



First National Bank & Trust Company

120 NORTH ROBINSON AVENUE, OKLAHOMA CITY, OKLAHOMA COUNTY, OKLAHOMA



First National Bank and Trust Company Building, also known as First National Center (FNC), is a prominent multi-use skyscraper in downtown Oklahoma City. Completed in 1932, this historic structure stands 446 feet at its highest point and contains 33 floors. The FNC was built with Art Deco/Neoclassical style inside and out. This immaculate structure is adorned with polished aluminum, granite, glass, and other unique finishes from around the world. The Art Deco-style structure was listed in the National Register of Historic Places in 2018.

The FNC's location and history made it a prime candidate for rehabilitation. The largest concern with rehabilitation was the extensive restoration of an iconic building. The building was converted from a bank headquarters building complete with banking hall, vault, and offices to a modern facility including a hotel on the lower floors and apartment units with other luxury amenities on the upper floors. The building also houses multiple retail and restaurant spaces on the ground floor and a parking garage in the two historic additions. The rehabilitation comprised restoration of the exterior masonry, cast aluminum, and clock; restoration of the historic banking hall including removing the grime from the teller windows and extensive painted surfaces (stenciling, murals, wall surfaces); repurposing the historic banking hall; rehabilitation of the vault into a hotel amenity; reconstruction of the double loaded corridors in the upper stories with either hotel rooms or apartments on either side; installation of all new mechanical, electrical, plumbing, and fire suppression systems; installation of a dog park and pool on the upper flat roofs; and, construction of the various tenant-specific build-outs for the first floor retail spaces.

Project Profile

Year Built: 1931

Start of Rehab: 1/15/2017

Rehab Completion: 12/31/2021

Date of Certification: 11/22/2022

Original Use: Banking/Offices

New Use: Multi-Use (Hotel, Bar, Housing, Restaurant, Retail, Parking)

Est. Total Project Cost: \$316,225,504

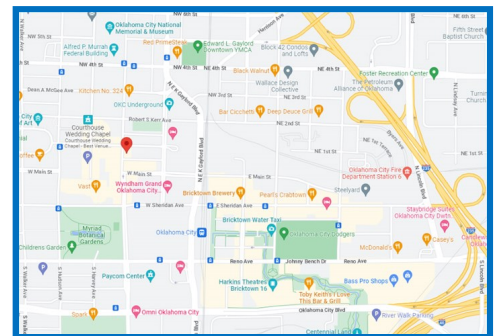
Est. Qualified Rehab Costs: \$261,517,824

Est. Combined Federal/State Tax Credit (40%): \$104,607,130

Historic Preservation Consultant:
Steven McQuillin & Associates

Architectural Consultant:
ADG

Property Owner/Developer:
Gary Brooks; NE CS First National, LLC



Senator Kay Floyd (517)

Representative Forrest Bennett (543)