

900 16th Street

PROJECT TEAM:

Owner - Undisclosed

General Contractor - James G. Davis Construction

Design Architect - Robert A.M. Stern Architects, LLP

Architect of Record - Cooper Cary

Structural Engineer - Thornton-Tamasetti

MEP Engineer - Dewberry

Civil Engineer - Wiles Mensch Corporation

BUILDING INFORMATION:

Construction Dates - February 2014 - March 2016

Gross SF Area - 201,481 SF

Total Levels - 12

Delivery Method - CM at Risk

Contract - Negotiated Cost + Fee with GMP

GMP Value - \$38,000,000



Image courtesy of Robert A.M. Stern and Cooper Cary

MECHANICAL SYSTEM:

- Central utility plant located on first parking level
- Two main water chillers to provide cooling
- AHU's and VAV boxes used for distribution

ARCHITECTURE:

- 9 levels of Office/Retail space above 3 levels of subgrade parking
- Precast concrete façade with limestone and marble inlays
- 3D structural curtain wall at North entrance
- Penthouse with views of the Washington Monument
- Design follows the rules set forth by DC Historic Preservation

CONSTRUCTION:

- Demolition of an existing church and its monitor building
- Support of Excavation systems used include; walers, rakers, tie-backs, and bracket piles

STRUCTURAL SYSTEM:

- Cast-in-place concrete with two way and post tensioned slabs
- Concrete spread footing foundations
- Above grade levels poured in 3 phases moving North to South

ELECTRICAL SYSTEM:

- 277/480V power supplied to two 2000 Amp switchboards
- 800A switchboard designated to retail space
- Two separate bus ducts supply power to levels 1-4 and 5-9



Image courtesy of Robert A.M. Stern and Cooper Cary

DOUGLAS WATSON
[CONSTRUCTION MANAGEMENT]

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