

Residential/Hospitality, Award of Merit: HALL Arts Hotel and Residences

ENR enr.com/articles/53241-residential-hospitality-award-of-merit-hall-arts-hotel-and-residences



Photo by Cloyce Wall

December 14, 2021

Hall Arts Hotel and Residences

Dallas

Award of Merit

OWNER: HALL Group

LEAD DESIGN FIRM: HKS Architects

GENERAL CONTRACTOR: Austin Commercial

CIVIL/STRUCTURAL ENGINEER: Brockette Davis Drake Inc.

MEP ENGINEER: Blum Consulting Engineers

SUBCONTRACTORS: Advanced Environmental Concepts; Alliance Glazing; American Steel & Aluminum; Baker Triangle; Beard Drilling Services; BLW Place and Finish; Builder Services; Carrco Painting; Chamberlin Roofing and Waterproofing; Cheyenne Construction Co.; CMC Construction Services; Corporate Floors; Desert Steel; Edward Don & Co.; Elite Fire Protection; Greater

Metroplex Interiors; Hudson Building Systems; ICBS; Insulation Solutions; Kusser Fountainworks; LCR Contractors; Lindamood Demolition; McCorvey Sheet Metal/Way Mechanical; Metalrite; Newmat USA; Novum Structures; NOW Specialties; Oscar Orduno Inc.; Otis Elevator Co.; Overhead Door of Dallas; PDV Associates; Performance Door; Prism/Honeywell; Redi-Mix; Sigma Marble; Skidata; Skinner; Southern Botanical; Southwest Fence and Deck; Stripe-A-Zone; Tepco Glass; Texas Aquatic Construction; Tri Dal LLC; Trinity Drywall and Plastering; TST Construction Services; United Forming; Viva Railings; VSL; Won-Door; Woodhaus; Woodwright

HALL Arts is a 467,455-sq-ft project featuring a 28-story residential tower and 10-story boutique hotel. The project is pursuing LEED Gold and is the first residential development in the state to register for the WELL Building Standard.

During construction of the below-grade parking garage, the team ran into unknown conditions including bedrock and ground water. Instead of keeping the garages separate per the original plan, the revised design utilizes the existing garage for access to the new garage, simplifying the tie-in.

The \$250-million project is designed and built to be the healthiest high-rise in Texas, with multilevel air filtration, sound-reducing membranes in floors and interior design palettes that optimize lighting.

The building was delivered on schedule in May 2020.

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