



# Architecture Week

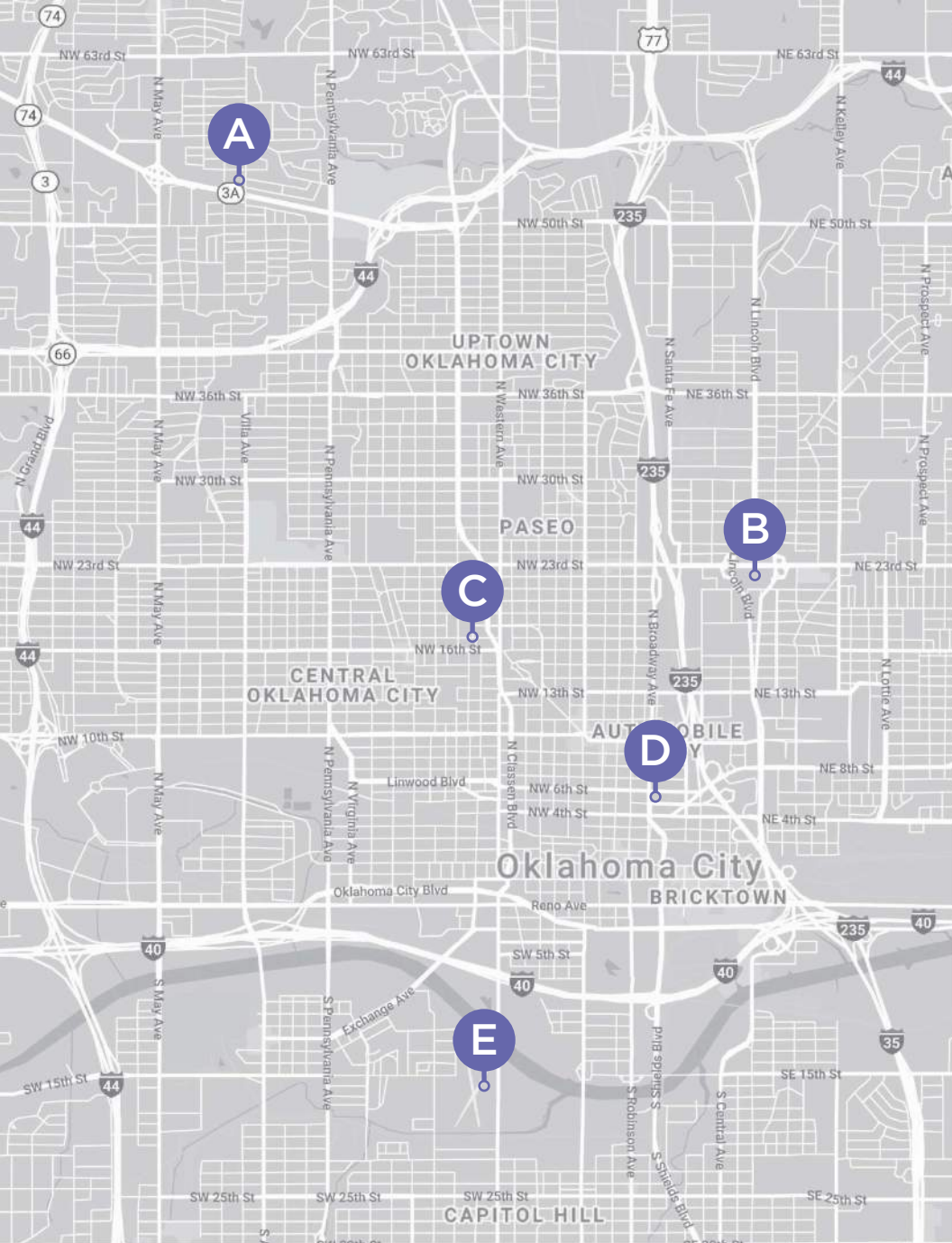
hosted by the AIA Central Oklahoma Chapter

# 2022

## ARCHITECTURE TOUR GUIDEBOOK

APRIL 30, 2022





- A - Belle Isle Library
- B - Oklahoma State Capitol Interior Restoration
- C - AK87 - Fitzsimmons Residence
- D - Heartland Payment Systems
- E - Wheeler District Spoke Street Shophomes



April 30, 2022

Dear Architecture Tour Enthusiast:

Welcome to our 21st annual Architecture Tour!

The American Institute of Architects is a national, professional organization that supports the architectural profession and serves the community through good design and care for the built environment. Nationally there are more than 90,000 members while the Central Oklahoma Chapter has nearly 500 members. We are committed to serving the community by promoting excellence in the built environment through quality architecture and educating the community of its importance.

The AIA Architecture Tour is part of Architecture Week. Architecture Week is an opportunity to celebrate architecture and to promote the importance of our built environment. This year's theme is ARCHITECTURE IS FOR EVERYONE (#ARCH4ALL). The tour highlights both public and private projects and you will have the opportunity to meet and visit with the architects of the projects.

Again, welcome to the tour and thank you for your support. Please remember to visit our website at [www.aiacoc.org](http://www.aiacoc.org) for information on upcoming events and activities. Should you have questions or want to become involved in our organization, please feel free to contact me at 405-948-7174 or by email at [melissa@aiacoc.org](mailto:melissa@aiacoc.org). Enjoy the tour!

Enjoy the tour!

**Melissa Hunt, Hon. AIA**  
Executive Director



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# BELLE ISLE LIBRARY

## 5501 N. VILLA AVENUE, OKC

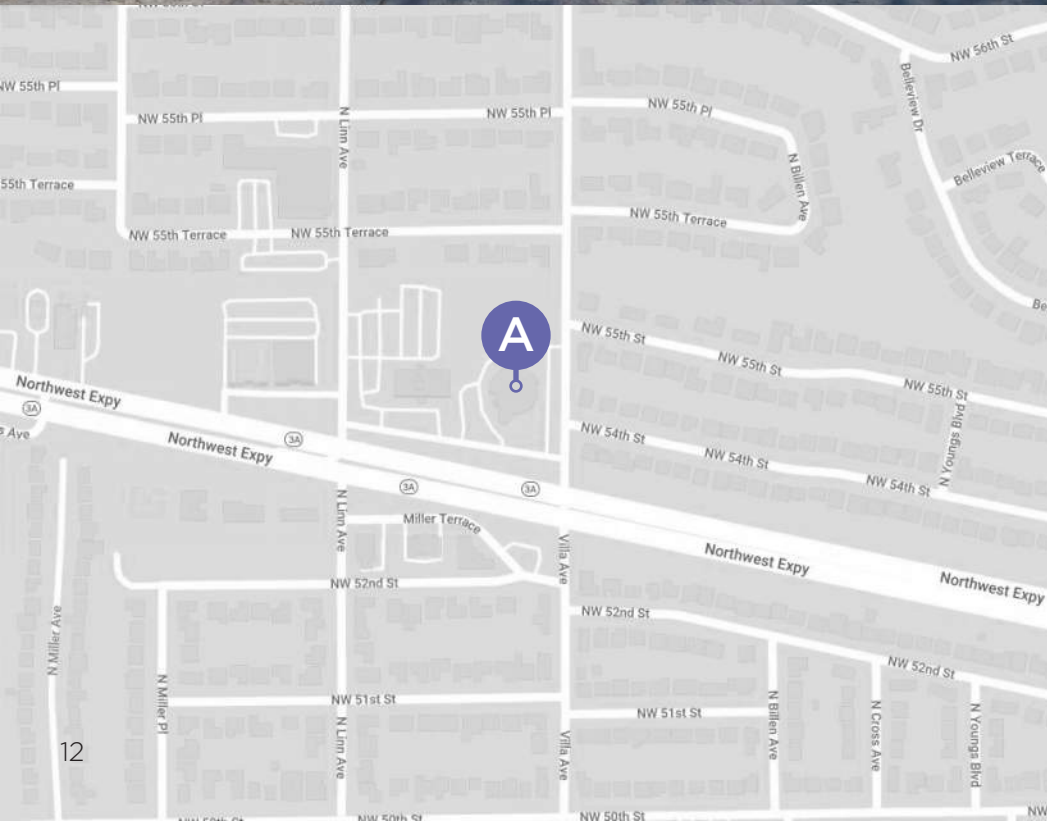
**Owner:** City of Oklahoma City (Operated by Metro Library Systems)

**Architect:** ADG, PC

**Contractor:** Wynn Construction

ADG was hired by the Metropolitan Library System to enhance their iconic Belle Isle Library branch. Widely known and loved, the 17-sided building was originally designed in the early 1960s with a mid-century modern aesthetic. The goal for the renovation and addition was to expand its building footprint and make the existing space work more cohesively. The 11,500 square foot addition was carefully designed to enhance the vintage look of the building while also incorporating eye-catching color and plenty of glass for natural lighting. The new addition includes large meeting room spaces, special children and teen areas and quiet study rooms. Much of the new addition has large glass curtainwalls that allow parts of the original stone wall to show through from the outside, while providing a natural feel from the inside. The circulation desk and staff work areas were updated with a modern look and added technology. A statement acoustical element over the central info desk adds a striking design element as well as easy wayfinding. Previously tucked away on Northwest Expressway, the building now sits with more prominence and serves as an unofficial gateway to the Belle Isle neighborhood.

**\*Please enter at the WEST main door. Look for signage.**







# OKLAHOMA STATE CAPITOL INTERIOR RESTORATION

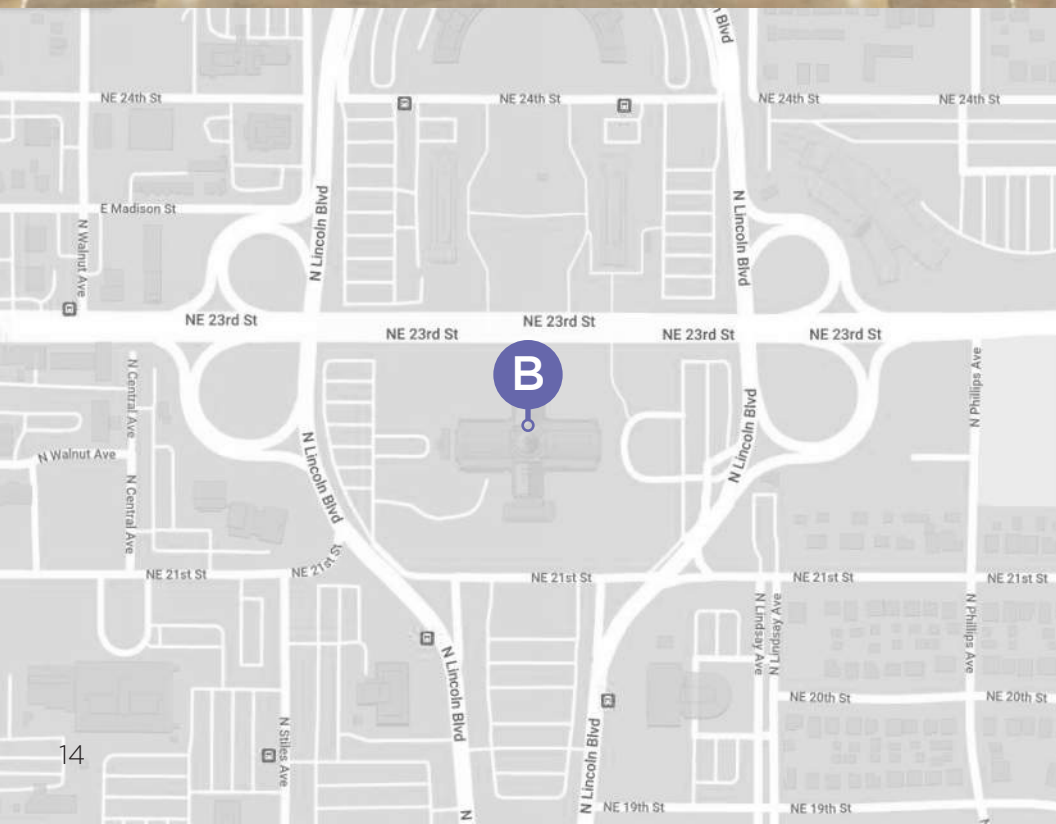
2300 N. LINCOLN BOULEVARD, OKC

**Owner:** Office of Management and Enterprise Services

**Architect:** FSB Architects + Engineers

**Contractor:** Manhattan Construction

FSB's exceptional ability to work hand-in-hand with multiple user groups and ascertain all details of a project up front was a huge asset in this multi-phase intricate project. Referencing old drawings obtained from state archives, private sources and the U.S. Library of Congress, along with documents from previous partial renovations, our team first conducted a thorough on-site review of the building's engineering systems. These were found to be severely inadequate and outdated. In many instances, the original plumbing and electrical wiring were still in place, both dangerously decayed, while the HVAC, fire protection and additional systems also needed to be replaced and brought into compliance with modern safety and performance standards. The most significant change to the structure was the transformation of the lower level into the primary public entrance, where visitors will step into an expanded and completely redesigned Capitol Museum, which includes 18 rotating art exhibition areas. Multiple phases of the project were required, due to the sheer scope and complexity of the restoration, as well as the need to make repairs with minimal disruption for the state employees and elected officials who work inside the building. After the initial assessment, our team created a BIM model, which is being used throughout the project as a guide for the myriad of fixes that must be accomplished, along with master planning to delineate the complete vision. By creating a plan which did not require relocating employees to other buildings, FSB saved the state approximately \$7 million in leasing costs.



**\*Please enter at the WEST entrance. Guided tours will be led by FSB (approximately 40 minutes long).**

# AK87

## FITZSIMMONS RESIDENCE

1300 NW 17TH STREET, OKC

**Owner:** Audrey and Ken Fitzsimmons

**Architect:** Ken Fitzsimmons of TASK Design

**Contractor:** Ken Fitzsimmons / Bryan Beavers Construction

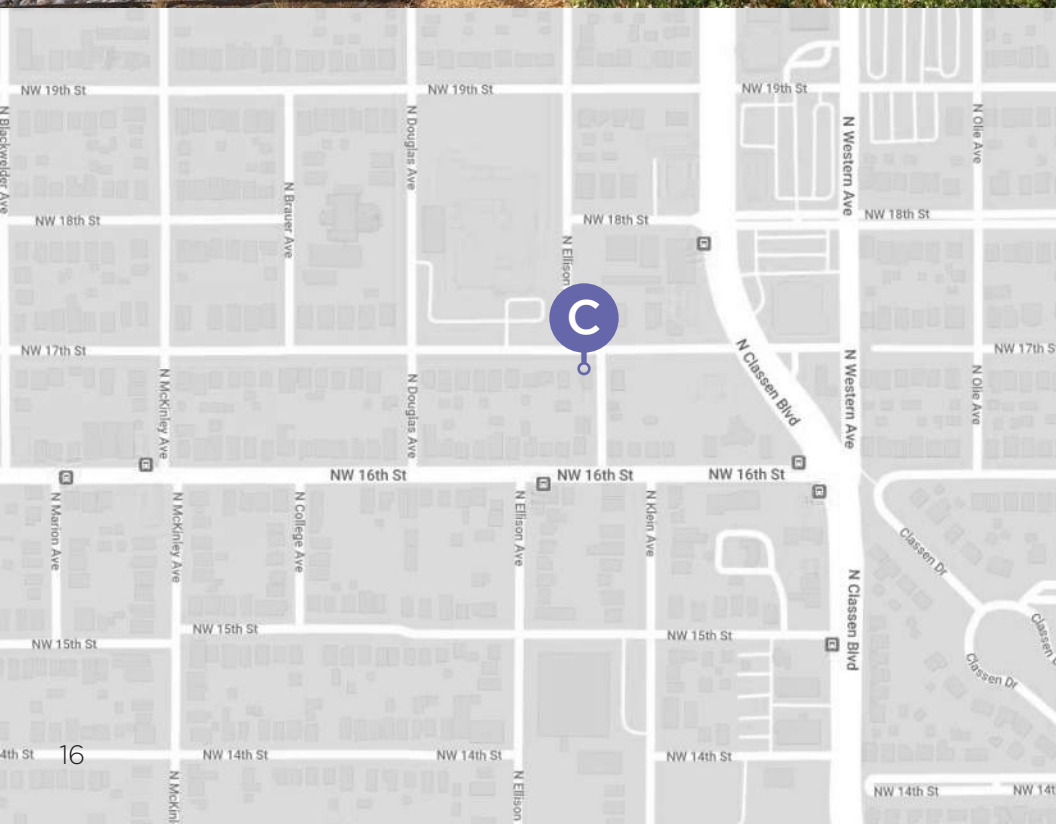
Audrey and Ken Fitzsimmons bought the vacant infill lot at the corner of Klein and NW 17th St. in 2008 with plans to build their new home someday. The design evolved over the years, but the goals stayed the same: build something fun, multifunctional, comfortable, and affordable with less impact. They rezoned the 50x140 lot into two lots allowing up to 4 dwelling units. More density = less sprawl and more walkable/livable communities. The house's attached dwelling unit can serve as home office, place for family/friends, or rental unit.

The exterior responds to the unique setting surrounded by a variety of building types. The simple asymmetric gable roof fits in with the more traditional residential neighbors while the corrugated metal, dark wood and pops of color are intentionally modern and distinct. Strategically placed windows allow daylight and views while maintaining privacy. The side court-yard with porch is designed to serve as an outdoor room and over time the plants and artwork will make it a lush retreat.

Reduced impact features include:

- ac/ heat systems within continuously insulated roof and walls
- ceiling fans / windows circulate air while overhangs block direct sun in summer but let some in during winter to reduce usage of heat and air
- pesticide free, pollinator/ edible/ native plants reduce water usage and maintenance
- cork flooring
- recyclable/ reflective/ durable metal cladding installed over rigid foam insulation
- insulated windows with low E coating
- LED lights / dual flush toilets conserve resources

**\*Please use street parking and adjacent school parking lot**



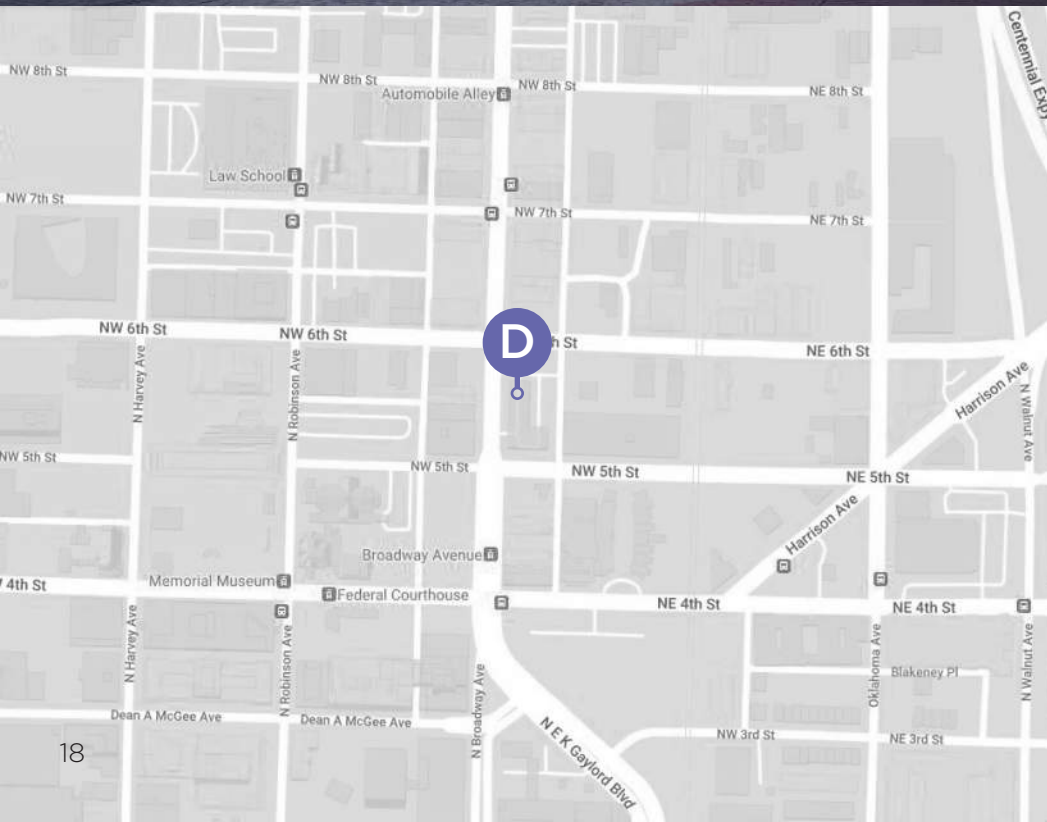


# HEARTLAND PAYMENT SYSTEMS 616 N. BROADWAY AVENUE, OKC

**Owner:** Real Capital Solutions  
**Architect:** Rand Elliott Architects  
**Contractor:** Lingo Construction Services

The Heartland Headquarters project in downtown Oklahoma City converted a surface parking lot at NW 5th and Broadway into a seven-story, 111,530 sq. ft. mixed-use office building, bathed in natural light. It is located along OKC's Automobile Alley Historic District and adjacent to the Central Business District. With an Automobile Alley Historic District site designation, it was important that our solution remained respectful of the historic context. The Heartland building pulls inspiration from the classic proportions found in many of the historic buildings on Automobile Alley - its success residing in the scale and proportion of its forms. The building adheres to the ancient Greek principles of scale and proportion based on the Golden Ratio. The limestone-colored brick exterior pulls inspiration from nearby limestone buildings while the scale of the windows changes as you move from north to south - smaller windows are on the building's north side where a similar design can be seen in the existing historic buildings and larger windows are placed toward downtown where glass curtain walls are popular. From a bird's-eye view, the building is in an L-shape, with a protected, outdoor garden space on the east, adding interest and vitality to an existing alley. From the east, you can see the show-stopping feature of the cantilevered sixth floor conference room offering spectacular views of the eastern horizon. Inside, the seven-story building has two retail spaces on the first floor, one on the north end and one on the south. Office space occupies Floors 2-7.

**\*Parking is available in the north lot as well as street parking all around the building. A streetcar stop is located one block south. Please enter at west doors just off parking lot. Tours will be guided.**



# WHEELER DISTRICT SPOKE STREET SHOPHOMES

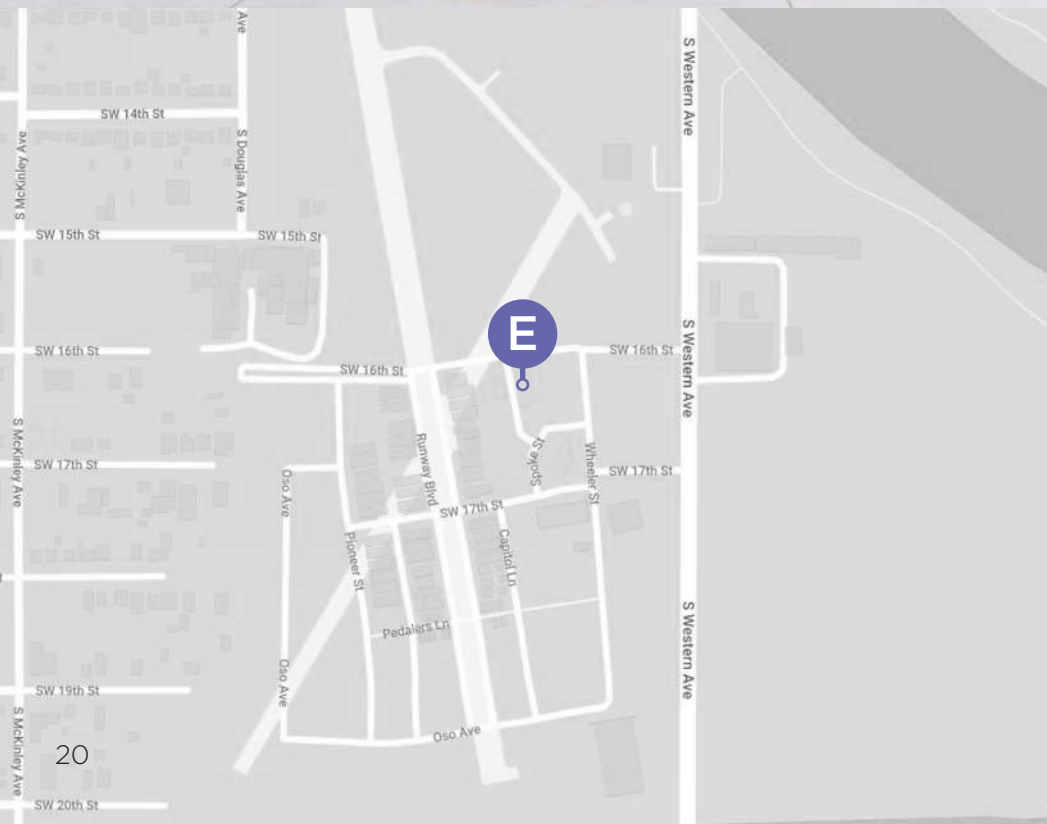
1708 SPOKE STREET, OKC

**Architect:** Sam Day, Dryline Architecture  
**Contractor:** Wheeler Home

Bringing a unique product type to the Oklahoma City market, the Spoke Street Shophomes provide the opportunity to live, work and play all in one place. These ten live-work townhomes deliver micro-retail and attainable housing for an entrepreneurial subset of buyers. In each three-story home, the ground-floor can be purposed for retail, office, makerspace, workshop, and more, while the upper floors serve as a comfortable living space.

The Shophomes are flexible, allowing the living and working units to function in tandem or independently. Separate entry doors for each townhome's residential and commercial suites create a flexible and noninvasive relationship between the two programs. These dual entry doors on narrow façades establish a dense, intimate scale to the pedestrian street. Just a few doors down from The Big Friendly Brewery and Taco Nation, the Shophomes are in the heart of the Wheeler District.

**\*Please enter the Wheeler District at 16th Street. Street parking is available.**





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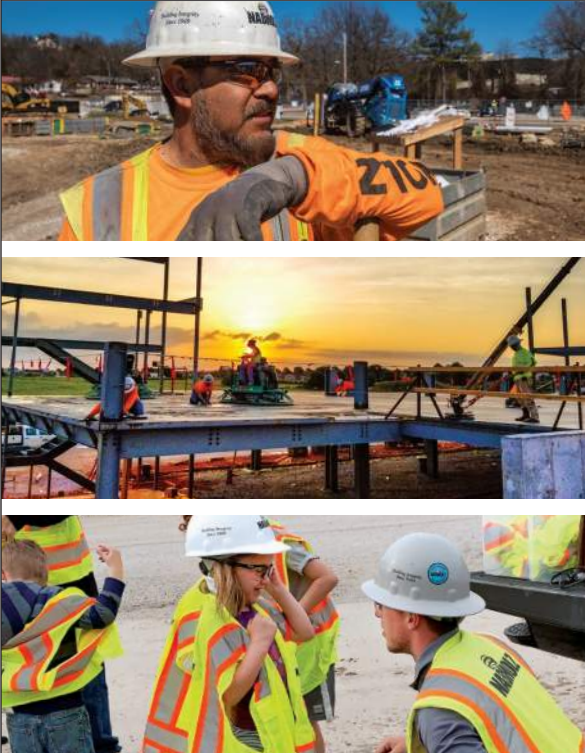
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