

ZONING CASE STUDY
OF
HUDSON YARDS

ASSIGNMENT 1

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Introduction to Special Hudson Yards District

What is special about this district?

There is an emphasis on events, expositions, presentations, festivals and fairs. This needs to incorporate visual arts, performing arts, culinary arts, literature, journalism, crafts, fashion and design, or any similar artistic activity.

When was it created and why?

Phase 1 was opened on March 15, 2019 having only the public green space and eight structures that contain residences, a hotel, office buildings, a mall, and a cultural facility along with other commercial spaces. Bringing all these important spaces together for everything and everyone could stay in the Hudson Yards neighborhood. Keeping everything hyper local.

Definitions

Improving the highline and incorporating Hudson Yards Phase 1 and Phase 2.

ERY Culture, Festival and Exhibit Facility constantly changing exhibits, festivals, fairs, etc.

Hudson Yards District Improvement Fund can be used to fund further projects and additions that are necessary for Hudson Yards development.

LOCATION

Hudson Yards is a neighborhood located on the West side of Midtown Manhattan. It is bounded roughly by 30th street in the South, 43rd street in the North, the West Side Highway in the West, and Eighth Avenue in the east.



DIFFERENCE BETWEEN PRIOR ZONING & SPECIAL DISTRICT



PRIOR ZONING MAP

USE:

Ferry and SHIP

Train yard

sanitation Garages

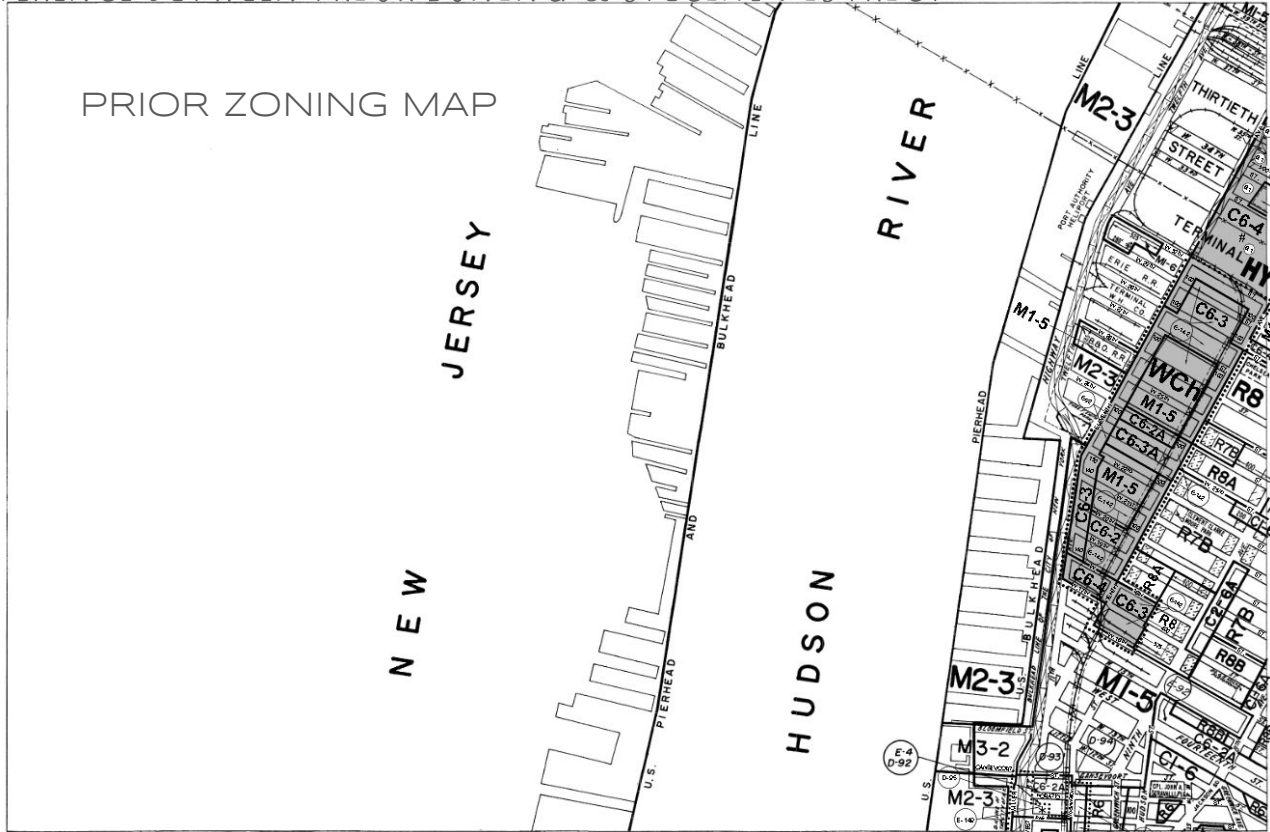
PROPERTY:

URBAN DEMAND SUPPLY

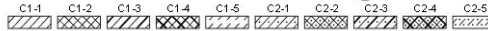
CITY INFRASTRUCTURE SERVICE

TRAFFIC NODE

DIFFERENCE BETWEEN PRIOR ZONING & SPECIAL DISTRICT



NOTE: STREETS FOR THE STREET MAP CHANGE C 040000MM4RE SHOWN ON THIS MAP PRIOR TO BECOMING EFFECTIVE IN ORDER TO LOCATE ZONING DISTRICT BOUNDARIES.



NOTE: Where no dimensions for zoning district boundaries appear on the zoning maps, such dimensions are determined in Article VII, Chapter 8 (Location of District Boundaries) of the Zoning Resolution.

ZONING MAP

THE NEW YORK CITY PLANNING COMMISSION

Major Zoning Classifications:

The number(s) and/or letter(s) that follows an **R**, **C** or **M** District designation indicates use, bulk and other controls as described in the text of the Zoning Resolution.

- R** – RESIDENTIAL DISTRICT
- C** – COMMERCIAL DISTRICT
- M** – MANUFACTURING DISTRICT

⋯ AREA(S) REZONED

EFFECTIVE DATE(S) OF REZONING:

- * 10–11–2005 C 060006 ZMM
- 6–23–2005 C 050162(A) ZMM

■ SPECIAL PURPOSE DISTRICT
The letter(s) within the shaded area designates the special purpose district as described in the text of the Zoning Resolution.

- Ⓓ – RESTRICTIVE DECLARATION
- Ⓔ – CITY ENVIRONMENTAL QUALITY REVIEW DECLARATION
- Ⓔ1 – REFERS TO BLOCKS WITH LOTS SUBJECT TO CEQR DESIGNATION E-137. SEE Z.R. APPENDICES (CEQR DECLARATIONS) FOR LIST OF AFFECTED BLOCK AND LOTS.
- ▲ CITY MAP CHANGE(S):
▲ 11–04–2006 C 040507 MMM

MAP KEY

	8a	8c
	8b	8d
	12a	12c

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NOTE: Zoning information as shown on this map is subject to change. For the most up-to-date zoning information for this map check the Department of City Planning website: http://dcp.nyc.gov/html/dcp/html/about_zoning.html or contact the Zoning Information Desk at (212) 720-3291.

ZONING MAP 8b

DIFFERENCE BETWEEN PRIOR ZONING & SPECIAL

SPECIAL PURPOSE DISTRICT

USE:

ART CENTER

SHOPPING CENTER

TOURISM CENTER

LUXURY RESIDENTIAL

TRANSITION CENTER

COMPANY OFFICE

TRAFFIC TERMINAL

BUILDING A NEW CITY WITHIN A CITY

Hudson Yards won't just be the largest development in U.S. history. It will create a ready-made neighborhood spanning more than 26 acres on Manhattan's far West Side. Over the next decade what's now a sprawling rail yard will be covered by 18 million square feet of offices, apartments, and luxury shopping malls.

PHASE 1 EASTERN RAIL YARD, 2018

The 13-acre portion will accommodate 7 million square feet of mixed-use development, including office, residential, hotel, retail, cultural, and parking facilities, and at least seven acres of public open space.

PHASE 2 WESTERN RAIL YARD

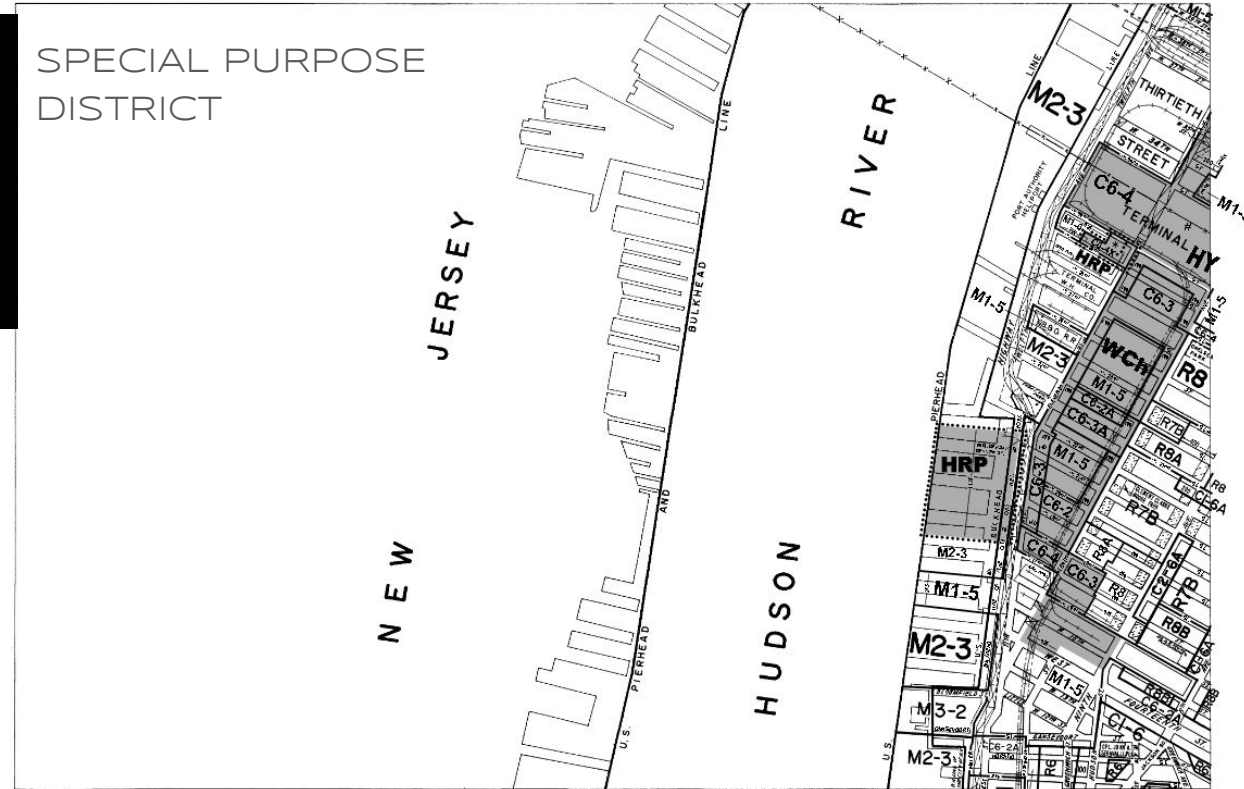
The western portion of the project is also 13 acres and will accommodate 6 million square feet of predominantly residential development along with office, retail, educational, and parking facilities.

SUBWAY STOP (north of project)

The extension of the No. 7 subway line will connect the Hudson Yards to the rest of the transit system. Offers direct access to the North Tower and opens in 2014.



DIFFERENCE BETWEEN PRIOR ZONING & SPECIAL DISTRICT



SPECIAL PURPOSE DISTRICT

NEW JERSEY

HUDSON RIVER

600 0 600 1200 1800 FEET

NOTE: STREETS FOR A TH STREET MAP CHANGE CANNOT BE SHOWN ON THIS MAP PRIOR TO BECOMING EFFECTIVE IN ORDER TO LOCATED AND DISTRICT BOUNDARIES.

C1-1 C1-2 C1-3 C1-4 C1-5 C1-6 C1-7 C1-8 C1-9 C1-10 C1-11 C1-12 C1-13 C1-14 C1-15 C1-16 C1-17 C1-18 C1-19 C1-20 C1-21 C1-22 C1-23 C1-24 C1-25 C1-26 C1-27 C1-28 C1-29 C1-30 C1-31 C1-32 C1-33 C1-34 C1-35 C1-36 C1-37 C1-38 C1-39 C1-40 C1-41 C1-42 C1-43 C1-44 C1-45 C1-46 C1-47 C1-48 C1-49 C1-50 C1-51 C1-52 C1-53 C1-54 C1-55 C1-56 C1-57 C1-58 C1-59 C1-60 C1-61 C1-62 C1-63 C1-64 C1-65 C1-66 C1-67 C1-68 C1-69 C1-70 C1-71 C1-72 C1-73 C1-74 C1-75 C1-76 C1-77 C1-78 C1-79 C1-80 C1-81 C1-82 C1-83 C1-84 C1-85 C1-86 C1-87 C1-88 C1-89 C1-90 C1-91 C1-92 C1-93 C1-94 C1-95 C1-96 C1-97 C1-98 C1-99 C1-100

ZONING MAP

THE NEW JERSEY PLANNING COMMISSION

Major Zoning Classifications:
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- R – RESIDENTIAL DISTRICT
- C – COMMERCIAL DISTRICT
- M – MANUFACTURING DISTRICT

SPECIAL PURPOSE DISTRICT
The letter(s) within the shaded area designates the special purpose district as described in the text of the Zoning Resolution.

AREA(S) REZONED

Effective Date(s) of Rezoning:
* 06-28-2018 C 180150 ZMM
06-28-2018 C 180127 ZMM

Special Requirements:
For a list of lots subject to CEDR environmental requirements, see APPENDIX C.
For a list of lots subject to "D" restrictive declarations, see APPENDIX D.
For Inclusionary Housing designated areas and Mandatory Inclusionary Housing areas on this map, see APPENDIX F.

MAP KEY

	8a	8c
	8b	8d
	12a	12c

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ZONING MAP 8b

NOTE: Zoning information as shown on this map is subject to change. For the most up-to-date zoning information for this map, visit the Zoning section of the Department of City Planning website: www.ci.newark.nj.us/department-of-city-planning or contact the Zoning Information Desk at (973) 733-3301.

DIFFERENCE BETWEEN PRIOR ZONING & SPECIAL DISTRICT

GENERAL PURPOSE: MONEY+MONEY+MONEY = CAPITAL INTERESTS

EXTRACTING RESIDUAL VALUE OF HIGH LINE , BENEFIT MAXIMIZE

PROMOTE LOCAL CONSUMPTION

COMPOSE THE FINAL LANDSCAPE IN THE END OF HIGHLINE

CREATE AN ATTRACTIVE, VITALITY BUSINESS DISTRICT.

IMPROVE THE TRANSITIONS IN DIFFERENT FUNCTIONAL AREA

IMPROVE THE CAPACITY OF INFRASTRUCTURE AND TRAFFIC FOR HIGH DENSITY POPULATION

PROMOTE THE BETTER LIGHT, AIR AND LIVING QUALITIES FOR RESIDENTS, TOURISTS AND WORKERS

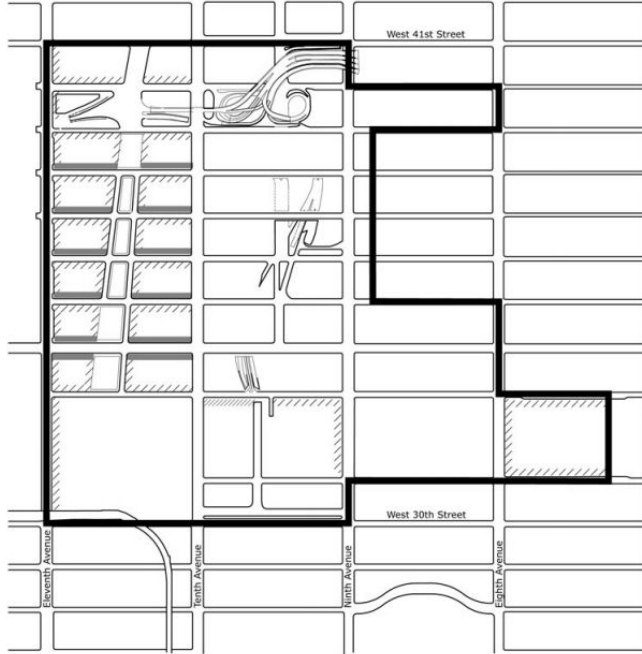
GUARANTEE THE PRICE AND VALUE OF LAND

FLEXIBLE ON LOCAL CHARACTERISTICS

PROVIDE A NEIGHBORHOOD THAT BENEFIT PUBLIC HEALTH AND SAFETY.

CREATE MORE JOBS AND GOVERNMENT TAX INCOME

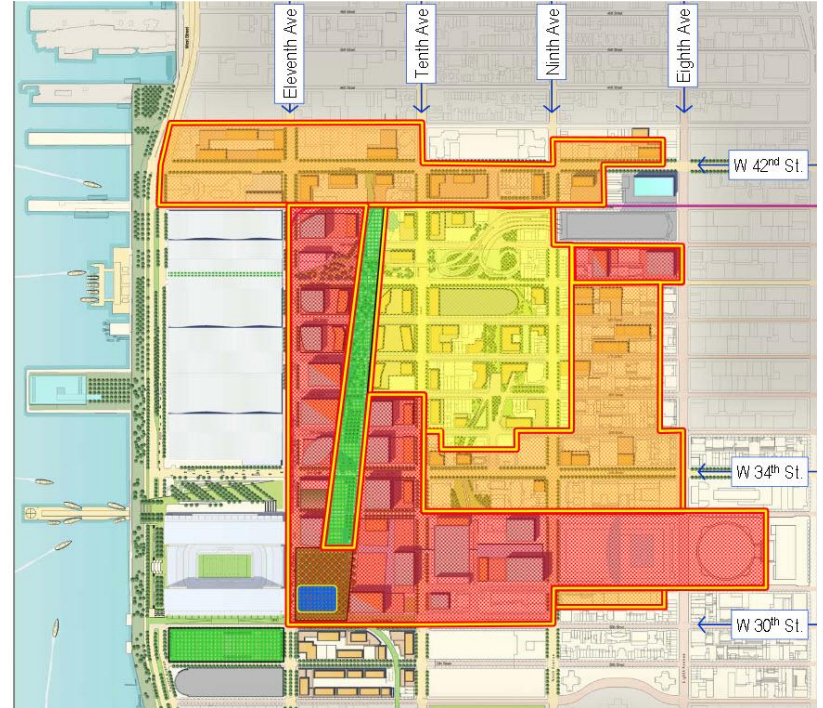
SPECIAL HUDSON YARDS DISTRICT



Land Use & Density

Land Use

-  predominantly residential with limited retail
-  mixed use
-  predominantly commercial with limited residential
-  open space
-  institutional



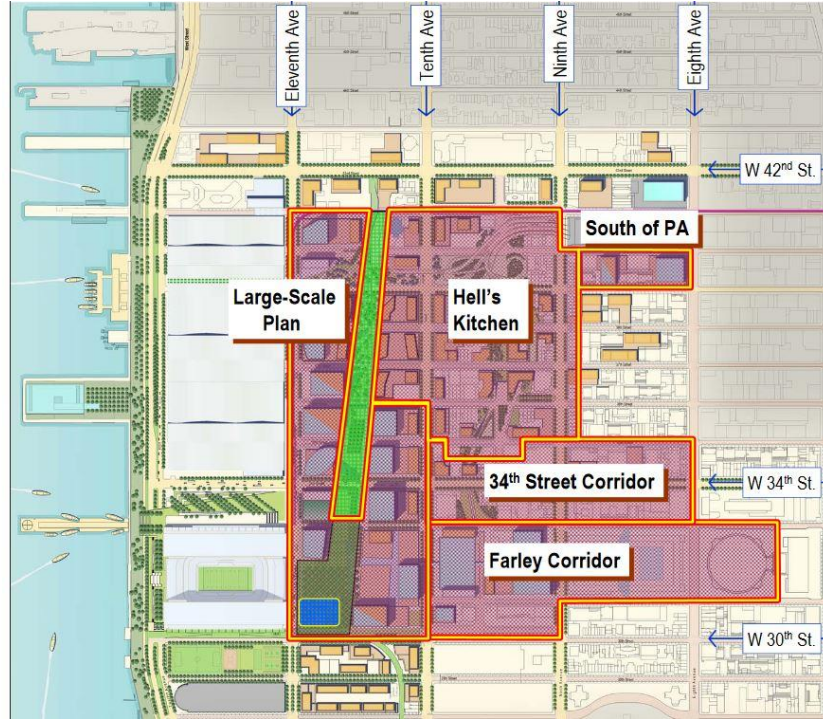
SUBDISTRICTS

ULURP Actions

Special HY District

Subdistricts:

- Hell's Kitchen
- Large-Scale Plan
- Farley Corridor
- 34th St Corridor
- South of Port Authority

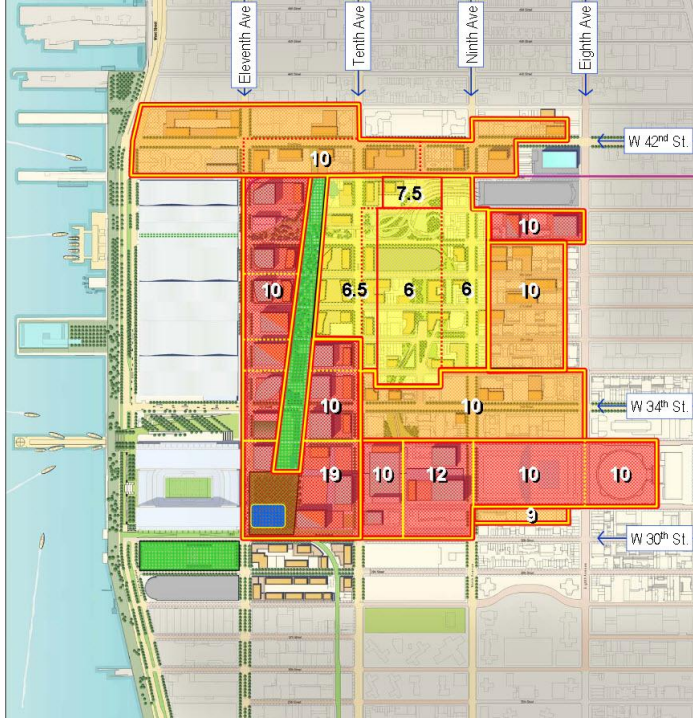


FLOOR AREA RATIO OF HUDSON YARD

Land Use & Density

Density

▷ base FAR



Land Use

- predominantly residential
- mixed use
- predominantly commercial
- open space
- institutional

PREDOMINANTLY RESIDENTIAL
HILL'S KITCHEN
MID/HIGH RISE
FAR: MIN 6,6,6.5,7.5

MIXED USE
W42ND ST, 34TH CORRIDOR
NY-495
HIGH RISE
FAR: MIN 9,10,10,10

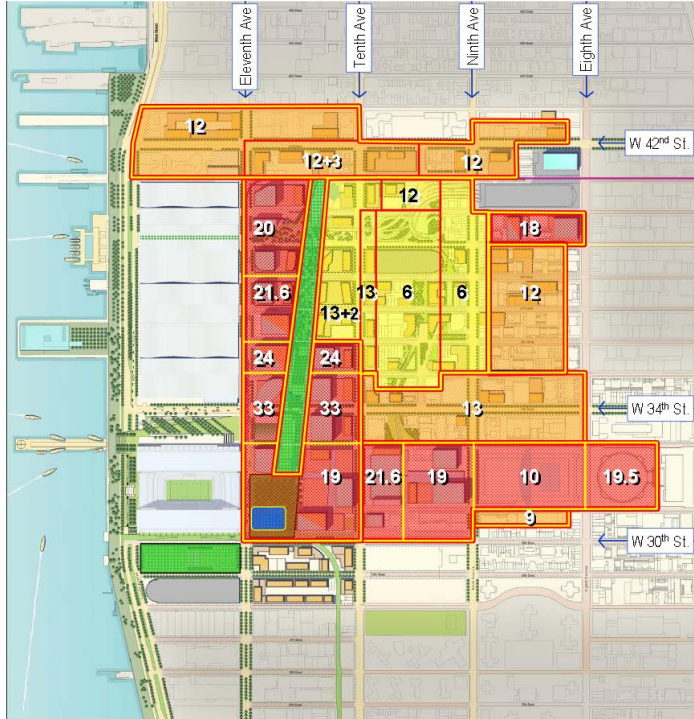
PREDOMINANTLY COMMERCIAL
LARGE-SCALE PLAN
FARLEYCOTTOR
HIGH RISE
FAR: MIN 10,10,10,10,10,10,12,19

FLOOR AREA RATIO OF HUDSON YARD CC

Land Use & Density

Density

▷ maximum FAR



Land Use

- predominantly residential
- mixed use
- predominantly commercial
- open space
- institutional

PREDOMINANTLY RESIDENTIAL
 HILL'S KITCHEN
 MID/HIGH RISE
 FAR: MAX 6,6,12,13,13+2

MIXED USE
 W42ND ST, 34TH CORRIDOR
 NY-495
 HIGH RISE
 FAR: MAX 12,12,12+3,13

PREDOMINANTLY COMMERCIAL
 LARGE-SCALE PLAN
 FARLEYCOTTIDOR
 HIGH RISE
 FAR: MAX
 10,19,19,19.5,20,21.6,24,33,33

FLOOR AREA RATIO OF HUDSON YARD CC

WESTERN YARD

Office	2,000,000
Residential	4,000,000
Retail	100,000
School	120,000
<hr/>	
	6,220,000 GSF

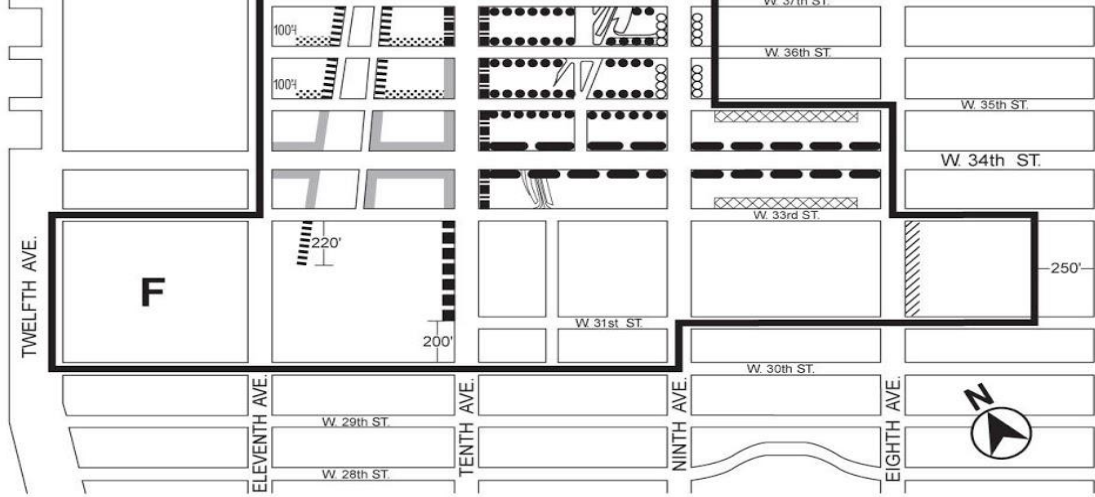
■ OFFICE
 ■ RETAIL
 ■ RESIDENTIAL
 ■ HOTEL

EASTERN YARD

10 Hudson Yards	1,800,000
30 Hudson Yards	2,600,000
50 Hudson Yards	2,900,000
55 Hudson Yards	1,300,000
The Shops & Restaurants	1,000,000
Retail Pavilion	50,000
Hotel	220,000
Residential	1,870,000
The Shed	200,000
<hr/>	
	11,940,000 GSF

11,940,000 GSF



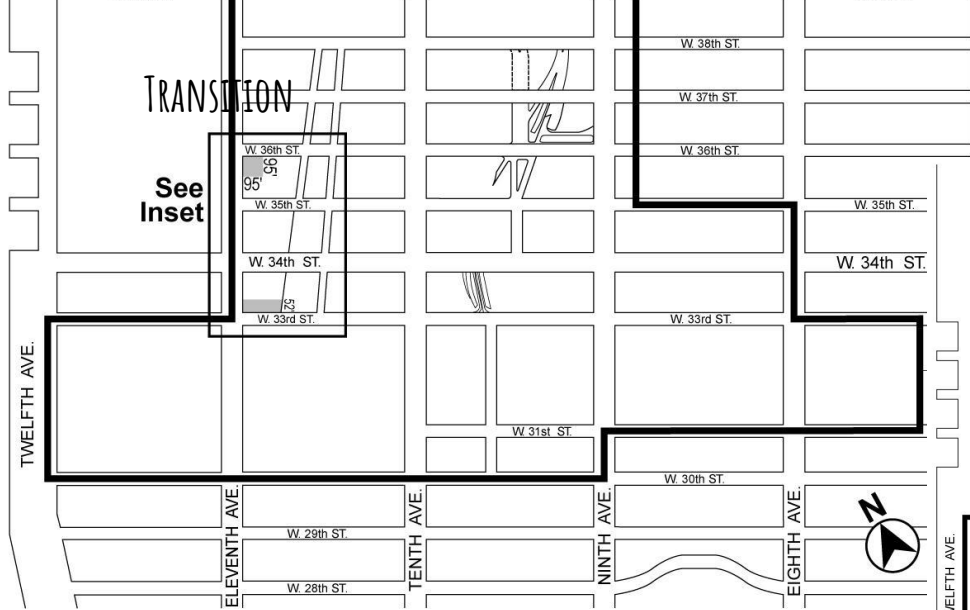





Special Hudson Yards District

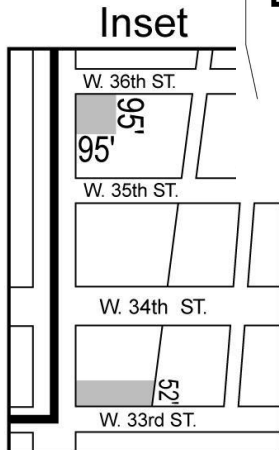
	Minimum Base Height	Maximum Base Height	Percentage of zoning lot street frontage that must be occupied by a street wall
○○○○○○○○○○○○○○○○	60'	85'	100%
●●●●●●●●●●●●●●	60'	85'	None
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	60'	120'	50%
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	80'	90'	100%
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	90'	120'	70%
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	60'	150'	70%
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	90'	120'	100%
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	90'	150'	100%
▒▒▒▒▒▒▒▒▒▒▒▒▒▒	90'	150'	70%



Special Hudson Yards District

- 0' Sidewalk widening
- ' Sidewalk widening
- ' Sidewalk widening required if more
- 5% of the total floor area existing c
- oning lot on January 10, 2005 is demc



-  *Special Hudson Yards District*
-  Transit Facility
-  Subway Entrance



-  *Special Hudson Yards District*
-  Sites with Special Parking Regulations

11 Yards Parking Rules establish that there is a limited amount of parking spaces available for sites within the Hudson Yards Parking Applicability Area (which includes the **Special Hudson Yards** and the 42nd Street Perimeter Area of the Special Clinton District and the Special Garment Center District).

PARKING REGULATIONS

Parking

▷ Required parking below-grade:

Commercial:

Min: 1 space per 3,350 sqft

Max: 1 space per 3,075 sqft

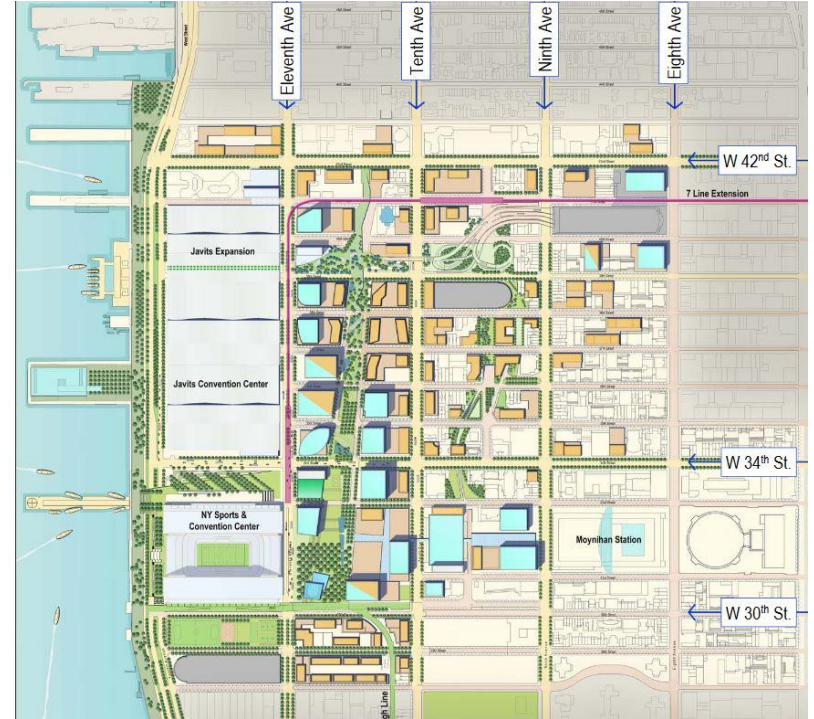
Residential

Min: 1 space for 33% of units

Max: 1 space for 40% of units

Hudson Yards Plan

■ residential
■ commercial



OFF STREET PARKING REGULATIONS

PERMITTED PARKING WHEN THE RESERVOIR SURPLUS IS GREATER THAN OR EQUAL TO ZERO

- For residences, accessory off-street parking spaces may be provided for no more than 30 percent of the total number of dwelling units, except where the dwelling units are comprised of low income floor area, moderate income floor area, or middle income floor area
(off-street parking spaces may be provided for no more than eight percent of the total number of dwelling units.)
- For transient hotels (Permitted Parking for Non-residential Uses) will apply to the number of permitted accessory off-street parking spaces, provided that the number of spaces does not exceed 0.16 for every 1,000 square feet of floor area.
- For Offices no more than 0.16 accessory off-street parking spaces may be provided for every 1,000 square feet of floor area.

PERMITTED PARKING WHEN A RESERVOIR DEFICIT EXISTS

- For hotels it may exceed 0.16 for every 1,000 square feet of floor area
- For Offices it may be increased by up to 33 percent

OFF STREET PARKING REGULATIONS

USE AND LOCATION OF PARKING FACILITIES

All off-street parking spaces accessory to residences will be used exclusively by the occupants of such residences
(Except in The Eastern Rail Yard Subarea)

All off-street parking spaces of offices and transient hotels may be made available for public use

All off-street parking spaces shall be located within facilities, except for entrances and exits, that:

- Are entirely below the level of any street or publicly accessible open area.
- Are located at every level above-grade, or behind the commercial, community facility, and residential floor areas, so that no portion of the parking facility is visible from adjoining streets or publicly accessible open areas.

AUTHORIZATION FOR ABOVE-GRADE PARKING

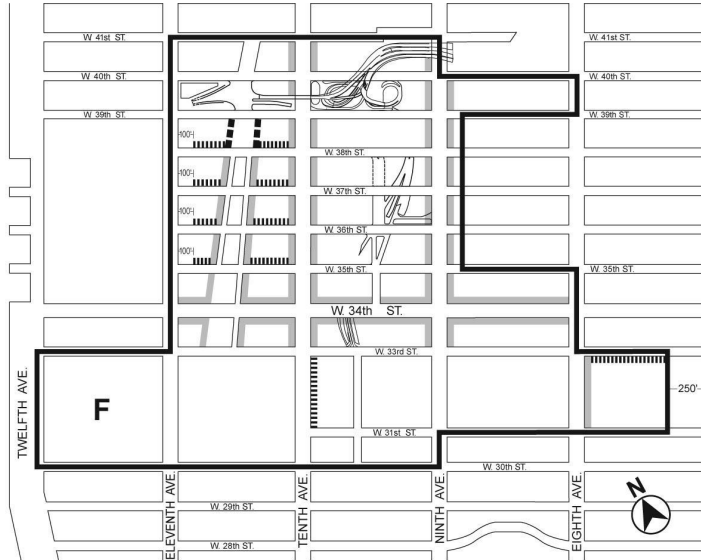
Floor space used for parking may be exempt from the definition of "Floor Area" if it is located above a height of 23 feet

STREET TREE PLANTING



In addition to the applicable underlying street tree planting requirements, in the Four Corners Subarea A2 of the Large-Scale Plan Subdistrict A, trees shall also be provided along the street edge of the mandatory sidewalk widenings along West 34th Street. All such trees shall be provided for the entire length of the street frontage of the zoning lot, at maximum intervals of 25 feet. Trees shall be planted in gratings flush to grade in at least 200 cubic feet of soil per tree with a depth of soil at least three feet, six inches.

MANDATORY GROUND FLOOR RETAIL



- Special Hudson Yards District
- 100% Retail and Glazing Requirement
- |||||** 50% Retail and Glazing Requirement
-** Glazing Requirement Only
- F** Subdistrict F (See Map 9 for Mandatory Ground Floor requirements)



ADDITIONAL BULK REGULATIONS

SPECIAL HUDSON YARDS DISTRICT
Map 1 - Special Hudson Yards District, Subdistricts and Subareas



- Special Hudson Yards District boundary
- A** Large Scale Plan Subdistrict
 - (A1) Eastern Railyard Subarea
 - (A2) Four Corners Subarea
 - (A3) Subarea A3
 - (A4) Subarea A4
 - (A5) Subarea A5
- B** Farley Corridor Subdistrict
 - (B1) Western Blocks Subarea
 - (B2) Central Blocks Subarea
- C** 34th Street Corridor Subdistrict
- D** Hell's Kitchen Subdistrict
 - (D1) Subarea D1
 - (D2) Subarea D2
 - (D3) Subarea D3
 - (D4) Subarea D4
 - (D5) Subarea D5
- E** South of Port Authority Subdistrict
- (E) Farley Post Office Subarea
- (E4) Pennsylvania Station Subarea

↓
B
w
d
c
w

	Sidewalk Widening	Street Wall Height	Street Wall Location
West 34th Street	10 ft	90 - 150 ft	@ sidewalk widening
Eleventh Avenue	5 ft	150 ft max (Not Req.)	-
Hudson Blvd	5 ft	90 - 150 ft	@ sidewalk widening
Tenth Avenue	None	90 - 150 ft	w/in 10 ft of street line ²
Narrow Street (North Side)	10 ft	60 - 120 ft	@ sidewalk widening
Narrow Street (South Side)	5 ft	120 ft max (Not Req.)	-

Notes:

1. For full block frontage sites, development above the base may rise with the building must adhere to the required tower setback.
2. Optional street wall allowed for full block frontage sites.

	Street Wall Height	Retail Continuity	Tower Setback from Street Line
	150 ft max (Not Req.)	50 % of frontage	15 ft
	150 ft max (Not Req.)	-	20 ft ¹
	150 ft max (Not Req.)	-	10 ft ²

If no portion of the building is located within 15 feet, no tower setback is required. If a portion of the building is located within 15 feet, no tower setback is required if the tower is located within 15 feet of the streetline. If no portion of the building is located within 15 feet, no tower setback is required. If a portion of the building is located within 15 feet, no tower setback is required if the tower is located within 15 feet of the streetline.

	Sidewalk Widening	Street Wall Height	Street Wall Location	Street Wall Length	Tower Setback from Street Line
Eighth Avenue	5 ft	90 – 150 ft	w/in 10 ft of street line ¹	35 percent min w/in 10 ft of street line	15 ft ²
West 31st Street	5ft	150 ft max (Not Req.)	-	-	15 ft ³
West 33rd Street	5 ft	150 ft max (Not Req.)	-	-	15 ft ³

Notes:

1. If a streetwall is not located within 10 feet of the streetline, it must be located at least 60 feet from the streetline to a plaza.
2. If the building is located 10 feet from the streetline, no tower setback is required.
3. If the building is not located within 10 feet of the streetline, a tower setback is not required.

Tower coverage is limited to 60 percent of the zoning lot, and portions of towers located above 500 feet in height are limited to 250 feet in width.

WEST 31ST TO WEST 33RD STREETS, EIGHTH AVENUE TO 250 FEET WEST OF SEVENTH AVENUE

EXAMPLE OF CREATION IN SPECIAL DISTRICT



- 10 HUDSON yards
- 15 HUDSON yards
- 30 HUDSON yards
- 35 HUDSON yards
- 50 HUDSON yards
- 55 HUDSON yards
- THE SHED
- vesSEL
- 7 Train
- HUDSON PARK & BLVD
- THE SHOP & restaurants

EXAMPLE OF CREATION IN SPECIAL DISTRICT



1 10 HUDSON YARDS

(NOW OPEN!)

1.8M GSF, 895 Ft. tall
Commercial Office, Retail
Kohn Pedersen Fox Associates

tapestry

COACH | kate spade | STUART WEITZMAN

GUARDIAN*

L'ORÉAL

VAYNERMEDIA

Intersection

SIDEWALK LABS

SAP

Intercept II

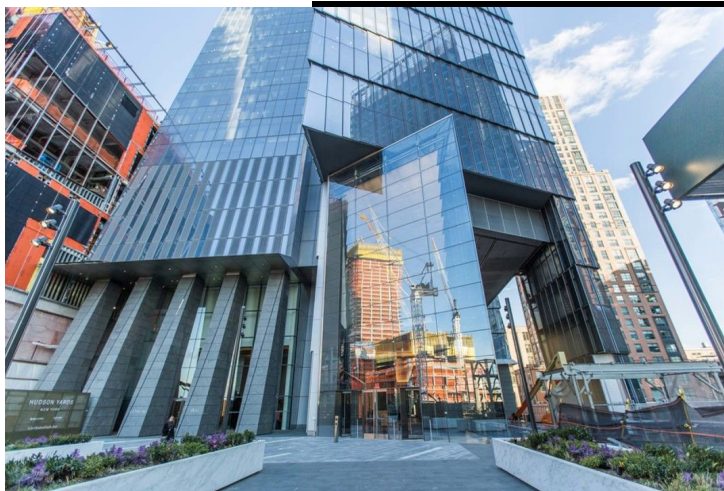
BCG

The Boston Consulting Group

BCG Digital Ventures

10 HUDSON YARDS

THIS SKYSCRAPER WAS THE FIRST BUILDING TO OPEN WITHIN HUDSON YARDS, DESIGN BY KOHN PEDERSEN FOX. IN 2012, THE CONSTRUCTION STARTED. BEFORE IT COMPLETED, IT ALREADY BECAME THE HOME TO TENANTS, SOFTWARE COMPANIES, AND SOCIAL MEDIA AGENCIES



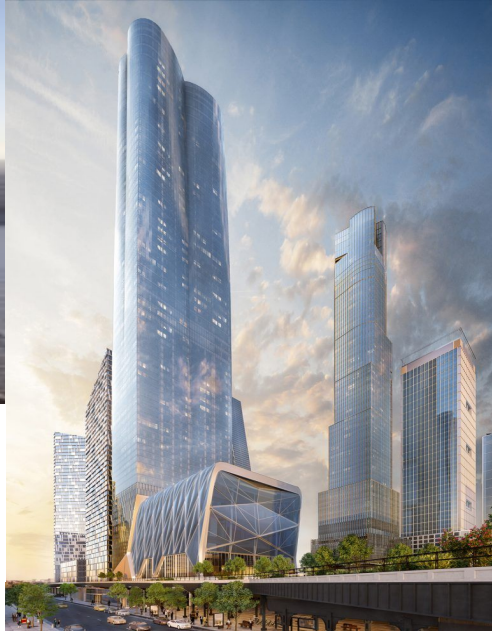
In 2020, Mercado Little Spain, a 35,000-square-foot food hall, at 10 Hudson Yards right below the High Line will open.

10 HUDSON YARD



2 15 HUDSON YARDS

960,000 GSF, 910 Ft. tall
Residential
Diller Scofidio + Renfro,
Rockwell Group



15 HUDSON YARD

15 HUDSON YARDS

THIS TOWER IS DESIGNED BY DILLER SCOFIDIO AND RENFRO ARCHITECT. THE ROCKWELL GROUP DESIGNED THE INTERIOR. IT HAS 917 FEET TALL . AND THEY PROMISED THE RESIDENTS THEY CAN MOVE IN WHEN THE MEGA PROJECTS AND PUBLIC ELEMENTS OPEN IN THIS 2019.

IT HAS 285 CONDOS. BASE ON DEVELOPER CLAIMED THE LARGEST ONE INCLUDED A 75-FOOT SWIMMING POOL, SCREENING ROOM, A 3,500-SQUARE-FOOT FITNESS CENTER, A ROOFTOP LOUNGE AND A PRIVATE CO-WORKING SPACE IN IT.

30 Hudson Yards

It is also designed by Kohn Pedersen Fox. The 30 Hudson Yards has reached 1296 feet total height. The supertall office tower will already welcomed companies such as HBO, Time Warner, CNN, and HY developers Related and Oxford Properties Group. It is the tallest skyscraper of mega project.

3 30 HUDSON YARDS

2.6M GSF, 1,296 Ft. tall
Commercial Office
Kohn Pedersen Fox Associates

KKR  WARNERMEDIA

turner   

 RELATED  OXFORD
AN OCMERS COMPANY 



30 HUDSON YARD

30 HUDSON YARD

HUDSON YARDS OBSERVATION DECK

THE SKY-HIGH OBSERVATION DECK DIRECT SIT ON THE 100TH FLOOR OF 30 HUDSON YARDS NOW HAS A NAME. CONSTRUCTION KICKED OFF LAST YEAR AND IS AIMING TO WRAP UP BY 2019.



The 1,000-foot-high outdoor deck, which will be the highest in the western hemisphere, will feature a large glass floor with views 1,000 feet downward towards the neighborhood below. Visitors can also lean against the nine-foot curtain wall that angle outward from the deck.

The deck will also consider to have a 1000 square foot restaurant and multiple use space. The visitors will also have the views of Manhattan skyline and the hudson river scenery.

35 HUDSON YARD

35 HUDSON YARD

IT IS MIX USE TOWER, AND IT WILL BE A SUPERTALL, EACH OVER 1,000 FEET TALL. IT IS DESIGNED BY SKIDMORE, OWINGS AND MERRILL'S DAVID CHILDS,

4 35 HUDSON YARDS

1.1M GSF, 1,000 Ft. tall
Hotel, Residential, Retail, Office,
Fitness Club & Spa
David M. Childs / Skidmore,
Owings & Merrill



50 HUDSON YARD

50 HUDSON YARDS

IT IS A BUILDING STILL UNDER CONSTRUCTION. IN FINAL IT WILL HAVE LEAST 58 STORIES, THEN IT WILL BECOMING THE SECOND TALLEST TOWER IN THE HUDSON YARDS. THE WORK IS DESIGNED BY BRITISH ARCHITECT NORMAN FOSTER. IT WILL USE AS RESIDENTIAL AND OFFICE BUILDING.

5 50 HUDSON YARDS

2.9M GSF, 985 Ft. tall
Commercial Office
Foster + Partners

BLACKROCK®





THIS IS A 780-FOOT OFFICE TOWER DESIGNED BY ARCHITECTS AT KOHN PEDERSEN FOX WITH KEVIN ROCHE JOHN DINKELOO AND SOME ASSOCIATES. IT WILL BE A MULTIPLE FUNCTIONAL OFFICE BUILDING THAT PREVENT PUBLIC SERVICE AND HEALTH CARE.

55 HUDSON YARD

55 HUDSON YARD

6 55 HUDSON YARDS

1.3M GSF, 780 Ft. tall

Commercial Office

A. Eugene Kohn / Kohn Pedersen

Fox Associates



Cooley



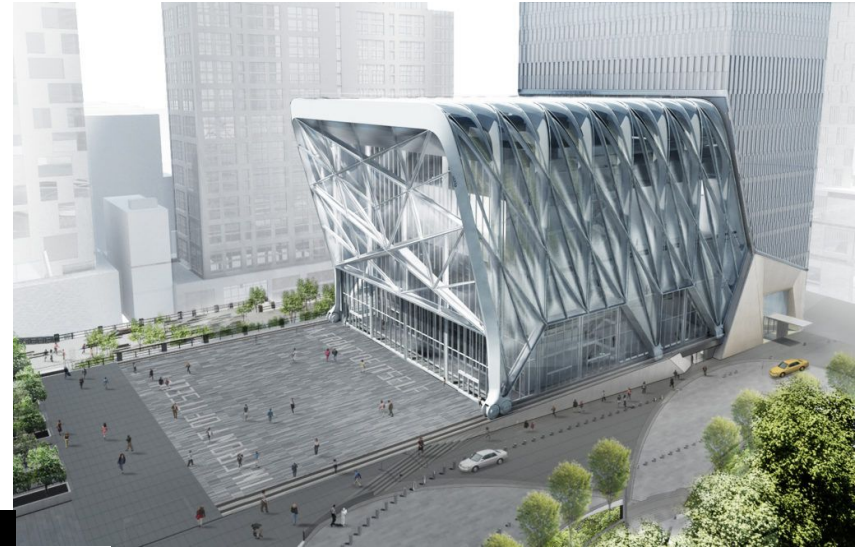
ENGINEERS | GATE

SILVERLAKE Milbank



ALSO CALLED THE CULTURE SHED, IT HAS 200,000-SQUARE-FOOT CULTURAL CENTER, EXHIBITION SPACE, AND RISING STAGE FOR PERFORMING ARTS. THE SHED IS DESIGNED BY DILLER SCOFIDIO AND RENFRO IN COLLABORATION WITH ROCKWELL GROUP. IT WILL FINALLY HAVE 6 STORIES AND TOTAL ALLOW 2700 AUDIENCES. THE SHED WILL ALSO CONTAINING AS SPACE FOR ARTISTS LAB, REHEARSAL, AND MULTIPLE EVENTS. ON THE TOP LEVEL, IT WILL BECOME A FLEXIBLE ART AND CULTURE CENTER AND THE WHOLE SHAPE OF STRUCTURE WILL ALSO FLEXIBLE TO CHANGE.

THE SHED



7 THE SHED

200,000 GSF, 6 Levels
Diller Scofidio + Renfro, Rockwell Group

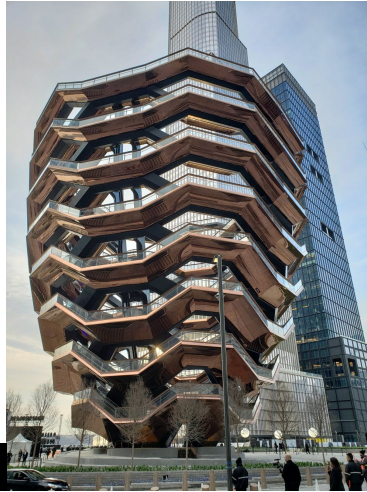
THE SHED

VESSEL.....

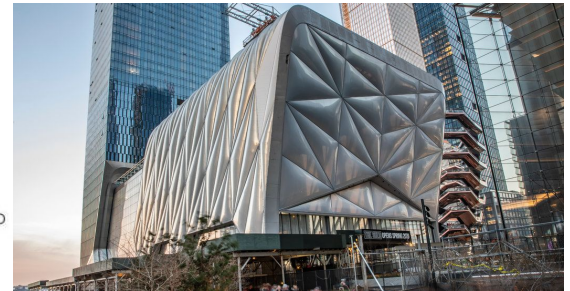
DESIGNED BY BRITISH DESIGNER THOMAS HEATHERWICK. AND IT IS AIMING IONE A NEW "PUBLIC LANDMARK" THAT SITS ON A FIVE-ACRE PUBLIC PARK IN HUDSON YARDS. EVEN THOUGH IT HAS A NAME THAT BEEN KNOWN AS VESSEL BUT THE DEVELOPER ARE CLAIMING IT IS STILL CONTEMPLATING A NEW NAME FOR THIS LANDSCAPE. BY THE WAY, TO ENJOY THE VIEW BY THIS BEAUTIFUL LANDSCAPE WE HAVE TO CLIMB ON 154 INTERCONNECTING FLIGHTS OF STAIRS WITH 2,500 STEPS AND 80 LANDINGS

TURKISH KEBAB

"lift people up to be more visible and enjoy new views and perspectives of each other." -THOMAS HEATHERWICK



8 PUBLIC SQUARE AND GARDENS, VESSEL
5 Acres
Nelson Byrd Woltz, Heatherwick Studio



IT IS A SEVEN-STORY
RETAIL BUILDING,
SIMPLY KNOWN AS THE
SHOPPING MALL. THE
SPACIAL IS THIS HAS
MORE THAN 25
DIFFERENTS
RESTAURANT IN IT.
(OBSVIOUSLY)

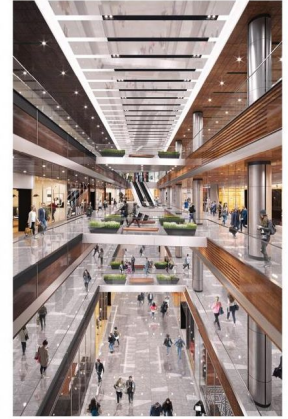
THE SHOP & RESTAURANTS

WHAT A NEW MONEY?

11 THE SHOPS & RESTAURANTS AT HUDSON YARDS
1M GSF • 7 Levels, Retail, Food & Beverage • Elkus Manfredi Architects



ADDITIONAL DINING AT HUDSON YARDS



720,000 Leasable SF

