

Hotel Elan



Hotel Elan is a luxury boutique hotel located in the heart of downtown on Main Street. The hotel is a conversion of the historic 16 –story Dallas National Bank Building combined with a new adjacent 10–story building addition. The gothic styled high rise is the signature building, which houses the majority of the 130 guest rooms and a luxury penthouse with roof gardens. The hotel also features a ballroom, meeting spaces, a five star restaurant and a cellar bar. Working with Tihany Design of New York City for the interior design, ARCHITEXAS was able to convert the historic building to the new uses while maintaining the preservation standards required for a certified rehabilitation tax credit. The historic façade has been completely restored with reconstructing many missing original elements.

ARCHITEXAS also assisted the owner in receiving \$8.9 million in tax increment finance funding. In addition, ARCHITEXAS managed the approvals through the complex city regulatory process including zoning, historic landmark approval, private license and abandonments, and the build permit process.

Location

Dallas, Texas

Project Duration

2003 – current

Cost of Construction

\$42 million

Square Footage

146,000 square feet

Scope of Services

- Architect of Record
- Full architectural services
- Rehabilitation tax credit consulting
- Programming
- Tax Increment Finance District funding
- Local historic preservation incentives
- Certified Rehabilitation Tax Credit consulting
- Exterior restoration
- Adaptive use design
- New addition on adjacent site
- Multi-phased construction
- Master planning for adjacent sites

Client Contact

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