OLD ST. JOHN’S HOSPITAL CONCEPT REVIEW

EXISTING SITES

OLD ST. JOHN’S HOSPITAL

JEFFERSON SCHOOL

OLD ST. JOHN’S HOSPITAL SITE CONCEPTS

OLD ST. JOHN’S HOSPITAL SITE REDEVELOPMENT GUIDING PRINCIPLES

» Guide property for high density or mixed use neighborhood uses

» Preserve traditional block pattern

» Placement and scale of new buildings should reflect the intensity of the site’s role as a community institution

» Incorporate underground parking

» Explore reuse of portions of the hospital

» Preserve a neighborhood park space on this site or the Jefferson School site

» Provide an attractive buffer between new and existing uses

» Redevelop parking lot first to enable tax increment financing

WHAT DO YOU THINK?
Place dots on the boards and share your thoughts using a comment card and/or the sticky notes provided:

I like this!

This could use some work.

What about this idea?

OLD ST. JOHN’S HOSPITAL SITE PRECEDENT PHOTOS

Hospital Reuse

Rowhouse Townhome

High Density Residential

High Density Residential

EXHIBIT 2.1: OLD ST JOHN’S HOSPITAL SITE CONCEPT REVIEW

I like this!

This could use some work.

What about this idea?
JEFFERSON SCHOOL SITE CONCEPTS

1. Reuse of school building for live/work residential + new villa housing to the east
2. Reuse of school building for live/work residential + neighborhood park
3. Reuse of school building for residential + additional residential and smaller park
4. Reuse of school building for community center + new park along Featherstone Road + new residential housing

JEFFERSON SITE REDEVELOPMENT GUIDING PRINCIPLES

» Pursue preservation and reuse of the existing school building for other uses
» Create possibilities of both full and half block redevelopment
» Guide redevelopment for medium/high density residential, institutional or office uses
» Focus building fronts on 6th Street and Buchanan
» Preserve neighborhood park space on this site or St. Johns
» Placement of scale of new buildings should complement surrounding uses
» Improve safety of 5-corners intersection
» Add neighborhood identity elements at 5-corners

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EXISTING SITES

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ST JOHNS HOSPITAL