MILE HIGH VIEW:

A Colorado Perspective on the Mass Timber Movement

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COLORADO HISTORY WITH WOOD
VERY MODERN HEAVY TIMBER CONSTRUCTION
MASS TIMBER IN COLORADO
PAST, PRESENT, FUTURE
STEAM ON THE PLATTE
STEAM ON THE PLATTE
STEAM ON THE PLATTE
TELLURIDE RESIDENCE
RESIDENCE 1
RESIDENCE 2
CSU PAVILION
CSU PAVILION
RiNo BANK (in design)
SUN VALLEY ECO DISTRICT
SUN VALLEY ECO DISTRICT
BROKEN COMPASS BREWERY

VIEW OF SOUTH ELEVATION
YAMPA VALLEY MIXED USE
YAMPA VALLEY
MIXED USE
12TH AND BANNOCK
12TH AND BANNOCK
PLATTE 15

30X30 Single Span, Paired Girder CLT3
PLATTE 15
BOULDER LOADING DOCK
BOULDER LOADING DOCK (complete)
BOULDER LOADING DOCK
BOULDER LOADING DOCK
BOULDER LOADING DOCK
WHAT’S NEXT?

TALL WOOD IN DENVER?

CHAMPA FLATS
Denver City and Fire Position on Tall Wood

• CLT is a type of pre-fabricated wood product that has the potential to offer several benefits in construction, including that building with CLT may be more cost effective, faster, or sustainable than traditional materials like steel and concrete.

• Denver currently allows CLT to be used in accordance with international standards governing this type of construction. Under the 2015 IBC, this means CLT may be used on up to a maximum of six stories for an office building, and five stories for a residential building. Other building types may have different limits, but none using CLT exceed six stories.

• Mass timber is being innovated constantly, and in the future, may be a safe choice for high-rise construction, but to date we have not received any project proposals of this nature that were compliant with codes.

• Though there have been a few buildings in other cities (Portland, Minneapolis, Vancouver) that are experimenting with allowing CLT in high rises, we still have concerns over the increased risk of fire that comes from using a combustible material (wood) at heights not reachable by fire hoses and ladders.

• We are not aware of any pending changes to international codes that would allow this type of construction at these heights.
Denver City and Fire Position on Tall Wood

Translation:
The City of Denver is not interested in considering mass timber projects that do not explicitly meet the currently adopted building code.

2021 maybe?
THE FUTURE FOR COLORADO IS BRIGHT