



Overall Project Description:

Large scale renovation of a former department store to a state of the art Carrier Hotel.



Location:

600 West 7th Street-Downtown Los Angeles

Size:

7 story building comprising 487,000 square feet

Renovation comprised:

Demolition:

Complete demolition of all interior improvements, asbestos and all systems

Seismic renovation:

Complete seismic retrofit incorporating new footing and custom design and installation of the largest shear wall retrofit in Southern California

Electrical Systems:

Largest new electrical installation in Southern California incorporating new 30,000 sq.ft electrical vault, 50,000 amps of 480 volt power; dozens of bus duct installation and new power risers

Emergency Systems:

Entire electrical system including 15 -1500 KW generators, 50,000 gallons of emergency water; 80,000 gallons of emergency fuel, miles of piping and remote generator radiator farm

Mechanical Systems:

New 3000 ton central HVAC system with N+1 redundancy

Common Areas:

Complete renovation of all common areas including new elevators, security systems, exterior, roof and HVAC system

Tenants:

Rite Aid, ICG Communications, Qwest Communications, XO Communications, 360networks, Equinix



Selected Infrastructure:



New exterior architectural finishes exterior



New corridors with mechanical distribution



All new interior finishes



New elevator lobbies and cabs

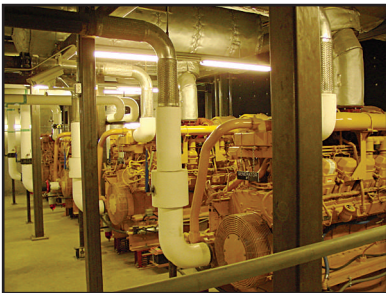


50,000 amps of 480 volt switchboards. Largest private electrical vault in Southern California

Selected Infrastructure: - cont.



Bus Ducts installed for 50,000 amps for 480 volt distribution



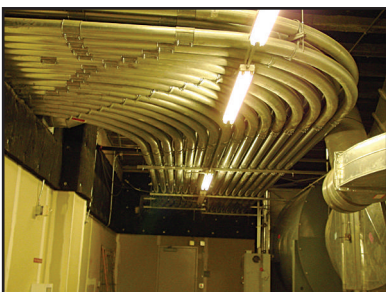
Pioneering indoor generator installation with 15-1500 KW generators and 80,000 gallons of emergency fuel.



48 hours of emergency water supplied



Custom design remote generator radiator farm



Miles of custom designed conduit installation

Selected Infrastructure: - cont.



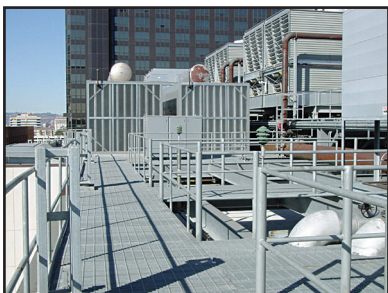
Custom built conduit entrances and private fiber provisioning



Abundant fiber shafts designed throughout



Miles of HVAC piping planned throughout



Roof system for 500,000 square feet of tenancy centrally installed