

CASE STUDY

ALEXAN ON 8TH ATLANTA, GEORGIA





Situated in the heart of Atlanta's rapidly growing Midtown neighborhood, Alexan on 8th is a 20-story high-rise apartment building featuring more than 9,000 square feet of retail space.

Boasting skyline views and luxury amenities, including a rooftop park, technology lounge, state-of-the-art fitness center, pet spa and more, Alexan on 8th takes urban living to the next level. Designed by Atlanta-based Rule Joy Trammell + Rubio, LLC, the multifamily facility opened its doors to residents in January 2019.

Architect: Rule Joy Trammell + Rubio, LLC, Atlanta, Georgia
Developer: Trammell Crow Residential, Atlanta, Georgia
General Contractor: Brasfield & Gorrie, Atlanta, Georgia
Contractor/Installer: Glass Systems, Lithonia, Georgia

Photography: © The Apple Group

DESIGN HIGHLIGHTS

Delivering comfort, luxury and first-rate amenities was essential to the developer, Trammell Crow Residential. According to Rule Joy Trammell + Rubio, "Residents and their guests are greeted with the hospitality and charm of a world-class hotel on the ground floor and later provided additional resort-style amenities." Kawneer and Glass Systems in Lithonia, Georgia worked with the architects to deliver a range of custom and standard glazed solutions that increased occupant comfort through accessibility, enhanced natural daylight and thermal performance.





CHALLENGES

- The developer and building team needed to ensure the building met FHA accessibility guidelines.
- The project is located in a dense part of Midtown Atlanta, packed with already established businesses, mixed-use buildings and pedestrian and car traffic, all of which made construction space constrained.
- Architects wanted trusted facade solutions that met their design and performance needs.





SOLUTIONS

- Glass Systems was familiar and experienced with Kawneer's SR2105 Balcony Doors, FG 523 Window Wall and FG 623 Window Wall installation methods and performance, so they recommended the products to the design and construction team.
- The team went to work almost immediately to engineer a custom sill solution, since FHA only allowed for a $\frac{3}{4}$ " maximum ramp height and the SR2105 Balcony Doors typically feature a 2-1/8" sill.
- Kawneer's Visalia manufacturing facility personnel collaborated with Glass Systems to modify the sill of the SR2105 Balcony Doors to meet FHA requirements and ensured the balcony doors would perform up to standards.
- To help address space constraints, the sliding doors were factory fabricated and shipped knocked down and ready for field assembly and glazing. This allowed the boxes to be marked and staged for each location, then delivered ready to assemble and glaze each room.
- Additionally, Kawneer's AA®425 Thermal Entrances delivered high thermal performance, helping keep occupants comfortable and safe.

PRODUCTS USED

- FG 523 Window Wall (custom 5" depth system)
- FG 623 Window Wall (6" depth system)
- SR2105 Balcony Doors (custom)
- 2000T Terrace Doors
- AA®425 Thermal Entrances
- 1600 Wall System®1 Curtain Wall
- 1600 Wall System®3 Curtain Wall
- 350 Medium Stile Doors
- Trifab® VersaGlaze® 450 Framing System