



SWING SPACE @ 10TH & O Streets

Sacramento, CA | 2021

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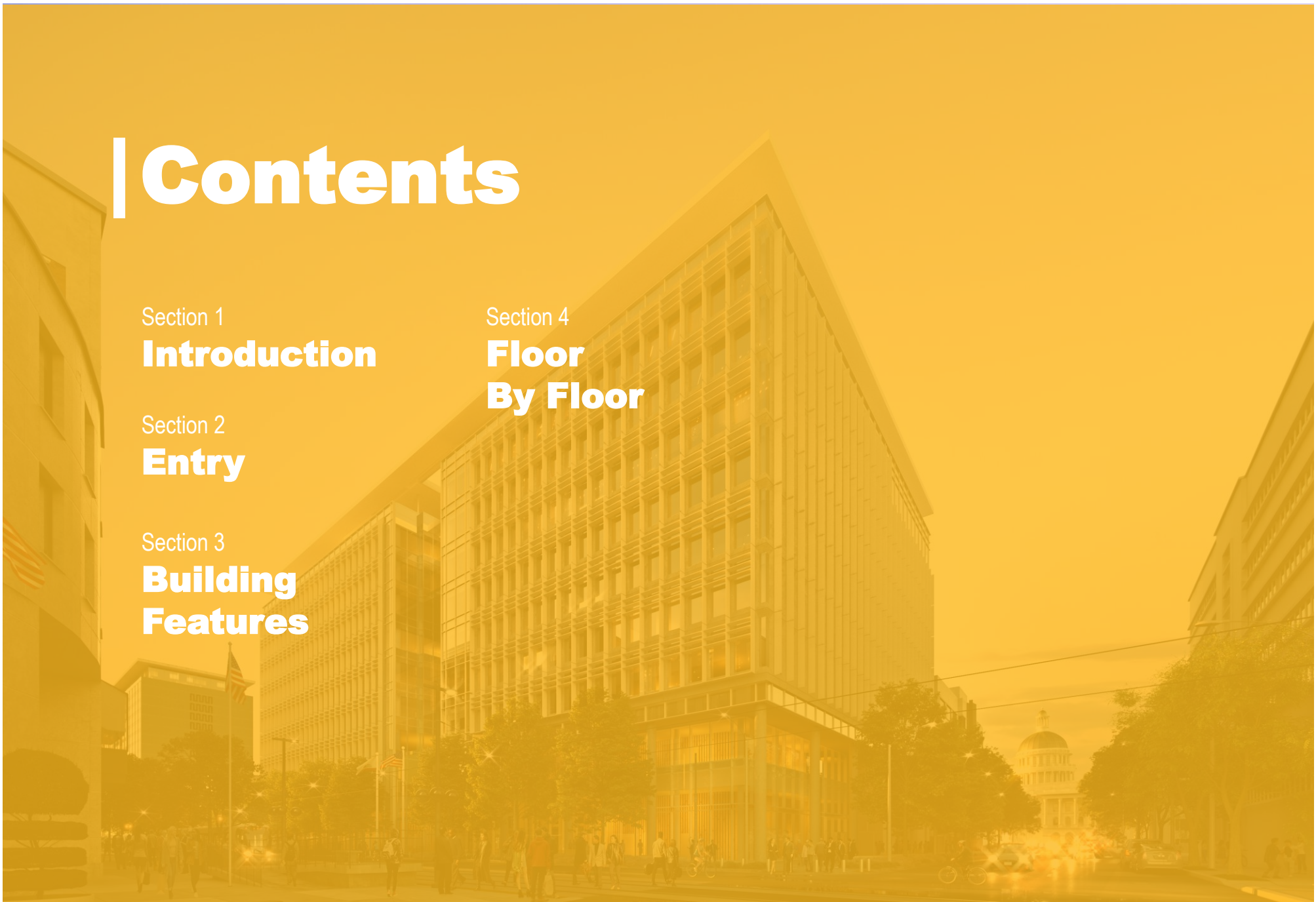
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Section 1

Introduction

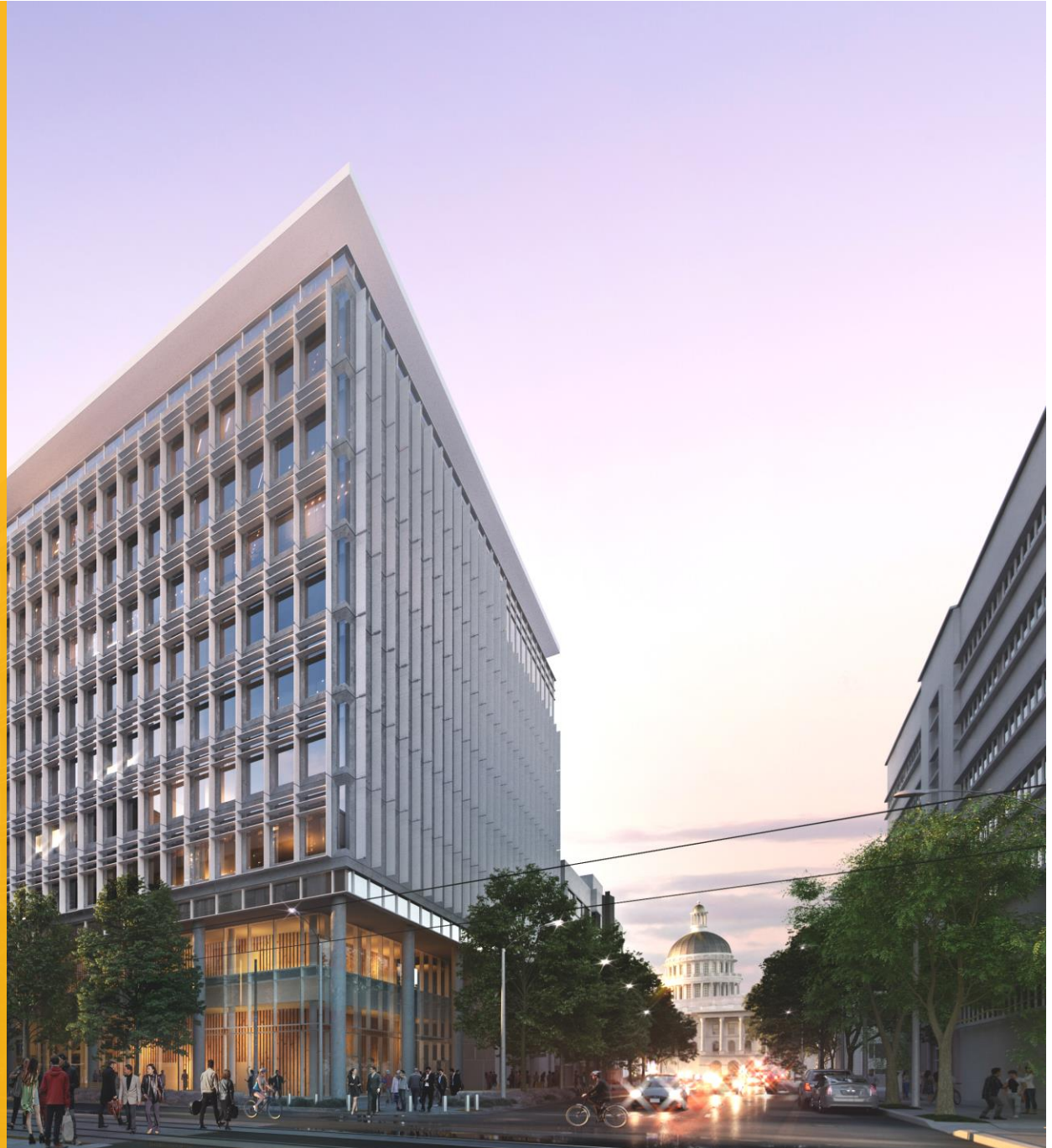
Description

Beginning this fall, the 10th and O Streets building will temporarily house elected officials and staff from the Capitol Annex while the **Annex is being constructed**.

The Building will fulfill **critical office space** infrastructure needs for the State of California, while serving as an inspirational symbol of democracy, sustainability, and efficiency.

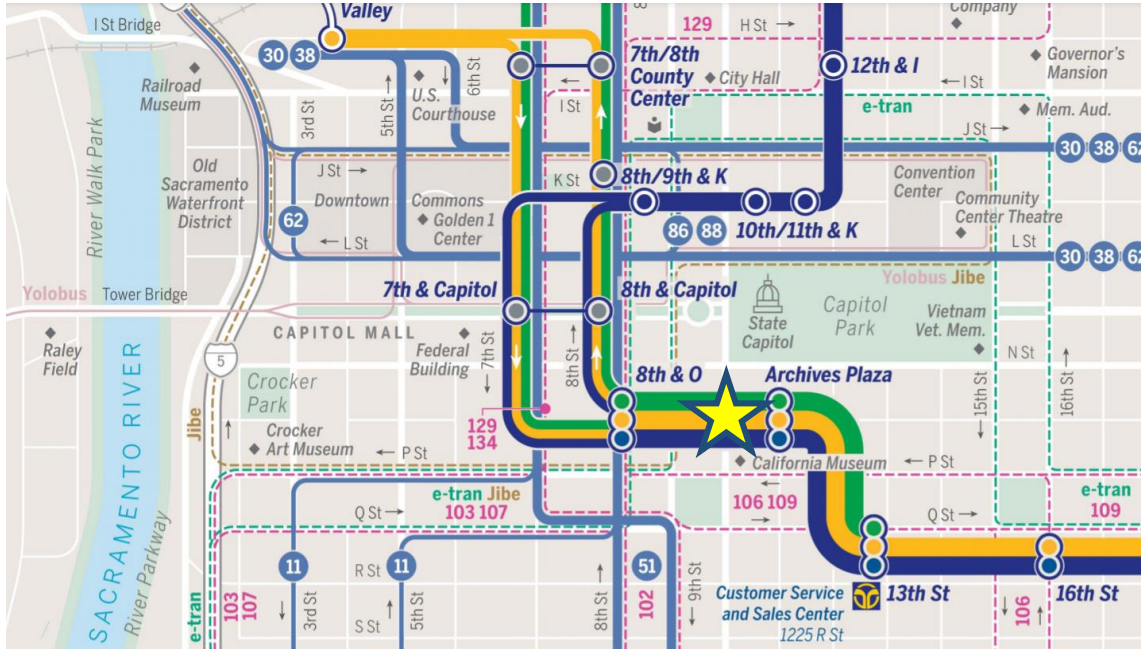
Once the legislative and executive branches return to the new Annex, the 10th & O Streets building will **transform into a multi-use building** that houses state, legislative, and executive branch offices.

The Department of General Services (DGS) designed this building within the downtown height and footprint restrictions. Space is limited.



INTRODUCTION

Location, Entry and Access



2020 SacRT SystemMap_Downtown <http://www.sacrt.com/systemmap/>

Access

The 10th & O Streets building is a **5-minute walk to the Capitol**, and is close to other state buildings. Light rail line and bus lines are nearby and there is street parking and public garages in the immediate area.

SacRT Transit Services

Light Rail

- Blue Line**
Meadowview–Watt/I-80
 - Green Line**
13th–Richards/Township 9
 - Gold Line**
Downtown–Folsom
- Light Rail Station

Bus

- Local bus service**
Standard local service, usually every 30-60 mins
- Peak-only bus service**
Commute-hour service to major employment centers
- SmaRT Ride service area**
On-demand, rideshare service

Other Services

Municipal bus and shuttle services within Sacramento County:

- Elk Grove e-tran**
- Folsom Stage Line**
- Rancho Cordova**
- North Natomas Jibe**

A solid line indicates local service
A dashed line indicates part-time service

Long Distance Trains



Places & Connections

- P** Park & Ride Lot
- Transit Center
- ▲** School
- +** Hospital/Clinic
- ◆** Point of Interest
- 📖** Library





Section 2

Entry

ENTRY

Security Protocols

There is an entrance for the public on O Street.



Like the Capitol, each entrance is secure and will have a **magnetometer** (metal detector).



The alley behind the Legislative Office Building (LOB) will have a secure entrance with a **guard shack** and multiple **security gates** for elected officials who may be parking vehicles in the building.



The building will be accessible to elected officials and staff after hours. Card readers will provide secure entry points.





Section 3

Building Features

BUILDING FEATURES

General and Destination Dispatch Elevators

01
ENTER
DESTINATION



02
RECEIVE
ELEVATOR
ASSIGNMENT



03
PROCEED
TO ASSIGNED
ELEVATOR



8" Touchscreen / Card Reader

Glass Faceplate

Accessibility Button



Size

The building is 472,000 ft² and has 10 Floors

Destination Dispatch Elevators

The building elevators are destination dispatched. When using these elevators, passengers request travel to a particular floor at a **Touchscreen**. They are then immediately directed to the appropriate elevator car. This way, groups of passengers heading to the same floor use the same elevators. The system minimizes the number of stops and significantly lessens car crowding thereby reducing waiting and travel times.

In the rear elevator lobby, and during after-hours, card keys are required to be presented at a TouchPad or Touchscreen, depending on the location.



BUILDING FEATURES

Destination Dispatch Elevators

In-car annunciators are in the elevator, mounted on both sides of the door jambs. The display shows the floors at which the elevator will stop.



BUILDING FEATURES

Sustainability



With the goal of LEED Gold, the building is one of the most sustainable buildings in the country to house elected officials.

The building will feature low **water-use** fixtures, a high-performance **building facade**, materials with **high-recycled content**, **day-lighting** within office suites, **native vegetation** on the surrounding site and terraces, and **LED lighting** throughout.

California has established itself as a national leader in the green building movement. Upon completion, the 10th and O Streets building will be **Zero Net Carbon**.

The 10th and O Streets building will achieve Zero Net Energy through **energy efficiency and off-site power generation** via a historic agreement with the Sacramento Municipal Utility District (SMUD).



BUILDING FEATURES

Wellbeing

The well-being of occupants and visitors was an important consideration during the design process.



Natural light permeates the shared areas and private workspaces.



Views to the outdoors are a feature of the “Heart” of the building on each floor.



Indoor **air quality** is enhanced through ventilation and filtration, and filtered water drinking fountains are located on each floor.



Worksurfaces, filing cabinet tops, and countertops can be easily **disinfected**.



Centrally-located open stairs offer an opportunity for **movement**.



Office **acoustic privacy** is enhanced with “white noise” sound masking, and furniture includes user adjustable **sit/stand desks and ergonomic chairs**.



On the 3rd Floor at the Statehouse Grab and Go, care was taken to specify surfaces and furnishings that are **easily disinfected**.



Most upholsteries are easily **cleanable**.

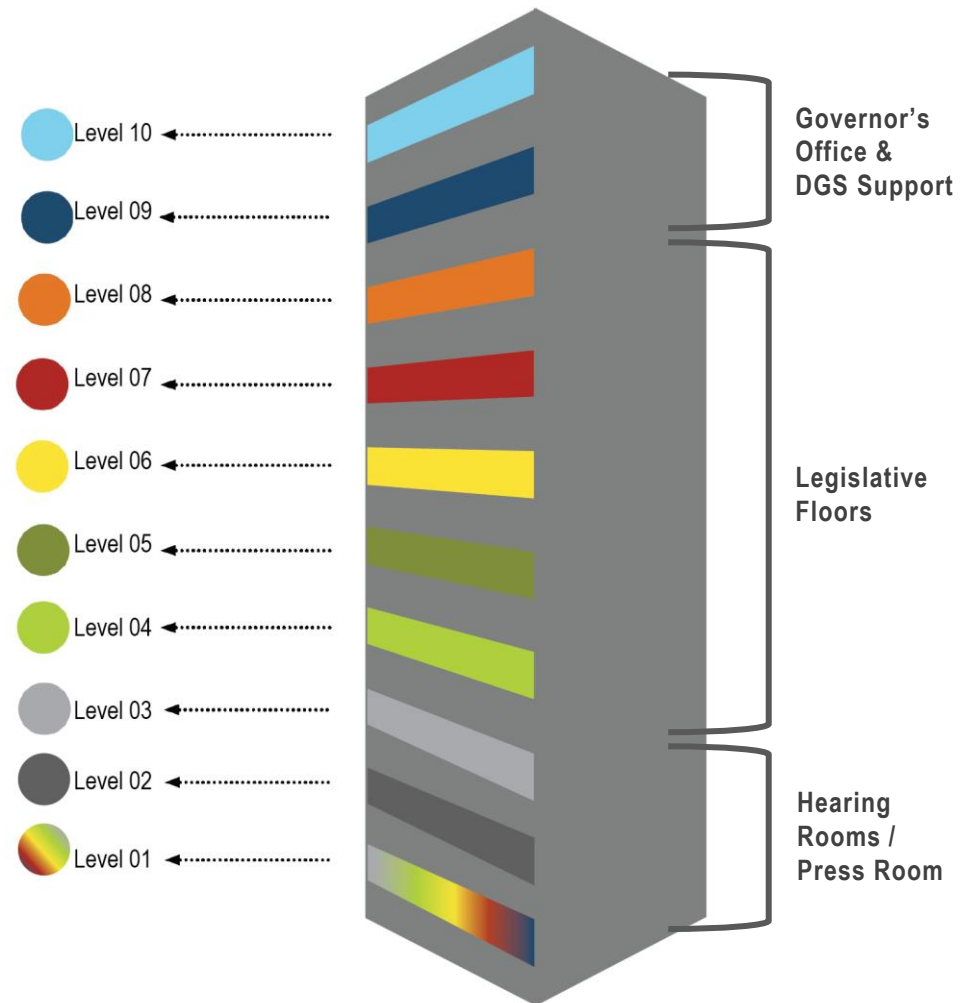


BUILDING FEATURES

Inclusivity

The building is fully compliant with all the requirements of the **Americans with Disabilities Act (ADA) Standards for Accessible Design**.

- Simple and **intuitive travel** throughout the building is supported by accent colors that assist with wayfinding.
- The latest **audio-visual technology and assisted listening devices** enable participation in government proceedings by constituents both inside and outside of the **hearing rooms**.
- Braille** signage exists throughout the building. There is also an **auditory fire-alarm** and a **public address** system.
- Single-user **gender-neutral** restrooms are provided on each floor.
- A **prayer/meditation room** is located on the 5th Floor.
- Lactation rooms** are located on all shared occupant floors.



BUILDING FEATURES

The “Heart”



Located at the center of the building on each floor, the “**Heart**” provides occupants and visitors with naturally lit, double-height, great rooms that serve as a zone for **waiting and social interaction**. Charging stations are integrated into the furniture.

Adjacent to these great rooms are several **clustered, shared, bookable conference rooms**; open, interconnecting stairs link shared spaces across floors and encourage **impromptu meetings** and conversations. On some floors, **roof terraces** provide **views** of the surrounding city of trees and/or State Capitol.





Section 4

Floor by Floor

FLOOR BY FLOOR

First Floor

The 1st Floor public entry brings visitors to the **main lobby**.

The 1st Floor also houses two (2) **large, legislative Hearing Rooms**.

TV monitors are in place in the main lobby for visitors and to view hearings.

There are also **charging stations** integrated into the public lobby furnishings.



FLOOR BY FLOOR

Second Floor

Two (2) additional legislative hearing rooms **and the Governor's Press Room** are located on the 2nd Floor. **TV monitors** are in place in the public lobbies for visitors to view hearings.



FLOOR BY FLOOR

Third Floor

On the 3rd Floor, the **Statehouse grab and go** is located at the “Heart”. It is available for use by **occupants**, as well as **visitors**.





Typical Suite Video

Click Here: [Suite Video.mp4 \(dropbox.com\)](#)

FLOOR BY FLOOR

Floors Four to Eight

The **Senate and Assembly Suites** are located on the 4th through 8th Floors.

Suite sizes will vary. All suites contain a mix of staff offices and workstations as well as reception/waiting areas.



PRIVATE OFFICE



RECEPTION LOUNGE SEATING



RECEPTION LOUNGE SEATING



OPEN OFFICE



RECEPTION DESK



FLOOR BY FLOOR

Floors Four to Eight

Shared Occupant Areas

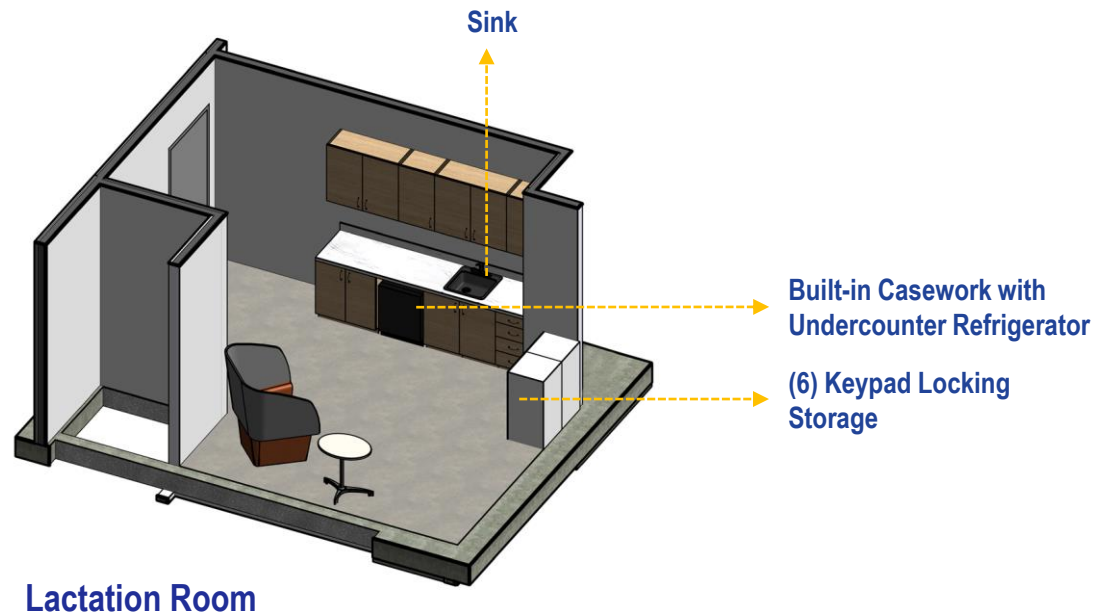
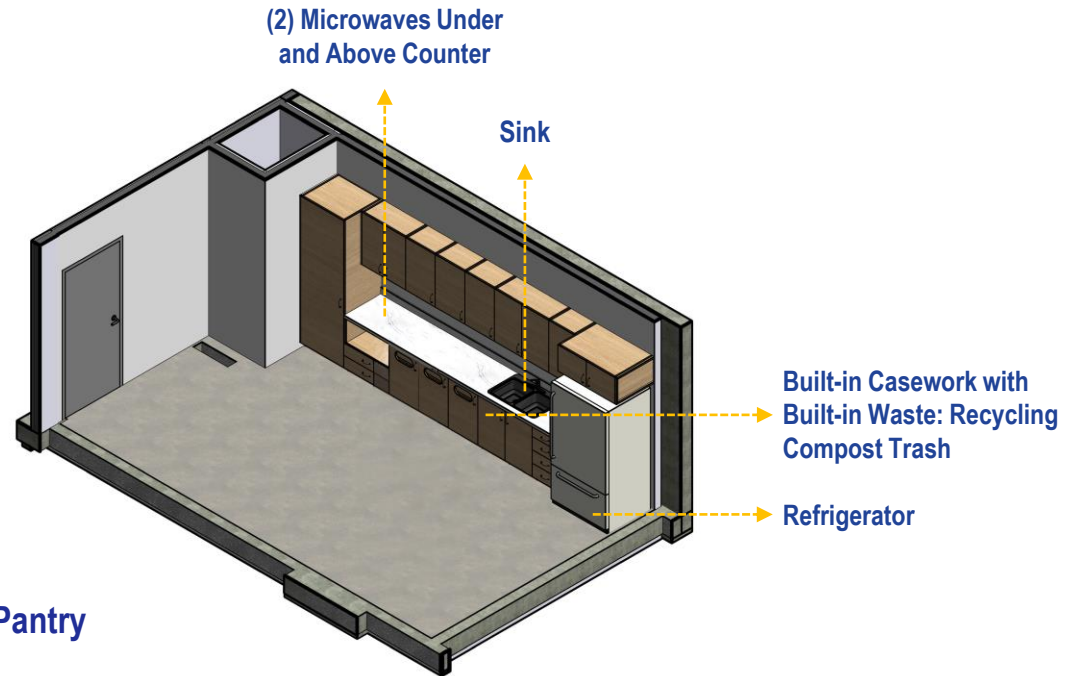
On the 4th through 8th Floors, occupants have access to shared **meeting rooms**, two (2) **copy rooms**, two (2) **pantries/breakrooms** and one (1) **lactation room**.

In addition, there is a **prayer/meditation room** on the 5th Floor.

Each pantry contains a double sink with garbage disposal, in-counter filtered water, full-height refrigerator, two (2) microwaves and built-in counter height waste bins. There is counter space for preparing food and counter-height seating (2-3 in each).

All **lactation rooms** are secure access only; each contains a fridge, sink, and lockers.

Single use **gender-neutral restrooms** are provided on each floor.



FLOOR BY FLOOR

Floors Nine and Ten

The **Governor's Office** is located on the 9th floor. There is also reception seating, a conference room, pantries, a lactation room, and gender-neutral restrooms.





END

<https://annex.assembly.ca.gov/>