

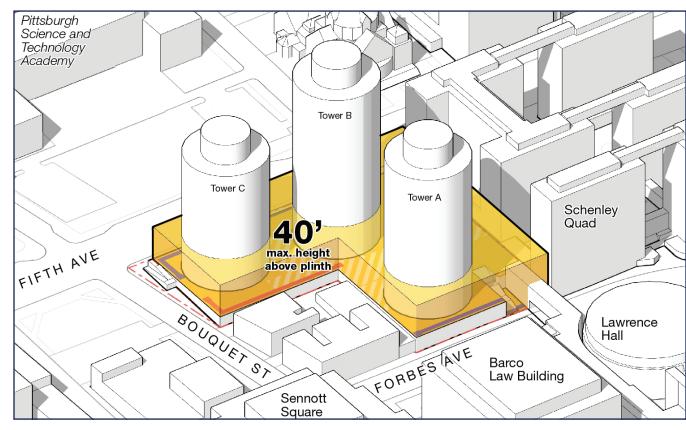
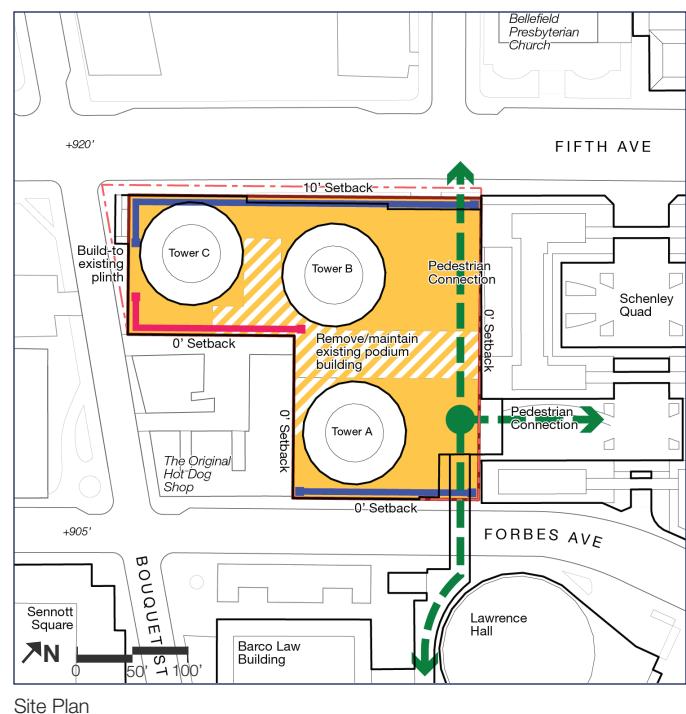
Site 6A | Litchfield Towers Plaza Improvements

Litchfield Towers are a unique part of Pitt's physical environment. The three cylindrical towers stand tall above Forbes and Fifth avenues and currently offer mostly first-year housing as well as some upper-level housing. The lower levels house Pitt's largest dining facility as well as a number of student-centered spaces. The Campus Master Plan proposes additional program added to the base of the tower, mainly by enclosing the open hardscaped plaza to provide additional student spaces. In addition, pedestrian movements along the north-south braid, as well as to Schenley Plaza and the William Pitt Union, can be facilitated with the incorporation of an atrium.



Litchfield Towers - Present Day

SITE LOCATION	Area bounded by Forbes Avenue, S Bouquet Street, and Fifth Avenue, and adjoining Schenley Quadrangle and properties zoned OPR-C. Site presently occupied by Litchfield Towers plinth.
ALLOWABLE USES	Residential, Education, Retail, Food Sales and Service, Office, Entertainment/ Public Assembly.
MAXIMUM GROSS FLOOR AREA	50,000 GSF (does not include below grade basement)
MAXIMUM PARKING	None
SETBACKS	Fifth Avenue, 10 ft (contextual to match existing street wall); Forbes Avenue, 0 ft; Portions adjoining EMI and OPR-C designation, 0 ft. Build-to-existing plinth along S Bouquet St.
MAXIMUM HEIGHT	40 ft (above existing plinth and not to obstruct views from Litchfield Towers A,B, and C and Schenley Quad.)
STEP BACKS	None



- Allowable Building Envelope
- Suggested Active Frontage
- Suggested Service/Parking Access
- Provision for Open Space
- Suggested Pedestrian Connection

Open Space: An open space or atrium is recommended to provide a clear connection for north/south pedestrian movement throughout the Pitt campus. An outdoor terrace is recommended to provide an active space for the building's users.

Circulation and Access: Main building entries should address the existing pedestrian circulation on Fifth Avenue and Forbes Avenue. The building should continue to facilitate north-south pedestrian connections serving upper and lower campuses, as well as the pedestrian connection to Schenley Quad. The existing service areas should be maintained, accessed by a driveway off of S Bouquet St.

Height and Massing: New development should not block existing residential window openings on Litchfield Towers A, B, and C, or Schenley Quad.

Architectural Elements: The existing program in Towers A, B, and C, above the plaza level, should not be affected. The use of glass is encouraged for natural lighting in student spaces. New structures in this District should use limestone as the primary building material. Glass is also an acceptable material to complement the limestone, but the use of metal panels, concrete block masonry, or other non-contextual materials is not appropriate due to the proximity to the Cathedral of Learning.

Ground Floor Use: Active uses should be oriented along Fifth Avenue with a secondary emphasis on Forbes Avenue.