

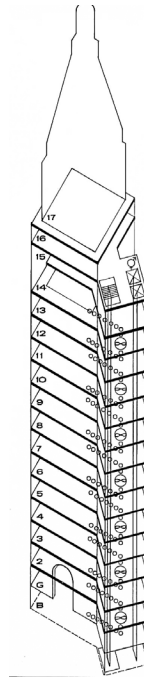
# D&F Adaptive Restoration & Expansion

Denver, CO

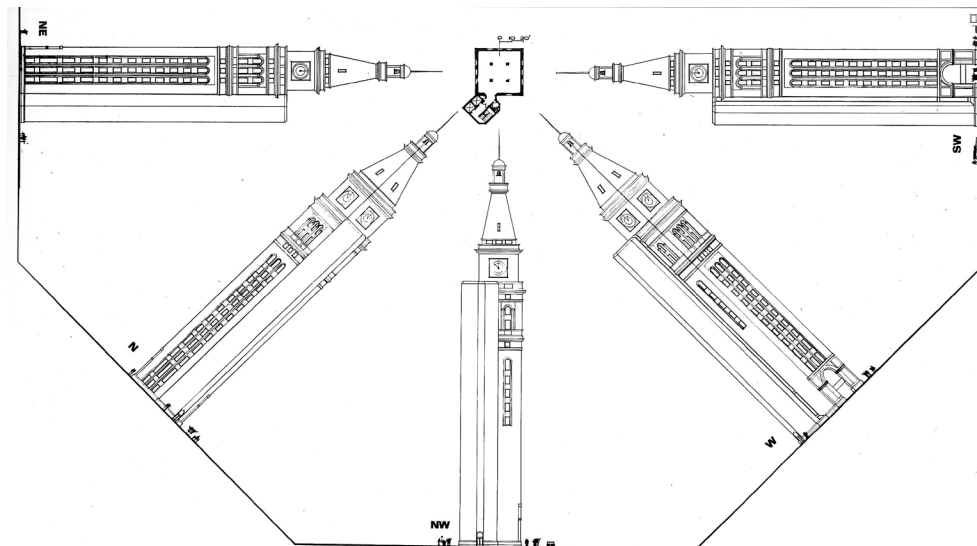
Owner: Luff/McOG

Use: Adaptive Restoration and Expansion of a Historic Building

Total Area: 40,000 gross sq. ft.



*The D&F Tower project was an adaptive restoration approach to activating a deteriorating landmark in downtown Denver*



## Project description:

Consideration of the tower's potential usage suggested most strongly professional office space – doctors, lawyers, geologists, accountants, architects, etc. These are people whose space requirements are constant and fairly small and who would need and appreciate being located in the park at the epicenter of renewed Denver.

The solution provides the tower with an exterior service core, housing stair, toilets, mechanical equipment and elevators. This service core built with materials compatible to both park and tower will reside unobtrusively on the north corner providing a visual transition between the tower and its surroundings. Construction of this new service core allows increased interior space, maximum flexibility of arrangement and four excellent exposures. These combined amenities insure the tower's desirability and therefore, its prolonged meaningful existence.

\*This project was completed when Tom Obermeier was CEO of McOG Architects/Physical Planners.

