



Art Plan – CZP Application Submittal

September 24th, 2020

As contracted purchaser and applicant, Trinsic Residential Group (“TRG” or “Applicant”) is proposing the following art plan for the apartment rental community at Aura Chapel Hill (the “Project”), located at the NEC of Estes Drive & MLK Blvd.

Background

TRG has engaged a renowned national art consultant that specializes in art planning, artist selection, programming, and construction/installation and of public art for public spaces. TRG is budgeting \$200,000 for such purposes. TRG will update the Town of Chapel Hill and all appropriate boards, commissions, staff as deemed appropriate as we progress through the process. TRG views the art plan as a collaborative process with the community, town, consultant and applicant.

TRG/Applicant Consultant Experience *(select capstone projects)*

City of Council Bluffs, Iowa – Mid-America Center

MAC is a 110-acre Entertainment District, Mixed-Use area, and is home to Council Bluffs' Arena and Convention Center, the Horseshoe Casino, a Bass Pro Shop, hotels, restaurants, and additional retail outlets. This development is also the second prioritized public art location within the city's PAMP. Partnering with HOK and their Master Planning effort for the area, CONSULTANT recommended public art sites and appropriate scale and budget for each site. Through this process, the team identified five public art sites, and with CONSULTANT managing the acquisition, the team commissioned four internationally renowned artists (William King, Jonathan Borofsky, Jun Kaneko, and Albert Paley) to create works of art. CONSULTANT managed the art acquisition, which included the selection process, contract negotiations, project administration, studio visits, coordination of delivery issues, on-site presence during the installation, and completion of the acceptance procedures for the client.

Block Real Estate Services, Inc. – CityPlace

CityPlace is a 90-acre, \$500,000,000 Mixed- Use project we have been working on for several years. To date, we have placed four major works in the project. Currently, we are researching additional pieces for several other Block projects in the 2020/2021 timeline.

The huge Mixed-Use project is in Overland Park, Kansas, which lies in the south-central region of the Kansas City metropolitan area. It will highlight four office buildings totaling 600,250 square



feet. It will house approximately 1,400 multi-family units, along with 140 senior living units, and 39,000 square feet of retail space.

City of Council Bluffs, Iowa – Public Art Master Plan

CONSULTANT spearheaded the PAMP planning process by assembling local civic leaders (Stakeholder Committee) and integrating Council Bluffs' unique cultural, historical, and geographic characteristics into a philosophical and procedural guideline to assemble a public art collection. This endeavor has achieved national recognition.

Implementation of this project is similar to the proposed scope of Trinsic's pending effort. We assisted the Iowa West Foundation and the city with crafting a vision statement, identifying and prioritizing locations for public art, proposing the appropriate scale and context for the sites, budget suggestions for the sites and by recommending an art selection process for the Public Art Selection Committee.

The plan prepared by CONSULTANT provided a flexible guide for commissioning professional artists to create site-specific works of art, which were contextual and complemented existing architecture and spaces. Public Art & Practice was then retained to administer the implementation of the Plan, to create unique opportunities and to fashion memorable spaces. The Public Art Master Plan's first ten sites have been installed with others still on the drawing board.

City of Council Bluffs, Iowa – Bayliss Park

Located in the heart of Council Bluffs, Iowa, Bayliss Park was transformed from its 1800s original concept to a dynamic space for the community to meet. Bayliss Park was the city's PAMP's first priority and CONSULTANT worked with a local landscape architect firm, RDG, to recommend an appropriate scale, materials, and budget to transform the area into an exciting park.

CONSULTANT then assisted the Artist Selection Panel in locating and selecting an artist and oversaw the contract through installation.

Internationally recognized artist, Brower Hatcher of Mid-Ocean Studio, designed the park's new features, which included the center element for the fountain entitled, Wellspring, as well as its performance pavilion, Oculus, which is an interactive children's water feature, and seating throughout Bayliss Park.

The team's goal for a year-round work of art was met by Wellspring's illumination at night with LED lights that can remain on in cold weather, and during summer months, its huge geysers shoot



water over the framework. Along with the fountain, Oculus provides entertainment opportunities for the community, such as large swing band concerts, and local ballet and theatre performances.

First National Bank of Omaha

Portions of two city blocks of the Bank's downtown campus were returned to green space, a unique sculpture park was created, and a wonderful gateway into the Central Business District was given to the City of Omaha by First National. As the Bank's art consultant and project manager, our firm assisted in assembling a team of design professionals, coordinated the master planning process (the sites are now entitled, Pioneer Courage and Spirit of Nebraska's Wilderness), and continued to manage and oversee the implementation of the Master Plan for over 11 years.

Being the first professional team retained for the project, we assisted in the selection of the Landscape Architect, Master Planning efforts, administered the artist selection process and the administration and implementation of their plan. We were involved with the budget discussions, contract negotiations, securing insurance policies, visiting artists' studios and foundries (quarterly), documenting project progress, reviewing invoices, installation oversight, securing waiver of liens, and other necessary tasks. The master-planned, five-block gateway into downtown Omaha has over 120 bronze works of art installed.

Kent Ullberg, Blair Buswell, Ed Fraughton, Jim Reeves, and Bruce Lauritzen received the National Sculpture Society's most prestigious award – the Henry Hering Medal – for the collaboration on a sculpture project between an artist, a landscape architect/architect, and an owner.

This project's scale, quality, uniqueness, team composition, and collaborative nature attracted interest for a TV documentary by Kansas City's Backroads Production and its Emmy- Nominated Principals, John Altman, and Leon Ault. The documentary was released in the fall of 2010.