

*As seen in...*

# **REAL ESTATE WEEKLY**

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## *ACC completes built-out for perfume laboratory*

ACC Construction, the New York-based WBE construction management and general contracting firm, has completed a reconfiguration on the 28th floor at 555 Madison Avenue.

The tenant, Mane USA, is a French fragrance company whose primary offices are in Paris.

The New York location is more than just office space; it is also a working laboratory where new scents are mixed and created. Senior management of Mane's U.S. clientele is invited to visit the lab at various stages to guide the development process.

Mane USA retained Jack Michaelson, principal architect of DC-2 Design Con-

sortium, who had designed the office five years ago. He was asked to reconfigure the existing space to include more laboratory area.

Following Michaelson's plan, ACC combined two interior conference rooms to create a sleek, modern laboratory.

The space features an eye-catching Teknion office front system with frosted glass panels and sliding barn doors, as well as white millwork with brushed satin accents. Glass shelving is used throughout the lab for both maximum visibility and ease of use. In designing the program, Michaelson used every inch of space to facilitate workflow for the perfumers.

Michaelson's 2011 concept was a refinement of his previ-

ous design of the space in 2005. He was able to go back to his client, several years post-occupancy, specifically interviewing the most senior technician, to see how an improved redesign could best meet their needs. He reviewed many specifics with them down to the smallest details.

All of the bottles, drawers and shelves were carefully measured to make sure each space was utilized to its full capacity. The cabinets now have glass interiors so that the technicians can read the labels without pulling out the containers.

As technicians and buyers are constantly blending and smelling new combinations

of fragrances, a mandate for the project was to install new air flow equipment that purifies and recirculates the air and ensures that it is odorless.

ACC added a sophisticated exhaust system, custom-designed by Jack Green Associates. Green customized the system, giving the Mane USA technicians more control of the airflow.

Michaelson praised the work of ACC Construction. "Joy Van Axen Souto, the project manager, was a pleasure to work with, as was the rest of ACC's team," he said.

"It makes everything easier to have a team that is highly professional and responsible on the site. I am very pleased with the outcome."