Pier 70 Parcel A
Largest Mass Timber Office Building in the US

Disclaimer: This presentation was developed by a third party and is not funded by WoodWorks or the Softwood Lumber Board
Pier 70 Parcel A
San Francisco, CA

- Port of San Francisco/City of San Francisco
- Speculative office
- Type IIIA
- 85’ high
- 7 stories
  - 6 above grade office - Glulam and CLT with BRBs
  - 1 below grade parking - Concrete
- 350,000 sf
- Primary Occupancy B with A, S, M
- 1 Hour primary structure
- Construction Documents, permitting has started
- Team: Brookfield Properties, Hacker, KPFF, ARUP, Swinerton
Site Location / Context
Historic Building Context
Persistent Nature
Contextual Inspiration

Industry

+ 

Nature
Material
Historic Building Context - Expression of Structure
Expression of Structure

Beam orientation minimizes perimeter beam maximizing daylight
Expression of Structure

- 13'-10" Floor to Floor
- 13'-0" Floor to CLT
- 10'-8" Clear to Beam
- ~30'-0"
- ~15'-0"
- ~4'-0"

Lowest volume of wood fiber
MEPF Distribution
MEPF Distribution

- Partition
- Floor
- Plywood
- Concrete
- CLT
- Ceiling
- Beam
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