

One30 at Stonegate

CLIENT

Three Gen Stonegate LLC

LOCATION

7945 Stonegate Drive Cincinnati, OH 45255

TYPE

Live

AREA

176,767 SF

Creating connection through urban nostalgia.

As a suburb of Cincinnati, OH, Anderson Township has become a community known for creating a place for residents to grow and thrive. As part of this, the One30 at Stonegate project was created as the first new development in Anderson Township in over 25 years. The goal of the project was to attract renters looking for the urban lifestyle outside of the downtown area. The design of One30 at Stonegate centered around melding the urban and suburban fabrics and expectations to create that lifestyle.

This new development was made up of two new buildings that matched and elevated the architectural setting and provided 130 marketrate apartments. Being conscious of space and surrounding communities, the site was strategically designed to allow the parking to be underground with the outdoor amenity

space, pool, lounge areas, etc. to sit on top. The building was also designed to focusing the experience on the entry of the building. As part of the design process, the first step was to create a story that would help push the client's goal of creating an elevated living experience, while respecting their budget. Targeting young professionals and emptynesters, the project's interior design and story was inspired by looking to create a sense of Urban Nostalgia, blending the sights you might see in the downtown area such as local murals and the melding of metal and concrete with nods to design elements from suburban homes of the past like wood paneling and gathering kitchens that would appeal to multi-generational residents. The design team created and found patterns that replicated the grit you might see on buildings and streets, created a sense of walking along a street art fair, and reinterpreted wood paneling to become a connective element across spaces to create this sense of Urban Nostalgia.

Continuing to keep the target demographic and experience in mind, the project team also worked with the client to develop a specific program of activities and amenities, avoiding a single-use mentality, giving each space different multi-use opportunities. The final layout and program of amenities provides flexibility, separation of spaces for potential rentable opportunities, and a mixture of hospitality and playful experiences.

The result is that the design work has cultivated a unique community for the residents within a development that has urban living and luxury for all ages in a suburban setting.

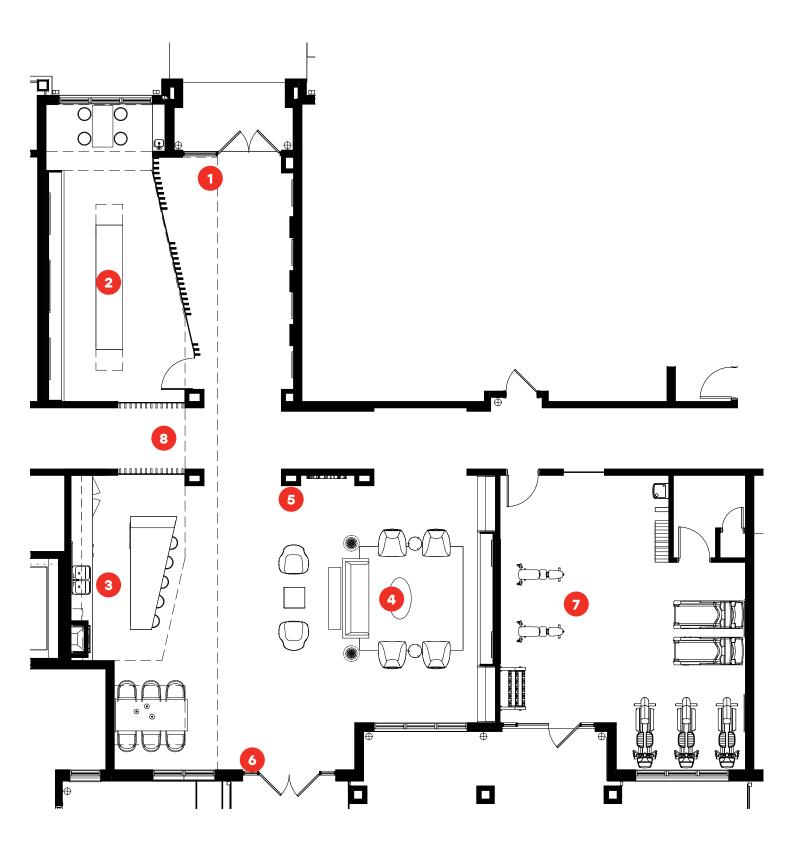


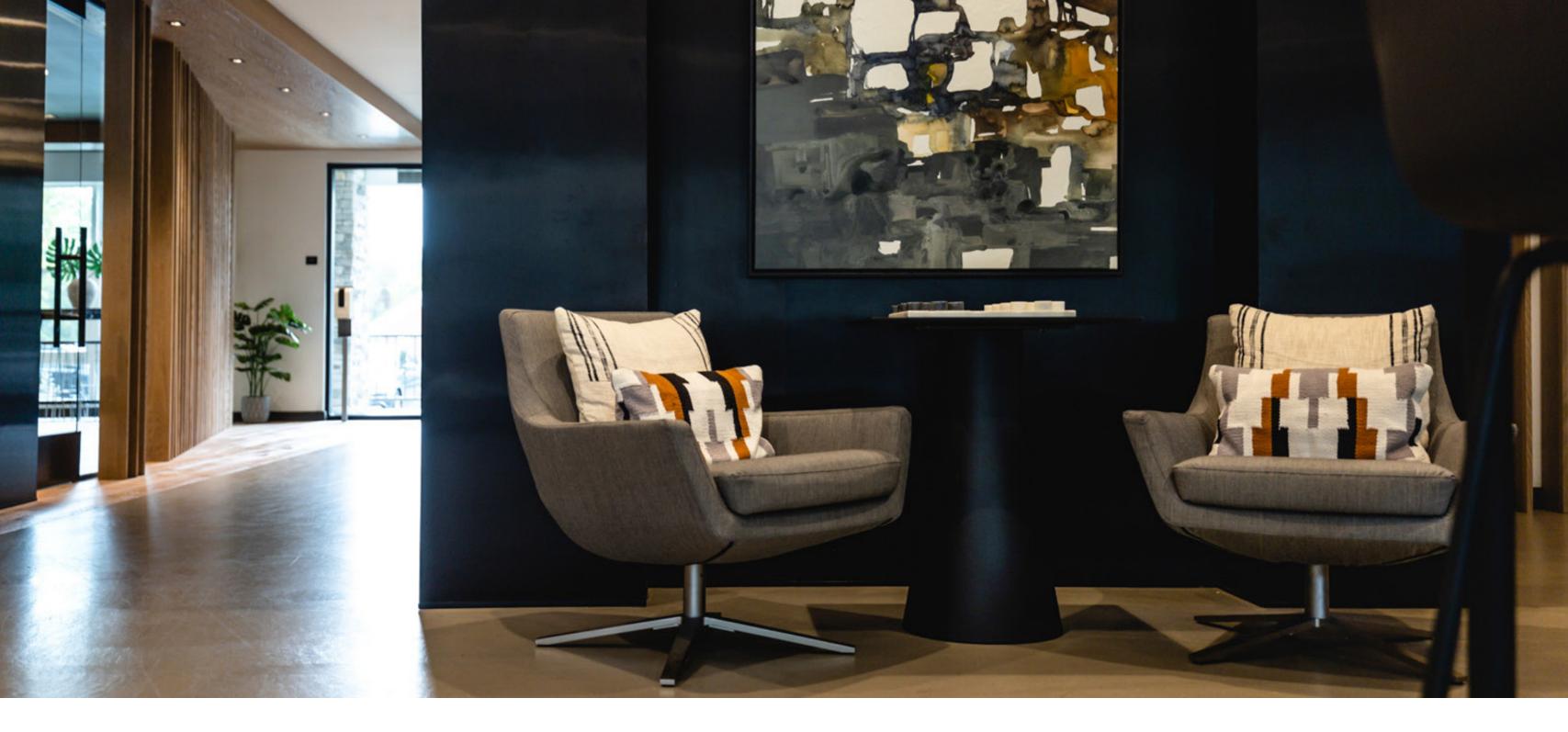
- **A.** Entry Focal
- **B.** Underground Garage Entry
- C. Featured Amenity Space
- **D.** Outdoor Amenity Deck
- E. Pool + Pavilion





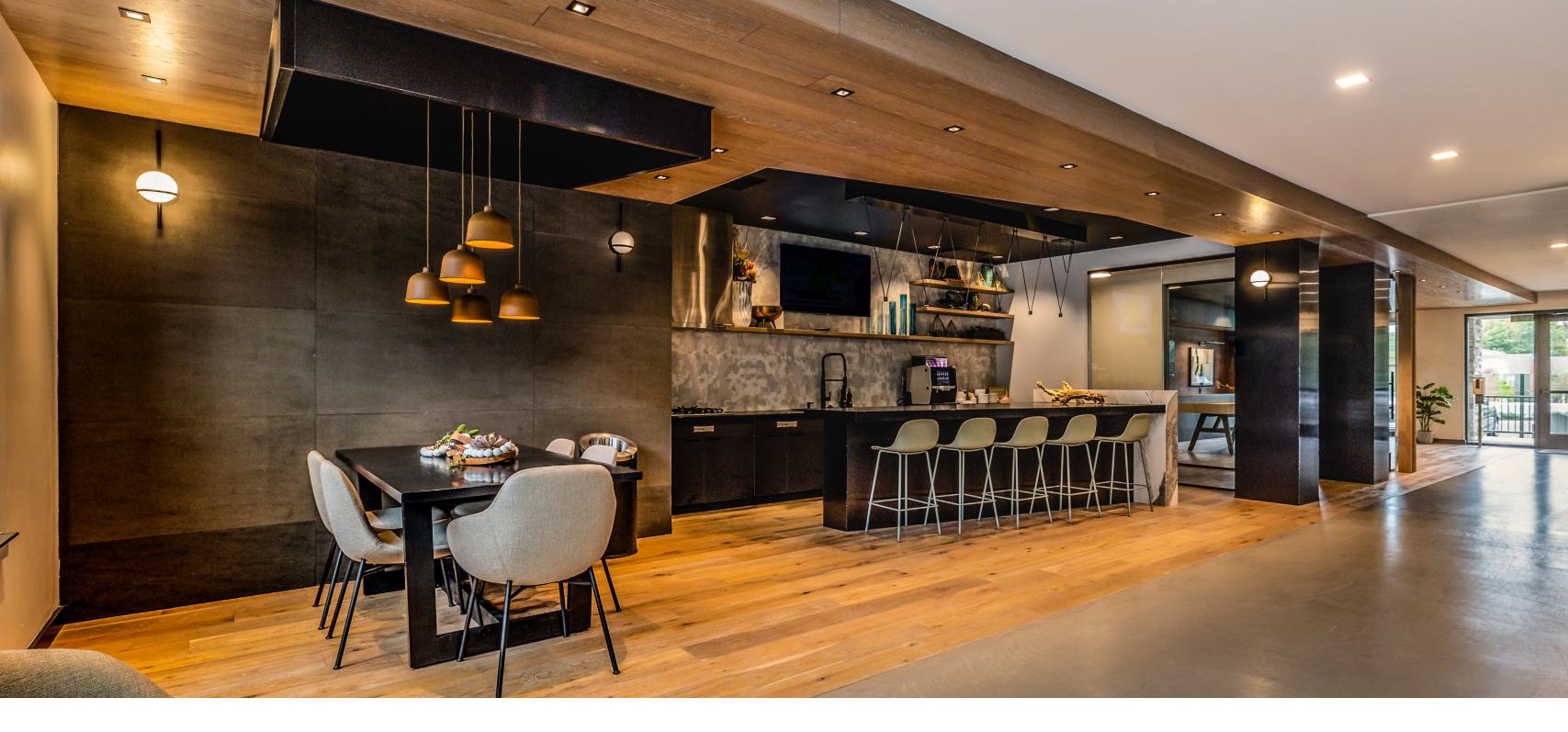
- 1. Urban Gallery Entry
- 2. Rental + Game Room
- **3.** Gathering + Demo Kitchen
- 4. Communal Lounge
- **5.** Art Niche
- **6.** Amenity Deck Entry
- 7. Exercise Room
- 8. Connective Ceiling Element





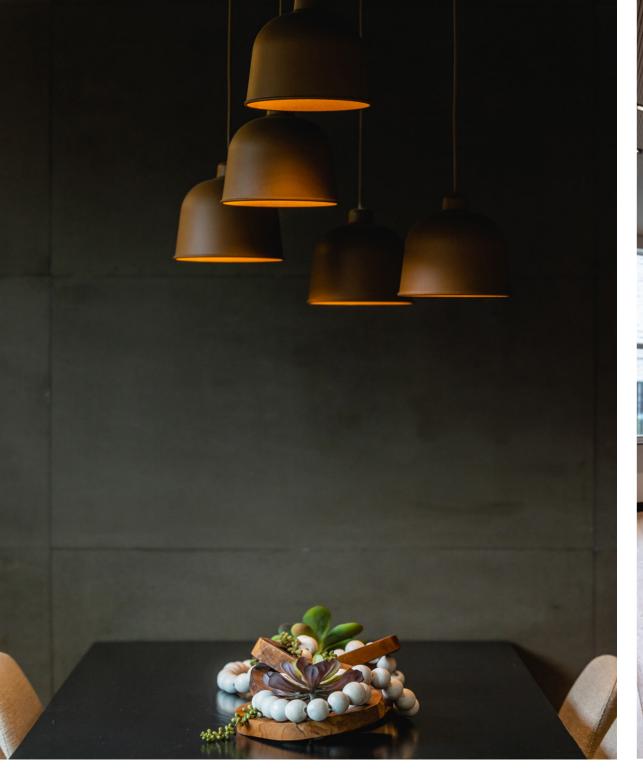


All art needs a backdrop and setting. Dark metal panels, representing urban materials found downtown, were used to denote artwork locations and act as a contrasting background to give them more prominence.





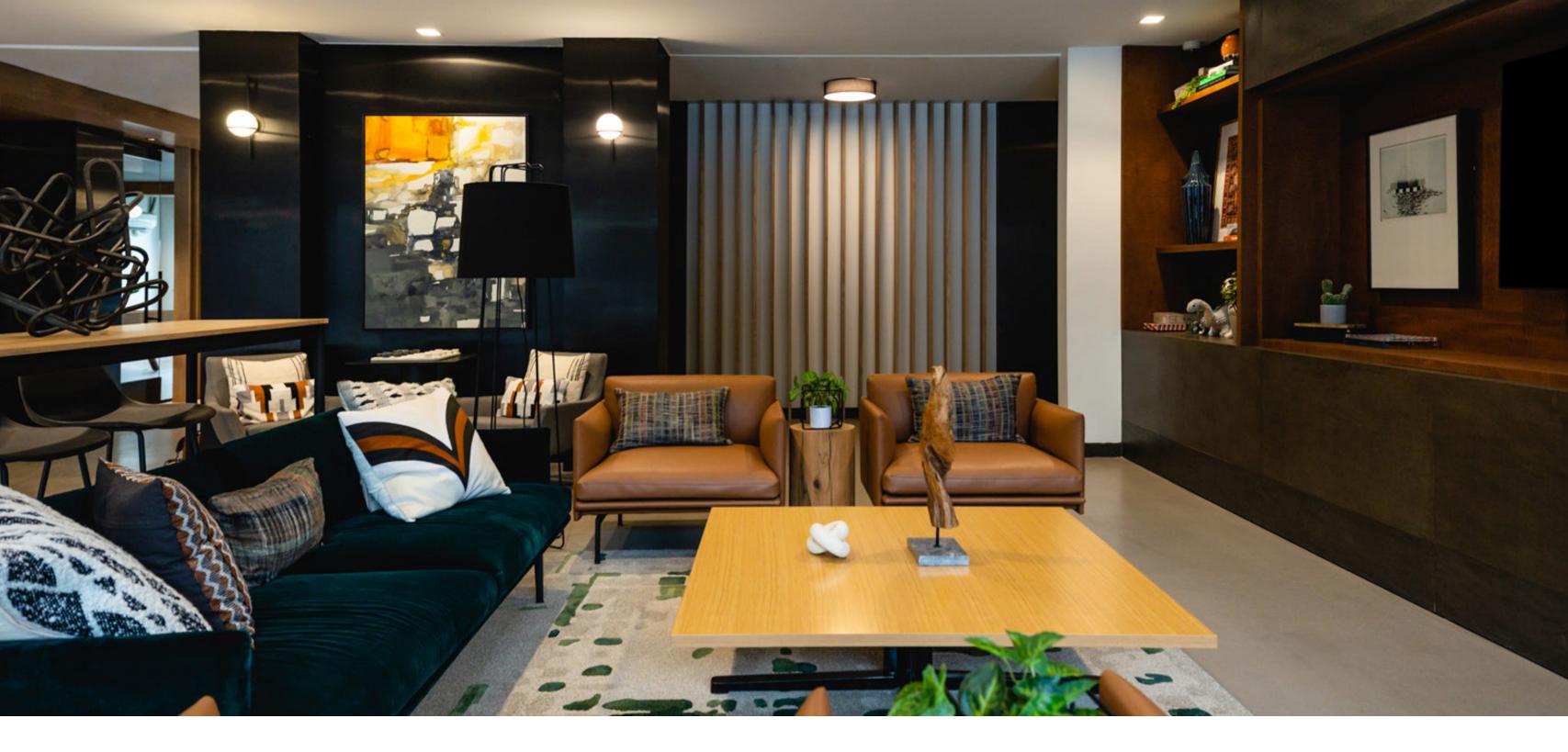
Reinterpreting the wood paneling found in older homes to create a sense of nostalgia, a ceiling element connects from the entry all the way back through the amenity space. Wood fins are brought down from this element and used to create visual breaks at the rental / game room for some visual privacy. The flooring is also wood to complete the connectivity.







Concrete, metal, and stone are all common elements found in urban infrastructures, and the design team worked to make the feel more suburban and luxe. Using concrete on walls for texture and balanced by tonal lighting, set a mood of being relaxed and ready to relax. The more formal kitchen area uses textural wall tile for more visual activity.



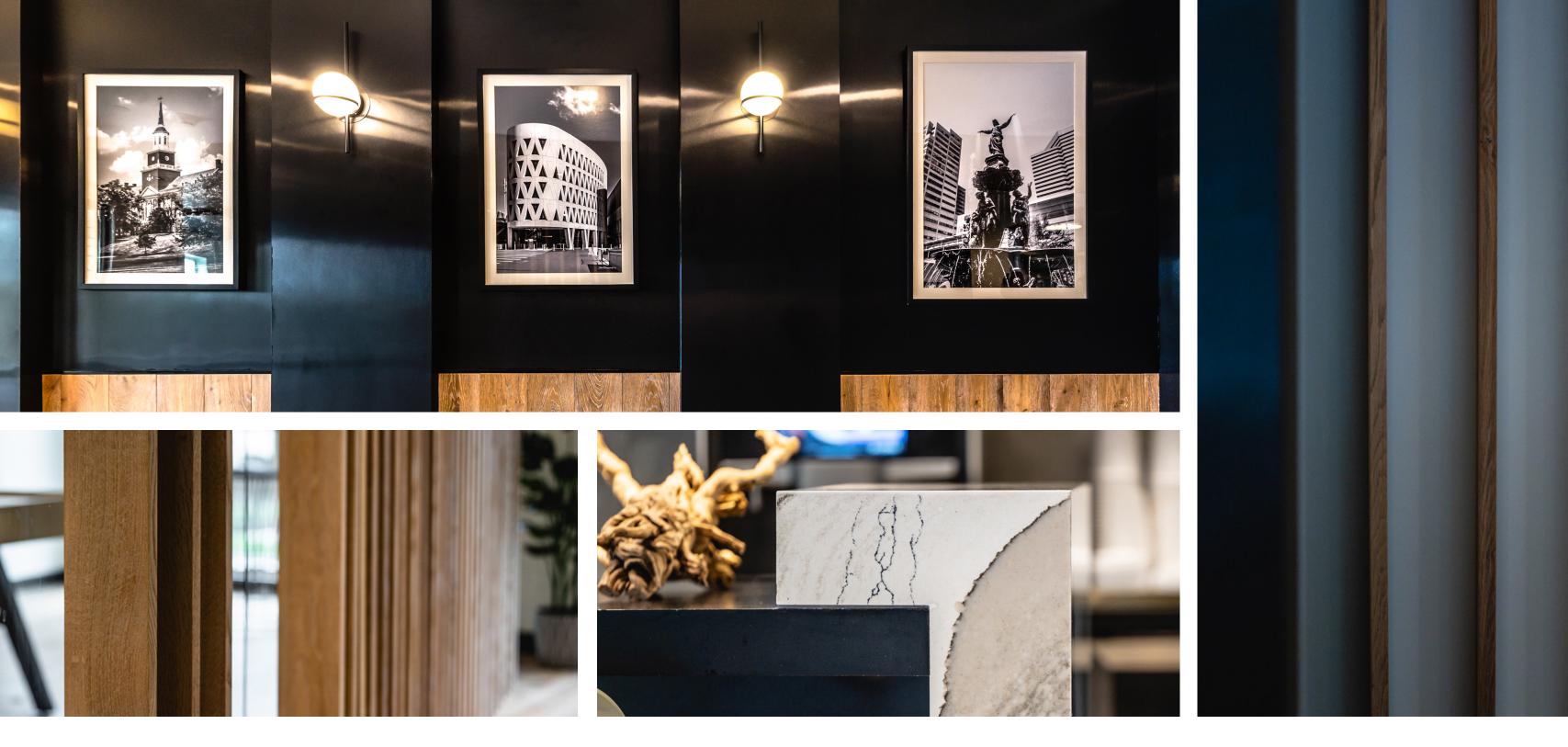


With a nod to wood paneling again, areas that were to feature TVs or other home accessories were clad in wood veneer with a more modern grain. The area rug was selected to create a biophilic moment, harkening to walking through a park, but still feel a part of the other urban textures. The sconces were selected to feel like more residential street lights.



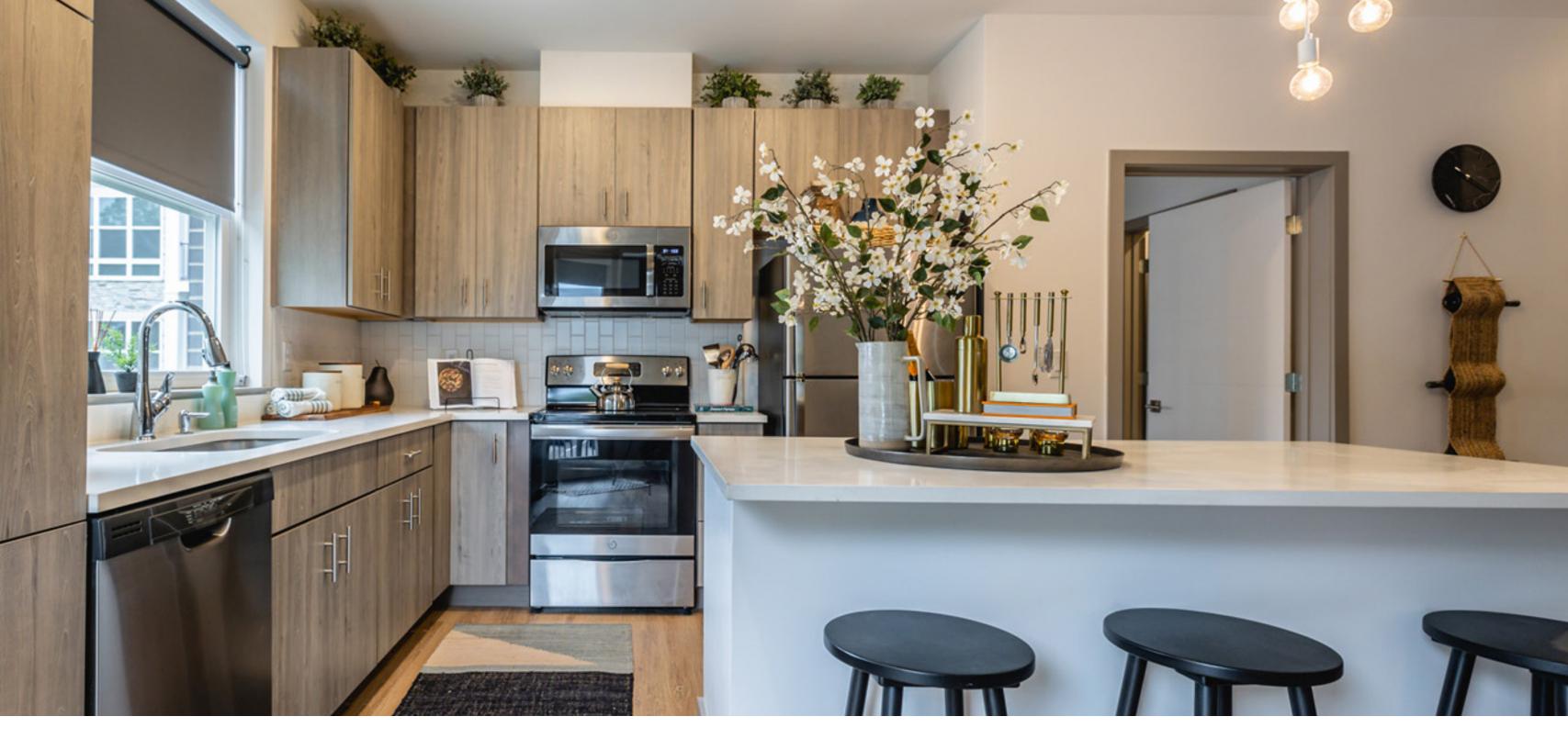


Wanting flexibility, this space is designed to host parties or act as a game room. The wood fins help provide some visual privacy to the space, and a curtain follows the glazing for even further privacy. The ceiling is painted dark to act in contrast to the lighter wood tones.



The Details

What makes a home are the details that feel curated to the people who live there. From waterfall edges at a place to gather, to the texture of the wood fins, and the urban gallery at the entry, these details set the tone for an elevated and urban living experience for the residents of One30 at Stonegate.





Wanting to blend the amenity experience into the units, the design team took cues from the wood tones, but kept the spaces open and airy to help keep the units feeling fresh. The island lighting is custom swag lights that are a nod to the globe sconces in the amenity space.





To help make residents feel like they had ownership in the space the design team planned a palette of comforting colors to allow residents to customize their space.