



PS 343 Manhattan–The Peck Slip School

New York, NY

PS 343 Manhattan–The Peck Slip School is a conversion of an existing U.S. Postal Service Station located within Manhattan's South Street Seaport Historic District into a new public school serving the needs of the surrounding community. The vertical addition and renovation acknowledges the limits and scale of the existing building while establishing a distinctive character for the new facility that recognizes its public role and location through references (such as the exposed roof structure play area) to the adjacent Brooklyn Bridge and the historic ships at the piers.

Located on Peck Slip between Pearl Street and Water Street, the new facility accommodates a capacity of 712 students in grades PreK through 5. The project encompasses approximately 97,000 SF in seven floors above grade. The project scope includes a 69,300 SF renovation and adaptive re-use of the four existing floors of the building and a 27,700 SF vertical addition of three new floors. The school includes dedicated science classrooms and a rooftop play area with breathtaking views of lower Manhattan.

Remodel/Adaptive Reuse/ Restoration

Playground/outdoor space

Michael Graves Architecture & Design

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Graves–MMA JV Architects, PLLC

DESIGN TEAM

Thomas P. Rowe, Principal-in-Charge and Lead Designer

Thomas McHugh RA, NCARB, Principal-in-Charge

Kathy Dy, Design Manager

Karen Nichols, FAIA, Executive Committee

Gabriel Massa, AIA, Executive Committee

OWNER/CLIENT

New York City School Construction Authority
New York, NY

Maggie Siena, Principal
212/312-6260

KEY STATS

Grades Served: PreK–5

Capacity: 712

Size of Site: 0.4 acres

Building Area: 112,354 sq. ft.

Space per Student: 158 sq. ft.

Cost per Student: \$78,752

Square Foot Cost: \$505

Project Cost: \$56,000,000

Completion Date: March 2015

Sustainability Rating Status: NYC Green School
Certified

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