



Colliers

INTERIOR DESIGN

NUMBER 3



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Re-engineering the Corporate Ladder

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ISSUE 3 2005

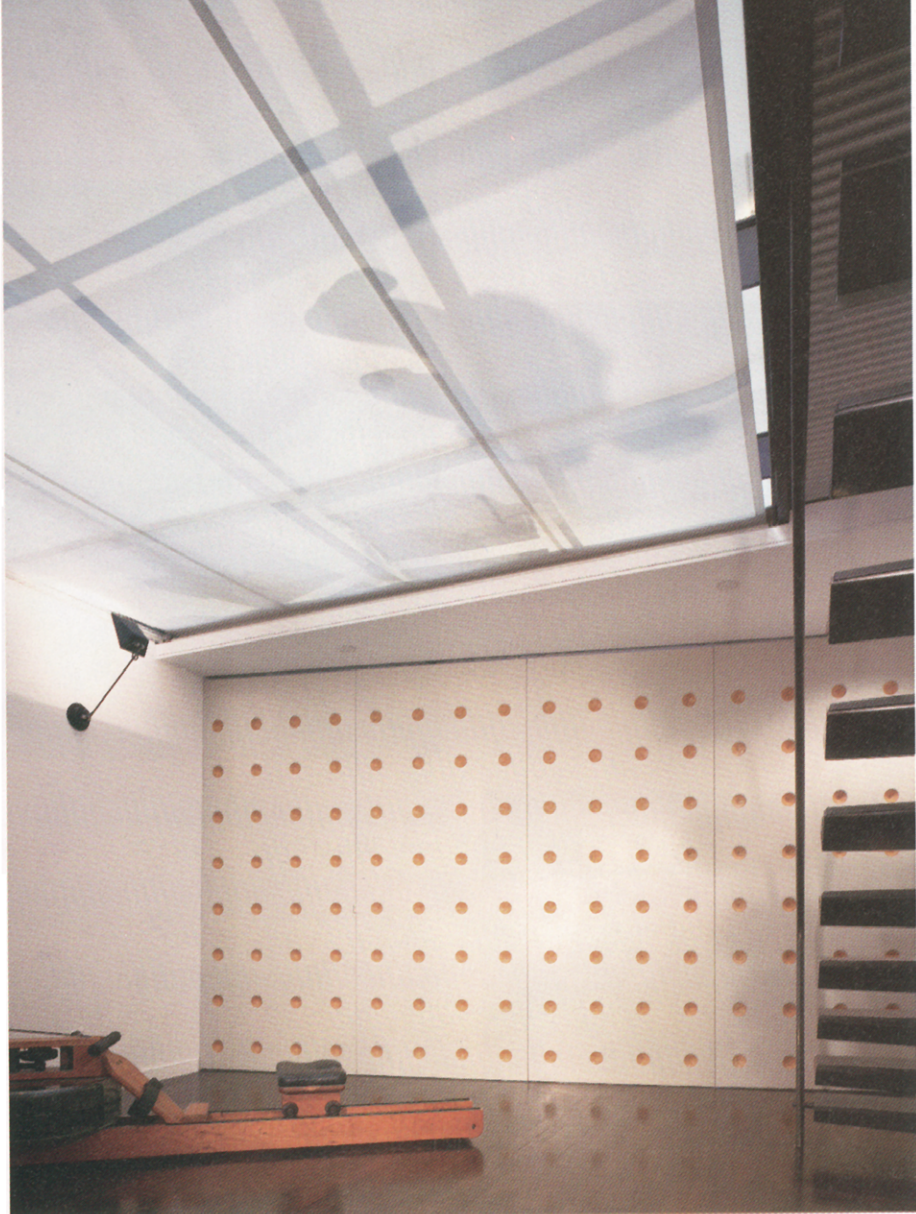
floor houses a living/conference/screening room, along with the kitchen and dining area; and the top floor, completely private, holds a gym and the master bedroom.

With a mandate to maximize the flow of natural light through the rooftop skylight, Marble and Fairbanks designed a riser-free stair system that leaves the narrow light shaft wide open. Cantilevered from a steel tube buried in the party wall, triangular steel stairs with cast-rubber treads appear to float along one edge of the central light shaft. (The cantilevered steps, of course, move slightly when in use.) Thanks to the dramatic but unobtrusive stairs and the one-inch-thick glass floor set in a structural steel frame between the third and fourth stories, the visual connection between floors and functions is cohesive.

The flexibility of the dual-purpose rooms also requires the visual, and sometimes physical, separation of one space from another by way of sliding walls and horizontal shades. The folding, sliding wall on the third floor—which is, in fact, a series of individual, layered-plywood panels with a rubber laminate finish—opens and closes with the pull and push of the hand. A fabric shade, operated at the touch of a button, is mounted horizontally beneath the glass floor to separate the third story from the floors above. The kitchen can be closed off from the dining area with similar fanfare. Even the client's 250-pound projector can be concealed within a drop ceiling in the fourth-floor living room by way of a computer-controlled lift; yet another button lowers a screen across the living room's glass terrace doors. The entire operation is all very *Maison de Verre*, very *machine à habiter*.

The triplex was designed by the firm principals along with project team members David Riebe, Rebecca Carpenter, Jake Nishimura, and Todd Rouhe.

—Abby Bussel



Opposite: The lowest level (third floor) of the residence has a home office and (shown here) a conference room that converts into a guest room via a sliding layered-plywood door.

Above: The perforated sliding door, shown closed, can be used in conjunction with horizontal shades under the glass floor and over the staircase to separate work areas from the upper floors.

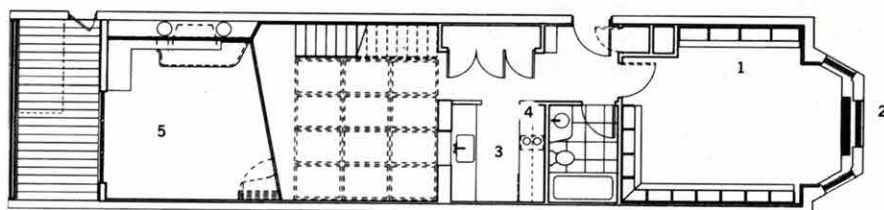


Above: Slate-blue-colored cabinets in the kitchen, located on the fourth floor, are lacquered wood with the grain showing through. The kitchen counter is made of absolute granite, as are the two cantilevered fire-place hearths.

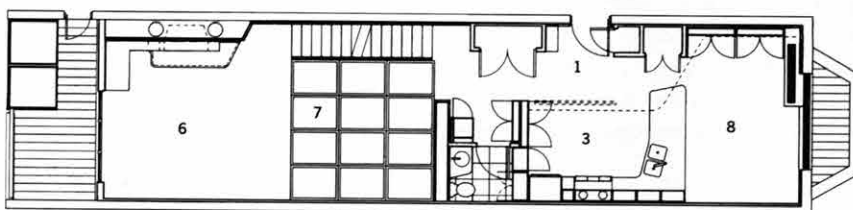
Left: Jalousie windows in the top-floor master bathroom take advantage of the central light well. The stair leads to the rooftop terrace.

Opposite: A strong vertical orientation, clear sight lines, and a consistent palette of materials and finishes establish a sense of continuity between floors.

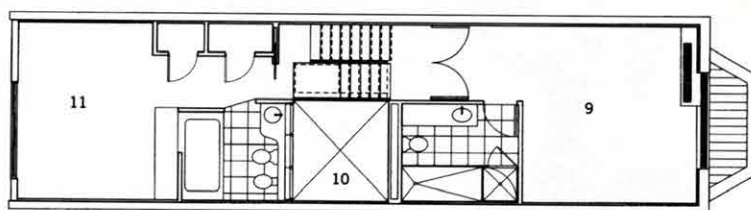
CHAIRS: **HERMAN MILLER**. GLASS FLOOR: **CIRCLE REDMONT**. STEELWORK: **PRODUCT AND DESIGN**. CABINETRY: **WOODPRIDE**. SHADES: **BLINDTEK**. STRUCTURAL ENGINEER: **OFFICE FOR STRUCTURAL DESIGN**. CONTRACTOR: **FOUNDATIONS**.



THIRD FLOOR



FOURTH FLOOR



FIFTH FLOOR

0 10 20 40

- 1 ENTRY
- 2 OFFICE
- 3 KITCHEN
- 4 CONFERENCE
- 5 GUEST ROOM
- 6 LIVING
- 7 GLASS FLOOR
- 8 DINING
- 9 MASTER BEDROOM
- 10 OPEN TO BELOW
- 11 GYM