



PRATT STREET  
REDEVELOPMENT

&

CITY OF MEDICINE TOWER  
PROJECTS

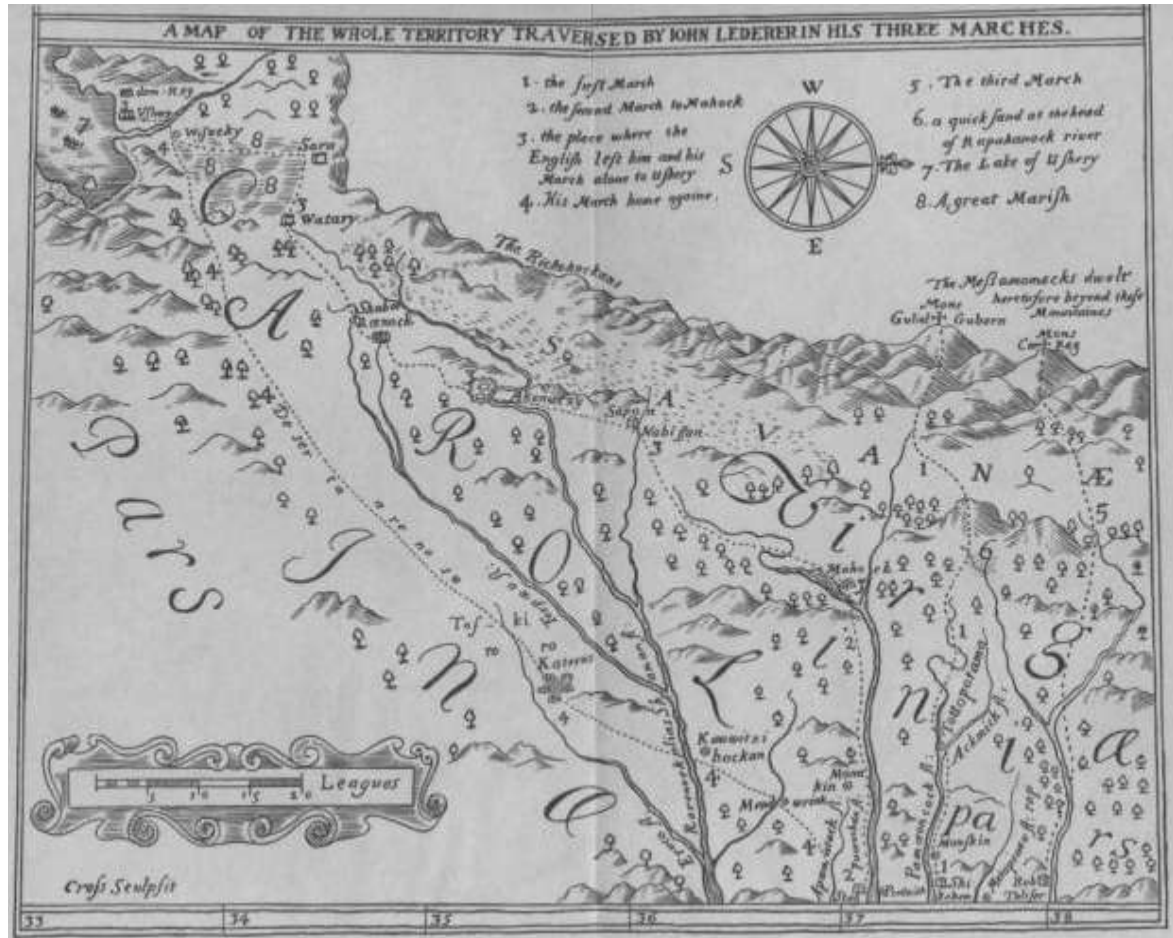
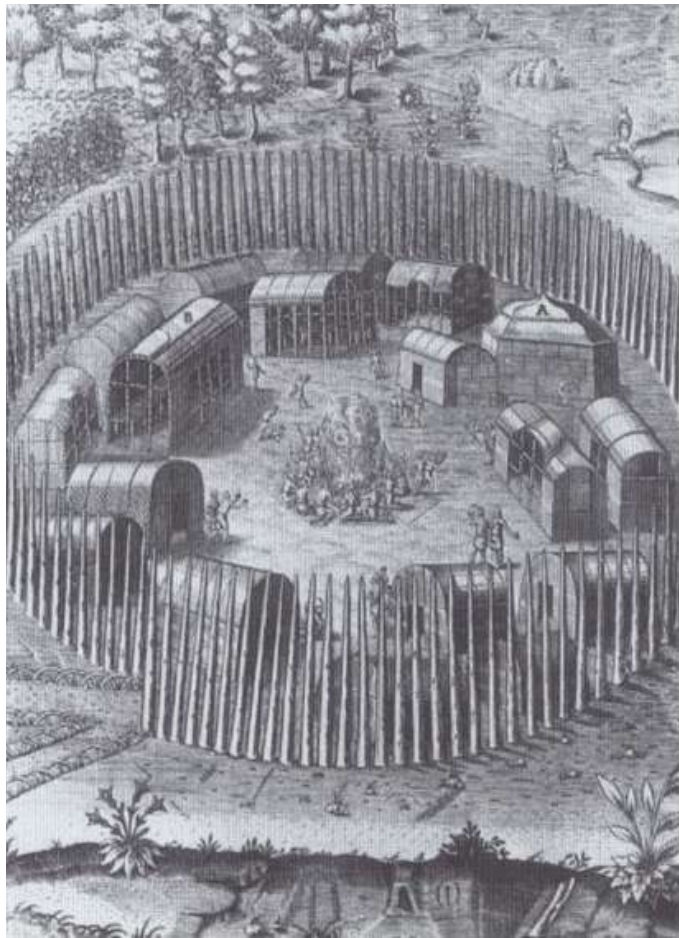
DURHAM, NC.



# DURHAM, NORTH CAROLINA HISTORY

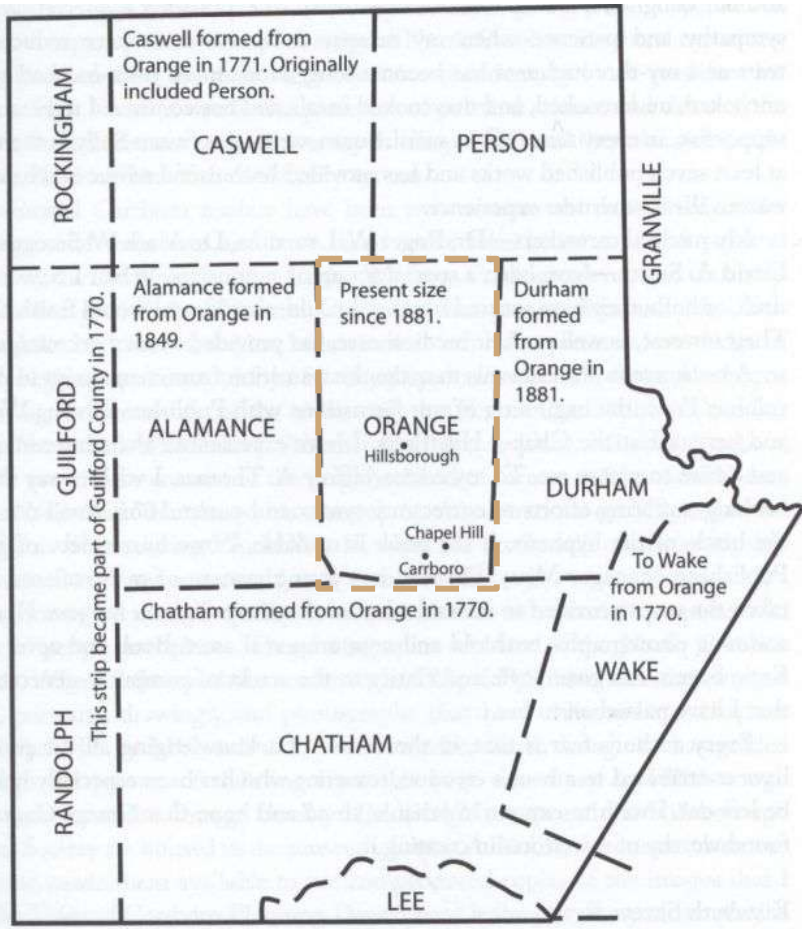
- How it has changed in 100 years up to 2000
- How it is changed from 2000 to 2022





Typical NC Indian village. Courtesy North Carolina Division of Archives & History.

Map of Lederer's travels. From The Discoveries of John Lederer.



Durham did not exist as a county until 1881. Before that it was part of Orange.



Flooding of Eno mill, 1899. Courtesy Helen Liantis.



Mills on the Eno, 1880. From Papers from the Seminar on Waterwheels...



Bennehan Plantation House. Courtesy Duke University Archives.

By the end of the 1700s slavery was an integral part of the lives of the Orange County settlers. Slaves on plantations worked from dawn to dusk six days a week, were permitted off the plantations only with passes, and could not hold unauthorized meetings, carry arms, or engage in commerce with whites. While their lot was in some ways less cruel than plantation slaves, they experienced the same psychological constraints and frustration.

Much of the Dilliard land was bought by William Pratt, who established a store known as a place for “evil-disposed persons of evil name and fame and conversation to come together,” for “drinking, tippling, playing at cards and other unlawful games, cursing, screaming, quarreling and otherwise misbehaving themselves,” a reputation that unfortunately clung to Durham.

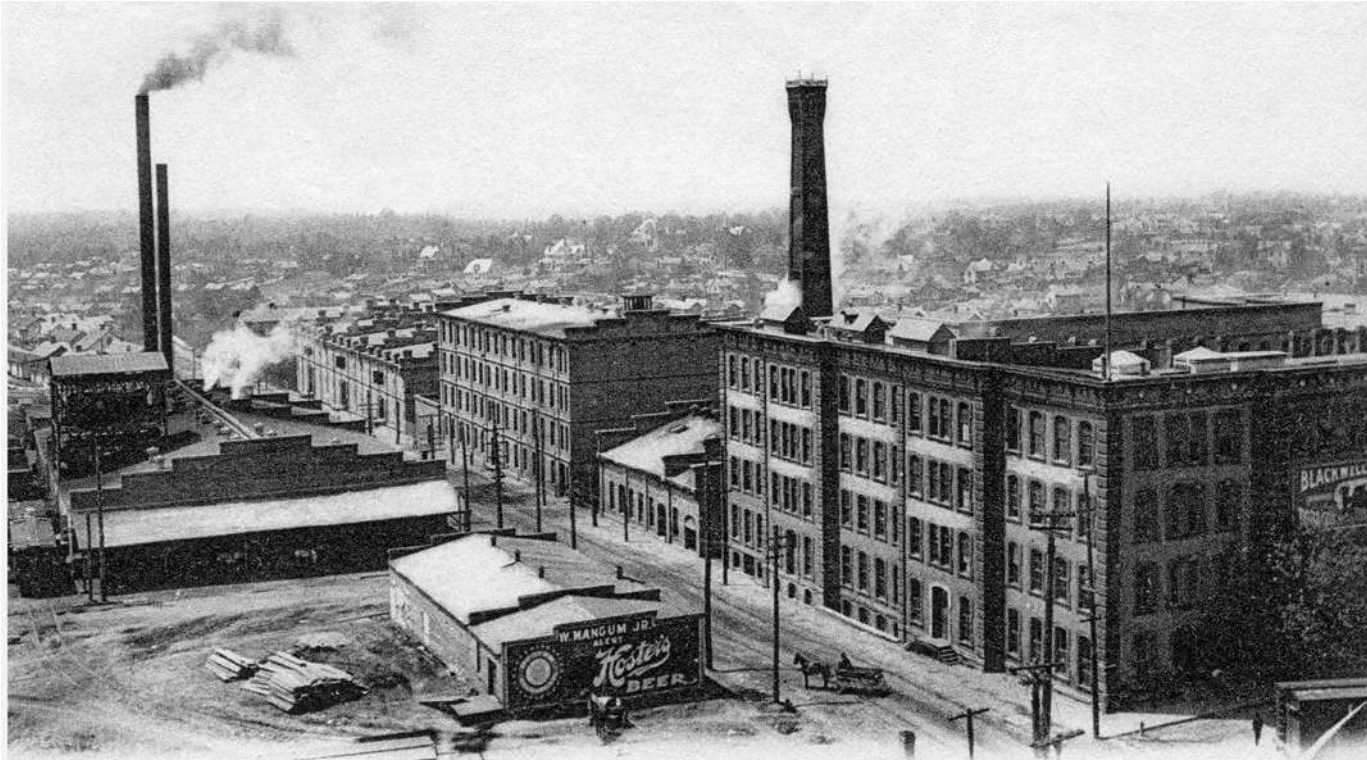


Bartlett Leonidas Durham. Courtesy Duke RBMSC Library, W. T. Dixon papers.

- Dr. Bartlett Durham donated about four of his 100 acres in 1849, the town that would come to be called Durham



## TOBACCO TOWN



### Railroad Enables Tobacco Industry

With the railroad came the tobacco industry, which needed access to transportation in order to thrive. In 1858 a Virginian, Wesley Wright, established the first tobacco processing factory in Durham with Thomas Morris.

## TOBACCO TOWN



Durham Smoking Tobacco Label, mfg. Blackwell, ca. 1870. Courtesy NC Division of Archives & History.

Green died in 1869 and William T. Blackwell became owner of Bull Durham Tobacco.



William Blackwell. Courtesy Duke University Archives.



## CIVIL WAR

A lack of consensus among farmers and plantation owners meant that North Carolina wound up being the final of the states to secede at the start of the conflict. Durham residents went into combat in a number of North Carolina's regiments. The largest single surrender of the Civil War's end took place at Bennett Place, where General Sherman of the North negotiated a deal with General Johnston of the South. This took place two and a half weeks after Lee's surrender at Appomattox



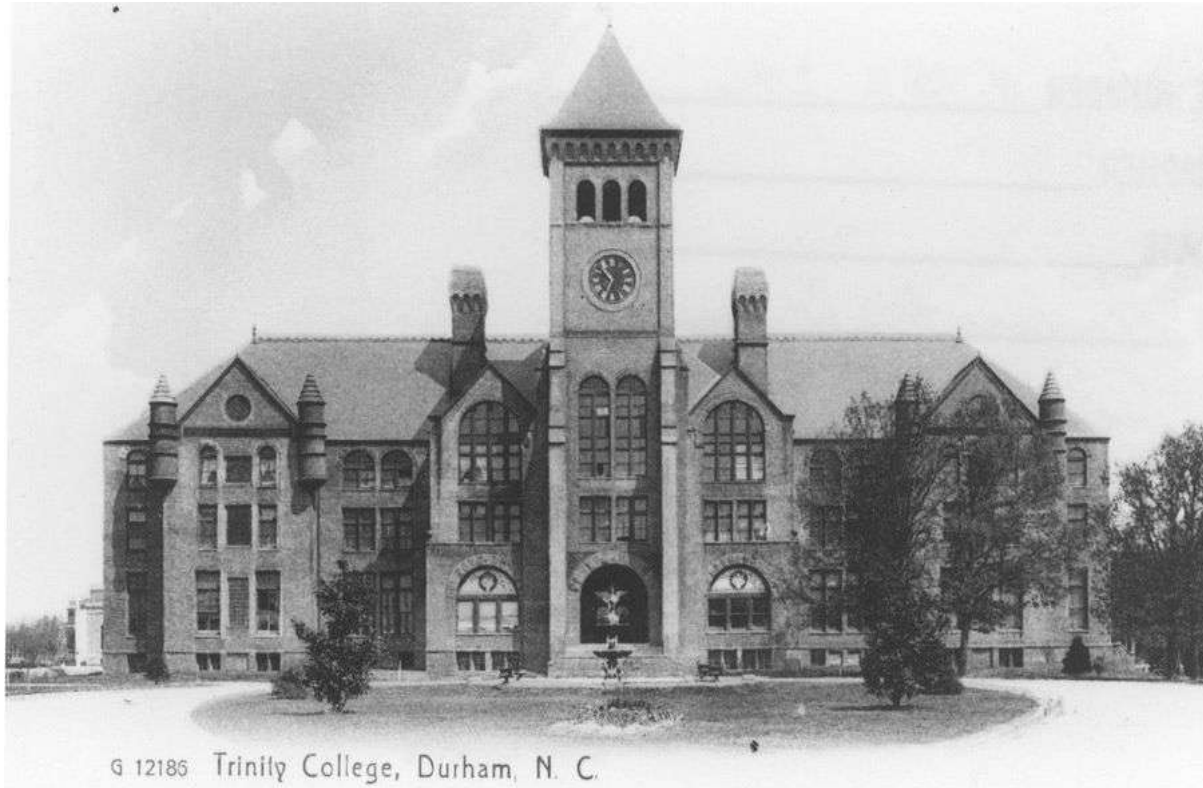
## Washington Duke, Duke Family Patriarch



Washington Duke by door to his tobacco factory, ca. 1890.

Washington Duke was the patriarch of what came to be the preeminent tobacco family in the United States. When the war was over, he headed out on the 134-mile walk home to his farm near Durham, where he began building the tobacco business that would make him and his sons, James Buchanan, Benjamin, and Brodie, famous.

## Durham Courts Trinity College



Trinity College

Durham tried to get Meredith College to locate here, but the Baptists declared Durham unsuitable. Durhamites had their civic pride wounded by this slight, and they went all out when Trinity College's president decided to move it from Randolph County. Washington Duke matched Raleigh's offer of \$35,000 and threw in \$50,000 for an endowment. Julian Carr, who would not be outdone in generosity, especially by the Dukes, offered the 67.5 acres of Blackwell's Park (which contained the finest horse-racing track in the state), to the college. The college opened in Durham in the fall of 1892.



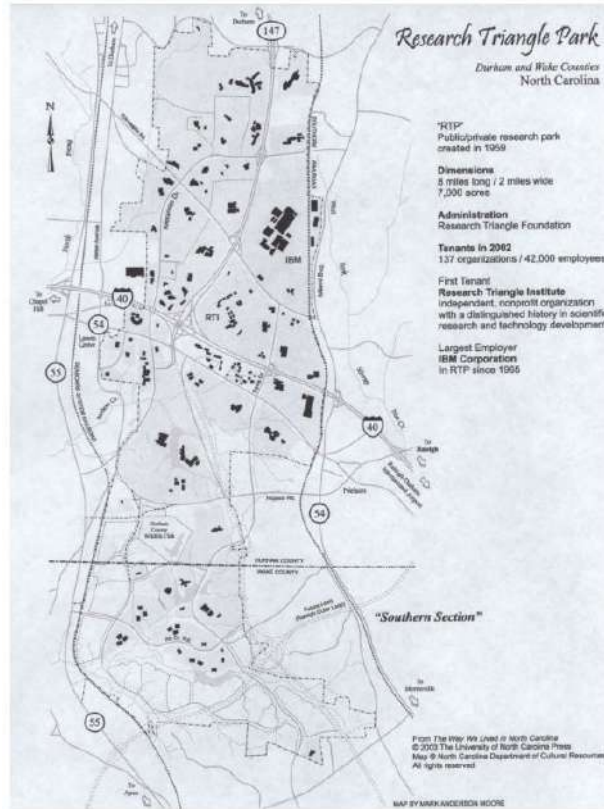
## Origins of North Carolina Central University



James E. Shepard, founder of NCCU, ca. 1925.

In 1908 James Shepard began working to raise money for a Bible school to train Sunday school teachers and missionaries. He decided on Durham as the location for the National Religious Training School and Chataqua. The school opened in July 1910. It became the first publicly funded liberal arts school for blacks in the country.

# Triangle Park



Research Triangle Park, 2002.

Governor Luther Hodges set up the Research Triangle Development Committee in 1955. In 1959 Research Triangle Park took off. In the 1960s governor Dan Moore gave the federal government over 500 acres on which to build research agencies, which spurred more development and helped attract more companies. Most of RTP is located in Durham County.





# DURHAM, NORTH CAROLINA TODAY



-How it has changed in 100 years up to 2000  
- How it is changed from 2000 to 2022

# DUKE UNIVERSITY



Duke University is a private research university in Durham, North Carolina. Founded by Methodists and Quakers in the present-day town of Trinity in 1838, the school moved to Durham in 1892. In 1924, tobacco and electric power industrialist James Buchanan Duke established The Duke Endowment and the institution changed its name to honor his deceased father, Washington Duke. Duke is ranked among the top universities in the United States and in the world by major publications. The undergraduate admissions are among the most selective in the country, with an overall acceptance rate of 5.7% for the class of 2025.





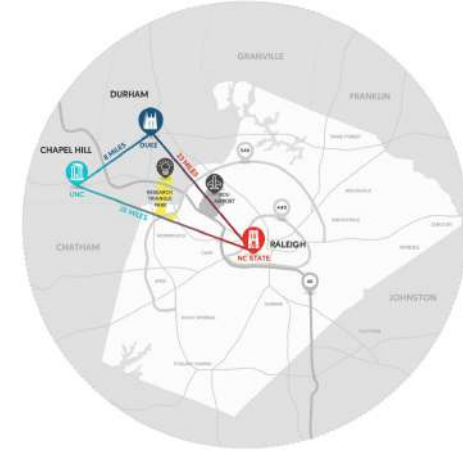
DukeHealth

## DUKE UNIVERSITY-MEDICAL CENTER-INTERNATIONAL SCOPE



The Duke Clinical Research Institute is the world's largest academic clinical research organization. They combine the clinical expertise and academic leadership of a premier teaching hospital with the full-service operational capabilities of a major contract research organization. The Duke Clinical Research Institute provides a wide range of research collaborations with business and industry. The Research Institute promotes research relationships with pharmaceutical and other life sciences companies.

# RESEARCH TRIANGLE PARK



Research Triangle Park (RTP) is the largest research park in the United States. It is named for its location relative to the three surrounding cities of Raleigh, Durham, and Chapel Hill, or more properly, for the three major research universities in them: North Carolina State University, Duke University and University of North Carolina at Chapel Hill respectively. The Research Triangle region of North Carolina received its name as an extension of the name of the park. Aside from the three anchor cities, the park is also bounded by the communities of Morrisville and Cary. Approximately one fourth of the Park's territory lies in Wake County, but the majority of its land is in Durham County.

# RALEIGH-DURHAM INTERNATIONAL



Raleigh-Durham International Airport (RDU) has nonstop passenger service to 68 destinations with over 450 average daily departures, including nonstop international service to Canada, Europe, and Mexico. It is located near the geographic center of The Triangle, 4+1/2 miles (7.2 km) northeast of the town of Morrisville in Wake County. The airport covers 5,000 acres (2,023 ha) and has three runways.



US DEPARTMENT OF VETERANS AFFAIRS



# DOWNTOWN DURHAM



The city of Durham went from a town rooted in the tobacco industry to a leader in technology and medicine and the home of the Durham Bulls minor league baseball team. The old brick shells of buildings that were once part of tobacco production facilities are now repurposed into restaurants, businesses, apartments, and entertainment venues.

At the American Tobacco Campus, a modern urban district is set in the backdrop of the train stop and tobacco factories, renovated with artwork, water features, recreation facilities, eclectic dining, and entertainment. any of the top things to do are on the Duke campus, including the Sarah P. Duke Gardens, Nasher Museum of Art, and the Duke Chapel, making it easy to plan a Duke day for your visit.



# DURHAM, NORTH CAROLINA NEXT 20 YEARS



-How it has changed in 100 years up to 2000  
- How it is changed from 2000 to 2022



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PRATT STREET & CITY OF MEDICINE  
TOWER





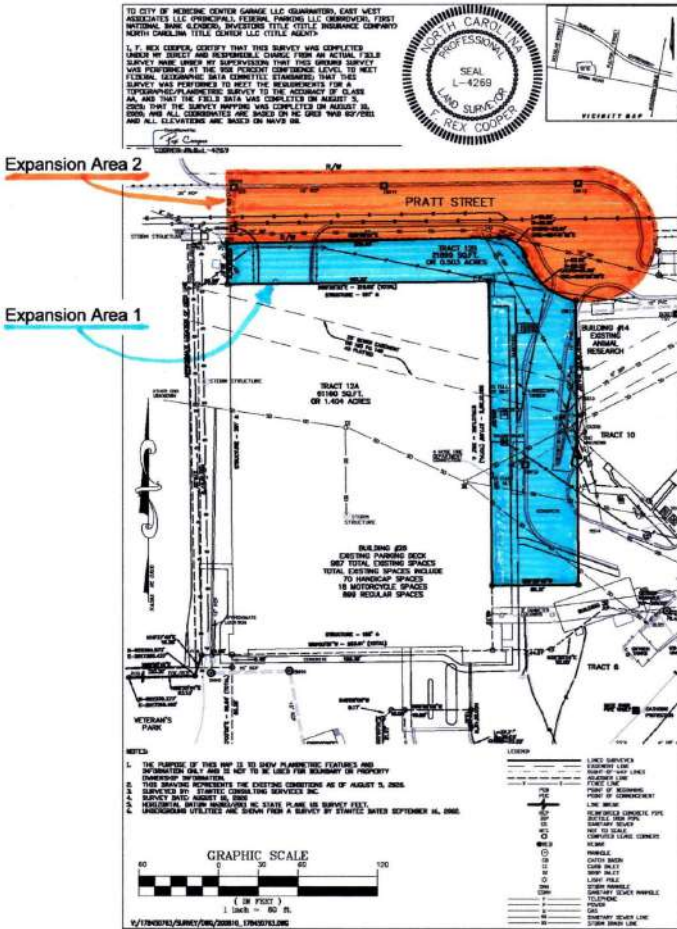
AREA





# PRATT STREET REDEVELOPMENT





Durham VA Bldg. 26 / Federal Parking City of Medicine Center Garage A  
Horizontal and Vertical Expansion Blocking Plan

**I. Pratt Street and Building 26 Aerials:**

- Building 26 Interior Landscaping
- Building 26 Perimeter Landscaping
- Pratt Street Closure Option 1: Half Closure
- Pratt Street Closure Option 2: Full Closure

**II. Development of 50-100 Parking Spaces.**

**III. Sample of Landscape/Streetscape Renderings to be Created:**

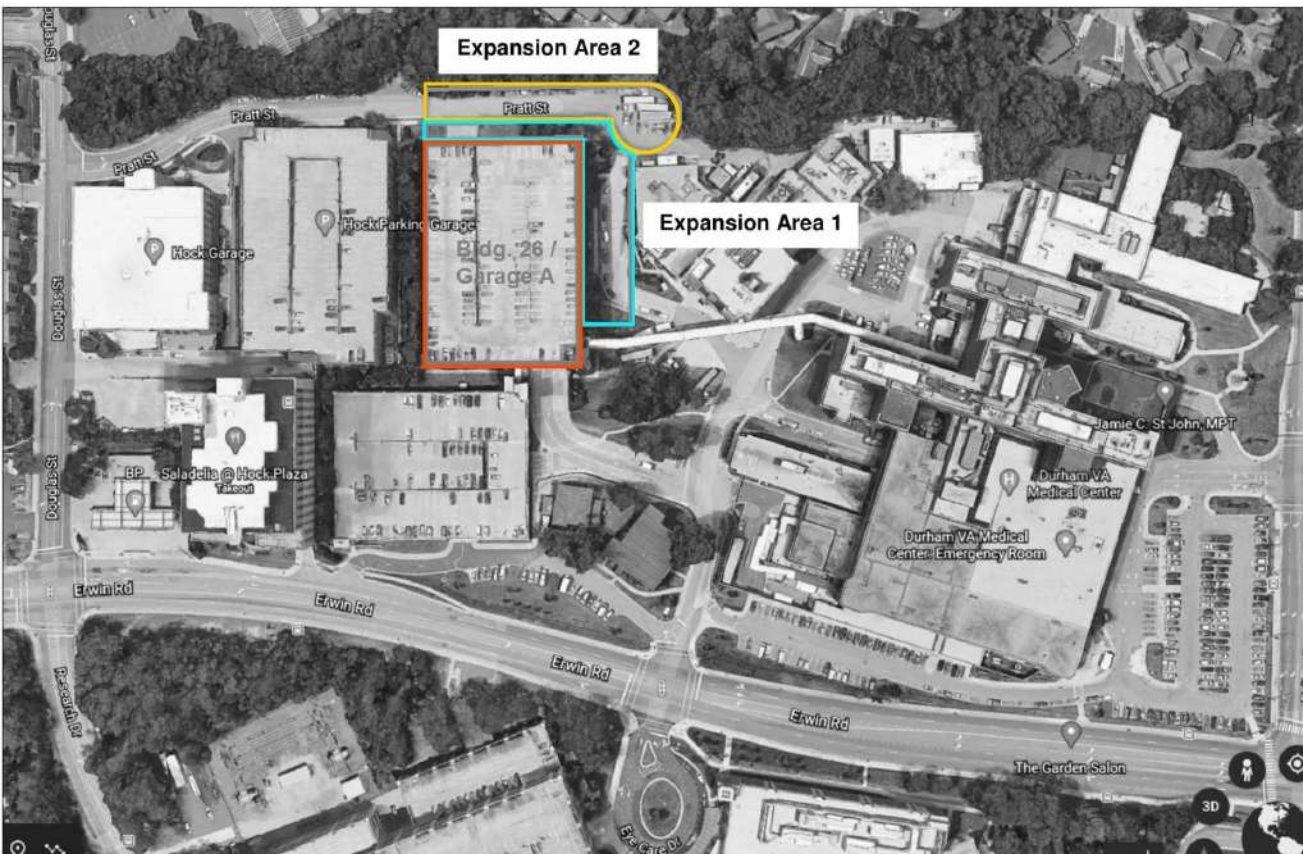
- Outdoor Seating
- Landscaped Parking
- Landscaped Plaza
- Covered Walkway

**IV. Representative Site Furnishings and Signage (Design Book to be Created)**

# Boundaries for Horizontal and Vertical Components of Garage A Expansion Project

## Pratt Street Closure/Improvement Scope of Work and Process at the Durham VAMC

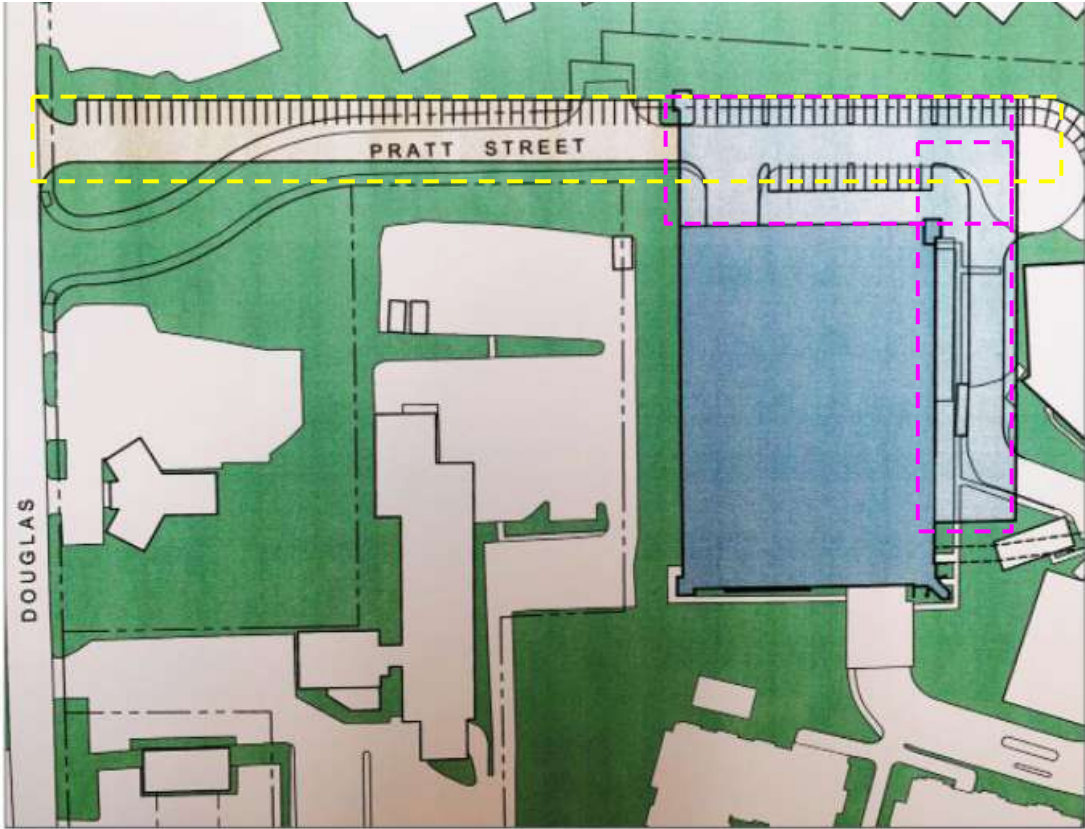
1. Pratt Street will be closed through the City of Durham street-closing process.
2. Either the entire street will be closed or half of the street starting with Garage A to cul-de-sac will be closed.
3. Negotiations with adjacent property owner are underway to coordinate Closure.
4. Between 50 to 100 parking spaces will be created along Pratt Street, replacing street parking that VA employees are using to park free to avoid paying for parking in Garage A and Garage B.
5. Both sides of the new Pratt Street with the existing ROW will have landscaped sidewalks, sitting areas, and walking areas for use by VA Employees.
6. Air space above Pratt Street will be utilized for horizontal expansion of Garage A.
7. Plans are underway for conceptual drawings to illustrate the proposed plans and to allow for a more detailed budget process to be undertaken.
8. Schematic, design development and construction drawings will be completed after the process advances in mid-2022.
9. Estimated start date would be mid to late 2022 with completion in 2024.
10. A full workplan is underway and will be ready for review in January 2022.



**Durham VA Bldg. 26 / Federal Parking City of Medicine Center Garage A  
Vertical Expansion: Garage A + Areas 1 & 2 Project Boundaries**



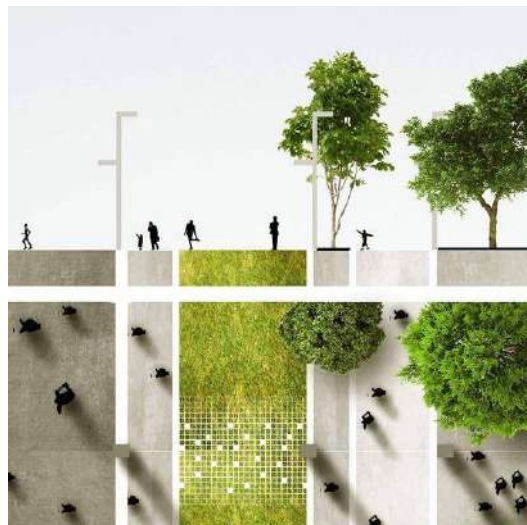
# PRATT STREET PROPOSAL OF PARKING





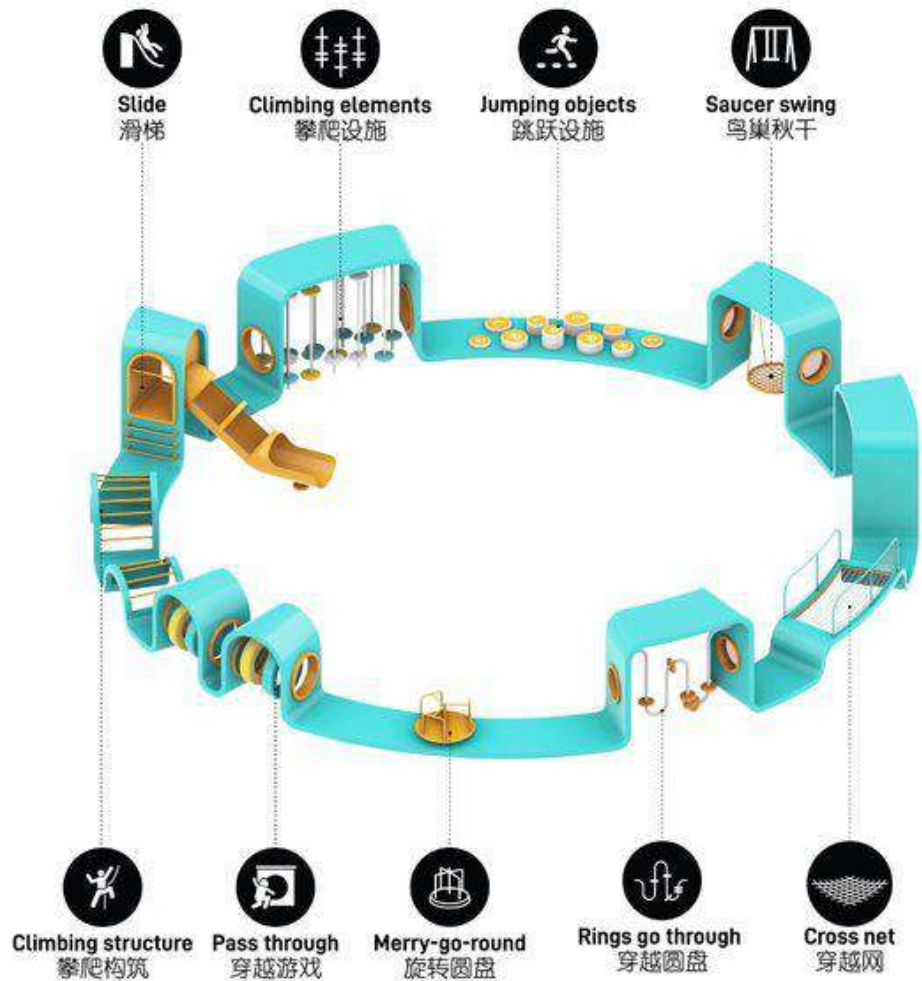
# REFERENCES FOR LANDSCAPE



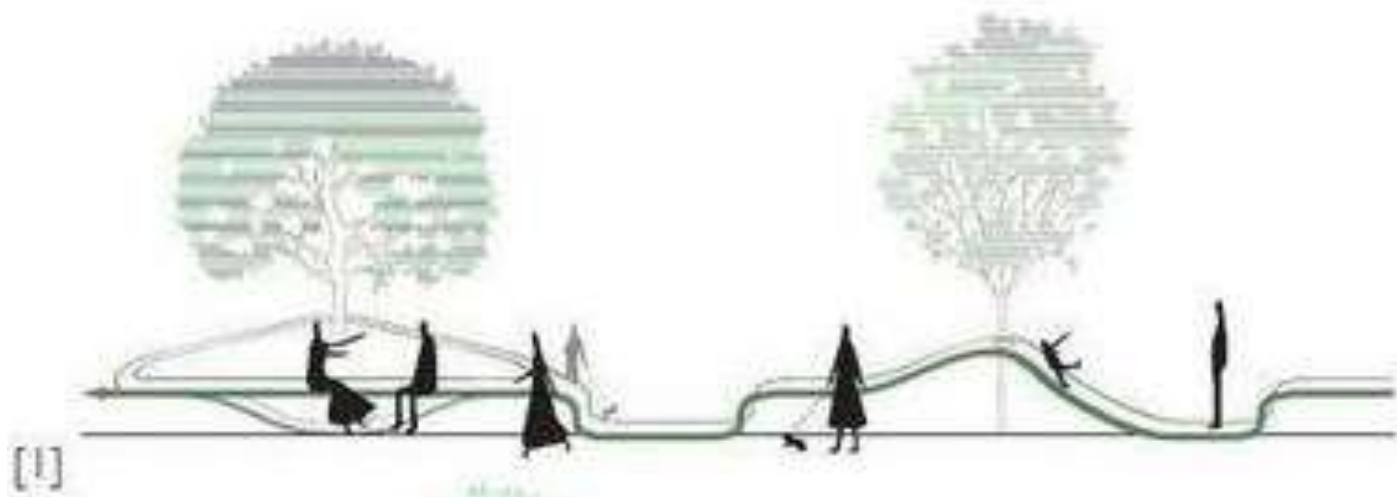




Installation  
Kids space



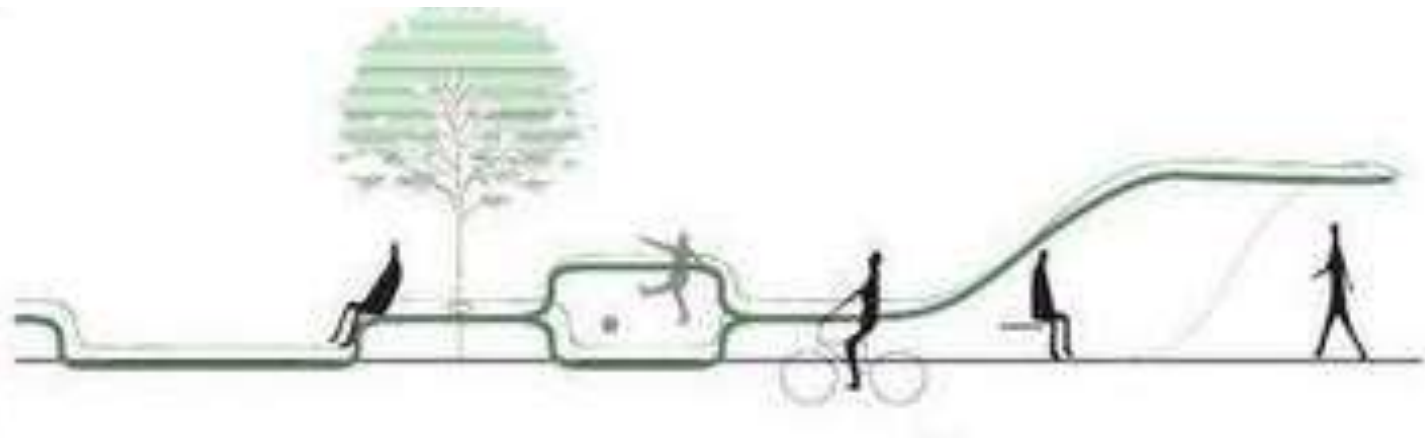
Installation  
Kids | Adult



Installation  
Kids | Adult

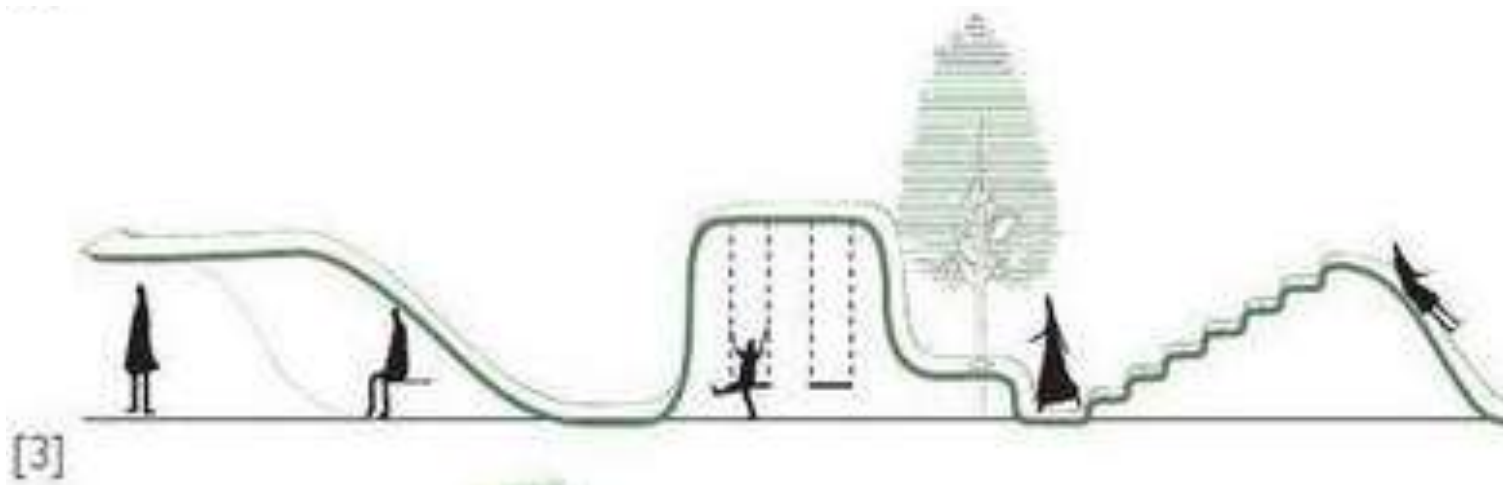
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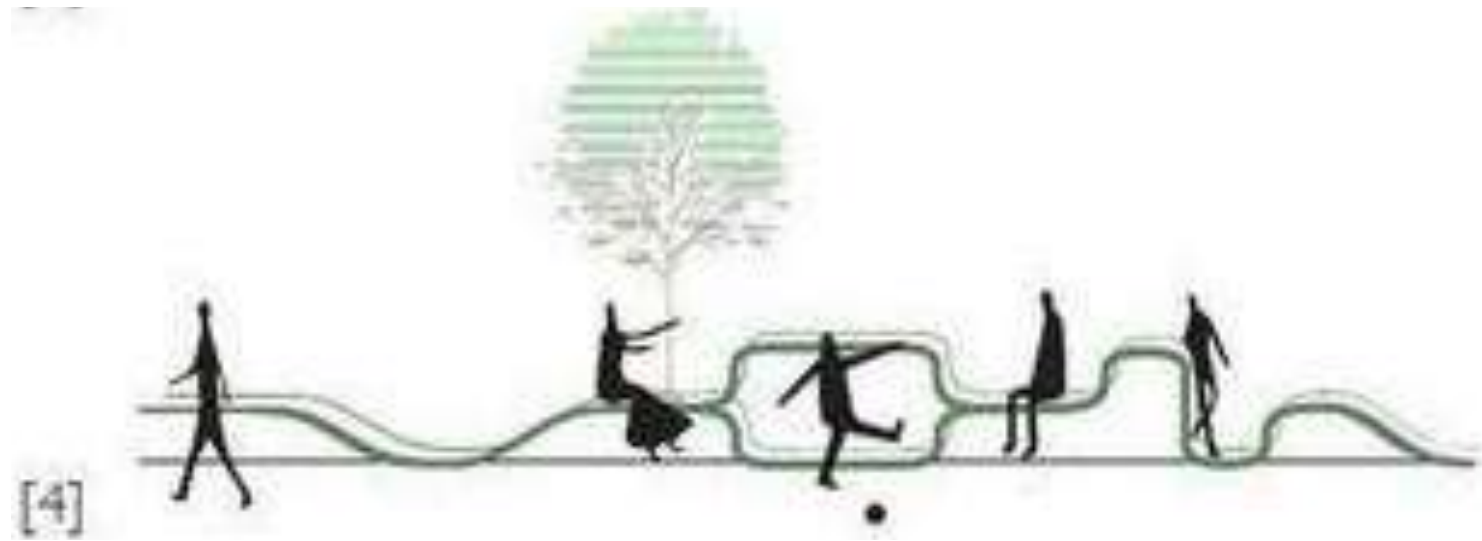




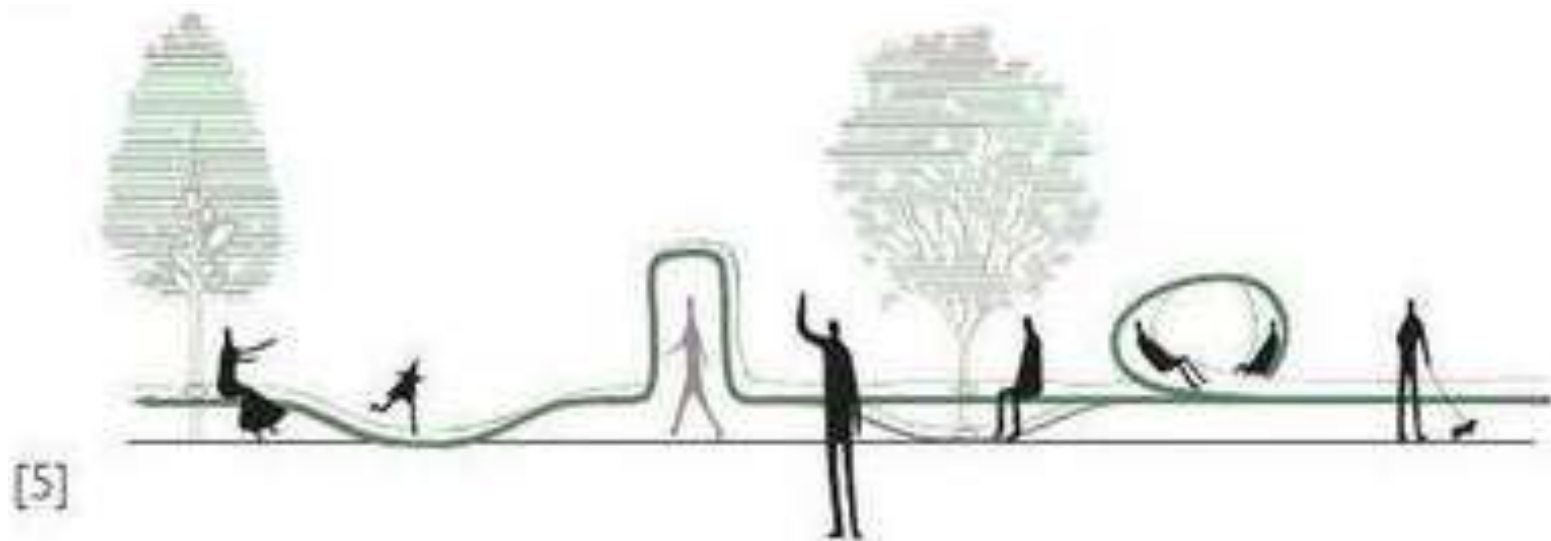
Installation  
Kids | Adult



Installation  
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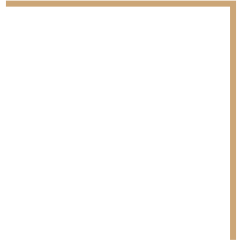
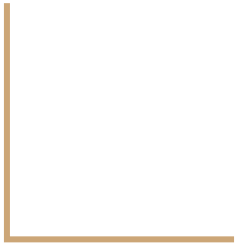


Installation  
Kids | Adult





# PROPOSAL



An aerial photograph of a university campus, showing a dense cluster of multi-story academic buildings, parking lots, and green spaces. The image is overlaid with a semi-transparent orange filter. The text "SITE ANALYSIS" is centered in a dark, sans-serif font. There are also two L-shaped corner brackets in the same orange color: one in the top right and one in the bottom left.

# SITE ANALYSIS

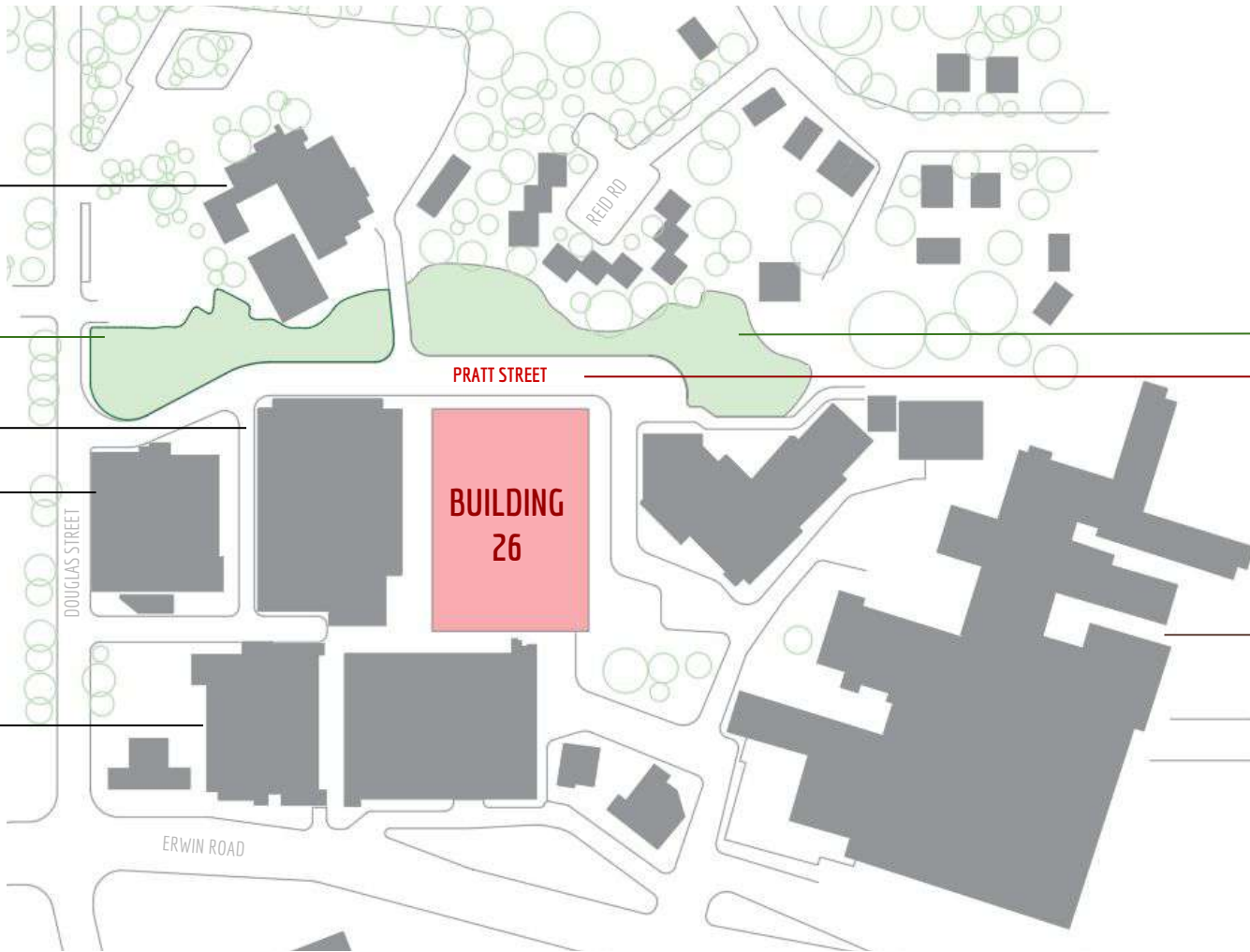
DUKE HEALTH | DUKE LIFESTYLE &  
WIGHT MANAGEMENT CENTER

LANDSCAPE AREA

HOCK PAVING GARAGE

HOCK GARAGE

HOCK PLAZA



LANDSCAPE AREA

PRATT STREET

PRATT STREET

DURHAM VA HEALTH CARE SYSTEM

ERWIN ROAD

DOUGLAS STREET

REID RD

**BUILDING  
26**

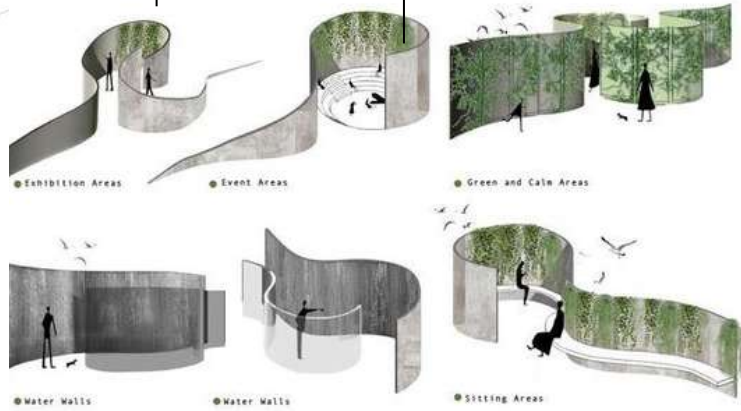




ALONG PRATT STREET | THE PART WE PROPOSE  
RIVITALIZATION







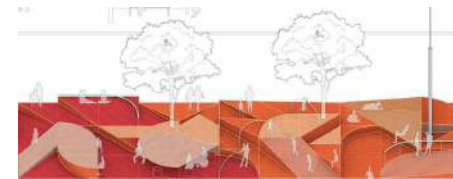
PART I OF THE PRAT STREET



SMART TREE | LIGHT, WIFI, CHARGE, ETC

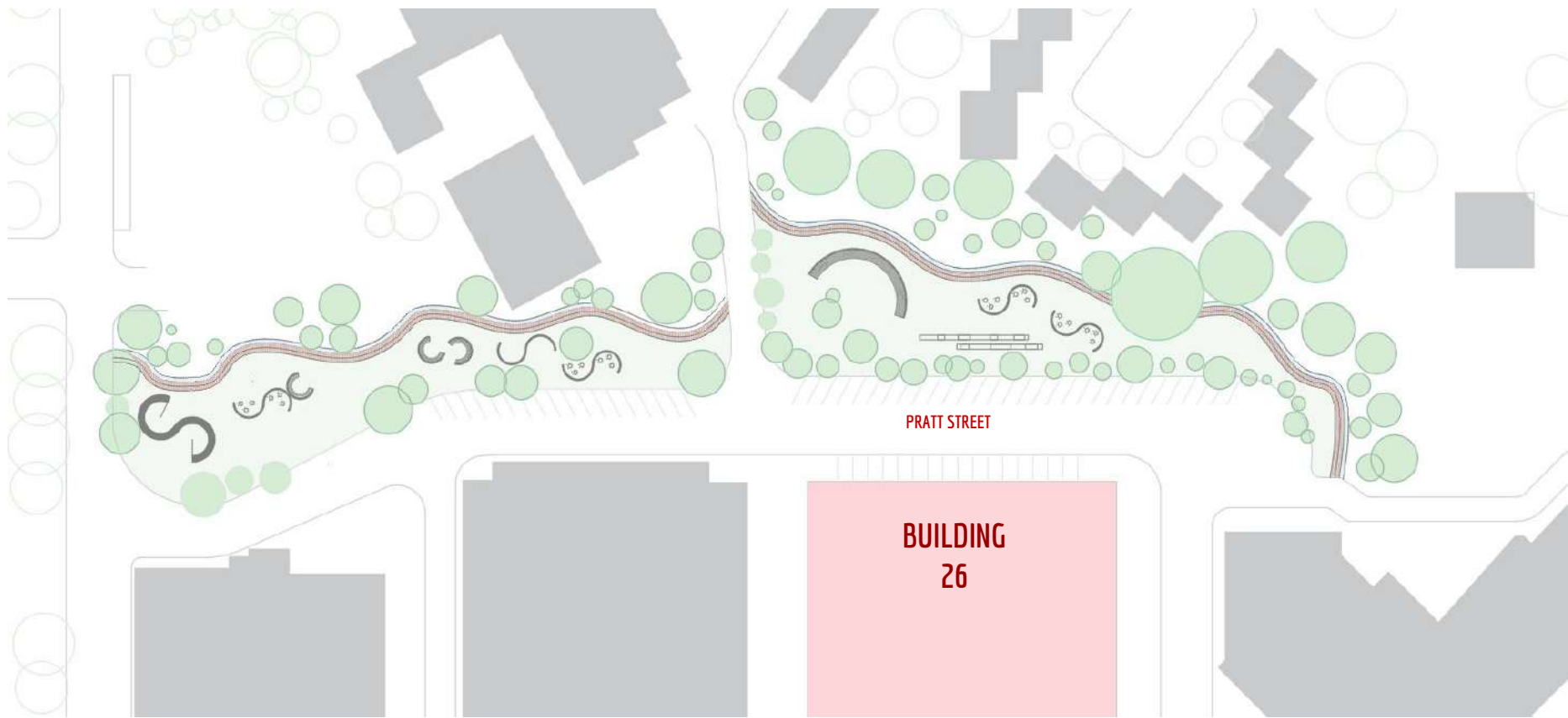


SITING URBAN INSTALLATION



SITING SPACE, STAIRCASE, WATER DECOR AND FUNCTIONAL FOR THE URBAN LANDSCAPE

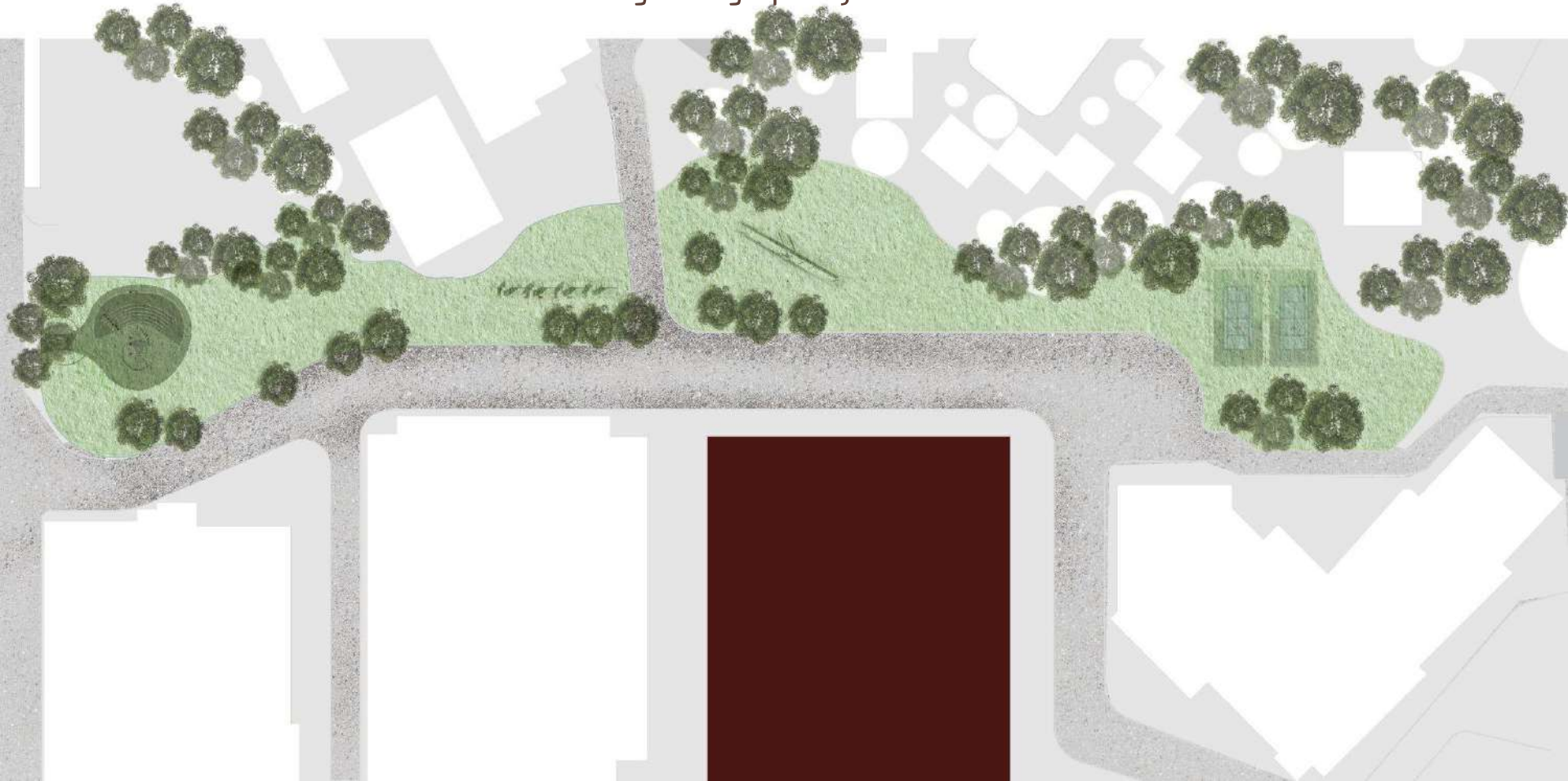
PART II OF THE PRAT STREET



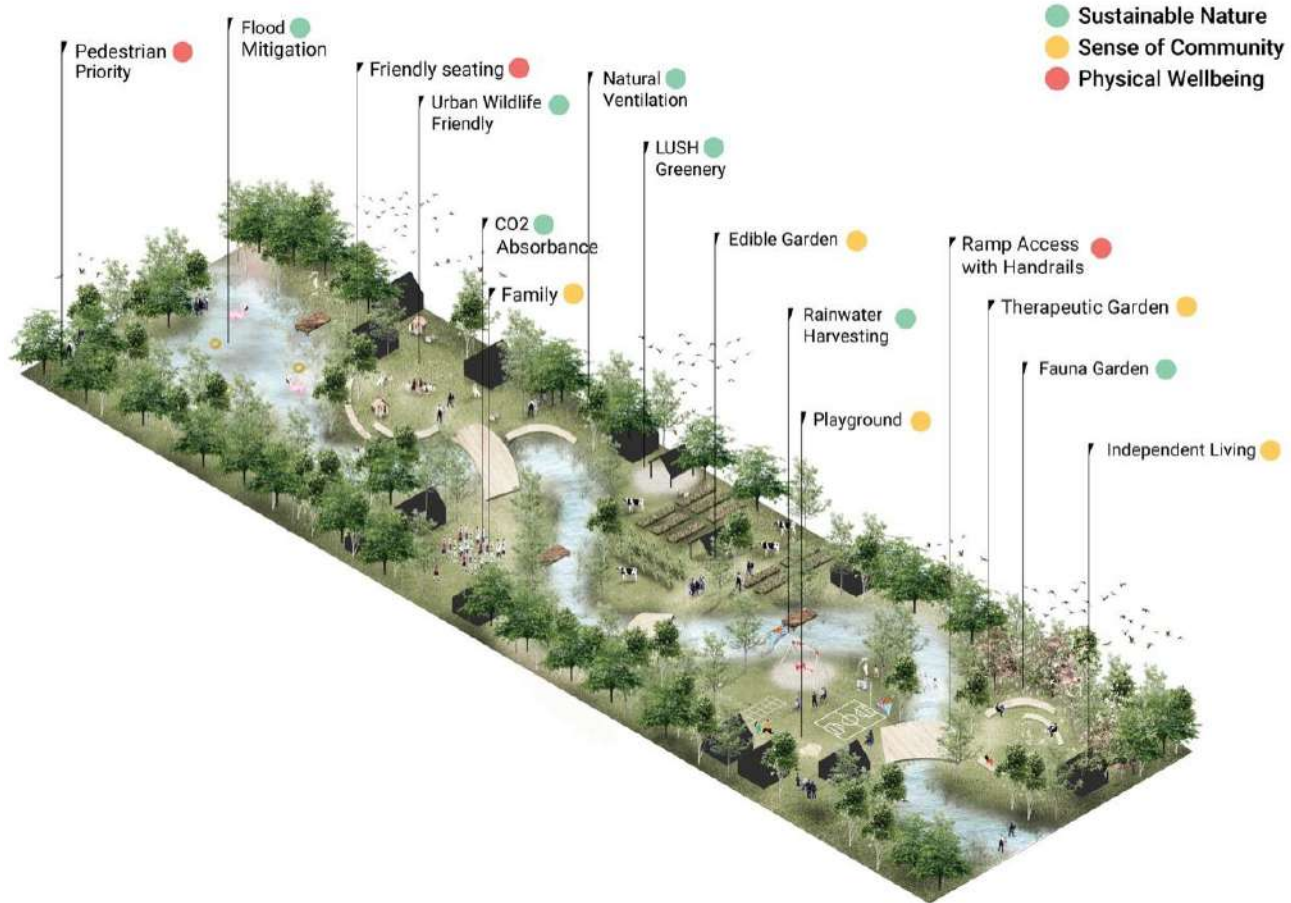
RIVITALIZATION ALONG PRAT STREET

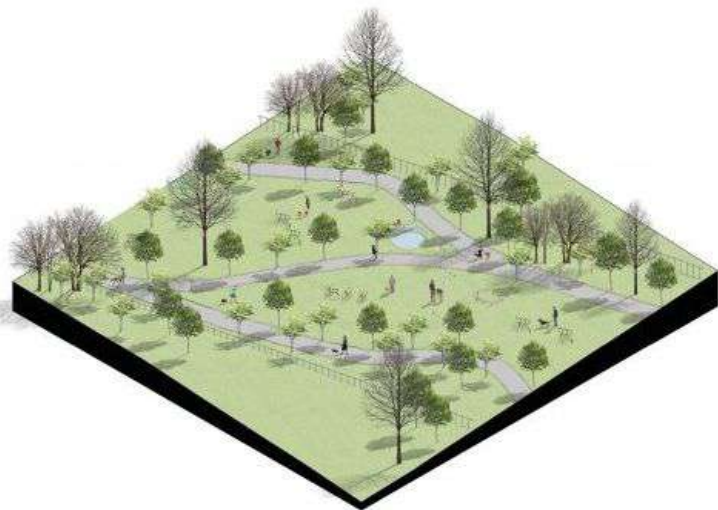


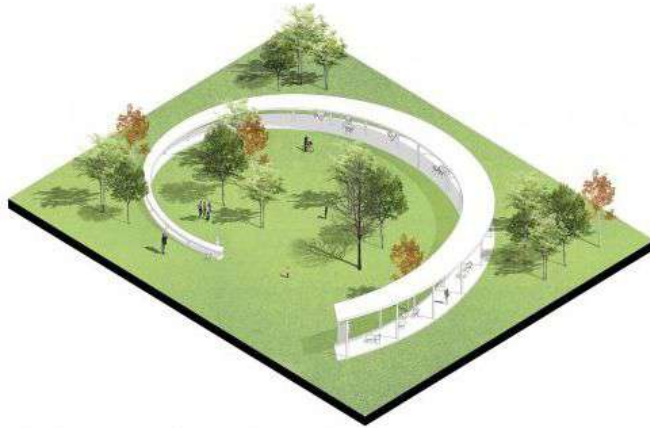
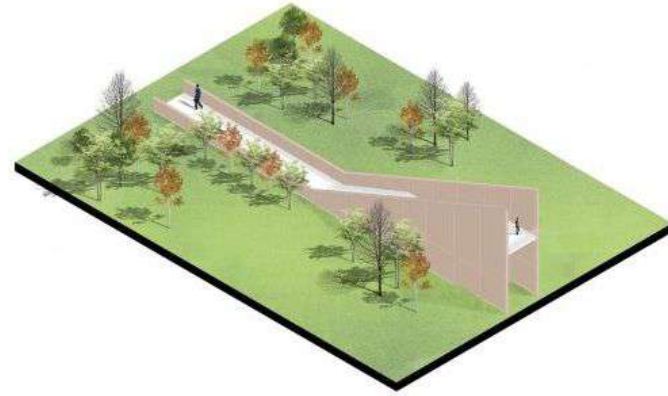
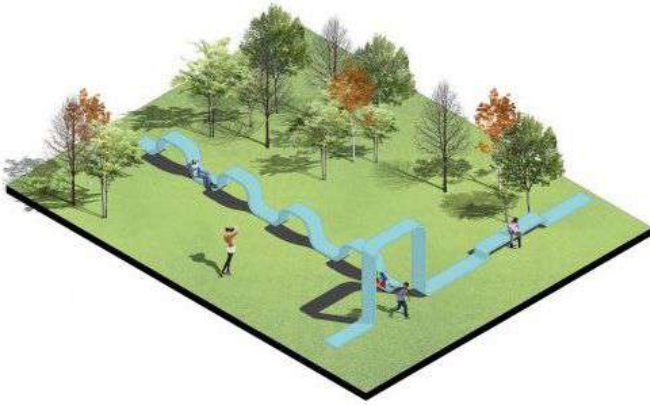
# Beginning of Project











The installations imitate the curved lines of different shapes found in nature. Their main purpose is stimulation of recreational activities and interactions among people as well as people and nature. The first installation is a series of lines that serve as seats or shelters. The second installation is a table that turns into a shelter as well as a walking trail.

This viewpoint is also a panoramic balcony. It's a wooden structure merged within the trees. It consists of a staircase and a balcony that offers an amazing view of the park and Dajiti mountain. The pavilion frames a small portion of the park and has an inner courtyard. It is a gathering point for the park users and a place for people to interact with each other.

## WHAT WE PROPOSE?

We propose revitalizing the area along Pratt Street. This space should be usable by all, and give importance to Pratt Street by "reviving" it.

This project will make Pratt Street more welcoming and will also be able to give Duke University a piece of relaxing space for those patients who may need to spend a few quiet hours in this space. What we propose in this project are:

- stairs which can serve as landing spaces but also to connect the part of Duke Health with the project,
- "fake decorative river" which, in addition to the decorative side, can also serve for the irrigation of perthesh vegetation and those that will be proposed, as well as to give the area a freshness and attractiveness,
- urban installations, which can be of different types and with different functions, for example: some of them can be for playgrounds for children, some can be for adults for fitness exercises, some can be for passing the time reading or having a picnic, etc.
  - promenade for walking
  - itinerary for bicycles
- green spaces and connection with nature will not be missing.

In the part next to pratt street we propose parking spaces that can serve for visitors who will visit the place or for different needs.

The landscape project will be divided into two parts through an entrance that we propose to connect directly Duke Heath with Pratt Street  
But these two parts will be a continuation of each other.