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\$60 M Residential Complex Underway in Hartford

Hartford – Construction is begun on two 25-story residential towers that will ultimately be part of the largest private housing development built in the state.

The Towers at Park Place, being developed by Underwood Associates, a joint venture whose managing developer is First Hartford, a partnership consisting of Steven A. Wolman, William N. Hubbard, William T. Okie, Jr., and Hyman Goldfeld, is part of a 33-acre complex which will also include the 38.5 million Xerox Center, (June 17, 1985 issue of NYCN).

The two towers, designed by Meyer Blinder Belle of Manhattan, will be identical buildings containing 244,000 square feet each. There will also be ten townhouses totaling 17,275 square feet and a garage of 204,250 square feet, for a total of over 700,000 square feet of space. Other work on the site will include a man-made lagoon, three levels of planting and extensive landscaping, tennis courts, jogging paths and a swimming pool. The total cost of the project will be \$60 million.

W. E. O'Neil Construction Company of Hartford is the general contractor, Robert Sillman Associates of Manhattan is the structural engineer, Burran & Van Houten of West Hartford is the electrical engineer, Goldfarb & Hecht is the consulting engineer, C.E. Maquire, Inc. of New



OVERLOOKING THE LAGOON--Two of the four towers are currently underway. All the landscaping and the lagoon will be included in the first phase of this development. Beyer Blinder Bella is the architect.

Britain, Conn. is the civil engineer, and Weintraub & DiDomenico is the landscape architect.

The buildings will be constructed with poured in place concrete and a brick exterior. There will be a pitched metal roof which will serve two functions; to create an image and an attractive skyline and to conceal mechanical fans and vents. The two towers, which will be connected by the ten townhouses, will contain a total of 451 apartments and 630 parking spaces. The top four floors of each building will contain the largest apartments and each will have a ter-

race. Each tower will also have a community room with a terrace. The ten townhouses will be three stories and will contain three-bedroom apartments.

The combination of work being done is designed to create a total living environment for the residents. Occupancy for the first building is planned for the fall of 1986.