

# Hilton Garden Inn

Greenville, NC

## Portfolio 1

Carrick, Fry, Joyner, and Kendrick



**CLARENDON**  
PROPERTIES



**6<sup>th</sup> Street Studio**  
Interior Designs



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# ABOUT THE TEAM

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## 6<sup>th</sup> Street Studio

6<sup>th</sup> Street Studio is detail-oriented, approachable, and unique. They have 15 years combined experience, so their team knows how to go above-and-beyond and successfully manage the work they are given. SSS has a unique style and is very good at letting their personalities shine through their projects. The space would be designed uniquely while also knowing how to be functional for all users and speak to all users.



Paige Carrick  
Design Coordination  
Side Courtyard



Rebekah Fry  
Team Communication  
Rooftop Bar



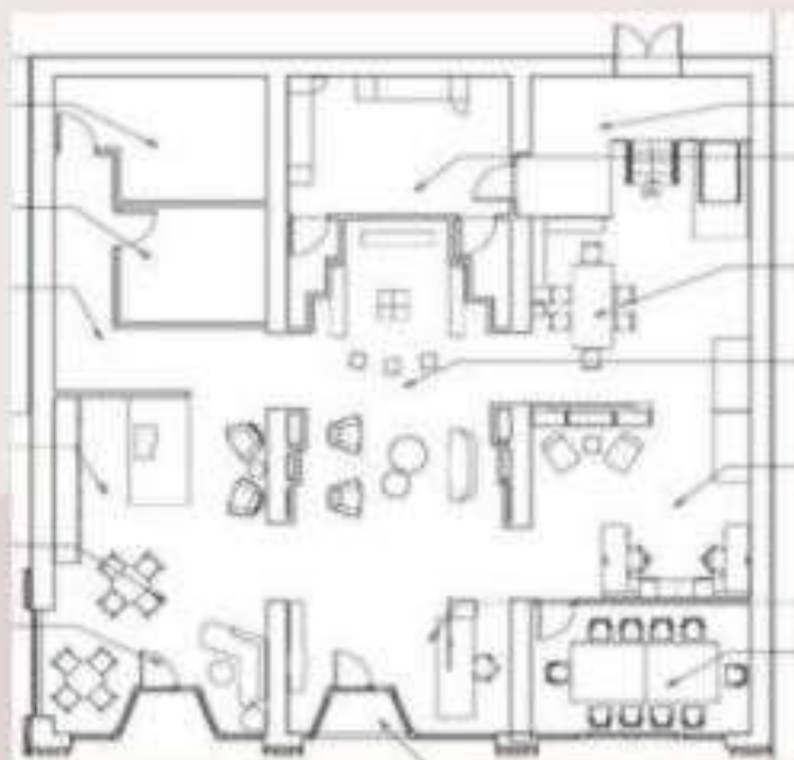
Rebecca Joyner  
Project Management  
Back Courtyard



Myah Kendrick  
Time Management  
Lobby and Lounge

# Tobacco Warehouse

A tobacco warehouse located in Greenville, NC was remodeled into an ECU student work and meeting space. A coffee shop and shopping/display area was added. Local businesses were welcomed to hold meetings and host events in the warehouse.



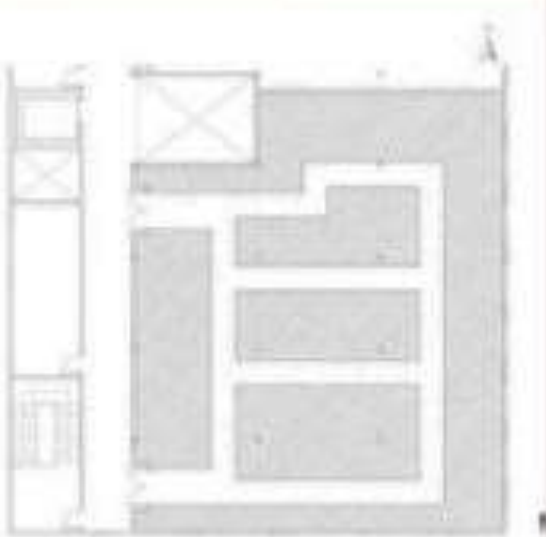
# Teknion Showroom

Three local stores were combined and remodeled into a showroom for an office furniture supply company, Teknion. Materials used had to be complementary and durable for an ever-changing display. The company requested for a meeting room and office spaces.

## Design Concept and Inspiration Images

### NEON NIGHTS

The concept behind this is to make it a modern, clean, and sophisticated space while also including the fun, upbeat, dramatic, colorful scene of something similar to a nightclub or a youthful social gathering.



Circulation Plan



## Furniture and Finishes

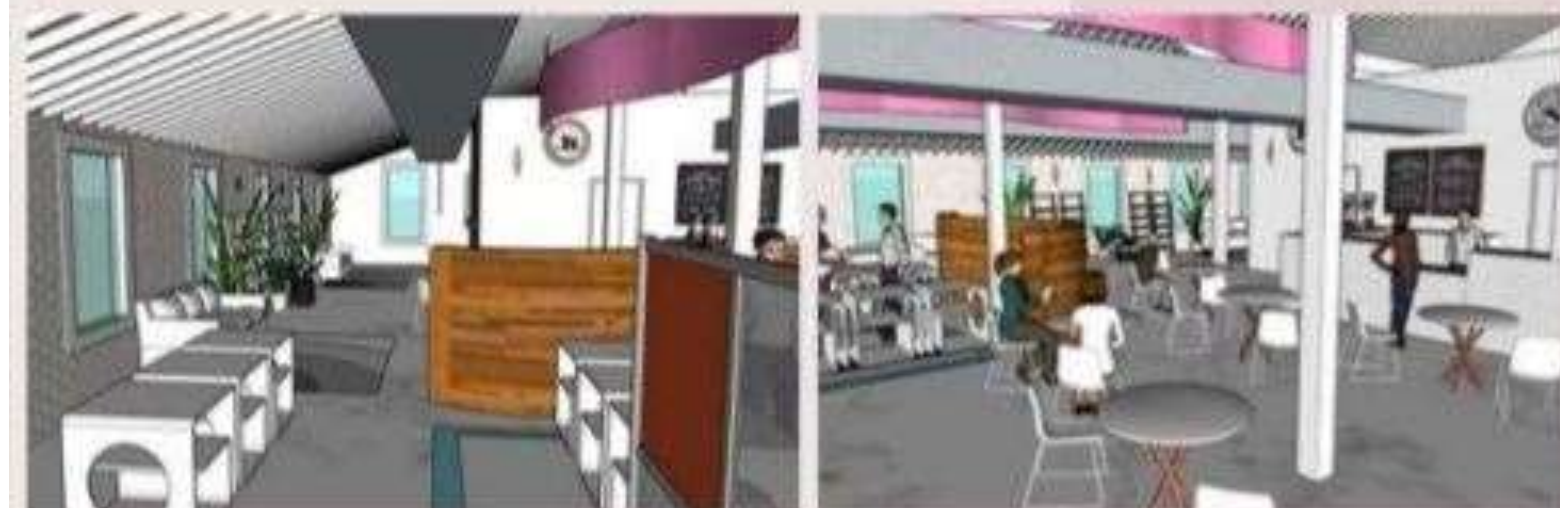


## Concept

Sustainability in office spaces refers to the use of green building practices that reduce the environmental impact of the building. This is achieved through the use of energy-efficient lighting, water-saving fixtures, and other green building practices.



The new space of the building will lead to Teknion showroom. The space will include a showroom, meeting room, and all of the services the working professional space. This is the perfect response to the demands of the office space, meeting, and all the business needs of every business.



# The ET Building

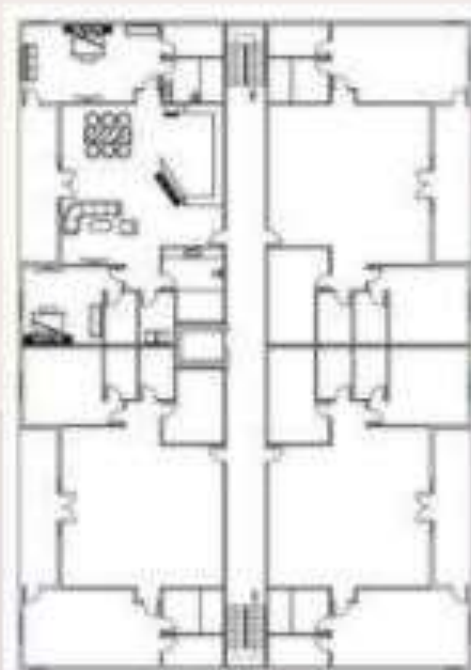


Below Grown - Parking Deck and Shops  
 1st Floor - Shops and Apartment Lobby  
 2nd Floor - Apartments and Amenities  
 3rd and 4th - Apartments



# Senior Living Condo

Creating ADA accessible living space for seniors



## Blossoming Progression: Aging in Place

- Simple, functional design
- Clear, unobstructed floor
- Stable, non-slip flooring

## Symbolism of the Stock Blossom

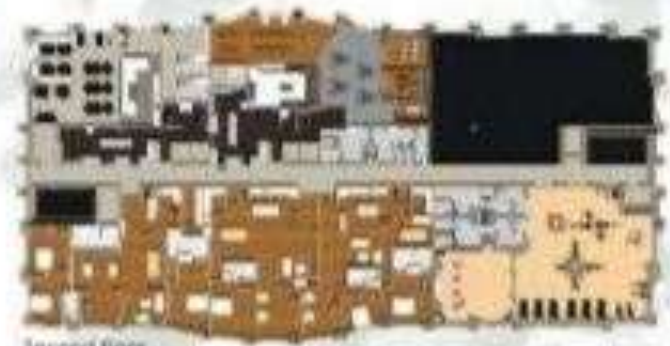
- Aging: All of us will experience it eventually
- Comfortable with you like the way it is right now
- Beauty that doesn't fade with age or time
- Enduring, possible to work
- Connecting with the world around us

## Color Rational

- Warm, neutral, light colors
- Warm, white, yellow, gold
- Shades of blue, green, purple



## Floorplans





## CLARENDON PROPERTIES

### Clarendon Properties

- Clarendon is a Real Estate Development Firm
- Focus are hotels, but also works on development of dental offices
- Founded by its president, John Sandlin in 2008
- Made up of a small team with a total of 5 people
- Since 2008, Clarendon has completed 8 hotels
- Clarendon currently has 10 hotels underway, all in different stages
- Clarendon builds Hiltons, Marriotts, and IHG Hotels

### Hilton

- One of the World's largest hospitality companies
- Hilton has more than 6,300 properties worldwide
- Those properties are located across 118 Countries and territories
- Hilton has 18 world-class brands
- First hotel to carry Hilton name opened in 1925 by Conrad Hilton
- Hilton Garden Inn Brand launched in 1990 with 4 locations
- Hilton's mission is to be the world's most hospitable company

## Greenville, NC

- The cultural, educational, economic, and medical hub of Eastern North Carolina
- 10th largest city in the state
- 90,000 in the heart of Pitt County/ 175,000 total
- A strong industrial community
- An accommodating event and leisure destination
- Vibrant Uptown Greenville District with diverse art, music, food, and festival scene featuring an increasing number of unique, locally-owned businesses, galleries, shops, and restaurants.
- Originally known as Evergreen of Greenville, it slipped into dormancy shortly after being created. It was revived in 1994, going by Uptown Greenville, and steadily working towards center-city revitalization.

# Project Overview

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The Hilton Garden Inn is located on Evens Street in downtown Greenville, North Carolina. The lot is very narrow, so they had to build up instead of wide. This custom hotel will consist of 8 Floors and approximately 101 rooms. The main areas we will be focusing on the Lobby/Lounge, Side Courtyard, Back Courtyard, and Rooftop Bar. We will all design one of the four space with using the same aesthetic throughout the space. Some of the design problems we will be facing is the limited space since the lot is so narrow, creating a covered walkway from the building to the parking deck without blocking the ally way, making sure there is enough room for getting around the entire building, and lastly representing ECU in the hotel without making it tacky. The hotel will be ADA approved so everyone can enjoy the space and feel comfortable throughout. Ultimately, this hotel will be the talk of the town, and with our design will make it even more popular.

Site View



- We have all the professional skills that are needed to tackle this project. Due to our 15 years of experience and being proficient in AutoCAD, Revit, SketchUp, Microsoft Programs, and Adobe Programs we have what it takes to design the Hilton Garden Inn in Greenville, NC. Since we know the area very well, we will know how to design this hotel so it will become the statement of downtown. •

# "BRINGING THE OUTSIDE IN"

## Industrial

Focus on the physical appearance, functionality and manufacturability of a space.

- Brick and Metals
- Geometrics
- Patterns
- Jewel Tones

## Bohemian

Fills a space with life, culture, and interesting items.

- Textures
- Calming
- Greenery
- Taupe, Earth Tones

## Sustainability

"Be kind to nature." - Creative Wilderness

- Product Circularity
- Renewable Energy & Carbon Management
- Material Health

## Color Palette



Back Courtyard



Side Courtyard



Lobby/Lounge



Rooftop Bar



# Budget

Space	Usable Square Footage	FF&E Budget	Totals
● Lobby	2907 sq ft	\$ 60.00	\$ 174,420.00
● Lounge	607 sq ft	\$ 60.00	\$ 36,420.00
● Side Courtyard	1666 sq ft	\$ 16.00	\$ 26,656.00
● Back Courtyard	1584 sq ft	\$ 5.00	\$ 7,920.00
● Rooftop Bar	1833 sq ft	\$ 45.00	\$ 82,485.00
Professional Fee	Total 8600 sq ft	\$ 2.33	\$ 20,000.00
Project Total			\$ 347,901.00

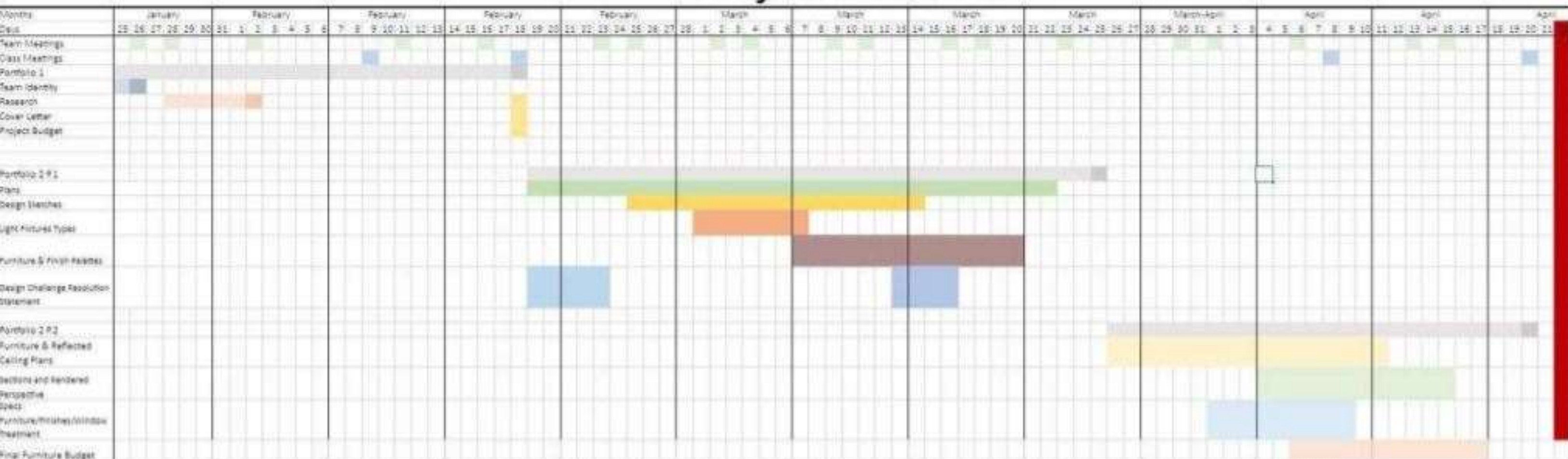
Ground Floor



Rooftop



# Project Schedule



Portfolio Dates:  
 Thursday 2/18  
 Thursday 3/25  
 Tuesday 4/20

# Hilton Garden Inn

Greenville, NC

## Thank You

Carrick, Fry, Joyner, and Kendrick



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