

# COMMUNITY UPDATE



# MISSION ROCK

## March / April 2021

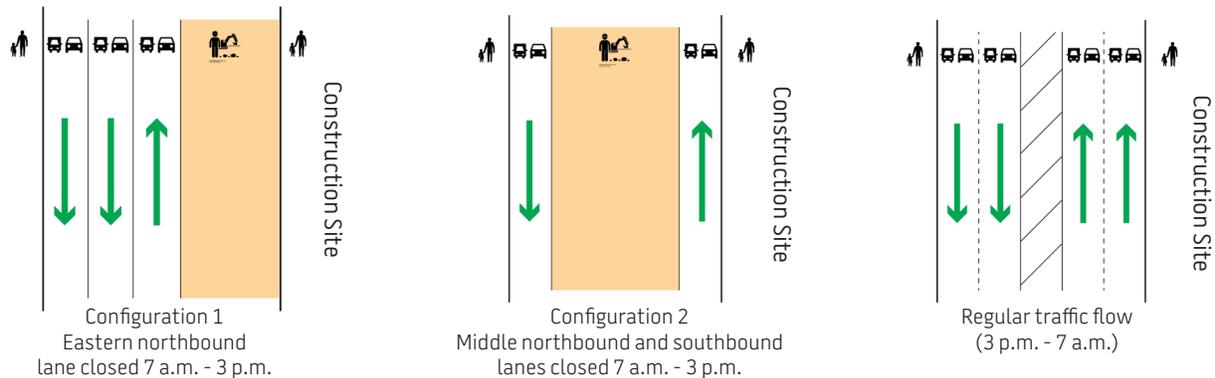
### Hello Neighbors,

Mission Rock is a 12+ year culmination of community input and city planning to transform Lot A into a mixed-use neighborhood. Phase one construction is underway and includes two residential and two office buildings, ground floor retail, and a major five-acre waterfront park on the northern end of the site. We are pleased to present you with project updates.

### Third Street Underground Utility Work

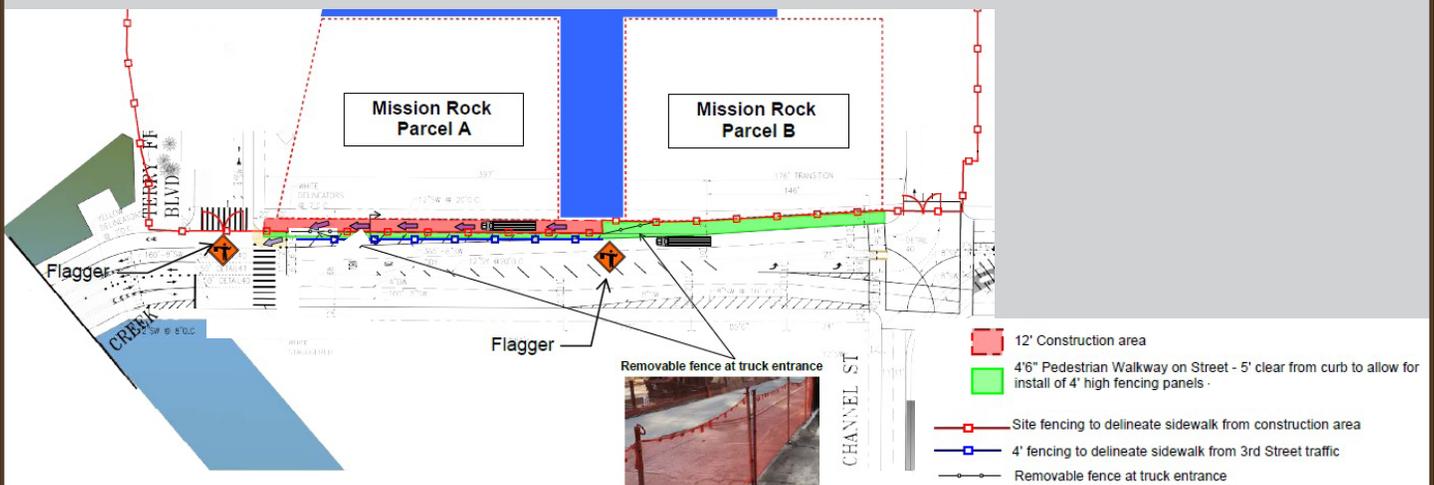
Underground utility work on Third Street between Channel Street and the Third Street bridge is a multiphase scope of work that includes storm drains, sanitary sewer, low pressure water, gas, joint trench, and the Auxiliary Water Supply System (AWSS). AWSS work has concluded and work will advance to storm drains. Work hours are Monday -Friday, 7:00 a.m. to 3:00 p.m. Utility work on Third Street is anticipated to continue through late summer. Street lane configurations on Third Street shift as work progresses. One configuration temporarily closes the eastern northbound traffic lane (closest to the construction site). The other configuration temporarily closes the middle northbound and southbound traffic lanes and the north crosswalk on Channel Street.

### Third Street Utility Work Traffic Flow



### Eastern Sidewalk Modification

Beginning as early as the week of April 19<sup>th</sup>, the fence along Parcel (Block) A will be adjusted to allow truck access on the west side of Parcel (Block) A. The pedestrian walkway will shift west and fencing will separate the walkway from the construction site and Third Street traffic.



## Ductbank Construction at Mission Rock Street and Terry A. Francois Boulevard

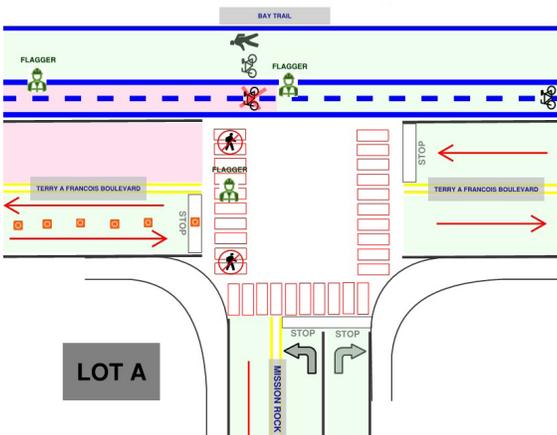
Ductbank construction at Mission Rock St. and Terry A. Francois Blvd. is estimated to occur between April 13<sup>th</sup> to April 30<sup>th</sup>. This multiphase underground infrastructure work brings temporary power to the site. Phase 1 and 2 are estimated to be completed by April 25<sup>th</sup>. Phase 3 is estimated to begin the week of April 26<sup>th</sup>.

### Phase 1 Traffic Flow

#### Phase 1:

- Southernmost pedestrian crosswalk will be closed.
- Western pedestrian crosswalk at the intersection will be detoured west.
- Southernmost lane of Mission Rock St. will be closed.
- A flagger will be at the intersection.

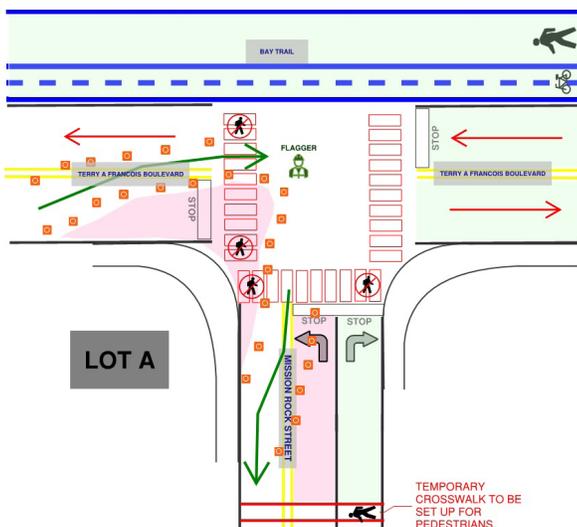
### Phase 2 Traffic Flow



#### Phase 2:

- Northernmost pedestrian crosswalk will be closed.
- North of Mission Rock St. the northbound lane of Terry A. Francois Blvd. will be closed and the southbound lane will operate as a reverse lane.
- The bike portion of the Bay Trail will be closed and the pedestrian lane will be shared with cyclists for one block.
- A flagger will be at the intersection.

### Phase 3 Traffic Flow

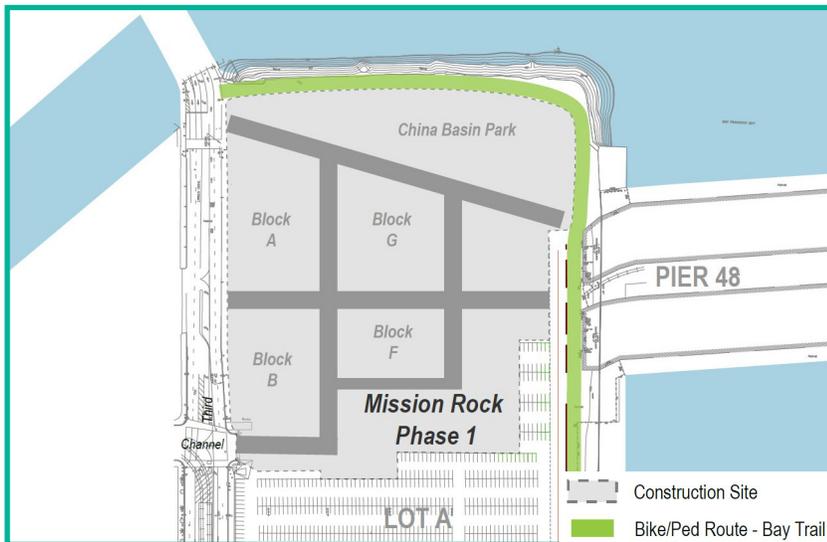


#### Phase 3:

- Northernmost pedestrian crosswalk will be closed.
- Western pedestrian crosswalk at the intersection will be detoured west.
- The middle lane of Mission Rock St. will be closed.
- A flagger will be at the intersection.

## Pile-supported Foundations Construction

Block G pile work has completed. Pile driving at Block A is scheduled to be completed mid-to-late April. Block B is estimated to begin in June. Block F is scheduled to start during the fall or winter. Construction hours are M-F, approx. 8 a.m. to 5 p.m., excluding holidays. The schedule can change based on unforeseen circumstances or certain weather conditions and weekend work will be noticed in advance.



Piles are driven to or near bedrock to create the strongest foundation. Each pile is made up of three to four segments. The bottom segment is first installed with a vibratory rig, which among many advantages helps to reduce sound impacts. The remaining segments are installed with a diesel impact hammer.

## Site-wide

### Installation of Utility Crossings

The installation of the deep utility crossings for the District Energy System, sanitary sewer and storm drain continues.

### Lightweight Cellular Concrete (LCC) Pours

The weeknight lightweight cellular concrete pours have concluded. LCC pours continue on-site at the roadways during regular construction hours.

### Off-Hauling

Off-hauling occurs as the construction team excavates on-site roadways and at each building prior to the concrete foundation work. Excavation work occurs periodically over the duration of the construction period and at various locations of the construction site. There are two entry and exit points located at Terry A. Francois Boulevard and at Third Street. Water trucks are deployed to limit dust and street sweepers are used to clean roadways.



For more construction schedule details, visit [www.buildmissionrock.com](http://www.buildmissionrock.com).



**Local Business Enterprise (LBE) Ground Control working on the excavation at Block G**



**Part of the District Energy System crossings installed and surrounded by lightweight cellular concrete**

General construction can occur during the hours of 7 a.m. to 8 p.m., seven days a week, including holidays.

Pile driving will occur on weekdays between approximately 8 a.m. and 5 p.m., excluding holidays. Scheduling exceptions may be considered in case of major weather events or other extraordinary circumstances that prevent pile driving from proceeding.

The Mission Rock team continues to work closely with noise and vibration consultants, 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)**

### **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**

**Stay safe and healthy,  
The Mission Rock team**