

Barren plazas hard to get to;
Walls where entrances should be



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Steps and barriers that limited access



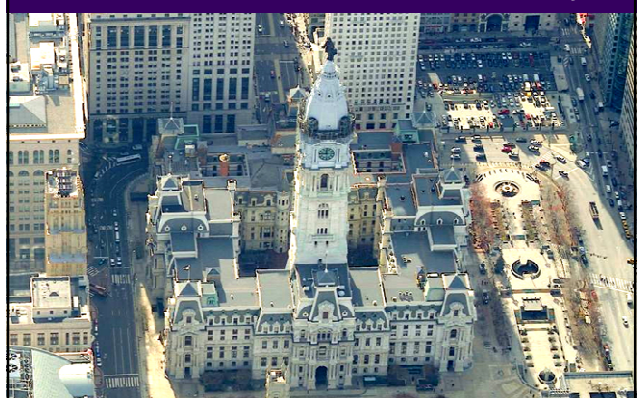
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Failed space even longer than Dilworth Plaza



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CCD first focused on City Hall



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2007: Planning for Growth



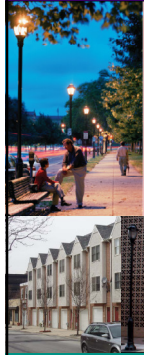
**CENTER CITY:
PLANNING
FOR GROWTH**
2007-2012



**2. WALKABLE
CENTER CITY:
THE VIRTUES
AND LIMITATIONS
OF THE GRID**

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Started our analysis documenting gaps in the fabric Diminish walkability & competitiveness

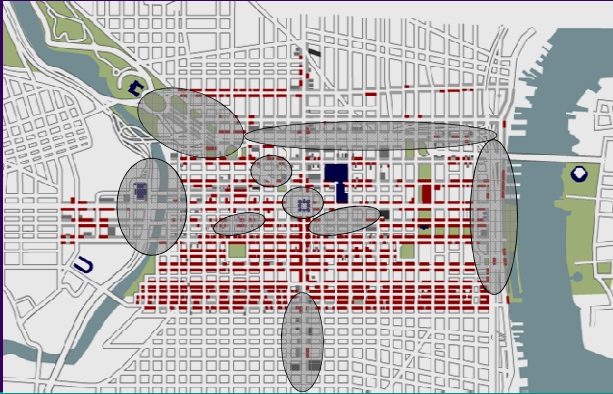


**3. GAPS IN
THE FABRIC**



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Block by block analysis: gaps in fabric of the city



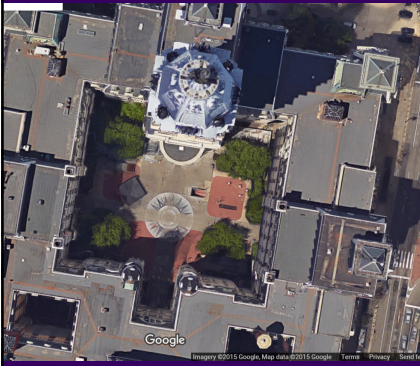
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Most important gap: City Hall/Center Square



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Considered the courtyard as our first step



- Out of sight
- Improving wouldn't have visual impact on closing gaps
- scaffolding for renovation was still in place



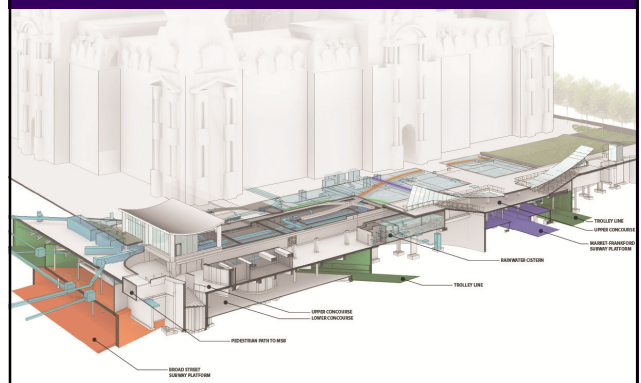
Focused first Dilworth Park



2012: barren, failed space



Completely reconstructed two levels + accessibility



Walk directly in from the street



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Created first-class gateway to transit



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A great civic gathering space
Actively programmed

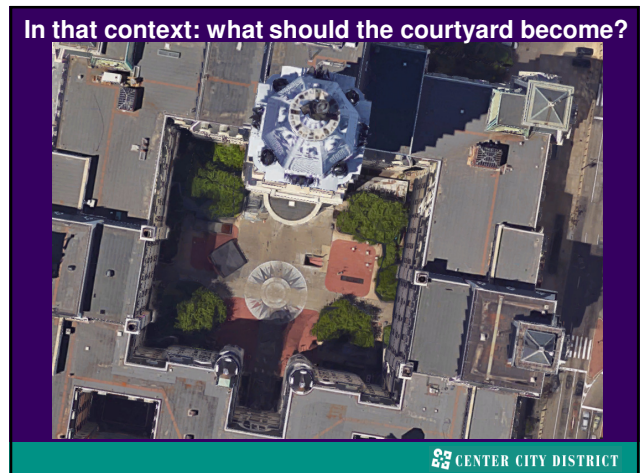


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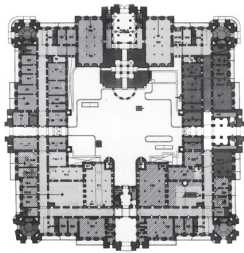
With very diverse events



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Funded by the William Penn Foundation
& Poor Richard's Charitable Trust
Wallace Roberts Todd (WRT)



GROUND FLOOR

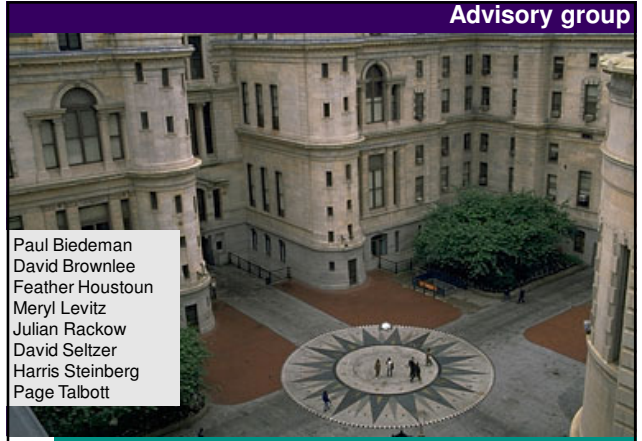
Background Interviews:

- Greta Greenberger
- Bridget Greenwald
- Jon Farnham
- Nan Gutterman (Vitetta)
- Jeff Knueppel, Bob Lund, Joe Palantino (SEPTA)
- Sherman Aronson (BLT)



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Advisory group



Paul Biedeman
David Brownlee
Feather Houstoun
Meryl Levitz
Julian Rackow
David Seltzer
Harris Steinberg
Page Talbott



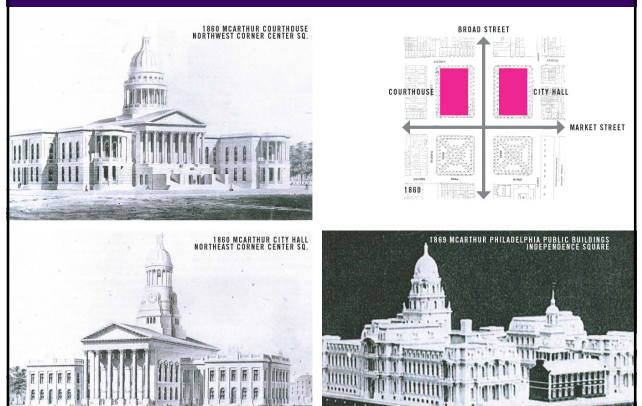
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Lessons from the past:
When decision was made to move City Hall to Center Square

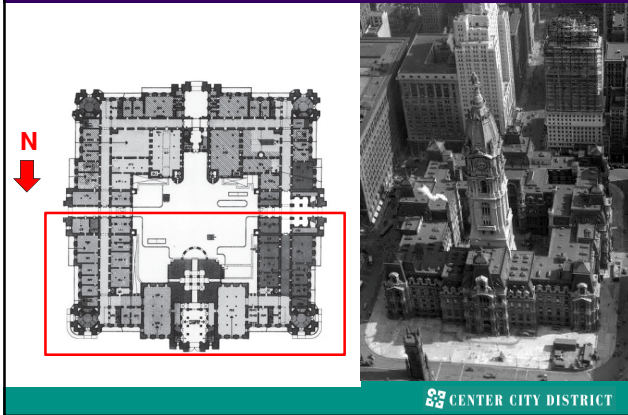


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Multiple options were considered
For both Municipal government & Court functions



Designed as 2 buildings: municipal government



Front door to City Hall faced north

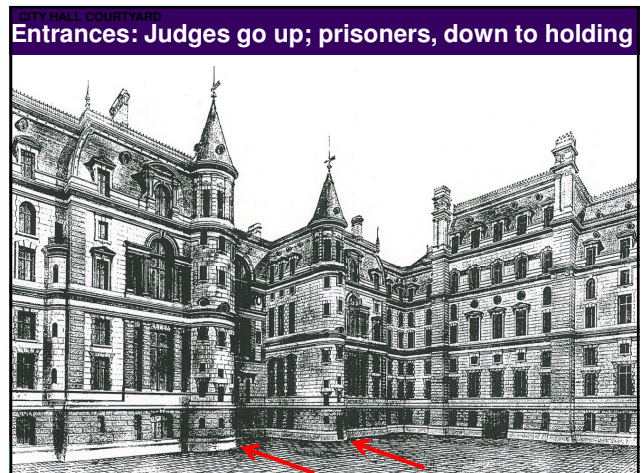
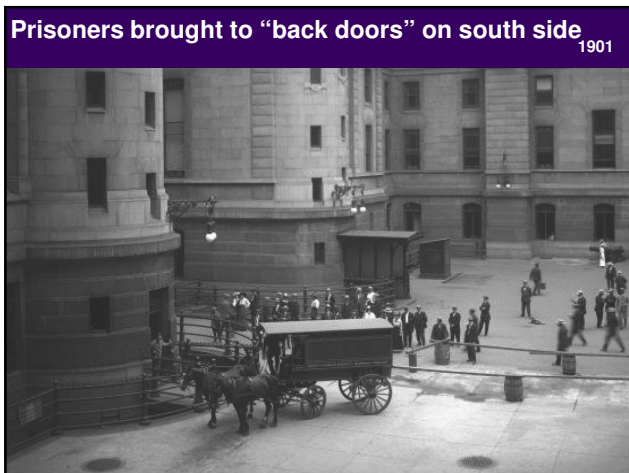
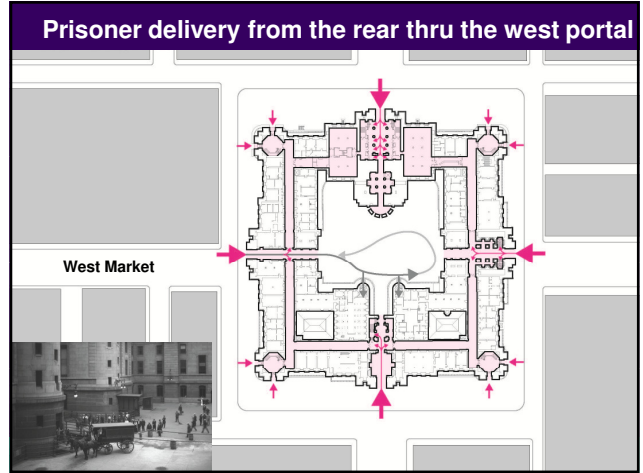
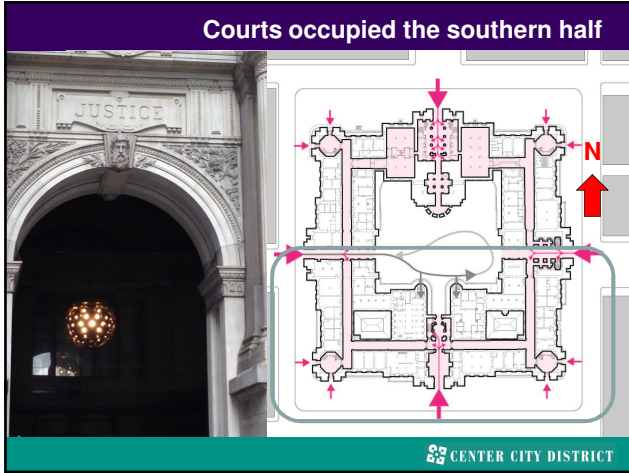


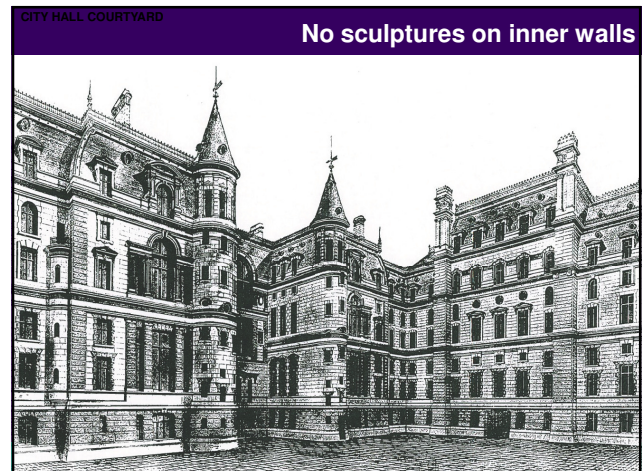
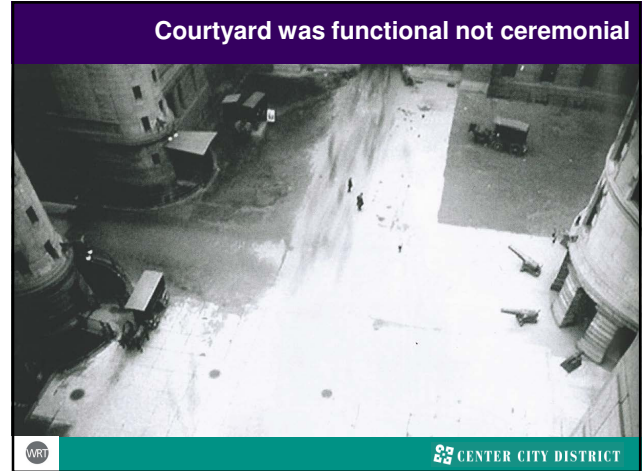
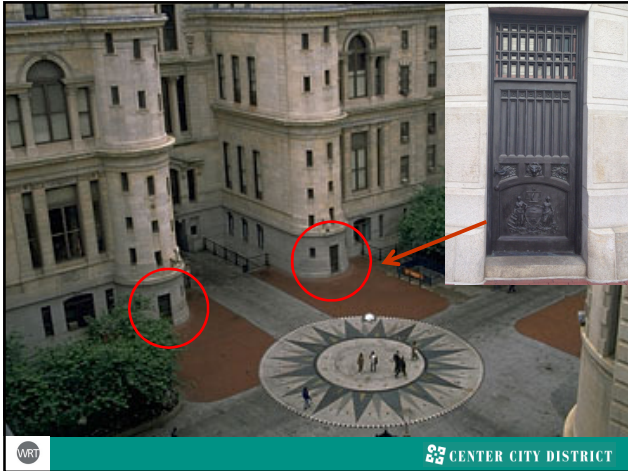
Ceremonial entrance

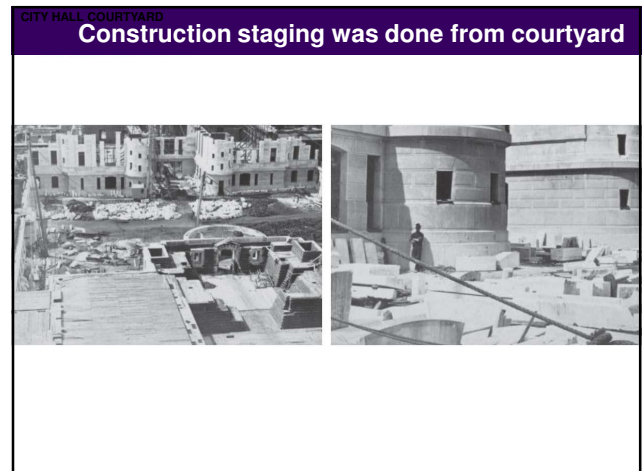


With stairs leading to Conversation Hall

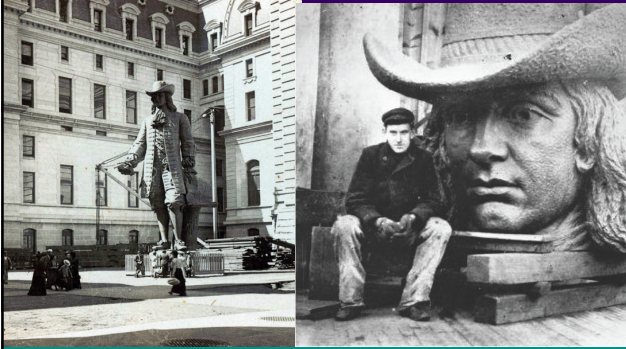








**It wasn't just the William Penn statue,
it was all construction**



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**During 30 years of construction,
Courtyard never was a public space**

- 1871 – Commissioners name John McArthur as Architect
- 1872 – First foundation stone is laid
- 1875 – Stone façade is underway – 500 masons at work
- 1877 – First story is completed
- 1881 – Fourth story is completed
- 1886 – Alexander Calder finishes plaster cast for sculpture of William Penn
- 1891 – Tower is completed at 337 feet
- 1894 – William Penn is installed on top of the tower
- 1901 – Submission of final completion report to commissioners.



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No sooner was the building
done than construction started
on subway lines:

- 1903 – 1908
Market Street line
- 1915 – 1920
Broad St station
- 1928 - opening the
Broad Street line
- 1929 - 1934
Market Frankford
under City Hall

Photo Courtesy: CCDC 2010



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1915

1915-11-16-15

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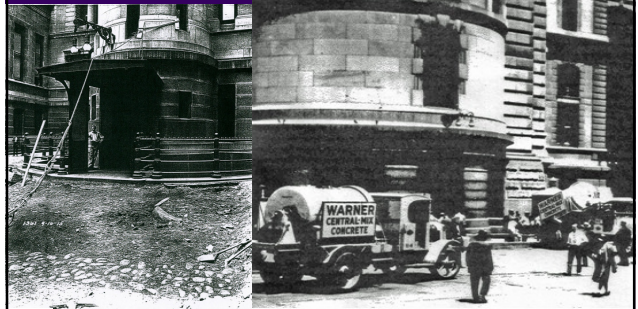
1931 Subway construction



Source: WRT - General view, City Hall courtyard from 2nd floor

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There is no “golden age” of the courtyard
it was mostly a functional space

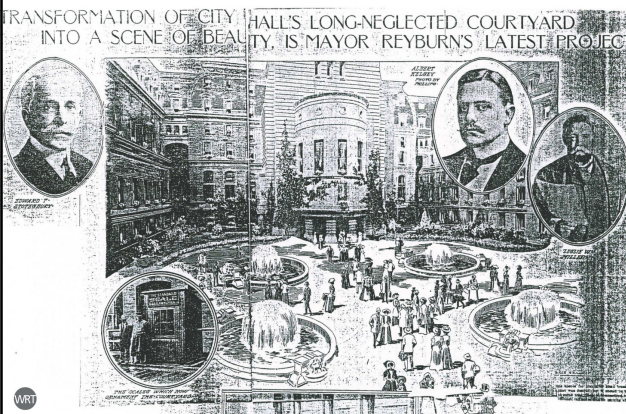


WRT

WRT CENTER CITY DISTRICT

CITY HALL COURTYARD

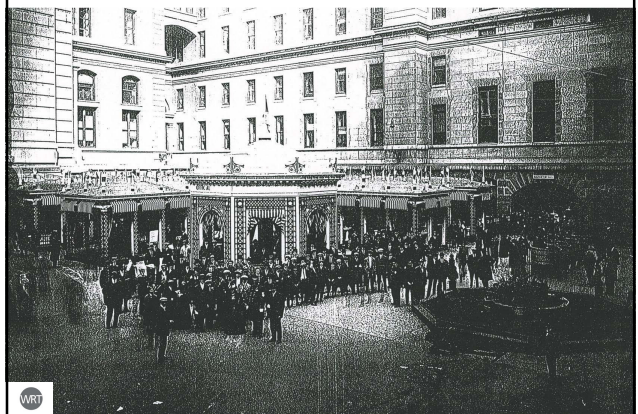
One 1908 Parkway inspired vision



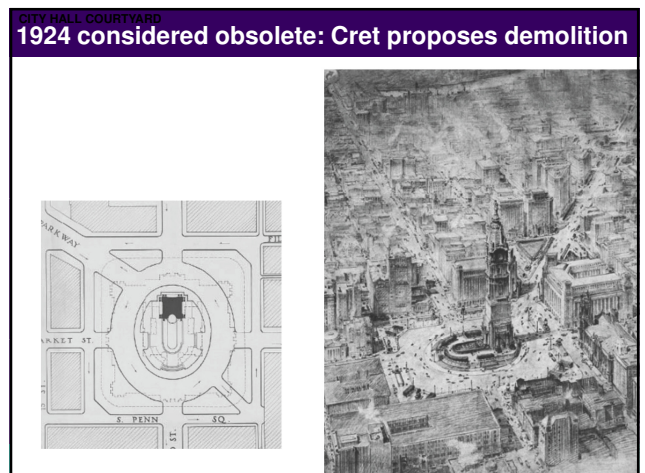
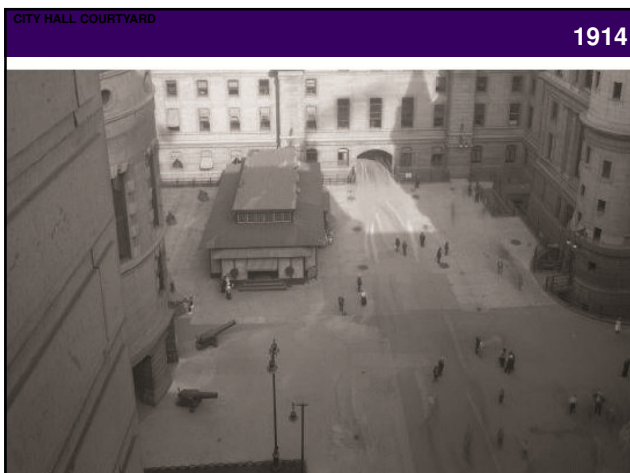
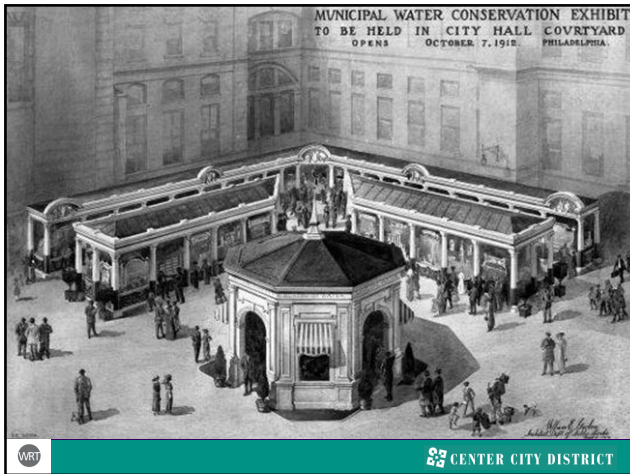
WRT

CITY HALL COURTYARD

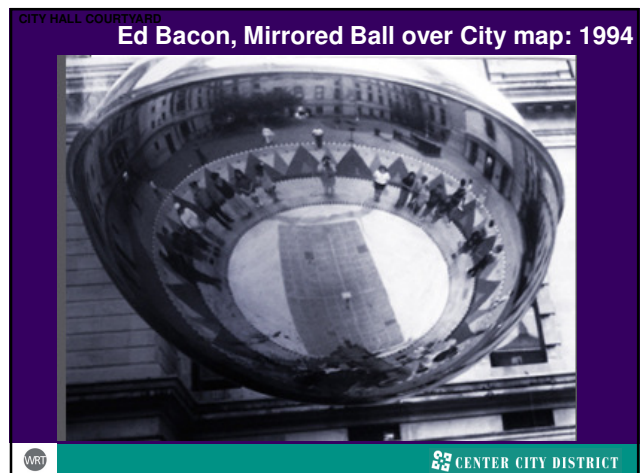
A few temporary uses as exhibition space: 1912

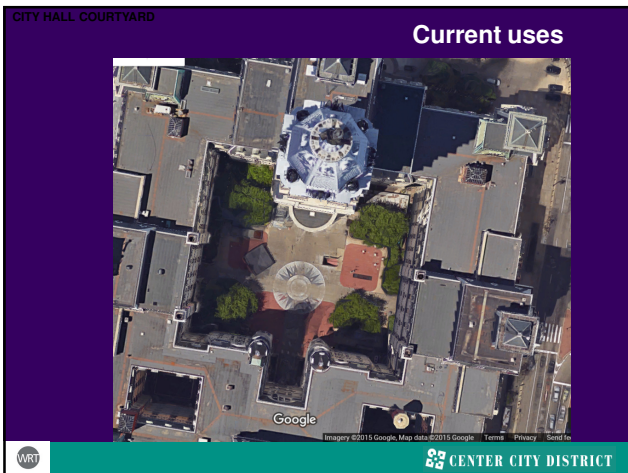


WRT

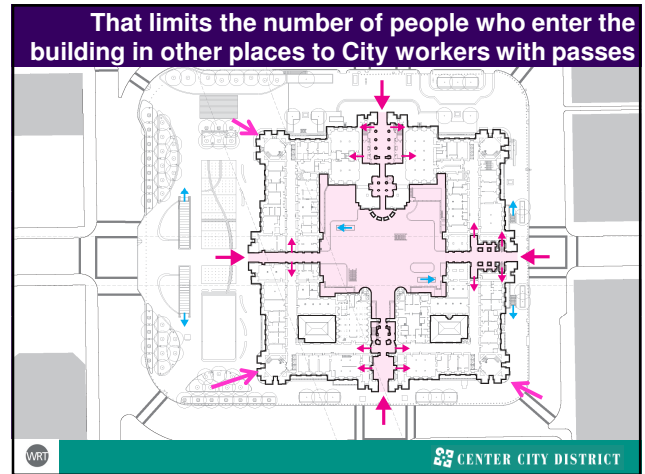
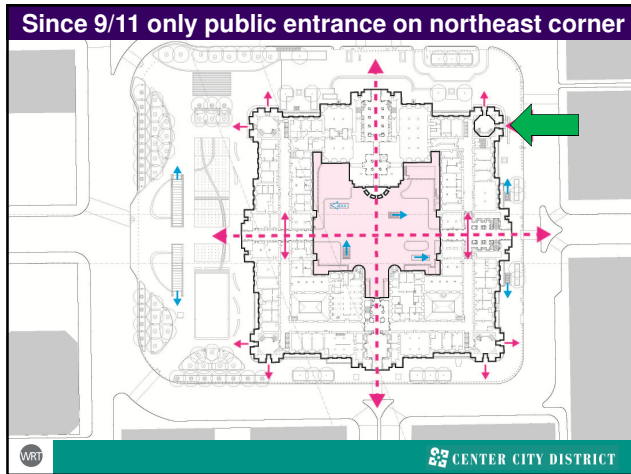














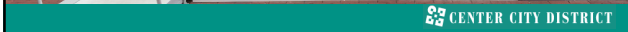
(6) Used for holiday tree lighting



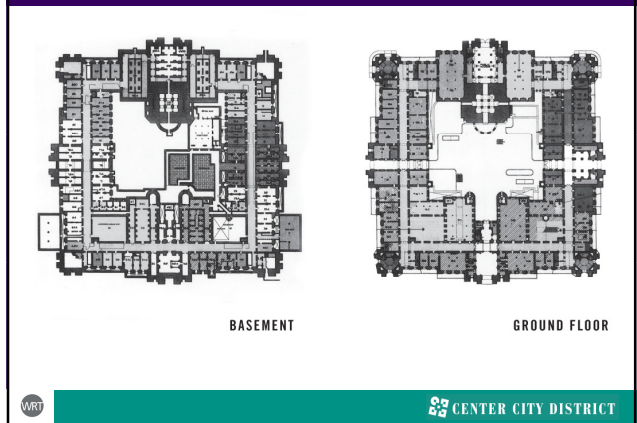
(7) Used by PIFA as special events space

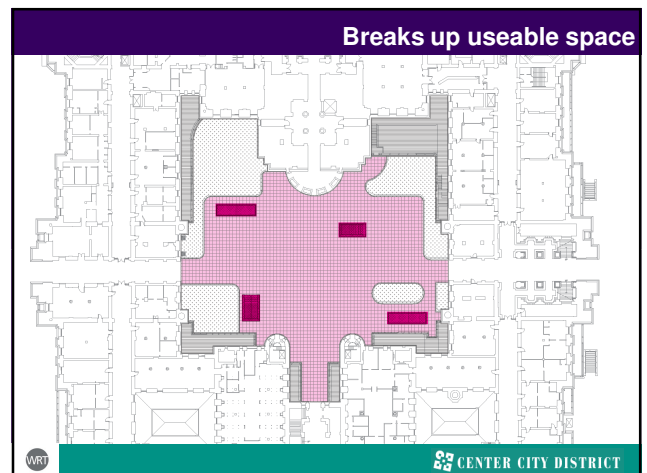
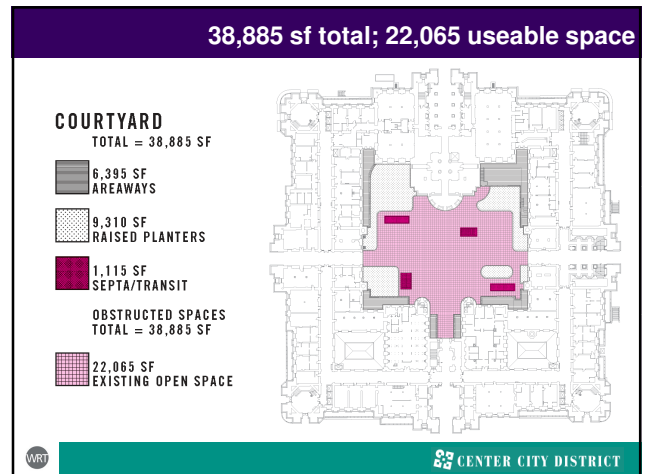
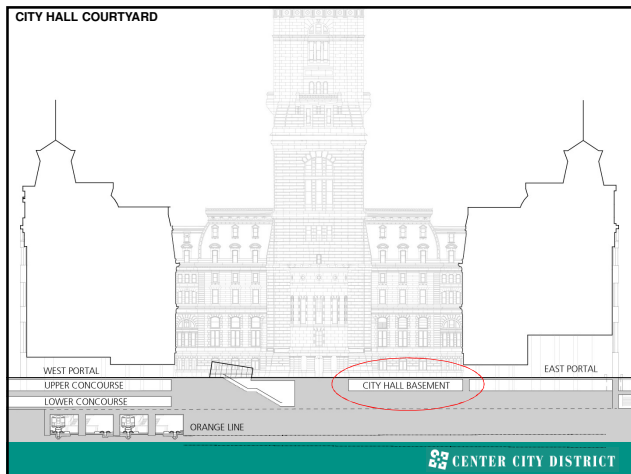


Expanded with the new temporary stage

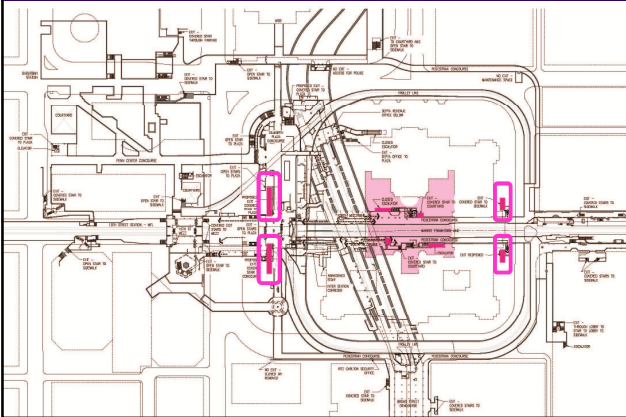


CITY HALL COURTYARD
Subsurface constraints: basement areas





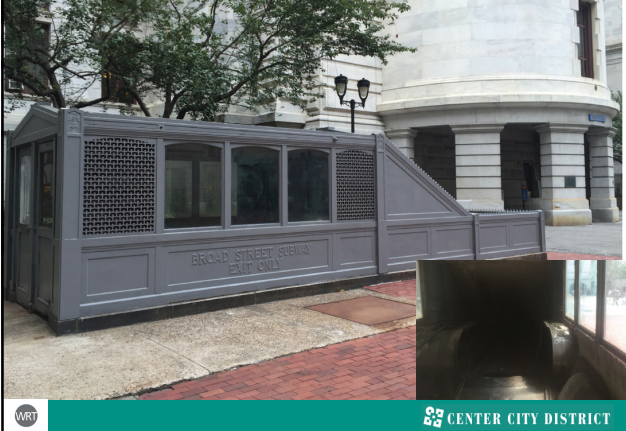
Four courtyard stairs; four options outside



Dilworth transparent glass

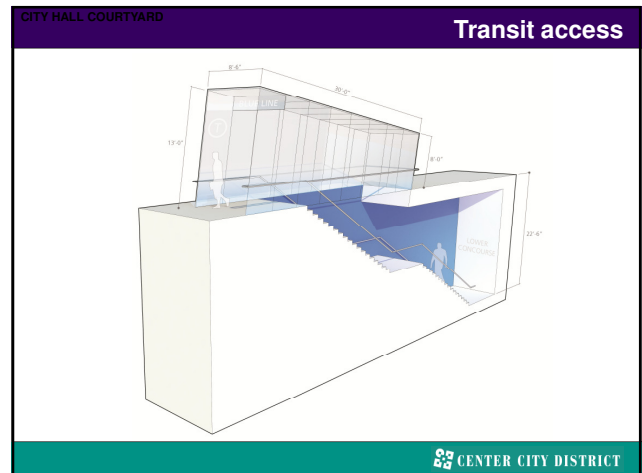
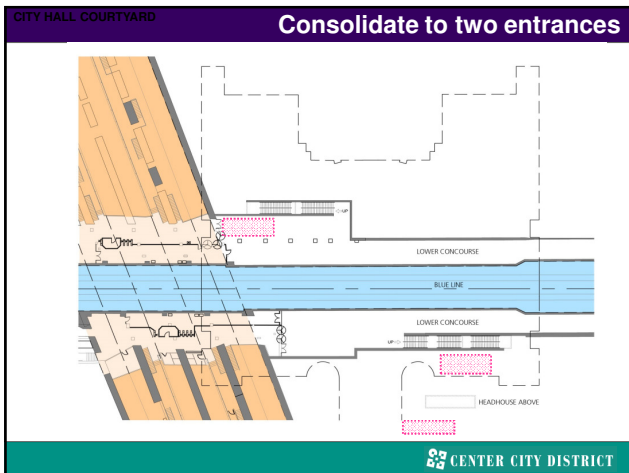
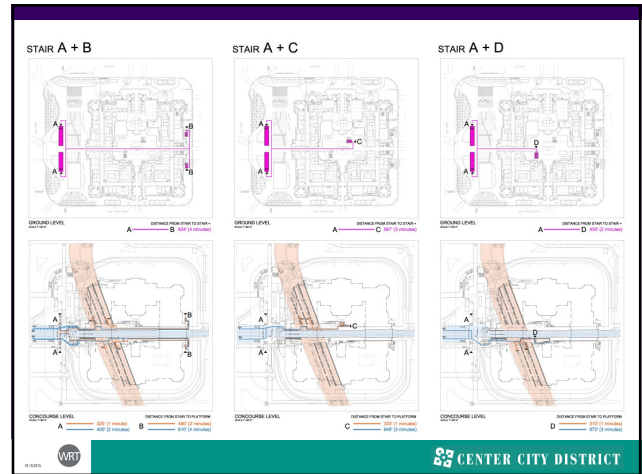


Northwest stairway boarded up



Some provide a great sense of arrival





Concept design: either one



Concept design: or two entrances



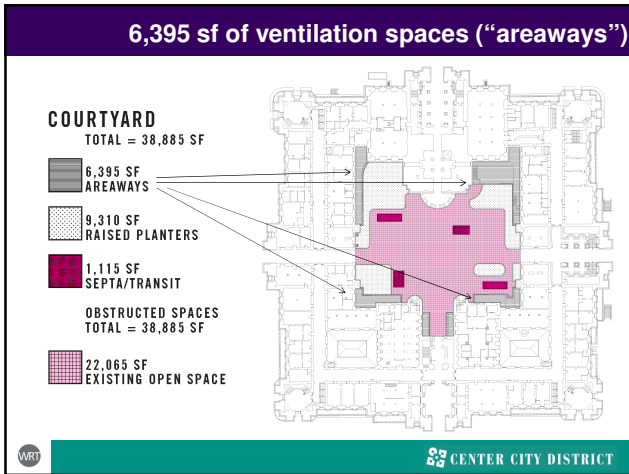
Illuminated at night

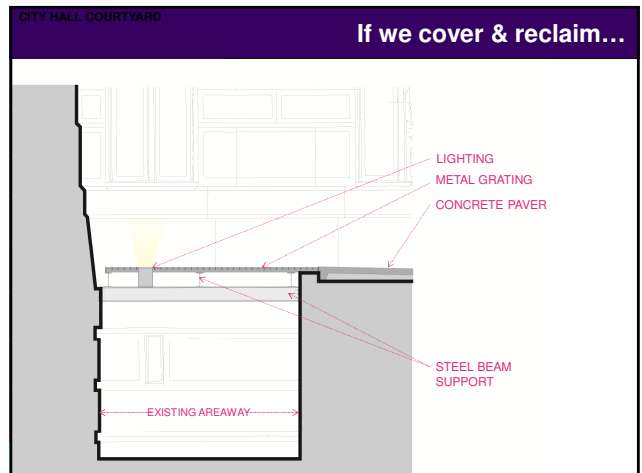


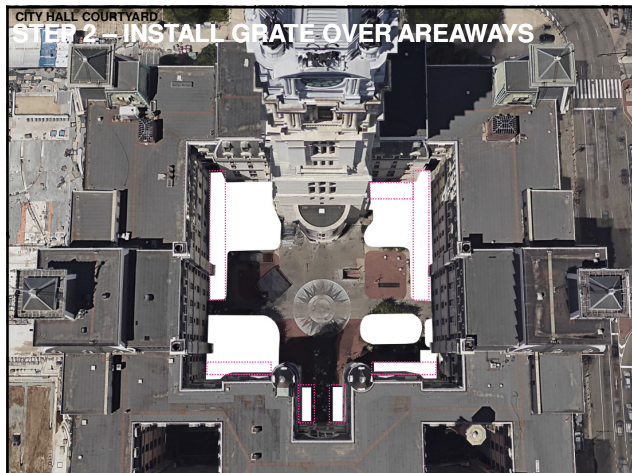
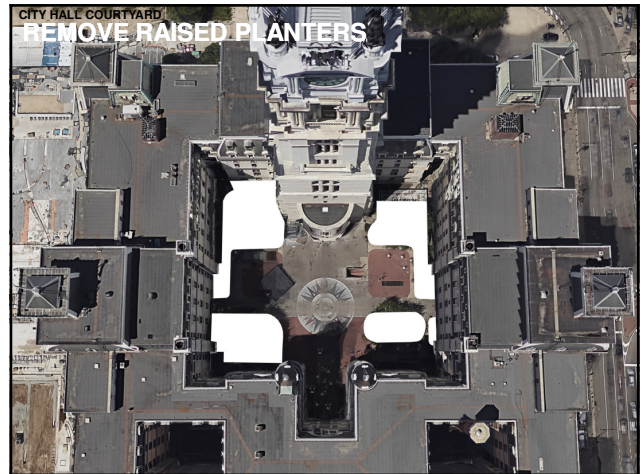
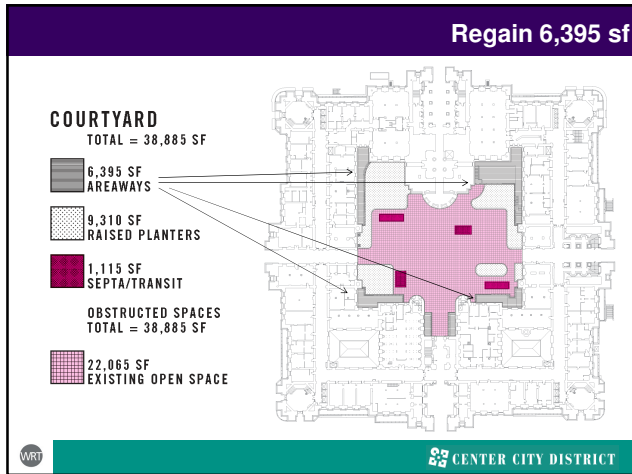
CITY HALL COURTYARD

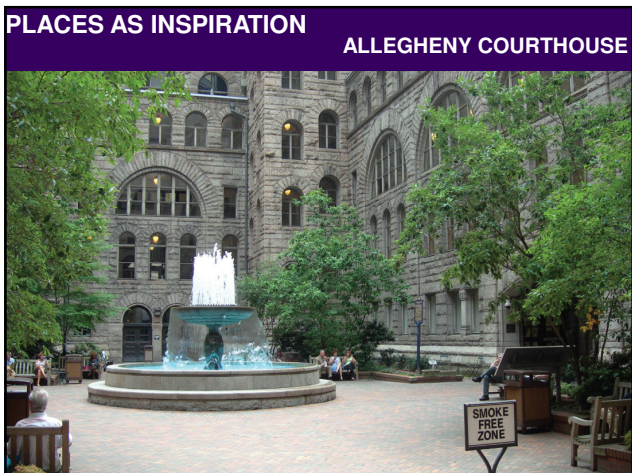
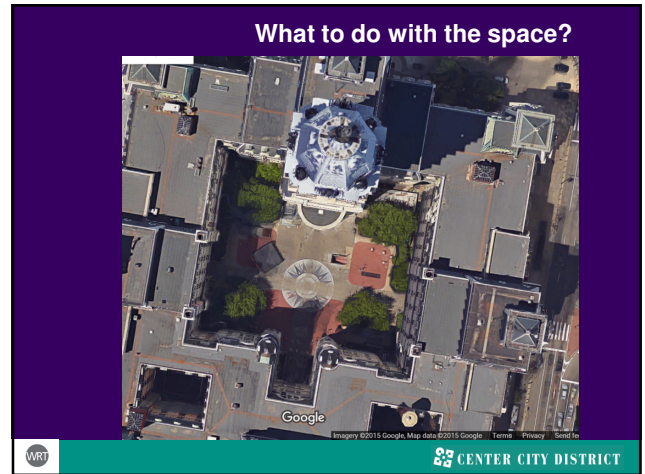
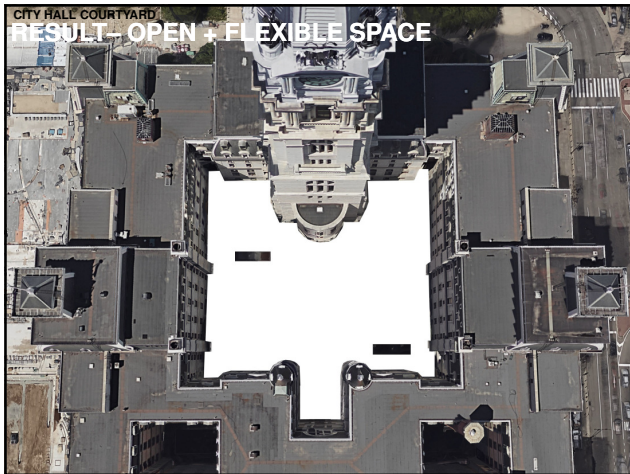
Edge conditions

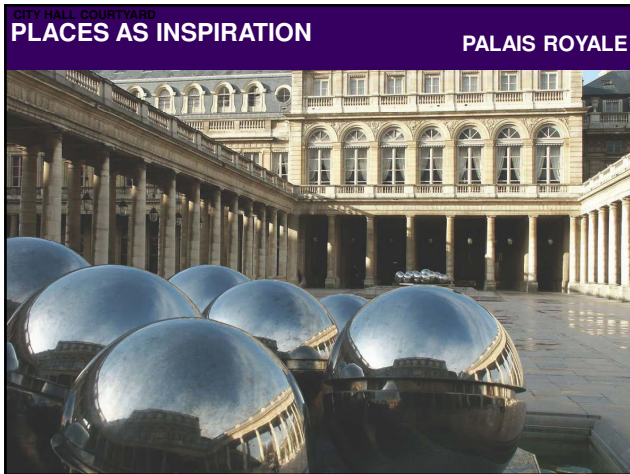












Add food: restaurants or lunch trucks?



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Chairs & tables?



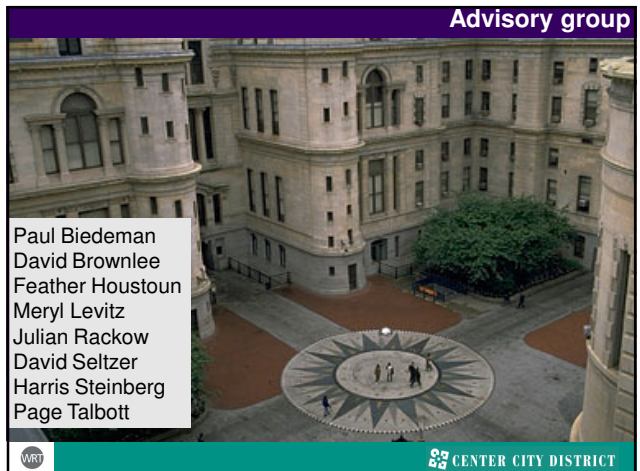
CITY HALL COURTYARD

PROGRAM ACTIVITIES

DANCING



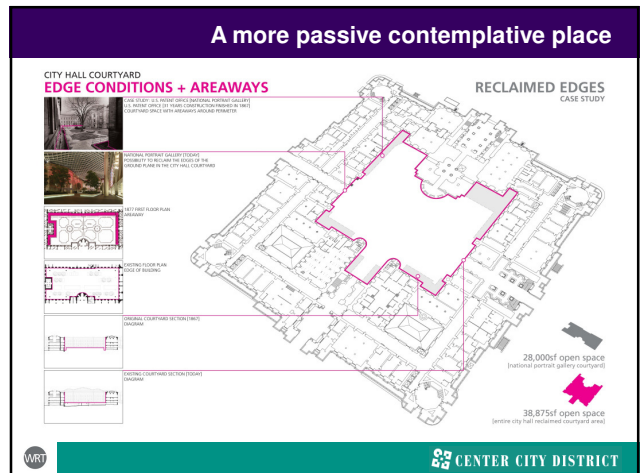
Advisory group



Paul Biedeman
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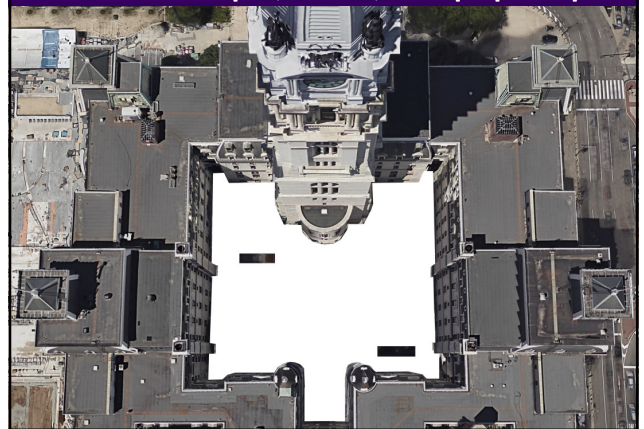


Activate with periodic programming

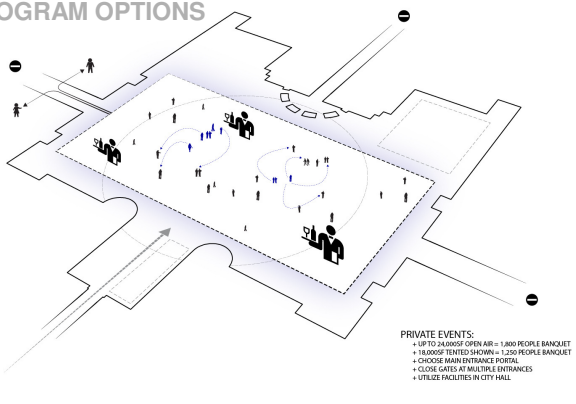


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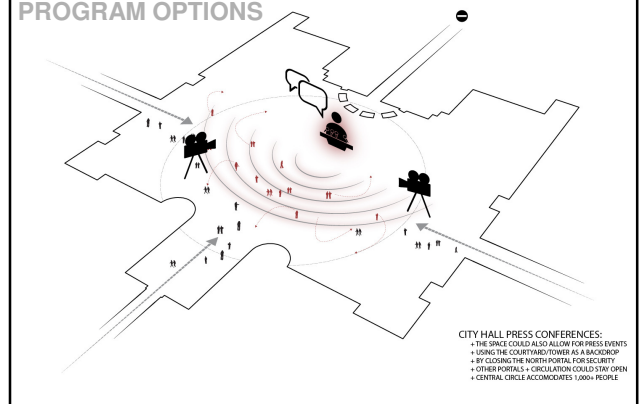
Create an open, flexible, multi-purpose space

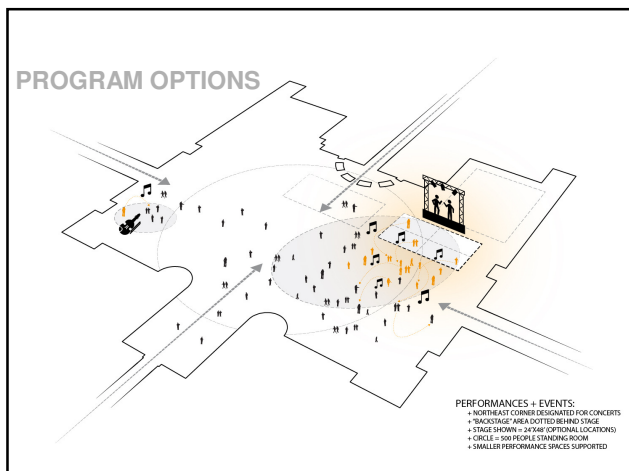
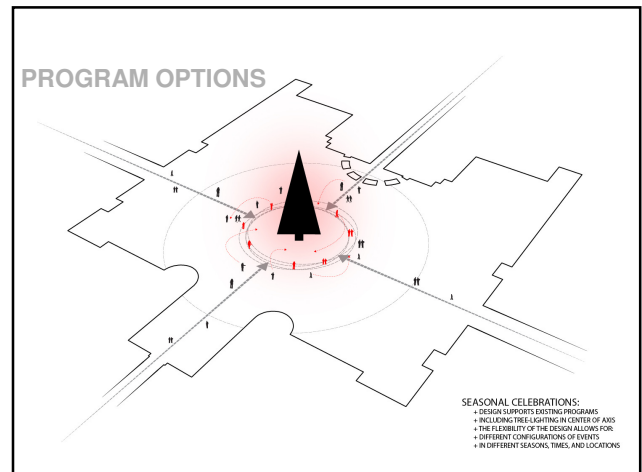
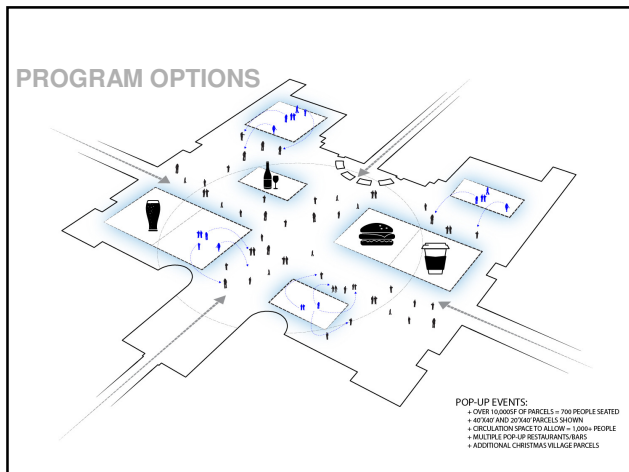


PROGRAM OPTIONS



PROGRAM OPTIONS

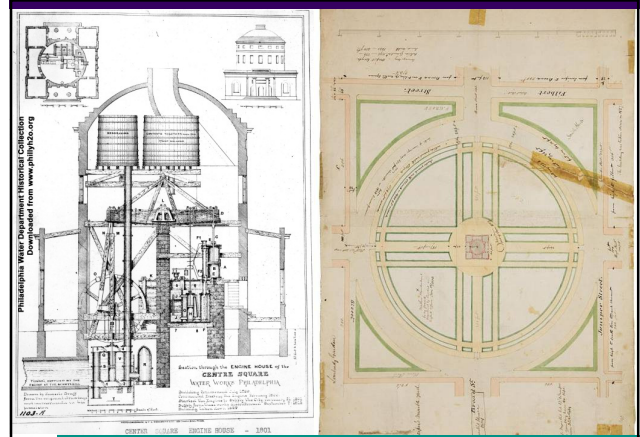




Original waterworks located at center of current courtyard

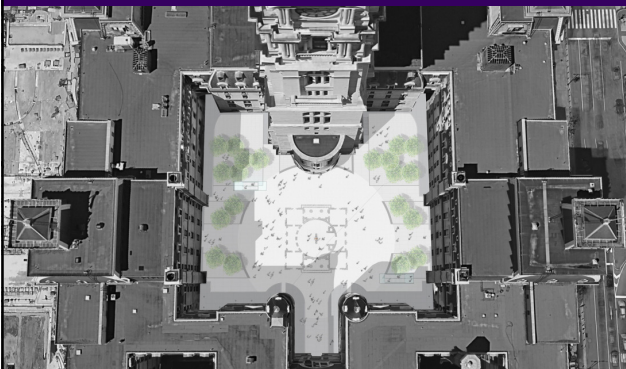


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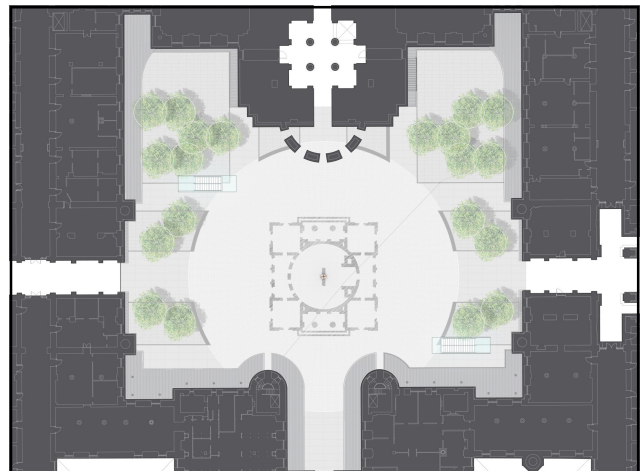


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Recreate footprint in surface;
align plantings in original layout



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Flexible open space programmed for different uses
Less is more



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\$9.1 million



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CITY HALL COURTYARD

Reclaim & activate the portals



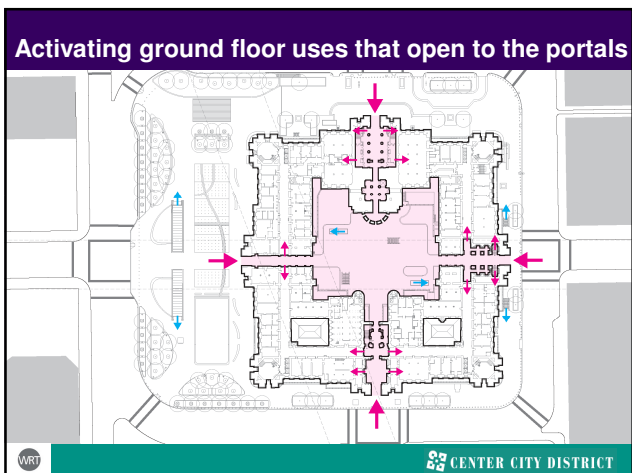
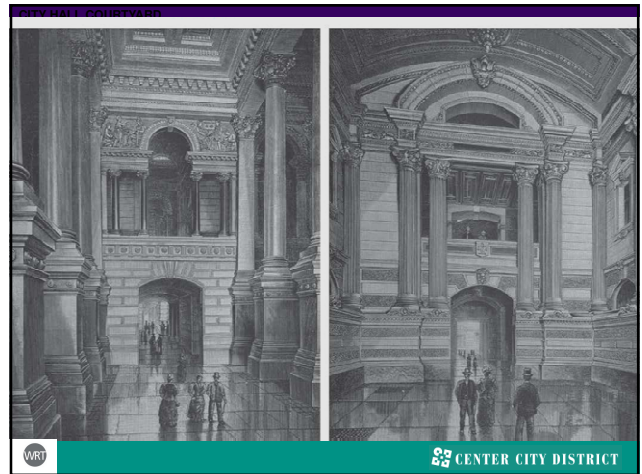
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CITY HALL COURTYARD

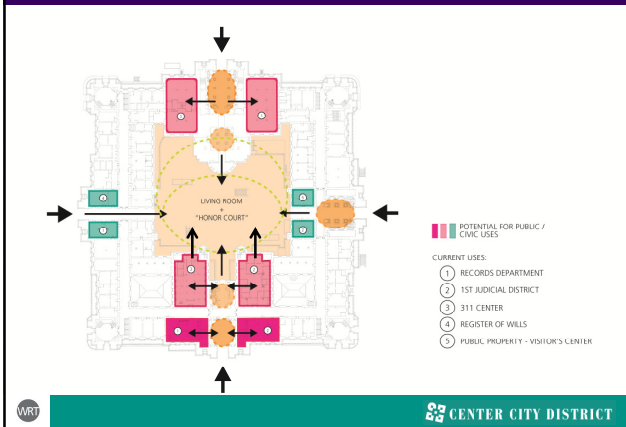
2015: the chain link fences



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Potential for other public/civic uses on ground floor



Enhanced center square for Philadelphia Use Southwest funded phase to evaluate what works

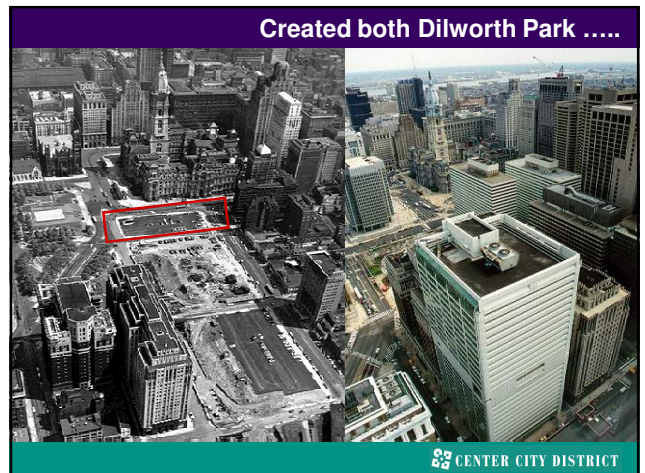
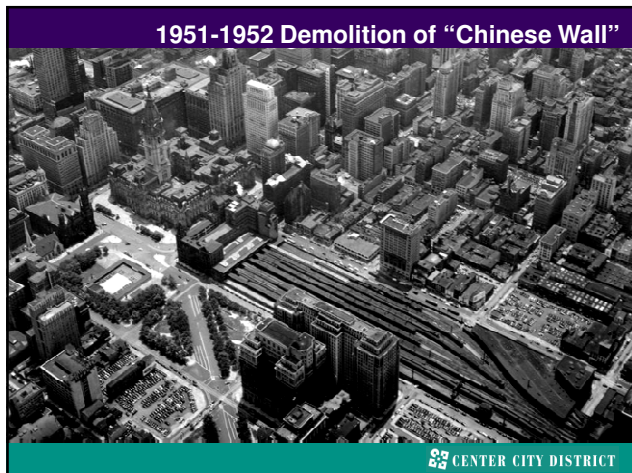
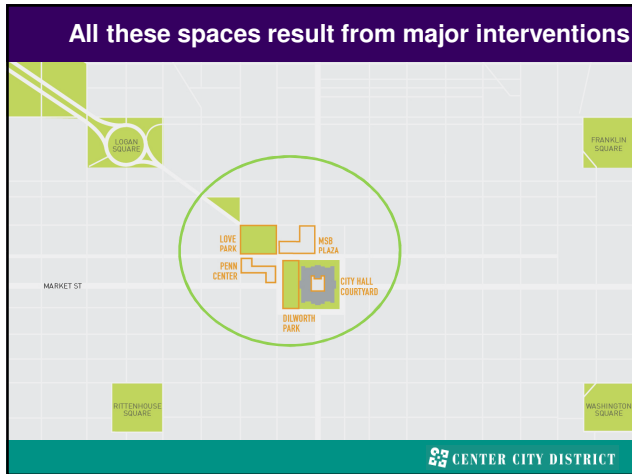


Re-evaluate after Love Park opens & we understand interplay with Dilworth Park



Final decisions should wait on experience Other Penn Center places





& Penn Center Plaza



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Failed space even longer than Dilworth Plaza



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We've done periodic studies



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How to add new green public amenities



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Active thriving use & bicycle station



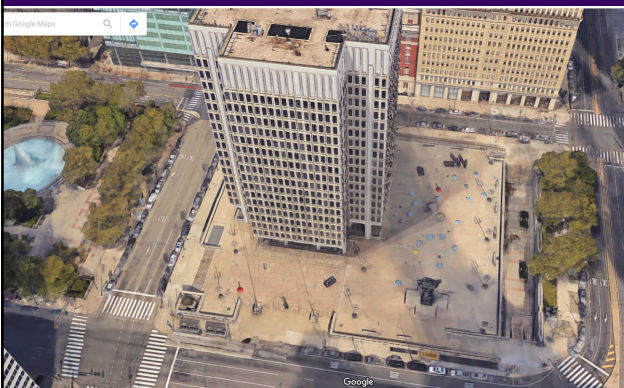
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Love Park open by end of year



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Challenge of MSB plaza



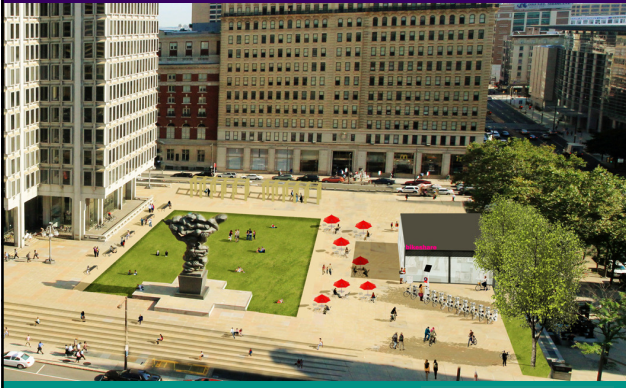
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2001 City Planning Commission concept



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2012 concept & connection to Convention Center



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PHS: Temporary Urban Garden in 2018



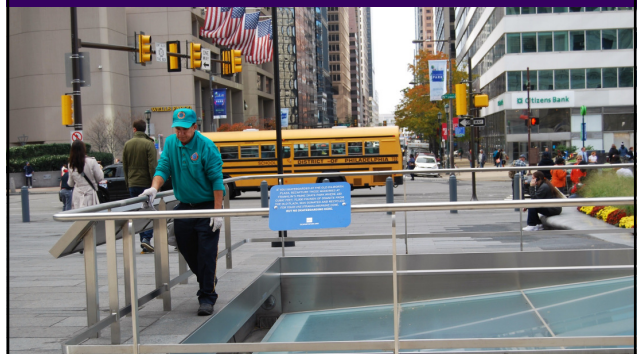
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PHS: Temporary Urban Garden in 2018



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Not simply about design or temporary place-making:
Are sustainable resources available for active management?



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For continuous maintenance



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Seasonal plant changes



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Routine upgrades



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Sufficient demand to support multiple cafes/food trucks?



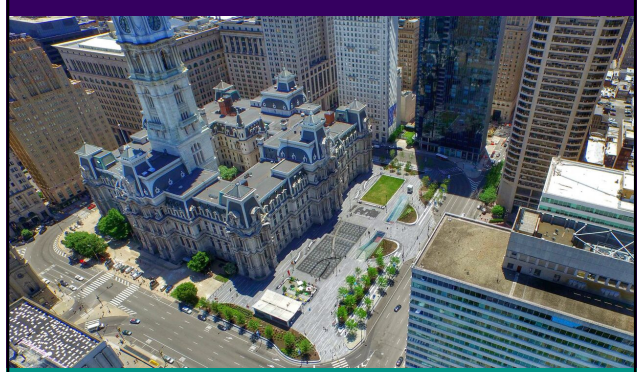
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Draw crowds & attract sponsors



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**Do we have the capacity to think about
A coordinated management plan for public spaces?**



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