



Architecture.
Design.
Relationships.

Qualification for Architectural Services

SCIENCE + TECHNOLOGY PORTFOLIO

2026 | aoarchitects.com



OUR STORY

Founded in 1974 in Southern California, AO began as a two-person team focusing on small commercial and retail improvements. Today, we are a multidisciplinary design and planning firm with a team of over 325 professionals, shaping some of the world's most sought-after multifamily, mixed-use, retail, restaurant, and entertainment destinations. For decades, relationships have been at the core of our practice—partnerships with clients, collaborators, and communities that drive our legacy of creative design and quality architecture. Our journey reflects a commitment to innovation, collaboration, and building better communities. As we look to the future, we continue to advance our story, delivering inspired spaces that leave a lasting impact.

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Orange County
San Diego
Sunnyvale
Oakland
New York
Atlanta
Orlando

MULTIFAMILY | RETAIL | HOSPITALITY | RESTAURANT
MIXED-USE | OFFICE | INDUSTRIAL | PARKING | LANDSCAPE
INTERIORS | GLOBAL DESIGN | **SCI + TECH** | HEALTHCARE
MODULAR | TRANSIT-ORIENTED | PUBLIC UTILITIES

aoarchitects.com

Firm Profile

PRACTICE

We approach each project as an opportunity to develop the most appropriate design solutions to meet our clients' unique and specific needs in the industries of data centers, high-tech, life sciences, maker spaces and commercial interior design. AO is led by a group of seasoned partners. The group views each project as a unique opportunity to apply proven expertise, generate creative solutions within budget, and deliver inspired and successful projects.

AO emphasizes the team approach – owner, architect, consultants and contractor – collaborating through all phases of the project. We are adept at leading multi-disciplined, high-performance teams to provide solutions of design relevance, cost effectiveness and operational and organizational excellence. We strive to understand the specific location constraints and site features, and pursue intelligent solutions that maximize the opportunities and create high value for our clients.

AO is organized around a Partner-led system which ensures the highest quality expertise and continuity from beginning to end of each project. Partner commitment means that your project will receive the resources and talent needed to meet all deadlines and deliverables every time.





DESIGNergy*

[design + synergy]

Each AO team is fully supported by our diverse and integrated studio structure comprised of in-house experts.

We leverage the design expertise and resources of AO's specialized studios under the direction of highly experienced market sector leaders. Together, we execute mixed-use developments that marry the comforts of home, the joys of entertainment, and the functionality of the workplace *to create spaces where people, community, and business flourish.*



SCI + TECH EXPERIENCE



Collins Aerospace

ANAHEIM, CA

Manufacturing interior improvement.

This renovation and relocation project was initiated to transfer a testing facility. A unique challenge involved providing facilities for two of our client's wholly owned subsidiaries within one pre-existing warehouse space. A key objective was to reduce sound transmission within the testing locations to a required 30 dBA. To achieve this, nine isolated hoist-and-winch parts testing rooms were designed in the existing high bay warehouse that effectively reduced sound transmission as required. The project also included the construction of manufacturing assembly areas and renovations of the existing office space for hoist-and-winch manufacturing staff.



PROJECT DATA

60,000 SF

Client: PR Construction

Role: Architect of Record

Project Status: Construction Complete

Completion Date: June 2022



Form Factor

LIVERMORE, CA

Transfer and expansion of testing and assembly operations.

A transfer and expansion of testing and assembly operations for a leading provider of essential test and measurement technologies. The project spanned 54,547 SF featuring a 21,600 SF ISO 8 cleanroom and two structural platforms for second-level office space and MEP equipment. To accommodate expanded office space, AO devised a new planning entitlement, utilizing parking from an adjacent leased site and securing approval for a second level within the high bay building. Despite encountering unique challenges during the COVID pandemic, project sparked innovation in communication, scheduling, planning approvals, and overall coordination.



PROJECT DATA

54,547 SF

21,600 SF ISO 8 Cleanroom

Client: Form Factor, Inc.

Role: Architect of Record, Design Architect

Project Status: Construction Complete



*Not actual project image

Mission Barns

SAN FRANCISCO, CA

Elevated lab and manufacturing space for artificial food.

—

This project focuses on reimagining and enhancing manufacturing, laboratory, and kitchen environments within the existing building. By improving support areas and overall layout, the design fosters a more efficient and cohesive flow, ensuring seamless integration of production and research activities.



*Not actual project image

PROJECT DATA

12,000 SF

Client: Confidential

Role: Architect of Record



FreeWire Technologies Pilot Plant

NEWARK, CA

Pilot plant advancing EV charging and sustainable energy solutions.

Serving as the pilot plant for a UK-based company specializing in electric vehicle (EV) charging solutions, this project includes manufacturing and storage components, along with upper-floor corporate offices. The facility also features a lithium-battery storage area, designed to meet code requirements, enabling the company to continue advancing sustainable energy solutions and the future of electric vehicles and semi-trucks.

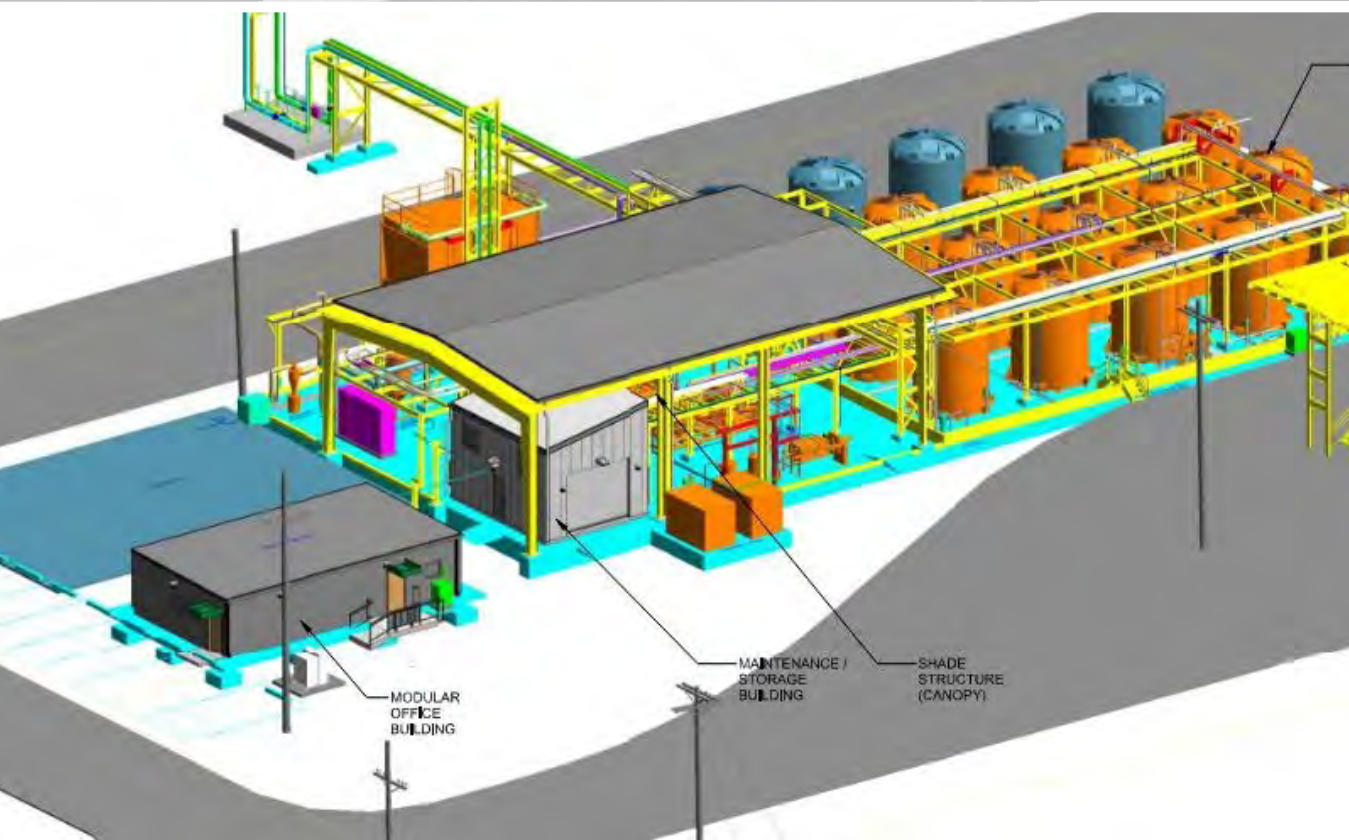
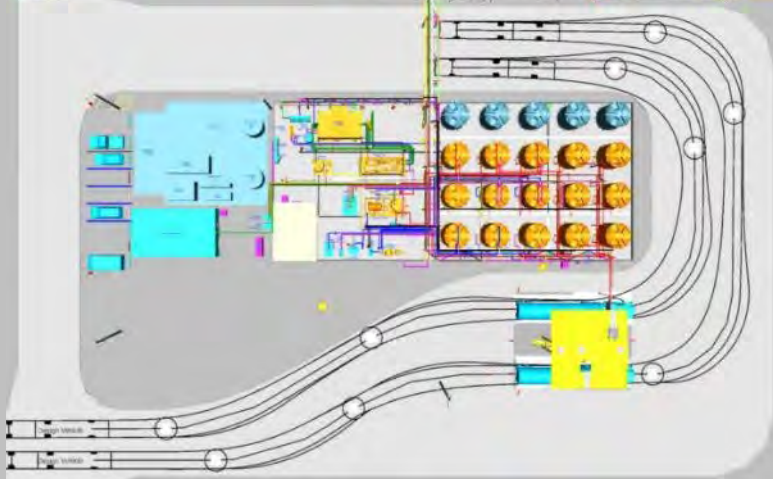


PROJECT DATA

78,000 SF

Client: Confidential

Project Status: Construction Complete



Hasa Corteva Manufacturing Plant

PITTSBURG, CA

Campus design services for
bleach manufacturing company.

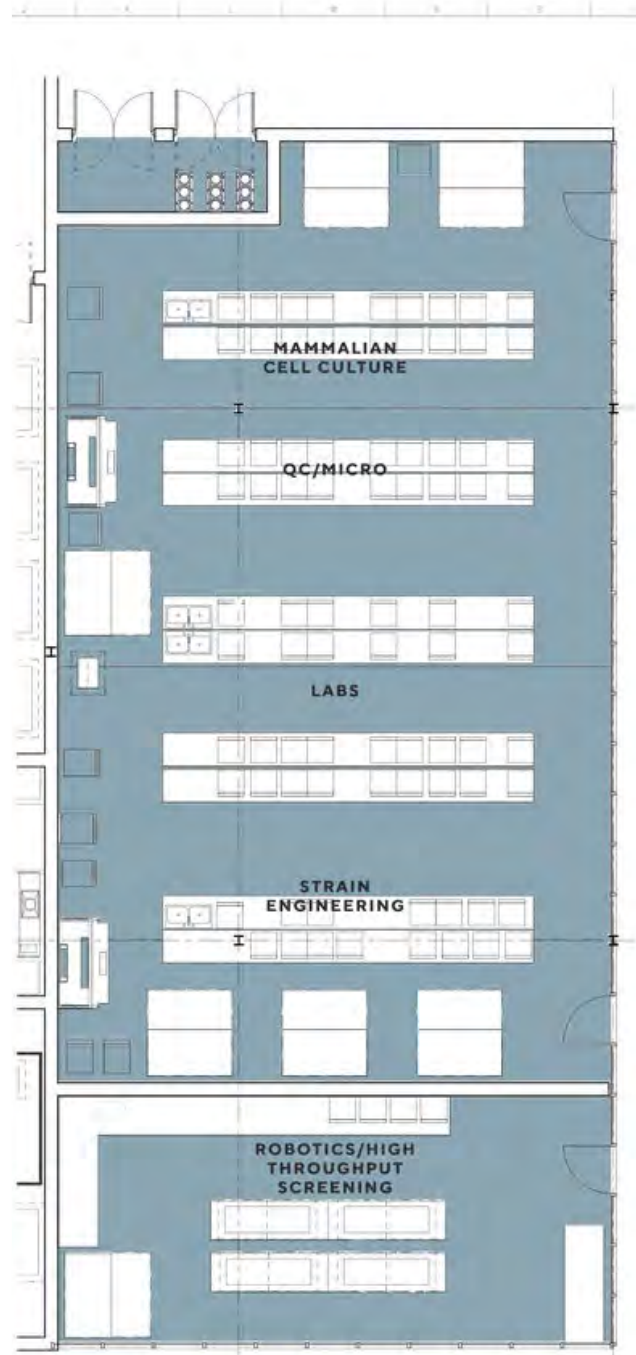
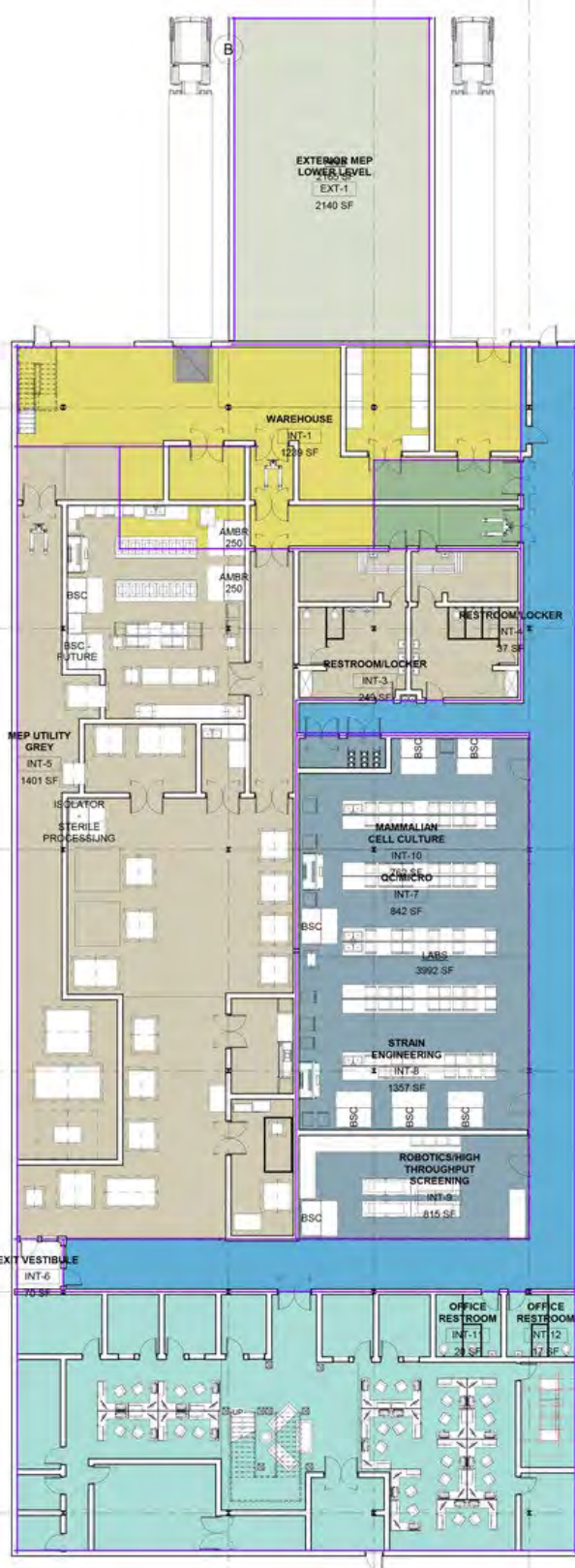
AO was tasked with designing a manufacturing plant for bleach production and incorporating a pipeline from the existing facility, resulting in one continuous manufacturing unit. In addition to the bleach manufacturing design component, AO provided several buildings and accessory structures on site including a modular office building, dry storage, a truck canopy, and an overall canopy and shade structure to protect manufacturing and processing equipment underneath. AO's challenge with this project was determining the building assemblies based on hazardous materials present on site and allowable locations of these additional buildings.

PROJECT DATA

10,000 SF

Client: Hasa Pool & Corteva Agriscience

Role: Architect of Record



Turtle Tree

WEST SACRAMENTO, CA

New design layout of manufacturing and lab spaces.

Partnering with Eichleay Engineers, this project entails new manufacturing and lab spaces including Robotics, high throughput screening, strain engineering, micro/qc, and mammalian cell culture room for companies specializing in the production of artificial milk from cow cells.

PROJECT DATA

3,000 SF

Client: Turtle Tree / Eichleay Engineers

Role: Architect of Record



Lenthor Tool Package

MILPITAS, CA

Tool package upgrades for existing electronics building.

Tool Package 6 marks the latest phase of enhancements to Lenthor Engineering's electronics building. This comprehensive upgrade involves intricate equipment anchorage designs and the seamless integration of an advanced dust collection system. The project encompasses meticulous demolition and decommissioning of existing equipment, ensuring a streamlined transition for the installation of state-of-the-art replacements. The focus is on optimizing efficiency and functionality while maintaining a commitment to safety and innovation within the electronics facility.



PROJECT DATA

10,000 SF

Client: Lenthor Engineering

Role: Architect of Record

Project Status: Construction Complete



CLIA LAB

MENLO PARK

Laboratory and office space for innovative biological company.

A rezoning of office space for labs and the installation of new MEP support yard with CDA vacuum, and emergency power generator. The project includes CLIA laboratory with tissue culture lab, pre/post PCR, lab instruments, and chip lab. This DeepCell facility will focus on prototype manufacturing and laboratory test of proprietary lab test equipment.



PROJECT DATA

16,000 SF

Client: Deep Cell Bio

Role: Architect of Record

Project Status: Construction Complete



Vit-Best Nutrition TI

SANTA ANA, CA

Efficient facility enhances
nutraceutical manufacturing.

This facility marked an exciting entry for Vit-Best Nutrition, a subsidiary of Kindomway USA, into leasing. Designed to streamline operations, the building serves as the hub for all logistics and weigh-up activities. Specialized weigh-up rooms ensure precise manual packaging within controlled environments, while a sophisticated dust collection system enhances safety during the preparation of powder mixtures for nutraceutical manufacturing. This state-of-the-art facility underscores Vit-Best Nutrition's commitment to efficiency, quality, and innovation in the nutrition industry.



PROJECT DATA

4,294 SF

Client: Vit-Best Nutrition

Role: Architect of Record

Project Status: Construction Complete



Angiosafe TI

SAN JOSE, CA

Enhancement of existing building and shell upgrades.

This pilot manufacturing facility supports the development and production of advanced cardiovascular surgery catheters. Designed with precision and functionality in mind, the space features ISO 7 cleanrooms to maintain strict environmental controls, state-of-the-art laboratories for research and testing, and strategically planned offices and open workspaces to foster collaboration and innovation among team members.



PROJECT DATA

12,000 SF

Client: Confidential (Angiosafe)

Role: Architect of Record

Project Status: Construction Complete

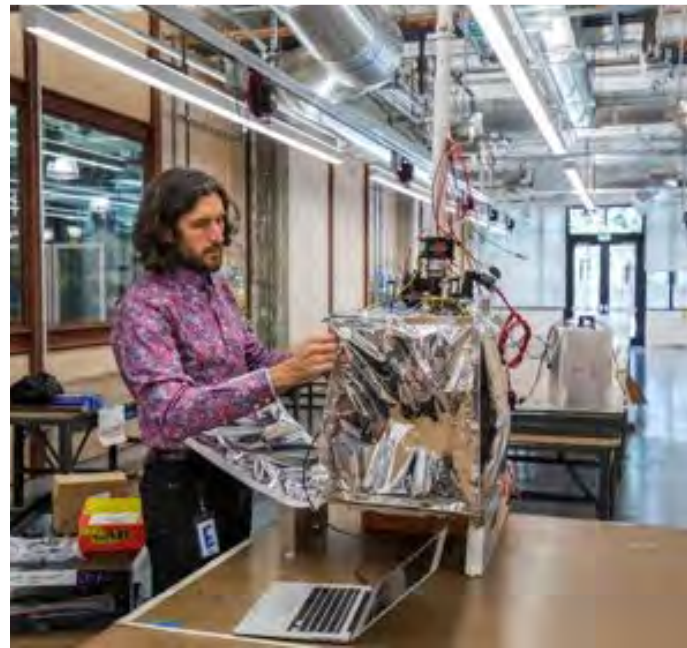


X Labs

MOUNTAIN VIEW, CA

Delivering lab and support areas for makers.

Once a suburban shopping center, this site transitioned into office space in the 1980s, only to be abandoned in the late 1990s. After 17 years of vacancy, a visionary project emerged to reinvigorate it. Spanning 125,000 square feet, the redevelopment focuses on a cutting-edge laboratory facility, housing key lab and support areas for diverse research needs. This initiative transformed the site into a dynamic hub of innovation. By repurposing existing infrastructure and leveraging modern design, the project positioned the former shopping center as a leading destination for research and development.



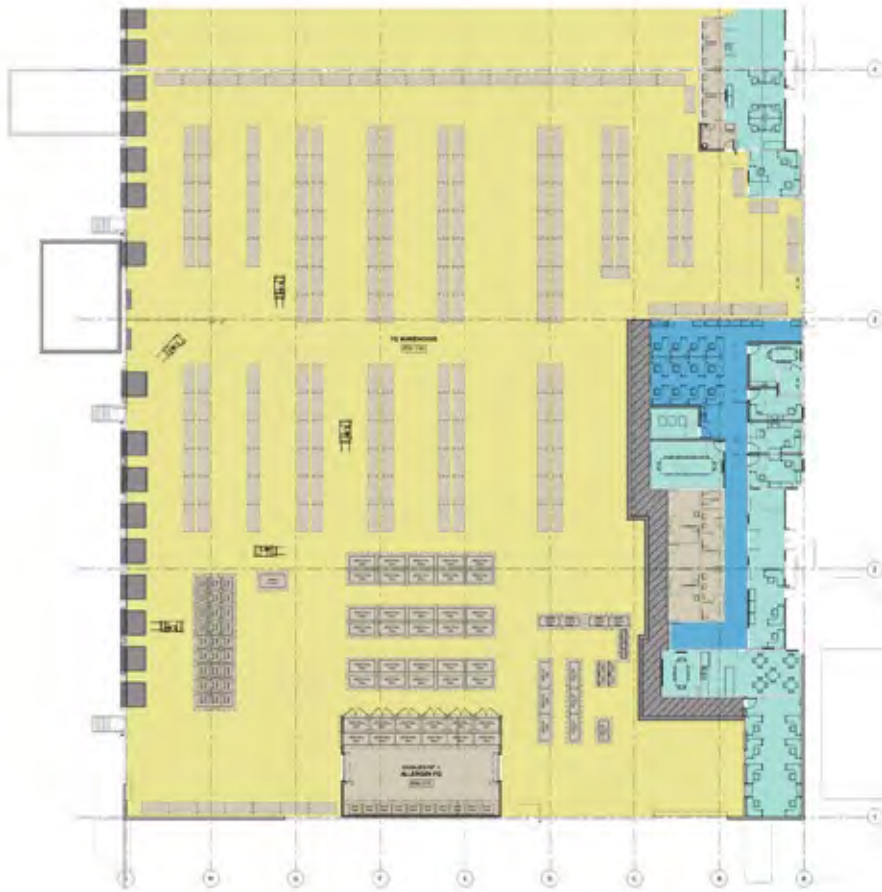
PROJECT DATA

458,000 GSF

120,000 SF Lab Space

Client: X

Project Status: Construction Complete



Redwood Wellness

COMPTON, CA

Renovation of existing office and warehouse for CBD products.

This project involves tenant improvements within approximately 48,000 SF of existing leased warehouse space, transforming it into the client's primary hub for shipping and receiving operations. The design focuses on optimizing the layout for efficient logistics, storage, and workflow, ensuring seamless functionality for daily operations.



PROJECT DATA

40,000 SF

Client: Confidential



MagIC Technologies (a TDK subsidiary)

MILPITAS, CA

State-of-the-art microelectronics clean room facility.

This project developed a state-of-the-art Class 1 microelectronics clean room facility for MagIC's MRAM (Magnetoresistive Random Access Memory) technology, featuring modern offices, fabrication space, and a comprehensive MEP service yard. The project also included a parking lot renovation, re-landscaping, and a dedicated hazardous materials storage facility.



PROJECT DATA

108,000 SF

44,000 SF fab space

Client: MagIC Technologies

Project Status: Construction Complete

2083 Disk Drive - Building 2

SAN JOSE, CA

Industrial grade laundry facility
for global tech giant.



This industrial laundry facility is part of a Google furniture and overflow materials warehouse. The project area was designed for a fully operational, industrial grade washer and dryer and consists of both a wash down and drying area for gross cleaning of exterior furniture, furniture cloth covers, carpets, care rugs, and carpet remnants.



PROJECT DATA

850 SF

Client: Google

Role: Architect of Record

Project Status: Construction Complete



Intarcia Therapeutics, Inc.

HAYWARD, CA

Revamping building for cutting-edge medical device company.

This multi-phase project involved renovating an existing building and master planning R&D, manufacturing, and office spaces for a medical device company. Phase 1 established 5,000 SF of R&D space and continued with master planning. Phase 2 added 20,000 SF of office space, promoting a collaborative atmosphere with open ceilings and glass “clubhouse” areas. Phase 3 developed 50,000 SF of R&D lab and pilot manufacturing space, featuring a flexible clean transfer room.



PROJECT DATA

85,000 SF

Client: Intarcia Therapeutics, Inc.



Flying Dutchman Cannabis - Building A1

PALM SPRINGS, CA

Over 25,000 SF of grow and manufacturing space for an international cannabis brand.



Flying Dutchman Cannabis (FDC) is taking the A-1 building to an operational cannabis grow facility. The building consists of 2 floors at 15,700 GSF each and 14' floor to floor height, with 1 user per license per floor. The approximate occupancy load is 20 with F-1 and B occupancy types. The project includes a MEP structure and yard for support utilities and future CO2 tank and vaporizer space. FDC's goal is develop approximately 18,000 NSF of growing canopy area. Fertigation will consist of 600 ml per plant though drip irrigation with nutrition skid and future area is included for addition of RO water system plus separate drainage and containment for contaminated water.



First Floor



Second Floor

PROJECT DATA

31,400 Total GSF | 15,840 GSF Per Floor
 1,539 SF Mechanical Yard
 853 SF Office Space
 3,253 SF Trim | Drying | Curing | Manufacturing
 24,033 SF Grow



Flying Dutchman Cannabis - Building D1

PALM SPRINGS, CA

Multiple occupancies and large canopy area for an international cannabis cultivator.



Flying Dutchman Cannabis (FDC) is taking the D-1 building to an operational cannabis grow facility. The building consists of 2 floors at 14,000 GSF each and 14' floor to floor height, with 1 user per license per floor. The approximate occupancy load is 18 with F-1 and B occupancy types. The project includes a MEP structure and yard for support utilities and future CO2 tank and vaporizer space. FDC's goal is develop approximately 16,000 NSF of growing canopy area. Fertigation will consist of 600 ml per plant though drip irrigation with nutrition skid and future area is included for addition of RO water system plus separate drainage and containment for contaminated water.



First Floor

PROJECT DATA

31,400 Total GSF | 15,840 GSF Per Floor
 1,539 SF Mechanical Yard
 853 SF Office Space
 3,253 SF Trim | Drying | Curing | Manufacturing
 24,033 SF Grow



* MEP Room

Key Note / Note

1. Cooling from a 600 ton water cooled chiller in the new MEP structure to enclose it.
2. Roof of MEP structure will contain single cell cooling tower.
3. Cooling only fan coils with separate duct heater for precise cooling and dehumidification. Separate economizer / ventilation system to provide 12 ACH and CO2 purge in the flower rooms.
4. Fan coils will provide good circulation throughout the flower rooms, complimented by wall mounted circulation fans for horizontal airflow through the canopy.
5. To control the spread of outside contaminants HVAC pressurization as follows:
 - 5.1 Grow Area: Positive or neutral with respect to all other areas.
 - 5.2 Entry / Lockers: Negative to grow and trim areas.
 - 5.3 Trim Rooms: Positive with respect to the Entry / Lockers.
 - 5.4 Drying Room: Neutral or positive.
 - 5.5 Restrooms: Negative.
6. Lighting and Controls as follows:
 - 6.1 Flowering Areas: HPS in Flowering Areas with vegetation lighting via LED; 0-10v control.
 - 6.2 Work Areas: Suspended LEDs; 0-10v control.
 - 6.3 Emergency Lighting: Fixtures with integral batteries.
7. Controls
 - 7.1 Grow Area: By the total grow system.
 - 7.2 Non-Grow Areas: Title 24 minimum.



Bettera Brands

SAN FRANCISCO, CA

Office improvements to elevate brand unity.

To align with their Indiana office, the client sought coordination of matching finishes for a consistent brand identity. The space features a mix of open and private offices, a break room, conference rooms, and gowning rooms, all designed to create a functional and collaborative environment while maintaining a cohesive aesthetic.



PROJECT DATA

30,000 SF

Client: Bettera Brands, Inc.

Project Status: Construction Complete

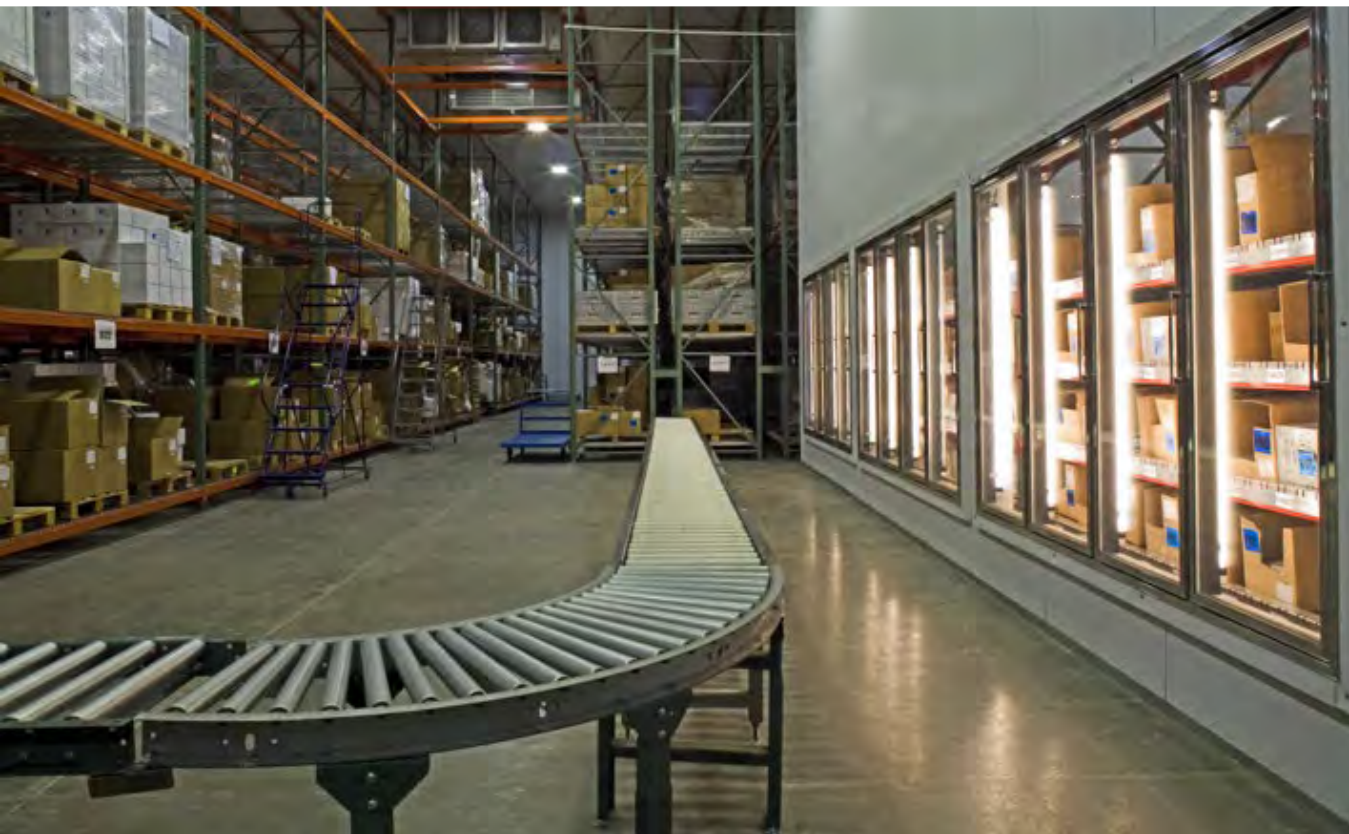


Thermo Fisher Scientific

FREMONT, CA

Consolidation of multiple production facilities.

A consolidation of production facilities across various locations into one. The 100,000 SF facility features 30,000 SF of labs, manufacturing/filling disposables for instruments, and 70,000 SF of ambient warehouse and high bay cold room for mass storage of completed disposables. Understanding existing conditions at numerous locations and re-use of equipment and relocation presented a challenge. Extensive trips were taken to review existing conditions and transfer equipment to the new space, as well as field measurement and in-person review of equipment and tools.



PROJECT DATA

100,000 SF

30,000 SF Labs, Manufacturing/Filling

70,000 SF Ambient Warehouse

High Bay Cold Room

Client: Thermo Fisher

Role: Design Architect

Project Status: Construction Complete

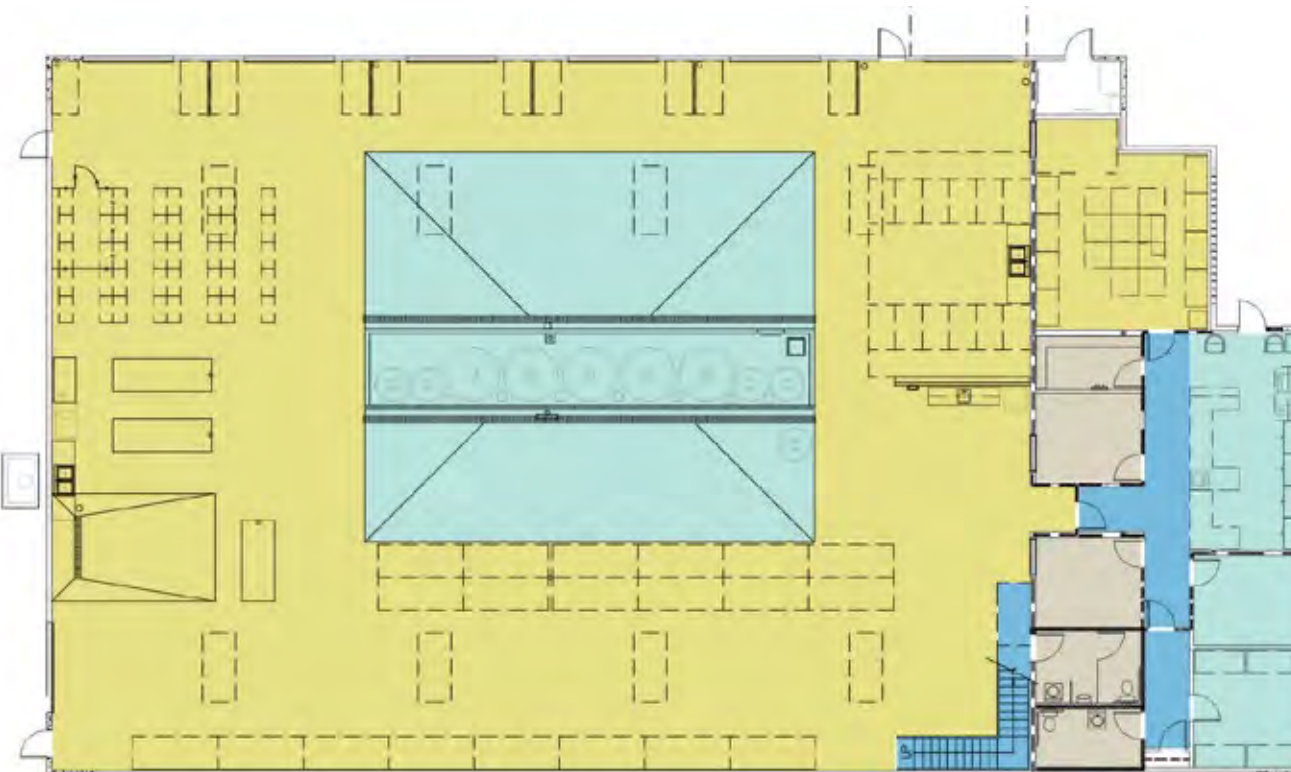


Auto-Chlor System Facility

SANTA CLARA, CA

Warehouse and office facility for industry-leading warewashing and sanitization manufacturer.

Auto-Chlor System specializes in laundry and sanitization machinery for various industries. The project encompasses 49,050 SF of parking, outdoor storage, loading areas, and landscaping, alongside a 12,800 SF facility. The building includes production and warehouse space, along with multiple office and storage areas to support operations.



PROJECT DATA

1.12 AC | 49,050 SF

Client: Auto-Chlor System



Fill and Finish



Fermentation



Fermentation

Genentech

SOUTH SAN FRANCISCO, CA

Manufacturing expansion and upgrades for a biotechnology corporation.

This biotechnology corporation undertook three transformative projects to enhance its production capabilities. The initiatives included a \$10M, 2,000 SF fermentation facility expansion to boost manufacturing capacity, a \$2M, 400 SF fill-and-finish project focused on process development, and a \$1M upgrade to the ammonia chilling system within an existing building. Each project was meticulously executed to deliver precise functionality, supporting the company's commitment to cutting-edge biotechnology advancements.

PROJECT DATA

Fermentation
2,000 SF | \$1M

Fill and Finish
400 SF | \$2M

Ammonia Chilling
500 SF | \$1M

Client: Genentech

Project Status: Construction Complete



Verily Life Sciences

MOUNTAIN VIEW, CA

A renovation to provide flexible, cross-functional lab space.

This 5,000 SF renovation transformed existing office space into labs, including the conversion of fixed benchwork biochemistry labs into flexible, open spaces with modular casework and movable tables. The layout includes support offices, an open office area, a conference room, and a micro-kitchen. The labs accommodate cross-functional teams, including research scientists, hardware and software engineers, physicians, and commercial experts.



PROJECT DATA

5,000 SF

Client: Alphabet, Inc.

Role: Design Architect

Project Status: Construction Complete



Rigel Pharmaceuticals, Inc.

SOUTH SAN FRANCISCO

A growing pharmaceutical company relocates with a challenging schedule.

Amid rapid expansion, Rigel Pharmaceuticals, Inc. transitioned from a 50,000 SF, two-story facility to a permanent 150,000 SF, three-story building featuring a striking Foucault pendulum in the lobby. Overcoming regulatory challenges, the design incorporated six control areas achieved through an innovative code alternate method. Despite tight timelines, the project was successfully completed through the dedicated efforts of the team. Comprehensive architectural, interior, and laboratory design services ensured a seamless transition to a state-of-the-art pharmaceutical facility, supporting Rigel's continued growth and innovation.



PROJECT DATA

150,000 SF

Client: Healthpeak Properties
(formerly known as HCP)

Project Status: Construction Complete



Amgen, Inc.

SOUTH SAN FRANCISCO, CA

A \$40 million relocation promoting circulation and continued growth.

Tularik, Inc., a rapidly expanding company, relocated from their 90,000 SF, two-story interim facility to a permanent 200,000 SF, three-story space, both in South San Francisco. The project involved comprehensive architectural, interior design, and laboratory design services to support their growth and operational needs.



PROJECT DATA

200,000 SF
\$40M

Client: Healthpeak Properties

Project Status: Construction Complete



Nest

SUNNYVALE, CA

Custom testing facility ensuring global home connectivity standards.

The goal of this project was to create a custom testing facility that meets Underwriters Laboratories (UL) and European Standards for consumer products, including thermostats, doorbells, and theft prevention devices. The 45,000 SF space features a simulated home with movable ceilings for UL and European Standard testing, a smoke test room, environmental chambers, RFI test ranges, and electronics labs.



PROJECT DATA

45,000 SF

Client: Nest

Project Status: Construction Complete



Nest

PALO ALTO, CA

Transitioning from startup space to a new testing facility.

The project focused on transitioning testing labs from a startup facility to a newly acquired campus. The campus, consisting of two-story tilt-up concrete buildings from the 1980s, was converted into office spaces. The project included the setup of various specialized labs, such as smoke, carbon dioxide, and failure analysis labs, along with a soundproof lab, chamber lab, simulated home environment, and an MEP service yard, ensuring comprehensive testing capabilities and operational efficiency.



Client: Nest

Project Status: Construction Complete

DATA CENTER EXPERIENCE

THE **AO** APPROACH TO DATA CENTER DESIGN



Technical Expertise

AO's technical and fundamental understanding of data centers is second to none. Our expertise includes:

Understanding of the increased need for connectivity and compute capacity, and the engineered systems and components within data centers.

Extensive knowledge of local code requirements to implement compliant solutions for accessibility, fire ratings, acoustics, and life safety.

Ability to integrate secure and robust building envelopes with high performance infrastructure systems.



Smart Design

We develop and implement smart, innovative designs that maximize efficiency and deliver real value to our clients.

Scalable and flexible facility design in order to meet the demand of today's digital enterprises.

Engage key stakeholders to establish project goals and parameters that serve as the requirements for the project throughout the design process.

Leverage data center design experience, guiding and leading a process that allows us to arrive at the key criteria on which the design is based.



Partnership + Collaboration

As a relationship-driven firm, AO has a 45-year track record of successful team collaboration and client partnership.

Experience, knowledge, and collaborative approach focuses on providing great service and end results for all stakeholders.

Focus on consistent and clear communication that guides and builds consensus.

Listen intently and carefully, fully committed to successfully mitigating objections and creating an atmosphere of collaboration, without sacrificing the project budget, proforma or quality.



Sustainable Design

As stewards of the built environment, AO integrates principles of sustainable design throughout the project.

Establish the sustainable goals early to determine impact on the program, schedule, and budget.

Overcome challenges intrinsic to the data center industry by incorporating energy efficient MEP system and alternative energy solutions.

Employ creative and innovative solutions to reduce environmental impact during construction and throughout the lifecycle of the facility.



Incheon Digital Edge Data Center

INCHEON, SOUTH KOREA

Meeting growing demand with the largest ground-up data center in South Korea.

This 11-story project is South Korea's largest commercial data center, tailored to meet demand from local and global cloud providers, hyperscale operations, digital media, and enterprises. Construction unfolds in two phases: phase one includes core and shell/TI with a 60 MW IT load. The ground floor hosts a lobby, customer service areas, and flexible spaces. Levels 2-11 house data halls with supporting infrastructure, while the roof accommodates mechanical equipment. The facility has three subgrade levels for water tanks, substations, generators, and more.



PROJECT DATA

Building SF: 390,611 SF

Data Hall SF: 140,000 SF

Client: Confidential

Role: Design Architect, Interior Design

Project Status: Under Construction



Biñan Digital Edge Data Center

BIÑAN, PHILIPPINES

Tier 3 colocation data center in a structural reinforced building.

The project consists of converting and combining two existing warehouse facilities and site redevelopment into a 130,00 SF Tier 3 colocation data center facility. The building was reinforced structurally to meet local stringent seismic code requirements and includes data halls, offices, and support spaces. The data hall space was maximized with requisite MEP infrastructure spaces. The initial build includes 8 MW of critical IT load with a total capacity of 12 MW. The electrical design includes block redundant distribution with N+1 PDU, UPS, and generator redundancy. The mechanical design required the study of two alternate cooling schemes in order to maximize efficiency and minimize the PUE of the facility.



PROJECT DATA

Building SF: 130,000 SF

Data Hall SF: 40,000 SF

Capacity: 12 MW

Client: Confidential

Role: Design Architect, Interior Design

Project Status: Construction Complete

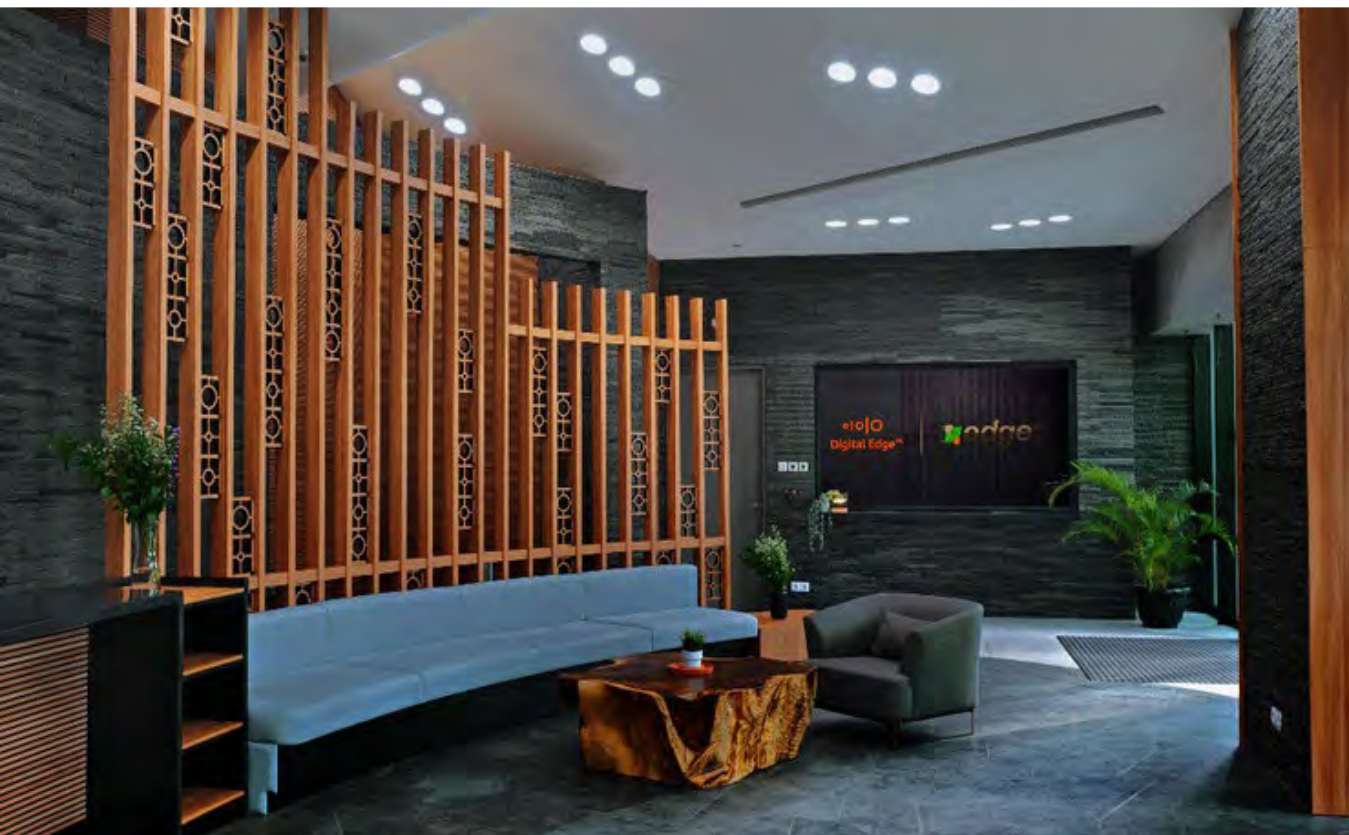


Jakarta Digital Edge Data Center

JAKARTA, INDONESIA

Leading the industry in data center design with revolutionary technology.

This ground-up Tier 3 colocation data center facility located on a 1.5-acre greenfield site will be constructed in 2 phases at approximately 8 stories and 250,000 SF. The interior fit-out includes 135,000 SF of data hall spaces with cabinets of 5Kw-7Kw, offices, and supporting spaces. The facility will have an ultimate connected load of 20MW to 25MW. The electrical design includes block redundant distribution with N+1 PDU, UPS, and generator redundancy. The mechanical design utilizes an industry-first in data center cooling – the StatePoint™ Liquid Cooling (SPLC) system. Revolutionary StatePoint technology makes cooling the data center more efficient and minimizes the PUE of the facility.



PROJECT DATA

Building SF: 250,000 SF

Data Hall SF: 135,000 SF

Capacity: 25 MW

Client: Confidential

Role: Design Architect

Project Status: Construction Complete



*Not actual project image



*Not actual project image

Busan Digital Edge Data Center

BUSAN, SOUTH KOREA

Additional data center space for facility with strict local seismic requirements.

This project involved the construction of a new two-story addition above an existing three-story data center facility. The expansion provides 40,000 square feet of Tier III colocation data center space, seamlessly integrated with the existing architecture. The facility is designed to support a critical load with N+1 redundancy, offering an estimated 4kW per cabinet and 1.14MW per floor, resulting in a total IT load capacity of 5.75MW. The five-story structure meets stringent local seismic requirements. The overall project will be executed in a single phase, with intermediate phasing to accommodate the operational needs of the existing active facility.

PROJECT DATA

Building SF: 100,000 SF

Data Hall SF: 45,000 SF

Client: Confidential

Role: Design Architect



*Not actual project image

Yeoksam Digital Edge Data Center

YEOKSAM, SOUTH KOREA

Tier 3 colocation data center in high-rise building.

This project renovated four floors of a 19-story high-rise, converting them into a Tier III colocation data center facility. The fit-out included data center spaces, offices, and MEP support areas, with upgrades ensuring N+1 redundancy and a total IT load of 4.8MW (1.2MW per floor). Containment systems were installed on each floor, and roof-mounted equipment, utility riser upgrades, structural framing, and access stairs were added. Careful planning ensured the existing data center stayed fully operational during construction, maintaining functionality while accommodating new infrastructure for enhanced capacity and reliability.



*Not actual project image

PROJECT DATA

84,000 SF

Client: Confidential (AlfaTech/Digital Edge Asia)

Role: Design Architect

Project Status: Proposed



Rue Ferrari Data Center

SAN JOSE, CA

State-of-the-art data center with cutting edge design.

AO transformed a previously designed industrial building into a state-of-the-art data center in the heart of Silicon Valley. The 302,000 SF facility now boasts a capacity of 99 MW, including 72 MW of IT load, with space for 9,936 cabinets. Supporting infrastructure includes a proposed 99,000 SF substation, a 65,517 SF generator area with 42 generators, and 181,520 SF (24%) of landscaped green space. The architectural design draws inspiration from a horizontal LED circuit board, wrapping the building with a perforated rain-screen that enhances the existing concrete panels. Office areas are highlighted by expansive glass storefronts, while inviting entrance plazas provide enriched spaces for customers and employees.



PROJECT DATA

302,200 SF | 42 Generators

Client: Prologis

Role: Architect of Record, Design Architect

Project Status: On-the-Boards



Dallas Prime Data Center

DALLAS, TX

Data center designed for
efficiency and scalability.

This multi-phase project comprises a three-story, 100,000 SF single-tenant data center. The initial phase focuses on core, shell, and site enhancements to support full build-out. The ground floor features lobby, security, conference, and electrical facilities, while levels 2 and 3 house data halls and necessary infrastructure. Mechanical equipment sits atop the roof on a steel platform. Dedicated spaces ensure data hall efficiency, tailored for hyperscale needs. Utility yards on-site accommodate emergency generators and medium voltage switchgear. Total utility capacity reaches 18MW, with 12MW allocated to critical IT across two 6MW data halls.



PROJECT DATA

100,000 Gross SF
30,000 SF Data Hall

Client: Prime Data Centers

Role: Architect of Record, Design Architect



VCV Data Center

MOORE, SC

Optimized data center design.

A single-story, 270,000 square-foot, 100 MW purpose-built AI data center is optimized for high-density operations. The building is designed with a centrally located support area providing direct access to two data hall wings. The mechanical design features an industry-first in data center cooling—the StatePoint™ Liquid Cooling (SPLC) system. This revolutionary StatePoint technology enhances cooling efficiency and minimizes the facility's Power Usage Effectiveness (PUE). It incorporates advanced liquid cooling solutions, such as Direct-to-Chip and Rear Door Heat Exchangers, which efficiently manage racks exceeding 100 kW, delivering the performance and reliability essential for AI workloads. The data center is equipped with two utility power sources, along with full diesel generator backup, ensuring continuous and reliable operation.



PROJECT DATA

270,000 SF Gross Floor Area

110,000 SF Data Hall

Client: Vela Tech Holding

Role: Architect of Record, Design Architect

Project Status: Under Construction



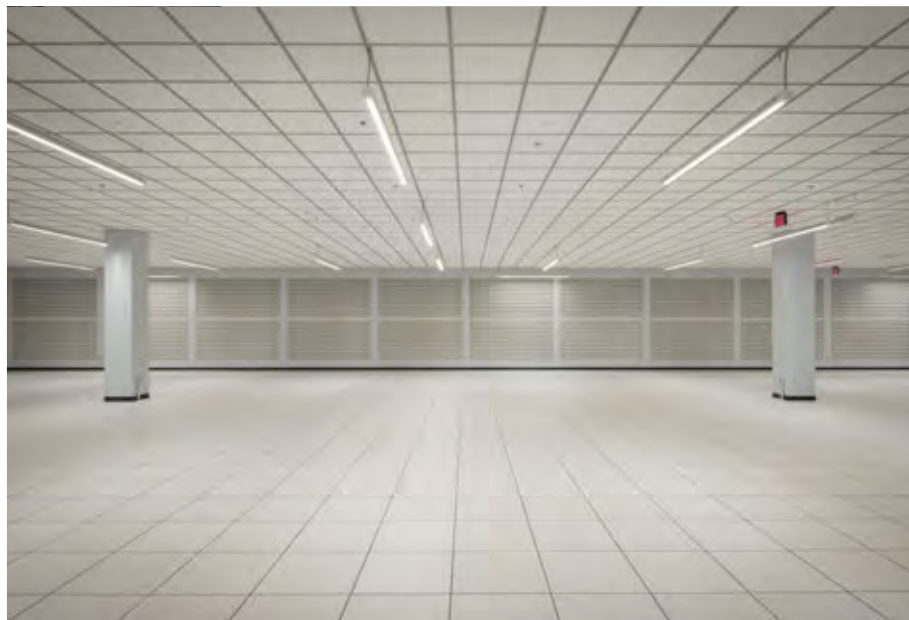
Colocation Data Center

ASHBURN, VA

Efficient and powerful data center suites.



The first phase of the project consisted of 2 new data center suites at 10,000 SF each with flexible power capacity of up to 3 MW each. The full build out provides up to 18 MW of premium capacity to the Northern Virginia market. The facility features chilled water systems designed to operate at max efficiency within the regional climate, hot aisle containment, and ceiling and cold wall plenum. The mechanical design utilized higher water temperature than most facilities allowing for use of outside air as pre-cooling. The infrastructure design provides true 2N+1 IT critical power redundancy, allowing for concurrent maintenance without interruption.



PROJECT DATA

180,000 SF

60,000 SF Data Hall Capacity: 18 MW

Type: Colocation

Client: Confidential

*This project was completed by Jose Reyes prior to joining AO



Confidential Data Center

PISCATAWAY, NJ

Two-story addition adds new function to an existing building.

The project involved a two-story addition to an existing 500,000-square-foot building. The scope of work included altering and structurally reinforcing the existing building to accommodate its new function. The responsibilities for this project included coordinating site development with civil, mechanical, and structural engineers, as well as collaborating with security, audiovisual, and IT consultants. The new addition provided new office spaces, battery rooms, transformers, and a 40-foot expansion of the lobby.



PROJECT DATA

Two-Story Addition
500,000 SF
Capacity: 20 MW
Type: Enterprise Data Center

Client: Confidential

*This project was completed by Jose Reyes prior to joining AO



Global Financial News Data Center

ORANGEBURG, NY

LEED Gold Certified data center
and office project.

This confidential client was revamping their branding and workplace strategies and tasked our team with translating the changes into spatial terms and implementation into the 14,200SF office project as well as the ground-up 200,000 SF data center consisting of 60,000 SF of white floor divided into five 20,000 SF production pods.



PROJECT DATA

200,000 SF Data Center
5 - 20,000 SF Production Pods
14,200 SF Office

Client: Confidential

*This project was completed by Jose Reyes prior to joining AO

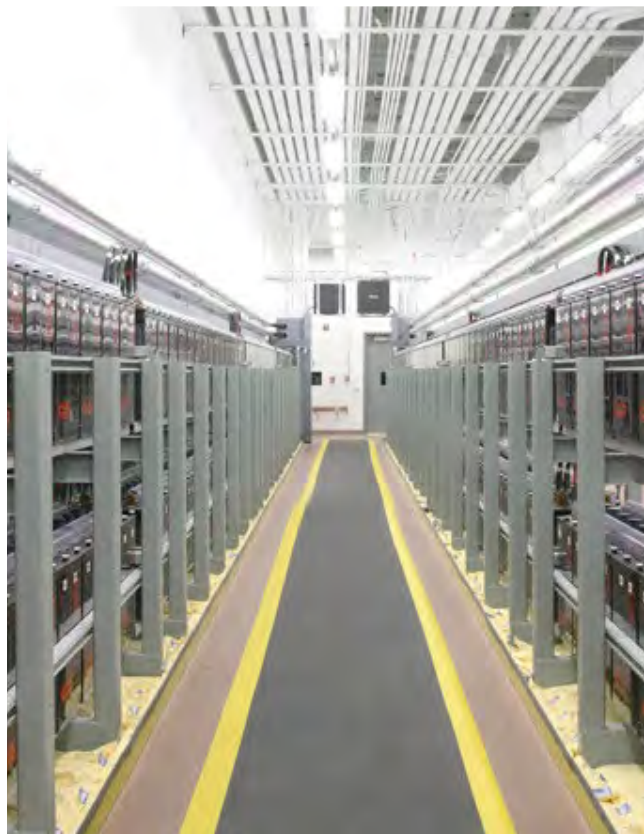


MegaSuite6 Data Center

NEW YORK, NY

Data center located in one of the most concentrated hubs of global network connectivity.

A high-density and high-performance data center suite located in one of the most concentrated hubs of global network connectivity. Located on the sixth floor of an iconic landmarked art deco tower in NYC, it provides up to 60,000 SF of available colocation space and state-of-the-art power and cooling infrastructure for data network, telecommunications, cloud and large enterprises. MegaSuite 6 delivers 100,000 SF of support infrastructure including UPS and Battery Backup and cooling towers with a cooling load of 280 tons all with an N+1 redundancy. The facility has generator backup with 26,000 gallon onsite diesel fuel storage.



PROJECT DATA

60,000 SF Data Hall
100,000 SF Support Infrastructure
26,000 Gallon Fuel Storage
Capacity: 15 MW
Type: Colocation

Client: MegaSuite

*This project was completed by Jose Reyes prior to joining AO

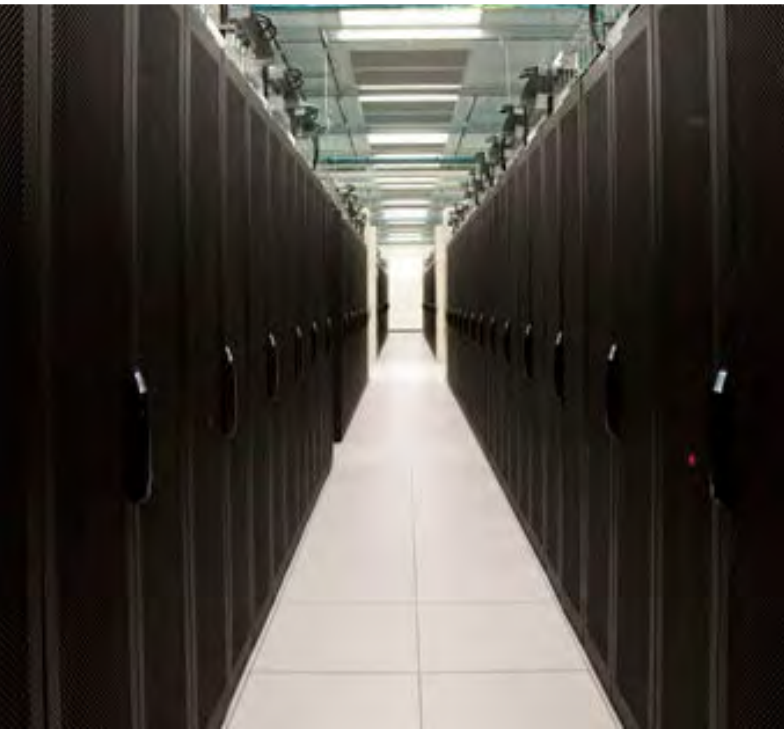


New York Stock Exchange Data Center

NEW YORK, NY

A secure and scalable mission critical facility eliminates all single point of failures.

This two-story, 400,000 SF mission-critical facility was constructed from the ground up. It includes 100,000 SF of raised-floor computer space and 300,000 SF of support and infrastructure areas. The building features pre-cast concrete panels and a steel structural frame designed to resist high winds. It also complies with stringent security hardening requirements while maintaining its distinctive architectural features. The facility's layout was designed to provide a secure, scalable, and resilient environment, eliminating all points of failure.



PROJECT DATA

400,000 SF Facility
100,000 SF Raised Floor Computer Space
300,000 SF Support & Infrastructure
Type: Enterprise

Client: NYSE

*This project was completed by Jose Reyes prior to joining AO



Partners Data Center

ORANGEBURG, NY

Mission critical facility receives LEED Silver Certification.

This LEED Silver Certified, two-story, 80,000 SF ground-up mission-critical facility includes 15,000 SF of computer space and 30,000 SF of support infrastructure. The scope of work included two major cooling options: in-row close-coupled cooling and exterior air handlers with economizers. The building features a pre-cast panel and curtain wall envelope, supported by a steel structural frame.



PROJECT DATA

80,000 SF | 2-Story
15,000 SF Computer Environment
30,000 SF Support Space
LEED Silver Certified
Capacity: 3 MW
Type: Enterprise

Client: Partners Data Systems

*This project was completed by Jose Reyes prior to joining AO



Bluestone Data Center

SHELTON, CT

A 90,000 SF data hall for a major financial institution.

This project encompasses a total of 250,000 SF with 90,000 SF of raised floor for a major financial institution. The building was constructed with steel structural frame and grout filled masonry exterior. The building was fed with two dedicated 13.8KV utility feeders, and five 13.8KV generators with room for expansion. It contained four parallel redundant UPS fed PDUs and RPPs in each data hall. Responsibilities included construction administration, attending construction meetings, and assuring project quality by periodic field inspections.



PROJECT DATA

250,000 SF

Approx. 90,000 SF Data Hall

Capacity: 9 MW

Tier 3+

Type: Enterprise Data Center

Client: Confidential

*This project was completed by Jose Reyes prior to joining AO



Sentinel NJ1 Data Center

SOMERSET, NJ

LEED Certified data center in a former industrial building.

This LEED Certified, 425,000 SF data center was constructed within an existing 330,000 SF former industrial building that has been completely renovated and reinforced for high wind resistance. The facility provided 100,000 SF of data hall space that has already been leased. A 100,000 SF building addition has been completed and it provides an additional 50,000 SF of data hall space.



PROJECT DATA

425,000 SF Data Center
100,000 Building Addition
Capacity: 20 MW
Type: Colocation

Client: Sentinel

*This project was completed by Jose Reyes prior to joining AO



Verizon Center

BASKING RIDGE, NJ

Interconnected buildings form a unique work space and data center.

A 1.3 million SF complex of seven interconnected buildings on a 135-acre campus which was originally built and occupied by AT&T. The facility, situated in northern New Jersey, will house some 2,800 employees from New Jersey and around the country. The facility required numerous renovations and a complete infrastructure upgrade. The project program required new data center, work space, amenities, security command center, and new 3 story lobby. Responsibilities included producing a set of drawings for new infrastructure, data center, guard house, command center, and lobby which was to support the buildings new requirements.



PROJECT DATA

135 AC | 1.3M SF

3 story lobby

2,800 Employees

Capacity: 3 MW

Type: Enterprise

Client: Verizon

*This project was completed by Jose Reyes prior to joining AO

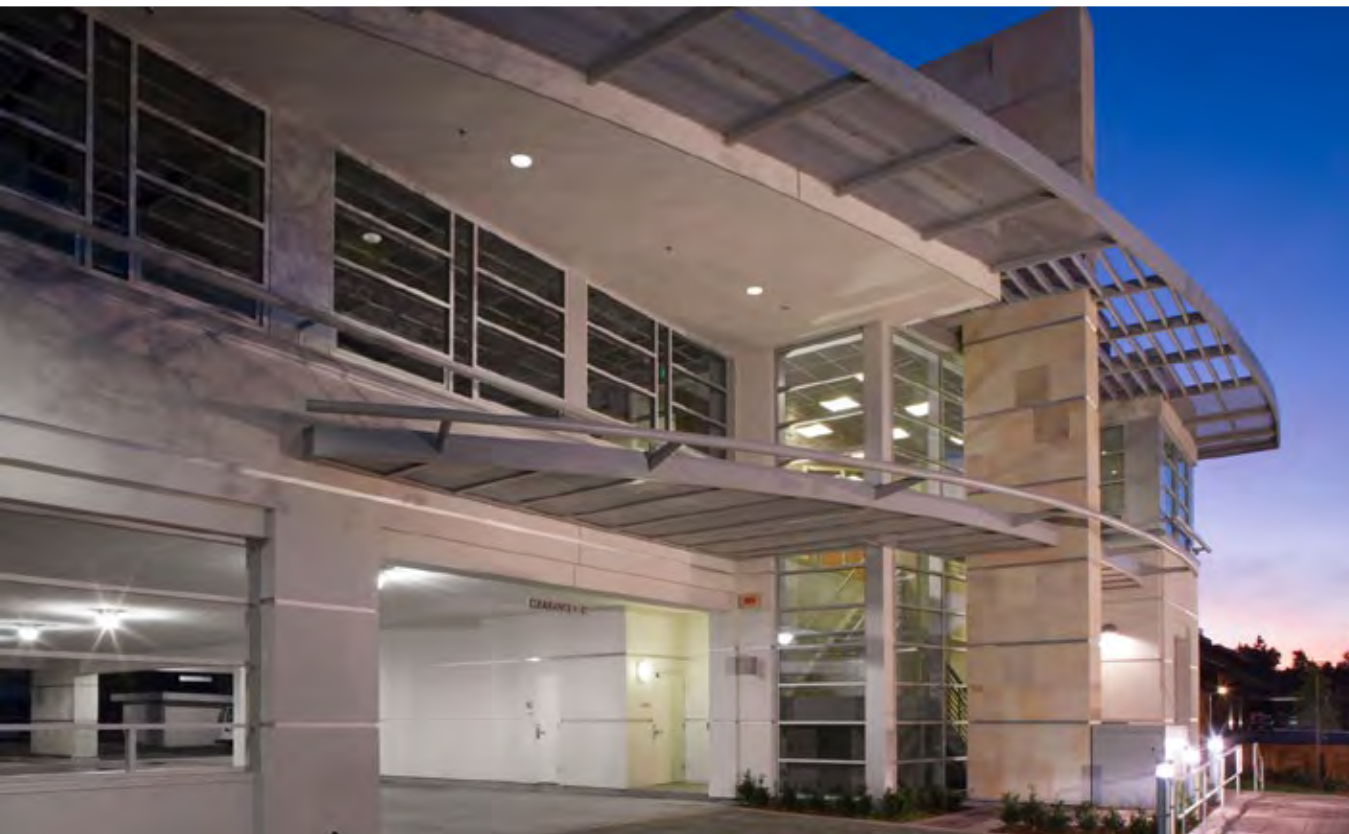


The Tan Group Office

PALO ALTO, CA

Grand architectural entrance
for a prominently placed office
building.

A 10,000 SF, two-story office building prominently located at the far Northeast corner of Palo Alto at the entrance to the City off of US 101. The building includes Structural Steel Moment Frame to eliminate diagonal braces and accommodate drive through conditions for the first-floor parking, exterior cement plaster with large control joints, and aluminum framed store front glass each floor for office space with operable windows. A large architectural entrance features imported Indian granite stone tiles. Architectural design and documentation services for the building warm shell were provided as well as an added elevator.



PROJECT DATA

10,000 SF

Client: The Tan Group

Project Status: Construction Complete



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