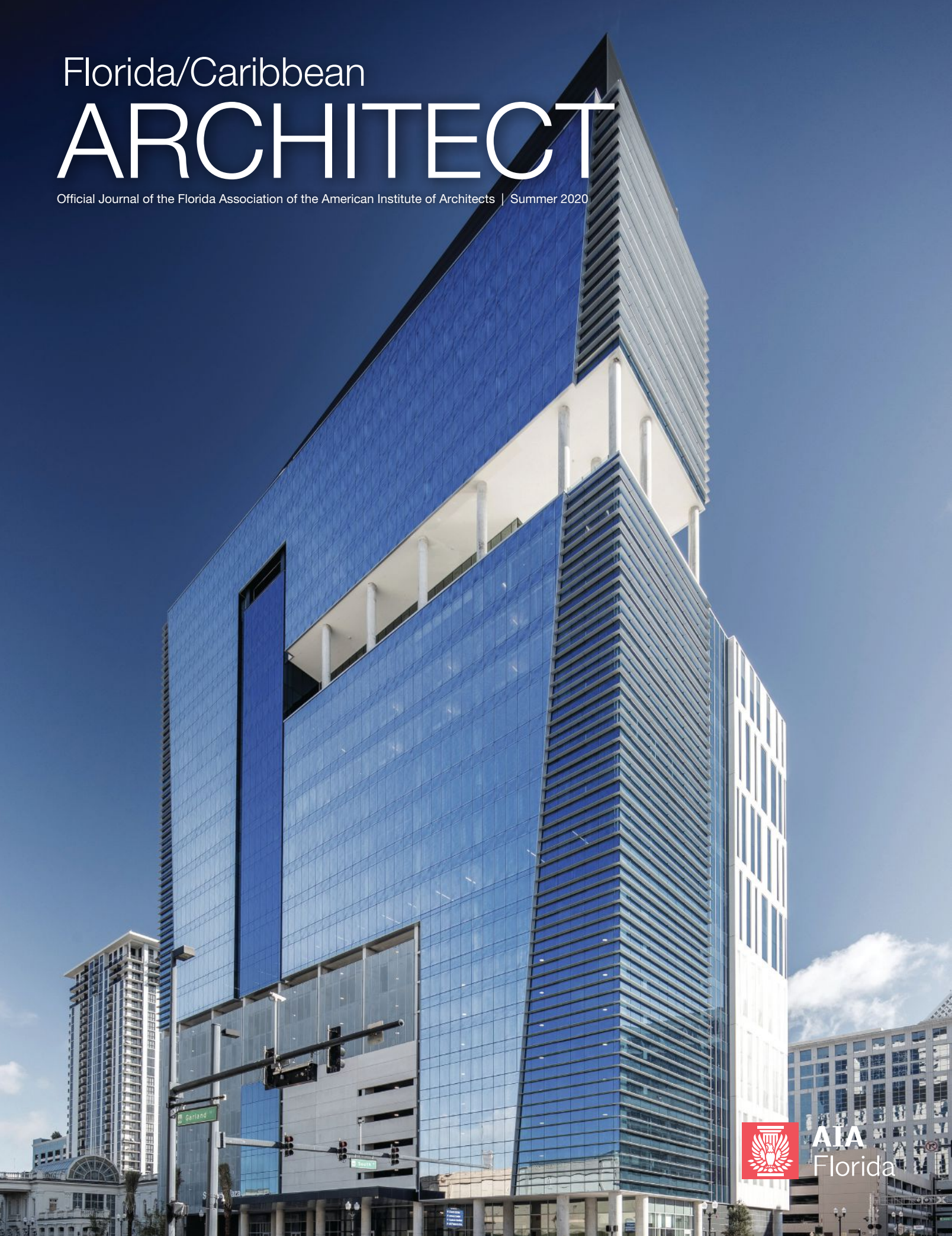


Florida/Caribbean ARCHITECT

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AIA
Florida



SunTrust Plaza

Orlando, FL

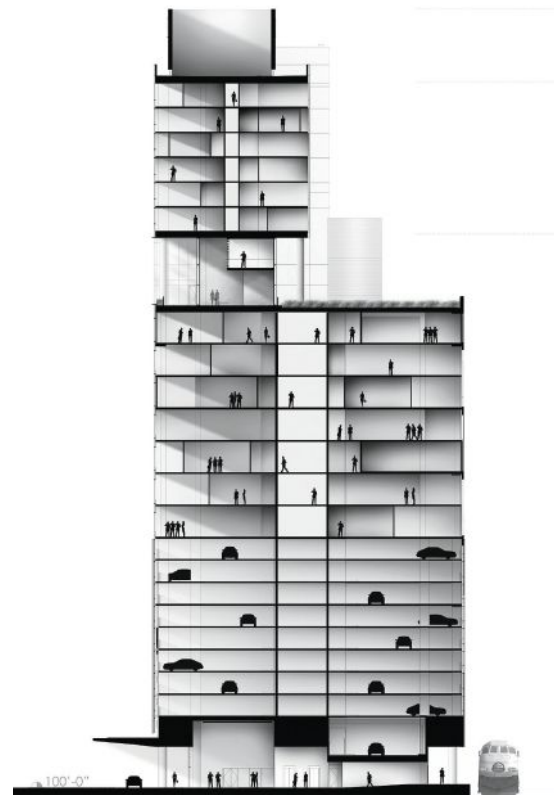
HuntonBrady
Architects
Orlando, FL

Designing a mixed-use tower in a heavily trafficked part of downtown Orlando can be daunting. Given the mixed uses, the tower was designed to accommodate, and the architects chose an innovative approach. By providing space for a hotel, stores, offices, a bank, parking and a rail station, the building presents four distinctly different elevations that blend into a cohesive whole.

West elevation reacts to the high-speed traffic on I-4 Sky. The roof terrace is located on the at 18th level.
© Chad Baumer Photography



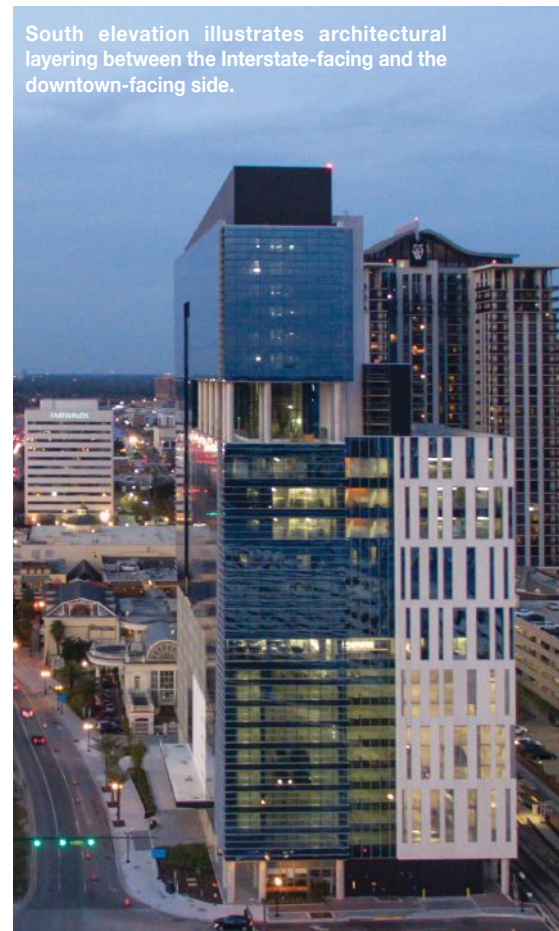
The program includes retail, structured parking, office and a hotel.

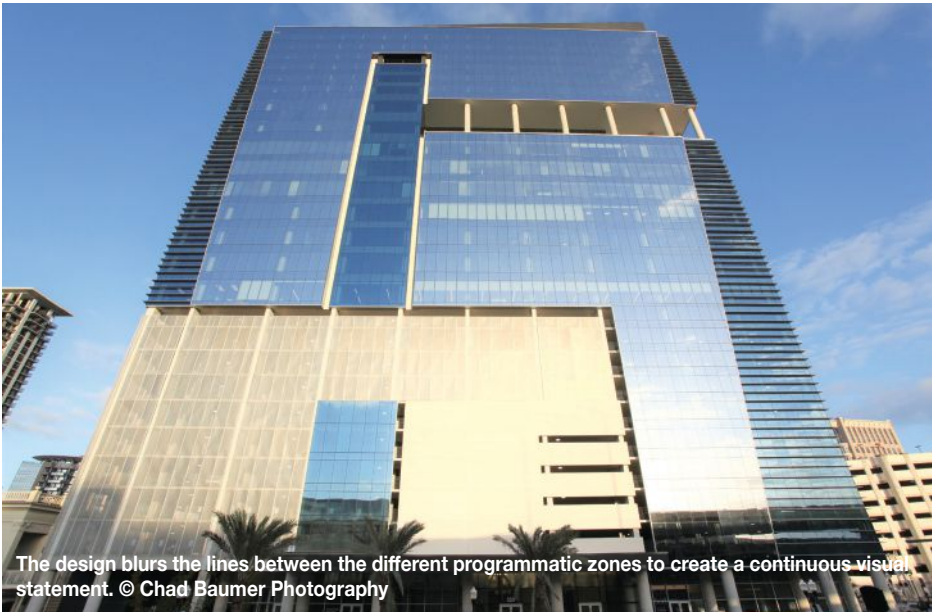


On its north side, traffic on Interstate 4 speeds past the tower giving drivers a few seconds to get a sense of its size and the complexity of its skin. On the south side is the historic Church Street District. Named for a historic train depot built in 1889, the presence of SunRail train tracks in downtown Orlando serves several purposes. They acknowledge the history of this prominent downtown block while defining the SunTrust site's east side. They also encourage the use of mass transportation in this high-traffic area.

With its related commercial development, the historic Church Street District, including restaurants and tourist amenities, forms the backdrop for the south side. It is noteworthy that SunTrust is the first high-rise tower to be built in Orlando in over a decade. The high-rise buildings near the Church Street District date primarily from the 1980s and 90s, and they make clear the transition in architectural language that has occurred over the last 30 to 40 years. An earlier SunTrust tower located near the new building was an Orlando icon. Designed by the New York firm of Skidmore, Owings and Merrill in 1988, it was a 35-story post-Modern design.

South elevation illustrates architectural layering between the Interstate-facing and the downtown-facing side.

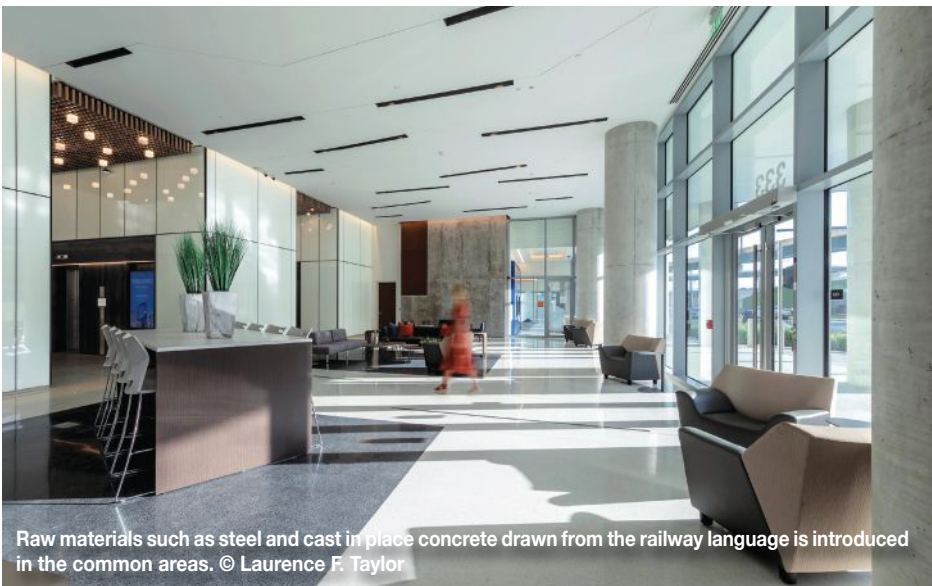




The design blurs the lines between the different programmatic zones to create a continuous visual statement. © Chad Baumer Photography

The new 28-story SunTrust tower consists of two side-by-side vertical slabs. The west slab uses a high-performance curtain wall with reflectivity to mitigate the nearby high-speed traffic and sun exposure. The east slab is precast concrete and is less reflective to compliment the views toward downtown Orlando. The 601,000-square-foot program includes seven office space levels, 4,500 square feet of retail, a 10-story parking garage, and a 180-room Marriott Hotel. The ground level includes parking, lobby, elevators servicing the offices and the train platform. An interesting building feature occurs at levels 18-19, where the Sky Terrace wraps around the southwest corner and serves as the hotel's "porch."

Exposed raw materials, like steel, black-painted glass and cast-in-place concrete, are used throughout the common areas to complement the nearby railway. The exterior has insulating, blue-tinted glass to alleviate solar light and heat. The building is Energy Star certified. ■



Raw materials such as steel and cast in place concrete drawn from the railway language is introduced in the common areas. © Laurence F. Taylor



Elevator bank at ground floor connects vehicular entrance to the SunRail platform entrance. © Laurence F. Taylor

Developer/Owner: Lincoln Property Company, **Contractor:** Austin Commercial, **MEP Engineer:** TLC Engineering Solutions, **Structural Engineer:** Walter P. Moore & Associates, **Civil/Landscape Engineer:** GAI Consultants.