

Open Call: Re-Imagine 959 Texas Avenue Design & Use Competition

Adaptive Reuse Architecture Design Competition



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What would you do with an old and empty 2500 sf. building that will soon be remediated and brought up to code? Could you transform it into something new with a small budget? Could you re-imagine it as a space for an exciting new business? Could you use simple designs to transform it into something usable and unforgettable?

Shreveport Common, Inc., along with the Louisiana Dept. of Environmental Quality, are in the process of voluntary remediation of the 19,000 sf. property, which is located on historic Texas Avenue at the western edge of the Shreveport Common Creative Placemaking revitalization initiative.

Estimates to bring the building up to code, (selective demo/remediation, new roof, electrical, HVAC, interior, windows, doors, and ADA bathrooms) come in at around \$100,000. Even if those funds were readily available, what kind of business would “lift” the area?

In 2011-2012, the Shreveport Common Vision Plan was informed by the community during the Creative Placemaking process. In 2015, the community once again informed the Caddo Common park. Now, we want to take this opportunity to ask the community once again to tell us what they want and need in the area, and what they don't want. These wants and needs, along with an assessment of the progress and the gaps in the nine blocks of Shreveport Common are a good place to start thinking about the design and use of the property.

Shreveport Common, Inc., with the help of the American Institute of Architects, Shreveport Chapter, is announcing a Design & Use Contest for the property. Having an exciting and viable plan in hand is the best way for us to find funding to get the building back into commission. The winning design, to be chosen by a representative selection committee, will be exciting, meet the criteria for the area, and be viable, with a budget that is about the price of creating a “white box” reconstruction.

Think of the opportunities that await Shreveport Common, where 33 construction projects are already completed, 6 are under construction, 18 are in predevelopment and 3 are expected to start construction in early 2024.

You - the entrepreneur, the visionary, the creative individual, or team - could be the agent of change at 959 Texas Avenue. You have the power to impact this community.

THE CHALLENGE

This is your challenge, reimagine an existing and underutilized building into a fun and exciting space with a business that fits within the Creative Placemaking neighborhood.

Your ideas for use and design will fit within the criteria and parameters of the existing neighborhood. Up to 5 sketches that imagine design and use, a minimum of a one-page paper to describe the project, and an estimated budget of \$100,000 are all that is needed.

Entries will be measured on how they meet these important elements:

- Advances Shreveport Common Vision Plan, approved by the City of Shreveport and MPC. This nationally awarded plan¹ and community project² is based on the community's tenets for the revitalization project: Authenticity – Creativity – Sustainability - For a Community with no displacement of the neighbors.
- Uniquely Fills A Gap: The Winning Entry will pay attention to the neighbors' 1st Voices for what is needed and wanted in the area, and will fill a gap in an uncommon way. The Use for the building will be one that attracts a new, unique business.
- Fits Within Context of What Exists: Shreveport Common revitalization has grown within an existing neighborhood with great care given to protect the active properties, and adaptive reuse and infill imagined which thoughtfully and purposefully creates a vibrant community. The Winning Entry will fit within the confines of the property and neighbors and will benefit the existing community, enhancing the area's ecosystem.

¹ MIT Dept. of Urban Studies, Places in the Making, featured Shreveport Common in the top 10 of Vision Planning Processes, "...a Leader in Creative Placemaking." Shreveport Common, TMG Market Study, was also named Project of the Year by the Louisiana Chapter of the American Planning Assoc. (APA)

² The National Development Council (NDC) Academy voted Shreveport Common the #1 Community Development Project in the Nation 2015 – 16.

- Meets the constraints of the area, adhering to City Ordinances, the Unified Development Code for the property, and Historic District Guidelines: See attached.
- The Design costs will stay within the \$100,000 renovation costs.

Teams are encouraged. The possibilities are endless.

\$1,000 GRAND PRIZE

AWARD CRITERIA

Your submission will include up to 5 images of your design plus a minimum one (1) page, written description explaining your reasoning and process. It will be rated on the following criteria.

- Response to the Overall Goals of Shreveport Common: 0 – 10 pts.
Advances the Creative Placemaking redevelopment goals in place and addresses plans for the future within the Creative Cultural District.
- Creativity: 0 – 10 pts.
Shows originality and creative thinking in addressing the needs of the community, use of materials, constructability, and overall aesthetics.
- Community Impact: 0 – 10 pts.
Addresses the needs of the community whether economic, cultural, social
- Viability: 0 – 10 pts.
Meets the constraints, ability to construct the design and the likelihood of opening for business in a timely manner.
- Affordability: 0 - 10 pts.
The design achieves its goals within the budget and resources available.

SUBMISSION GUIDELINES

Up to 5 Images of your design, showing any features you wish to highlight. Sketches are fine, or you may submit plans, details, renderings, or any other type of graphic.

You must submit at least one image, with a maximum of 5, at minimum a one page, typed (12 pt.) description of the project and a viable budget.

IMPORTANT

Keep text inside the images to a minimum

Do not place multiple small views inside an image. One view per image.

Images must be under 3 mb each.

RULES

- Must be an original work, created by the submitter
- One design submission per registration
- Individuals or teams may submit. List all team members on the entry form
- Shreveport Common, Inc. retains the rights to the winning submission
- Participants grant Shreveport Common, Inc. a license to publish submissions online and in print
- The winning submission may or may not result in a construction project
- There is no entry fee

TIMELINE UPDATED

Submission deadline: November 13, 2023 (11:59 PM Central)
Winners announced by: November 30, 2023

SUBMIT ENTRIES TO: Reimagine959entries@gmail.com

SUBMIT ALL QUESTIONS TO: Reimagine959@questions.com