

DESIGN

COMPETITION

Design a compatible infill home in the Capitol Hill Historic District, SLC

Utah Heritage Foundation (UHF) and the Salt Lake City Redevelopment Agency (RDA) are pleased to invite architects, designers, students, and amateurs to submit their vision for a new single-family residence on Arctic Court in the Capitol Hill Historic District of Salt Lake City. Compatible infill in historic districts is an important component of preserving our historic neighborhoods, and this competition provides a unique opportunity to showcase ideas for community-centered development.

An overall redevelopment of the Marmalade Block and Arctic Court is currently underway, starting with the new Marmalade Library, set to open in February 2016 (the Marmalade Block is between 500 North and 600 North and between 300 West and Arctic Court). In early 2015, the RDA purchased the properties at 524 and 528 Arctic Court in Salt Lake City in support of the overall redevelopment of the area. The existing home at 528 Arctic Court is the second *Preservation at Work Project House*, a joint historic renovation project between UHF and the RDA, whereas the property at 524 Arctic Court is currently a vacant lot.

UHF and the RDA are seeking designs for high-quality, energy efficient, compatible infill development for the vacant lot at 524 Arctic Court, and the RDA plans to hire a construction contractor to build the home once a design is finalized. Immediately across the street, on the west side of Arctic Court, designs have been finalized for twelve, single-family Marmalade Townhomes, and negotiations are underway for the remaining parcels to be redeveloped as mixed-use residential and commercial properties.

SPECIFIC DESIGN GUIDELINES

This is an ideas competition, so you are not required to produce exact working drawings. However, designs must demonstrate an understanding of compatible infill in a historic district. For the purposes of this design challenge, Salt Lake City's zoning code should be followed, including the design guidelines for the Capitol Hill Historic District.

Submitted designs for the infill home must complement ongoing development in the area, specifically to the west of Arctic Court on the Marmalade Block.

Utah Heritage Foundation's mission is to keep the past alive, not only for preservation, but to inspire and provoke a more creative present and sustainable future.

The RDA's mission is, in part, to improve blighted areas of the City and to implement the development goals of the community in which the RDA is working.

REQUIREMENTS

Entrant Information: Contact information of the individual submitting, including name, firm (if applicable), address, email, and phone number on a separate sheet of paper. This will not be shared with judges and is for contact purposes only.

Project Description: A brief description related to the design and process of the submission.

Visualization Components: All entries must be mounted on one 30-inch by 42-inch size board and must include: a Floor Plan, a Site Plan, and Elevations or 3-d Imaging. Entries will be displayed at the Marmalade Branch City Library.

Submission Deadline: All materials are due by 5:00 p.m. MST on February 29, 2016 and should include:

1. Entrant Information - one hard copy
2. Project Description - six hard copies and one digital copy
3. Visual Component - one 30-inch by 42-inch size board and one digital copy
4. \$50 entry fee

Entries must be submitted to Utah Heritage Foundation, located at the Memorial House in Memory Grove Park, 375 N. Canyon Road (120 East), Salt Lake City, UT. Office hours are 9:00 a.m. to 5:00 p.m., Monday thru Friday.

Note: Entrants retain ownership of their physical entries and all materials will be available to pick up once competition is officially over.

ADDITIONAL INFORMATION

Address: 524 Arctic Court, Salt Lake City UT, 84103

Lot size: 4,792 square feet (0.11 acres)

Parking Requirements: Off-street parking is required because Arctic Court is a fire lane. Designs must include off-street parking for at least two vehicles (i.e., one-car garage and an additional parking stall).

Relevant Materials: Are available at www.utahheritagefoundation.org

- * Photos of the surrounding area
- * Parcel map
- * Property Development Feasibility Study for 524 Arctic Court
- * Salt Lake City's Historic District Design Guidelines (Part II Chapter 12 discusses guidelines for new construction)
- * Capitol Hill Historic District Guidelines (Part III Chapter 14)
- * Marmalade Block Design Guidelines

QUESTIONS ? CONTACT

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www.utahheritagefoundation.org

COMPETITION RULES

Eligibility: The design challenge is open to professionals, students, and anyone else interested in the competition. No formal training or licensure is required to enter.

Entry Fee: \$50 per entry or free for any student entry.

Maximum Number of Entries: There is no maximum number of entries. Individuals may enter multiple designs, but each must be accompanied by an entry fee.

Original Work: By submitting an entry, you are ensuring that the work is original.

Anonymity: With the exception of the Entrant Information being included on a separate sheet of paper, your name or likeness should not appear anywhere in your Project Description or Visualization Components.

Submission: Entries must be submitted to Utah Heritage Foundation, located at the Memorial House in Memory Grove Park, 375 N. Canyon Road (120 East), Salt Lake City, UT. Office hours are 9:00 a.m. to 5:00 p.m., Monday thru Friday.

Deadline: The deadline for submissions is 5:00 p.m. MST on February 29, 2016.

Construction Budget: The total target construction budget for the infill home is \$200,000, so designs should be feasibly constructed for approximately that target amount.

Sustainability: Designs should include features that maximize energy efficiency and the use of renewable resources, including, but not limited to, the installation of solar panels. Preference will be given to designs that achieve a highly sustainable home.

Judging: A panel of judges assembled by UHF will select one Jury Award winner. There will also be a People's Choice Award. Voting for the People's Choice Award will take place once the submissions are on display at the Marmalade Branch City Library. The winners will be notified by telephone or email. All decisions are final.

Winners: There will be one first place Jury Award and one People's Choice Award. Winners will be announced at Utah Heritage Foundation's annual Heritage Awards on March 31, 2016 at Memorial House in Memory Grove Park.

Prize: Both the Jury Award Winner and the People's Choice Award Winner will be offered a \$2,500 cash prize by the RDA. In addition, the RDA may invite an Entrant (not necessarily one of the winners) to be a design consultant for the RDA during the design and construction of the infill home, for a maximum service fee of up to \$20,000. The final home design might be informed by one or more of the designs submitted during the competition, but will not necessarily be constructed exactly as designed. All entrants will be recognized accordingly for use of their design in full or in part.

Utah Heritage Foundation shall retain publication rights of all designs entered in the design competition, and may transfer such rights at its sole discretion. This includes publishing designs, in whole or in part, in promotional materials, public information materials, and/or exhibits without compensation to the entrants or any other person. Entrants will be notified and recognized in each instance of publication. Apart from granting this permission to publish, entrants shall retain the copyright to their entries.