



TRENDS IN AMENITY SPACES

USING OPENING GLASS WALLS



NanaWall[®]
Boundaries **Unbound**[®]

AMENITY TRENDS IN MULTIFAMILY LIVING



Amenities in Multifamily Living

Opening glass wall systems in multifamily buildings can significantly improve ROI and attract renters and homeowners. Today's new wave of occupants demand more than just affordability, but also a sense of security that ensures health and wellness.



1331 Maryland, Washington D.C.
Architect: Robert A. M. Stern Architects



Sitka Apartments, Seattle WA
Architect: Runberg Architecture Group

Flexible Glass Wall Systems Optimize ROI

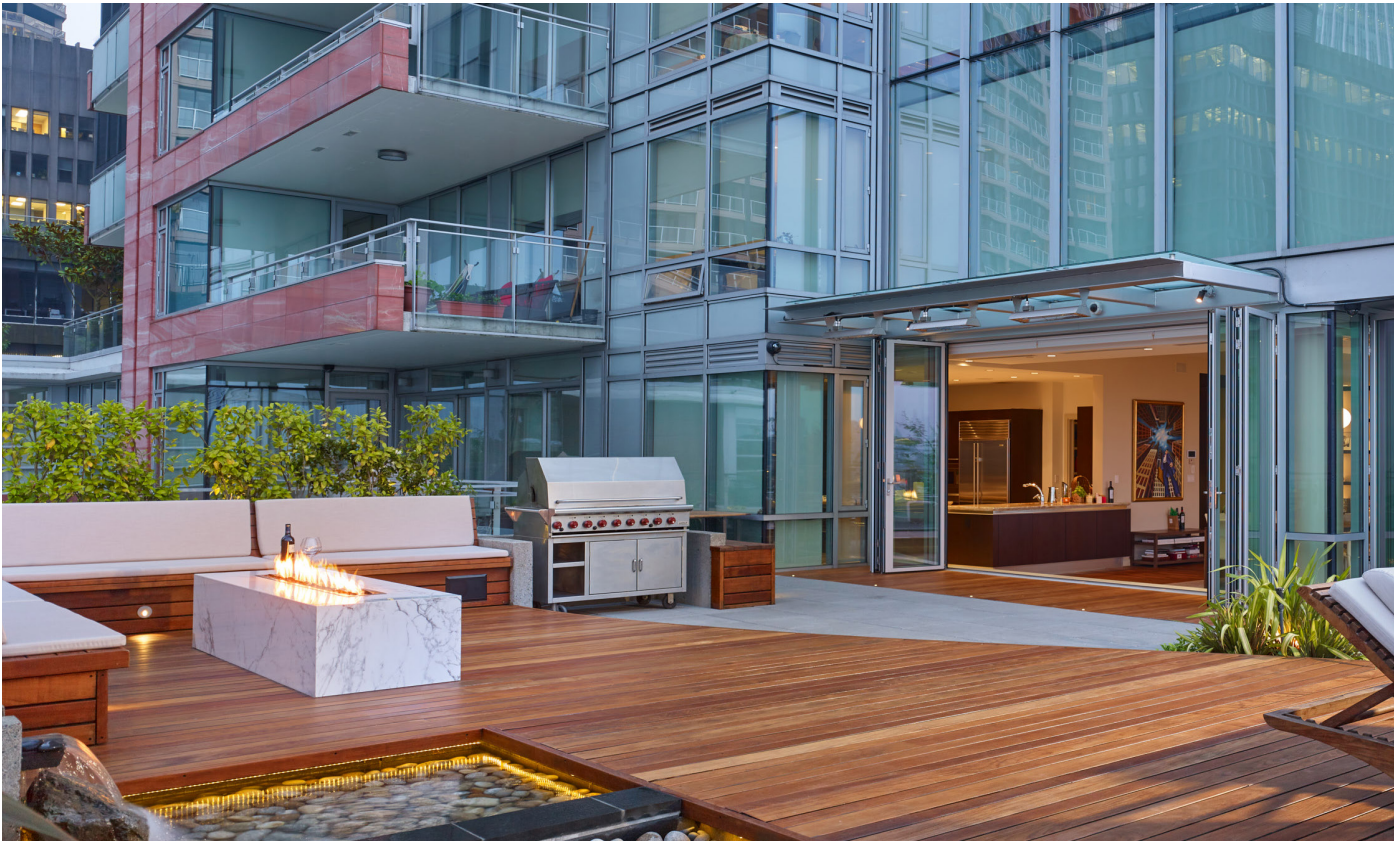
Flexible glass walls in post-covid design offer a long-lasting, easily operable solution that enables indoor/outdoor lifestyles with bright and airy interiors and easily accessible outdoor living spaces. These systems increase the value of investments by differentiating properties from others on the market and by ensuring the comfort of residents.

Embracing the Natural Elements

Compact housing often features minimal windows that obstruct natural light from infiltrating interiors—not to mention the lack of fresh air ventilation. Flexible glass walls invite the health and wellness benefits of natural elements. These operable systems can be fully or partially opened to allow fresh air ventilation, a key element in preventing the harboring of illnesses according to the CDC and Health Canada, giving residents full control of their environment.



AMENITY TRENDS IN **MULTIFAMILY LIVING**



One Harbour Green, Vancouver B.C.
Developer: Aspac Developments



Coronado Community Center, Coronado CA
Architect: Mora Architects



Safe Amenities Areas Promote Healthy Lifestyles

The evolution of amenities in multifamily complexes has moved past community pools and gyms. Potential residents seek amenities that meet new standards of living rooted in health and wellness. As residents spend more time at home, easily accessible amenities like laundry rooms, fitness centers, and even multifunctional outdoor living spaces can influence a customer's decision to buy or rent.

AMENITY TRENDS IN **MULTIFAMILY LIVING**

Maintain Health and Wellness in Amenities Floors

Amenities areas are where lodgers go to relax and socialize and as health and wellness is prioritized, incorporating the outdoors is paramount. Flexible glass walls in amenities areas, allow guests to enjoy recreation safely and comfortably in a post-pandemic world, facilitating indoor/outdoor spaces while augmenting the benefits of natural elements—not to mention the views.



▲
Encore Urban Living, Cincinnati OH
Architect: Neyer Architects



One King West Hotel & Residence Toronto
Architect: Darling and Pearson Stanford Downey



Honua Kai, Maui HI
Architect: Intrawest Vancouver



AMENITY TRENDS IN OFFICE ENVIRONMENTS

Amenities in Office Buildings— Designed to Gain and Retain Occupancy

Gone are the days of executive offices and solid walls...in with the collaborative working style with employees no longer being tethered to a desk. With these evolved workplace requirements, building owner's have had to rethink what is offered to tenants. Enter the amenities floor, a space reminiscent of what the hospitality industry offers its elite guests, the "club level". The buildings with the best amenities are typically leasing faster and getting higher rents.





123 N WACKER, CHICAGO

The property owners at 123 N Wacker wanted to create a space “to cater to the needs of today’s office tenants seeking unique workplace experiences for their employees” says Wright Heerema. Located on the 30th floor, the space features wood paneled walls, stone accents, fireplaces, a coffee bar and is infused with warm and rich colors and textures. The most spectacular focal point is the skyline view out of the walls of opening glass.

- Tenants relax and enjoy “open air” views with floor to ceiling glass walls.
- Meant to be a four-season room, the architects designed three folding glass wall systems that are each 10-feet tall and over 26-feet wide to fill the east facing side of the building.
- When the glass walls are open, tenants step right up to a glass railing effectively blurring the boundary between the building’s edge and the view beyond.

AMENITY TRENDS IN OFFICE ENVIRONMENTS

200 WEST JACKSON, CHICAGO

At 200 West Jackson, the owners sought to provide the amenities that appealed to tenants who would be attracted to a space that fosters employee engagement. With the design concept from Wright Heerema Architects, the building now boasts The Notch on the 28th floor.

- This floor is made up of an interior lounge and an outdoor terrace which is all about the view.
- Situated at the corner of the 28th floor, the architects created a terrace lounge with floor to ceiling windows that gives the tenants air, light, and a refreshing outdoor getaway.
- Folding glass windows open the space to the outside on two sides, providing panoramic views of downtown. In colder months, the space transforms into a breathtaking winter garden.





SUMMARY

To stand out from the crowd, these office buildings are successfully utilizing biophilic design principles influenced by the achievements found in the hospitality segment. These amenities floors foster connections between people and their environment, enhancing feelings of wellbeing and a sense of meaningful community.

AMENITY TRENDS IN HOTEL DESIGN



Post-Covid Design Solutions for Hotels

Creating welcoming, well-ventilated indoor spaces that ease occupant health and wellness concerns does not require costly renovations or adjustments. Aside from facilitating fresh air ventilation, opening glass walls in hotel buildings promote social distancing, maximize views, and boost ROI in multipurpose event areas.





Hyatt Regency Pier 66, Fort Lauderdale FL
Architect: Design Continuum

Create Bright and Airy Breakfast Areas

With flexible glass door systems indoor/outdoor breakfast areas can be optimized to host higher capacities, while allowing tables to be comfortably spaced out. The visibility offered by transparent glass panels, enhances the overall getaway experience by highlighting unique tropical landscapes, or whatever the hotel's location may be.

Boost Event Space with Post-Covid Design

Hotels with multipurpose floors dedicated to hosting private events highly benefit from flexible commercial glass walls. With interior glass wall dividers, these dedicated spaces can be separated to accommodate multiple events at once, successfully facilitating accessible space for a greater ROI.



AMENITY TRENDS IN HOTEL DESIGN



Promote Safe Environments with Wide Openings

Flexible glass door systems enable wide openings that support social distancing efforts and healthy interiors. Instead of adopting a one-way traffic strategy that often leads to lines and impatient patrons, wide retractable openings facilitate a more efficient two-way traffic flow while maintaining safe and comfortable passage.

Improve Experience in Spas and Fitness Areas

Flexible glass walls present an easily operable solution to extend the available space and allow social distancing when needed. These retractable systems support healthy interiors by offering natural cross-ventilation rather than relying on HVAC systems that recycle the same air throughout the day.





Castell Lounge, New York City
Architect: BHDM Design

Reimagine Rooftops as Additional Amenities Space

Commercial glass door systems facilitate multiuse rooftop areas through space maximization. These retractable glass systems optimize natural elements for the ultimate indoor/outdoor entertainment space.



COMMERCIAL MARKETPLACE TESTED



NanaWall opening glass walls stand up to the daily commercial grind, as well as the challenges of wind, water, extreme temperatures, forced entry, impact, and structural load.

- Independent testing results are available for air, water, forced entry and impact, thermal performance, operation, and structural load.
- STC ratings for sound attenuation are available for select systems.
- Swing panels are tested for 500,000 cycles and meet industry operational standards (AAMA920) for select systems.





Casino Arizona, Scottsdale AZ
Architect: FFKR Architects



JW Marriott Nashville
Architect: Arquitectonica

PERFORMANCE MATTERS



- **Energy Efficient:** When the NanaWall system is closed, the energy efficient design keeps the cold on the outside while maintaining warmth inside—even right up against the glass and frames.
- **Seals Out Wind and Rain:** Specialized seals and panel design provides superior humidity and moisture control while our sill designs resist wind-driven water from entering.
- **Extreme Weather Resistance:** When closed, our glass walls form a refuge against extreme weather maintaining comfort and security.



▲
Kost Restaurant, Bisha Hotel Toronto
Architect: Studio Munge



- **Highly Secure:** Secure tamper-resistant locks engage with the turn of a handle creating a secure multipoint connection.
 - **Open and Close with Ease:** Opening and closing a NanaWall system is easy. One-handed operation quickly opens the panels as the rollers smoothly guide the panels to their open or closed position.
 - **Quality Craftsmanship:** Every American-made and German engineered NanaWall system is backed by rigorous performance testing and high-grade materials.
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AMENITY SPACES

USING OPENING GLASS WALLS



Shore Hotel, Santa Monica CA
Architect: Gensler

THE ONE AND ONLY NANAWALL

NanaWall has reinvented the category of opening glass wall systems. Throughout our 30-plus-year history, we have earned the trust of architects, builders, design professionals and homeowners. As a solutions provider, we reimagine the ways in which buildings, people and the elements interact.

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