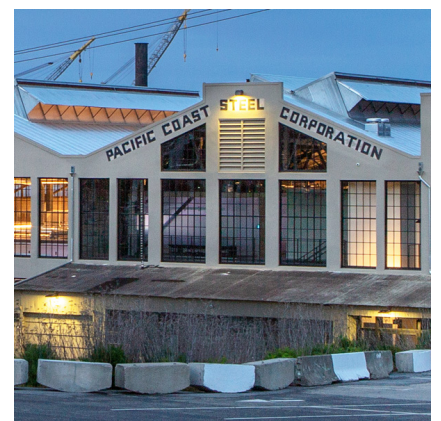


PROJECT SPOTLIGHT TOUR: LANGAN LEADER, AUGUST 2019



Credit: JPRA Architects



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Learn more about Langan's involvement in our featured projects.

The Oskar - 572 11th Avenue, New York, NY
Fashion District Philadelphia, Philadelphia, PA
Las Olas Boulevard Corridor Improvements, Fort Lauderdale, FL
MoTown Station Redevelopment, Morristown, NJ
Pier 70 - 20th Street Historic Corridor, San Francisco, CA
Rankin 45 Distribution Center, Houston, TX

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THE OSKAR - 572 11TH AVENUE

<http://www.langan.com/portfolio/the-oskar-572-11th-avenue/>

Location: New York, NY
 Client: The Monian Group
 Architect: CetraRuddy
 Services: Site/Civil, Geotechnical, Environmental

OVERVIEW

The Oskar, named after the Moinian Group's former Director of Development Oskar Brecher who passed away in 2016, is a 13-story luxury residential building in the Hell's Kitchen neighborhood of Manhattan. The 183,000-SF building contains 164 units, 46 of which are affordable, and 26,700 SF of ground floor and basement retail space. Langan provided site/civil engineering services including schematic design, bid support, and preparing a Builders Pavement Plan and a New York City Department of Transportation vault permit submission. Our environmental scope involved a Phase I ESA coordinated with the New York City Office of Environmental Remediation, remedial investigation and report, hazmat remedial action work plan, remedied closure report, noise remedial action plan, and noise installation reports. Langan's geotechnical services included a subsurface investigation, geotechnical report, and support of excavation drawings and supporting calculations.

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FASHION DISTRICT PHILADELPHIA

<http://www.langan.com/portfolio/fashion-district-philadelphia/>

Location: Philadelphia, PA
 Client: Macerich, PREIT
 Architect: JPRA Architects
 Services: Site/Civil, Surveying/Geospatial, Traffic & Transportation, Environmental

OVERVIEW

Langan collaborated with the owners, architect, and design team to transform the Gallery at Market East into a modern, mixed-use shopping and entertainment destination. The Fashion District Philadelphia is an urban redevelopment project along Market Street, spanning between 8th and 11th Streets, containing 1.5 million square-feet of mixed-use space. Langan worked with the design team to prepare detailed engineering drawings and helped navigate a complex permitting path.

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Credit: EDSA

LAS OLAS BOULEVARD CORRIDOR IMPROVEMENTS

<http://www.langan.com/portfolio/las-olas-boulevard-corridor-improvements/>

- Location: Fort Lauderdale, FL
- Client: City of Fort Lauderdale, EDSA
- Architect: EDSA, Arquitectonica
- Services: Geotechnical

OVERVIEW

The Las Olas Boulevard Corridor Improvement project is one component of the City of Fort Lauderdale's adopted Central Beach Master Plan. The enhancements involve converting two surface parking lots into flexible waterfront plazas, creating pedestrian promenades and greenspaces, and constructing a 676-space parking garage with oceanfront park connectivity and a flexible amenity deck. Collectively, these improvements aim to prioritize walkability and craft a strong visual and physical connection to the beach.

Langan's role in this legacy project began during the planning and design stages and includes geotechnical engineering consulting services.

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MOTOWN STATION REDEVELOPMENT

<http://www.langan.com/portfolio/motown-station-redevelopment/>

Location: Morristown, NJ
 Client: Bijou Properties
 Architect: Marchetto Higgins Stieve
 Services: Environmental, Natural Resources & Permitting, Site/Civil,
 Surveying/Geospatial, Traffic & Transportation

OVERVIEW

Langan is supporting the redevelopment of the Morristown train station parking lot into a vibrant, mixed-use development with approximately 85 residential units, ground floor commercial space and a structured parking deck for both commuters and residents. The 5-story building will create a new sense of place in the downtown environment, accommodating commuter, resident and neighborhood pedestrian needs.

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Credit: Billy Hustace

PIER 70 - 20TH STREET HISTORIC CORRIDOR

<http://www.langan.com/portfolio/pier-70-20th-street-historic-corridor>

- Location: San Francisco, CA
- Client: Orton Development
- Architect: Marcy Wong Donn Logan Architects (Architect of Record),
Mark Hulbert Preservation Architecture
- Partner: Nabih Youssef Associates, Nibbi Brothers General Contractors
, Port of San Francisco
- Services: Geotechnical, Earthquake/Seismic

OVERVIEW

Located within the National Register's Union Iron Works Historic District, the Pier 70 - 20th Street Historic Corridor served as a major center for the West Coast shipbuilding company, Union Iron Works. Being abandoned and deteriorating over decades resulted in an urgency to save the six-building complex, which is considered to be the most intact 19th-century industrial complex west of the Mississippi. A major challenge for Langan's geotechnical team was the foundation design as portions of the buildings are seaward of the historic shoreline. The foundation system, which included a combination of shallow footings into bedrock and micro-piles joined by grade beams, allowed new columns to be placed in architecturally desirable locations. In some areas, the new foundations are next to, or even span over, existing foundations. Over 100 micropiles were installed within the six buildings at the site.

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Credit: Powers Brown

RANKIN 45 DISTRIBUTION CENTER

<http://www.langan.com/portfolio/rankin-45-distribution-center/>

Location: Houston, TX
 Client: Trammell Crow
 Architect: Powers Brown
 Partner: Clarion Partners
 Services: Site/Civil

OVERVIEW

Langan performed site/civil and traffic services in the support of a proposed 350,000 SF cross dock warehouse building on a 23 acre tract in Houston, TX. The continuity of the civil design allowed for a seamless integration of the pad site infrastructure into the overall design. The project included loading docks, parking lots, a public detention pond, public utilities, off-site turn lane improvements and related infrastructure required to serve the commercial pad site.

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