

GORMAN & COMPANY, INC.

MIXED USE DEVELOPMENT

Examples of Gorman & Company's Mixed-Use Developments

Revitalizing Communities and Building Neighborhoods Since 1984



Park East Enterprise Lofts—This mixed use, mixed income, 85-unit “live-work” development is designed to serve up-and-coming entrepreneurs and other members of a city’s “creative class.” It is part of a visionary redevelopment district that has been made possible by tearing down an expressway. The development features live-work units that have commercial street entrances, activating the street and allowing small business owners to combine their office, studio, and residence.



Kunzelmann-Esser Lofts—At the request of the city’s mayor, Gorman & Company converted a very well-known historic department store into a mixed-use development featuring 67 live-work artist lofts and 11,000 square feet of retail space. This “live-work” rental community is designed specifically for working artists. It allows working artists to create, display, and sell their work in the same building in which they live. The building features several galleries and a wide range of amenities including: kilns; potters wheels; darkroom; computer center; and woodworking room.



State & Main is a state-of-the-art, mixed use, mixed-income development. It combines: for-sale condominiums; market-rate apartments; affordable apartments; class-A retail space; and commercial, underground parking. It was identified as the number one priority project in a nationally-acclaimed downtown plan.



The Majestic—Gorman & Company converted a 14-story historic building, that formerly housed a 2,300 seat vaudeville theater, into 135 loft apartments. The classic terra-cotta building, constructed in 1908, now serves as vitally-needed, downtown workforce housing. The building is connected to an urban skywalk system that allows residents to walk indoors to more than 15,000 jobs. The mix of uses in the envelope of the building include a pharmacy and several shops connected to a major downtown shopping mall. Amenities in the development include a theater, indoor basketball court and putting green.

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& COMPANY, INC.

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