+ BAL | SAN FRANCISCO

CLEAR THE FLOOR. REBUILD THE WORKPLACE. CONNECT EVERY TRADE.

ASI connected decommissioning, substantial interior preparation and painting, reconfigured power and furniture installation across the San Francisco workplace.

21,450 SF
APPROX. PAINT SURFACES

POWER
PERMITTED ELECTRICAL

ONE TEAM
REMOVAL TO INSTALLATION



OVERVIEW

CHALLENGE

The second-floor workplace had to pass through removal, preparation, electrical work and installation. Furniture locations and existing power did not line up automatically, and field changes continued during delivery.

ASI APPROACH

Coordinate the removal and finish stages around the furniture plan, reroute power to the new layout, then manage installation and the adjustments needed as actual conditions emerged.

RESULTS

- Interiors prepared and renewed
- Power adapted to the new layout
- Open-office and enclosed-room furniture installed

BERRY APPLEMAN & LEIDEN | SAN FRANCISCO

This was a workplace transformation with linked trade dependencies. Existing furniture had to come out, surfaces and electrical locations had to be prepared, and the receiving furniture installation had to respond to field conditions and revised requirements.

PROJECT INFO

CLIENT
BAL

LOCATION
San Francisco, California

SITE
50 California Street

FLOOR
Second floor

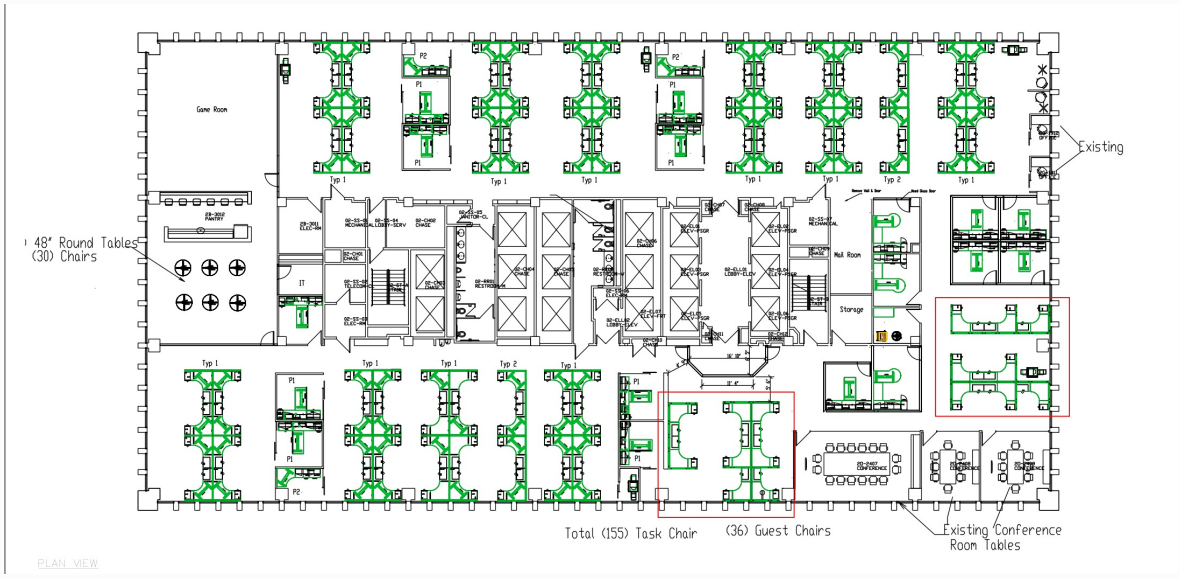
PAINT SURFACES
Approx. 21,450 SF

DELIVERY
Multi-trade transformation

+ PLANS AND PROJECT SCALE

THE NEW FURNITURE PLAN
CONNECTED THE WHOLE JOB.

The overall furniture drawing shows repeated workstation neighborhoods, private offices, meeting rooms and circulation. The installation plan had to be coordinated with the finish work and the location of usable power.

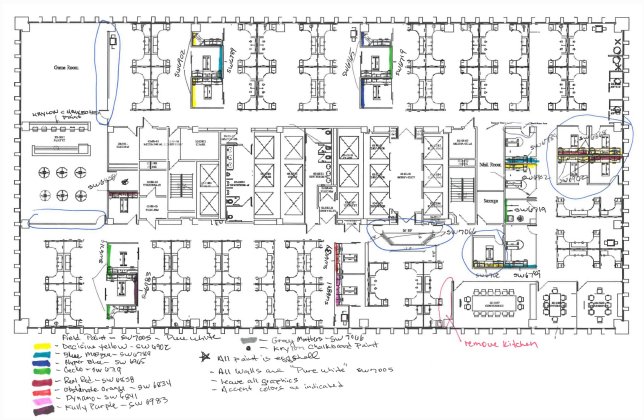


OVERALL FURNITURE INSTALLATION LAYOUT

21,450 SF
APPROX. PAINT SURFACES

POWER
PERMITTED ELECTRICAL

ONE TEAM
REMOVAL TO INSTALLATION



INTERIOR PAINTING AND FINISH-SCOPE PLAN

+ THE ASI DELIVERY MODEL

THE SCOPE WAS CONNECTED.
SO WAS THE EXECUTION.

Coordinate the removal and finish stages around the furniture plan, reroute power to the new layout, then manage installation and the adjustments needed as actual conditions emerged.

01

DECOMMISSION THE STARTING SPACE

Remove existing furniture, cubicles, remaining contents and specified server equipment. Coordinate material recovery and clearance before the next trades take over.

02

RENEW THE INTERIOR SURFACES

Prepare, repair and paint approximately 21,450 square feet of surfaces, including drywall preparation, texture, mud and tape work under the finish plan.

03

RECONFIGURE THE POWER

Remove obsolete surface locations and raceway sections, relocate furniture feeds and provide dedicated copier power within the electrical permit and inspection package.

04

BUILD THE NEW WORKPLACE

Install open-office systems, benching, private offices and conference rooms. Coordinate adjustable tables, monitor arms and wall-mounted furniture.

05

MANAGE THE FIELD ADJUSTMENTS

Address changing delivery requirements, additional monitor-arm work and furniture adjustments around fire windows. Include first-business-day installation tune-up support.

PROJECT INFO

CLIENT
BAL

LOCATION
San Francisco, California

SITE
50 California Street

FLOOR
Second floor

PAINT SURFACES
Approx. 21,450 SF

STATUS
DELIVERED

ONE TEAM CONTROLLED EVERY DEPENDENCY

Removal released the floor for preparation and electrical work. Furniture installation depended on those work areas and the new power locations being ready.

CLEAR	PREPARE	PAINT	POWER	INSTALL	SUPPORT

One accountable partner from planning through final closeout.

+ THE OUTCOME

A WORKPLACE TRANSFORMATION.
NOT A SERIES OF DISCONNECTED TRADES.

Delivered an integrated workplace transformation: renewed interiors, reconfigured power and installed open-office, private-office and conference-room furniture through one coordinated team.

FINISHES

SUBSTANTIAL RENEWAL

Approximately 21,450 SF of paint surfaces were in the package.

ELECTRICAL

LAYOUT-LED POWER

The installation needed relocated feeds and dedicated power.

WORKPLACE

A COMPLETE FURNITURE MIX

Open office, private offices and meeting rooms were integrated.

WHAT THE PROJECT DELIVERED

THE FLOOR RELEASED FOR REBUILDING

Decommissioning was linked to the preparation and installation stages, not treated as an unrelated pickup.

POWER SERVED THE NEW LAYOUT

Furniture feeds and copier power were coordinated with the installation drawings and electrical scope.

INSTALLATION ACROSS ROOM TYPES

The furniture package extended from workstation neighborhoods to enclosed offices and conference spaces.

FIELD CHANGES STAYED MANAGED

ASI carried the additional deliveries, component work and layout adjustments through the same assignment.

ONE ACCOUNTABLE PARTNER.
FROM DECOMMISSIONING TO WORKPLACE INSTALLATION.

DELIVERY RESULT

Connected interior renewal, reconfigured power and installed workplace furniture through one coordinated delivery package.

PLANNING A COMPLETE WORKPLACE TRANSFORMATION?

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+ FIELD EXECUTION

THE TRADE SEQUENCE.
VISIBLE IN THE WORKPLACE.

The field record connects interior preparation, material staging and furniture installation. Each stage had to release the next without losing the overall workplace plan.



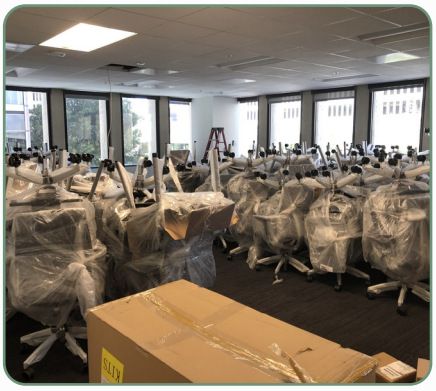
INTERIOR RENEWAL | IN PROGRESS



OPEN-OFFICE FURNITURE INSTALLATION



PAINTING CREWS | IN PROGRESS



FURNITURE DELIVERY | IN PROGRESS



PRIVATE-OFFICE FURNITURE INSTALLATION

ONE ACCOUNTABLE PARTNER. THE WHOLE ASSIGNMENT.

Paint preparation, revised power locations, furniture delivery and installation shared the same floor. ASI coordinated the handoffs and continued adapting the package as field requirements developed.