Context - History

1870s - Bastien Boatworks

1980s - Pier 8
Context - Current Site Condition
Design Excellence
Quality of Life
Sustainability
Block 16 will be designed as a civic landmark for Pier 8, the North End, and Hamilton. The process will push standards for tall residential buildings through exceptional standards for design excellence, sustainability and quality of life.

Bruce Kuwabara - KPMB Architects
Write a description for your map.
Total Pier 8 Units (Including Tower): 1645
1. Top
2. Inset Balconies
3. Exterior Amenity
4. At grade Townhouses
5. Pedestrian Mews
6. Loading and Parking
7. Access to Lobby
8. Greenway
Public Realm
View of the Drop-off Entrance
Inset Balconies
Typical Upper Floor Plan
(Floors 31-41)

KPMB
Bedroom and Living Room Balconies
Townhouse Units = 7
Total Tower Units = ~364

Total Family sized Units (Min. 10%)

Typical Lower Floor Plan
(Floors 3-30)

Typical Upper Floor Plan
(Floors 31-41)
View from Burlington Bay James N. Allan Skyway
Block 16 is a very windy waterfront site. A cylindrical form minimizes adverse wind impacts that a rectangular design can induce, maximizing pedestrian comfort in the public realm, at outdoor amenity areas and on residential balconies.

Dan Bacon - RWDI
Aerodynamic Shape

Flat facade redirects winds to the ground, diminishing pedestrian comfort - *Downwashing Effect*

Winds will pick up speeds around the sharp corners, at ground level and terrace/balcony levels - *Corner Acceleration*

Rounded surface minimizes the amount of flow redirected to ground.

The absence of sharp corners alleviate wind accelerations around the building.

Wind Flows around a Rectangular form and a Cylindrical Form
Exceptional sustainability is at the heart of the Block 16 design. The combination of low carbon, integrated passive measures and resilient building systems will set a new benchmark for tall residential buildings in Hamilton.

Luka Malutinovic - Purpose
Collaborative, iterative and integrative design process that delivers optimal sustainability outcomes to all stakeholders.
By implementing rigorous performance standards for design interventions and operational protocols, WELL sets out physical and mental health pathways that enable us to do our best work and be our best selves.

Luka Matutinovic - Purpose
Block 16 Urban Design Guidelines define a robust, comprehensive and innovative sustainability framework, which will guide our design process and engagement with Stakeholders.
3 Design Options
Typical Upper Floor Plan

OPTION 1
CYLINDER

OPTION 2
WAVES

OPTION 3
LILY

3 Tower Forms
Option 1 - Cylinder

Option 2 - Waves

Option 3 - Lily
Typical Upper Floor Plan

Option 1 - Cylinder
Option 1 Cylinder - View from James Street North and Burlington St. (Looking North)
Typical Upper Floor Plan
Option 2 Waves - View from the North
Option 2 Waves - View from James Street North and Burlington St. (Looking North)
Option 2 Waves - View from the Greenway
Option 3 - Lily
Option 3 Lily - View from James Street North and Burlington St. (Looking North)
Option 3 Lily - View from West
Option 1 - Cylinder  Option 2 - Waves  Option 3 - Lily