



Round Barn

Location

Old Redwood Highway

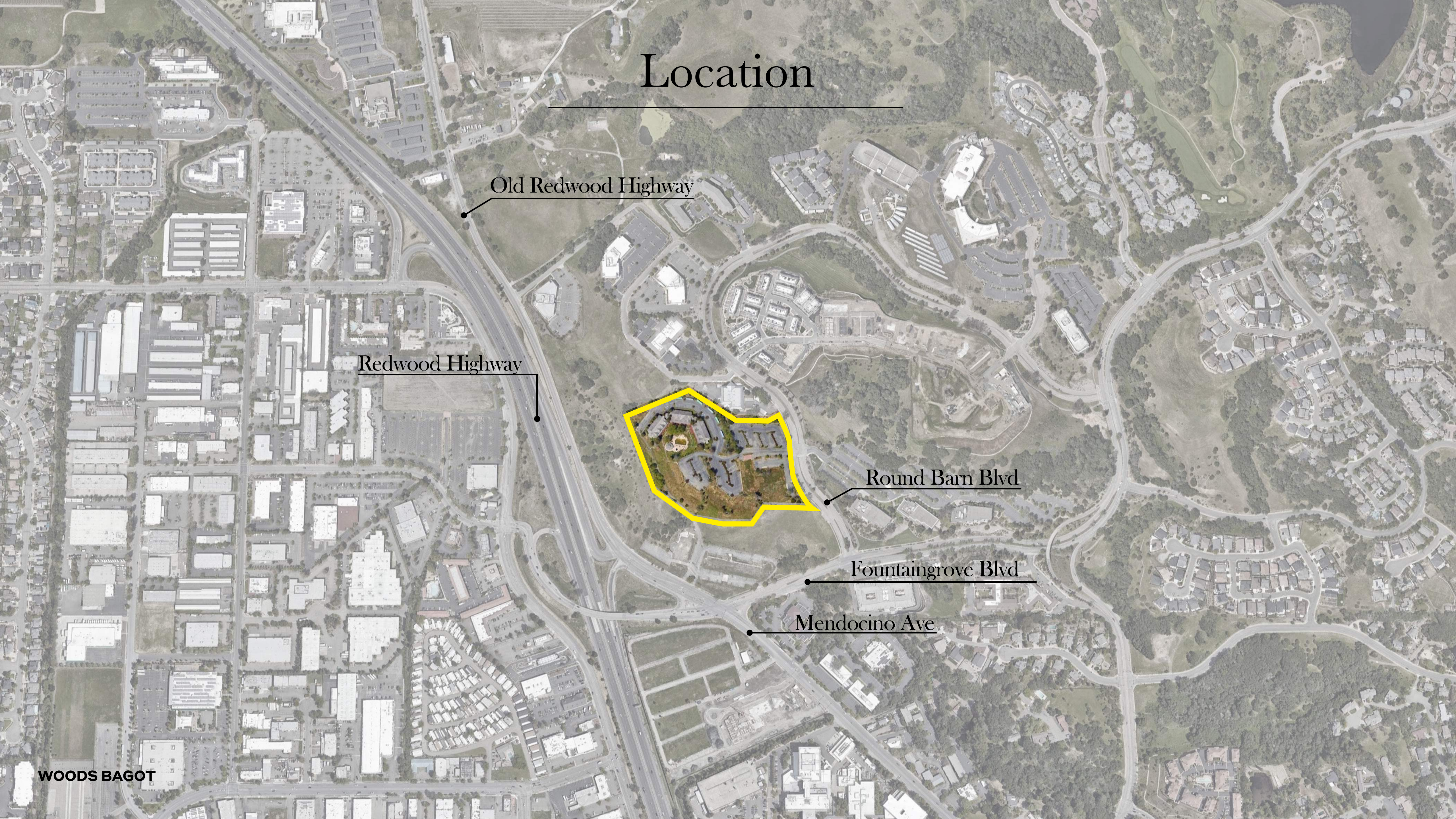
Redwood Highway

Round Barn Blvd

Fountaingrove Blvd

Mendocino Ave

WOODS BAGOT

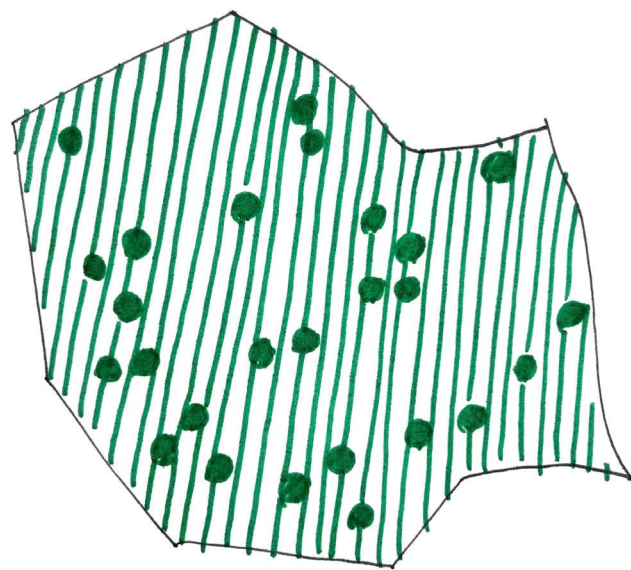


Site



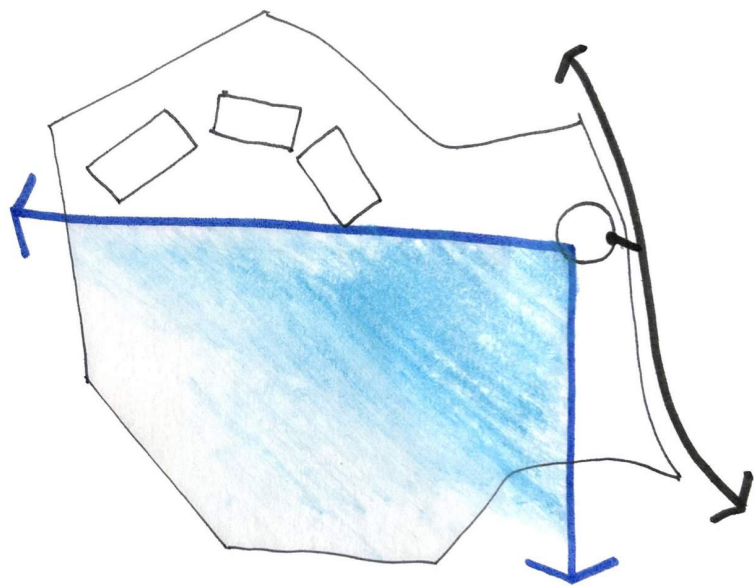
Born of place

Masterplan formed in response to the site's unique characteristics and potential.



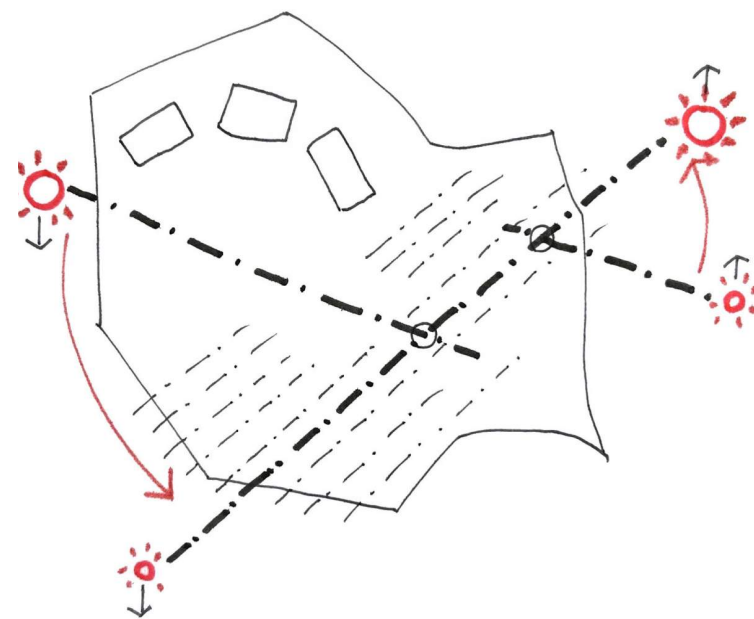
NATURE

All trees retained.
Re-wilded with fast growing native
grasses & shrubs.
Dramatic seasonal changes.



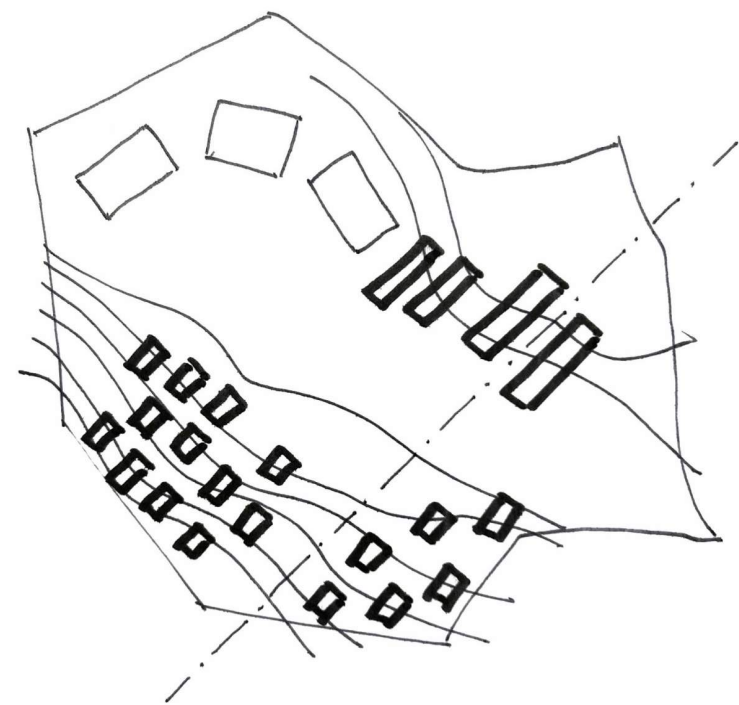
PROSPECT

Every room with a view.
Expansive sweeping views celebrated &
maximized.



SUN

Orientation set by winter and summer
solstices connect to nature's rhythms.
Winter sun captured for warmth and
nourishment
Summer sun protection and shade.



TOPOGRAPHY

All building are arranged in harmony
with contours.
Minimizing ground works.
Locking building into site.



Re-Wilding



Local

01 CA Hills



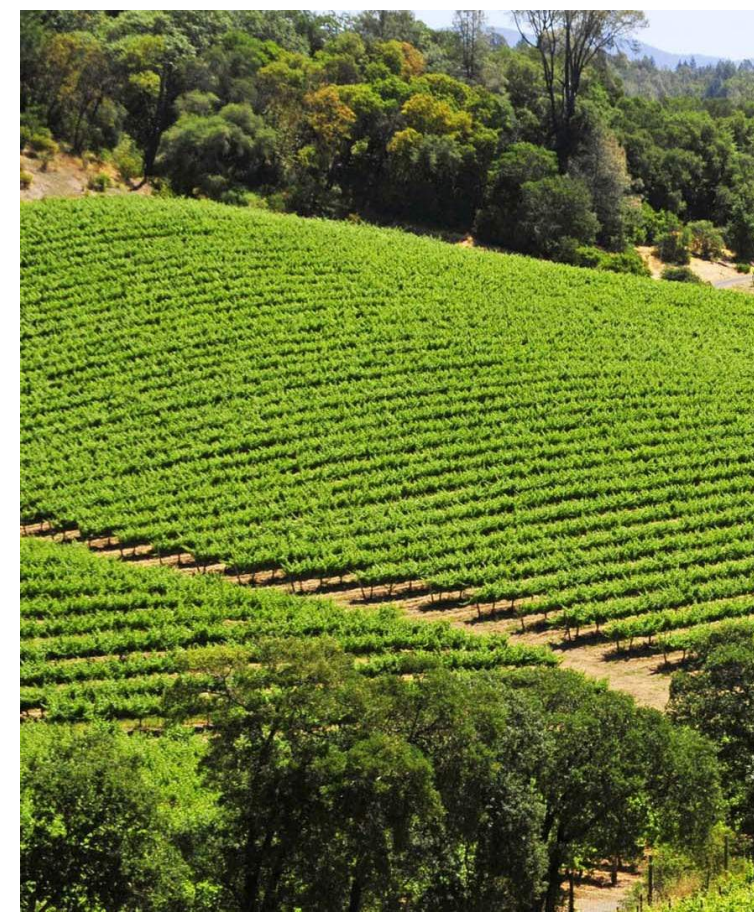
02 Riparian Edge



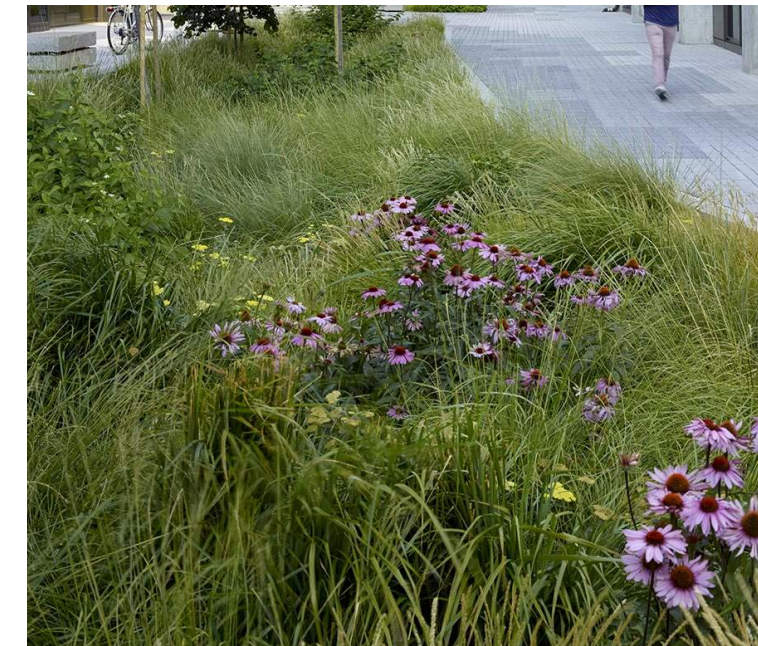
03 Shadow Gardens



04 CA Vineyard



05 Bio-retention



06 Under-story



The Buildings

Holistic design response where every decision is made with purpose and intent.



DELIVERABLE

Consistent repetitive modules enable efficient on- and off-site manufacture to optimize cost, speed and quality.



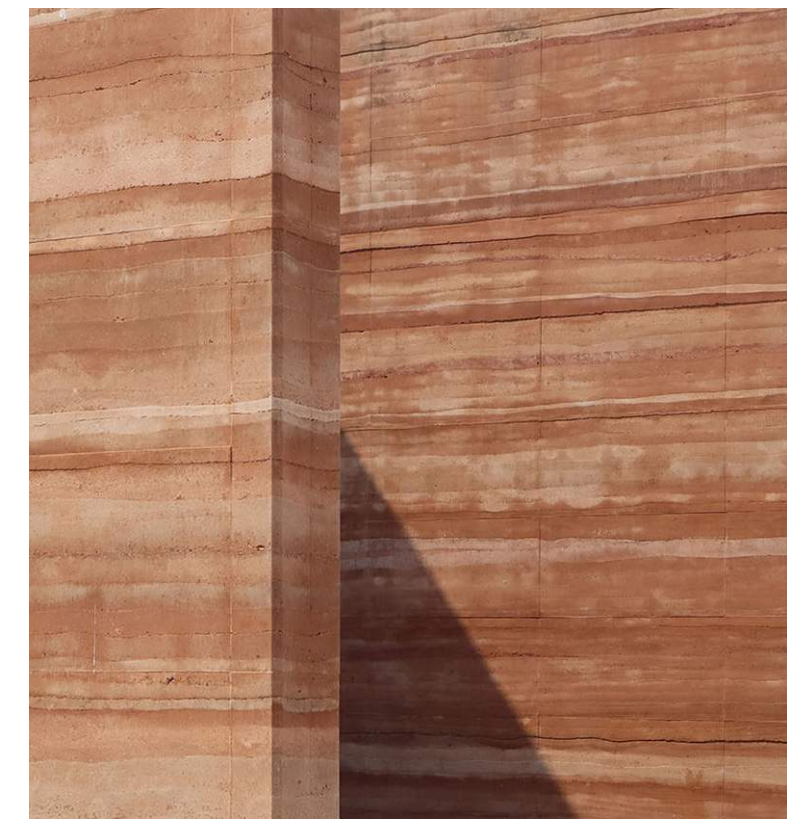
RESILIENT

Durable materials that are easy to maintain and improve with age.



SUSTAINABLE

Local materials.
Low embodied energy.
Self-finished materials, standard sizes,
minimised waste.



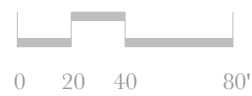
BEAUTIFUL

Tactile and simple.
Elegant proportions.
Connection to nature.



The Proposal

- 1 Single Unit
- 2 Double Unit
- 3 Triple Unit
- 4 Entry Court
- 5 Market
- 6 Restaurant (below)
- 7 Valet Dropoff
- 8 Lobby
- 9 Valet/Security
- 10 Event Space (below)
- 11 Kitchen Garden
- 12 Grassland
- 13 Spa
- 14 Pool
- 15 Viewing Platform/Event Space
- 16 Winter Solstice Sunrise Axis
- 17 Summer Solstice Sunset Axis
- 18 Winter Solstice Sunset Axis



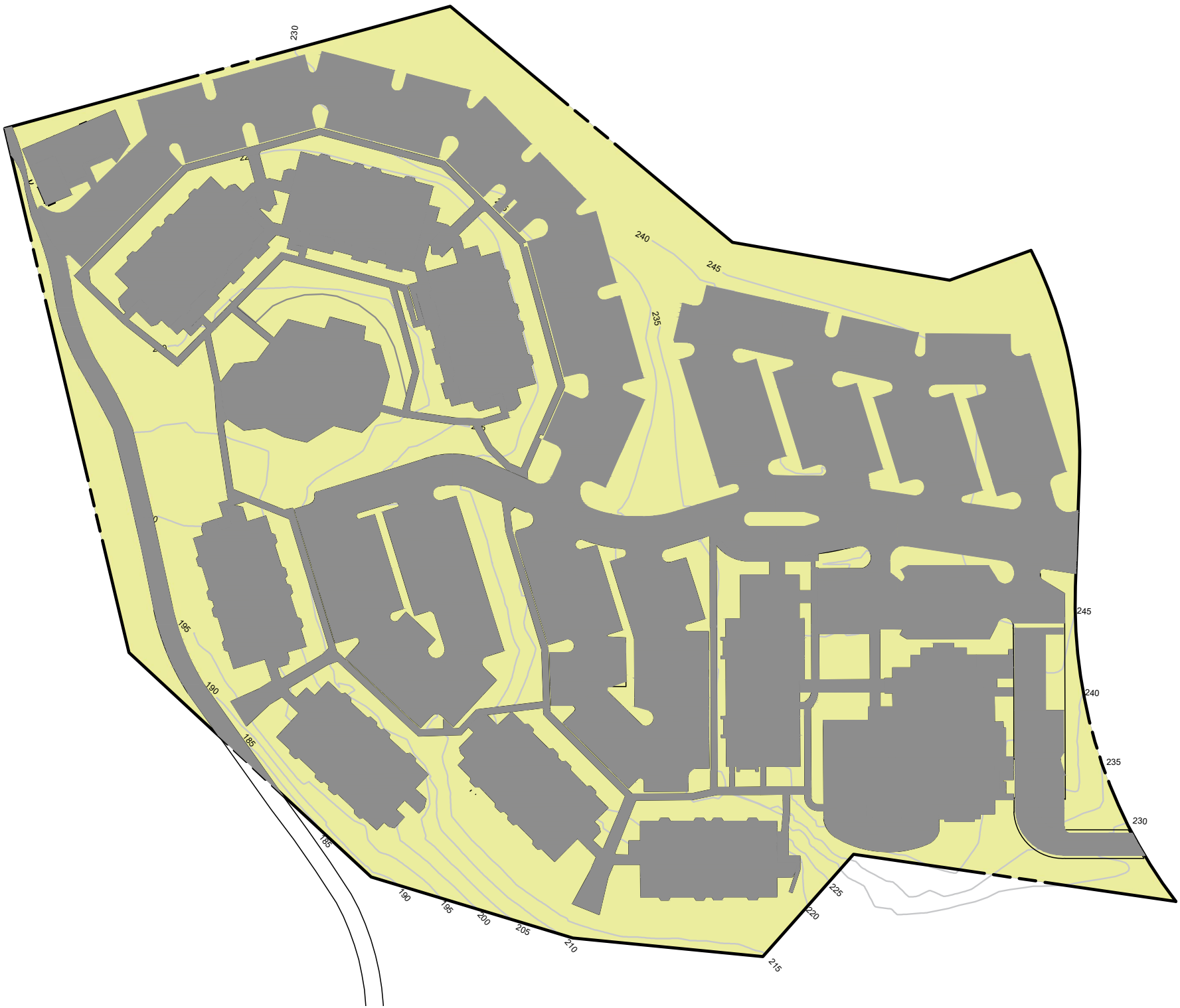
WOODS BAGOT



Aerial looking east

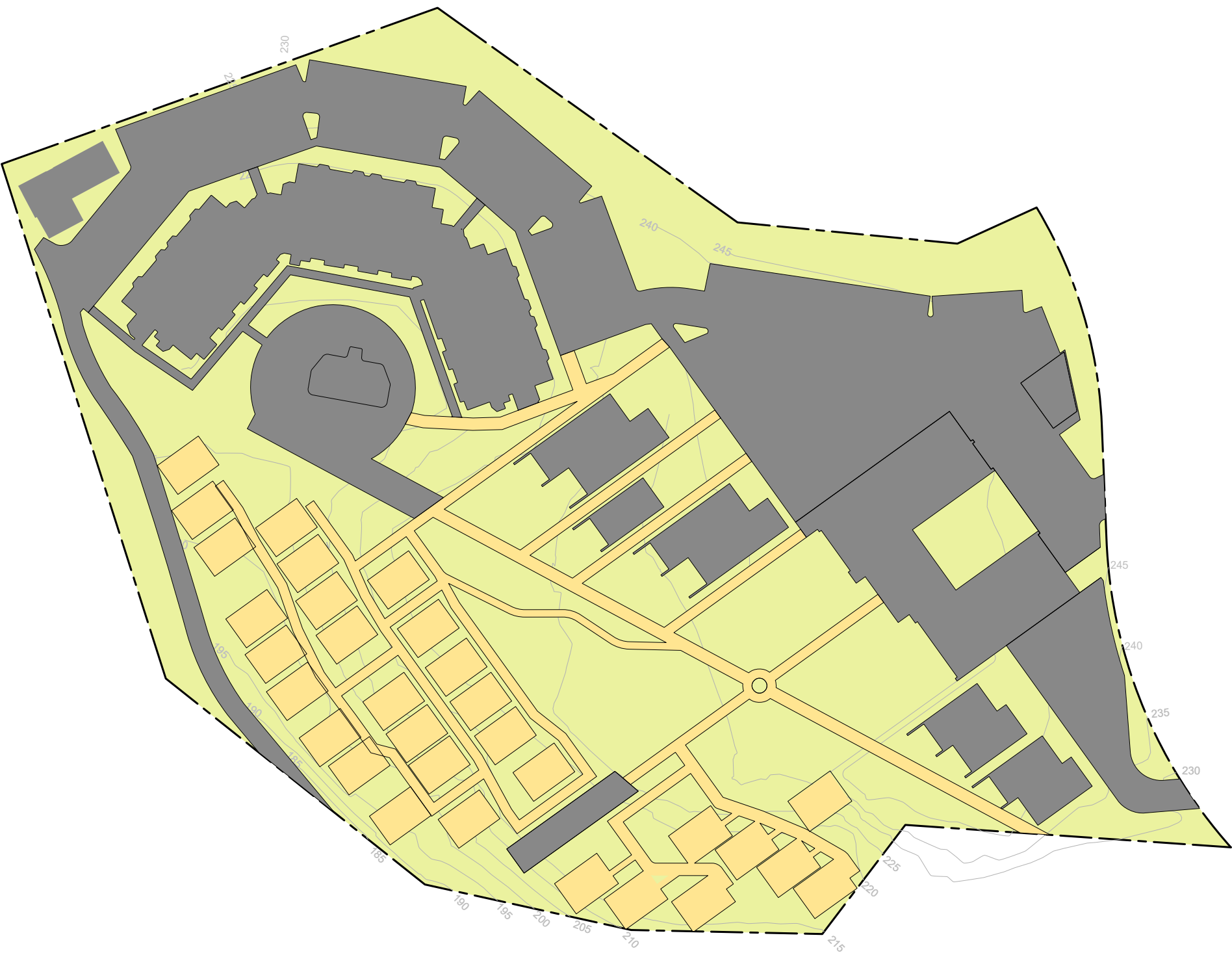


Permeable Surfaces



Existing

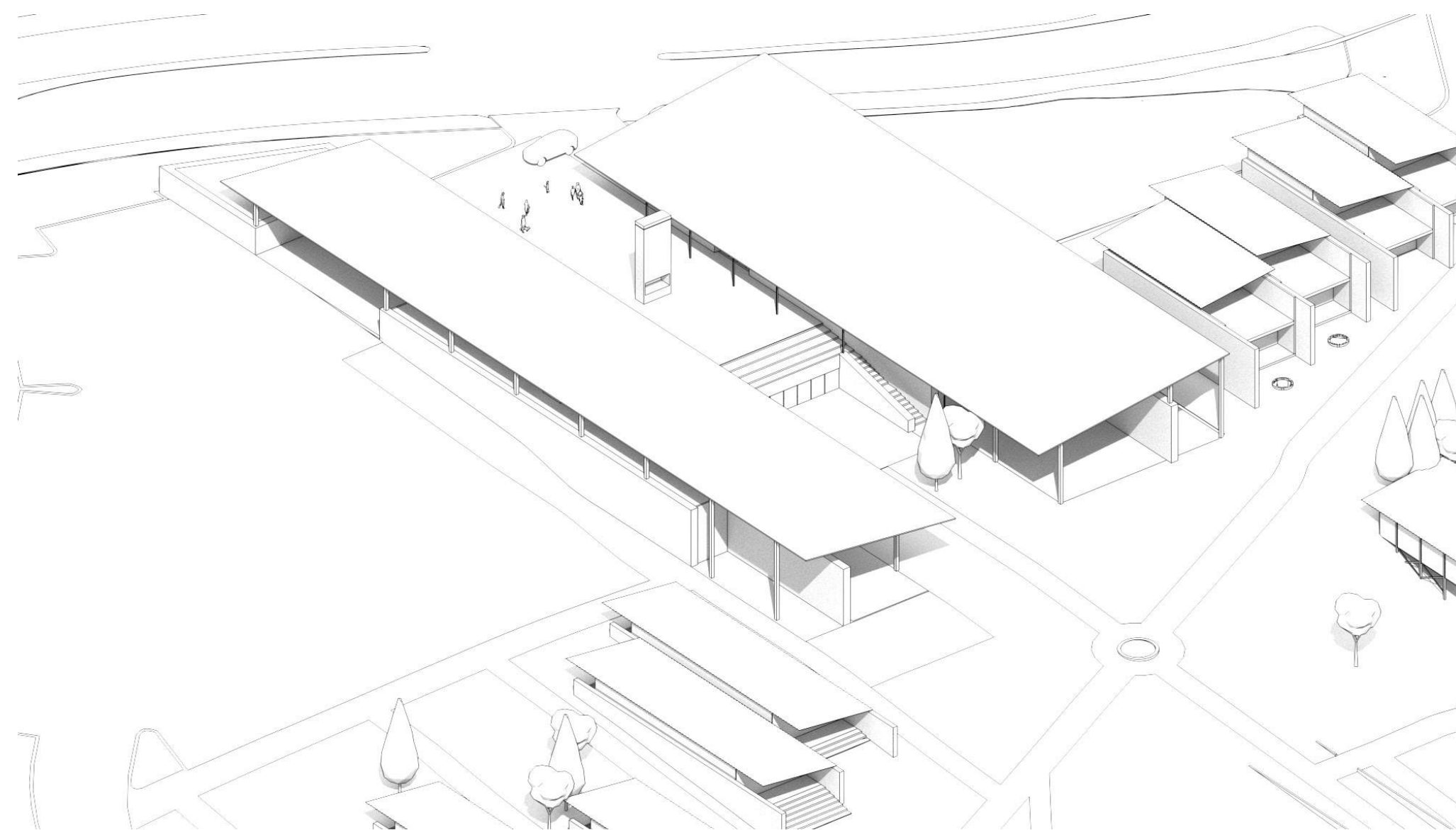
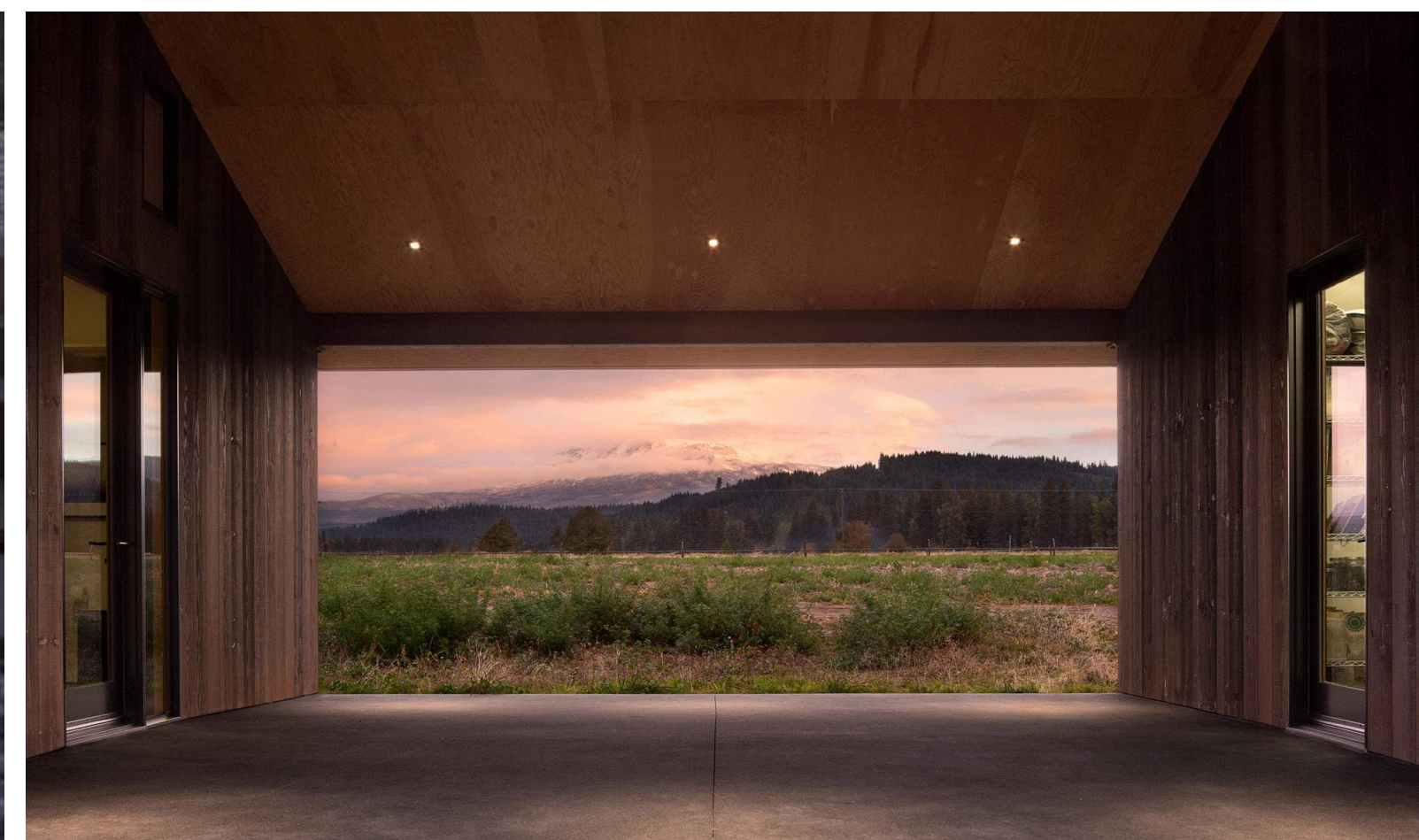
- Impermeable (roads, parking, building) (287,623 sqft)
- Suspended structure over landscape (0 sqft)
- Landscape (187,666 sqft)



Proposed

- Impermeable (roads, parking, building) (194,319 sqft)
- Suspended structure over landscape (74,733 sqft)
- Landscape (204,237 sqft)

Proposed shows 93,304 sqft reduction in impermeable surfaces

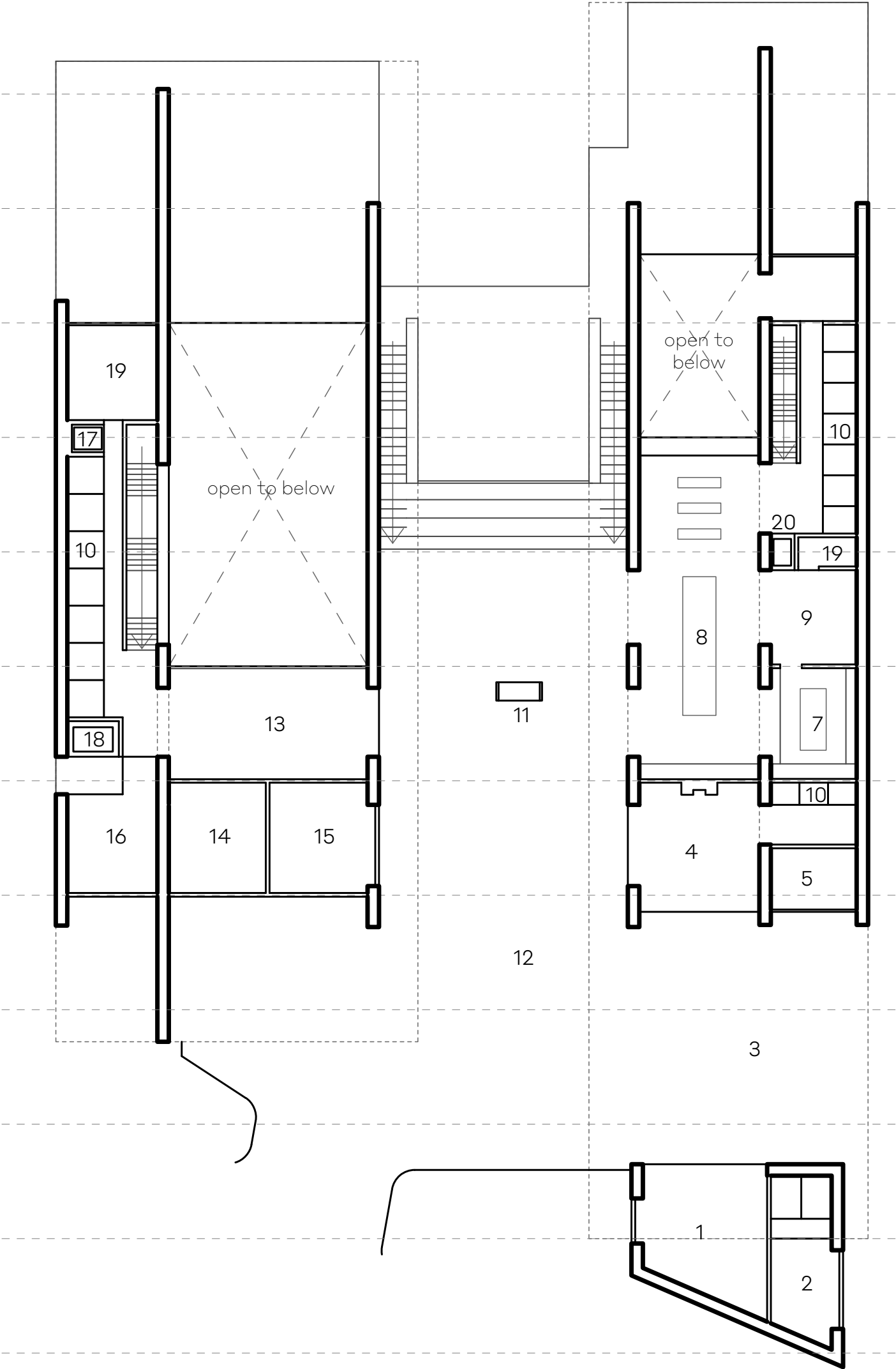


The Barn

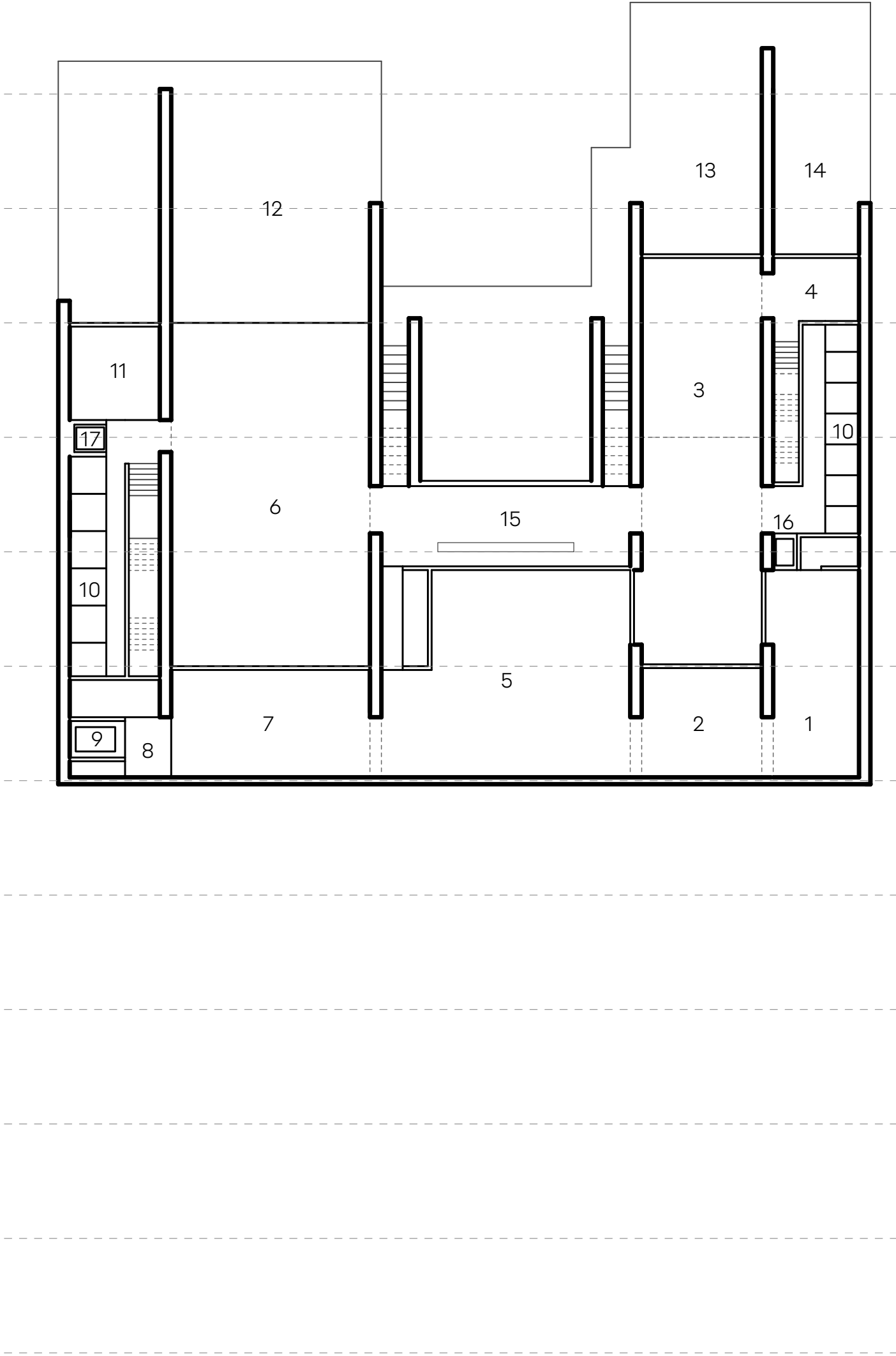
WOODS BAGOT

The Barn

- Entrance Level**
- 1 Valet/Luggage
 - 2 Security
 - 3 Valet Dropoff
 - 4 Lobby
 - 5 Lobby Office
 - 6 Market
 - 7 Bar/Servery/Prep
 - 8 The Long Room
 - 9 Market Cold Room
 - 10 W.C./Service
 - 11 Fire Pit
 - 12 Entry Court
 - 13 Event Lobby
 - 14 Meeting Room
 - 15 Conference Room
 - 16 Kitchen Prep
 - 17 Guest Elevator
 - 18 Service Elevator
 - 19 Storage
 - 20 Elevator



- Grassland Level**
- 1 Kitchen Storage
 - 2 Kitchen Office
 - 3 Restaurant
 - 4 Full Height Storage
 - 5 Kitchen
 - 6 Ballroom
 - 7 Ballroom Servery
 - 8 Loading
 - 9 Service Elevator
 - 10 W.C./Service
 - 11 Ballroom Storage
 - 12 Outdoor Event Space
 - 13 Outdoor Restaurant Seating
 - 14 Golfcart Charging Stations
 - 15 Bar
 - 16 Elevator
 - 17 Guest Elevator





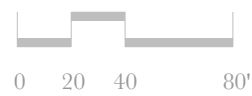
The Rooms

WOODS BAGOT



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355 Round Barn Blvd, Santa Rosa, CA 95403
March 11, 2024