

Chapter 1 : Eleventh Avenue, NYC - Condo Apartments | CityRealty

Photo courtesy Ateliers Jean Nouvel The story tower, described by Nouvel as "a vision machine," at the intersection of 19th Street and the West Side Highway, along the Hudson River in Manhattan.

Scenographer 19 Jean Nouvel: At the age of 8, Jean and his parents moved to the medieval village of Sarlat, France. The landscapes that surrounded Jean as he was growing up were mostly rolling hills of farmland and wine country. The department, Dordogne that his village is located in is relatively close to the Spanish border and is characterized by the Dordogne River that cuts through the country landscape. There still remain many artifacts of medieval history in this region of France, and it is often a popular tourist spot for wealthy British travelers. Assistant to Claude Parent Partnership with Francois Seigneur Co-founder of the French Architectural movement Founder and artistic counsellor of the Architecture Biennale Wins the Institut du Monde Arabe Association with Gilbert Lezenes and Pierre Soria Silver Medal from the French Academy of Architecture Founder of Jean Nouvel et Associes Founder of Jean Nouvel et Emmanuel Cattani Gold Medal from the French Academy of Architecture Wolf Prize in Arts Pritzker Prize 1 In , Nouvel opened his first office with friend and colleague Francois Seigneur. Their first designs were layouts of shopping centers, a small travel agency, and the reception of a By the time Jean was able to apply to university, he had developed a passion for the arts, and painting in particular. His parents however had always dreamed that he would enter into the field of education or engineering. They highly disapproved of his interests in the arts, so the family came to a compromise that he may enter the field of architecture, the intersection of his interests and theirs. His first attempts to enter school in Bordeaux were a failure, he did not pass the entrance exam. On second try though, he took first place in a school entrance competition and was admitted to the Beaux-Arts in Paris. His sense of initiative and forward-thinking mindset gave Claude Parent the confidence to suggest Jean as the director of the Paris Biennale in , a position that he would hold for fifteen years. During school, Jean took a job with Claude Parent to help pay for his education, where these experiences would mark him for life. Parent had a very direct way of integrating his interns into the office. The absolute beginners were sent out to face the realities of construction in their first days with the firm [Boissiere, 9]. He was strongly anti-Corbusian and had a craving for the avant-garde. The French scene was changing drastically with the introduction of technology and consumerism, traits that were reluctantly being acquired from the American nation. On top of it all, the French economy was also in rapid decline as the Arab oil embargo from "â€" prevented them from entering the modern production industries with full force. This paved the way for the introduction of American and English imports, staining the image of what was once a country filled with pride in its own creations. He became a rebel within the field, completely rejecting traditional ideals of the 17th century and foraging new ties with the fields of science and technology. In , he formed the Mars 76 movement; a group of young architects ready to overthrow all that was respected by the old, venerated architecture community. They were completely unhappy with passive modes of reinterpreting old forms and styles, and instead wished to fully embrace the ability for architecture to create unique, dynamic experiences. Mars 76 published manifestos, promoted street demonstrations, and fought against the corporatism of the profession, against zoning and everything else that was purely technocratic and ignorant of humanism. He and his colleagues in the movement designed numerous public housing projects [gratis] that would not entail evicting people from their homes, while providing them with the comforts of modern life such as large living spaces, sunlight, and architectural decoration. Their work was a testament to rebellion, progress, and invention in the field. At this time, there was an architectural standard catalogue of parts, called the Meccano set, composed of fifty pieces. Nouvel focused on using only three: He went on future to set posts and beams in his buildings that did nothing to support the building structurally. He saturated his spaces with modern memes such as neon lights, fake statues, and numerous rose windows, a riot of sigs, images, and colors, even creating Mondrianesque patterning with the shadows, a tipping-of-the-hat to Modernist obsessions, but seen in his work as the aftermath to architectural forms. He soon began to gain a clearer understanding of his theoretical position and his research gained substantial depth. This was the shedding of his former skin, in conjunction with the shedding of intense

turmoil in his country. He soon gained strong interests in two forms of architecture: This theatre design was an exemplary showcase of opening the old into the existing world. He did this by peeling apart one of the facades so it peered out and into the modern city [Boissiere, 17]. He did not appreciate taking architecture as a re-reading of old archetypes, but wanted an extensive repertoire made available by current civilization: He wanted to capture the emotions, images, and signs embedded within the modern environment. There is careful articulation of material palette, color, and texture as one moves from interior to exterior in many works. Also, at the opera house in Lyons, the exterior burns with intense, colored lights, a living play of media and show, while the interior is bathed in pearly white. At 11th Ave, too, there is a sophisticated contrast between black and white, delineating public from private spaces. The public spaces, namely hallways, the lobby, and recreation spaces are coated in a heavy, matte, charcoal-black, whereas living spaces are starkly white. But not just white, there is a spatial layering of glossy whites, and whites with sandy particles growing in scale from very fine-grained to larger conglomerates. At a time when most would have given up, he pushed forward and in doing so developed a highly clarified process for design, thought, and his architectural position. His mature work often deals with: He typically expresses a paradoxical relationship between simplicity and complexity between the interplay of forms and scales [Boissiere, 20]. His obsessions were driven by deep-rooted interests in the imagertransmission techniques: This drove him to take his own initiatives in experimenting with glass manufacturing techniques and developing a Figure 2. To this day, Nouvel is one of the first and only architects to have experimented with printing on glass [Boissiere, 25]. Furthermore he is known as a master in the field for working with glass and glass technologies. One of his unbuilt works, the Tokyo Opera House also touches on his mastery of tension and interface. This building appears as a mysterious black box whose envelope is stretched to its limits to the point that it is so thin it blurs the distinction between interior and exterior. The Arab World Institute is considered the ultimate example of his work. I fight against global architecture. In , Nouvel and Seigneur split up and created two different firms. Nouvel started collaborating with theater consultant Jacques Marquet and completed projects such as the Clinic at Bezons, School at Antony, and Theater at Belfort. In the firm moved to the rue Lacuee and won the competition for the design of the Institut du Monde Arabe project. Nouvel and his team participated in many competitions; however, none were ever built. Cattani was a close friend to Nouvel and had many industrial and political connections, and had graduated from Lausanne Polytechnic as a technical architect [Morgan, 89]. Each person in the team has a specialty that ranges from model building, draftsmen, and construction to landscape, graphic design, and industrial design. He leads the current practice with partner, Michel Pelissie. Nouvel also likes to take in interns, whom he often gives large tasks to. This treatment and understanding of internships is directly related to the way he was treated by his mentor, Claude Parent. The office itself is located on three floors, with white walls and dark planked floors. In the center of each floor is a long room with desks and computers that everyone works at. The room is flanked with meeting rooms, with glass tables and aluminum chairs. No previous work is posted on the walls, in order for everyone to focus on the present and future, and not the past. This also shows clients that the firm is completely immersed in their project, with no distractions of other projects. After he establishes the concept, he assigns a project team and leader, whose job is to keep the project on schedule and on budget. Nouvel in the Office A typical day for Nouvel is to have lunch with clients or his project architects. He will then work until nine or ten. On days where the office has a charette, the firm will work for fourteen hours, finishing at around three in the morning [Kitazawa,]. During these months he has people from his office come to him, to spend a half or full day on a project [Kitazawa,]. Erotic, prolific, Nouvel throws out ideas the way Baker used to toss fruit into the audience. The diversity of his projects is as impressive as their individual merits. And if you get hit in the head with a pineapple, you can be confident that the fruit will be extra juicy. At any one time, Jean has over fifty projects in his head at once and without the computer, drawings, or writing he is able to maintain a clear vision for what he wishes to become manifest. The project architect, architects, and interns are given very little physical data to work from, but instead partake in lengthy conversations about concepts, details, and experiences Nouvel has anticipated for the project. The product of his hand, sketches, drawings, and writing are rare and often jotted down at a fast pace. These are the few documents he leaves behind with his firm before taking off to speak in public, travel abroad,

visit a site, a client, or a friend. Nouvel himself does not use a computer, a radical departure from the focus in many schools and firms across the globe, although, his projects are only realizable with rigorous use of computer technology. This fact helps frame the view of the power he beholds in his speech. The words, hand gestures, and experience Nouvel creates during his seated discussions are enough to generate fantastical buildings of immense scale and dense, architectural complexity. For instance, in the making of 11th Ave. The Elements of Architecture. Last modified on December 13, Taken November 25 Figure 2.

Chapter 2 : La Marseillaise by Ateliers Jean Nouvel

Eleventh Avenue is a story residential tower at the intersection of 19th Street and the West Side Highway in the borough of Manhattan, New York City, New York. The building is described as "a vision machine" by the architect Jean Nouvel.

We understand the quality of this translation is not excellent and we are working to replace these with high quality human translations. Its design aims to offer the best of fine engineering and the latest technological advances in the design of a curtain wall ever constructed in the city of New York, a smooth curve, a bright mosaic close 1, colorless glass panels of different sizes, each set at a unique angle and mechanical torque, creating one of the most performance coatings meticulously tailored in a residential project in the entire country. The composition meets architectural standards De Stijl, reminiscent of Mondrian works, create a curtain wall of glass and metal curve of 76m height which is quite a show of force. Many apartments have views of the Hudson River. One of the points that the architect placed greater emphasis was to capture as much as possible these views. Chelsea is a neighborhood known for its variety of fine restaurants and art galleries, also for its vibrant nightlife, with many fun bars and nightclubs. Chelsea Market was originally a biscuit factory which later became one of the most popular food markets in the city. Concept Some critics have argued that the design of the curtain wall that covers the building has been inspired by the renowned stained sections of XIII Gothic Cathedral in Sanit -Chapelle Paris, others in the cubic drawings of Mondrian. This gesture maximizes both the front facing the street and the view from inside the building, ensuring that all the residences at 11th Avenue have a full view to the south and west and all the light of day. From the smallest to the largest, each residence building enjoys a sweeping uninterrupted glass wall from floor to ceiling in the main facade. Spaces The entrance to the building is on 19th Street and crossed the lobby once you enter. The dramatic lobby of 6. The building, with 72 apartments, offers private, indoor or outdoor terraces and a restaurant area outdoors in the lobby. Services The Eleventh Avenue residents have hour doorman, concierge during the day, a restaurant in the lobby, a garden, an ATM, a private screening room, storage rooms, a pool of 70 meters and a gym. The Lodge Until the seventh floor the building has a kind of double street facade formed by crystals perteluces where fleeting images of life beyond the building reflected this glass enclosing a semi-enclosed atrium unprecedented in the city New York, whose interior is decorated with suspended gardens and ornamental trees that seem to float in the air. Nouvel has designed one of the most creative and revolutionary solutions to the challenges of the ground floors of the houses high, a proposal never before seen in the city of skyscrapers. At a distance of 4. The grid contains a world in itself, a different space to any other in the city, to be shared only by residents of the Loggia Residences, located between the first and seventh floor. Here, each apartment has one floor, terraces, some closed and other open space. The lodge terraces are designed as a space to enjoy all year round, glazed floor to ceiling spaces at least three sides and radiant heat in the slab. Apartments The luxurious Eleventh Av apartments range in size from All apartments have views to the south and west by shadow mechanized systems. Among the plants, the apartments have three bedrooms and a large slightly angled foyer leading to large living room overlooking the Hudson River. The attic is a four bedroom unit with an entrance 5. The apartment also has a living room desk and a terrace overlooking the north of 7. Structure Curtain wall The walls are designed from the inside out. A typical plant has seven megapanel on the facade, and each corresponds to a quarter MegaPanel. In the larger rooms have a view unobscured surface The curtain wall windows are fixed and operable trucks, in various sizes and shapes, in essence a random series of folding planes. To give regularly to the wall, the team, which included Chinese manufacturers of curtain walls, created megapanel special, some with a height of 3. MegaPanel joints are the only areas of the facade with a continuous vertical mullion. The curved section of the front has a concentration of smaller panels. Study rotating panels facade The charge of the assembly of the facade, Marc Simmons, said: It is really a composition performed manually from a very architectural idea. Steel is the structure of the facade, as the nonlinear load paths and massive panels have conspired to make an aluminum structure too large to be attractive inside the apartments. All elements of steel, 3 inches wide, are based on the same plane, but vary in

depth. The steel frame, which is visible from inside the apartment, consists of steel plates cut with laser welded together, then pass a process of sandblasting and painted silver. Hybrid panels The team describes this curtain wall facades as a hybrid that combines the features of a wall with a window where individual panels have no structural dependency with adjacent panels. These panels can achieve certain architectural intentions that could not be achieved with traditional unit of aluminum curtain walls that are designed for efficient production and easy transport. The mega panels of this project are so large and heavy that they can not overlap or have interlocking anchors are independent of each other. Crystals The outer layer is silver anodized aluminum to match the silver painted steel interior. While it is not structural, aluminum panels remains low emissivity glass, insulated and laminated. Materials The construction is basically made of steel, glass and reinforced concrete. The interiors of the apartments have ceilings polished concrete and terrazzo floors or hardwood. The kitchens have islands terrazzo designed by architect with flexibility to facilitate integrated mobile units. The bathrooms have tactile features designed by the architect Jado.

Chapter 3 : Jean Nouvel | The Real Deal New York

Designed by renowned architect Jean Nouvel, Eleventh Avenue stands out even in architecturally diverse Chelsea. It contains 72 apartments that were carefully crafted by Nouvel, with studios and one- to four-bedroom units occupying the 21 floors.

A behind-the-scenes look at the 11th Avenue condo, where buyers have complaints about construction By Candace Taylor February 01, Inside, however, fat drops of water fall from the ceiling, forming a puddle on the polished-granite floor of the Jean Nouvel-designed lobby. Todd Eberle, a photographer who lives on the fourth floor, eyes the leak with concern. A photographer-at-large for Vanity Fair who has spent much of his career shooting architecture, Eberle is an avowed Nouvel devotee. Before moving into Eleventh Avenue in the summer of , he and partner Richard Pandiscio lived at 40 Mercer, another Nouvel-designed condo. Yet Eberle is one of a number of residents voicing concerns about the building. These shortcuts have led to shoddy workmanship, they say, a viewpoint echoed in a number of lawsuits and applications to the Attorney General for the return of deposits provided to The Real Deal under the Freedom of Information Law. But, as at many new condos, the financial crisis plunged it into a stew of delays, cash shortfalls, broker turf wars and buyers demanding their money back. Cost overruns at Eleventh Avenue sent Cape Advisors looking for new capital just as the financial crisis enveloped the city. More than half of the buyers in contract attempted to back out, according to people familiar with the matter, causing a number of deals to fall through. Developers attribute that to buyers wanting to get their money back as property values were declining. Instead, the tower was completed and owners are now ensconced in their new homes. But the building is also a clear example of the challenges faced by new condos seeking to overcome the tenacious legacy of the financial crisis. A review of lawsuits, complaints to the AG and conversations with current residents reveal a litany of alleged problems. It was more dictated by positioning and marketing the building than anything else. We want [residents] to be happy. And, lawsuits between condo residents and developers are becoming increasingly common as condo boards take over their buildings from sponsors, often discovering construction defects or budget problems. Kishner said he could not talk about the Guzman suit which has now been resolved because of a confidentiality agreement. The plan was a sensation. With Corcoran Sunshine handling sales, more than 70 percent of the units went into contract, according to multiple people familiar with the project. But the Vision Machine faced problems from the moment construction crews dug into the ground. Instead of bedrock, they hit mud and water. The deal allowed construction " and sales " to continue. Corcoran Sunshine was removed from the project and replaced by Elliman. We certainly consult with them on an ongoing basis. Cohen also argued that the sponsors failed to adequately disclose the relationship between the new investors and Elliman. Other sources said, in practice, that relationship may have created a conflict of interest when Elliman took over sales at the project. Several sources familiar with the matter said that as head of Elliman, Lorber had an incentive to see the deals done by Corcoran replaced by new deals brokered by Elliman agents. Neveloff disputed that notion. Buyer complaints Howard LorberAs construction soldiered on, some buyers grew impatient with the delays. Closings began in late , more than two years after some buyers had signed their contracts. Four went so far as to file lawsuits, and at least five applied to the AG for return of their deposits. Others simply walked away, leaving all or most of their deposit on the table. Neveloff said all of the lawsuits have since been settled but the terms of the agreements are being kept confidential. Buyers at the building claimed that they were entitled to the return of their deposits for numerous reasons. One purchaser stated that his living room was supposed to be square feet, but was only square feet. Several complained about cracking concrete and problems with the curtain wall. Another lawsuit was filed by the entity EAI Four. Chavez also claimed he should get his deposit back because his purchase was publicly disclosed in a newspaper article. Recanati and Statfeld did not close. After the market tanked, buyers all over the city tried to get out of their contracts as property values declined. If values had continued shooting up, buyers would probably not have tried to back out of their contracts no matter how unhappy they were. Moreover, some construction glitches are to be expected in any new building, especially one with a design as complex as this

one. But current residents say they have legitimate reasons to be upset, beyond the usual construction hiccups. Similar complaints to those found in the initial round of lawsuits are now being voiced by current residents who have already closed on their units many of whom got significant discounts from the original prices. Some current residents complain that ceiling panels have fallen and appear to be held in place with masking tape, improperly poured concrete gives ceilings the appearance of water damage, and scars are visible on the terrazzo floors where walls were moved. One resident also said a window in the curtain wall never fully shuts, leaving a constant one-inch gap so the wind howls through the apartment. The rust is caused by transporting and installing the beams, and will be fixed when the weather warms up, said David Comfort, the project manager for Cape Advisors. As for the leak spotted by a reporter from The Real Deal in the lobby of the building, Comfort said it has since been fixed. But not all buyers are unhappy. Post who says she is still owed money from the job, which the developers deny added furniture and carpeting, and removed some of the elements Nouvel put in place, including a large box composed of reflective panels. Leininger said the changes were not discussed with the architect. Attorney Steven Einig, who represented a buyer in the building who applied to the AG for the return of a deposit, said starchitecture fuels high expectations for buyers.

Chapter 4 : Architect " Jean Nouvel

The Jean Nouvel tower at Eleventh Avenue Outside, a late-January snowstorm has left a delicate frosting on the shimmering gray-green jumble of steel and glass that is Eleventh Avenue.

DeSimone Consulting Engineers was the structural engineering firm for the project. The stainless steel frames contain 32 different window sizes, with each window angled between 2 degrees and 5 degrees up, down, left, or right. Abutting it is Bayview Correctional Facility, made of brick. The site is centered in the wealthy and culturally diverse neighborhood of Chelsea. Many shops, restaurants, and galleries surround it. Apartments facing west have views of the Hudson River, and those facing east have views of the High Line and the New York City skyline. It contains 72 units made up of one, two, and three-bedroom apartments. There are five penthouses, and a single-floor unit on the top floor. On the lower levels are a spa, gym, pool, and garden. The ground floor also has a restaurant with a dining patio. The tower mass is formed along a curve that runs the entire site. The curved form allows all apartments to have street frontage and views. It also gives each apartment light and views southwest. Behind the freestanding structure is a semi-enclosed atrium called "The Loggia". Within the atrium are fully-grown trees that seem to float in mid air. On the south and west side, Nouvel designed a pixilated curtain wall that was inspired by the compound eye of an insect. The curtain wall has 1, different windowpanes that are connected to "megapanel". The megapanel are tilted at different angles, resulting in different levels of transparency throughout the curtain wall. The north and east facades are clad with black brick. It has punch windows of many different sizes and set at different angles that frame views of the skyline.

Chapter 5 : Case Study - 11th Ave. by Marissa Fabrizio - Issuu

Nouvel has designed and built structures around the world, including the Arab World Institute, the Culture and Congress Center in Lucerne, Switzerland, Eleventh Avenue in New York City, and.

Chapter 6 : Nouvel | Eleventh Avenue | Chelsea condos for sale

Eleventh Avenue is a condominium tower overlooking the Hudson River, featuring a distinctive, curved curtain wall never before seen in New York City. BBB served as Executive Architect for Eleventh Avenue " a story tower in the West Chelsea neighborhood of Manhattan, designed with Ateliers Jean Nouvel.

Chapter 7 : Tumult at Nouvel Tower

Designed by Jean Nouvel, La Marseillaise marks a real turning point for the Mediterranean city of Marseille. Not only does this meter office block demonstrate architectural and technical prowess - it is also a sustainable economic and social project.

Chapter 8 : Eleventh Avenue - Projects - Beyer Blinder Belle

Photographer Philippe Ruault has sent us his photographs of the newly-completed 11th Avenue by French architect Jean Nouvel, an apartment block in Chelsea, New York, with every glass panel of.

Chapter 9 : 11th Avenue Building - Data, Photos & Plans - WikiArquitectura

Based in Paris, France, Nouvel is an internationally known architect that has lead a multinational, multicultural design firm, the Ateliers Jean Nouvel (an atelier is a workshop or studio), since