AGGREGATION

PHASE ONE

- Two stories may be added to the existing building with a minimal retrofit
- Vertical circulation is dropped down into the existing building
- Post-tensioned LVL shear walls are sized for future phases and connected to a new foundation, providing seismic upgrade for the existing structure

PHASE TWO

- LVL shear walls & LVL columns are constructed in 1-story sequences until phasing is complete
- As the building grows, additional post-tensioned LVL shear walls are coupled to recalibrate the lateral force resisting system of the structure
- Housing units are added to tower one
- All partition walls are non-structural and can be relocated, providing flexibility for changing tenant needs
- Bolted column connections can be disassembled allowing units to be restructured

PHASE THREE

- As opposed to a fully modular design, the "kit-of-parts" system maximizes floor assembly efficiency, shipping capacity, and material savings
- Additional LVL columns are taken through the existing building down to new foundations and sized for future phases of the building
- Construction on tower two continues

PHASE FOUR

- As the density of San Francisco continues to increase, more housing units are added to both towers

PHASE FIVE

- Construction on both towers is complete
- Possibility for restructuring allows completed building to continually meet changing needs of the city