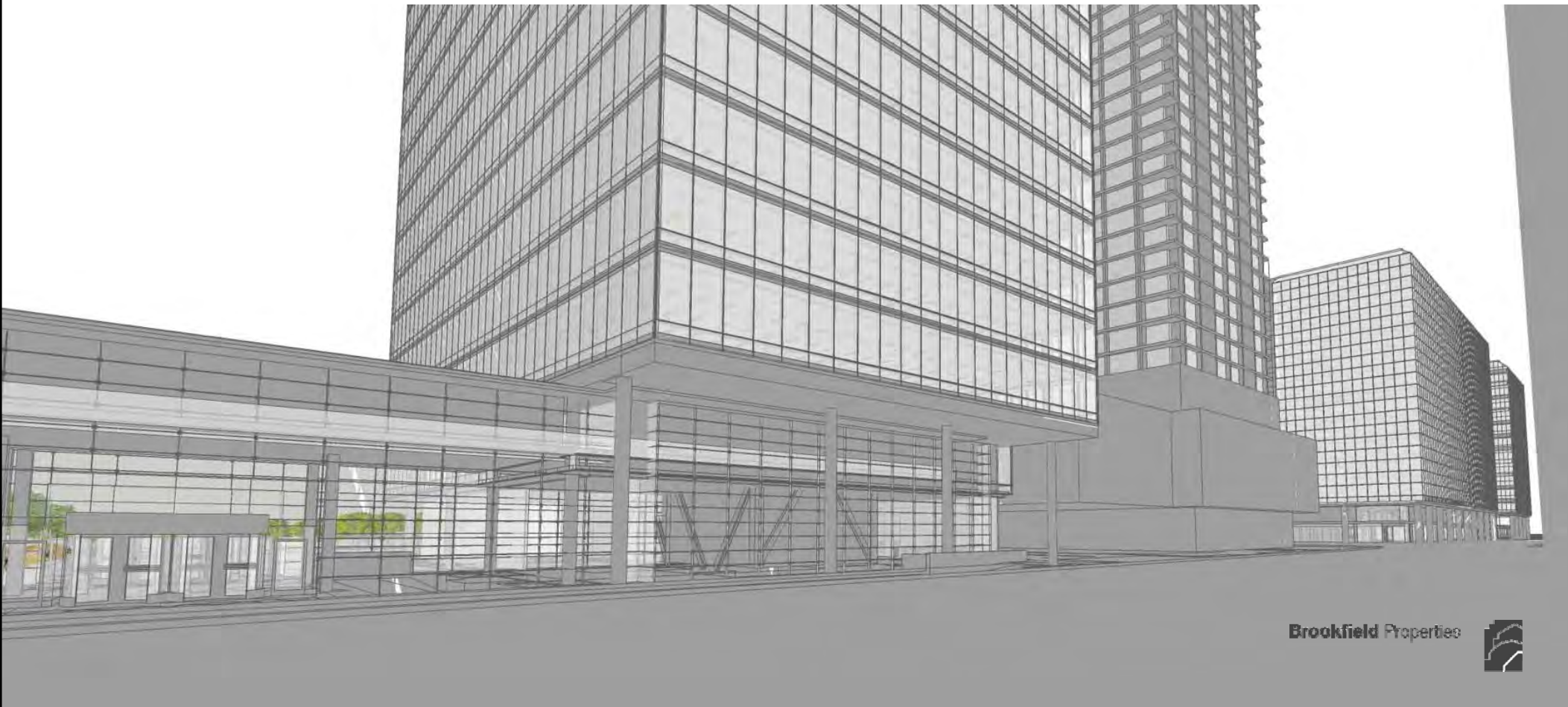
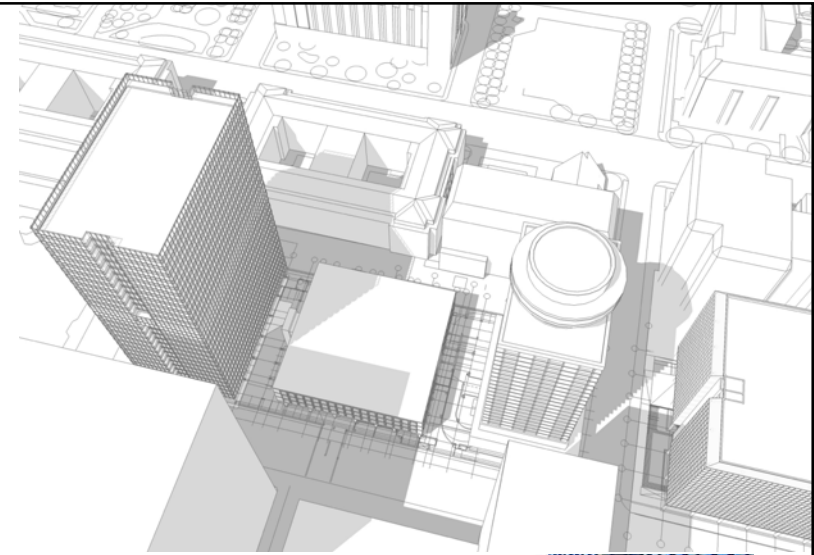
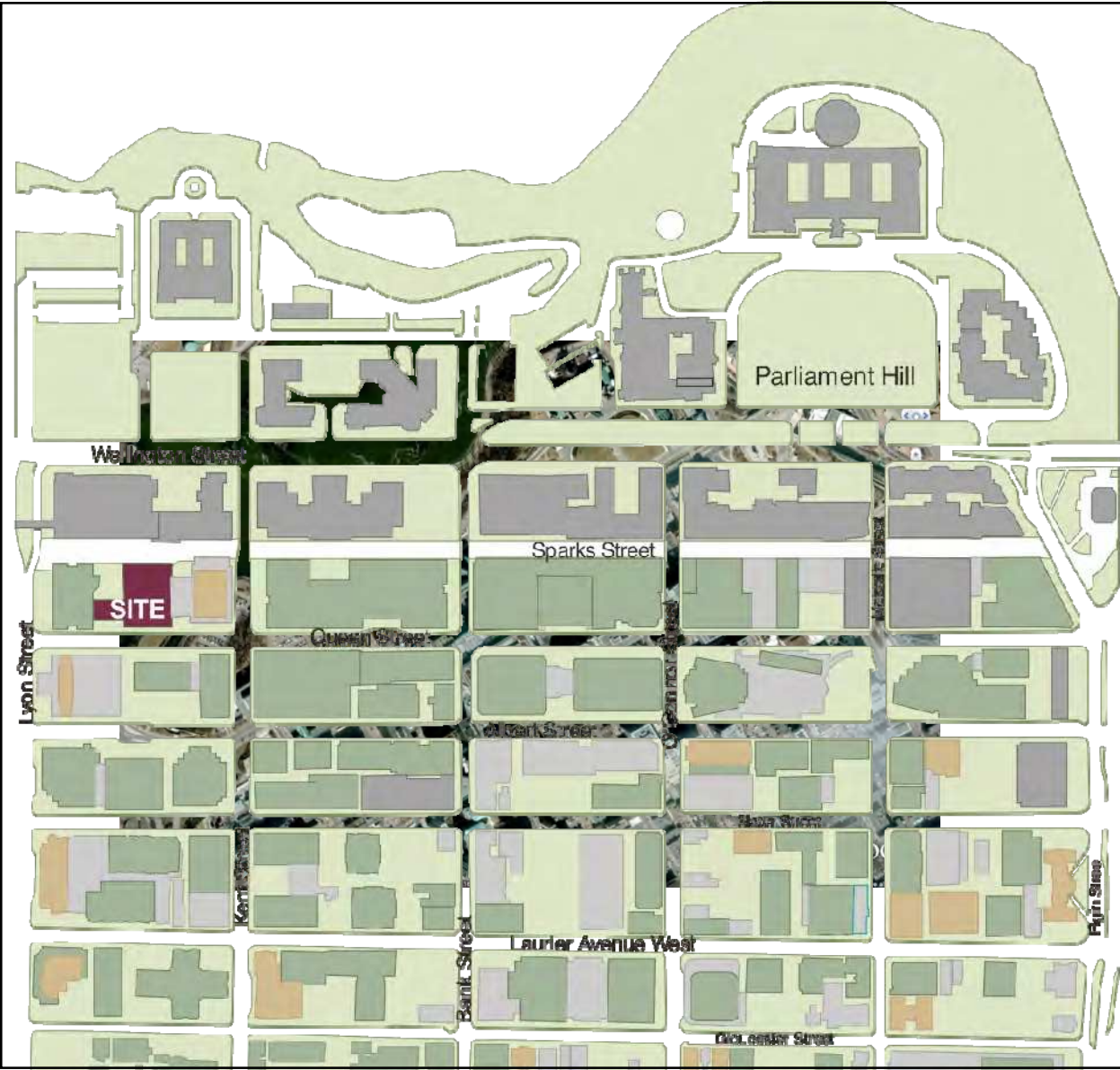


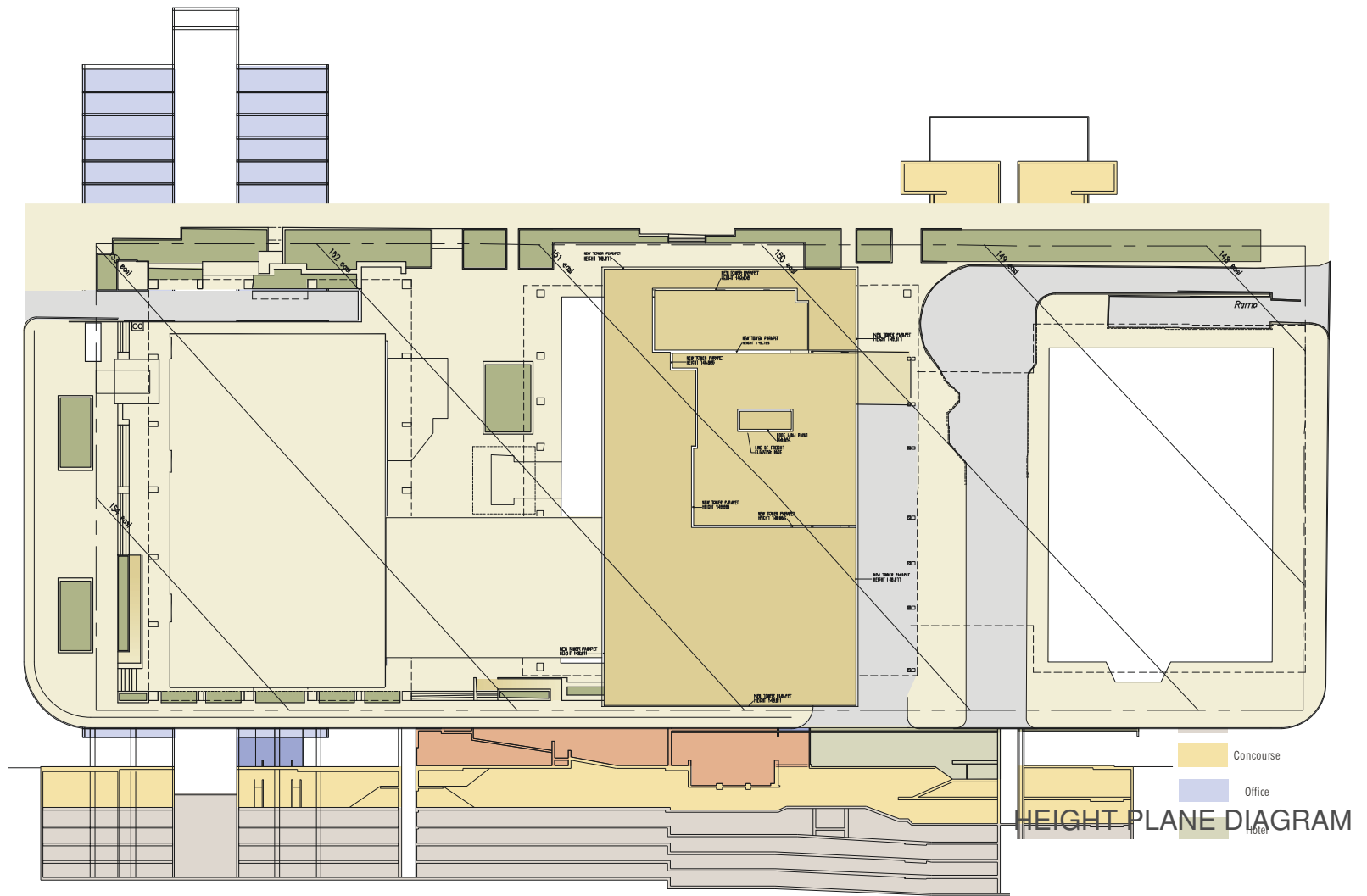
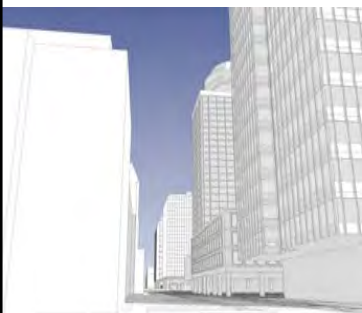
300
SPARKS STREET

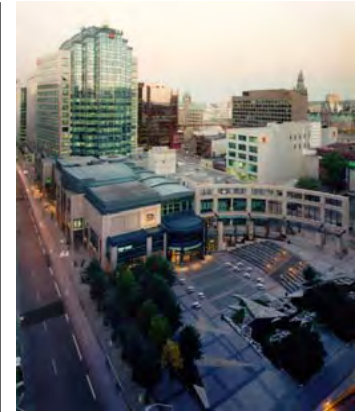
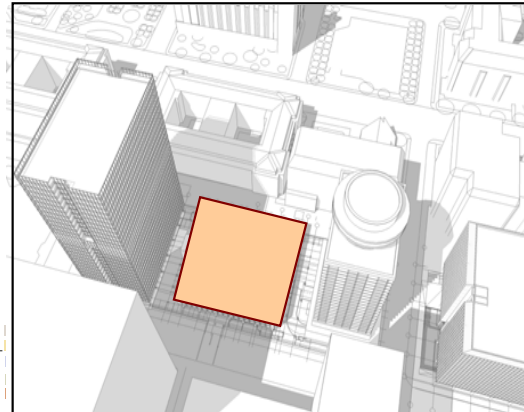
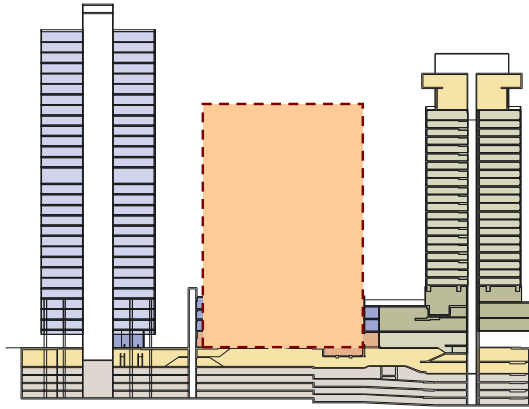


Brookfield Properties







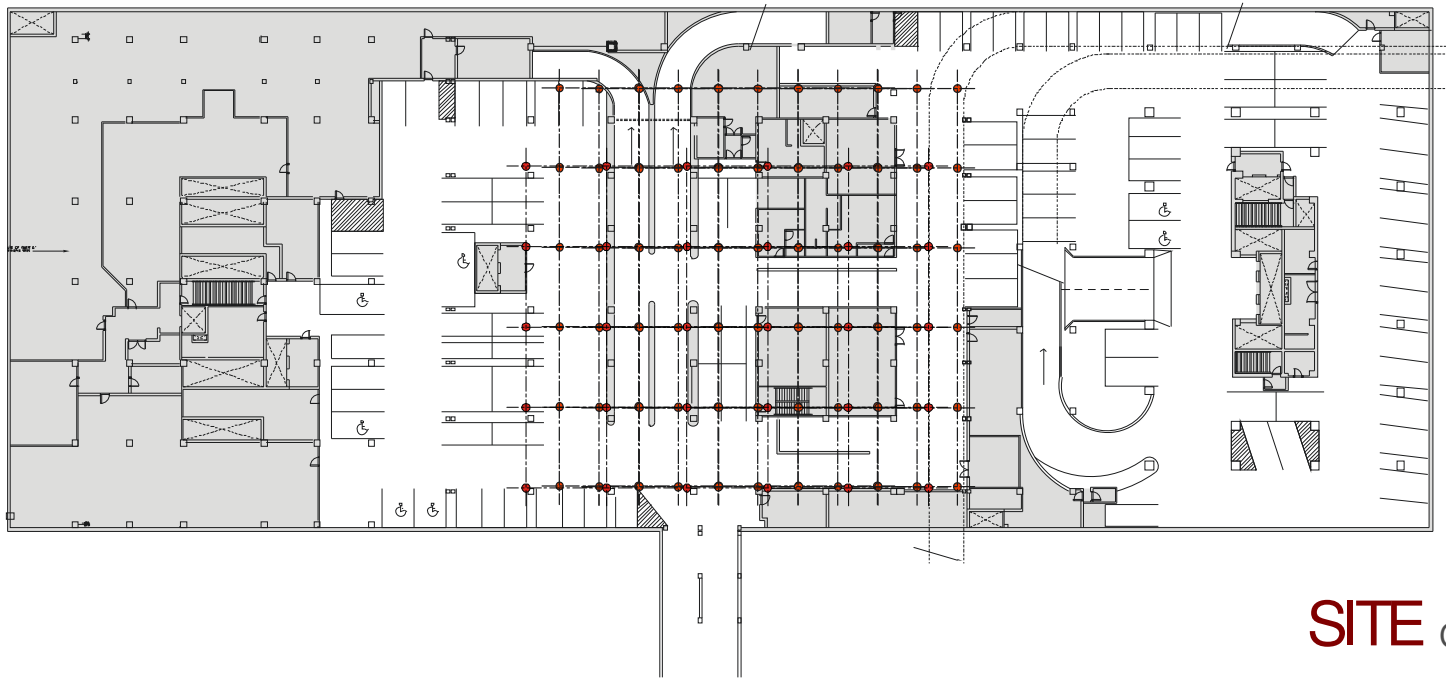


Align facades with Queen street edge.

Respect current height plane limits.

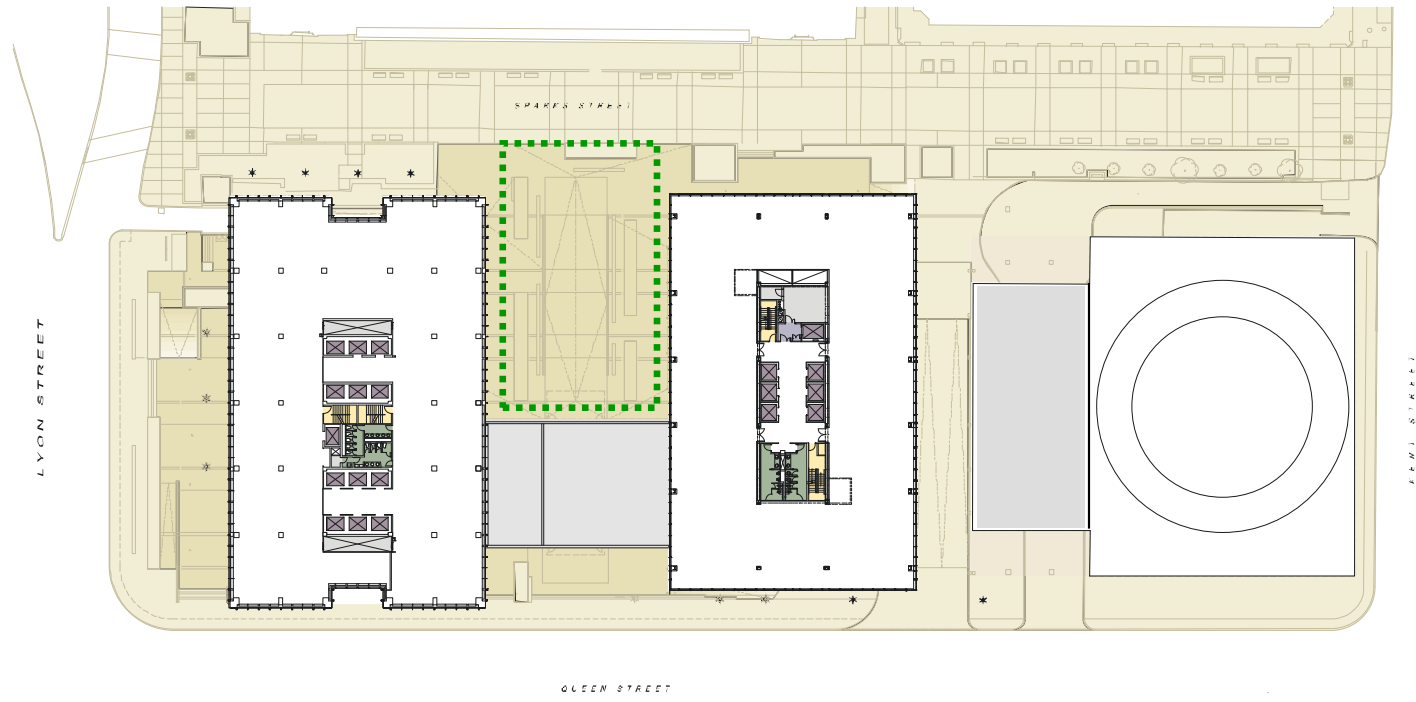
Maximize density in downtown sites.

Offer some public space back to Sparks Street.



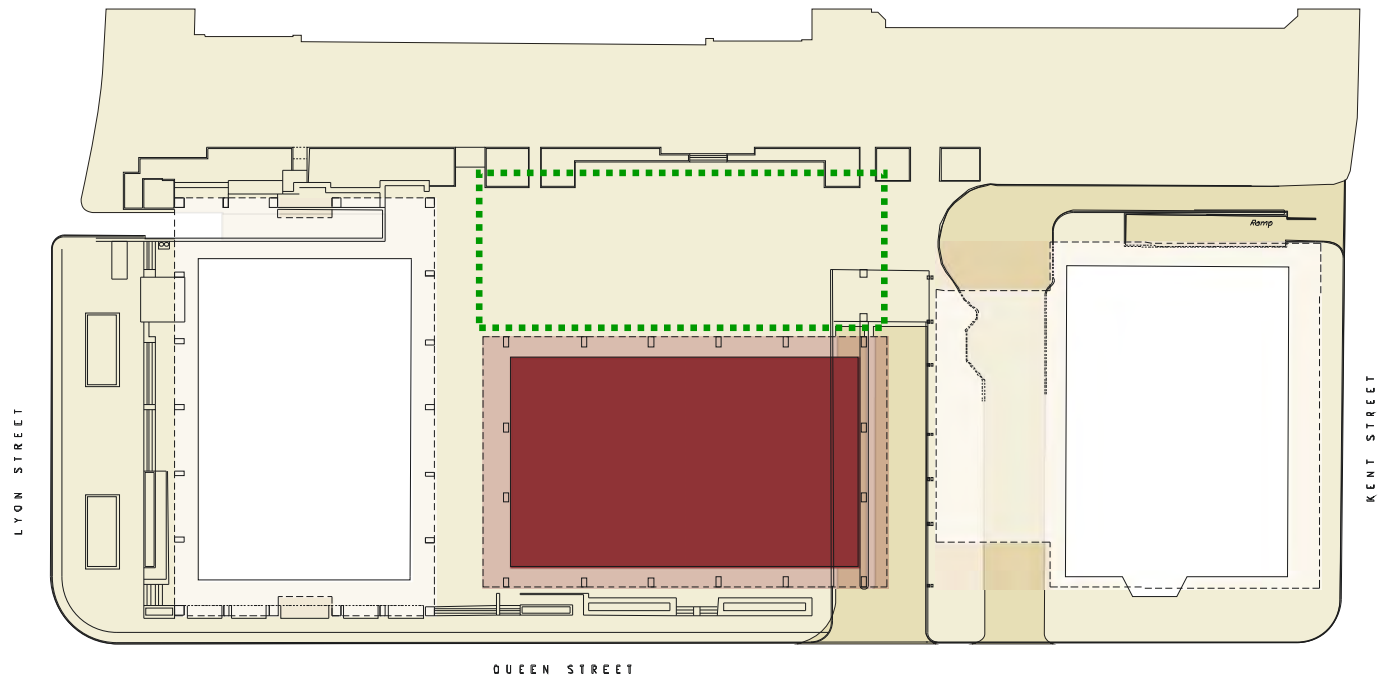
SITE COMPLEXITIES

Existing 4 level parking garage with drive aisle, columns and transformer vaults below.



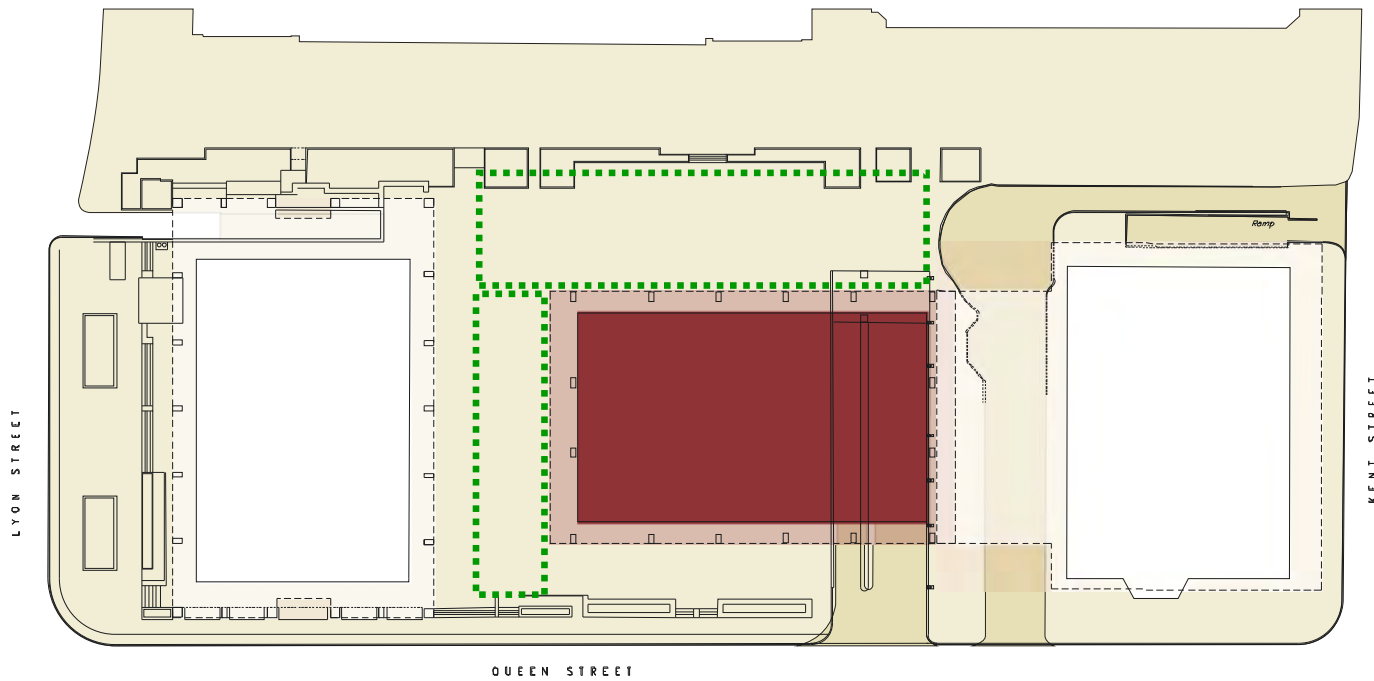
SITE COMPLEXITIES

Set-backs from existing towers and resulting plaza space



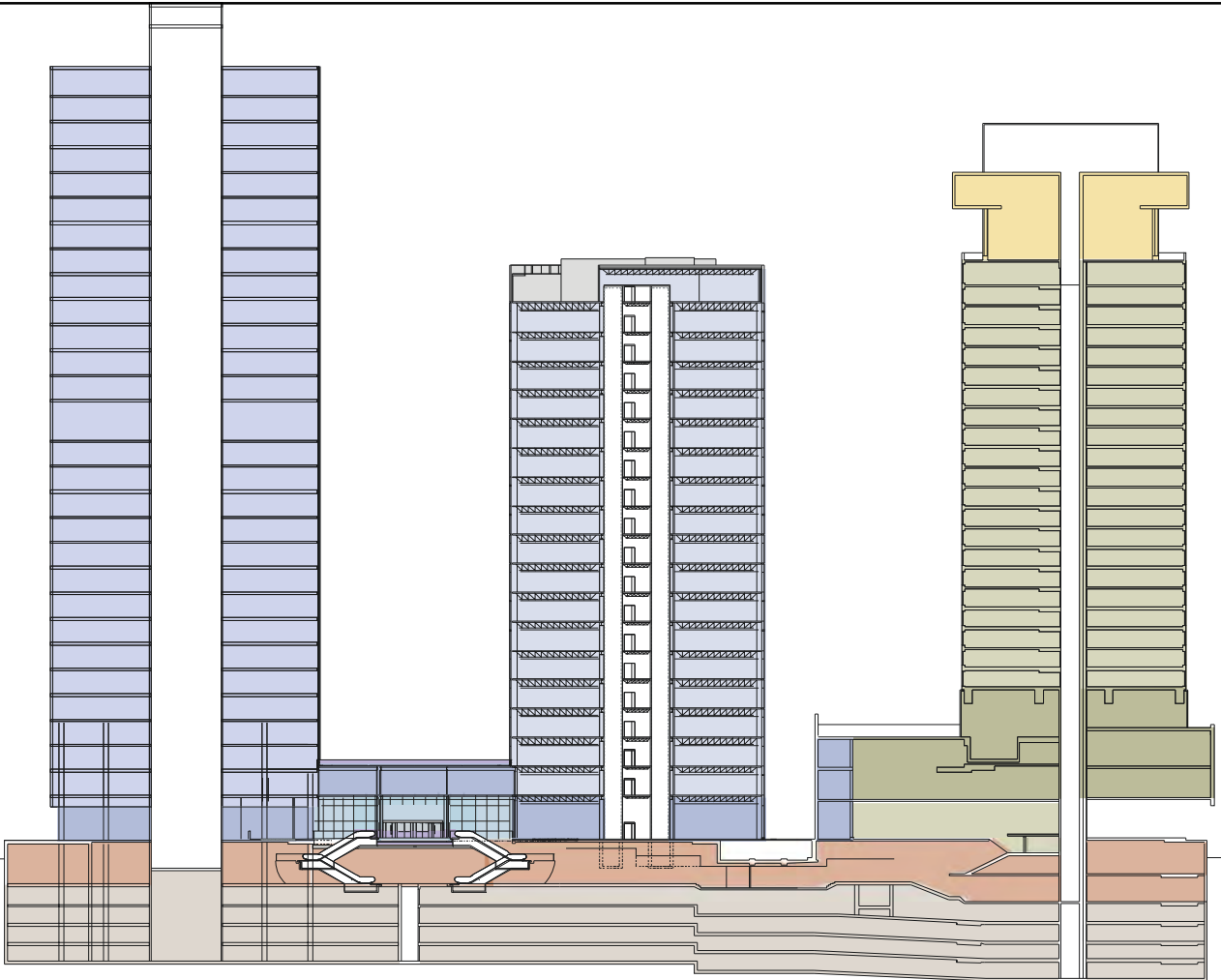
SITE COMPLEXITIES

Set-backs from tower options and resulting plaza space

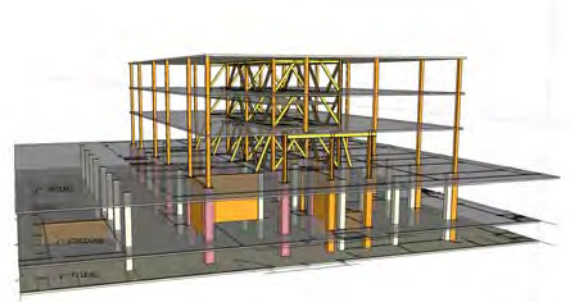


SITE COMPLEXITIES

Set-backs from tower options and resulting plaza space



- Parking
- Concors
- Office
- Hotel
- Conference & Retail



Concrete versus Steel structure

SITE COMPLEXITIES



SITE COMPLEXITIES

Relocation of chillers / cooling towers serving the complex

Brookfield Properties

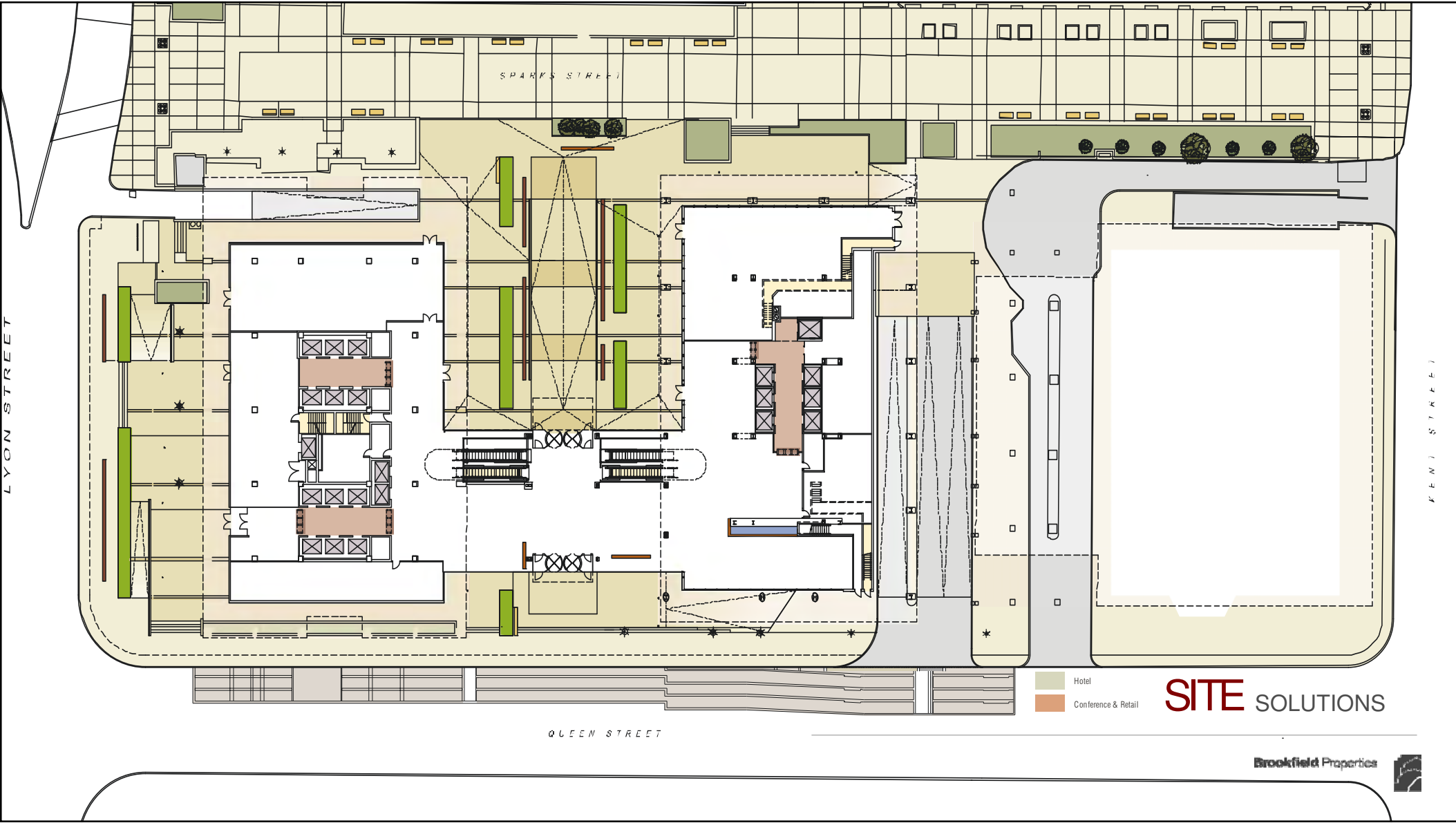




SITE SOLUTIONS

Brookfield Properties





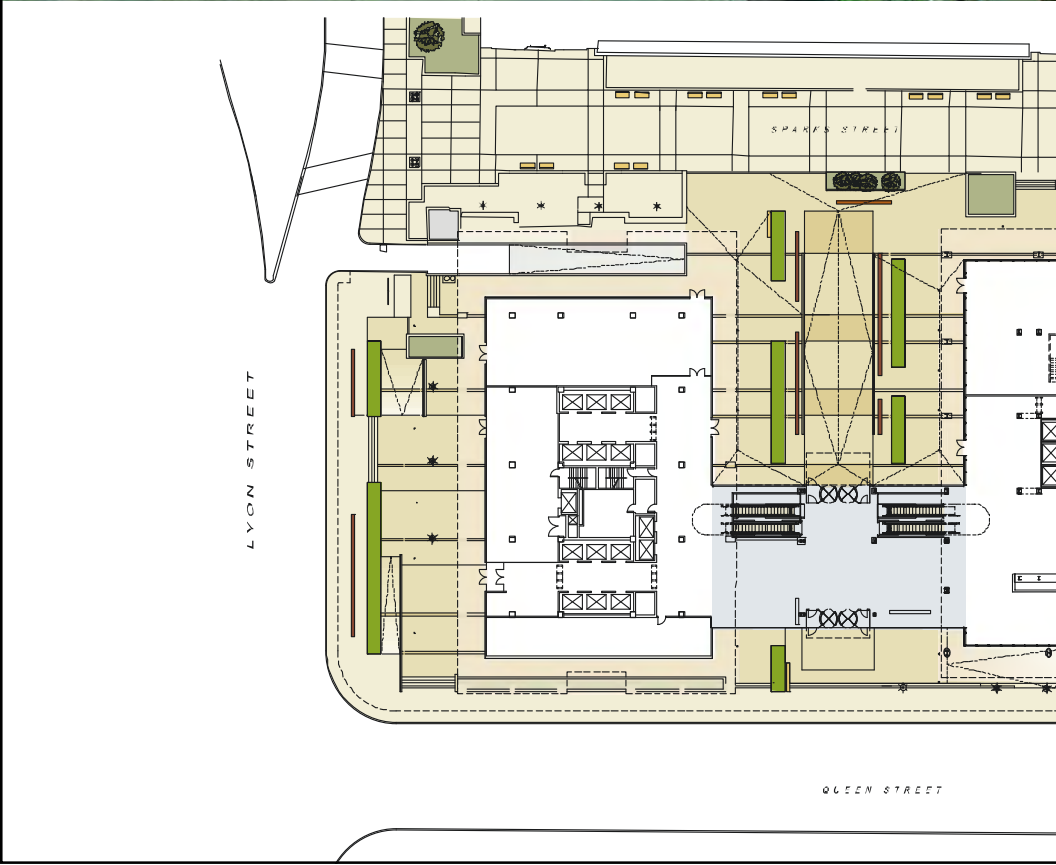
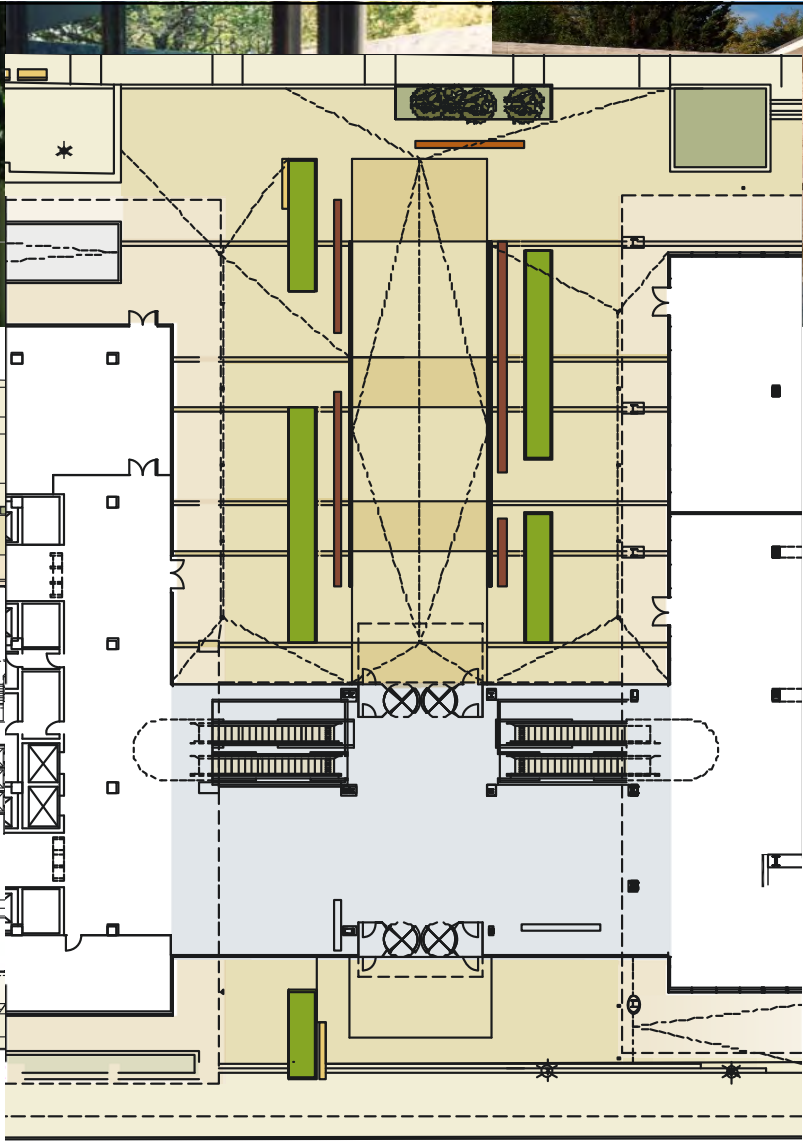
Hotel
Conference & Retail

SITE SOLUTIONS

Brookfield Properties 



THE GROUND PLANE



TRANSPARENCY THROUGHOUT

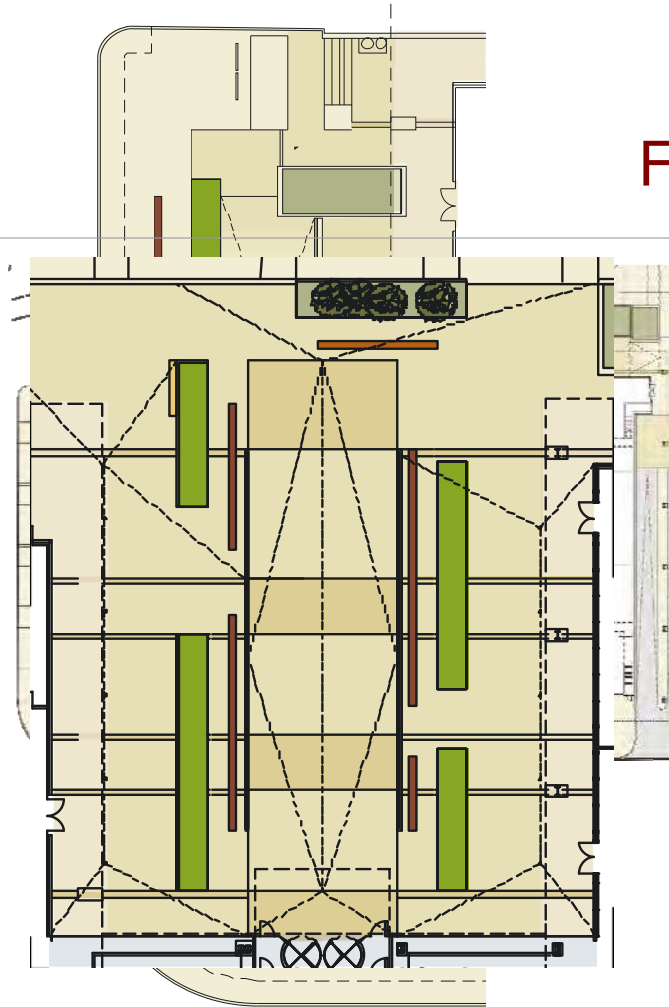


TRANSPARENCY

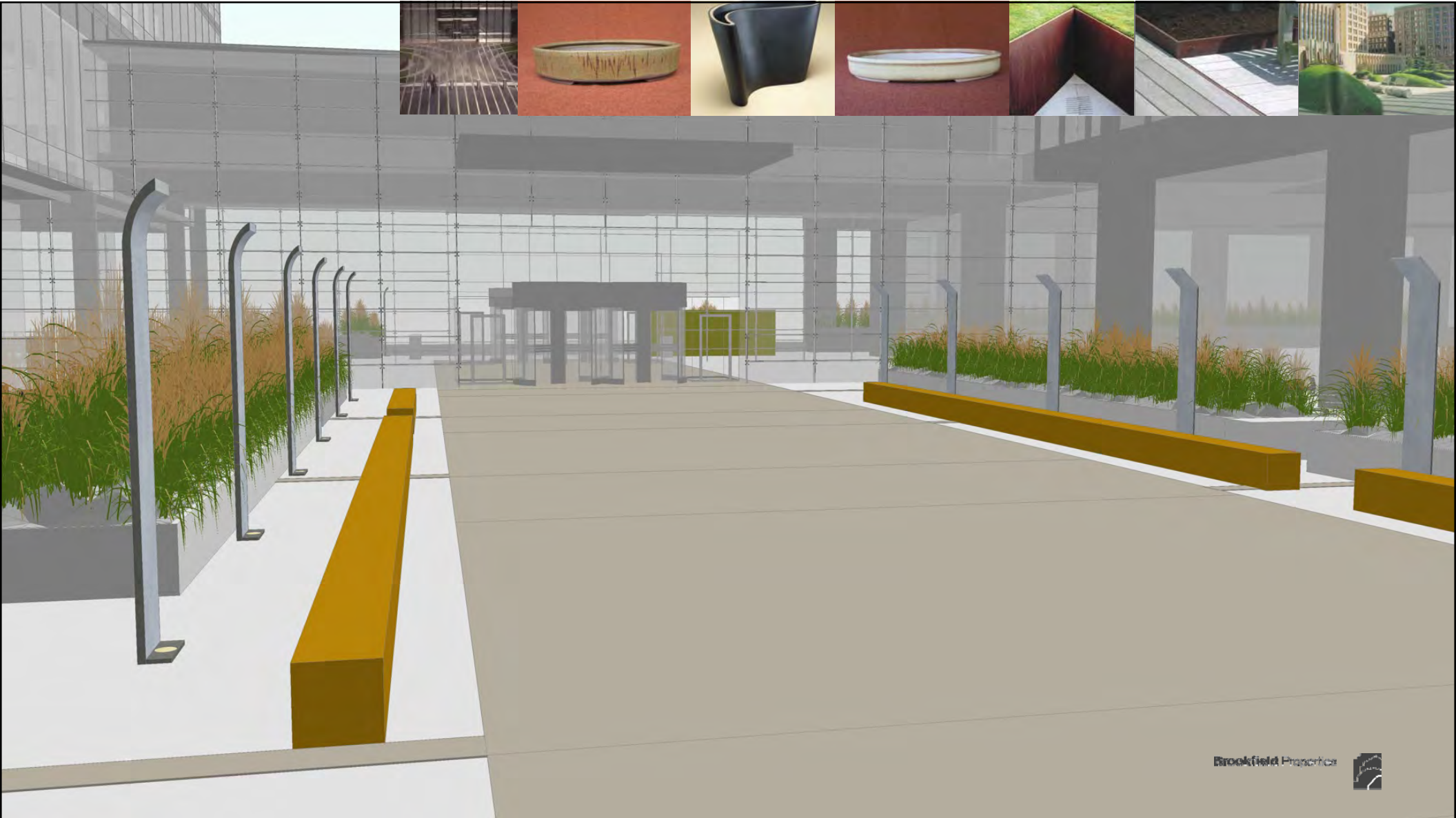




FRAMING SPACES
DEFINING EDGES



FRAMING SPACES / DEFINING EDGES





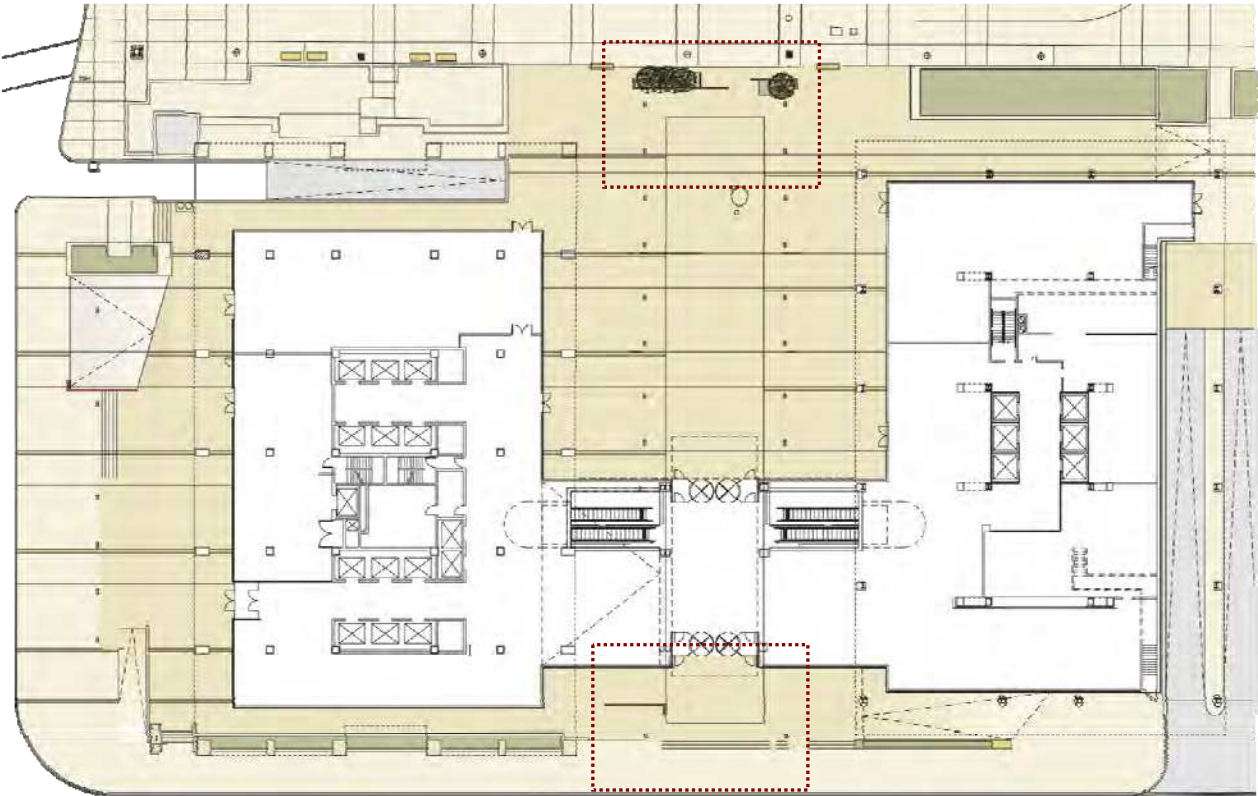


IDENTIFIERS

SPARKS STREET MARKERS

IDENTIFIERS

SPARKS STREET MARKERS









300 SPARKS STREET

Brockfield Properties



