

OFFICE BUILDING

NORTHEAST UNITED STATES

PATRICK LANINGER - CONSTRUCTION MANAGEMENT - WWW.ENGR.PSU.EDU/AE/THESIS/PORTFOLIOS/2012/PVL5016/index.html

GENERAL INFORMATION

OWNER: CONFIDENTIAL
OWNER'S REPRESENTATIVE: TISHMAN/AECOM
GENERAL CONTRACTOR: CLARK CONSTRUCTION
DESIGN ARCHITECT: PERKINS + WILL
INTERIOR ARCHITECT: HOK
ARCHITECT OF RECORD: WDG
TOTAL HEIGHT: 5 STORIES
GROSS AREA: 390,000 SF
CONTRACTED GMP: APPROX. \$92,000,000
CONSTRUCTION DATES: 8/31/09 - 5/3/13

STRUCTURAL SYSTEM

FOUNDATION:

- CONCRETE CAISSONS (8' x 100' MAX)
- STEEL PIERS AND CIP PILE CAPS
- CONCRETE GRADE BEAM SYSTEM
- CIP FOUNDATION WALLS

STRUCTURE:

- TWO WAY SLAB SYSTEM WITH CIP COLUMNS AND EDGE BEAMS

FACADE:

- CMU BLOCK WITH NOMINAL BRICK MASONRY FACADE
- DUAL PANE, HEAT TREATED, BLAST RATED CURTAIN WALLS

MEP SYSTEMS

MECHANICAL:

- UTILITY TUNNEL TO CENTRAL PLANT
- 8 MCQUAY VISION VAV AHU'S
- LOCALIZED VAV BOXES
- VARIOUS HEAT RECOVERY DEVICES

ELECTRICAL:

- 11 TRANSFORMERS (150 to 15 KVA)
- 408/208 POWER SUPPLY
- MED., LOW & EMERGENCY SWITCHGEAR ROOMS

PLUMBING:

- FULLY SPRINKLED WET-PIPE SYSTEM



ARCHITECTURE

- TIERED HILLSIDE STRUCTURE
- NORTH-SOUTH ORIENTED MAIN STRUCTURE WITH THREE "FINGERS" THAT EXTEND WEST
- CENTERED AROUND COMFORTABLE SPACES
- EXTRAORDINARY VIEWS OF LANDSCAPE AND SURROUNDING SKYLINE
- 29,000 SF CHILDCARE CENTER
- 102,860 SF OF GREENROOF
- 103,000 SF STORMWATER RETAINAGE POND
- LARGE INTERIOR COURTYARD TO THE EAST

CONSTRUCTION

- NEARBY HISTORICAL STRUCTURES REQUIRE IMPLEMENTATION OF ARCHEOLOGICAL PROTOCOL
- EXTENSIVE PILE AND LAGGING SOE
- PRESENCE OF FLY ASH DEMANDED CONTAMINANT REMEDIATION
- ON-SITE CONCRETE BATCH PLANT SERVICES CIP OPERATIONS
- HILLSIDE SITE DEMANDS MULTIPLE DEWATERING TECHNIQUES AND WATER DIVERSIONS
- LEED GOLD DOCUMENTATION REQUIREMENTS
- CONSTRUCTION PHASING CENTERED AROUND MAINTAINING ACCESS TO INTERIOR COURTYARD
- ABANDONED UTILITY TUNNELS REQUIRED INITIAL DECOMMISSIONING

