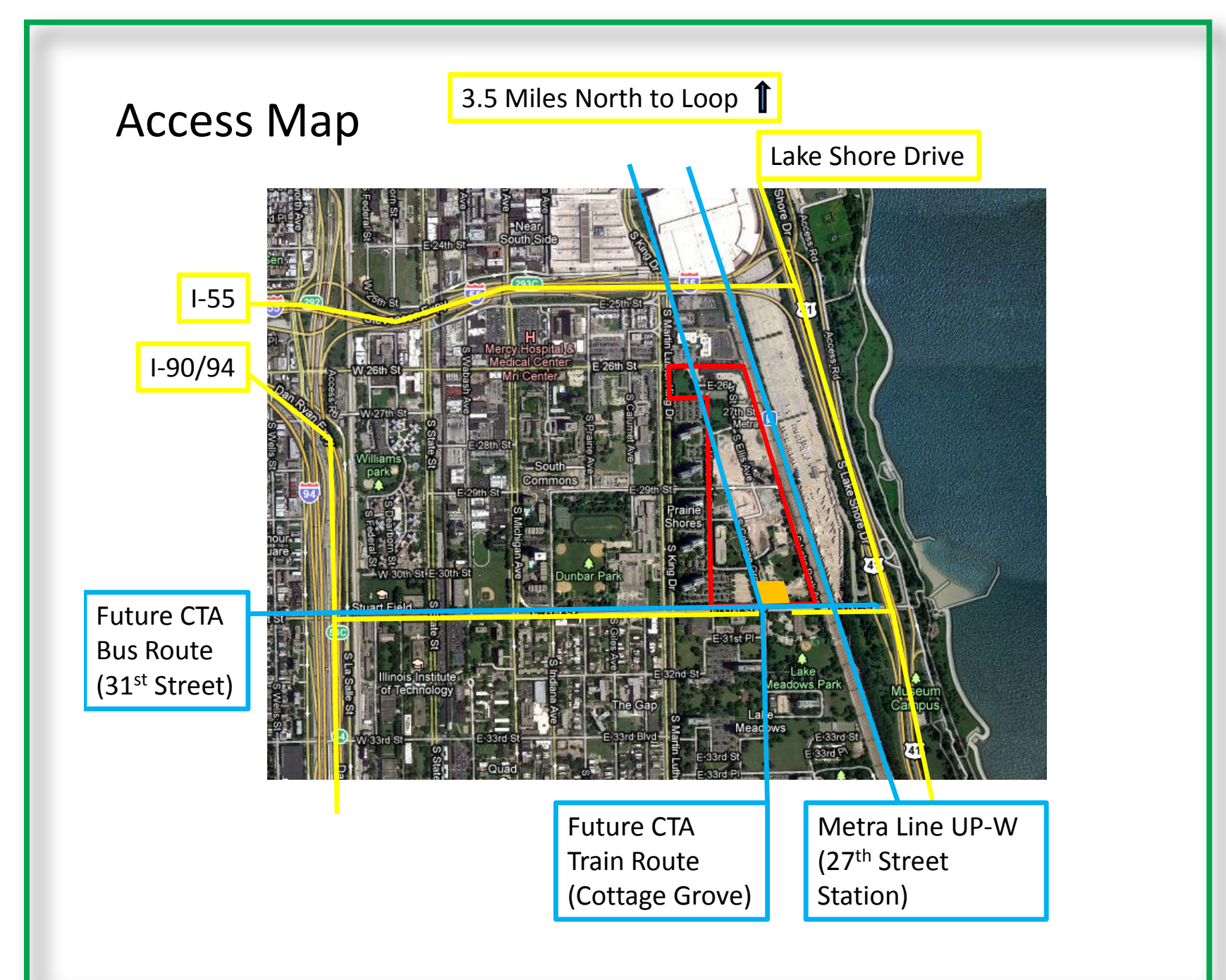
## Problem

The Michael Reese Campus was once 37 acres containing an architecturally rich heritage, one of the most advanced medical centers in the region and a thriving Chicago community neighborhood. With time this area has spiraled into decay and with the loss of the 2016 Olympics the campus appears to have no vision for the future. This project will become the champion to raise this area to a new Renaissance.

The problem is to take the winning master plan from ENPROs 356 or 359, review and update this plan in order to redevelop the southern portion of the 37 acre site with a second anchor for the development of the entire site.

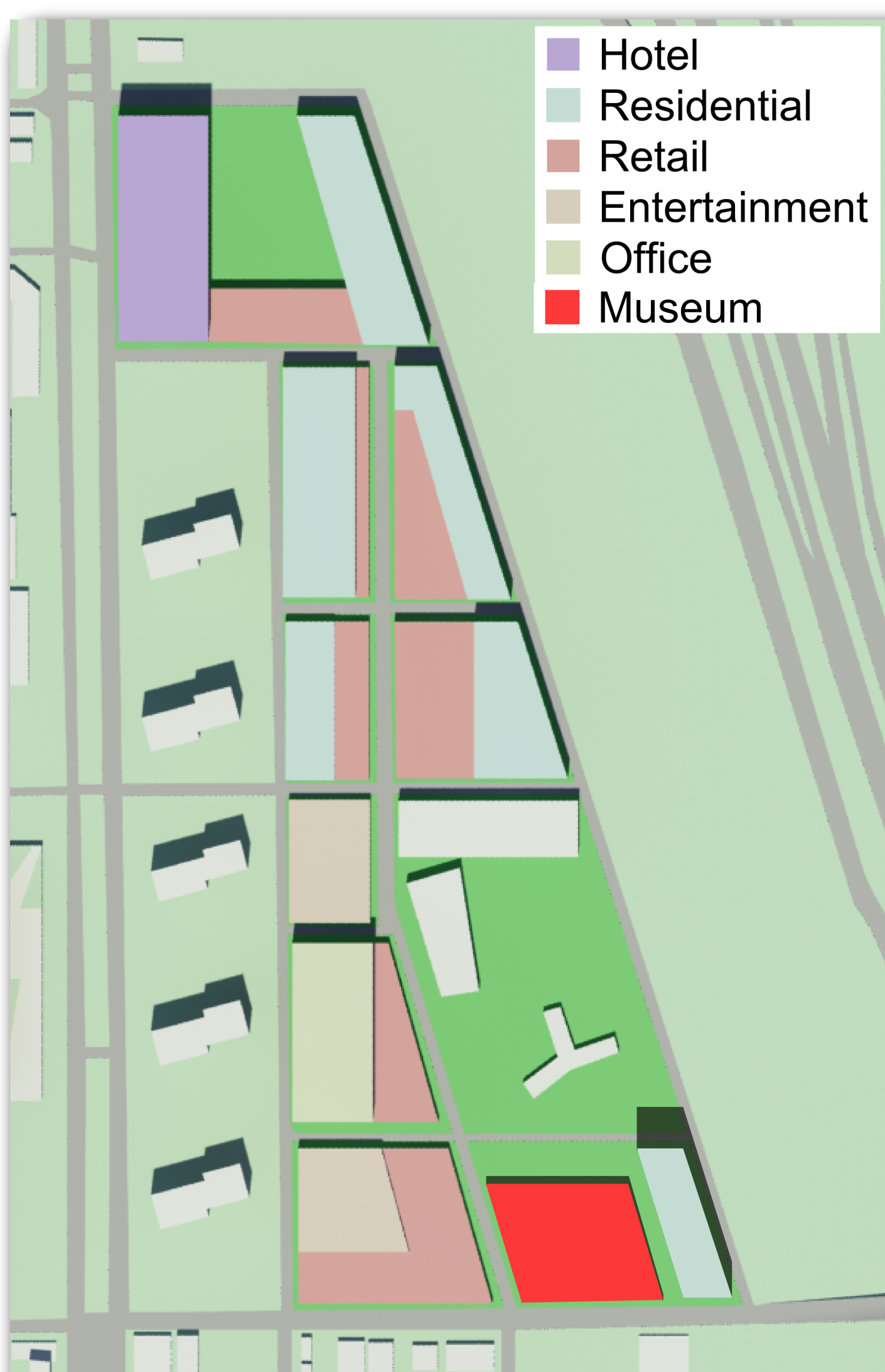
## Location

Michael Reese Campus is located directly south of downtown Chicago. It is prime real estate situated nicely on Lake Michigan.



## Our Goal

To create a second anchor for the Michael Reese Campus that satisfies the needs of residents, business and city government officials and effectively interacts with the first anchor, a continued living center.



## Master Plan Highlights

- Implementation of the city street grid into the site for better accessibility
- High building density to bring an urban feel to the area
- Our anchor placed at 31st and Cottage Grove Ave. to draw visitors from the marina and traffic from the busy streets
- Retail shopping placed along the main street: Cottage Grove Ave.
- Residential placed primarily along the east side of the site to access lakefront views.



# Michael Reese Campus

## Our Anchor

As of 2006, the Chicago Children's Museum (CCM) has been planning to relocate from their current location at Navy Pier to a site that would allow them to expand in size.

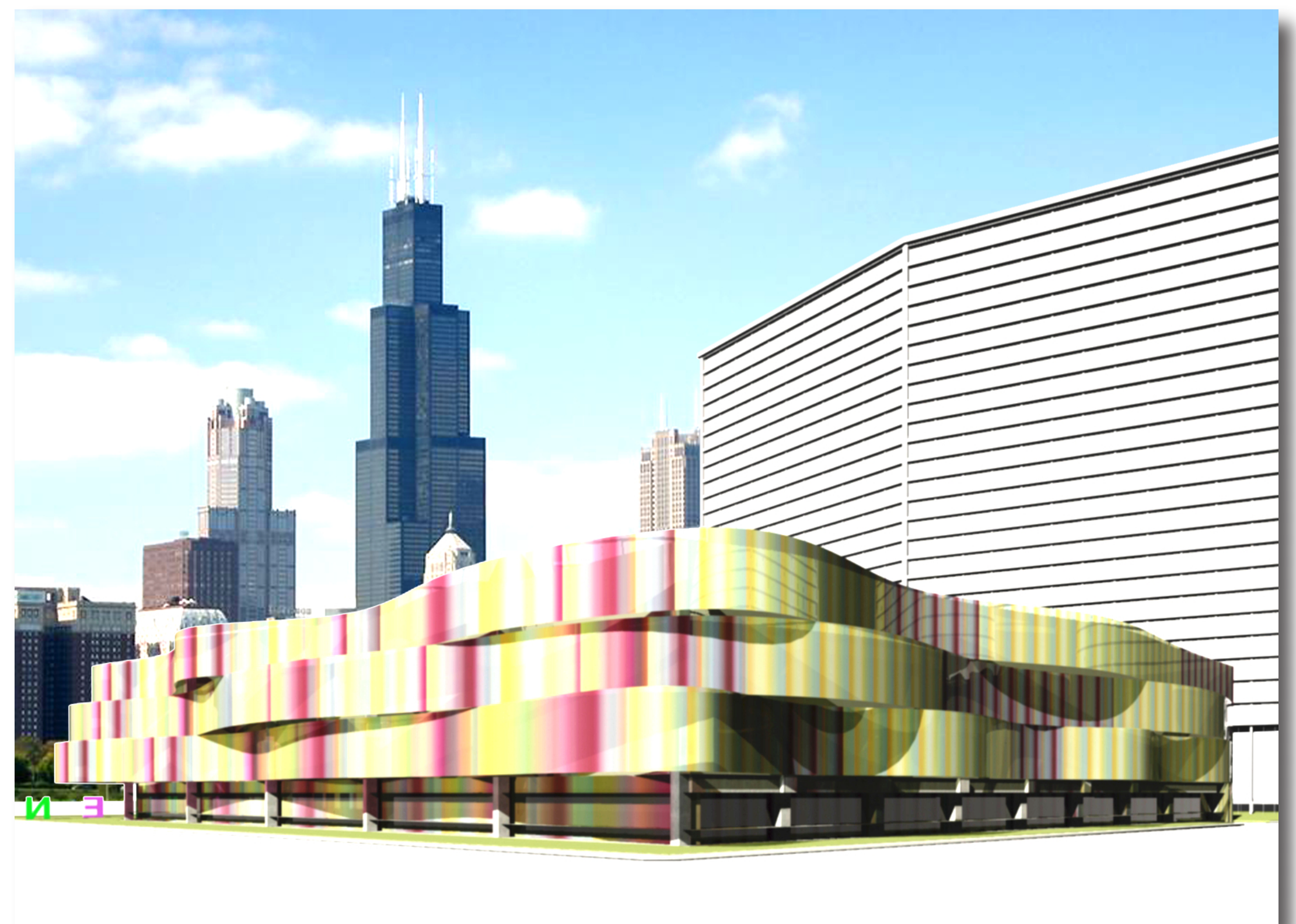
Current Size = 50,000 sq ft    New Size = 296,413 sq ft



The CCM believed that Grant Park would be a good place to relocate, but the Michael Reese Campus is the ideal site.



View of the entrance of our proposed CCM.



Southwest corner view of our CCM from standing on Cottage Grove Ave.



## Uniqueness of the Design

The structural system is designed using precast/prestressed concrete members. Compared to a concrete reinforced system, precast/prestressed members have the ability to reduce construction time and costs by about a third of the overall total. This construction method also allowed us to create larger spans for more open exhibit space

Fourth floor green roof with classrooms on the same floor to incorporate safe outdoor play in an urban environment.

Playful and aesthetically inviting wavy double-skin facade.

Energy efficient radiant floor heating.

Spandrel glass that encases three out of four side of our building for optimal sunlight.



The Michael Reese Campus site gives the CCM the opportunity of expanding its building size if needed in its future.

# An Urban Development Challenge

## Meeting the Community Needs

Our anchor has the ability to serve the immediate community and city, as well as draw in tourists from other states. **Increased tourism leads to higher revenue for the city.**

**Families with young children visiting relatives in the Continued Living Community and marina** will now have a destination very close to spend time together.

**Museums increase the number of businesses drawn to the community.**

The expansion of the CCM will provide numerous **new jobs** in the community.

**Museums build community pride that will bring new efforts in a revitalization of Bronzeville.**



## Viability & Feasibility

**Total Cost of the New CCM Building = \$59 Million**  
**Funding for construction will comprise of corporate sponsorships, private donors, and initial loans.**

- The Chicago Children's Museum is planning on expanding their facilities even if they stay at Navy Pier.
- Moving to the Michael Reese Campus site allows the museum to own their own building and not pay rent at Navy Pier.
- U.S. museums contribute \$21 billion to the American economy each year (2008 estimate), encouraging economic growth in their communities.
- The CCM currently ranks 31 out of the top 50 children's museums in the U.S. With more space to expand their exhibits they will be able to increase their ranking.



**Faculty Advisors:** Steve Beck, Andy Longinow, Mark Snyder

**I PRO 359 Members:** Malik Ajose, Linnea Fraser, Fangpeng Liu, Jocsan Martinez, Masnaga Masnaga, William McNally, Omar Medina, Nathan Miller, Fabian Nava, Victoria Steinsys, Brad Strandquist

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