

**PROJECT SPOTLIGHT TOUR: LANGAN LEADER, NOVEMBER 2019**



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

Penn 33rd and Walnut Streetscape - Philadelphia, PA

Ideanomics Fintech Village Global Headquarters for Technology and Innovation - West Hartford, CT

Sunnyvale Civic Center - Sunnyvale, CA

Hoboken Waterfront Hilton Hotel - Hoboken, NJ

3 Crossings Development Phase 2, The Box Factory - Pittsburgh, PA

111 Varick Street - New York, NY

### CONTACT

Mark Devaney LEED AP

Principal

Direct: 973.560.4706

Mobile: 201.312.4427

mdevaney@langan.com

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## PENN 33RD AND WALNUT STREETScape

<http://www.langan.com/portfolio/penn-33rd-and-walnut-streetscape>

- Location: Philadelphia, PA
- Client: University of Pennsylvania
- Architect: Ground Reconsidered
- Services: Site/Civil, Surveying/Geospatial

### OVERVIEW

Langan provided streetscape design upgrades along 33rd and Walnut Streets on Penn's main campus. The heavily trafficked streetscape had low and inconsistent curb heights, missing street trees, and patches of cracked concrete pavement. Langan was tasked with designing a revamp of the streetscape and collaborating with the landscape architect to revitalize an underutilized parking lot with a new vegetated park. Langan assisted in the preparation of a design to redevelop the existing parking lot at Hill College into a 'pocket' park. Langan also provided topographic and utility surveying along 33rd Street as required for the streetscaping design.

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## FINTECH VILLAGE

<http://www.langan.com/portfolio/fintech-village>

- Location: West Hartford, CT
- Client: Ideanomics
- Architect: Newman Architects
- Partner: Carol R. Johnson Associates, Nitsch Engineering
- Services: Site/Civil, Surveying/Geospatial, Traffic & Transportation, Natural Resources & Permitting

### OVERVIEW

Transformation is underway to redevelop the former University of Connecticut campus into Fintech Village, an entrepreneurial work-live-play global headquarters of Ideanomics, a publicly-traded New York-based technology company. One side of the site will house specialized work spaces across multiple buildings while on the other side, a vibrant residential village with amenities such as dining, retail, community centers, parking and support services, will be developed. Langan performed a targeted survey of the 60-acre site including topography, utility, and drainage checks as well as extensive documentation of existing trees. Our team developed a holistic, sustainable drainage design to replace the existing, traditional gray infrastructure on-site. Langan also performed a traffic analysis of the surrounding area and the results were integrated into the proposed re-design of Trout Brook Drive, a major thoroughfare in the Town of West Hartford which travels through the center of the proposed Fintech Village.

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## SUNNYVALE CIVIC CENTER

<http://www.langan.com/portfolio/sunnyvale-civic-center>

Location: Sunnyvale, CA  
Client: City of Sunnyvale  
Architect: SmithGroup  
Services: Geotechnical, Earthquake/Seismic

### OVERVIEW

The existing 26-acre Civic Center Campus, first constructed six decades ago, is undergoing a major modernization to better serve the city's growing population. Four buildings will be demolished with services consolidated into a 4-story, approximately 117,200-SF City Hall building over one 60,000-SF level of underground parking. The Public Safety building will also be renovated and expanded with a 2-story addition.

For Phase 1, Langan performed a geotechnical investigation to evaluate subsurface conditions and potential geologic hazards at the site and to provide recommendations for the geotechnical aspects of the proposed development. We also performed a seismic hazard analysis to develop site-specific response spectra.

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Credit: Cooper Carry Associates

## HOBOKEN WATERFRONT HILTON HOTEL

<http://www.langan.com/portfolio/hoboken-waterfront-hilton-hotel>

- Location: Hoboken, NJ
- Client: KMS Development Partner
- Architect: Cooper Carry Associates
- Services: Site/Civil, Geotechnical, Landscape Architecture, Natural Resources & Permitting, Traffic & Transportation, Surveying/Geospatial

### OVERVIEW

The Hilton Hotel is the second hotel to join the Hoboken Waterfront. The world-class, 349-room hotel will be 20-story and just one block away from the Hoboken Terminal. Langan's site-civil team worked collaboratively with our in-house landscape architects to create a green stormwater management plan within the site as well as the surrounding streetscape to manage localized flooding within the area. Adjacent to the hotel, a long linear 'pocket' park was also designed to serve as an outdoor space for both the public as well as hotel patrons.

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### 3 CROSSINGS DEVELOPMENT PHASE 2 - THE BOX FACTORY

<http://www.langan.com/portfolio/3-crossings-development-phase-2-the-box-factory>

- Location: Pittsburgh, PA
- Client: Oxford Development Company
- Architect: Perkins Eastman
- Services: Environmental, Geotechnical, Surveying/Geospatial

#### OVERVIEW

3 Crossings is a 20-acre mixed-use development located in the heart of Pittsburgh's Strip District neighborhood. This area was once the center of steel manufacturing in the city and the historic industrial use of the site dates back to the 1880s. Oxford Development Company is expanding the development with 3 Crossings Phase 2. Part of this development, The Box Factory, will be a mixed-used structure containing a café/lounge, a fitness center, commercial office space, a large central courtyard, and more. Langan's environmental engineering team performed an environmental site investigation to determine if previously recognized environmental conditions have resulted in impacts to soil or groundwater at the project site. Our geotechnical engineering team performed a preliminary characterization of the subsurface conditions of the project site. Additionally, our surveying team provided 3D laser scanning and modeling services to document the existing warehouse building conditions using high-definition 3D laser scanning and a point cloud as the base for modeling the structure.

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## 111 VARICK STREET, NEW YORK, NY

<http://www.langan.com/portfolio/111-varick-street-new-york-ny>

Location: New York, NY  
Client: Lou Madigan Development  
Architect: S9 Architecture  
Services: Geotechnical, Environmental

### OVERVIEW

This 30-story, 100-unit residential building in Hudson Square will replace a multi-story parking garage at the northwest corner of Varick and Broome Streets. Features include retail space on the ground floor, green terraces, and an open-air resident lounge on the roof. The building is adjacent to a subway tunnel and required coordination with the Metropolitan Transportation Authority during investigation, design and construction. The building is being designed for LEED Silver certification.

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