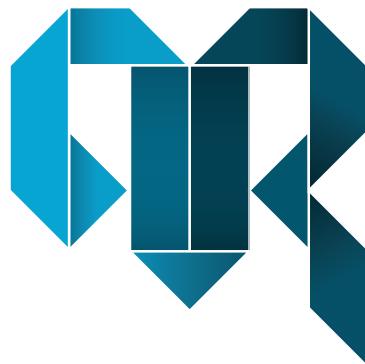


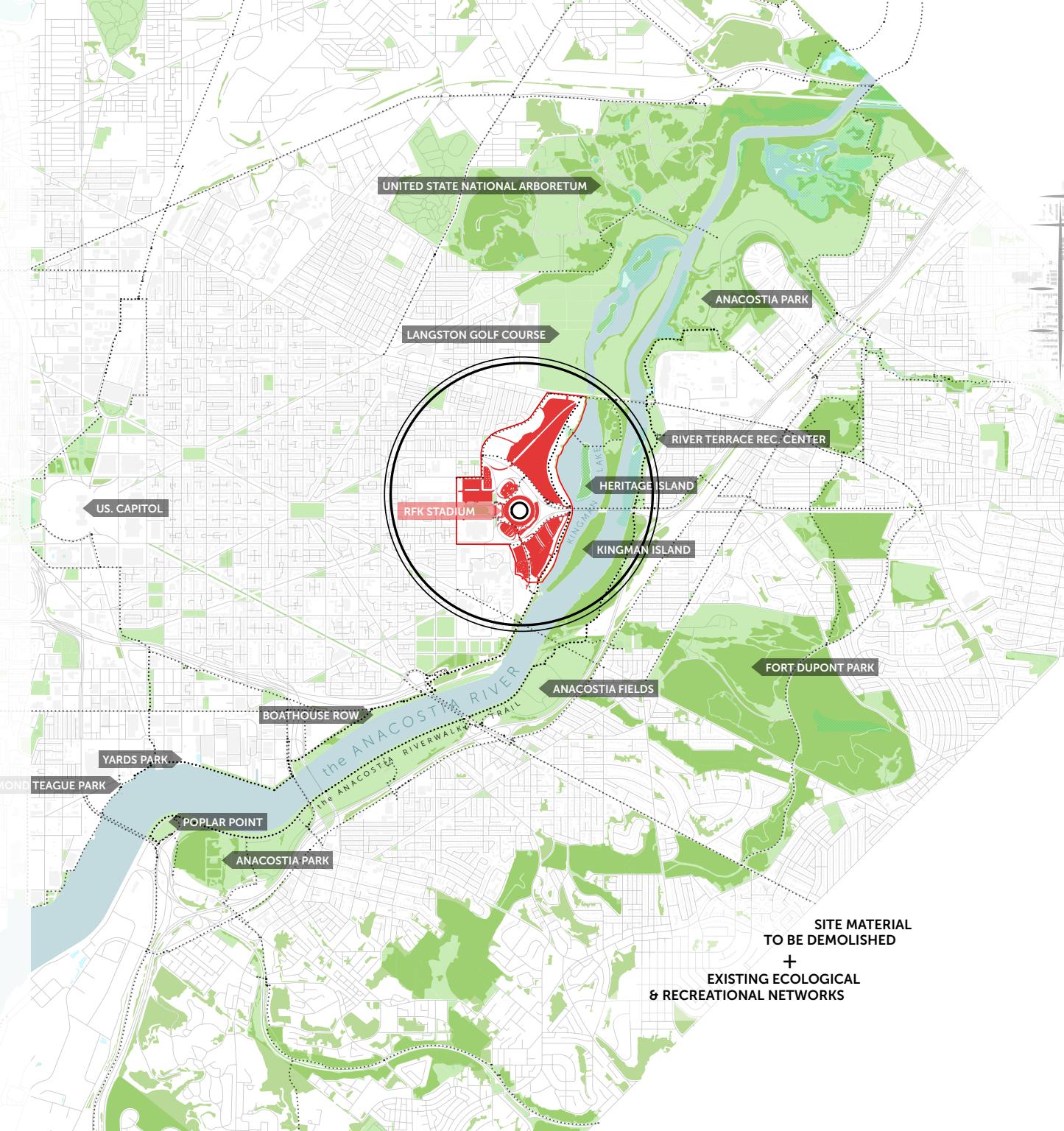
ALEXANDER REESE  
DESIGN PORTFOLIO

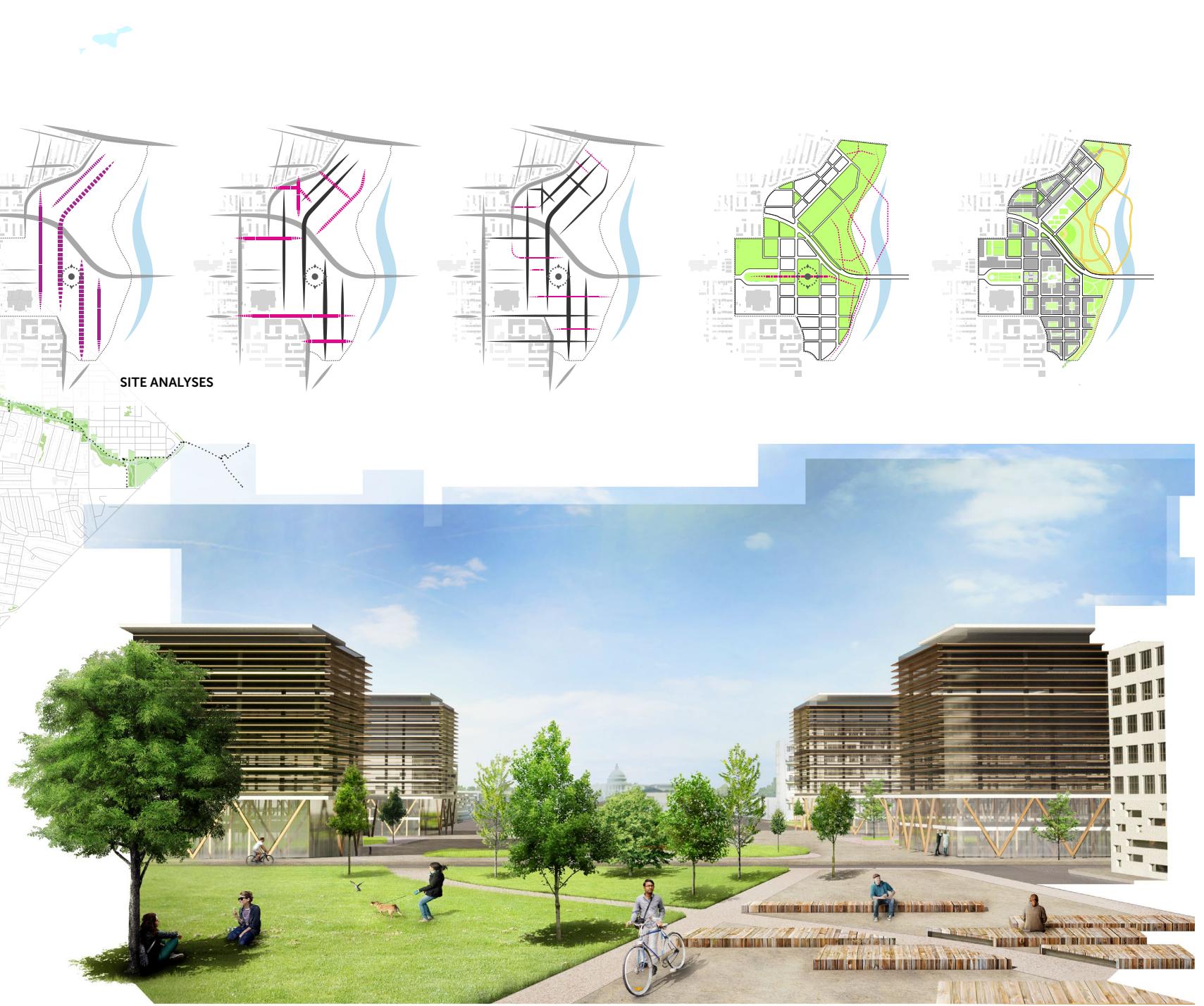


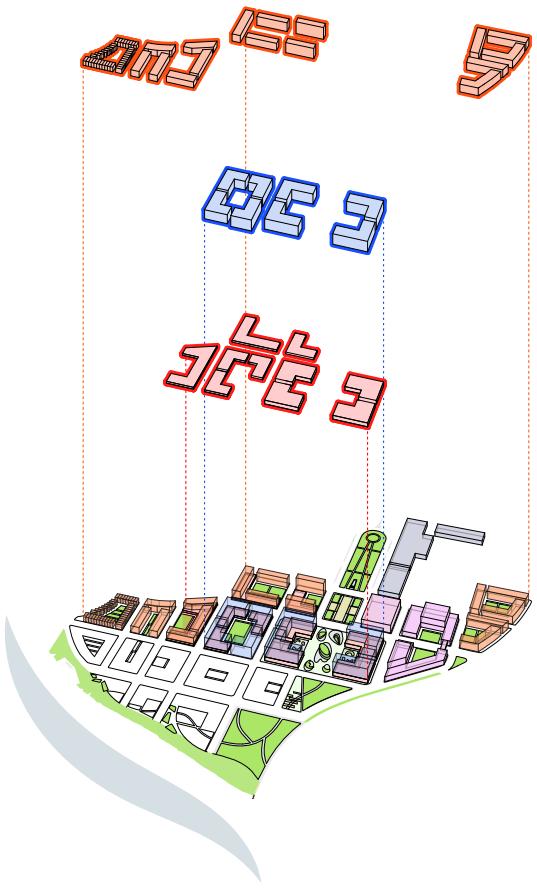
## KENNEDY PARK

### WASHINGTON, D.C.

This is an urban design project located in Washington DC, on the site of the Robert F. Kennedy Stadium complex, which sits on the West bank of the Anacostia River. The location of the site presents an opportunity to establish a new precedent for development in an ecologically sensitive watershed. The proposed development, Kennedy Park, is a socially equitable, environmentally sustainable, and economically feasible community-oriented development that extends the core urban fabric of Washington DC to the banks of the Anacostia.



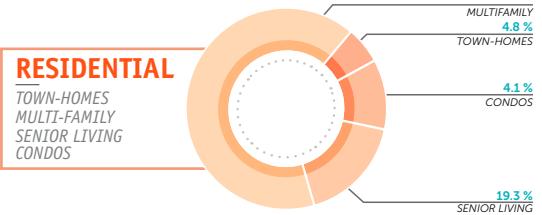




**897,899**  
SQUARE FEET

**220,523**  
SQUARE FEET

**182,081**  
SQUARE FEET



**OFFICE**  
CO-WORKING  
MEDICAL OFFICES

**RETAIL**  
GROUND-FLOOR  
MIXED-USE MALL



**CORE DELIVERABLES** // Here I offer a focus on Phase 2 of 3 in total. This is the phase in which we attempt to maximize and leverage the residential density by introducing apartment, retail and office use. We plan to engage the residential uses developed in Phase 1 in order to optimize the success and enjoyment of the retail initiatives. Sale prices are determined as a factor of comparable value ratios applied to a unit square footage, adjusted based on historical average.

Specifically, retail will be a mix of micro-retail, national brands, entertainment and mid-box stores - purposeful in carrying out the vision to support nearby residents as well as engaging people from other parts of the city. Anchor tenants in Phase 2 will be selected based on their proven ability to articulate their vision and connect with existing communities.



**SPORTS CENTER**  
HEALTH & WELLNESS CENTER  
INDOOR & OUTDOOR FACILITIES

**304,484**  
SQUARE FEET

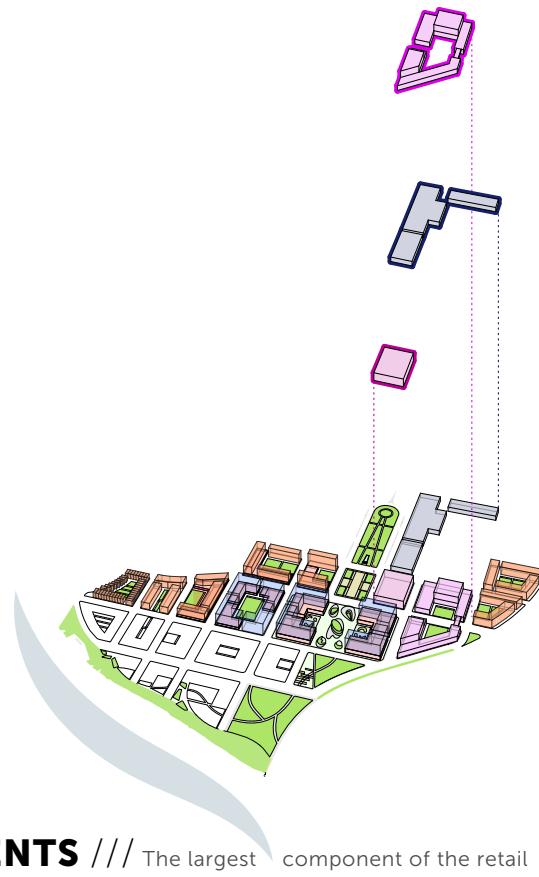


**FOOD DISTRICT**  
INDOOR MARKET  
FOOD DISTRIBUTION CENTER

**CIVIC**  
DESIGNATED FOR  
COMMUNITY INPUT

**83,635**  
SQUARE FEET

**87,120**  
SQUARE FEET



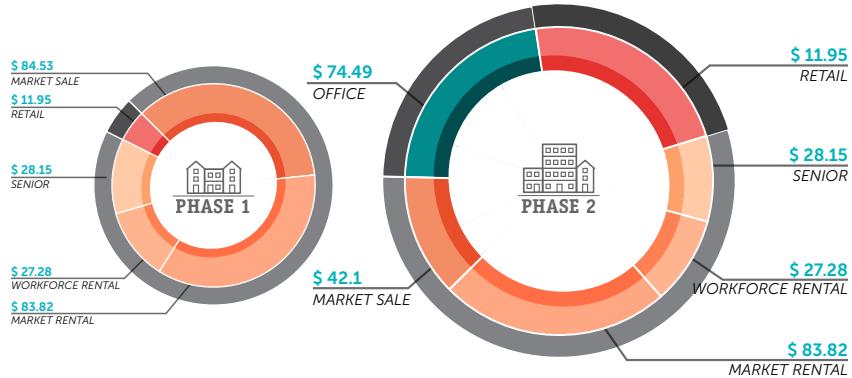
**COMMUNITY ELEMENTS** // The largest component of the retail development in Phase 2 will be a food district which is heavily tied to Kennedy Park's programming objectives. This site will support the site's urban green rooftop programs and other food focused programming, which will be run by Brooklyn Grange, a food market that resembles Chelsea Market in New York City.

Also included is a Sports Complex designed to supplement and enhance the 15 acres of multipurpose sports fields to serve the increasing demand of youth sports fields in Washington D.C. delivered in phase 1, as well as to meet the needs of the entire metro area - responding to a proposal originally for Alexandria, VA but politically incompatible.

The development team is must be committed to working with local municipalities to determine the best use for the Civic site which will serve as another example of building stronger partnerships with the city and the existing communities on both sides of the Anacostia

# 572 MILLION

← TOTAL PROJECT COST →



**PHASE 1**  
235.7 MILLION

**PHASE 2**  
336 MILLION

DEVELOPER EQUITY of 28 MILLION / PROPERTY INCOME of 57 MILLION / EQUITY INFUSION of 142 MILLION

DEBT financing

65 %  
of construction costs

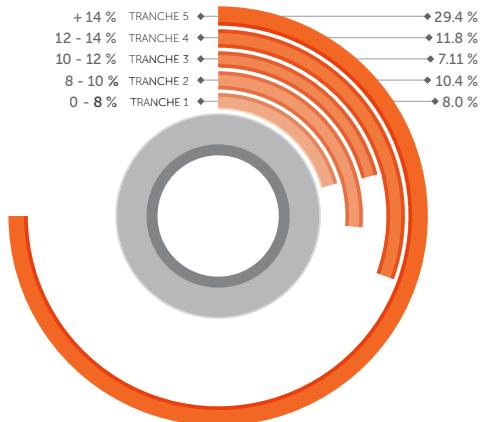
372 MILLION

EQUITY MULTIPLE 2.33

L.P. MULTIPLE 2.77

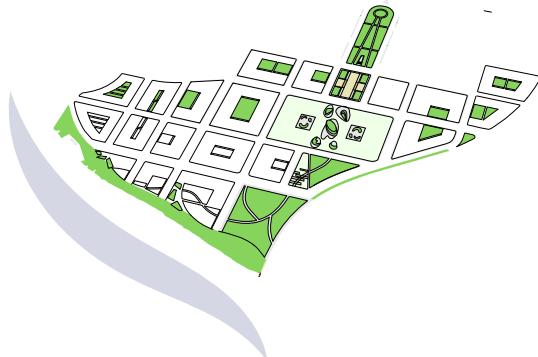
DEVELOPER MULTIPLE 4.51

% more than 90 MODERATE RISKS / CASHFLOW 10 only



← DEVELOPER RETURNS →

80 / 20



**SUMMARY** /// Overall, this project aims to respect human and environmental dignity within the capitalist process of urban development. This takes three forms - 1) ameliorating of the historic socio-economic boundary created by the Anacostia, 2) including the community in the development process, and 3) prioritizing both human and environmental health.

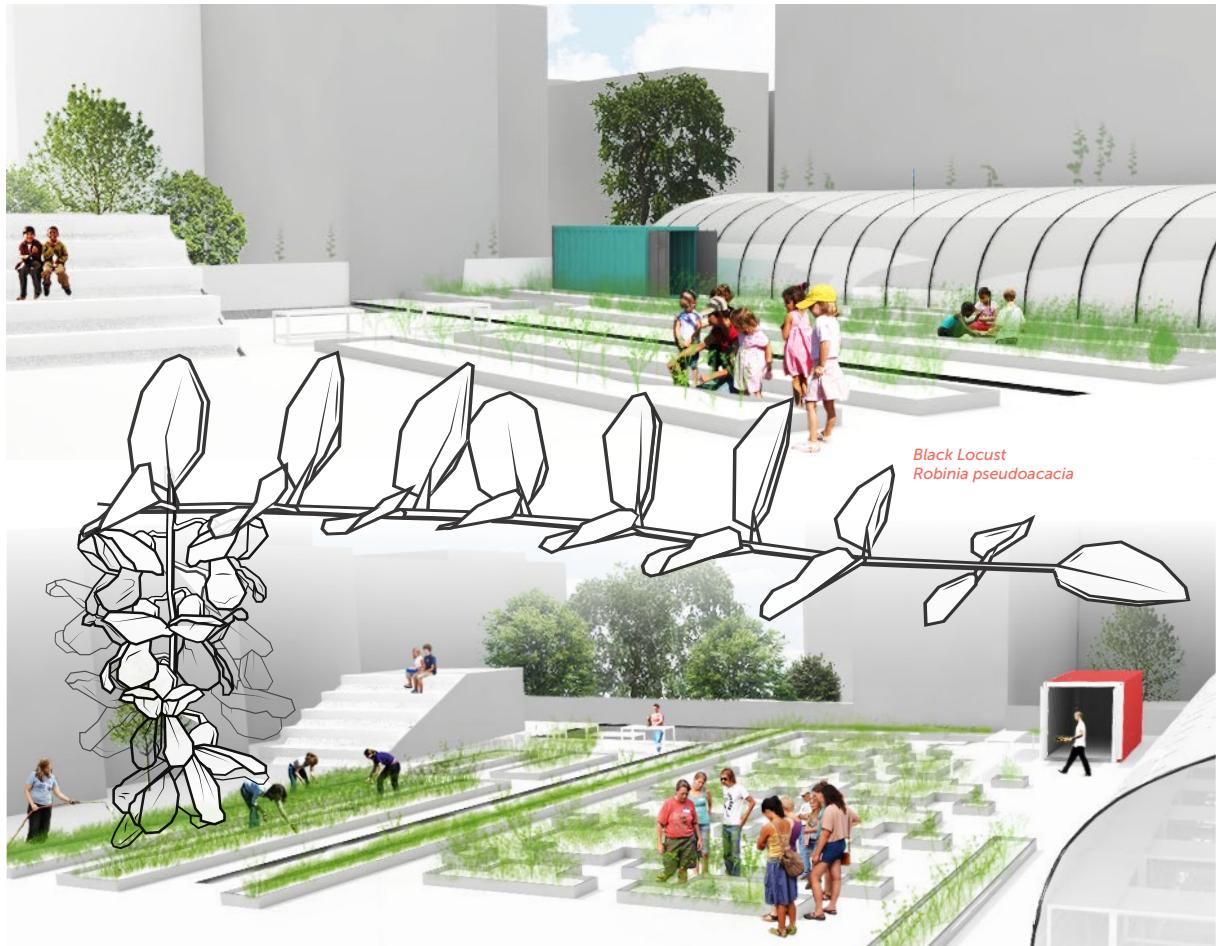
Not surprisingly initiatives to overcome the impoverishment and exclusion created along the Anacostia is in line with the legacy of Robert F. Kennedy (RFK), who we desire to acknowledge after the RFK Memorial Stadium is demolished. However, the disenfranchisement of the western Anacostia community must also be ameliorated not only on ethical principles but also for the attendant success of the development, the city, and the image of our nation through its capital. With this in mind, Kennedy Park aims to offer significant affordable / "workforce" housing and thereby prevent gentrifying reinforcement of the current socio-economic divide. To this we add senior living options, access to affordable and healthy groceries, and significant recreational opportunities for all ages. This with regard to human and environmental health, our development program seeks to improve stormwater management, watershed stewardship on the site and overall remediation of ecological degradation occurring since early human intervention in the Capital, much less the land fill process used to create RFK Stadium.



## GOWANUS EXPERIMENTAL FOREST

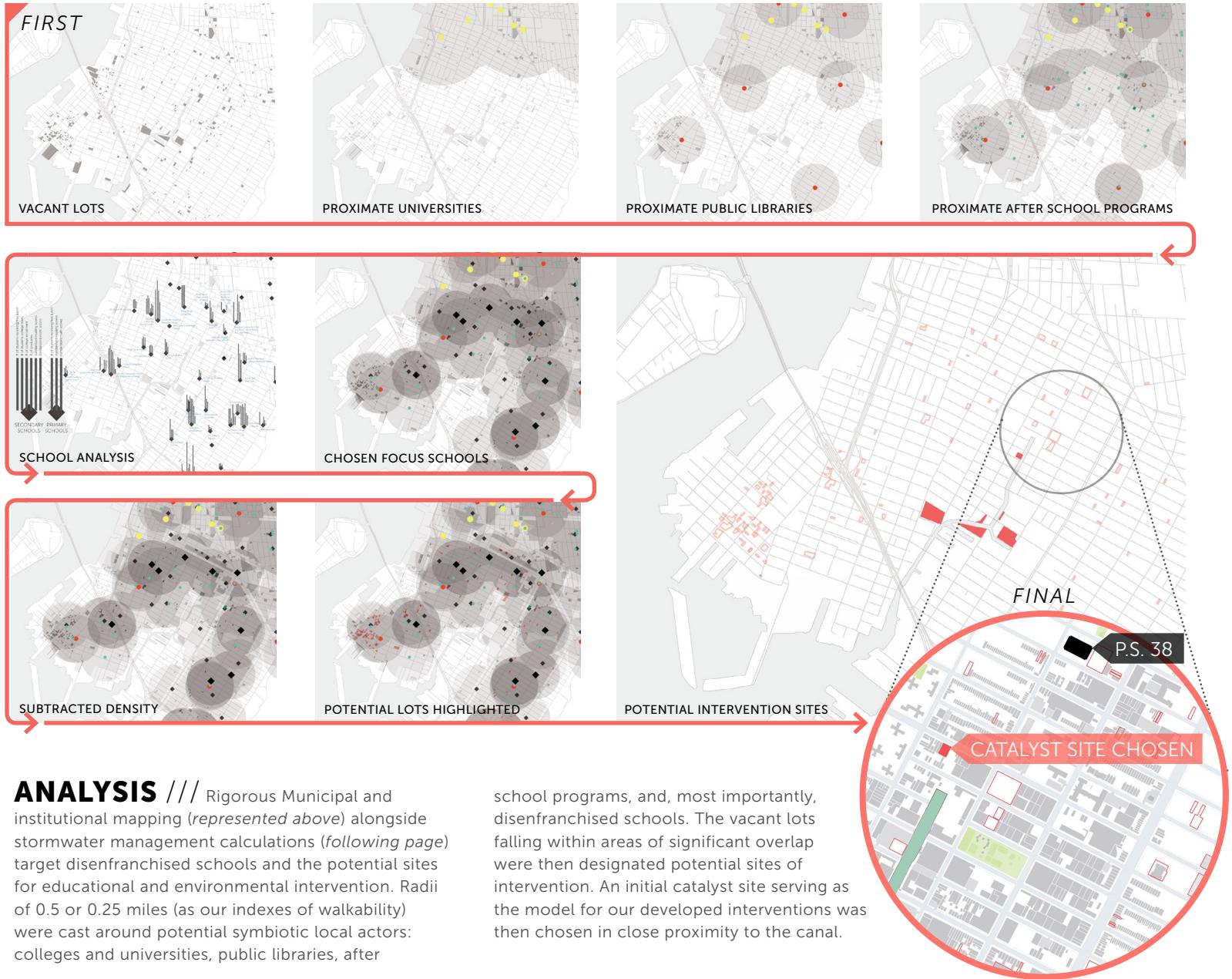
BROOKLYN, NY

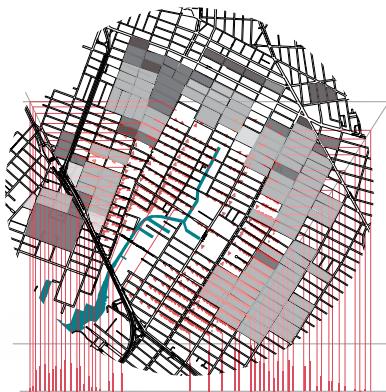
In response to the prompt of creating the United States' 81st Experimental Forest on the super-fund site of Brooklyn's Gowanus Canal, this project employs a flexible, iterative program for storm water management, soil remediation, and tree cultivation on vacant sites throughout the surrounding neighborhoods. Designed to counter local primary and secondary educational disparity and inequality, programs for horticultural practice and experimental production at vacant sites beyond the canal support remediation, education, scientific experimentation and potentially timber production in forested lots on the canal.



**SUMMARY ///** Within the prompt to establish an experimental forest at the Gowanus Canal and manage excess stormwater is embedded the engagement of western Brooklyn's larger educational framework. Thus, this project emphasizes social as well as environmental sustainability as potentially supportive frameworks.

Above are visions for the transformation of vacant lots into tree production and horticultural experimentation facilities. Here local primary, secondary, and higher education students and teachers converge to experience and learn about watershed stewardship, soil remediation strategies, and horticultural practices.





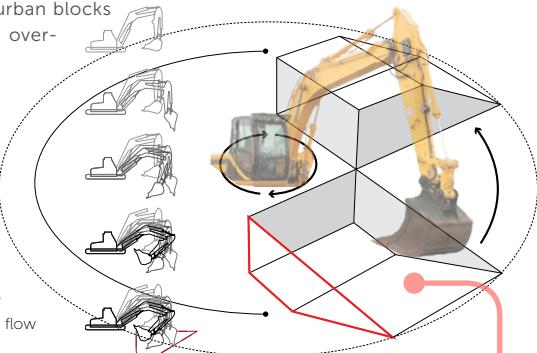
## RUNNOFF VOLUME + WATER FLOW DIRECTION & RELATIVE RATES

Given the high amount of impervious surfaces in the area and the data at hand, we assumed that virtually all water that falls on these urban blocks flows down streets and is intercepted by catch basins; any overestimation would only lead to a more robust system.

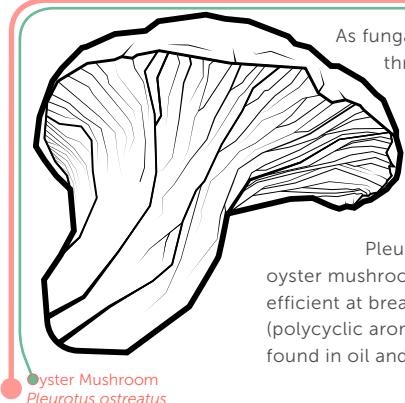
Determining the speeds and amounts of overflow provided us a manageable and feasible approach to regulating stormwater through interventions with specific capacities. This data will inform the size, capacity, placement and overall importance placement of our catchment & remediation structures in each specific vacant lot as the project expands from the catalyst site.

CURVE NUMBERS - measurements of runoff

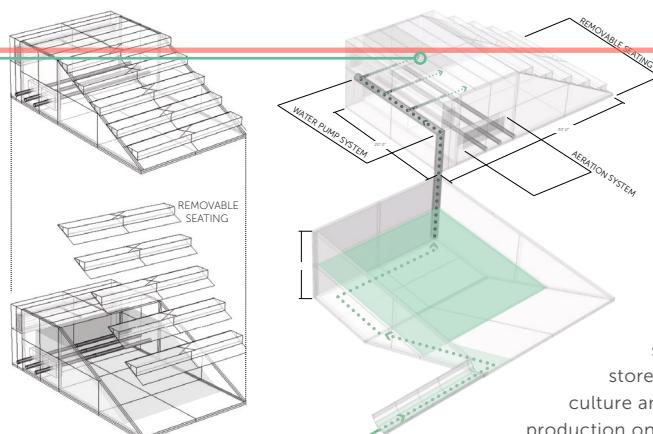
Relative rate of flow towards Canal



## MYCOREMEDIATION



As fungal mycelia spread through soil they release enzymes which break long polymer-chains into their basic subunits which are then absorbed into their cell walls. Pleurotus ostreatus, or oyster mushrooms, are particularly efficient at breaking down PAHs (polycyclic aromatic hydrocarbons) found in oil and petroleum.



## EXCAVATION

Our catchment and remediation structures are informed by the free ranging motion of a backhoe and the circumstances of efficient cut and fill.

Within these, water diverted from storm-sewers can be stored used in mycorrhizal culture and as irrigation for plant production on the site - preventing CSO overflow.

To gain an estimate the volume of stormwater contributed by our focus area to the Combined Sewage Overflow (CSO) into the Gowanus we assumed the ration of total rainfall to CSO output for the entire sewer-shed (two known figures) remained proportional for our area.

Though they can be varied in size, depending on small scale hydrology calculated above, if our detention structures have an average volume of 30,000 gallons, sewage overflow into the Gowanus from our study area may be eliminated if 59 structures can be implemented in the neighborhoods around the Canal.



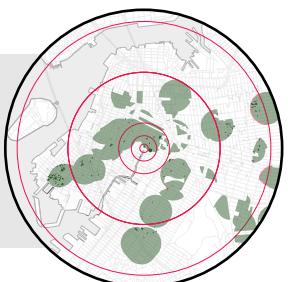
**ENTIRE SEWERSHED**  
6.6 billion  
0.4 billion  
1.7 million

**OUR SITE**  
31 million  
1.7 million  
 $\div$  30,000

gallons of rainfall  
gallons of CSO output  
gallon capacity

**59**  
**STRUCTURES**

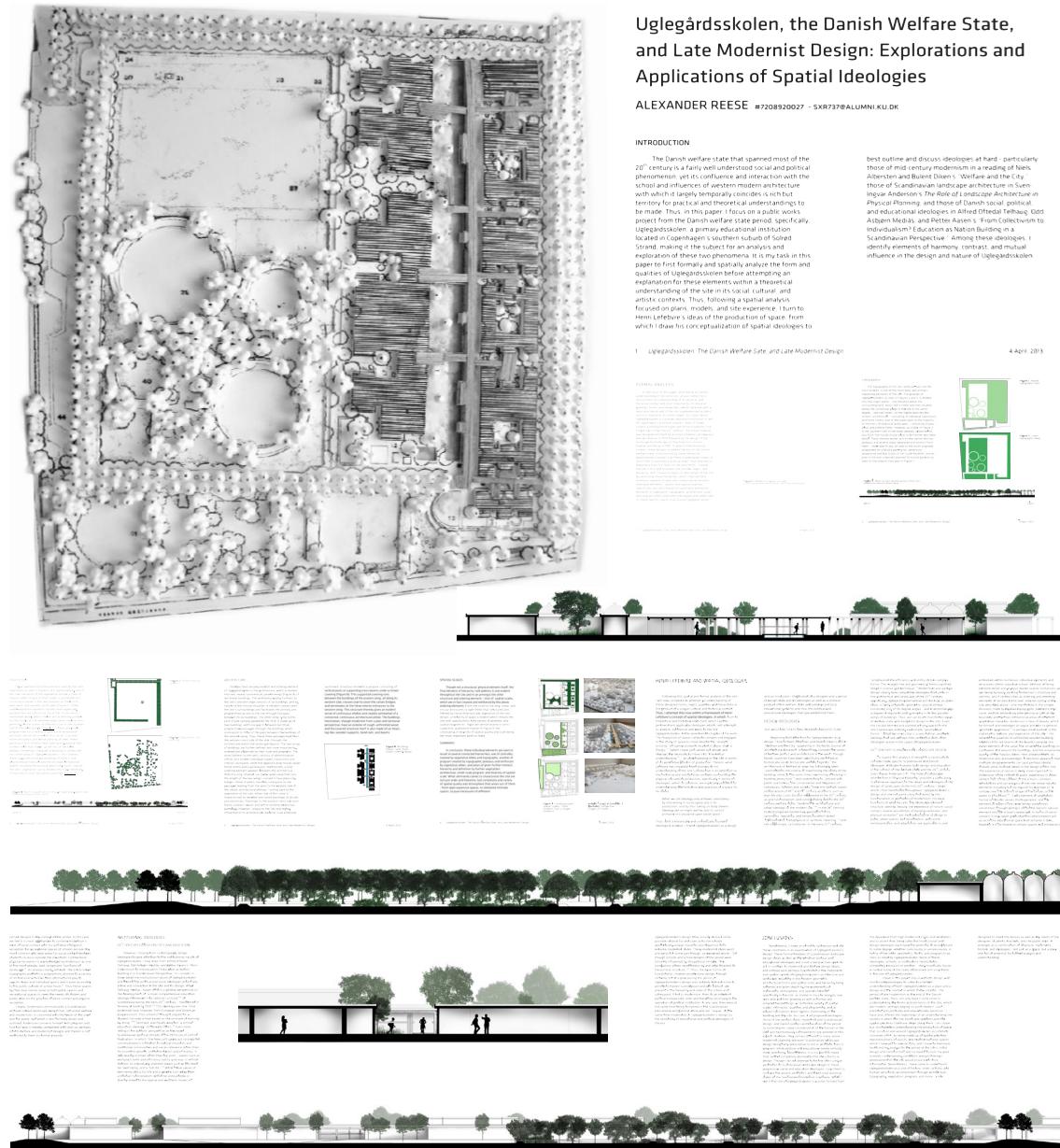
Expansion of this project beyond our lot is hoped for - even into new water and sewer-sheds. We expect the character of the lots, and even the type and destination of plants to change to meet the needs of the community and forest project.



UGLEGÅRDSSKOLEN

COPENHAGEN, DK

This work is a multi-media project exploring both the political and aesthetic context of a late modernist public design in the greater Copenhagen area of Denmark. It involved equal parts spatial / aesthetic analysis (with according physical and didigital modeling) and theoretical applications of Foucault and Deleuze. The design in question is "Uglegårdsskolen," meaning "The Owl Farm School," - a combined primary and secondary school serving the southern Copenhagen suburb of Solrød Strand.



## Uglegårdsskolen, the Danish Welfare State, and Late Modernist Design: Explorations and Applications of Spatial Ideologies

ALEXANDER REESE #7208920027 - SXR737@ALUMNI.KU.DK

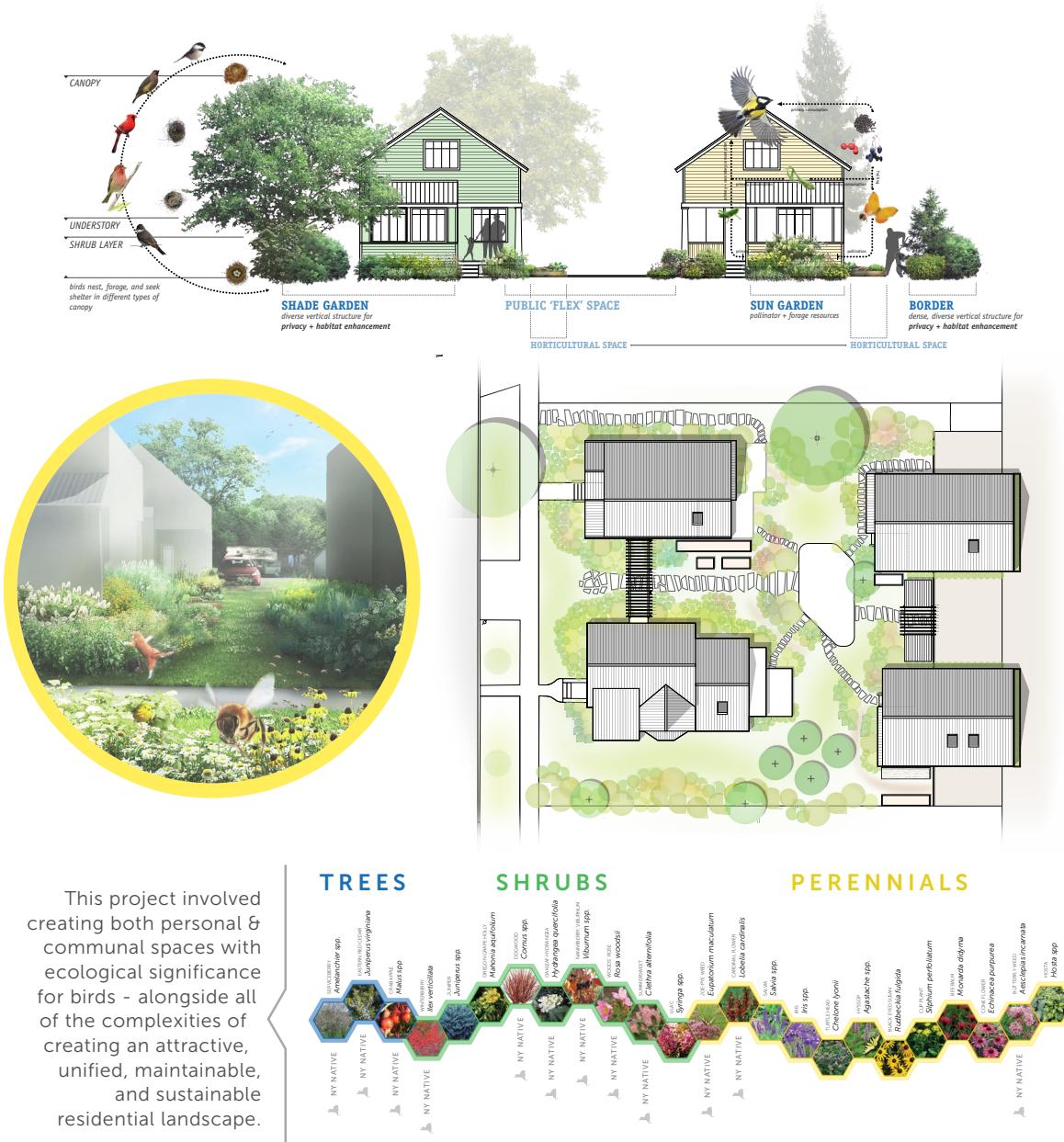
## INTRODUCTION

The Danish warthistle that spanned most of the 20<sup>th</sup> century is a fairly well understood social and political phenomenon. It is often considered in relation with the church and its influence on society, the way in which it largely functioned as a kind of territory for practical and theoretical understandings to be made. Thus, in this paper I focus on a public work produced from 1945 until 1960, specifically Ligegængernes præstekontor, located in Copenhagen's southern suburb of Sorted Strand, making it the subject for an analysis and research project. In this paper I will first set out what I mean by first formally and spatially, and then the form and qualities of Ligegængernes before attempting an explanation for these elements within a theoretical understanding of the site's social culture and art context. Following this, I will focus on a spatial analysis, art criticism, plans, models and finally turn to Henk Leijte's ideas of the production of space from which I draw his conceptualization of spatial ideologies to

best outcome and discuss ideologies at hand – particularly those of mid-century modernism in a reading of Niels Albersten and Bente Diken's *Welfare and the City*; those of Scandinavian landscape architecture in Sven-Ingvar Andersson's *The Role of Landscape Architecture in Physical Planning* and those of Danish social, political, and educational ideologies in Alfred Oftedal Telhaug, Odd Aarseth Medland, and Petter Aasen's *From Collection to Individualism? Education as Nation Building in a Scandinavian Perspective*. Among these ideologies, I identify elements of harmony, contrast, and mutual influence in the design and nature of *Utgårdsskolen*.

## 1 Udgangsskolen: The Danish Welfare State and Late Modernist Design

4 Aug 2013



## YARD WORKS

ITHACA, NY

The iterative projects of Yard Works involve the participation of upstate residential communities in networking the spaces and resources of neighbors in order to design individual but ecologically symbiotic & cooperative residential landscapes in order to enhance urban and suburban ecologies with an emphasis on bird diversity.

My specific project involved close work with Ithaca's Aurora Pocket Neighborhood - a group of four households living cooperatively and sustainably on one shared lot in Ithaca's Fall Creek neighborhood.

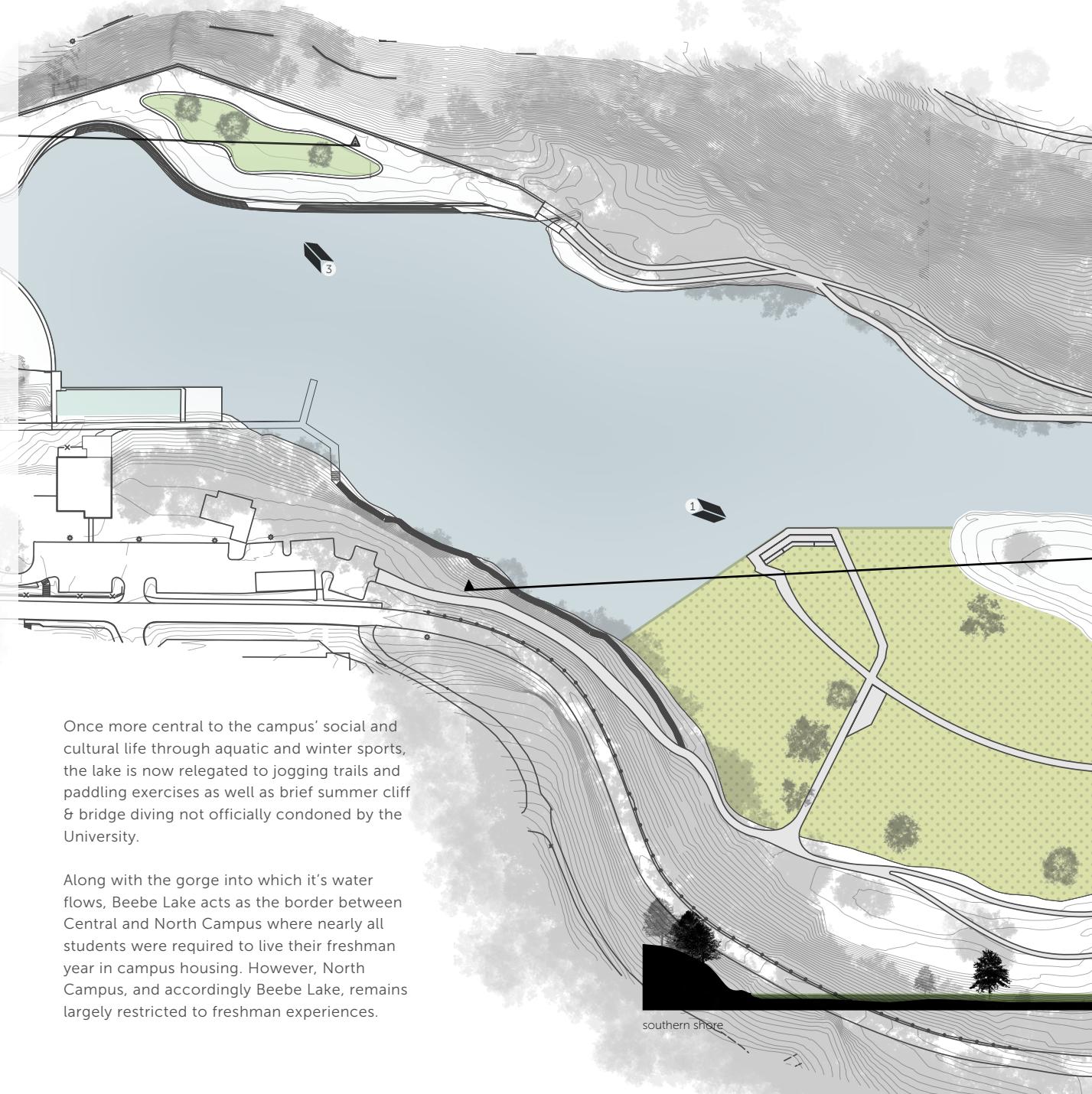
## BEEBE LAKE

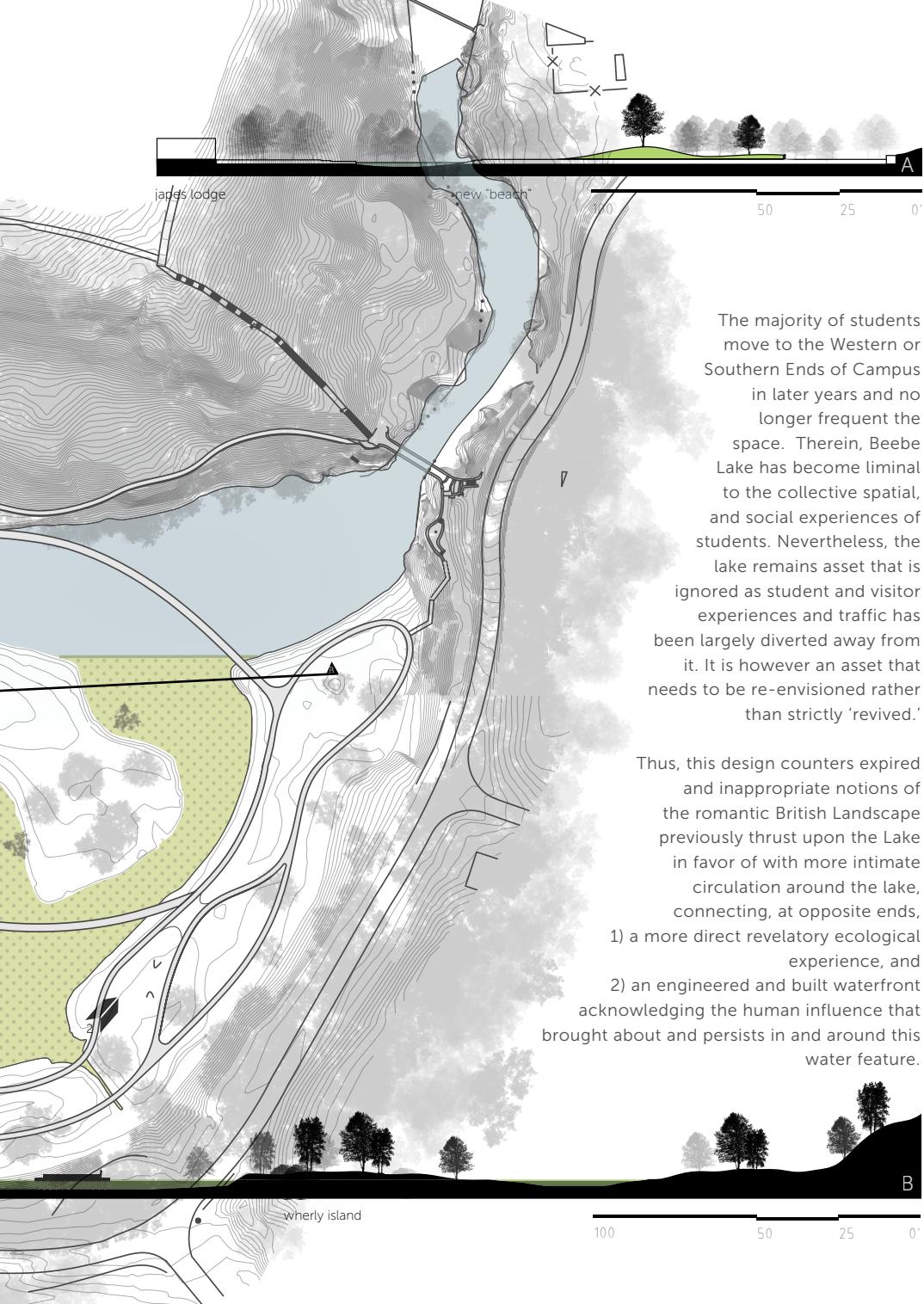
ITHACA, NY

The prompt was to envision an ecological and social future for Cornell University's Beebe Lake. The lake is the result of damming previously existing marshland. However, this dam no longer generates hydroelectric power, and the lake requires infrequent dredging to preserve its depth. Furthermore, it remains liminal to student life. Thus, this master plan stands as a union of histories and regimes of memory in preserving parts of the open water that contributed to the social experience of the university in decades past, while reverting to more ecologically robust (and arguably authentic) marsh typologies that offer an additional layer of historical depth.

Once more central to the campus' social and cultural life through aquatic and winter sports, the lake is now relegated to jogging trails and paddling exercises as well as brief summer cliff & bridge diving not officially condoned by the University.

Along with the gorge into which it's water flows, Beebe Lake acts as the border between Central and North Campus where nearly all students were required to live their freshman year in campus housing. However, North Campus, and accordingly Beebe Lake, remains largely restricted to freshman experiences.



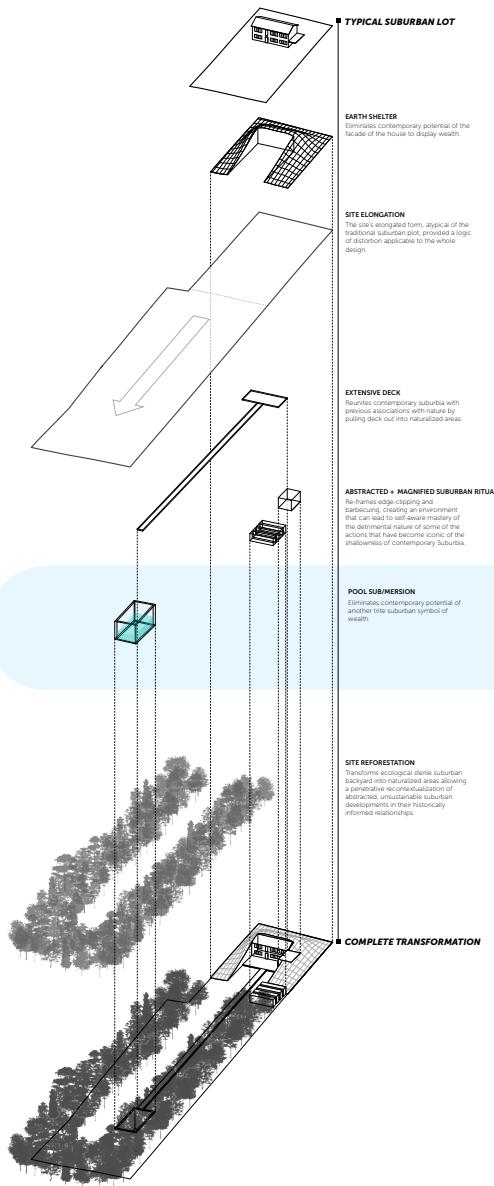


## SUBURBIA 2.0

### ITHACA, NY

Given the opportunity to intelligently transform a local suburban lot in a new sustainable vision for suburbia, we instead chose to make our site a commentary on the economic and social fabric of suburban society at large.

Sustainable technology has undeniable potential to better suburbia, but the underlying problems infusing it are societal. This project attempts to take suburban intentions and use them to both eliminate the consumption and spectacle that has become iconic of suburbia and make tangible the ideological bases of unrequited desire.



In short, this design manifests a series of manipulations of the site; a logic of distortion is provided by the elongated shape of the suburban lot at hand. Overall, regressive distortions that are informed by precedents provided by earlier models and pretensions of Suburbia seen at left.



PRECEDENTS & AFFECTIONS



## LANDSCAPE GRAPHICS

LOS ANGELES, CA

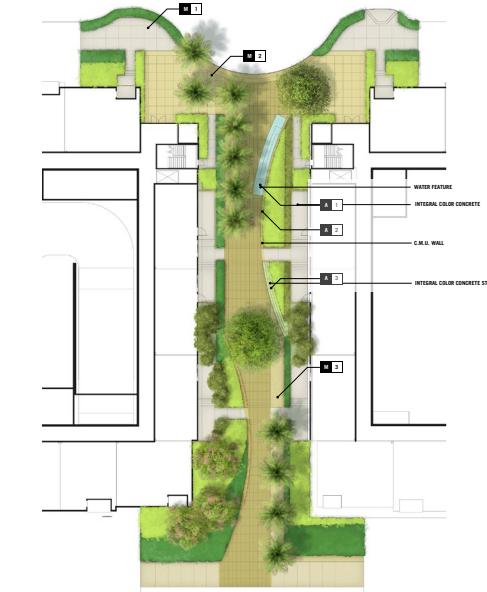
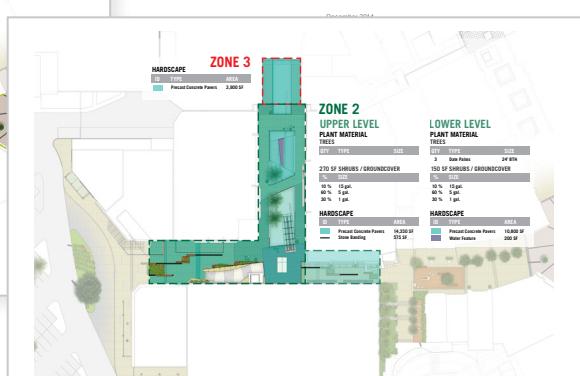
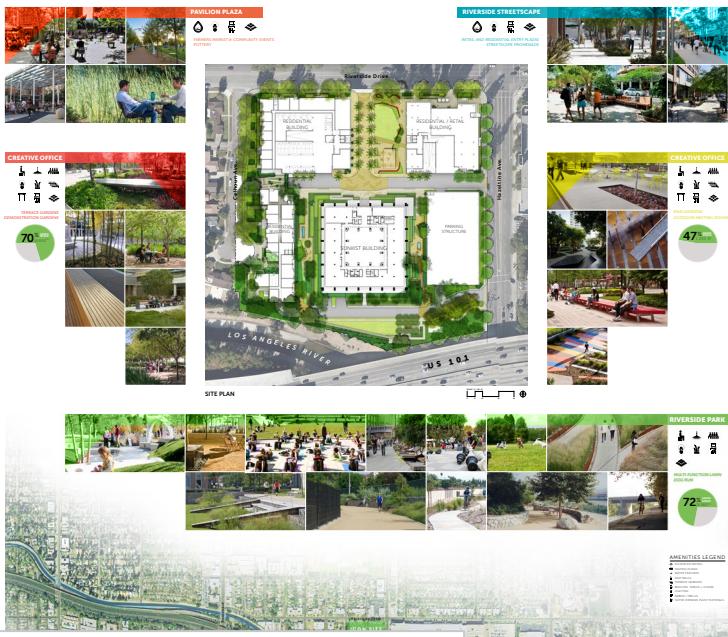
A selection of graphic and illustrative works from professional projects.

## MARKETING GRAPHICS



PROJECT MARKETING MAILER

## COMMUNITY DEVELOPMENT PRESENTATION



## PRICING DIAGRAMS



## PRESENTATION + TECHNICAL GRAPHICS //

beautifying information and technical documents



SHERMAN OAKS, CA

## ILLUSTRATIVE PLANS ///

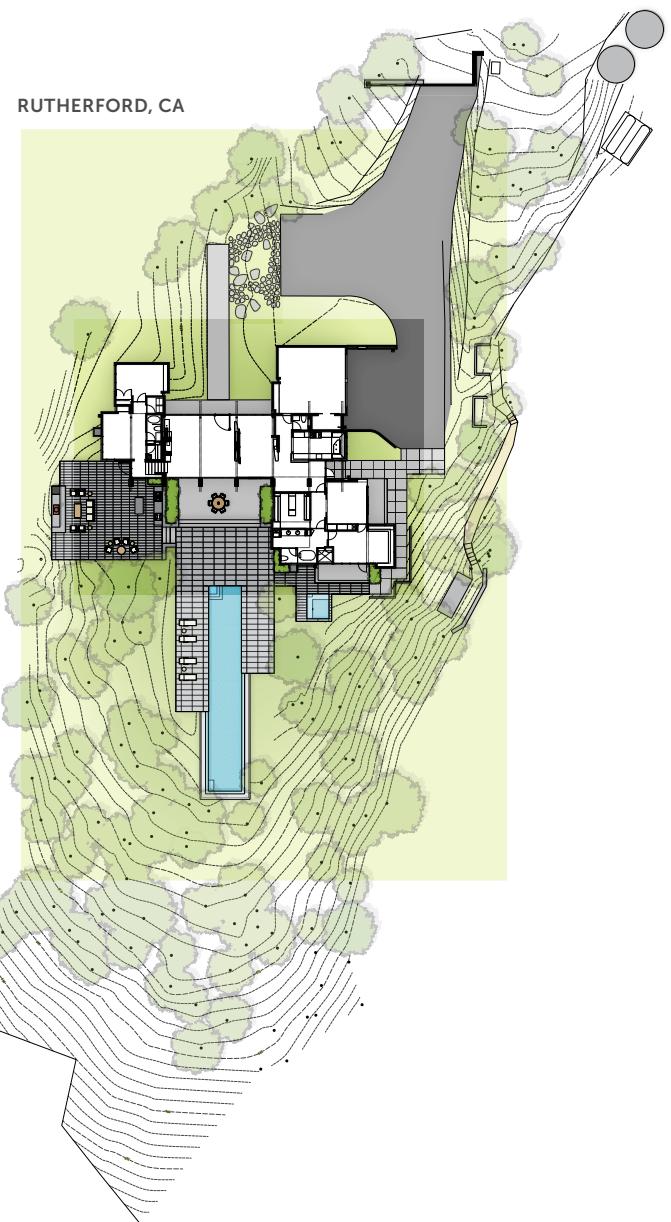
balancing graphic abstraction with realistic  
forms and textures, light and shadow

COSTA MESA, CA





CHINATOWN / LOS ANGELES, CA



RUTHERFORD, CA





## LES VOYAGES DE L'AMOUR

CORNELL UNIVERSITY MUSIC DEPARTMENT

These two print posters were commissioned by Cornell University's Department of Music for a performance of three miniature baroque operas about love around the world.

Dynamic forms and lines suggesting movement with an unexpected franticness that lends itself to irony—as if to cast a critical eye on the ideals of romance promised by the performance's title. The central figures, (the subjects of a woodcut chosen by the concert organizers) are positioned so as to appear oblivious of, or even unconcerned with the present and future chaos inherent to the titular concept : journeys of love.

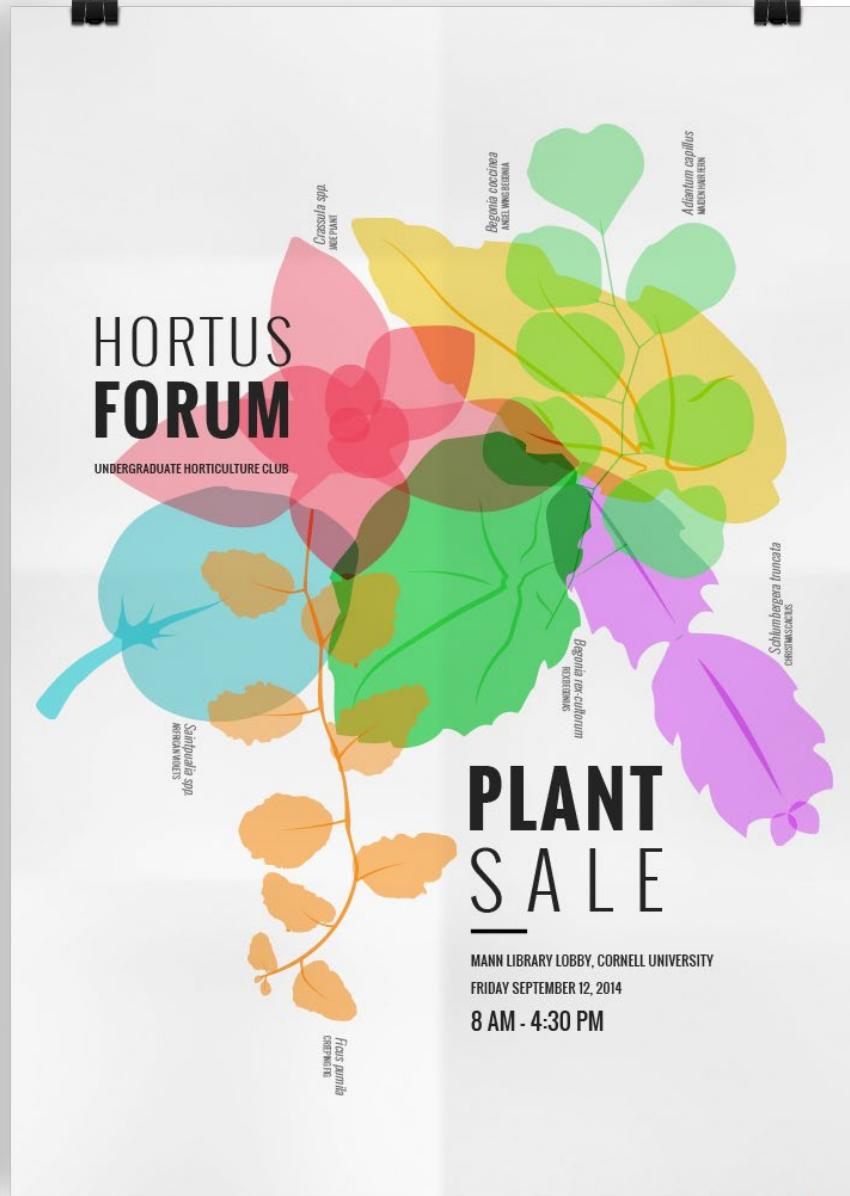
## HORTUS FORUM

CORNELL UNIVERSITY  
HORTICULTURE CLUB

Series of graphics for the  
Undergraduate Horticulture  
Club of Cornell University.

Rather than garner  
membership, the successful  
club is rather focused on  
advertising for their weekly  
sales of student grown  
plants. And rather than  
a cohesive, and therein  
limiting brand identity,  
the approach to these  
advertisements is one of  
variation and refreshment -  
as applied to a reoccurring  
event that need retain its  
novelty and excitement.

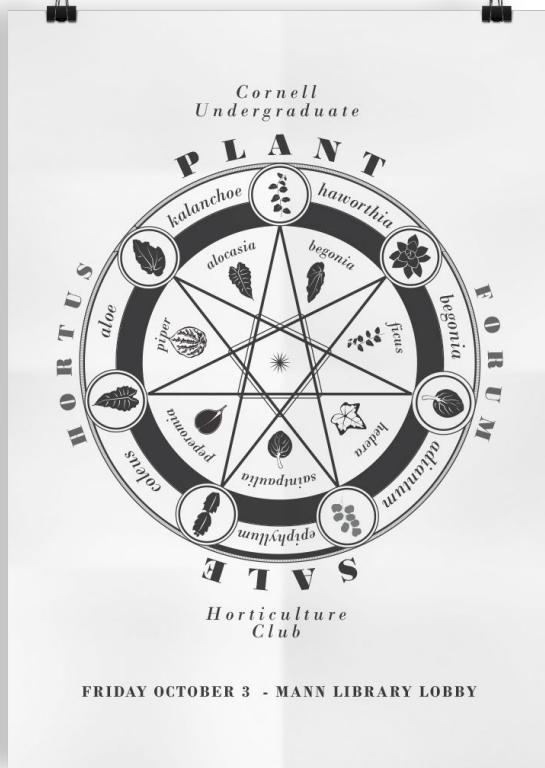
At all points I attempting  
to retain a level of  
sophistication and artistry  
reflective of the art of  
horticulture, being a  
member of the group  
myself.



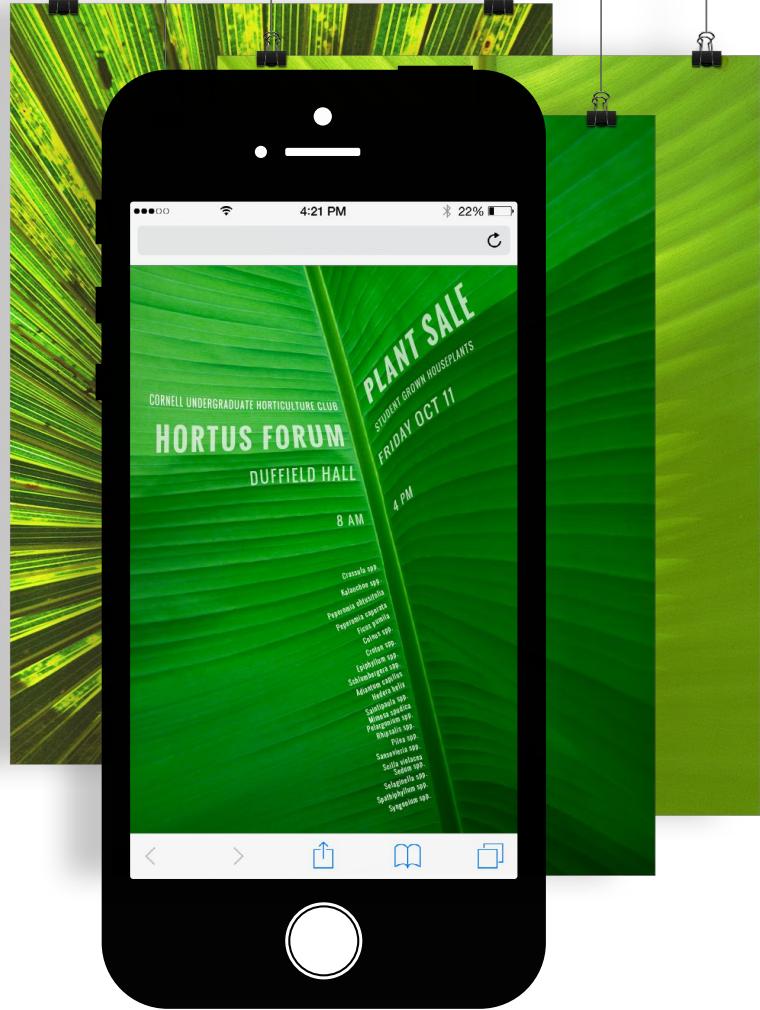


This series of graphics displays foliar elements of houseplants commonly sold by Hortus Forum. It employs a level of graphic stylization and abstraction that remains true to botanical form with the intent of celebrating horticulture for its foliage as opposed to its floral elements; Floriculture is not to be confused with Horticulture.

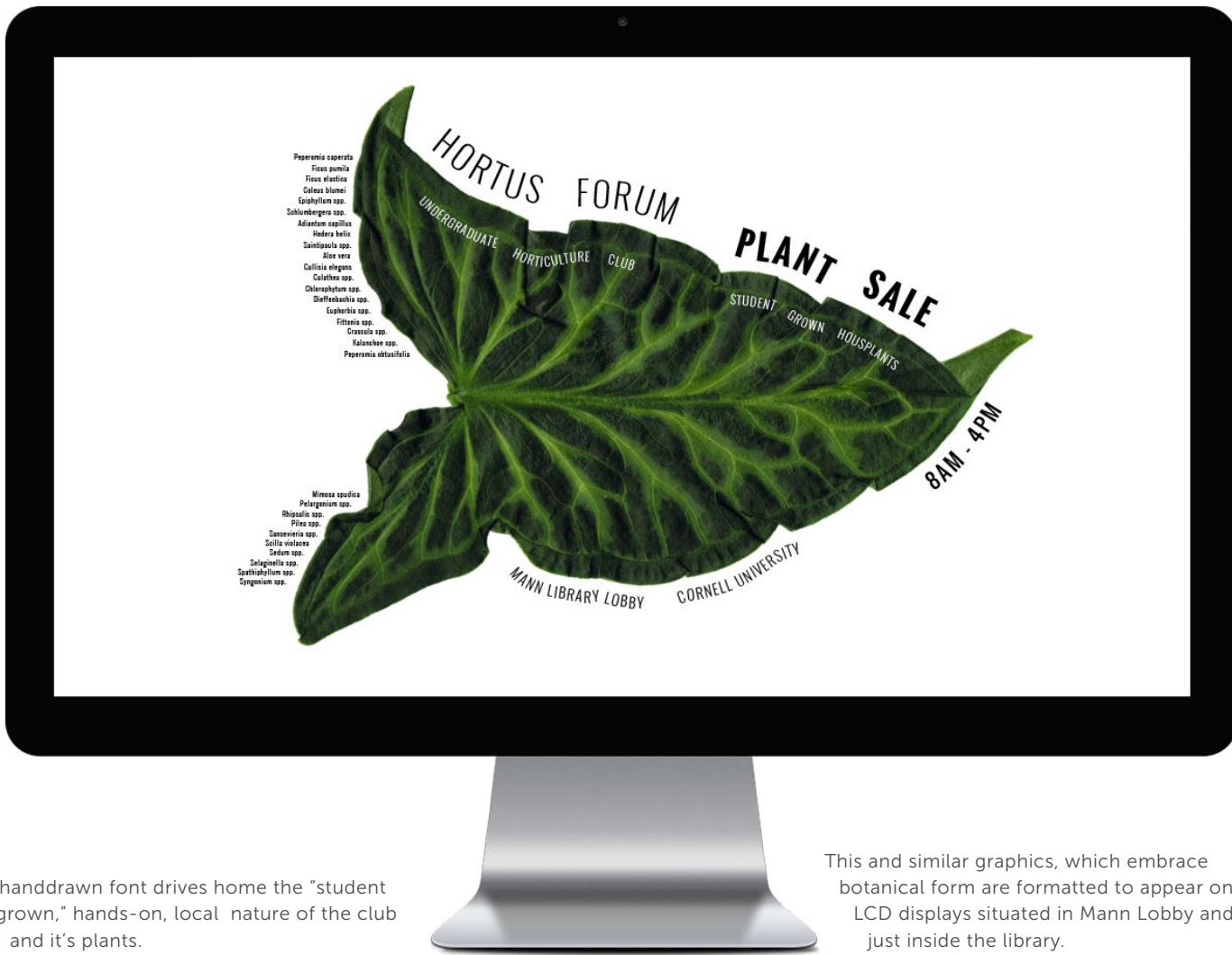
Bright colors as well as Latin and common names to interest those visually and even academically. This serves to brand the club, its members and the Horticulture Department as a whole as more than hobbyists, but rather professionals, researchers, and even artists.



Here I make reference to occult imagery as a potential appeal to both the Halloween season as well as the sometime esoteric nature of horticulture to outsiders. What is to many a passion and profession remains an esoteric art form to outsiders. Using the Latin names to evoke the antiquarian tone of 19th century ritual magic and woodcut-like imagery in place of typical occult and astrological symbol. Additionally, the existing herbal elements of much ritual magic also adds an uncanny level of authenticity.



In contrast to the vector imagery seen on the previous page, this series harness a typographic response to botanic photography in another nod to botanical form. These also make use of the potential for digital media exposure by the club given that the lush imagery is better suited to digital circulation rather than print.



A handdrawn font drives home the "student grown," hands-on, local nature of the club and its plants.

This and similar graphics, which embrace botanical form are formatted to appear on LCD displays situated in Mann Lobby and just inside the library.