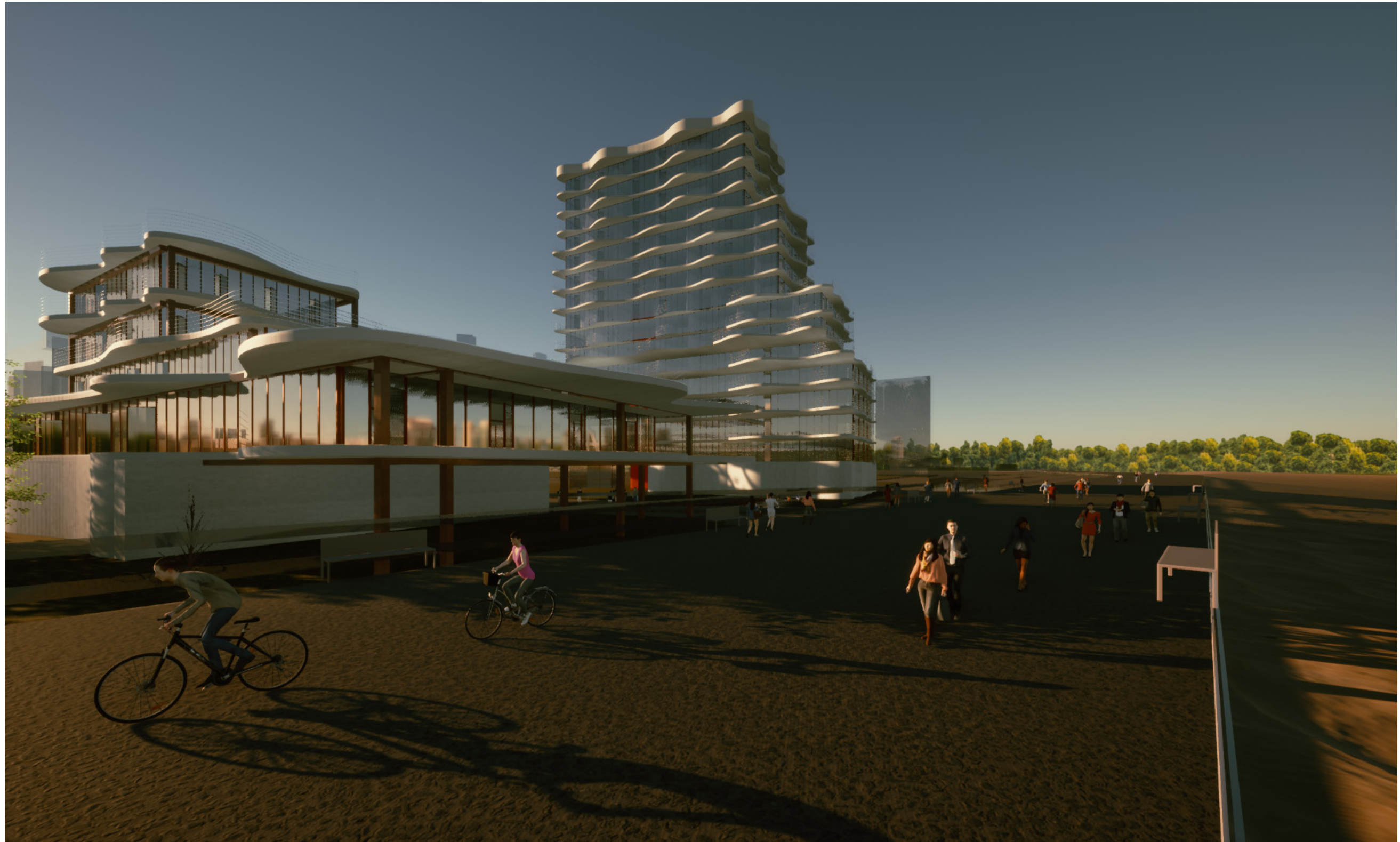


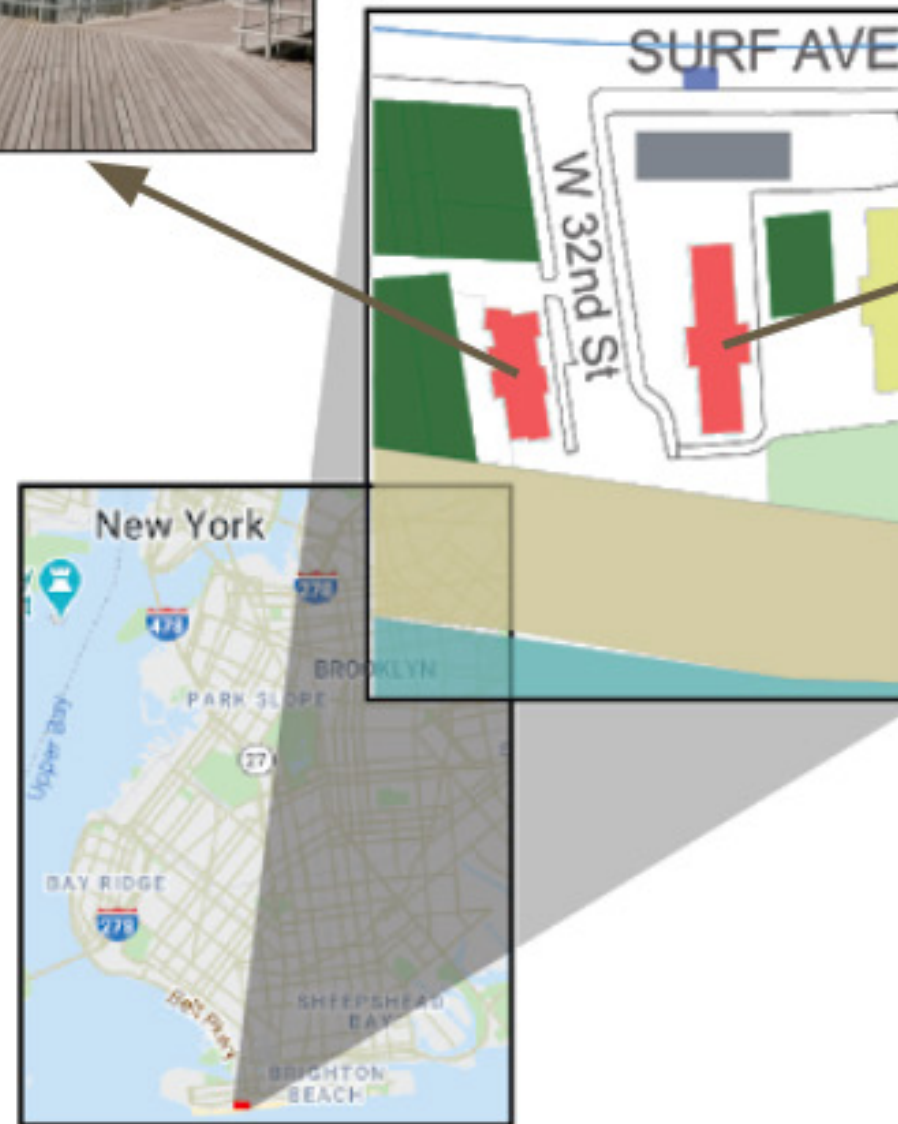
WATERFRONT AFFORDABLE HOUSING



# LOCATION

LOCATED IN CONEY ISLAND OF  
BROOKLYN, NEW YORK

- ❖ 3020 SURF AVENUE/3025 WEST  
32ND STREET, 11224
- ❖ AREA SURROUNDED WITH A  
LARGE USE OF RESIDENTIAL  
SPACES
- ❖ MAIN LOCAL ATTRACTIONS ARE  
CONEY ISLAND AMUSEMENT  
PARK AND CONEY ISLAND  
BEACH



# TRANSPORTATION



B36 SURF AVE  
B74 MERMAID/NEPTUNE AVE



CONEY ISLAND-STILLWELL  
AVESTATION



CONEY ISLAND-STILLWELL  
AVESTATION



# 5 TO 15 MINUTES NEIGHBORHOOD



## 5 MINUTES WALK

- BUSS STATION
- LOCAL PLAYGROUND
- BOARDWALK
- GREEN SPACES
- SCHOOLS
- DAYCARE
- COMMUNITY CENTER
- PHARMACY
- LOCAL SHOPINGS



## 15 MINUTES WLOCALC IN ADDITION TO 5 MINUTES WALK

- BANKS
- HEALTH FACILITIES AND SERVICES
- SHOPPING CENTERS



# ECOLOGY- FLOOD MAP 11224



## SEA LEVEL RISE

2020: **0.0-0.6FT**

2050: **0.6-1.8FT** 0.175-0.602 CM/YEAR

2100: **1.9-6.3FT** 0.37-0.90 CM/YEAR

IN THE FUTURE CONEY ISLAND IS PREDICTED TO BE UNDERWATER DUE TO OCEAN WARMING, GLACIERS AND SHEET MELTING IN THE ATLANTIC OCEAN



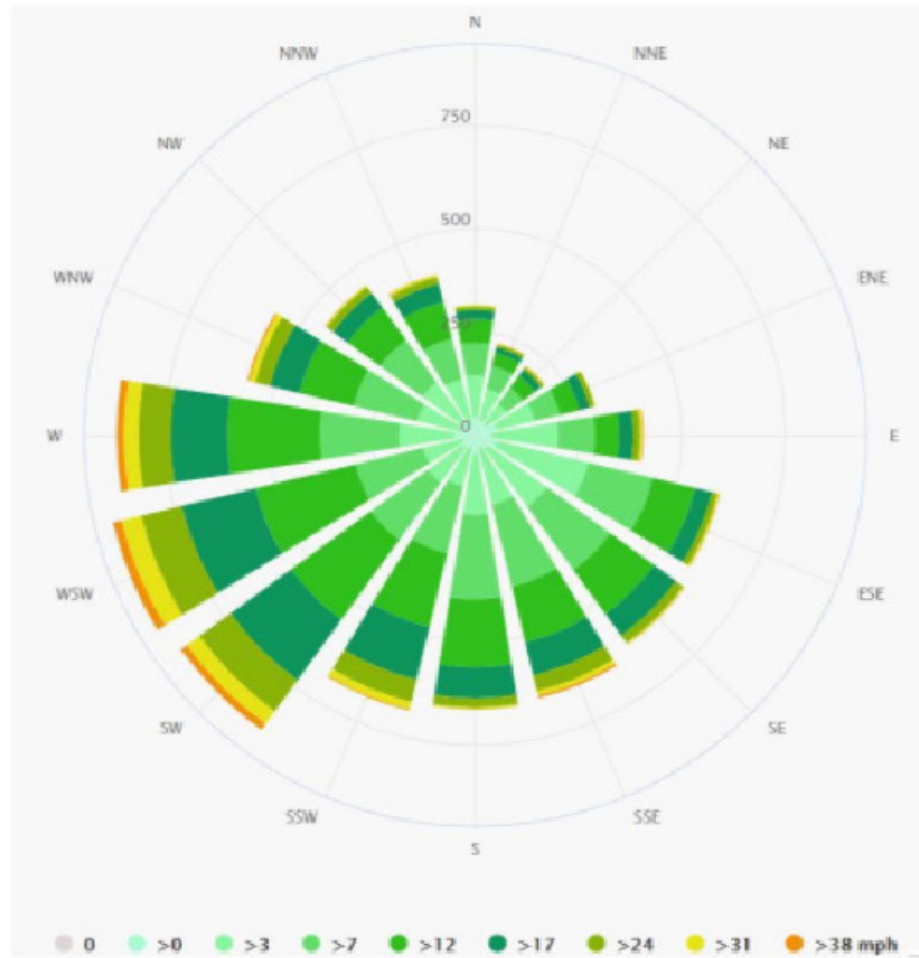
Vision Statement

The goal is to design a quality and sustainable affordable housing for the people at all stages of life regardless of race, nationality, physical or mental ability, sexual preference or language proficiency. The idea is to focus in education, employment, health pursuits in safe environments. This will bring community together for the joyful and better life.

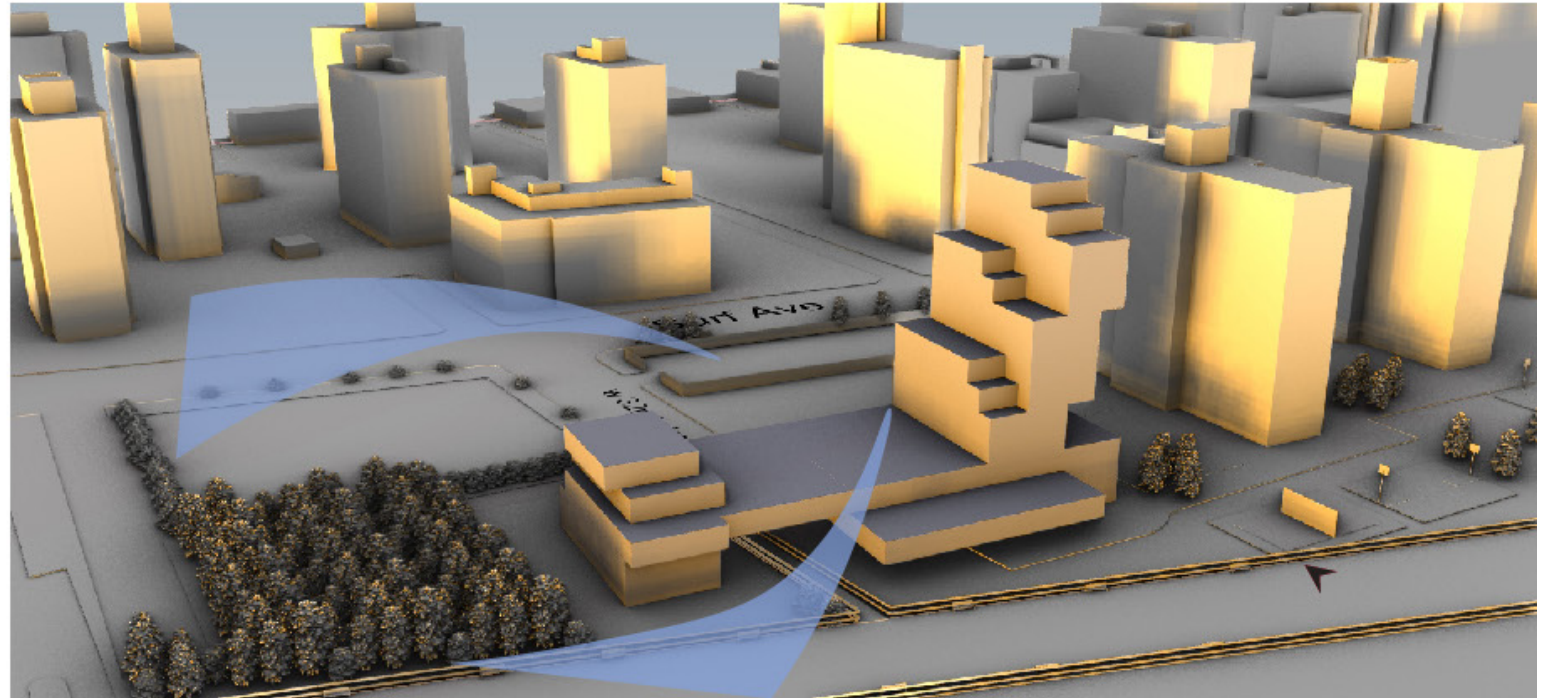
S.W.O.T ANALYSIS:

STRENGTH	WEAKNESS	OPPORTUNITIES	THREATS
1.Beautiful views: view of the ocean.	1.Low land site	1.More Educational Center	1.High risk flooding area
2.Green spaces: parks and playgrounds.	2.Near the Atlantic ocean with high tides	2.Health Center	2.Lack of education
3.Activities in the 11224 area a walking distance of 10-15 min	3.Strong winds from SW	3.Local Shopping	3.Waste in the streets can pollute the ocean and area over time
4.Coast line with the boardwalk and bike.	4.No close by superstore around only Delis	4.Fire Department, and Police Department	4. Strong wind can bring sand to the inhabitants
5.Attractions: Coney island park, amphitheatre, sport centers, sport fields.	5.A lot of Homeless people and not enough shelters	5.Burgeoning community programs (housing, cultural)	5.Rising cost of area
6.Gentrification: Increase job opportunities and make a more financially stable community.	6.Resistant to Change and education	6.Local Transportation: Buss	6.Lack of job opportunity
7.Accessibility. The location of the site is easy to access.	7.The streets are very dirty and filled with waste and plastic bottles	7.Open spaces: parks, gardens and playground	7.Lack of proper food
8. Local stores, laundromats and banks.	8. Far walking distance to the train station.	8.Developing more super markets in close distance.	8.transportation challenges

# WIND DIAGRAM DIAGRAM

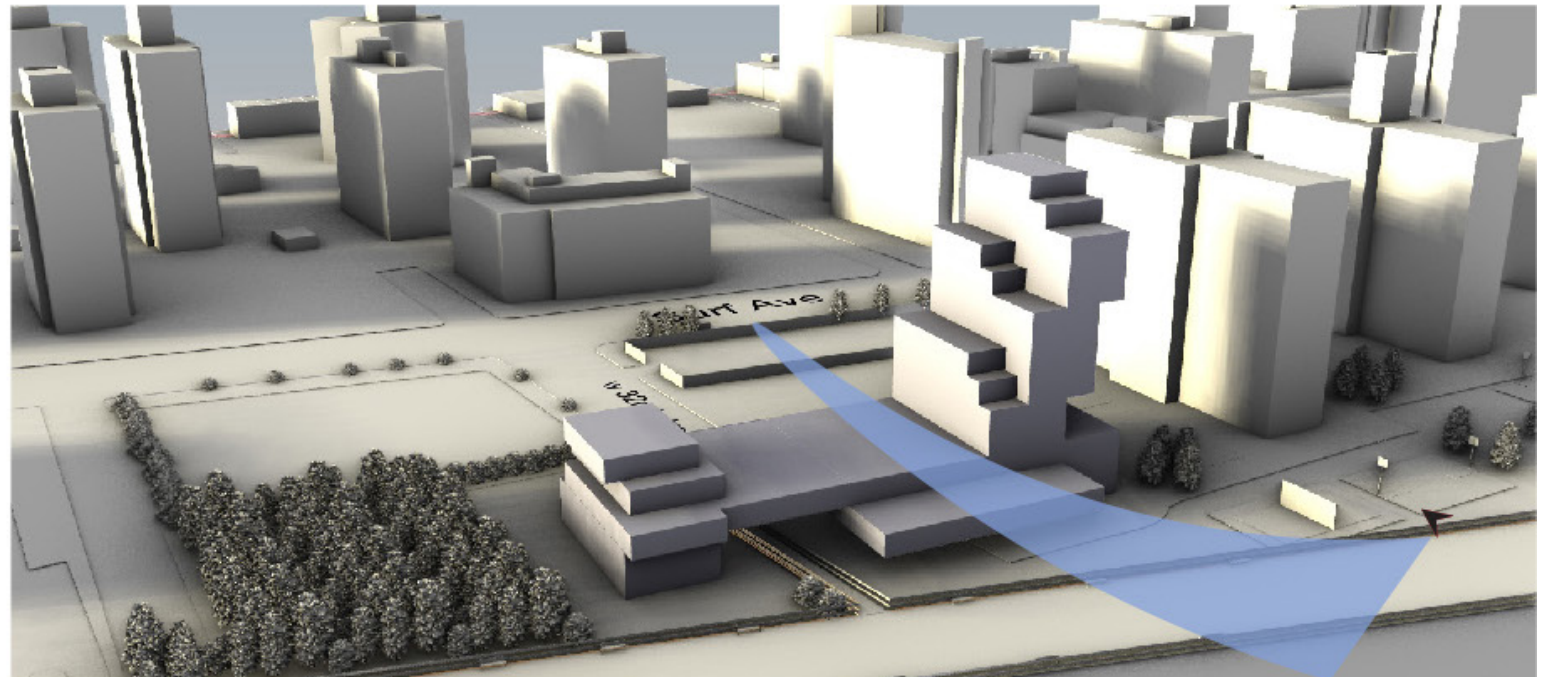


WINTER WIND DIAGRAM



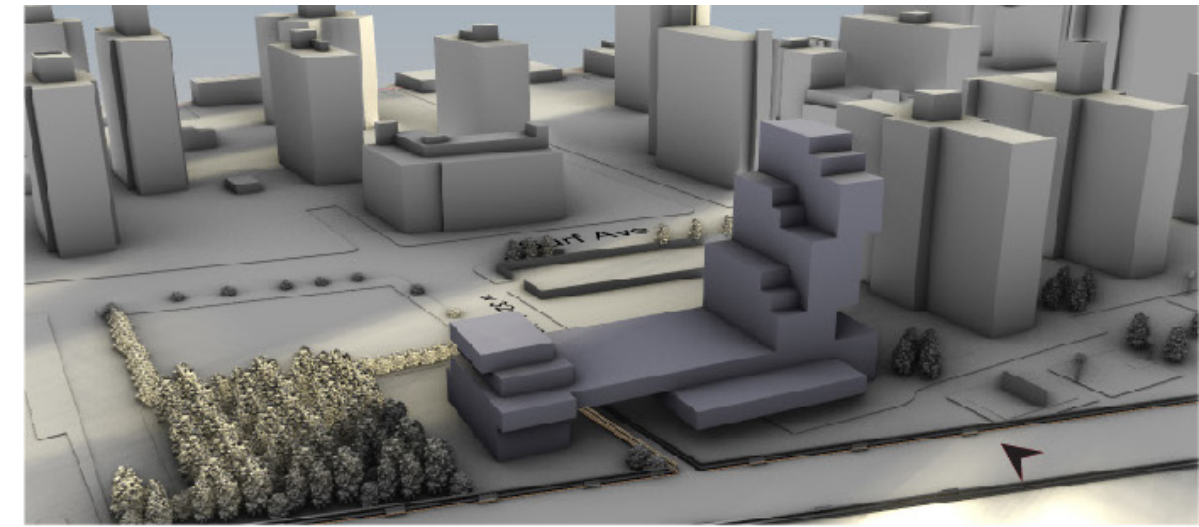
W	WSW	SW
0 : 2 h/year	0 : 0 h/year	0 : 2 h/year
>0 : 50 h/year	>0 : 29 h/year	>0 : 35 h/year
>3 : 133 h/year	>3 : 101 h/year	>3 : 105 h/year
>7 : 191 h/year	>7 : 169 h/year	>7 : 171 h/year
>12 : 224 h/year	>12 : 249 h/year	>12 : 239 h/year
>17 : 137 h/year	>17 : 183 h/year	>17 : 181 h/year
>24 : 78 h/year	>24 : 101 h/year	>24 : 93 h/year
>31 : 36 h/year	>31 : 49 h/year	>31 : 38 h/year
>38 mph: 17 h/year	>38 mph: 21 h/year	>38 mph: 17 h/year

SUMMER WIND DIAGRAM

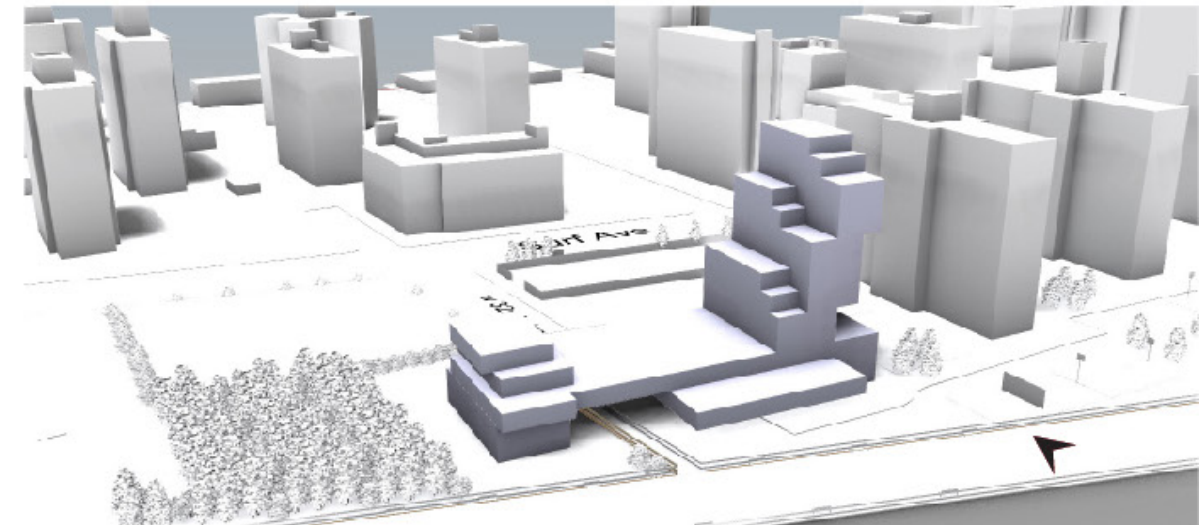


SUMMER SUN DIAGRAM

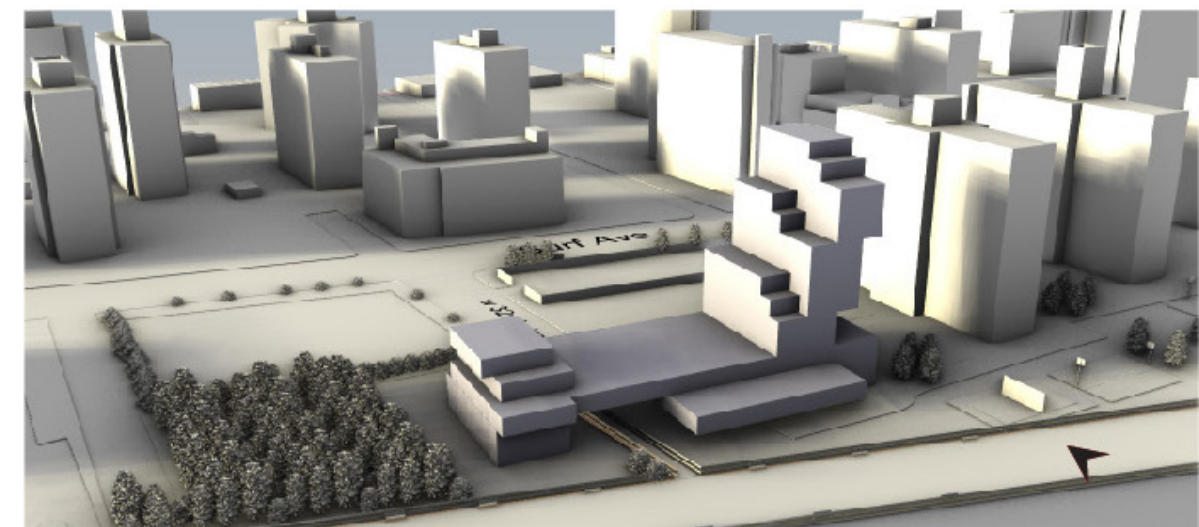
JULY 6 AM



JULY 12 PM

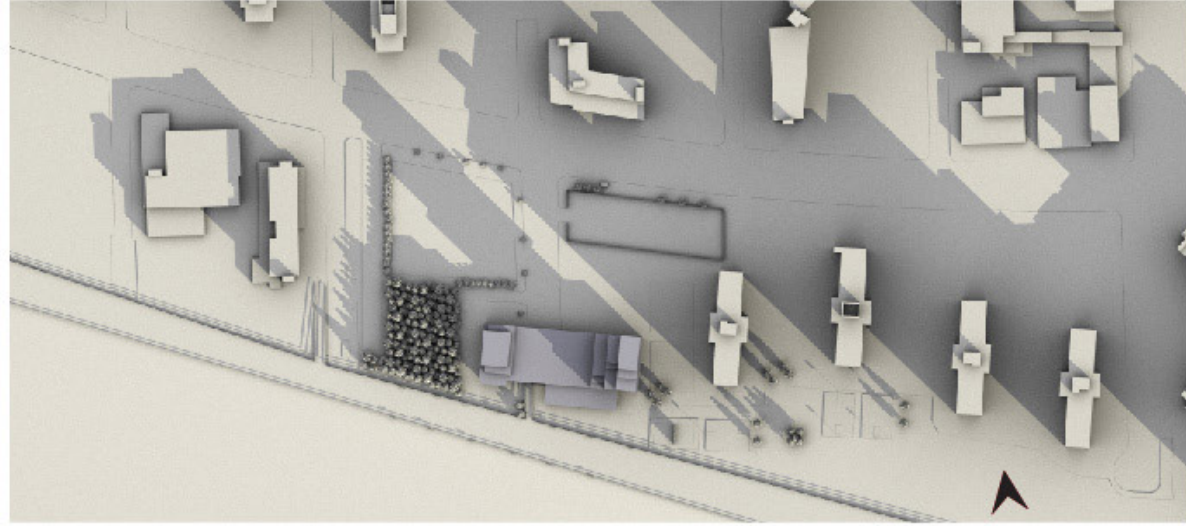


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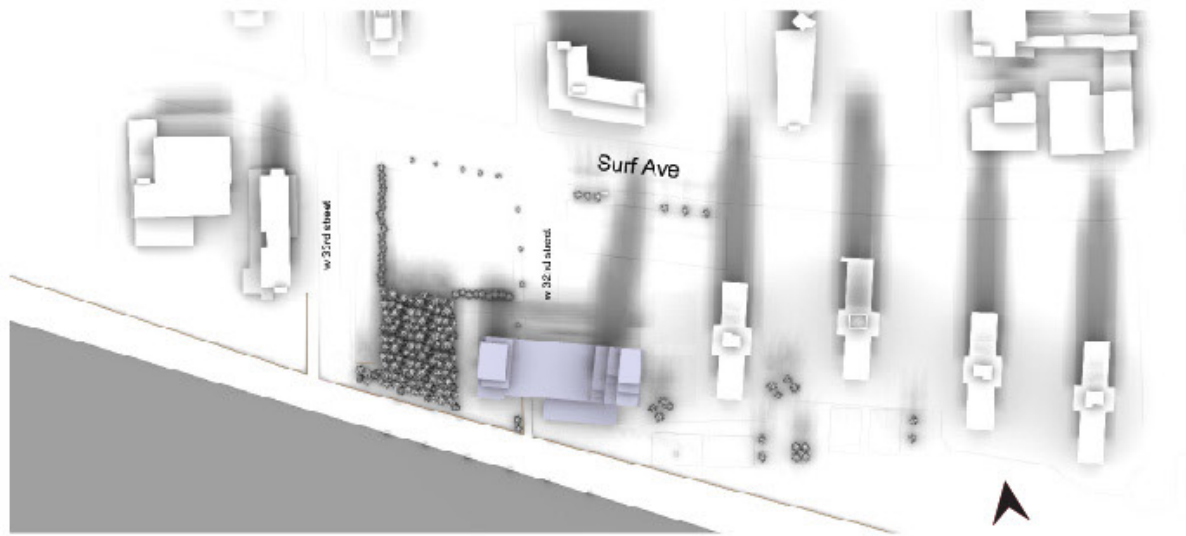
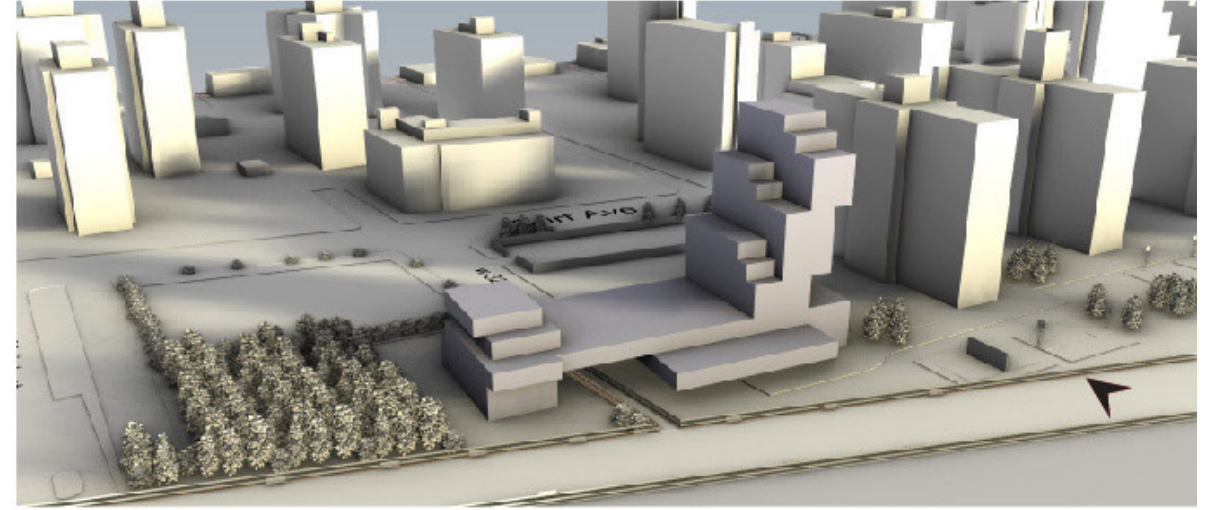




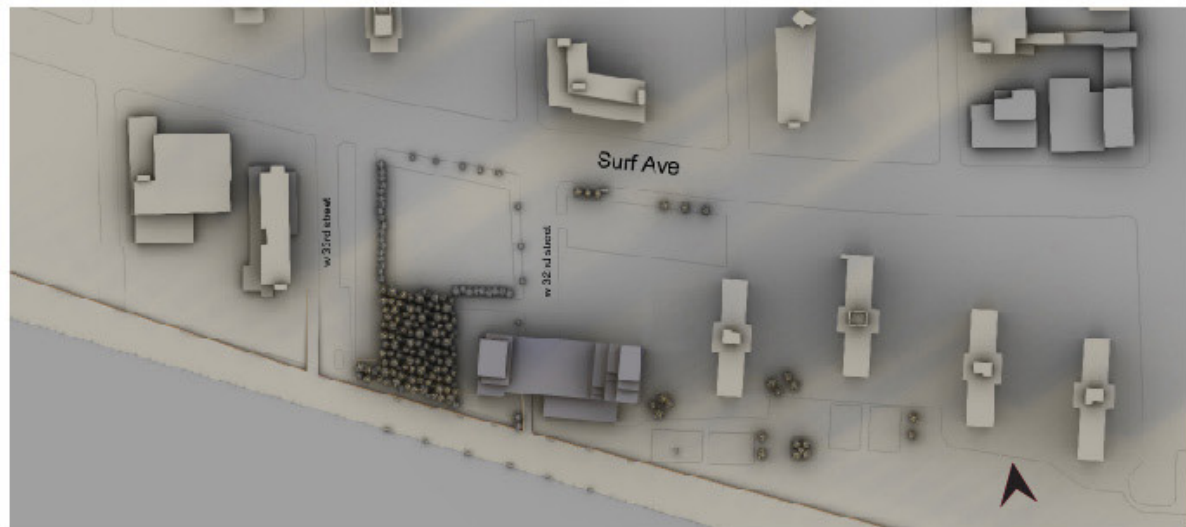
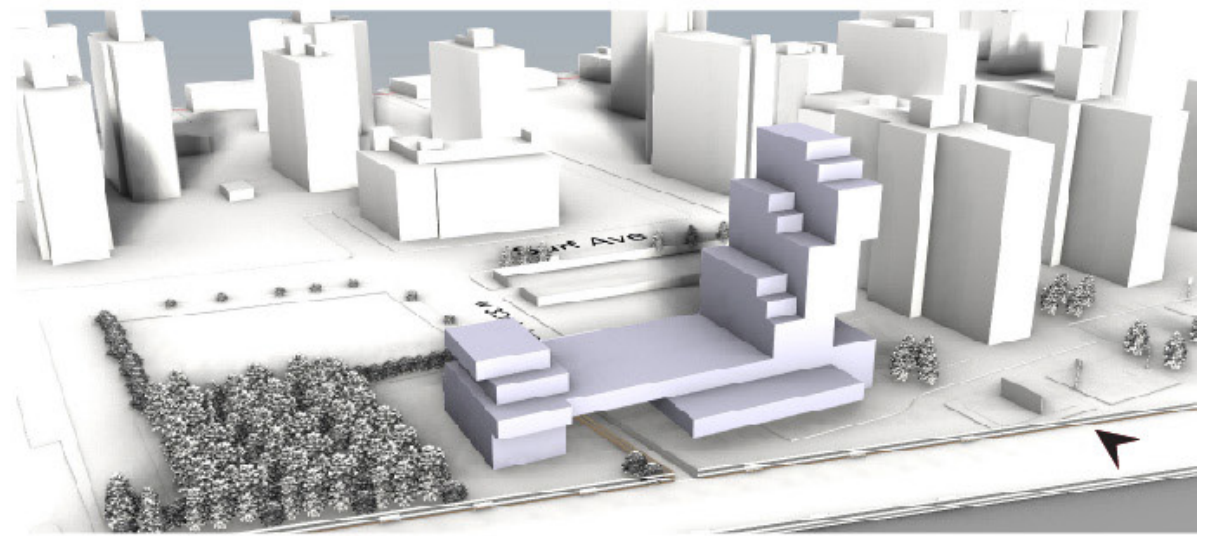
WINTER SUN DIAGRAM



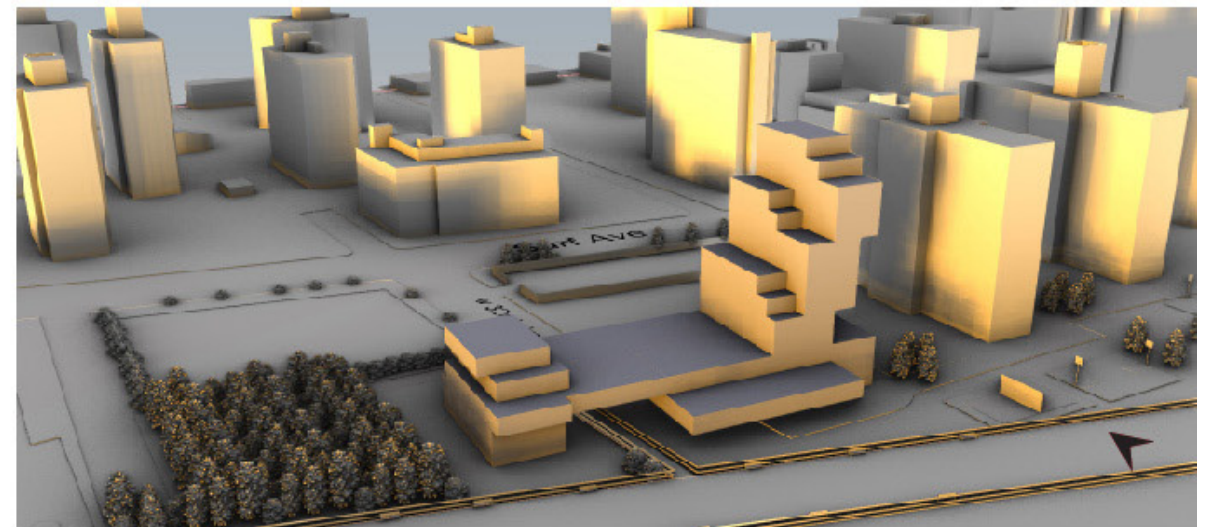
JANUARY 9 AM

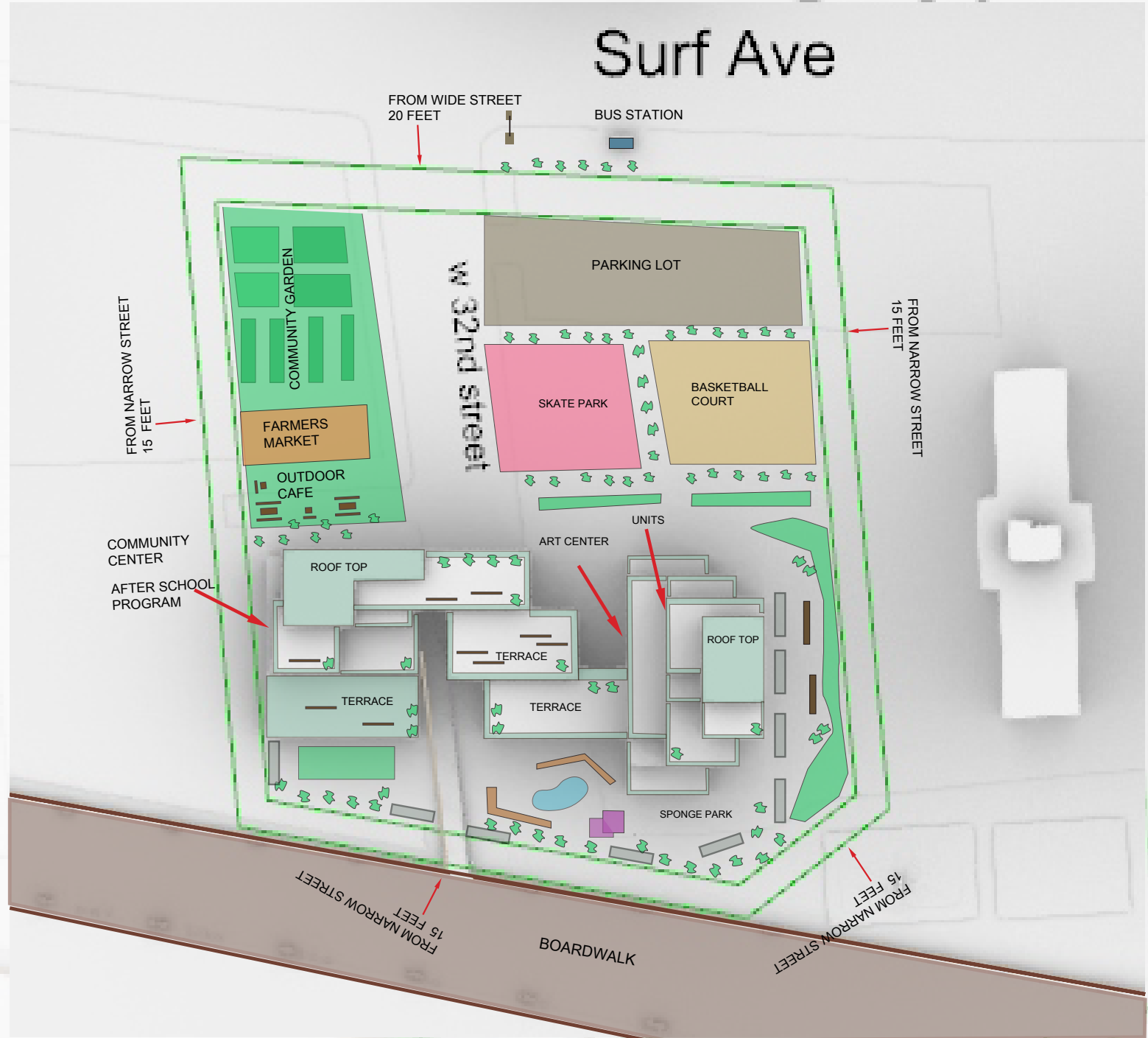


JANUARY 12 PM



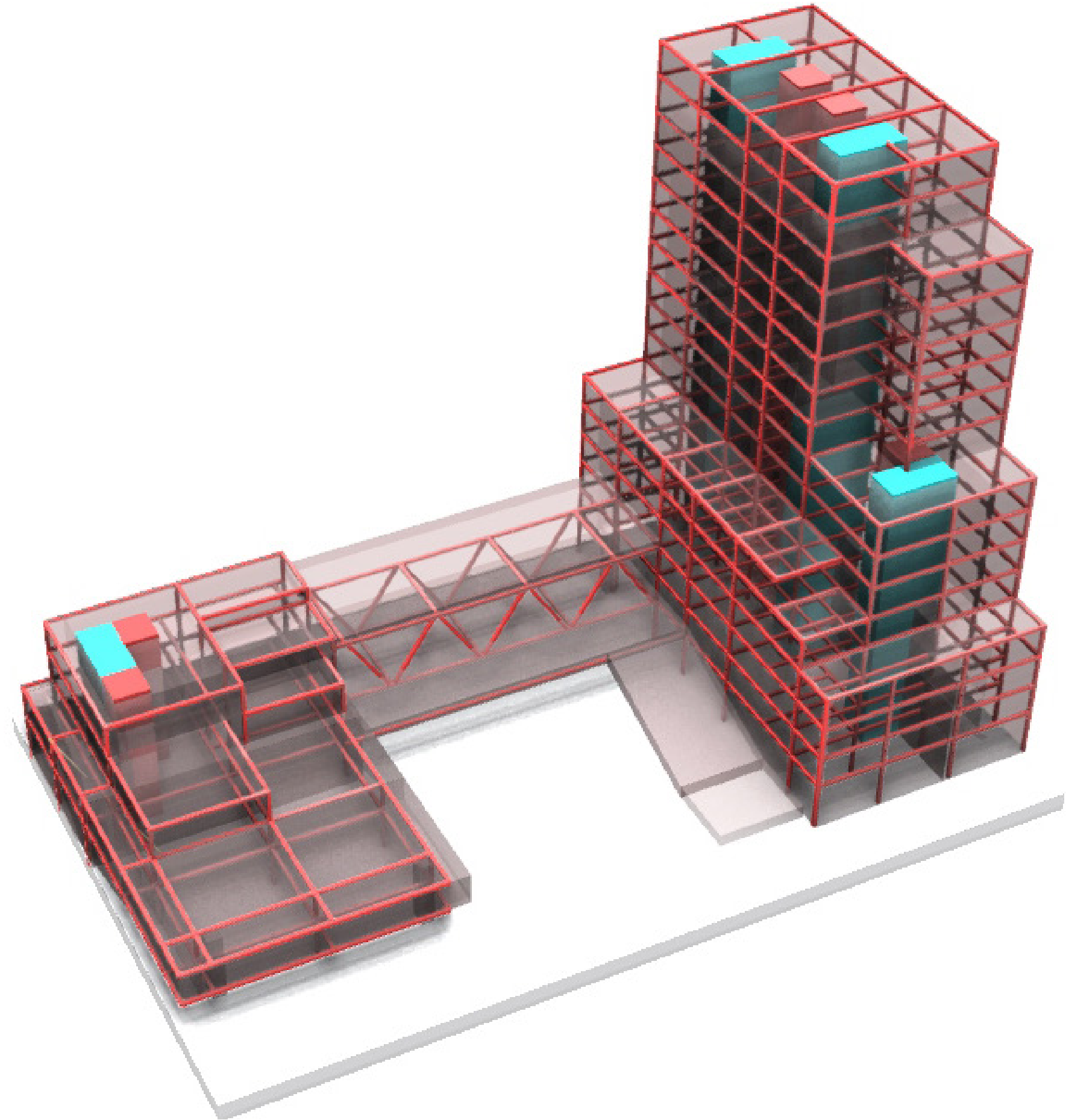
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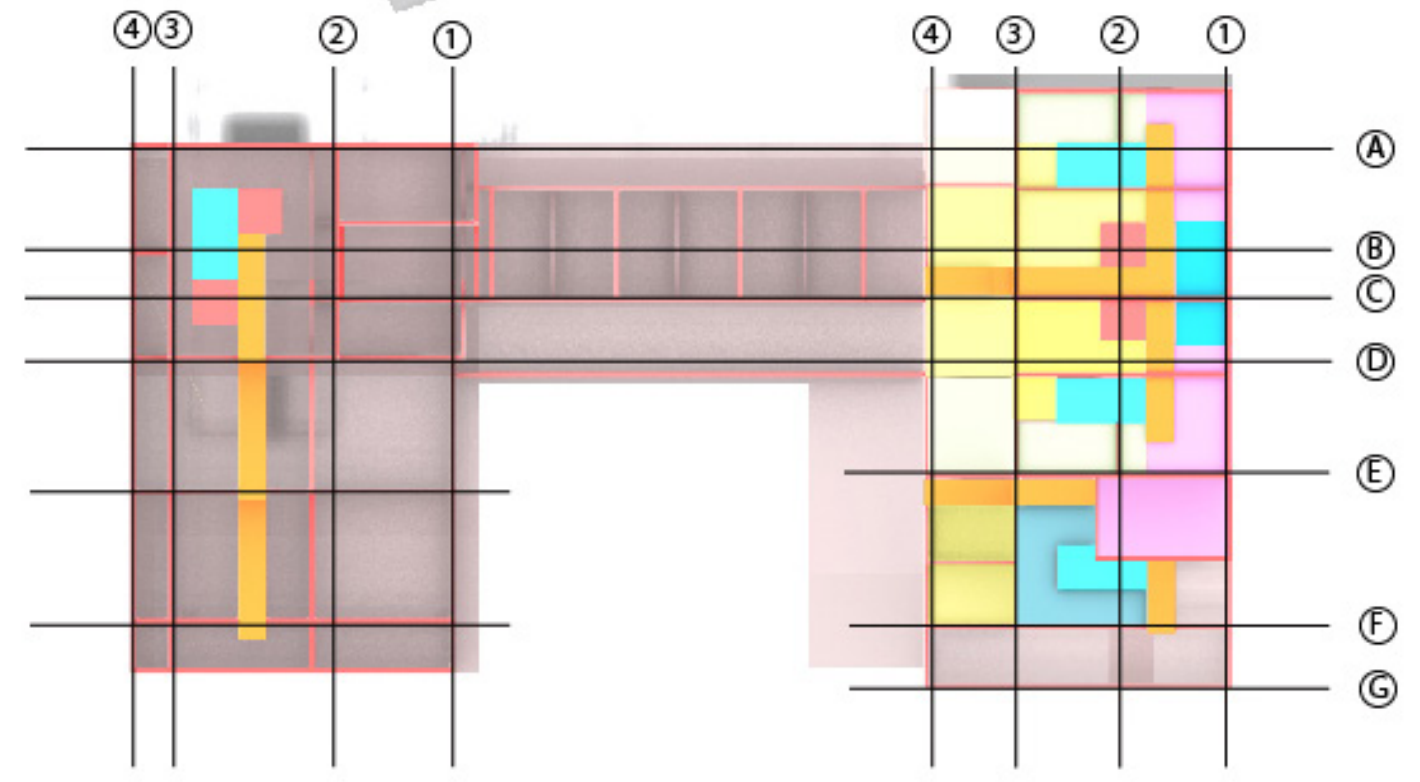
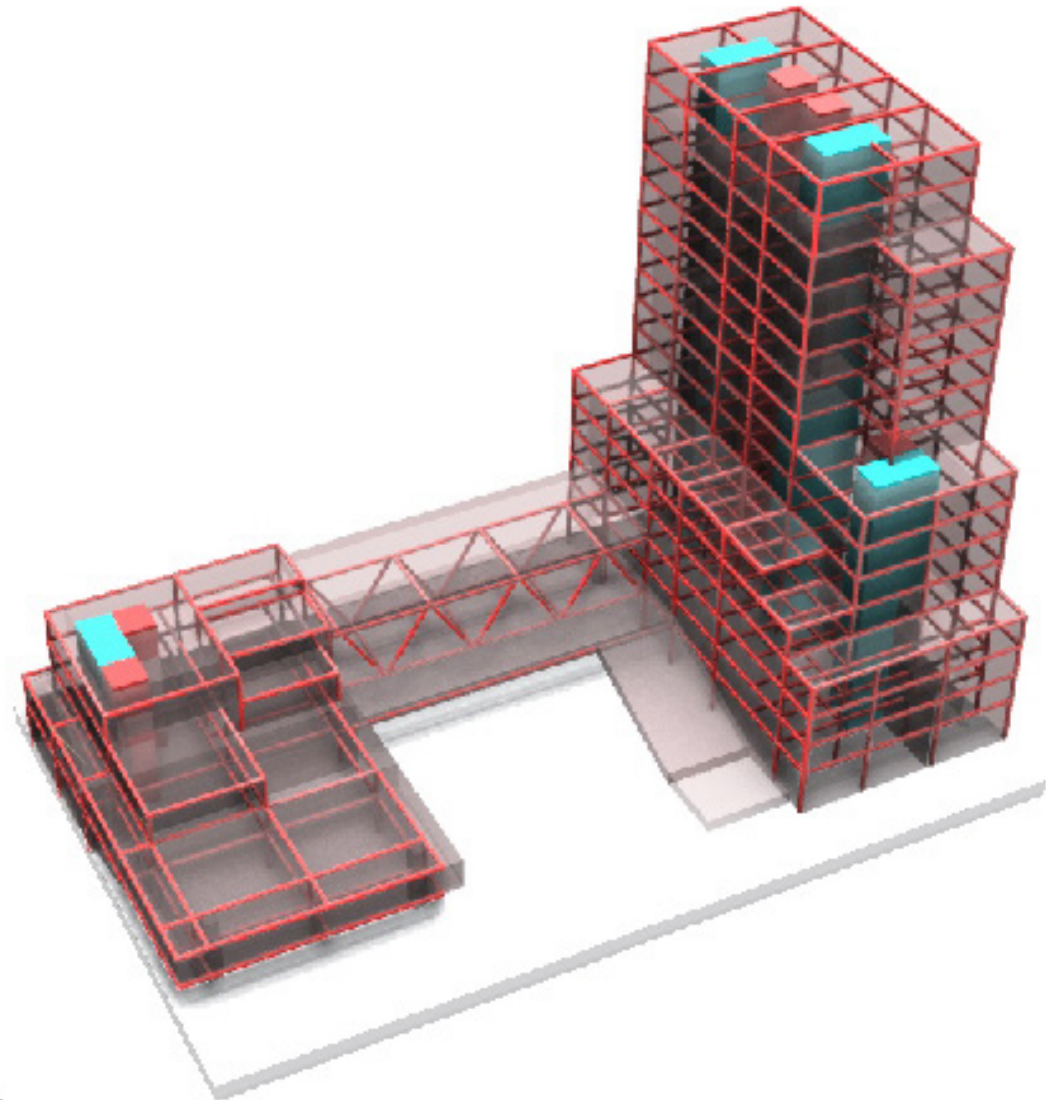


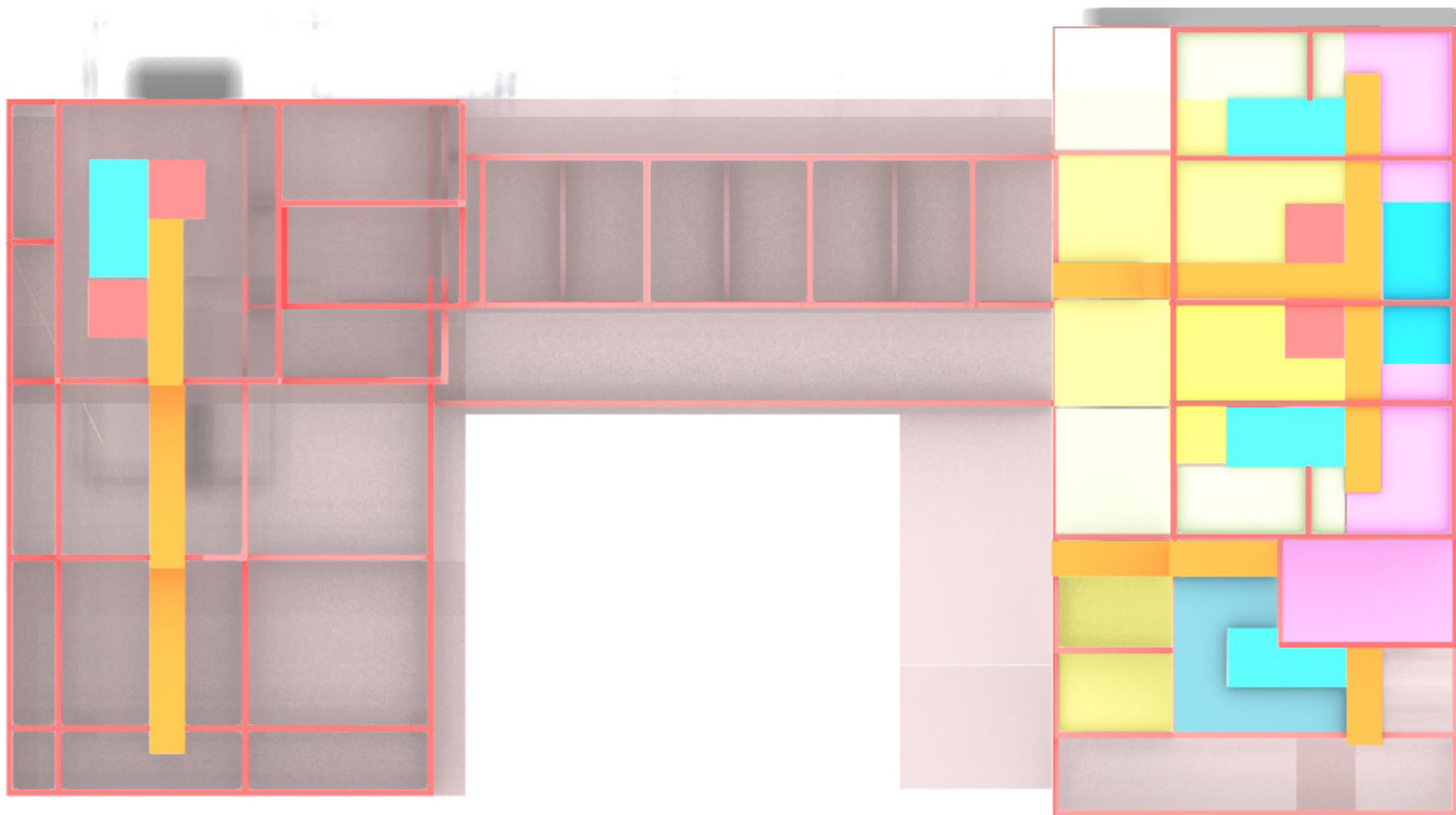


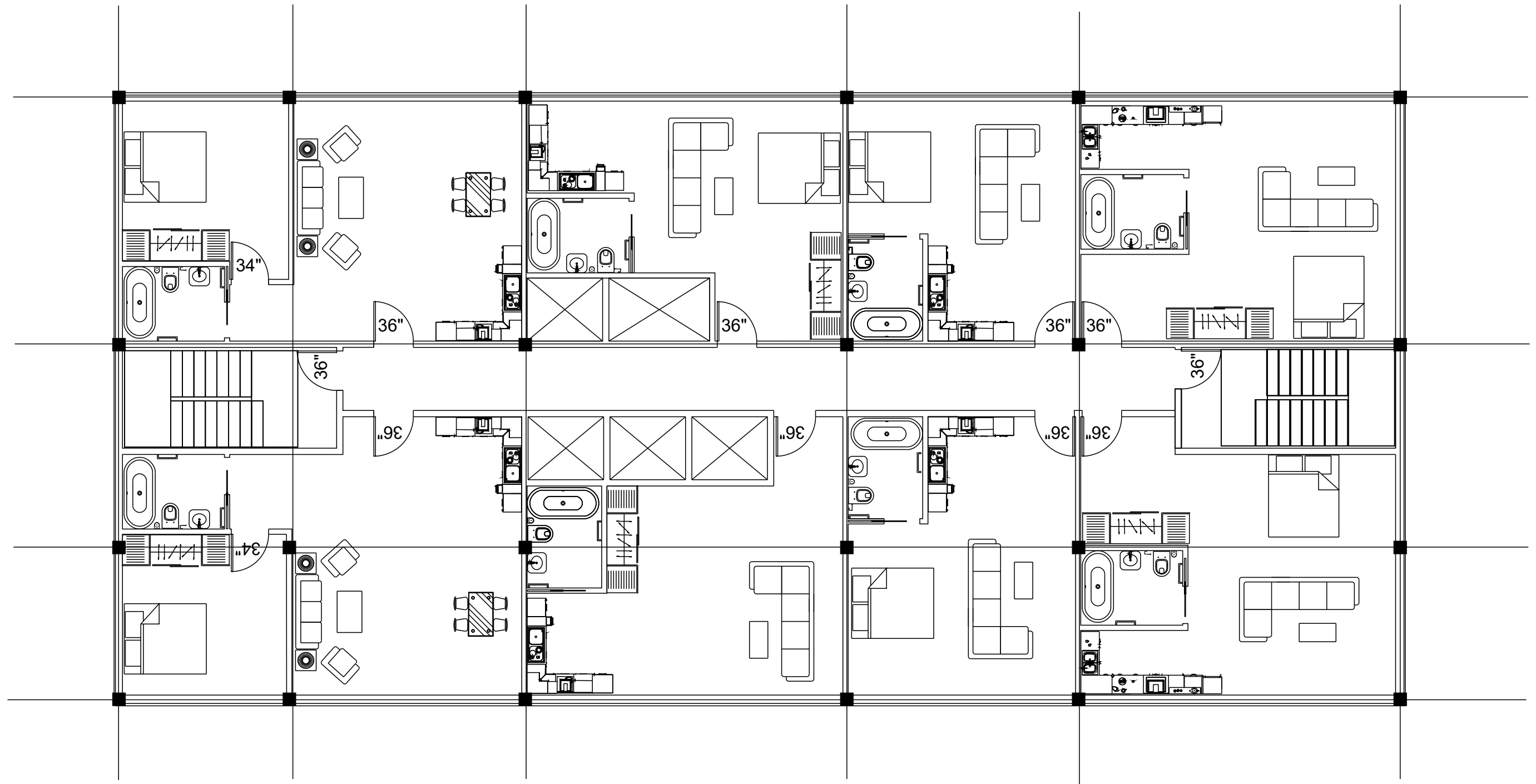
SITE PLAN  
 MARIAM CHUTLASHVILI



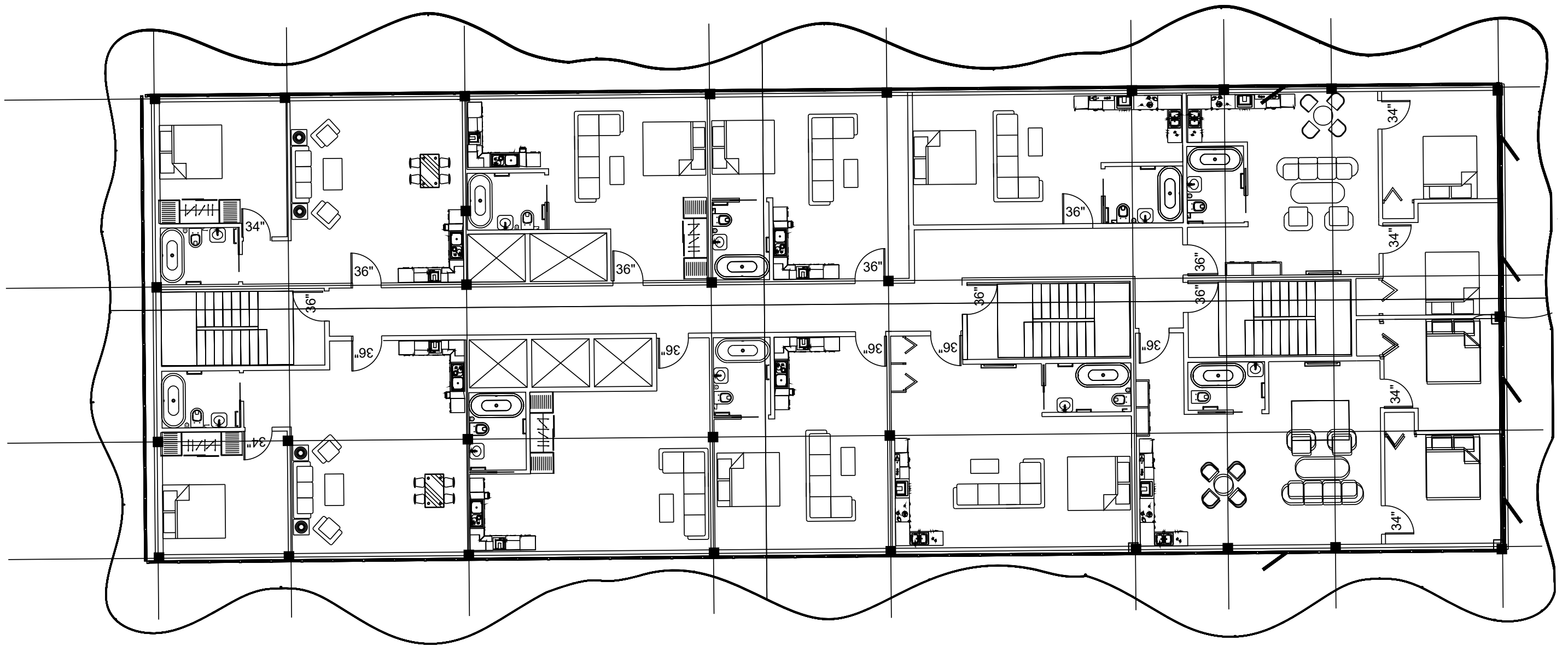




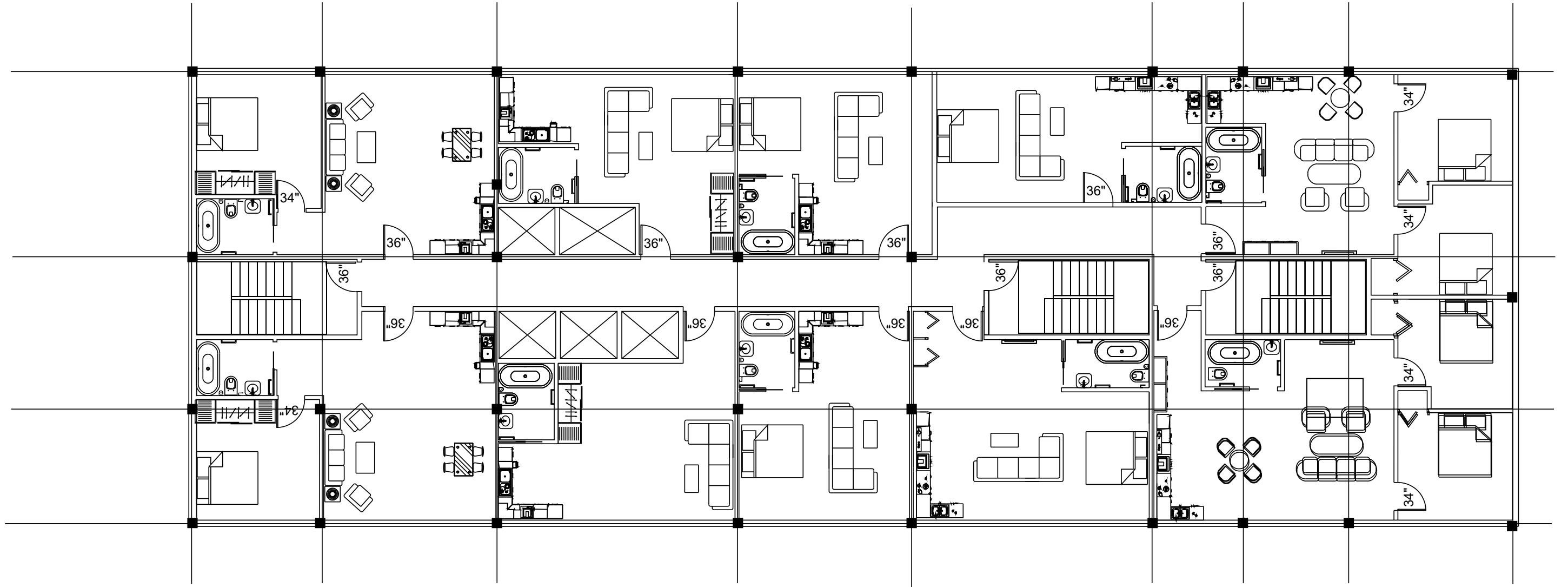




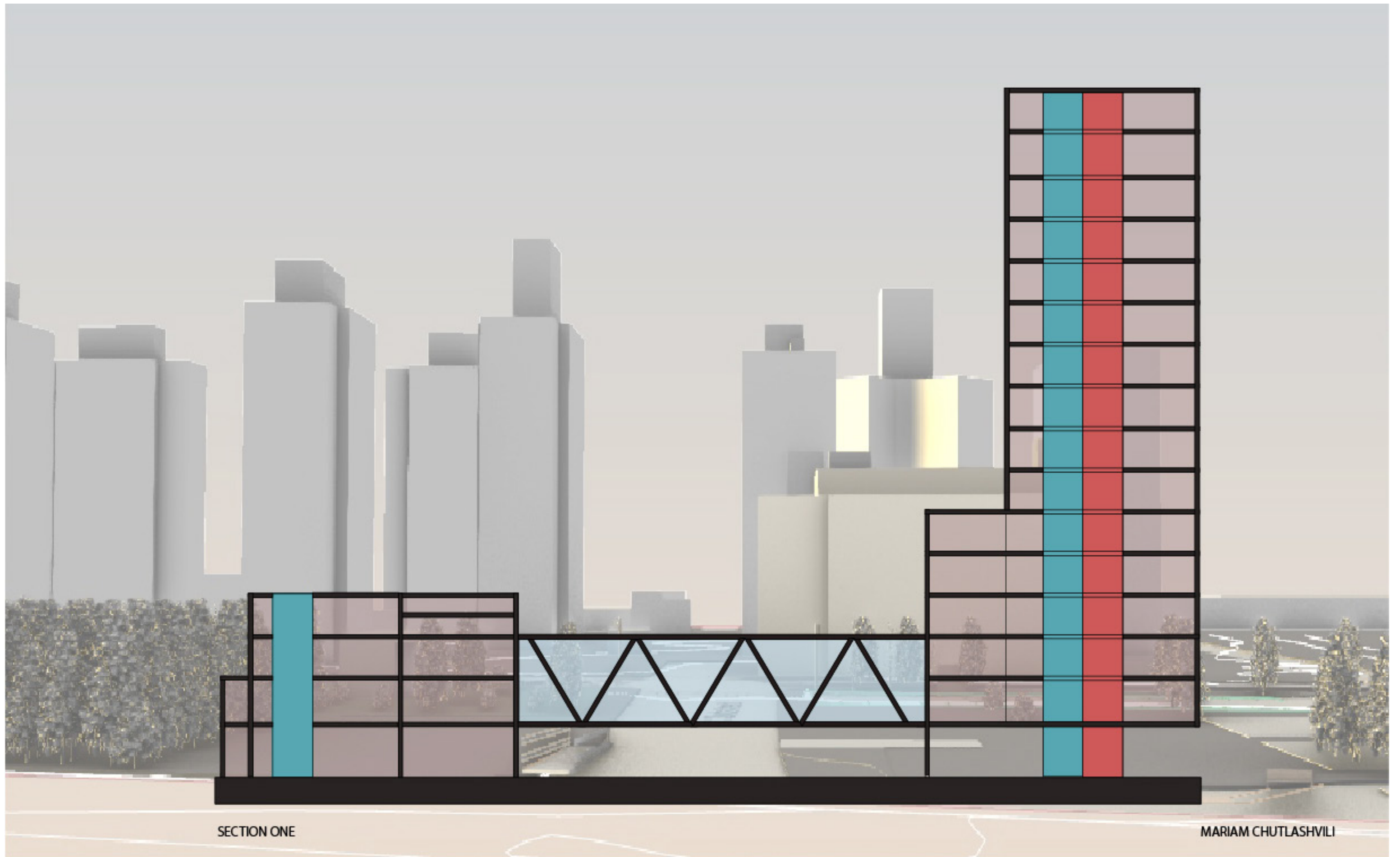
FLOOR PLAN FROM 12 TO 15 FLOOR



FLOOR PLAN FROM 7 TO 11 FLOOR







SECTION ONE

MARIAM CHUTLASHVILI

















