



Architects tour Pearl Brewery as it evolves into 'green' complex

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Rachel Stone
Express-News Business Writer

Architects visiting San Antonio on Thursday as part of the convention of the American Institute of Architects were treated to a tour of the Pearl Brewery and were among the first to hear details of the next phase in the site's ongoing redevelopment project.

A mixed-use project is under construction at the L-shaped full-goods warehouse on the northwest side of the 1880s brewery grounds, tour guide and Leadership in Energy and Environmental Design (LEED) consultant Alison Rivenburgh said.

Silver Ventures, the San Antonio-based investment company that is redeveloping the old brewery north of downtown, is planning offices, retail space and a restaurant on the west side of the two-story "L." The north side will be two-story live/work apartments, where artists can work in studio space on the ground floor and live on the second floor. The goal is to keep rent low enough that artists can afford to live there.

"That's something they really didn't have to do because you could easily get very high rents for this location," Rivenburgh said.

The 59,000-square-foot project, which could be finished next year, will have "green" features not normally seen in San Antonio, including solar grids covering its roof. Rivenburgh said the solar energy project will be the biggest in Texas when it's complete, providing enough solar energy to provide all the building's electricity.

Silver Ventures wants to create a public display that would update continually and showcase how much energy the solar grids are generating.

The warehouse building, like the other redeveloped structures at Pearl Brewery, also will have cisterns to collect rainwater and condensation for reuse in landscaping.

Convention tour groups also took in the Pearl Stable, a meeting and reception space that opened last year on the site, as well as the Aveda Institute and the Center for Foods of the Americas, which opened 2005.

Architects on the tour gave the urban reuse project glowing reviews.

Convention at a glance

- What:** AIA 150: 'Growing Beyond Green.' The American Institute of Architects' 2007 national convention and design exposition is expected to draw 20,000 architects and design professionals to San Antonio.
- When:** Thursday through Saturday
- Where:** Convention Center
- Note:** Convention is closed to the public with the exception of the AIA's 'America's Favorite Architecture' exhibit, a display of the top 150 buildings, bridges, memorials and ballparks in America.
- Web site:** aiaconvention.com

"It's extremely imaginative," said Rex Ball of Tulsa, Okla. "The landscaping is exceptional. It's so simple and minimal that people probably don't even notice it, but it adds so much."



[Complete coverage of the national convention of the American Institute of Architects](#)

He added that the drum-shaped stable is like a piece of sculpture at the development's center.

"They've hired top-notch architects so it's really spectacular," said Fay Logan of SNS Architects and Engineers in Montvale, N.J.

The Pearl Brewery has been a "passion project" as well as a business venture for the developer, said Jonathan Card, an architect with Lake/Flato Architects, which has helped redesign some of the Pearl Brewery buildings.

Lake/Flato is designing the brewery's master plan.

"It's really a case study in the best you can do," Logan said.

rstone@express-news.net

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