



#### PROJECT SUMMARY

Bayview continues its partnership with XL Construction and Phase3 Real Estate Partners on the Genesis Fashion Island renovation. Phase3 delivers premier research-ready life science environments for tomorrow's technology. We are proud to be selected again as their go-to demolition and abatement subcontractor. The Genesis 1400 Fashion Island will revitalize and repurpose the building into a ±200,000 RSF of Class A life science research space in the heart of San Francisco's Peninsula.

Coordination of multiple tasks is the challenge on this project. With an aggressive schedule, there is no room for error. Scope of work includes interior demolition to bring the building to a shell, hazardous materials abatement, sawcutting the concrete slab for a new service elevator & MEP penetrations and exterior hard demolition. Our strategic partnership with XL Construction has heightened our understanding of their expectations when performing life-science lab conversions of older buildings. We have streamlined our processes and found innovative ways to coordinate multiple tasks concurrently in order to meet the aggressive schedule. As a trade partner, we value XL's commitment to sustainability and exceed their recycling requirements through on-site source separating and partnership with recycling facilities throughout the country.

The value of this strategic partnership and collaboration flows through Bayview and makes us a stronger team player. Our project manager and operations team have familiarity with the expectations and project scope, our workers receive reinforcement on our commitment to safety and efficiency, and most of all take pride in their work. At the end of the project, we don't have anything beautiful to show for our efforts, but

### 1400 Fashion Island

📍 1400 Fashion Island Blvd, San Mateo

LEED-compliant renovation demolition of 10 floors.

#### CLIENT/OWNER

Phase3 Real Estate Partners

#### GENERAL CONTRACTOR

 **CONSTRUCTION**

#### DURATION

4 Months

#### COMPLETION DATE

October 2022

#### CONTRACT VALUE

\$1,800,000

#### PROJECT SIZE

200,000 Sqft.

#### CREW SIZE

22

\* Project Code: 22634

our team takes great pride in knowing we provided a clean slate and empty canvas for the innovative design and vision of our partners.

**INDUSTRY**

- Commercial
- ↳ Educational & Institutional
- ↳ Healthcare

**DIVISIONS**

- > Demolition