

**Client**  
Gunn-Levine Architects

**Client Contact**  
Francis Resendes  
313.873.3280

**Giffels Webster Contact**  
Scott Clein, PE  
LEED AP  
President/Partner

Michael Marks, PE  
Senior Project Manager

**Completion Date**  
June 2010

**Services Provided**  
Civil Engineering  
Landscape Architecture  
Surveying



This urban redevelopment project called for an existing 80,000-square-foot, Albert Kahn-designed warehouse in the East Riverfront district to become a state-of-the-art high school. As part of the design team, Giffels Webster was responsible for the site design and landscape architecture. We also assisted the architect/owner with the submittal of the newly required Site Plan Checklist to the State of Michigan, and provided construction engineering services on an as-needed basis to the various construction managers.

Giffels-Webster took an innovative/green approach to the site design and storm water management, as Low Impact Development (LID) and Best Management Practices (BMPs) were incorporated into the design. All storm water from the main parking lot is collected by rain gardens. These rain gardens promote evapotranspiration and infiltration of the storm water runoff. Additionally, native and drought resistant plants were selected to eliminate the requirement for irrigation. These plants are also self-sufficient and do not require mowing, which reduces the owner's maintenance and operational costs.