

# COMMUNITY UPDATE



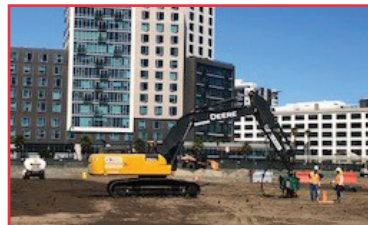
**August/September 2020**

## Hello Neighbors!

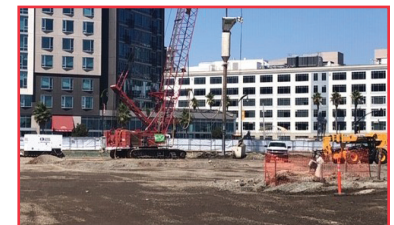
Thank you for your continued support! The Mission Rock team is encouraged by our amazing neighbors and collaborative partners who are helping make the Mission Rock vision a reality. We are pleased to present you with updates.

### Construction Updates

Webcor Builders has installed wick drains and is in the process of finalizing the installation of stone columns. These ground improvements are the preliminary steps taken as we gear towards utilities and the construction of new streets and vertical structures.

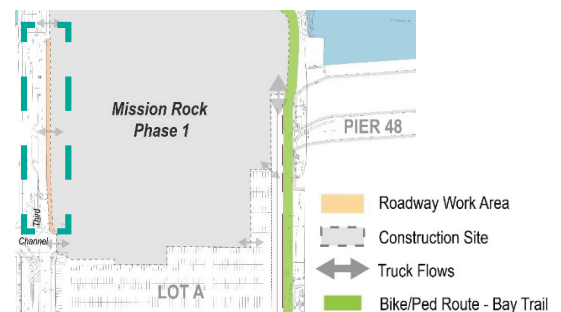
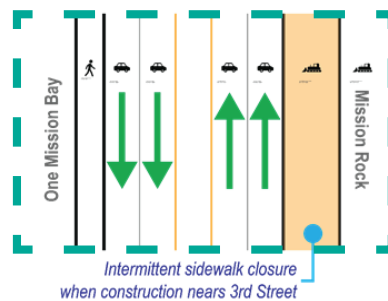


**Wick Drain Installation**



**Installation of Stone Columns**

Ground densification continues along Third Street and at times involves using an excavator mounted mandrel. Pedestrians may periodically be redirected to the west side of Third Street to ensure additional safety during this work.

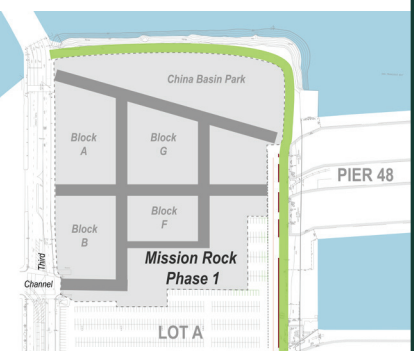


### UPCOMING CONSTRUCTION ACTIVITIES:

**Summer 2020**      **Ground Densification**  
Wick drain and stone column installation  
Temporary power  
Dewatering test program

**Fall 2020**      **Infrastructure Improvements**  
Grading and utilities  
Start of construction of new streets

**Fall/Winter 2020**      **Vertical Construction Begins**  
Construction of Phase 1 Buildings:  
Residential: Buildings A & F  
Offices: Buildings B & G  
\*Steel piles, concrete foundations & vertical structure  
Building enclosure and building interiors



The Mission Rock team continues to work closely with neighbors and stakeholders during on-site activities. Please contact the team if you have questions or observations.

Email: [info@missionrock.com](mailto:info@missionrock.com)  
Neighborhood Construction Hotline: (415) 972-1744  
Construction Website: [www.buildmissionrock.com](http://www.buildmissionrock.com)

\*See next page for more information

## Vertical Construction

Mission Rock includes pile-supported foundations to help ensure among other things that buildings withstand forces such as wind and earthquakes. Pile driving is estimated to begin as early as the second half of October or sometime November. A construction notice will be sent to neighbors once dates are finalized. Pile driving would occur weekdays between approximately 8 a.m. and 5 p.m. excluding holidays. Alternative cases are considered under extraordinary circumstances.

### Why use piles?

Before the end of the nineteenth century, the areas of Mission Rock and Mission Bay were part of the larger San Francisco Bay. Around the turn of the century, this portion of land was backfilled with soil to create the land we currently see today. Initially used for rail transport, the land use plan changed over the years and today exhibits a wide range of mixed uses. The natural stratigraphy of the area along with the backfill makes the ground susceptible to settlement and earthquakes, which can impact building structures and in some cases streets and sidewalks. Modern day design has met these challenges with the use of robust building foundations, including pile-supported buildings, to provide safe and reliable structures.

At Mission Rock each pile will be made up of three to four segments, approximately 80' in length. The first two segments are planned to be installed with a vibratory rig which among many advantages helps to reduce noise impacts. Splices between segments are welded once the initial segment is far enough into the ground. The remaining segments will be installed with a diesel impact hammer. A noise and vibration consultant works closely with the project team to identify methods to mitigate, monitor, and manage sound and vibration.

### Mission Rock and Mission Bay from 1859 to Today



**Pile Driving**



**Noise Mitigation Method – Shroud on Rig Hammer**

## Intern Corner

This past summer, Mission Rock Partners and general contractors Hathaway Dinwiddie/ Nibbi, Swinerton and Webcor, partnered with the Construction Industry Workforce Initiative (CIWI) internship program. CIWI is an initiative that is committed to expanding opportunities and enhancing the diversity of the construction industry workforce by providing career development opportunities for students with an interest in construction, real estate development, architecture and engineering, civic engagement and urban design. Thank you Sandra, Jorge, Katrina and Daunte for all of your contributions and best of luck with this school year!



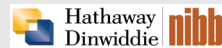
Sandra



“My name is Sandra and I am a sophomore at San Francisco State University. My major is currently undeclared, but I am interested in biology and construction, and specifically civil engineering and architecture. Not only did CIWI and Mission Rock strengthen my skills in Microsoft Excel and Word projects, but this experience also strengthened important life skills such as time-management and communication that I will be using in my college career and beyond. Additionally, this opportunity motivated me to take an introduction course on civil engineering to further explore this career.”



Jorge



“My name is Jorge, and I am a junior at UC Berkeley majoring in Civil and Environmental Engineering. I was born and raised in Lima, Peru and moved to San Francisco five years ago. Each moment at CIWI was invaluable, but the highlight was connecting with the great people behind the construction industry who cheerfully shared with us their wisdom and passion for their work. Now by forming part of the CIWI and Mission Rock family, I am more than convinced that I am interested in working in the construction industry and specifically in the area of green building. All in all, this is just the beginning of my journey!”



Katrina



“My name is Katrina and I am a sophomore attending UC Davis studying Civil Engineering. I am originally from San Francisco, but later moved to Millbrae. The CIWI internship showed me how interesting I find developments such as Mission Rock by giving me a look into the amount of thought and detail put into these projects. I have also expanded on my knowledge of green buildings and was able to obtain my LEED Green Associates credential. Overall, I am grateful for the in-depth look into the construction industry and am eager to obtain my Civil Engineering degree so that I can get started in the industry.”



Daunte



Daunte is a rising junior at Abraham Lincoln High School in San Francisco. Daunte is considering to major in History or Psychology and joined CIWI because it aligned with his interests in construction and management.

### Mission Rock Values Statement and Community Pillars

Mission Rock is a shared dream of what a neighborhood means: welcoming to all, a launchpad for opportunity and innovation, a vision of connectivity, and a place where breathtaking architecture and design inspire unique social experiences. Our Community Pillars state the foundation of our commitments to each other, to the surrounding community, to this new neighborhood we are building together, and to the people who will make Mission Rock their home, their workspace, and their place of recreation.



Building Sustainability



Creating Connections



Fostering Health & Wellbeing



Advancing Economic Vitality