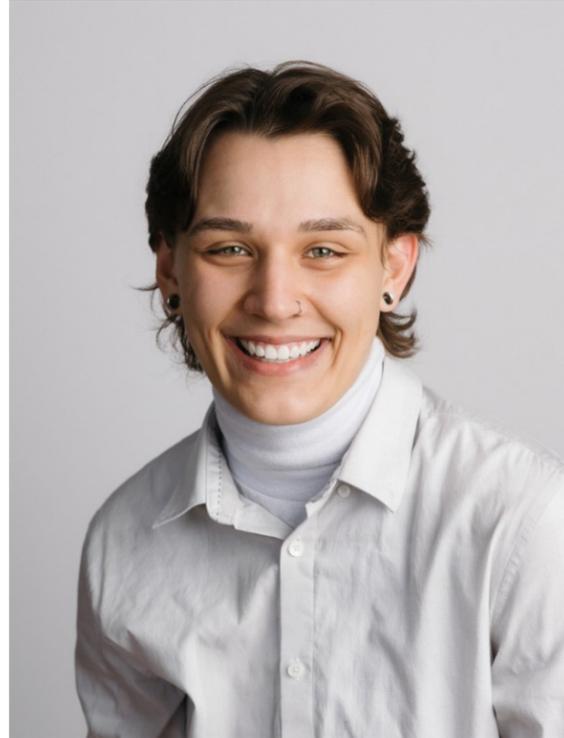


# PLACES

VOL. 2



*Rendering of studio thesis project - to be complete in April 2026*



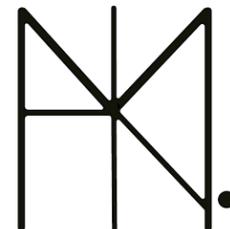
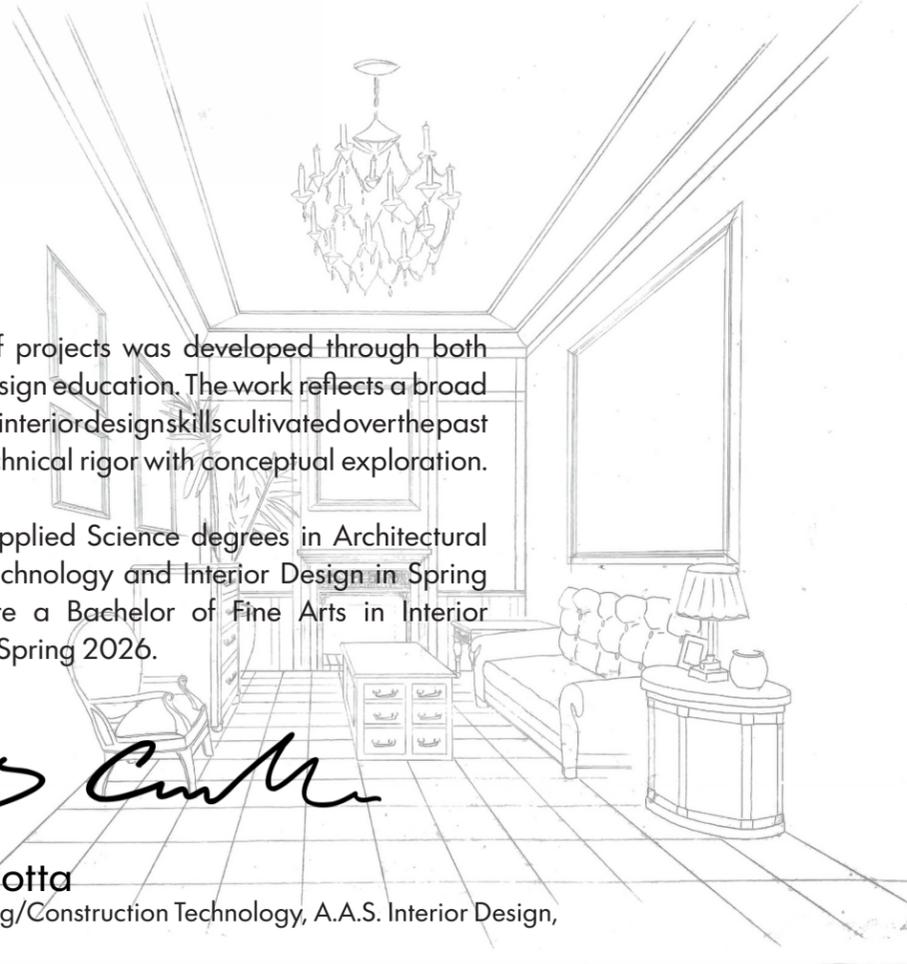
## HELLO -

This curated selection of projects was developed through both technical and fine arts design education. The work reflects a broad range of architectural and interior design skills cultivated over the past five years, integrating technical rigor with conceptual exploration.

I earned Associate of Applied Science degrees in Architectural Drafting/Construction Technology and Interior Design in Spring 2024 and will complete a Bachelor of Fine Arts in Interior Architecture & Design in Spring 2026.

**Makenzie R Cincotta**

A.A.S. Architectural Drafting/Construction Technology, A.A.S. Interior Design, ASID Student Member



## SKILLS

### PERSONAL

Excellent Communicator  
Hands-On-Worker  
Highly Organized  
Quality-Driven

### PROFESSIONAL

**AutoCAD** Expertise  
**Revit** Expertise  
**Sketchup** Expertise  
**Enscape** Expertise

Adobe **Photoshop** Expertise  
Adobe **Illustrator** Expertise  
Adobe **InDesign** Expertise

**Microsoft Office** Skill  
**Refined Hand Drafting**

## EXPERIENCE

### PROFESSIONAL

February 2023 – May 2023

#### DESIGN INTERN

J&J Contractors LLC – Greendale, WI

Assisted in increasing general efficiency of projects. Kept project documentation up-to-date and accurate to ease production and mitigate miscommunications. Performed tasks in and out of the office that ensured materials are where they needed to be when they needed to be there. Updated product documentation to offer designers correct options for selection. Communicated with office staff to relieve extra tasks that may have disabled them from productivity. Created content for company promotion and media presence.

## EDUCATION

Waukesha County Technical College – Pewaukee, WI

January 2021 – May 2024

- ◆ ASSOCIATE OF APPLIED SCIENCE - ARCHITECTURAL DRAFTING/CONSTRUCTION TECHNOLOGY
- ◆ ASSOCIATE OF APPLIED SCIENCE - INTERIOR DESIGN

Class of 2024

Milwaukee Institute of Art & Design – Milwaukee, WI

August 2024 – May 2026

- ◆ BACHELOR OF FINE ARTS - INTERIOR ARCHITECTURE & DESIGN

Class of 2026

### EDUCATIONAL

2nd Place – KI/Pallas  
Textile Graphic Design  
Competition  
2025

Architecture Club  
President  
Fall 2022-Fall 2023

Interior Design/Kitchen &  
Bath Club Networking Chair  
Fall 2023-Spring 2024

Architecture Club/Interior  
Design Club Liaison  
Fall 2021-Fall 2022

1st Place – NARI Home Show  
Interior Design Student  
Display Competition  
2023, 2024

5th Place – Post-  
Secondary Architectural  
Drafting Competition  
(Wisconsin SkillsUSA)  
2022

01

LIVE & WORK IN AN  
EXISTING BUILDING  
Sustainable Design



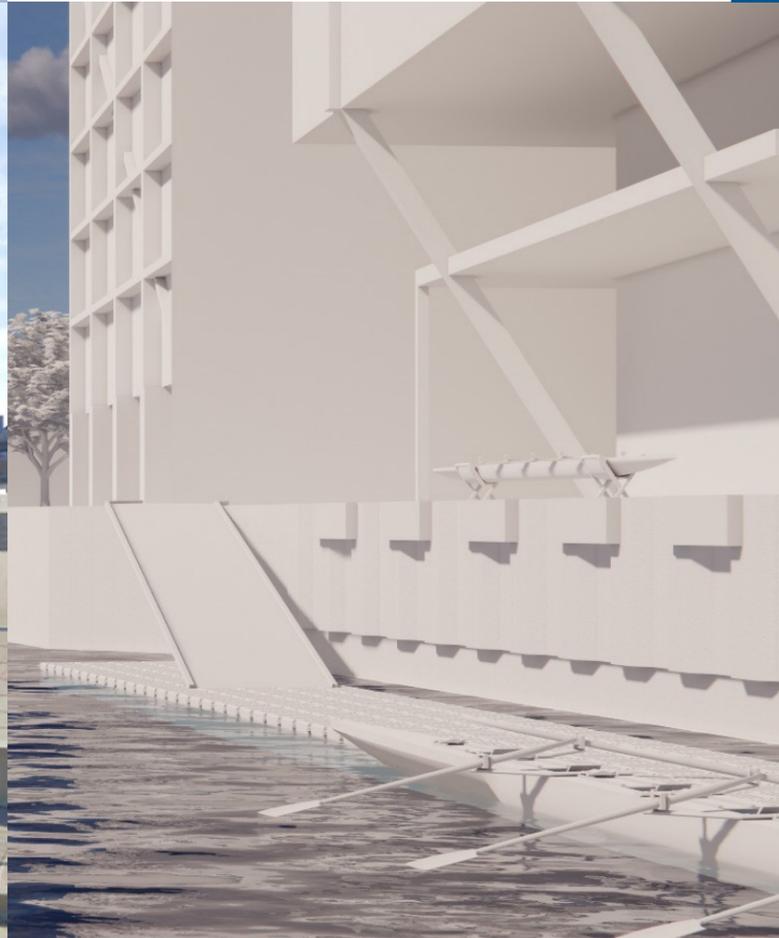
02

MILWAUKEE  
ROWING CLUB  
Boathouse  
Expansion Facility



03

MILWAUKEE  
ROWING CLUB X  
HARBOR YARDS  
Schematic Proposal



04

GALLERY ON  
GARFIELD  
Community  
Commercial Design



05

BOLD ACADEMIA  
Sitting Room



MAKENZIE CINCOTTA  
OCTOBER 4<sup>TH</sup>, 2022  
"SITTING ROOM"  
MANUAL DESIGN PRESENTATION - ASSIGN  
FINAL PR

ARCHITECTURAL

INTERIOR

# 01



## LIVE & WORK IN AN EXISTING BUILDING

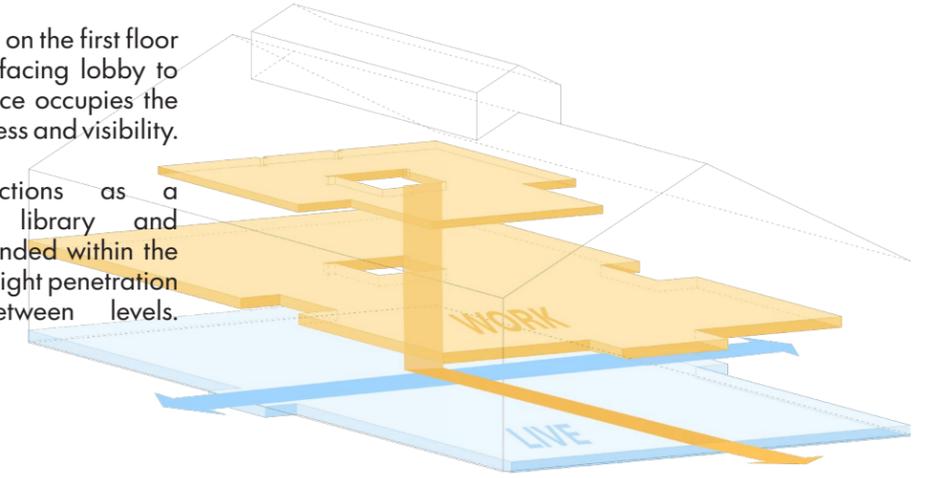
### Sustainable Design - *ACADEMIC WORK*

This project explores sustainable adaptive reuse through the transformation of an existing industrial building in Milwaukee, Wisconsin into a mixed-use residential and professional environment.

The design reworks the original gable roof by raising a central portion to introduce daylight into the core of the building, allowing the interior volume to be organized into two primary floors and a catwalk-style mezzanine.

Four residential units are located on the first floor behind the design firm's street-facing lobby to provide privacy, while workspace occupies the second floor for clear public access and visibility.

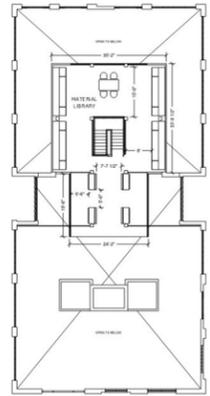
The mezzanine level functions as a 1,500-square-foot material library and collaborative workspace, suspended within the central volume to maximize daylight penetration and visual connection between levels.



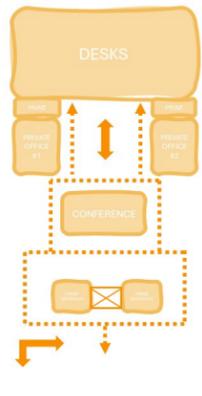
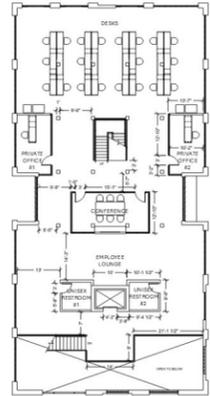
NESTED IN  
AN URBAN  
GREEN ZONE.



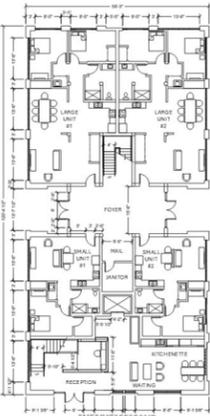
Floor Plans:  
Mezzanine



Floor Plans:  
Second Floor



Floor Plans:  
First Floor





# LEED SCORECARD HIGHLIGHTS:

## #1 Building Life-Cycle Impact Reduction (MR)

*Retains the existing brick industrial façade and structure*

*Limiting demolition waste + preserves embodied carbon*

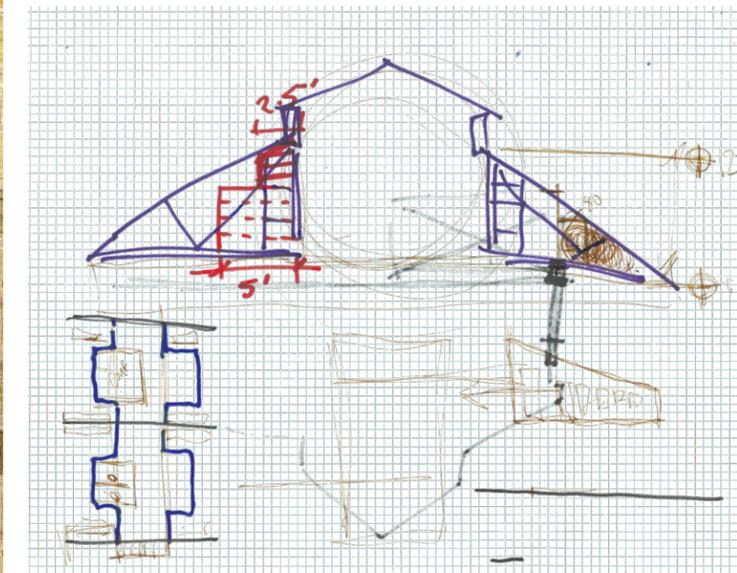
3-5 Points

## #2 Building Product Disclosure & Optimization – Sourcing of Raw Materials (MR)

*Reclaimed timber used in mezzanine/roof framing*

*Reclaimed metal siding and urban wood for interior accents*

1-2 Points



## #3 Optimize Energy Performance (EA)

*Replacing old industrial windows with high-performance glazing*

*Tightened building envelope with new insulation and better air sealing*

*Raised roof increases daylight to reduce lighting loads*

4-8 Points

## #4 Construction and Demolition Waste Management (MR)

*Reusing shell minimizes demolition*

*Easy diversion of metal, brick, and timber scrap*

*Minimizes landfill waste*

1-2 Points

## #5 Daylight (IEQ)

*Raised roof section and large windows shed daylight deep into space*

*Reduces artificial lighting load and improves occupant wellbeing*

1-3 Points



## MILWAUKEE ROWING CLUB

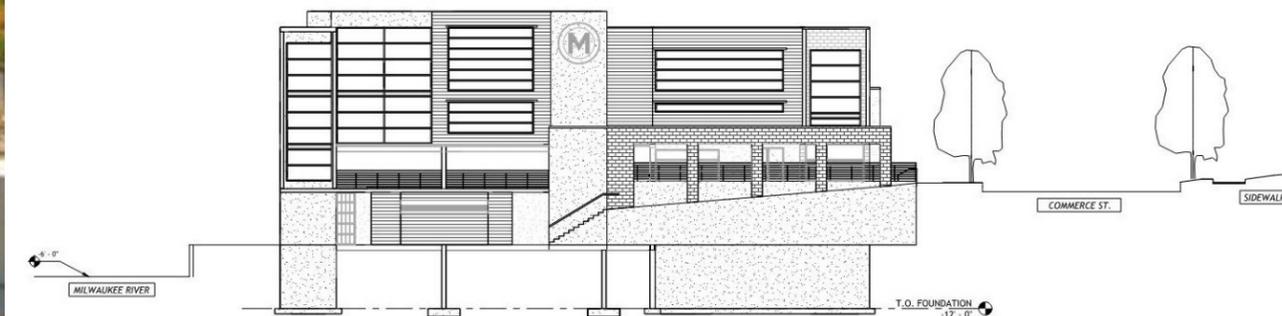
### Boathouse Expansion Facility - *ACADEMIC WORK*

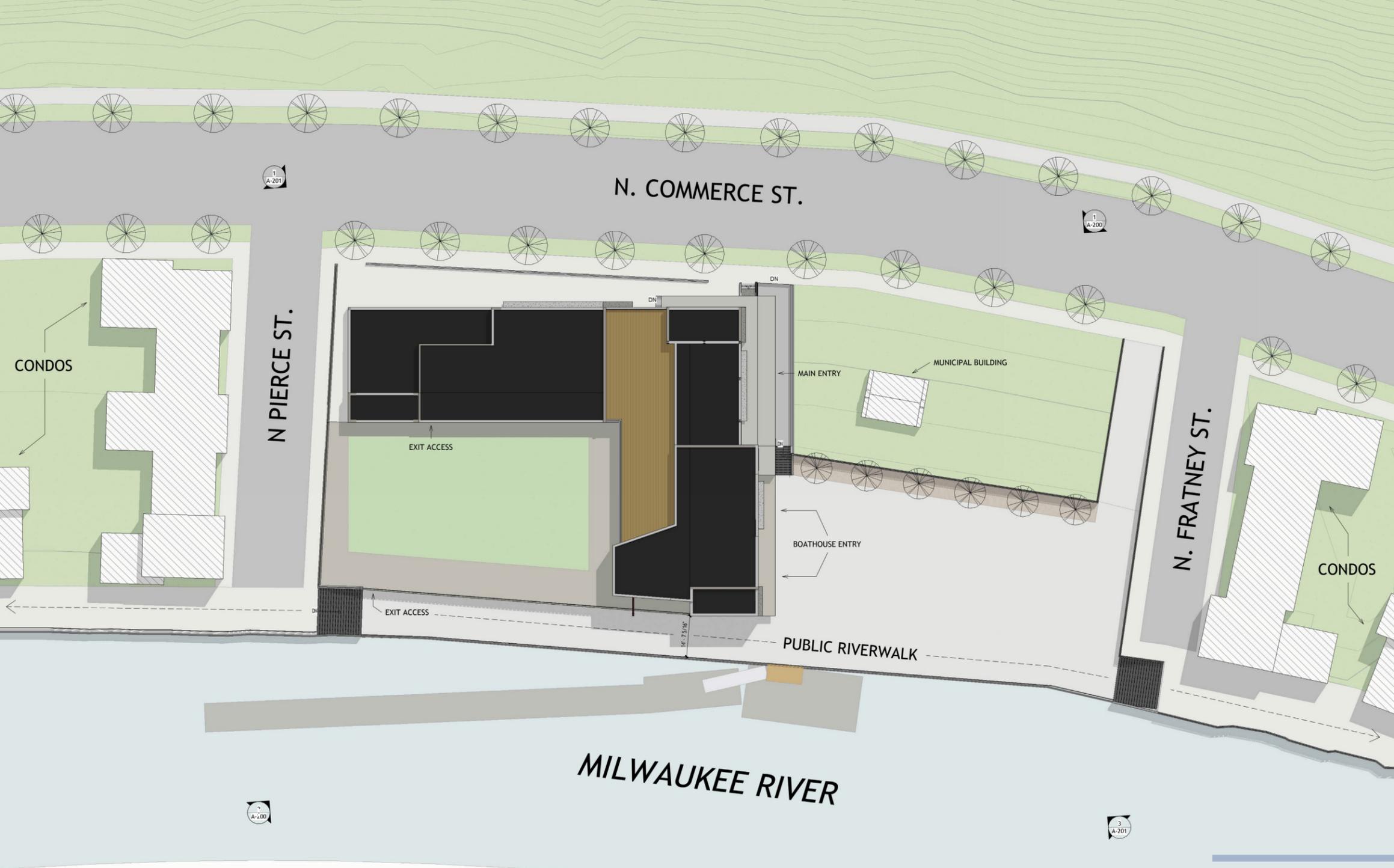
Site analysis was conducted, and users of the existing training facility were interviewed to gather information on how utility of the space could be improved. International Building Codes were referenced to figure construction materials, occupant loads, and structural allowances.

Project was taken through schematic design, design development, and construction documentation phases. Feedback from peers and instructors was gathered along the way via intermediate checkpoint pinup presentations.

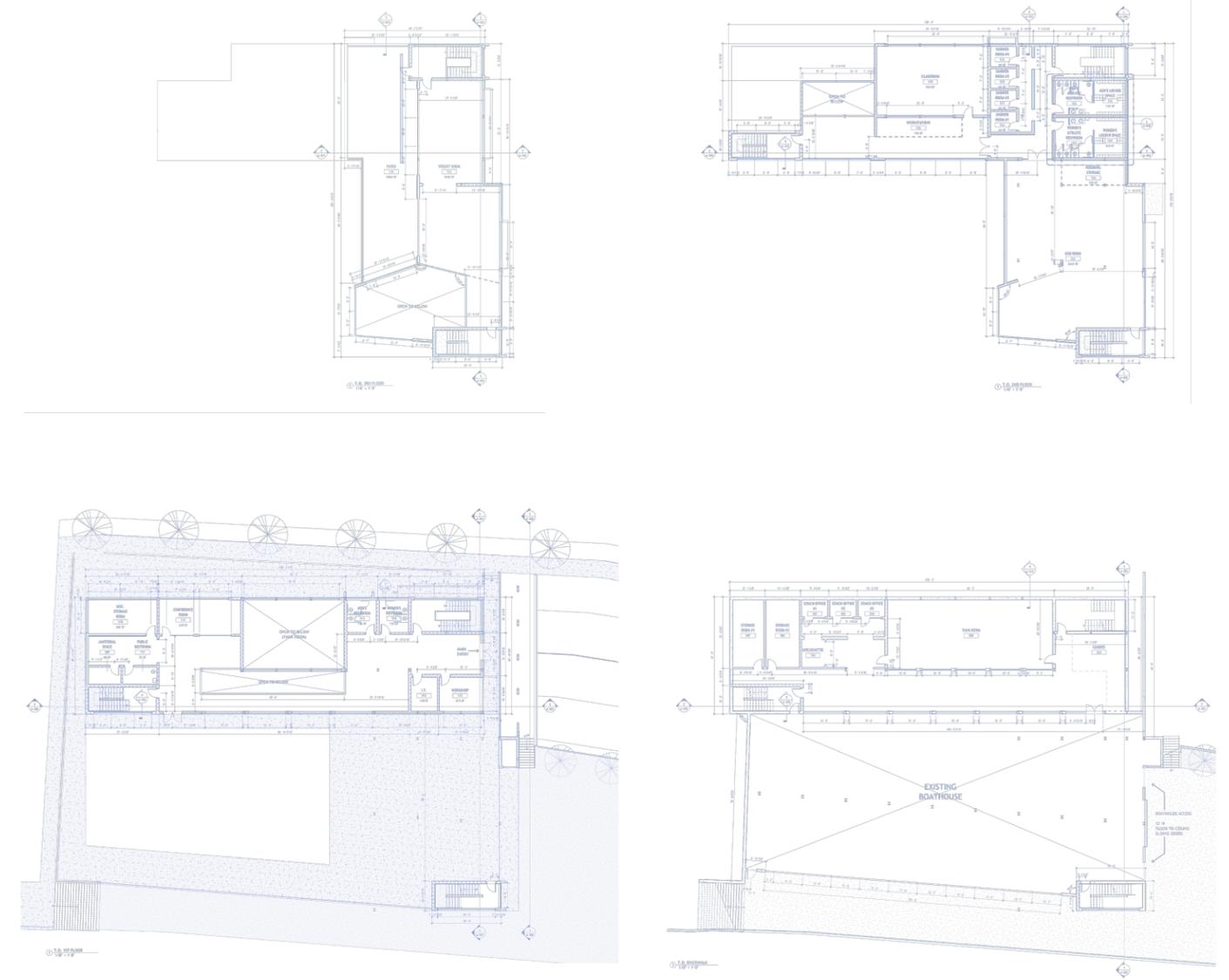


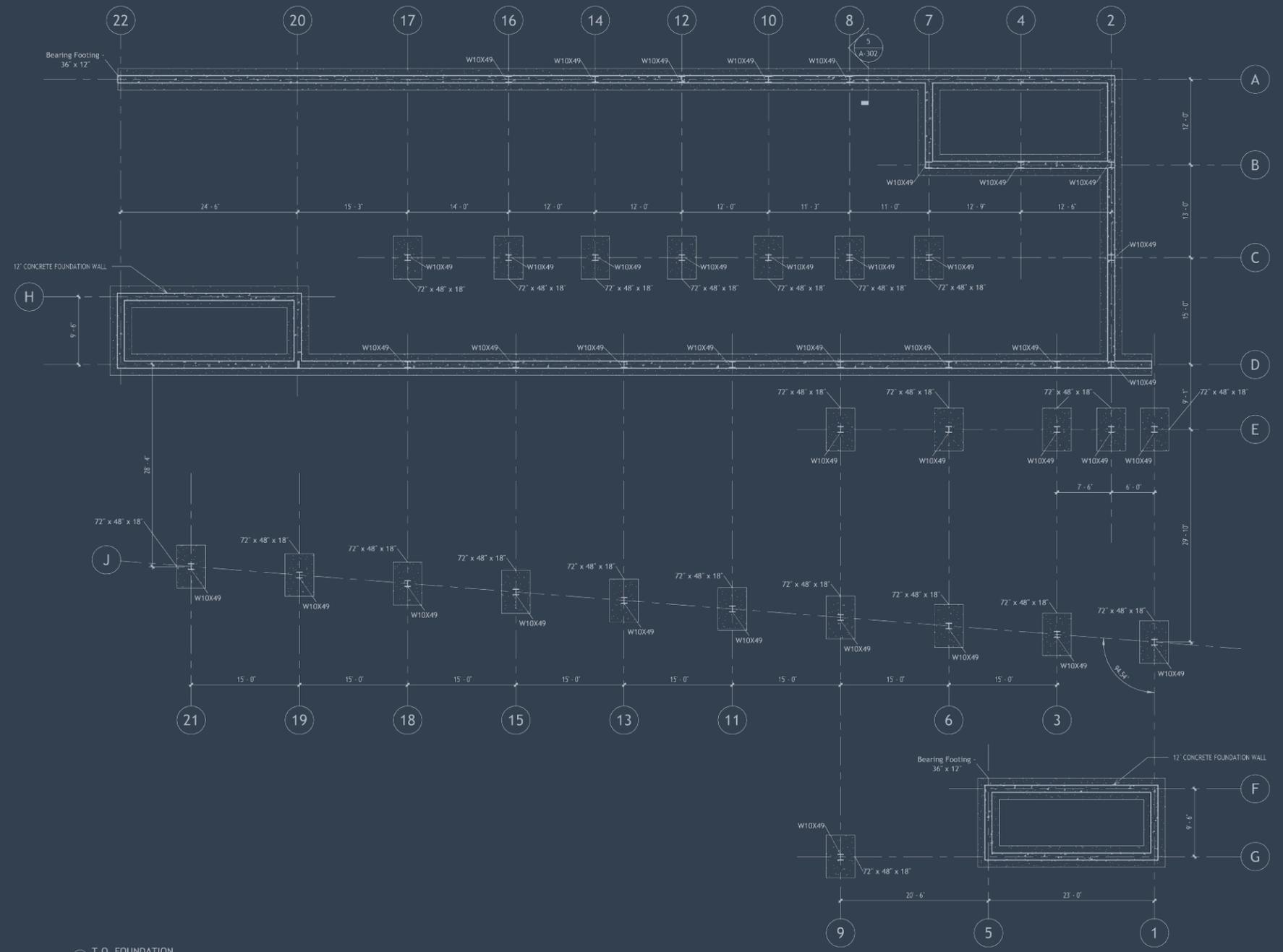
## DESIGNING SPACE FOR A GROWING PROGRAM.



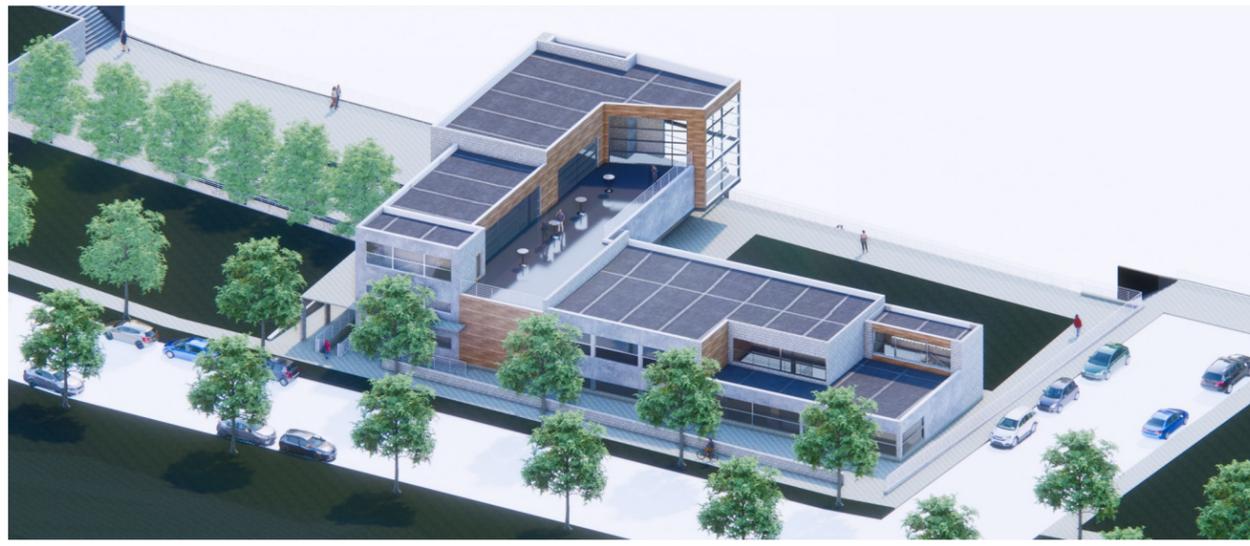
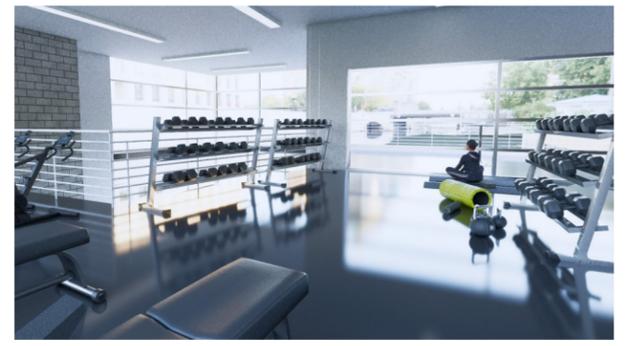


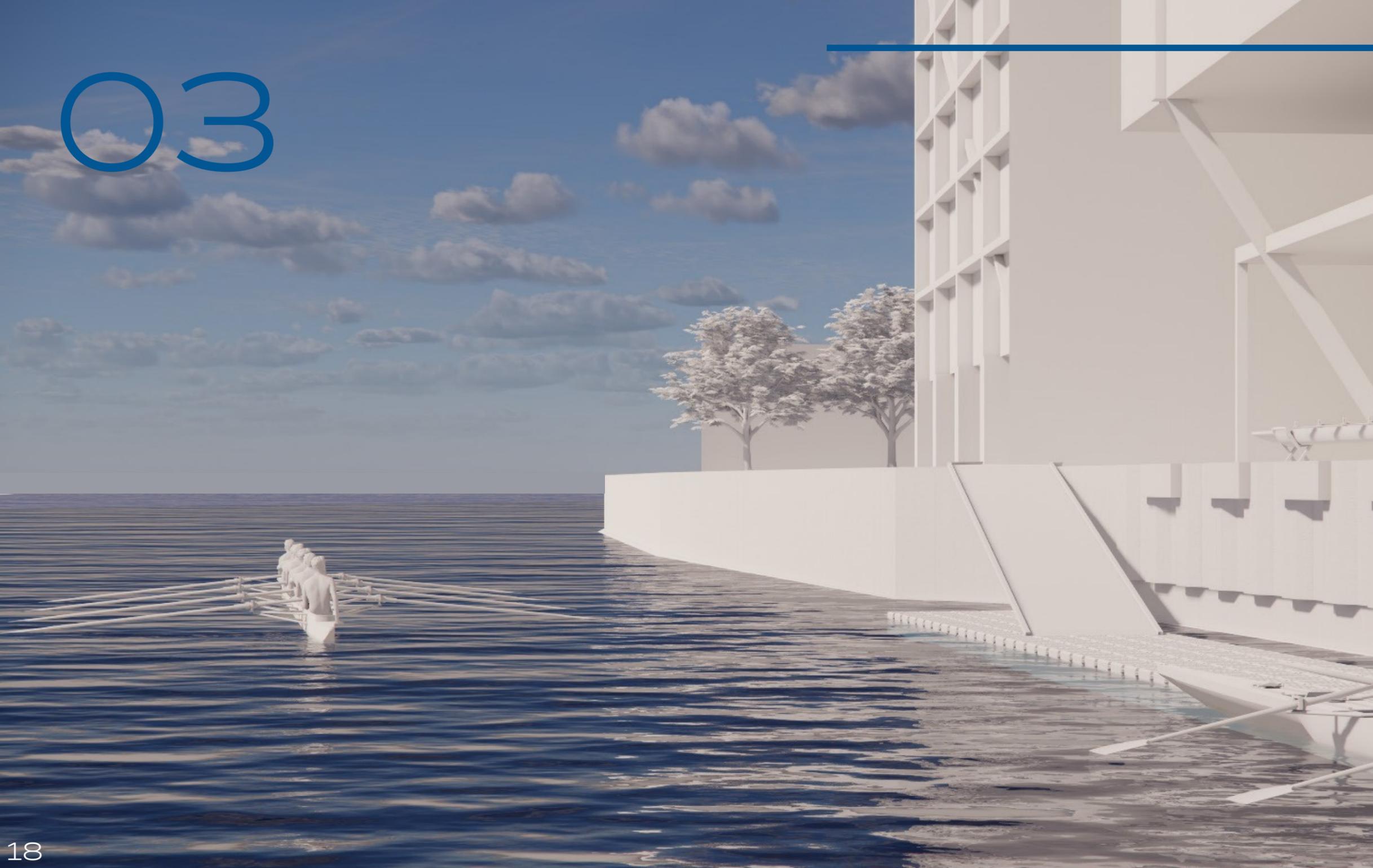
## FLOOR PLANS





1 T.O. FOUNDATION  
1/8" = 1'-0"





## MILWAUKEE ROWING CLUB x HARBOR YARDS

Commissioned Schematic Proposal - *PROFESSIONAL WORK*

This schematic mixed-use proposal was developed as a professional commission following my thesis exploration of the Milwaukee Rowing Club's future expansion. After independently refining and presenting the work to the organization, I was engaged to develop a site-specific, developer-facing pitch for a privately owned riverfront site in Milwaukee's Harbor District.

The project integrates a world-class rowing and athletic training facility with housing, parking, and public waterfront access, guided by realistic program modeling and development constraints. While schematic in detail, the project prioritizes feasibility and clarity, demonstrating how speculative design can operate within real development constraints.

*Development partner identity withheld for confidentiality.*

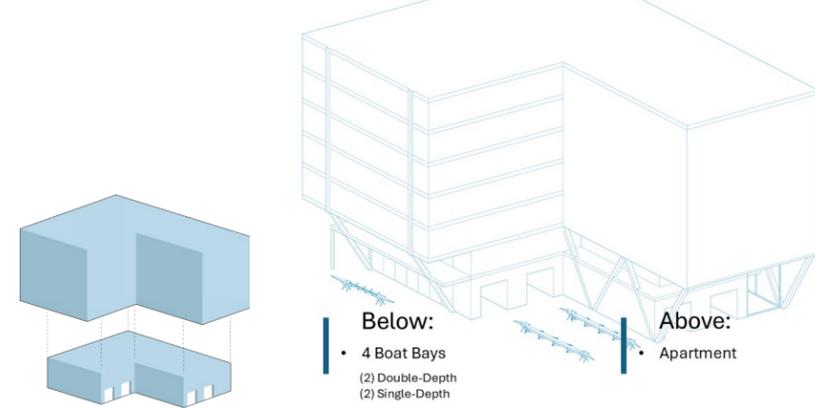


ANCHORING  
ATHLETIC INFRASTRUCTURE  
WITH PUBLIC ENGAGEMENT.

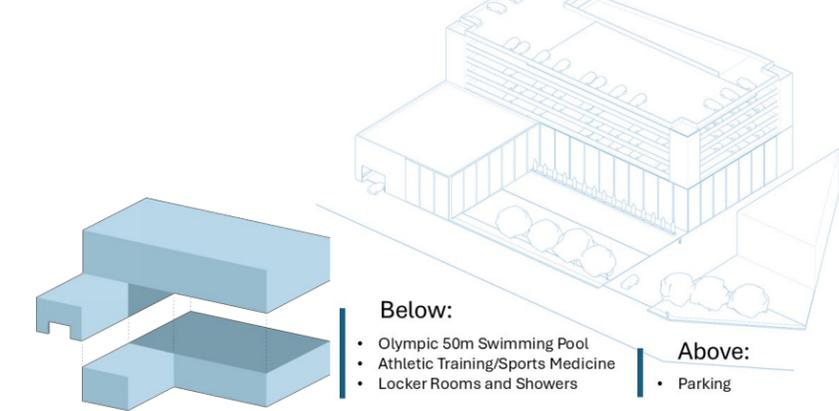


- 1 Boathouse / Apartment
- 2 Facility / Parking
- 3 Clubhouse
- 4 Retail / Residential
- 5 Hotel / Restaurant
- 6 Office

### 1 Boathouse x Apartment



### 2 Sports Facility x Parking

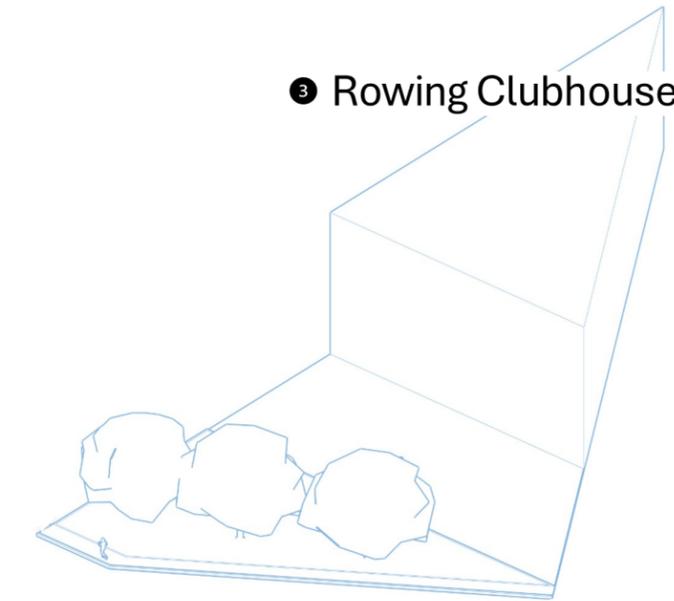


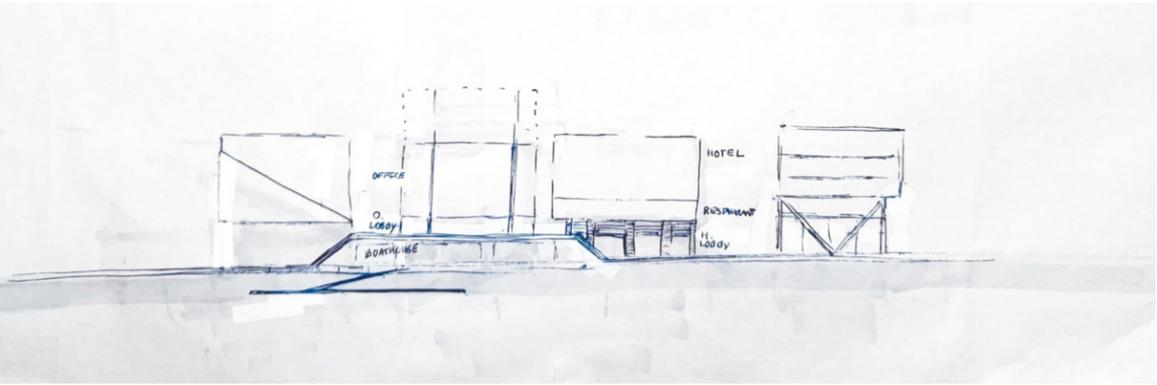
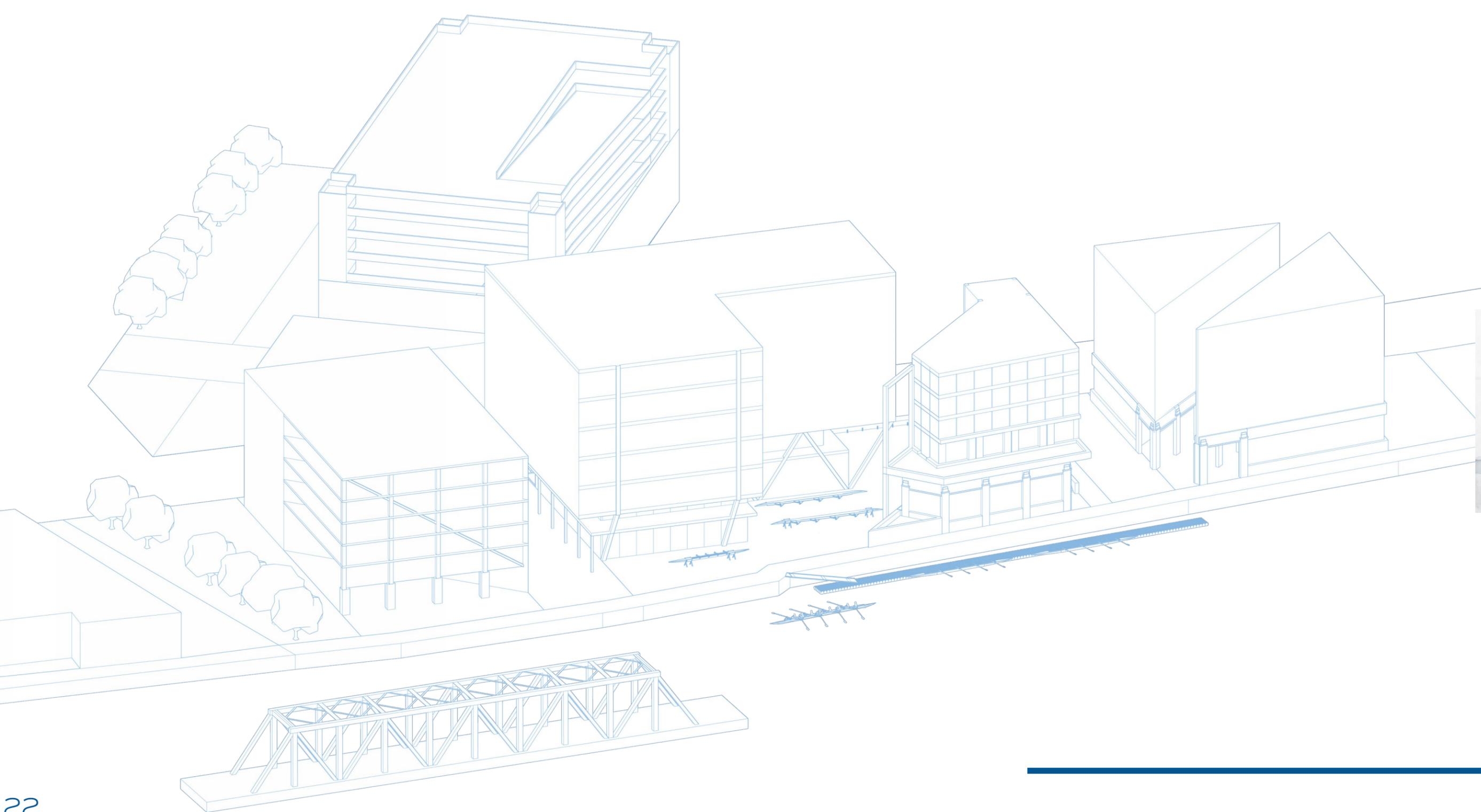
Site(s) Footprint = 4,500 SQFT

#### Three Floors:

- First:**
- Indoor Rowing Tanks = 1,500 SQFT = 50' x 30'
  - Trailer Parking = 840 SQFT = 420 SQFT x (2 Trailer Stalls)
  - Coaches Office(s) = 150 SQFT = 50 SQFT x (3 Offices)
  - Classroom (Optional) = 950 SQFT
- Second:**
- Locker Rooms and Showers = 300 SQFT = 150 SQFT x (2 Locker Rooms)  
450 SQFT = 75 SQFT x (6 Shower Stalls)  
*\*Accommodates Rowing Club Athletes Only*  
*Additional locker & shower space needed for private tenant in main facility*
  - Full Weight Room = 3,500 SQFT = (5-10 Spin Bikes) & Full Weight Equipment Set
  - Athlete Bathrooms = 200 SQFT = 100 SQFT x (2 Unisex Bathrooms)
- Third:**
- Rowing Machines = 2,500 SQFT = 5' x 8' x (60 Ergometers)
  - Event Space (Optional)

### 3 Rowing Clubhouse







## GALLERY ON GARFIELD

Community Commercial Design - *ACADEMIC WORK*

The redesign of a second-floor commercial space in Milwaukee's historic Bronzeville neighborhood was commissioned to house a business that will benefit the growing creative community of the surrounding neighborhood. The proposed project is a framing gallery that will offer a cost-effective resource for all people, whether experienced in art or not, to create professional displays of two-dimensional media.

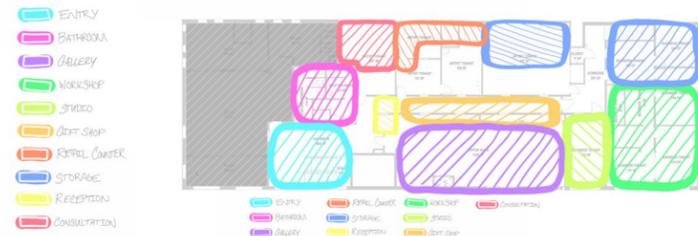
The space will function as an organized, bright, and open gallery workshop and presentation space. Clients will come to "Gallery on Garfield" to be inspired, and they will feel confident with the resources and services offered within to execute whatever their vision may be. Specialized machinery and expertise of staff will be valuable parts of the experience of using the space.

A WORKSHOP AND  
GALLERY FOR  
COMMUNITY  
EXPRESSION.

Artwork featured in renderings includes work by Milwaukee-based artists selected to reflect the cultural context of the Bronzeville neighborhood. Used for visualization purposes only. All rights remain with the original artists.

ROOM KEY:

"GALLERY ON GARFIELD" 2ND FLOOR - BUBBLE #3



RECEPTION <sup>1</sup>



RETAIL COUNTER <sup>2</sup>



GALLERY <sup>3</sup>



# SPACES:

Retail Counter

Workshop

Reception



Gallery

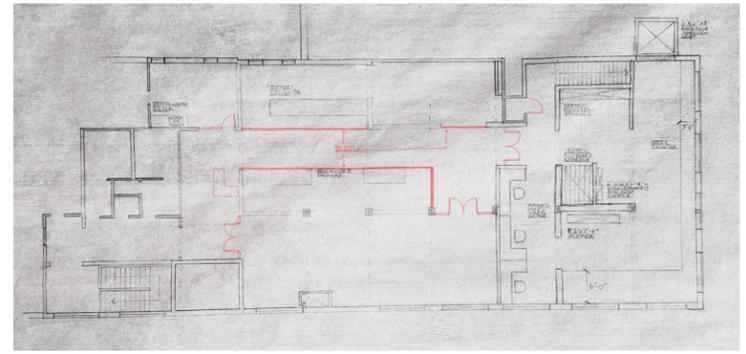
WORKSHOP <sup>4</sup>



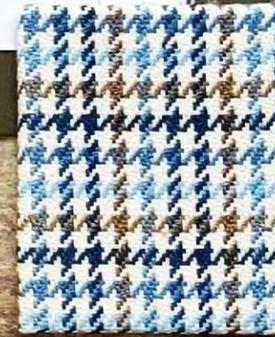
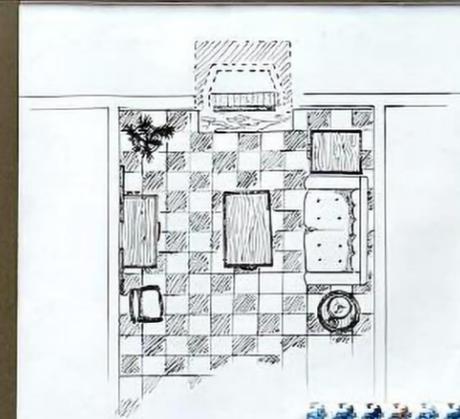
MATERIAL LIFT <sup>5</sup>



GALLERY ON  
GARFIELD –  
FF&E



05



## BOLD ACADEMIA Sitting Room - *ACADEMIC WORK*

This project explores the design of an intimate sitting room through materiality and atmosphere. A set of dimensioned floor plans established the framework for organizing proportion and hierarchy, with all concepts developed through manual drafting and perspective construction techniques.

The interior employs a split-complementary palette derived from deep burgundy, blue-green, and yellow-green tones to create visual cohesion and contrast. The fireplace wall serves as the primary focal element, anchoring the one-point perspective and reinforcing clarity and spatial intention.



MAKENZIE CINCOTTA  
OCTOBER 4<sup>TH</sup>, 2022  
"SITTING ROOM"  
MANUAL DESIGN PRESENTATION - ASSIGNMENT #6  
FINAL PROJECT

ATMOSPHERE AS  
ARCHITECTURE.



THANK YOU.



Makenzie Cincotta  
ARCHITECTURAL DESIGNER

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MAKENZIECINCOTTA.COM  
MILWAUKEE, WI | (414) 491-1697 | CINCOTTAMAKENZIE@GMAIL.COM