



► DuPage Medical Group / Glen Ellyn, Illinois



Assignment:

The DuPage Medical Group sought to replace the existing Glen Ellyn Clinic with a new and technologically advanced facility to better serve its patients in Glen Ellyn and surrounding communities. The client desired to stay in the same location and develop a new facility while still operating the existing practices.

Solution:

V3 Realty had previously assisted the client in acquiring four properties adjacent to the existing site. These parcels provided logistical space to accomplish the program and for additional patient parking. In Phase I of the project, the existing parking was constructed.

A new 90,920 S.F. facility was designed to replace the existing, obsolete structure. Phase II involved the construction of the new building and parking areas. The final phase involved the demolition of the existing clinic building and construction of additional parking.

The design team made every effort to minimize the building's impact on the neighboring properties. The plan included generous landscaping and increased visual setbacks. Special attention was given to minimizing the impact of the site lighting on the surrounding uses. Additionally, the building was designed in accordance with the Appearance Guide and Criteria for the Village, using natural stone and brick.

To compliment the clinic space, an area was dedicated for street level retail. This met the Village's downtown development goals and added amenities that could be utilized by both patients and employees.

