



Full Service Portfolio



*Intercontinental
Houston*



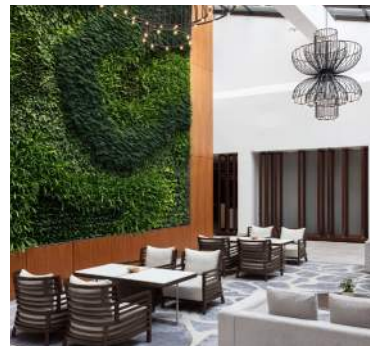
*Embassy Suites
Phoenix Biltmore*



Delta by Marriott



Westin Bethesda



Marriott Long Island



Marriott Oyster Point



*Embassy Suites
Orlando*



Hyatt Centric



Orlando DoubleTree



Austin DoubleTree



Kenilworth Inn

*"One's destination is never a place,
but a way of seeing things."*

-Henry Miller

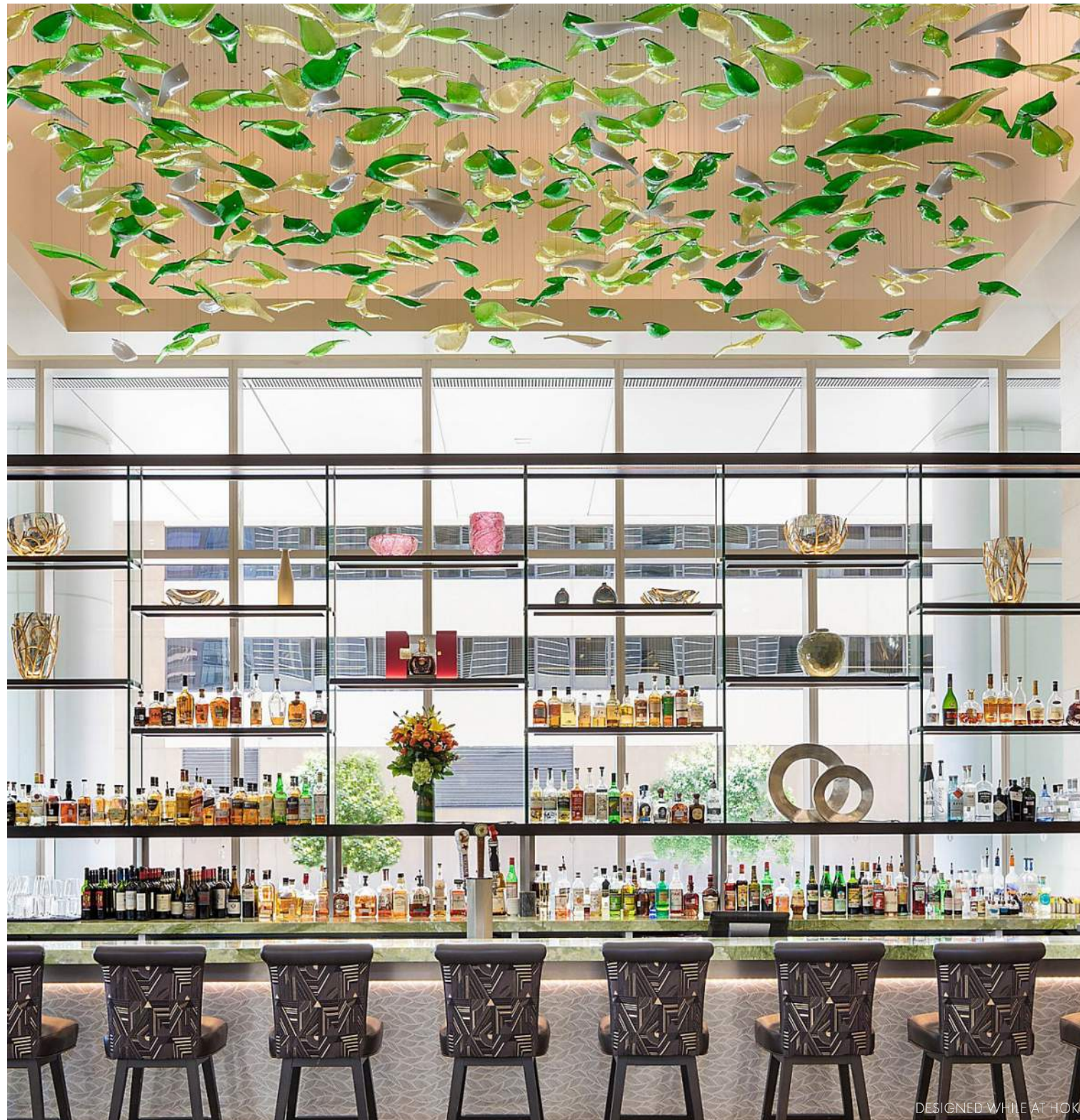
*InterContinental
Houston*

Location: Houston, TX
Size: 354 Keys
Services: Interior Design,
New Build

STUDIO  PARTNERSHIP



InterContinental Houston



*Embassy Suites
Phoenix Biltmore*

Location: Phoenix, AZ

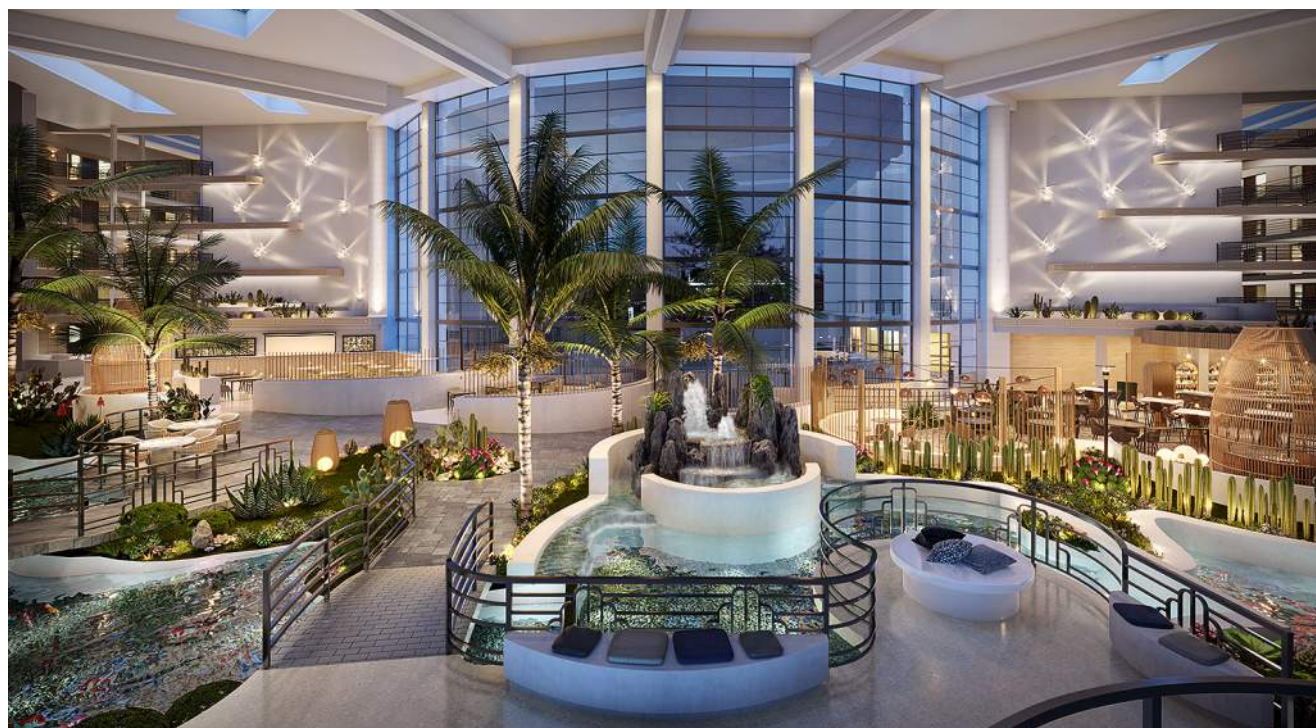
Size: 232 Keys

Services: Full Interior Design

STUDIO  PARTNERSHIP



Embassy Suites Phoenix Biltmore



Delta by Marriott

Location: Baltimore, MD

Size: 150 Keys

Services: Interior Design,
Historic Restoration

STUDIO  PARTNERSHIP



[RETURN TO INDEX](#)

Delta By Marriott



Westin Bethesda

Location: Bethesda, MD
Size: 209 Keys
Services: New Build,
Interior Design, Architecture

STUDIO  PARTNERSHIP

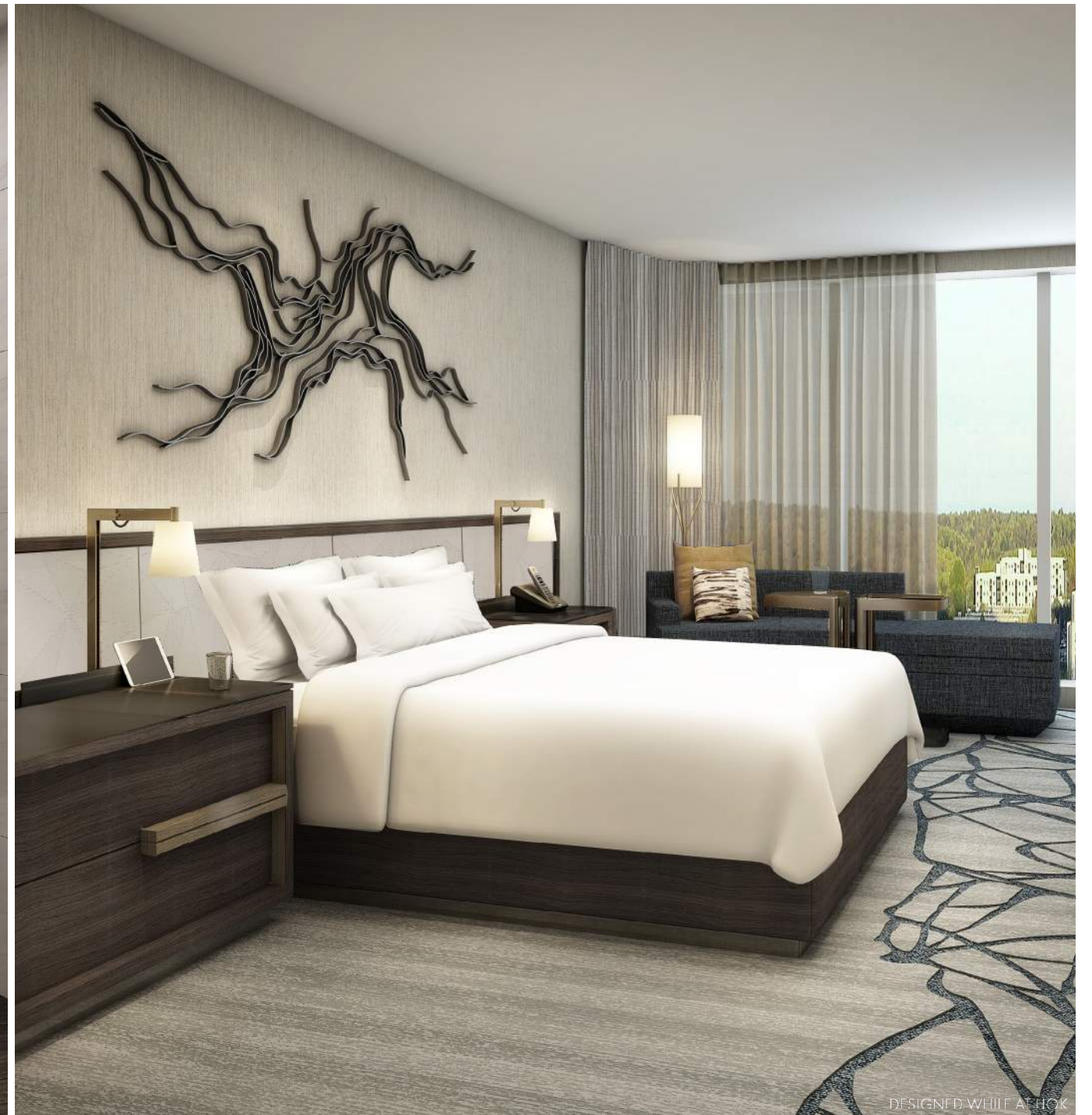


RETURN TO INDEX
DESIGNED WHILE AT HOK

Westin Bethesda



Westin Bethesda



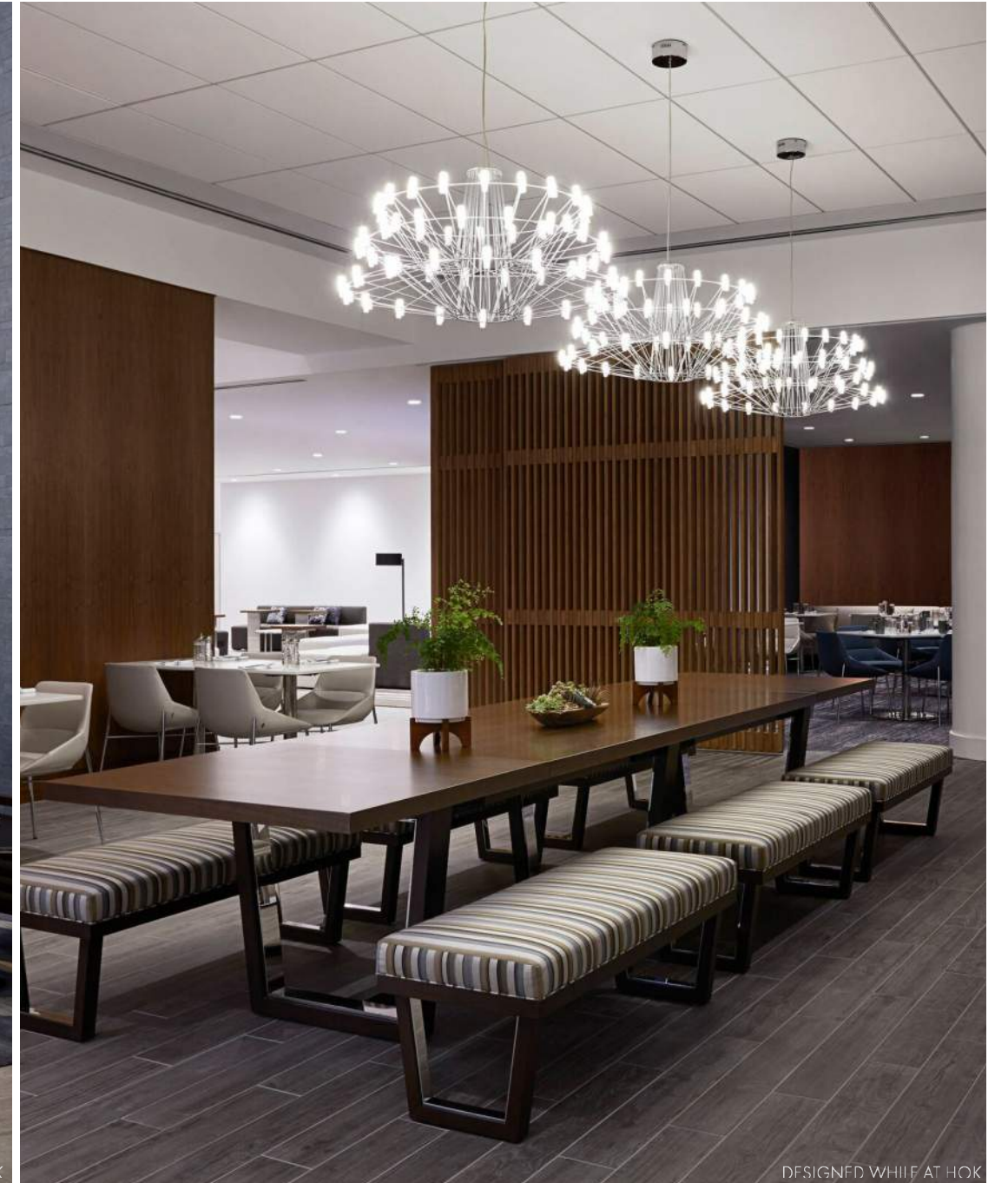
Mariott Long Island

Location: Long Island, NY
Size: 615 Keys
Services: Full Interior Design

STUDIO  PARTNERSHIP



Marriott Long Island



Marriott Long Island



Marriott Oyster Point

Location: Oyster Point, VA

Size: 256 Keys

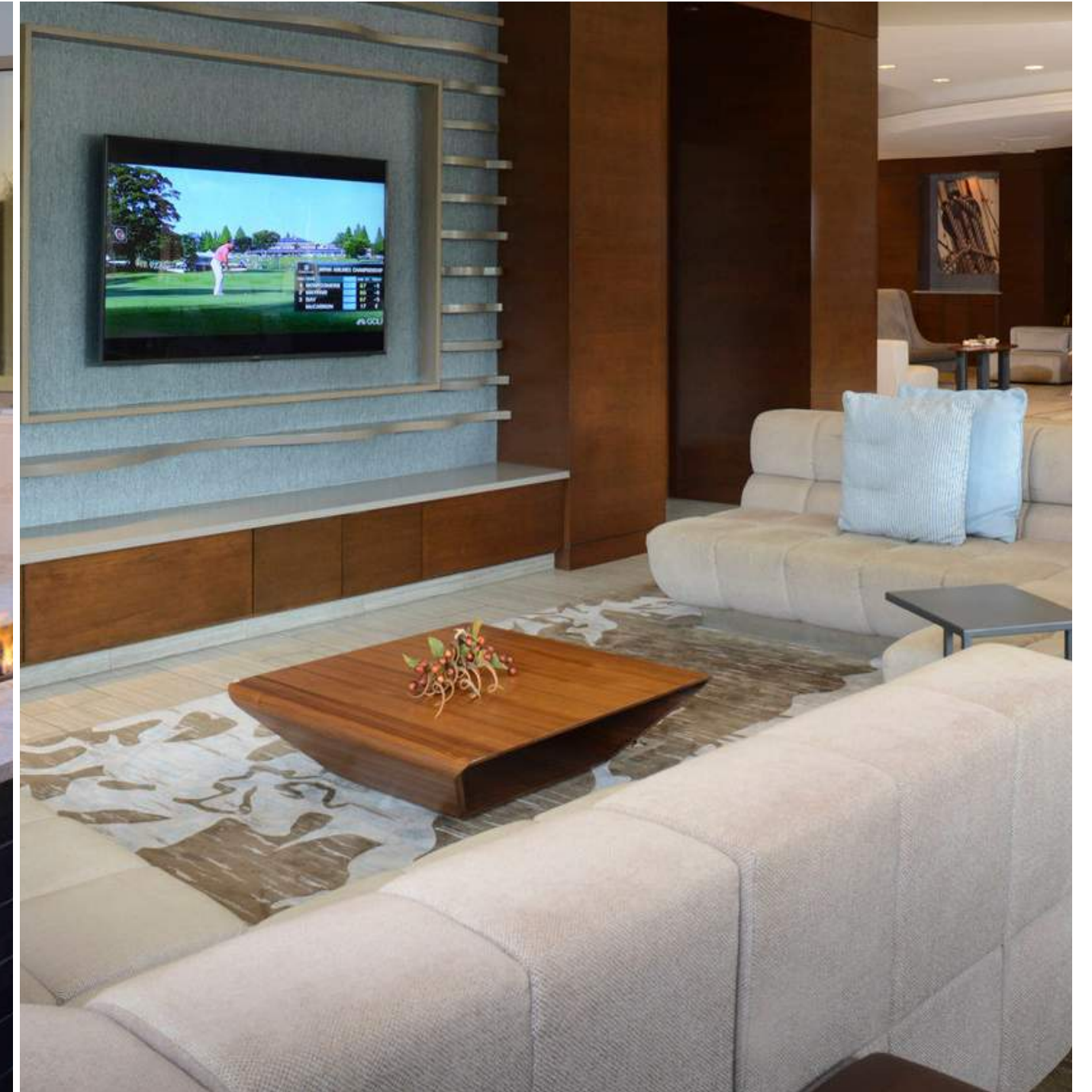
Services: Interior Design,
Purchasing

STUDIO  PARTNERSHIP



[RETURN TO INDEX](#)

Marriott Oyster Point



Marriott Oyster Point



Embassy Suites Orlando

Location: Orlando, FL

Size: 256 Keys

Services: Interior Design,
Purchasing

STUDIO  PARTNERSHIP



[RETURN TO INDEX](#)

Embassy Suites Orlando



Hyatt Centric

Location: Baltimore, MD

Size: 230 Keys

Services: Case Study

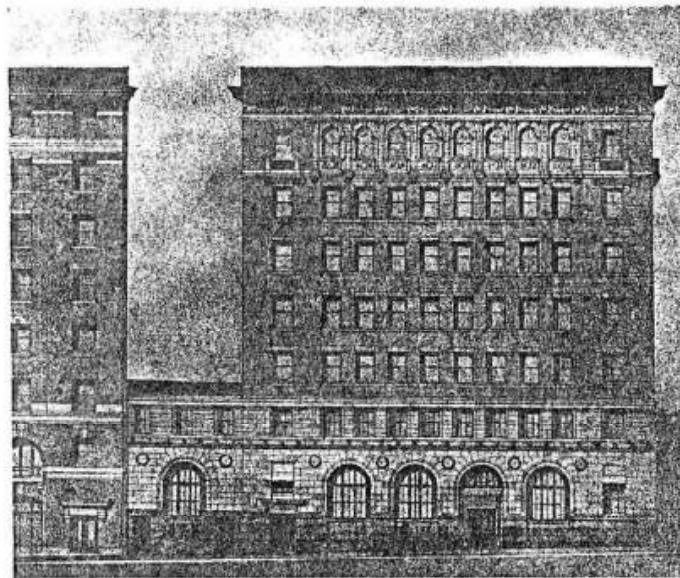
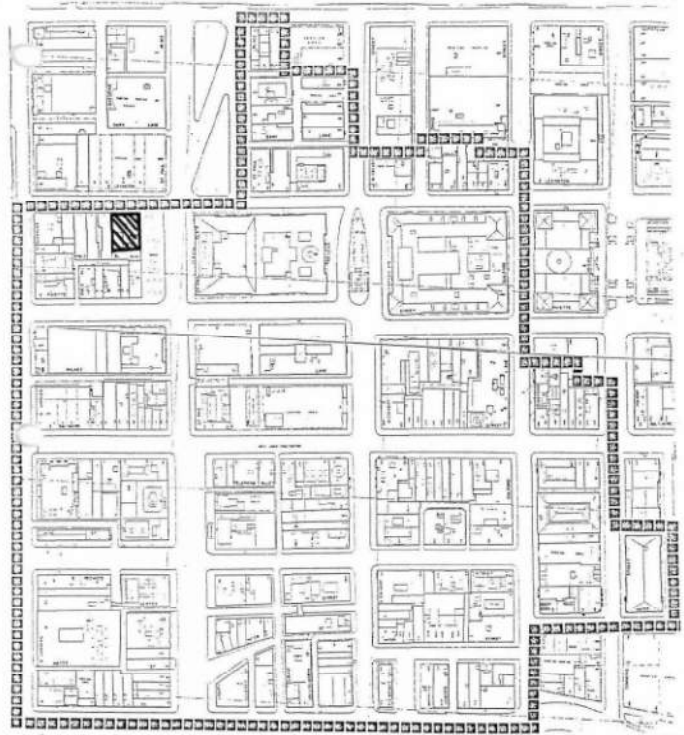
Planning, Architecture, Interior Design,
Adaptive Reuse & Historic Renovation



[RETURN TO INDEX](#)

Hyatt Centric

Design Concept: History of Building & Architecture



TITLE GUARANTEE AND TRUST COMPANY

BALTIMORE METROCENTER SURVEY

AREA: Financial District
Address 106-110 St. Paul Street

Current Name: Title Building

SURVEY NO. : B- 1133
MAGI NO.: 0411335711

Block: 623 Lot: 6
Height : 7
Condition: Excellent
Use: Commercial
Designation:

Lot size: 70 ft. x 87 ft .
Materials: Brick and Granite
Owner: Tran Group, Hotel
Accessible: Yes, unrestricted
Liber/Folio: CWM 4035/540

*Owner Intends to apply for federal historical credits
Historic Name: Title Guarantee Company Building
Date: 1912
Architect/Builder: Joseph Evans Sperry
Style (if appropriate)

Description:

The Title Building, on the corner of St. Paul and East Lexington Streets , stands out as one of the most distinctive commercial structures in the Financial District . It is a ten bay wide, seven story high, brick and granite structure with terra cotta trim. The building's distinctive characteristics include round arched windows enhanced with bronze trim, a pronounced cornice and stone carved balconies. Other significant details include a cornice with an embellished frieze containing alternating putti and cartouches with blue terracotta panels and egg and dart and bead and reel molding. In addition, the building features elaborate floral and leaf dentils and keystone consoles on the seventh floor and wave molding and geometric details, filled in with marble, on the first story. The north elevation is eight bays wide and contains the same details as the front facade.

Significance:

Area: architecture Level: local

The Title Guarantee Company Building was designed in 1912 by the well known architect Joseph Evans Sperry, and it is one of the most architecturally significant buildings in the Financial District. The Title Guarantee Company was first chartered in 1884 and it is the oldest and the largest institution of its kind in the entire state of Maryland as well as being the third oldest in the country. The building's numerous significant architectural details include round arched windows enhanced with bronze trim and carved stone balconies. The Title Building also features an embellished frieze with alternating putti and cartouches with blue terra cotta panels throughout the facade. The building is very distinctive and a major contribution to the historical character of the area.

Hyatt Centric

Public Area Concept Images



Hyatt Centric

Location: Baltimore, MD

Size: 230 Keys

Services: Interior Design, Adaptive
Reuse & Historic Renovation

STUDIO  PARTNERSHIP



Hyatt Centric



Hyatt Centric



Orlando DoubleTree

Location: Orlando, FL

Size: 229 Keys

Services: Interior Design,
Full Renovation

STUDIO  PARTNERSHIP



[RETURN TO INDEX](#)

Orlando DoubleTree

Design Narrative: "Sunshine State"



WITH 233 DAYS OF SUNSHINE A YEAR, FLORIDA ISN'T JUST A DESTINATION, IT'S A STATE OF MIND. WE BRING INSPIRATION TO THIS PROPERTY FROM THE VIBRANT, CASUAL AND CAREFREE VIBE THAT IS FLORIDA.

APPEALING TO BOTH FAMILIES AND BUSINESS TRAVELERS ALIKE, IT IS IMPORTANT THE DESIGN SPEAKS TO EACH TYPE OF GUEST FLUENTLY AND PASSIONATELY.

TEXTURE PROVIDES THE BASE BACKDROP OF VISUAL INTEREST: LIMESTONE & CORAL - LOCAL STALWARTS IN ARCHITECTURAL MATERIALS FOR THIS AREA. ROPE ACCENTS SEAMLESSLY BORDER AREAS TO REMIND THE GUEST GRACIOUS WATERS BORDER THIS PENINSULA WITH A CALL TO BOATING WHILE GRAND SHUTTERS, DEFINING THE HEART OF THE HOTEL, SUMMON TO MIND THE SWING AND SWAY OF COOLING BREEZES.

LIGHTING IS USED INTENTIONALLY, HIGHLIGHTING FOCAL DEFINING DESIGN MOMENTS OF LOCAL ART AND ARTISTICALLY FINISHED WALL BOUNDARIES.

COLOR PLAYS A KEY ROLE AND SPEAKS TO THE YOUNGER GUESTS AS WELL AS THE YOUNG AT HEART WHILE VISITING DISNEY WORLD AND REMINDS US ALL NOT TO TAKE OURSELVES TOO SERIOUSLY BY USING PUNCHES OF DEEPLY SATURATED COLORS BALANCED BY COOL BLUES AND CRISP WHITES.

FURNITURE WITH BESPOKE DETAILS AND INTERESTING SHAPES CONTINUE TO WEAVE THIS DYNAMIC STORY OF A RELAXED YET TAILORED ATMOSPHERE.

THE ARTWORK HAS A SENSE OF LIGHT HEARTED IRREVERENCE AND STYLE PARTNERED WITH LARGE SCALE, BRIGHTLY HUED, LANTERNS WELCOMING GUESTS AT ONCE TO THE LOBBY WITH AN IMMERSIVE EXPERIENCE.

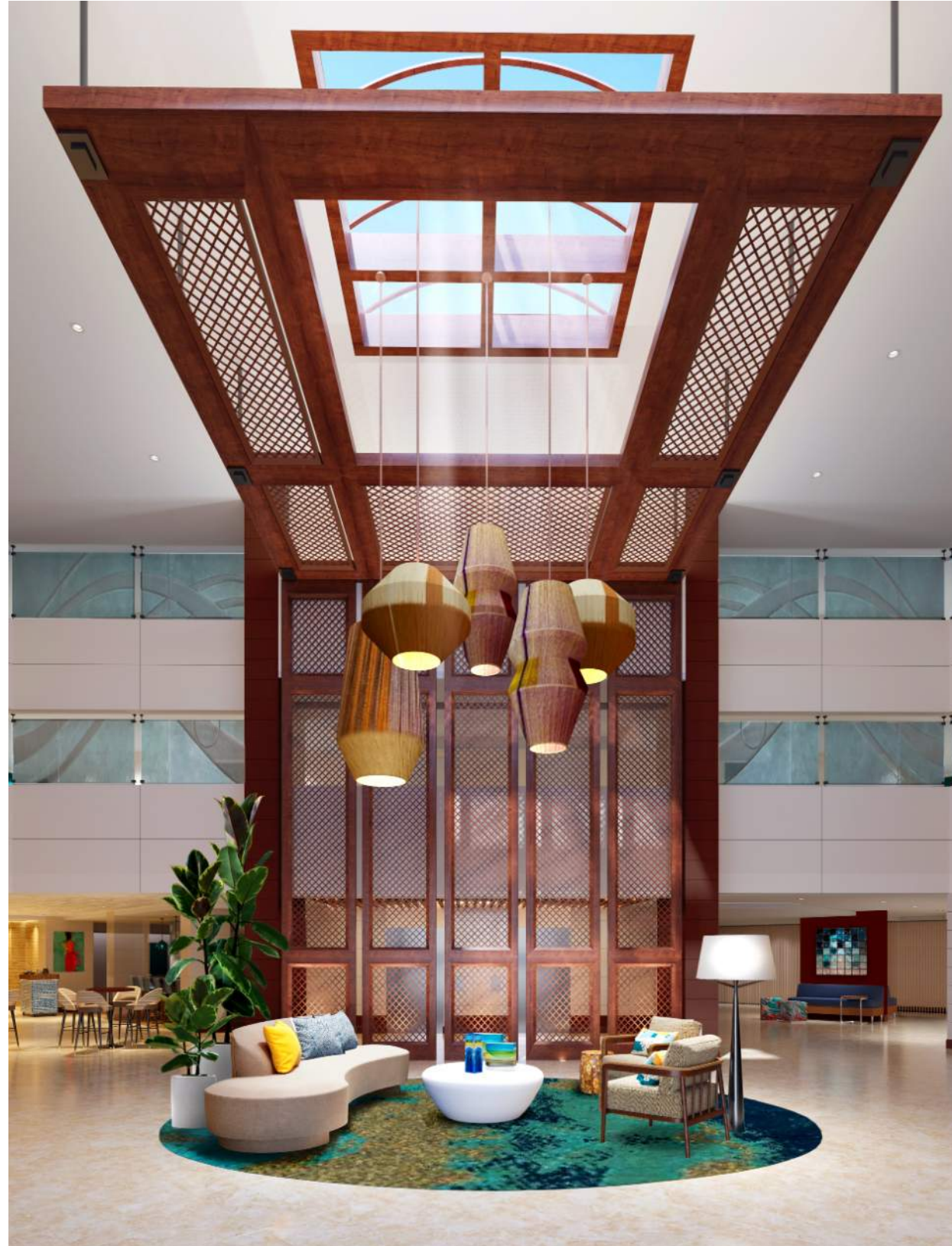


Orlando DoubleTree
Public Area Design Inspiration

"Gone to Florida. Be back never."



Orlando DoubleTree Lobby



Orlando DoubleTree

Parlor & Bedroom



Austin DoubleTree

Location: Austin, TX

Size: 188 Keys

Services: Interior Design,
Full Renovation

STUDIO  PARTNERSHIP



[RETURN TO INDEX](#)

Austin DoubleTree

Design Narrative: A Stately Synthesis

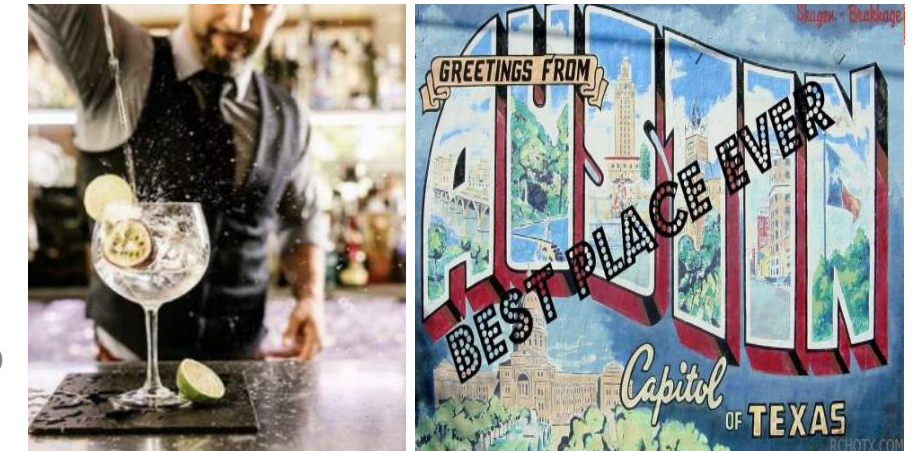


JUST LIKE AUSTIN WITH IT'S VARIED AND ECLECTIC CULTURE; THE DESIGN CONCEPT FOR THIS HOTEL BLENDS THE "RUSTIC" AND THE "REFINED".

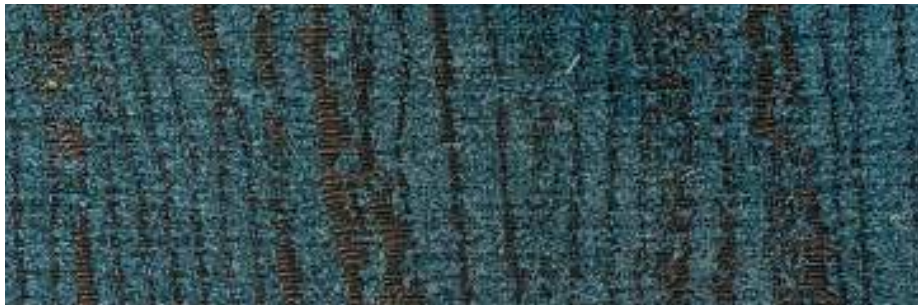
THE INSPIRATION FOR THIS PROPERTY'S DESIGN COMES FROM AUSTIN'S RICH HISTORY OF STATELY ARCHITECTURE, BUT ADDS A LIBERAL DOSE OF QUIRKY PERSONALITY THE CITY IS KNOWN FOR.

THE HEAVILY CARVED PECAN WOOD WORK IS THE TRADITIONAL BACKDROP FOR MODERN DESIGN ELEMENTS SUCH AS CHARRED WOOD ACCENTS AND DEEP, GLOSSY HUED TILES. COLORS ARE BOLD AND DRAMATIC, WHILE LIGHTING IS SCULPTURAL AND ALMOST ART-LIKE.

THIS DESIGN FOCUSES ON THE DETAILS: ACCENTS OF NAILHEAD, LEATHER TUFTED FURNITURE AND BUCKLE DETAILING ON THE HEADBOARDS ARE JUST A FEW OF THE ELEMENTS USED.



Austin DoubleTree
Restaurant Finishes & FFE



Austin DoubleTree

Bar & Lounge



Austin DoubleTree

Parlor & Bedroom



Kenilworth Inn

Location: Kenilworth, NJ
Services: Interior Design

STUDIO  PARTNERSHIP



[RETURN TO INDEX](#)

Kenilworth Inn



Thank you for including Studio Partnerships in your vision.



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