

PROJECT SPOTLIGHT TOUR: LANGAN LEADER, JUNE 2020



Technical Excellence Practical Experience Client Responsiveness

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

National REIT Shopping Center - Remedial Evaluation - Orange County, CA

Washington Avenue Connector - Philadelphia, PA

Texas Tower - Houston, TX

Wasatch Peaks Development - Peterson, Morgan County, UT

Sendero Verde - New York, NY

Somerset Medical Office Building - New Brunswick, NJ

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NATIONAL REIT SHOPPING CENTER - REMEDIAL EVALUATION

<https://www.langan.com/portfolio/national-reit-shopping-center-remedial-evaluation>

Location: Orange County, CA
 Client: Confidential
 Services: Environmental

OVERVIEW

This four-acre national real estate investment trust (REIT) shopping center consists of 13 commercial tenants within three single-story buildings. Langan provides environmental consulting services to address volatile organic compound contamination. The presumed source of the contamination is from localized releases of chlorinated solvent tetrachloroethylene from prior dry cleaning operations. Langan supported the client in entering into a California Land Reuse and Revitalization Act (CLRRA) agreement with the Department of Toxic Substances Control. Under CLRRA, Langan has completed site investigation activities and developed a conceptual site model. Our team conducted sub-slab soil gas and indoor air sampling to assess potential vapor intrusion pathways.

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WASHINGTON AVENUE CONNECTOR

<https://www.langan.com/portfolio/washington-avenue-connector>

- Location: Philadelphia, PA
- Client: Delaware River Waterfront Corporation
- Architect: Andropogon
- Services: Traffic & Transportation, Site/Civil

OVERVIEW

The main goal of the Washington Avenue Connector project is to connect Philadelphia's residents to the waterfront by transforming the half-mile stretch of this main urban arterial, from Fourth Street to Columbus Boulevard. Langan provided multiple services for this project, from its early feasibility analysis stages, through conceptual and final design, and into construction. Early on, we led a comprehensive stakeholder and community involvement program for several options that led to the preferred alternative, a Complete Street where the southern half of the right-of-way was converted into a multiuse path, local streets, and pocket parks. During design, Langan managed several permitting packages, including a joint PennDOT Highway Occupancy Permit application with the Delaware River Trail project, a PennDOT Bridge Occupancy License submission for a major lighting installation, and multiple Streets Department and Philadelphia Water Department submissions.

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TEXAS TOWER

<https://www.langan.com/portfolio/texas-tower>

- Location: Houston, TX
- Client: Hines
- Architect: Pelli Clarke Pelli Architects , Kendall/Heaton Associates
- Services: Geotechnical

OVERVIEW

The Texas Tower in downtown Houston is a 47-story office tower with a 12-story podium and two below-grade levels. Langan performed a two-phase subsurface investigation; provided geotechnical design and construction recommendations for the tower mat, podium footings, and temporary and permanent retention drilled shafts and tieback anchors; and performed finite element modelling to calculate settlements and equivalent springs used in the structural analysis of the tower. Langan also provided quality assurance observation and verification during retention system and foundation construction.

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SENDERO VERDE

<https://www.langan.com/portfolio/sendero-verde>

Location: New York, NY
 Client: Jonathan Rose Companies, L+M Development Partners
 Architect: Handel Architects
 Partner: DLANDstudio
 Services: Site/Civil

OVERVIEW

Located in the East Harlem area of Manhattan, the 750,000-SF mixed-use multi-building development will include 655 mixed-income residential units with retail on the ground level and offices on the second and third floors. The project, awarded through New York City's SustainNYC Program, will be one of the city's largest affordable housing projects built to Passive House standards. Langan provided site/civil engineering services, including design and permitting documents. Right-of-way improvements consisted of modifications to sidewalks and roadways to accommodate proposed building entries.

AWARDS

2019 Architects Newspaper Best of Design Awards: Unbuilt Green Building Winner

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Credit: Jarmel Kizel Architects and Engineers

SOMERSET MEDICAL OFFICE BUILDING

<https://www.langan.com/portfolio/somerset-medical-office-building>

- Location: New Brunswick, NJ
- Client: Somerset Urban Renewal, LLC
- Architect: Jarmel Kizel
- Partner: O'Donnell & Naccarato, Torcon, Inc.
- Services: Site/Civil, Surveying/Geospatial, Traffic & Transportation

OVERVIEW

Langan is providing site/civil engineering, traffic engineering, permitting, and surveying services for a 15-story medical office building adjacent to Robert Wood Johnson Hospital in New Brunswick. The new building will provide approximately 226,000 gross square feet of new medical office space to support the functions of the adjacent hospital.

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