MATAJ ARCHITECTS INC. ECC AWARDS SUBMISSION 2022: WRITTEN SUMMARY

Impact: *How does the project contribute to its site, neighbourhood, and community?*

The hotel is situated in Lakeshore, east Windsor, in a growing commercial and residential area with close proximity to the US/Canada border. This location provides a unique opportunity for the hotel to contribute to the current expansion of the city and service the tourist landscape by supplying a comfortable residence in close proximity to the various amenities of the Lakeshore area. With the majority of hotels being located in west Windsor, this hotel contributes to its site by servicing the needs of its community and adding to the attraction of the east Windsor area.

More specifically, the building itself is located at the back of the site, creating a spatial buffer from adjacent buildings. Providing areas for parking and landscape features while simultaneously reducing noise pollution from the street and surrounding areas. The designed landscape creates an open and natural atmosphere, appealing to hotel visitors. The hotel elevates its surroundings with its innovative design and modern aesthetic, while consciously remaining in touch with its urban fabric. Contributing a fresh element to the site, the hotel adds a new level of quality to the area.

Design: *How does the project demonstrate innovation & creativity?*

This project uses unconventional methods of EIFS construction to facilitate unique design characteristics. Through the use of various forms and orientations the EIFS features help to generate elements of depth and separation while maintaining harmony in the buildings composition. These features help create divisions of space and program while simultaneously contributing to the buildings structure and configuration.

Additionally, the project utilizes a diverse range of EIFS materials and assemblies to demonstrate its unique design. By utilizing innovative EIFS design techniques the hotel is able to accomplish various colours and textures finishes that are not traditionally found in EIFS construction. Specifically, as displayed in the wood grain and metallic surfaces.

Sustainability: *Describe the project strategies that were incorporated to reduce the negative impact of the building on the environment?*

Site Components:

- Lighting: Exterior lighting designed for safety and comfort, with attempts to reduce light pollution.
- Mobility: Providing safe and accessible active transportation connections for both vehicles and pedestrians. Amenities supporting active means of transportation have been incorporated to promote healthy living.

Building Components:

- Roofs: Utilizing colours/materials with a high solar reflectance index to reduce the Urban Heat Island effect.
- Insulation: The use of EIFS and continuous insulation methods to help reduce the buildings energy costs.
- Carbon Emissions: Using EIFS over other cladding materials in an attempt to produce less carbon emissions.
- Bird-Friendly Design: Using visual markers and non-reflective glass in glazing to prevent bird collisions.

Use & Significance: *How does this project create a new benchmark of excellence in EIFS construction?*

This project showcases the limitless design capabilities of EIFS materials while also demonstrating the thermal and drainage proficiencies of EIFS assemblies. Through a diverse selection of EIFS materials ranging in size, colour, texture and configuration this project displays the full potential of EIFS construction in modern building design; most notably, the ability to manipulate EIFS construction to mimic traditional building materials. The collaboration of EIFS materials with innovative design in this project help to push the boundaries of EIFS construction and challenge the constraints of conventional architectural design.

Technical Excellence: *How does the project demonstrate technical excellence and good building science principles?*

This project aims to use conventional elements with unconventional design approach. This is clearly shown in the artistic elongated pyramid like design in the accent walls, these type of shapes are known to be associated with ACM panels or porcelain 3D tiles. Another element that proved to be successful were the linear fins that resembled linear lights; their strategic positioning in the corners of the building along with the texture contrast (rough charcoal finish against the white and metallic finish for the fins) and their projection helped create a great eye catching detail.