


Allsteel

PROGRAM ANALYSIS

FIU INTERIOR ARCHITECTURE SPRING 2022

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# ALLSTEEL ANALYSIS



At Allsteel, furnishings and architectural products are designed for a **wide range of environments**. Allsteel is all about "**connection**, learning, shaping an **experience**, and enabling companies and employees to become the **best versions of themselves**."

Allsteel started its **steel office desk line in 1947**, which featured special designs with **interchangeable** parts. This **adaptability** became well known and served as their signature product even today.

After years of **collaborating** with other furnishing companies Allsteel is now one of the lead workplaces furnishing companies as a subdivision of HNI- One of the **leaders** in furnishing manufacturers internationally. HNI has been around for over 75 years and believes in working **sustainably, honestly, and with integrity** in order to be successful.

## FOUNDED:

In 1912 as "Allsteelequip Company" with a focus on steel lockers


## BRANDS: FRITZ HANSEN Gunlocke®

**normann CORRAL zilenziO**  
COPENHAGEN

## CERTIFICATIONS:



# DESIGN PRINCIPLES



*"Every day, we bring out the best in places and people, because the potential of both are undeniably intertwined. By doing this, we don't just help employees work. We help you work inspired."*

Our **Goal** is to study the way Allsteel designs their furniture and **reflect** those **same core principles** onto the design of their own workplace. They emphasize working though **inspiration** and **celebrating diversity** as our environment is **everchanging**. We **strive** to incorporate these values along with the importance of connection, liveliness, and adaptability through their workplace.

COMFORT

INSPIRATION

ADAPTABILITY

CONNECTION

LIVELINESS

# SPACE DESCRIPTIONS

## Lobby/Reception (350 sq. ft)

Serves as an entrance point for customers and workers. Space where one can sit or stand until guided toward the direction of their intended space. Activities in this area include greeting guests, answering calls, and providing directions and information as needed. Space should be located at the main entrance point adjacent to elevators/stairs, the showroom and customer relations. Needs open space with bright lighting and clear circulation path.

**Capacity:** 10

**FF&E:** Reception Desk, Lounge Seating, (4), 1 Work Chair, Product Display (mobile)

## Marketing (550 sq. ft)

This department serves as a creative outlet for all social media and publishing content. This space is meant to inspire work and promote collaboration for brainstorming new ideas. This space should provide noise acoustics around their external space to prevent their noise from distracting other nearby departments. The marketing department is adjacent to the sales team on the first floor and in sight of the showroom.

**Capacity:** 8

**FF&E:** 8 Workstations/Desk, 8 work chairs, 8 Computers, 8 Phones. 1 interactive screen, 1 private office

## Sales (600 sq. ft)

The Sales department handles product being purchased, distributed, and handled properly to the directly off the showroom floor. This department is well rounded and needs a variety of workspace styles to properly handle all of their tasks. This department should include private phone booths for private sales call while also incorporating huddle rooms for workers to discuss sales information among each other without customers hearing.

**Capacity:** 9

**FF&E:** 2 Private workstations, 6 desks, 6 work chairs, 6 computers, 6 phones

## Cafe (810 sq. ft)

The café is a place where employees can go get something to drink or eat and recharge while at work. It is also a place where spontaneous collaboration can happen. This space needs to be easily accessible and central for people to gather. There should be nearby collab spaces or overlapping within the cafe for workers to extend their job outside of their typical desk.

**Capacity:** 20

**FF&E:** Booth Seating, 4 Tables, 4 Bar top tables, 8 Barstools, 4 Swing/hanging chairs, Refrigerator, Coffee station, pastry display.



## Customer Relations (300 sq. ft)

Space for customers to go for questions or issues about products or service. Serves as a customer service department for the showroom. This helps guide customers to the department they need. Should be placed at the entrance adjacent to the lobby and reception.

**Capacity:** 6

**FF&E:** one workstation with privacy on one end, one work chair, two lounge chairs, one computer, one phone

# SPACE DESCRIPTIONS



## Wellness (500 sq. ft)

The wellness areas include the "relief" space, the lounge area surrounding it, and the café (previously mentioned). The relief space is a place where employees can reset their minds and bodies throughout the workday to stay engaged. This area resembles a spa and includes yoga mats and individual capsules for naps + internal cleansing with Himalian salt therapy. New solutions to mental health keep workers motivated to return. This space is adjacent to HR and has access to natural sunlight.

**Capacity:** 10

**FF&E:** 2 Sleeping pods(stacked), 2 standing up therapy pods, Yoga mats, 3 Massage Chairs, lounge seating

## Information Technology (150 sq. ft)

Department in charge of computer network systems and all technological elements within the company. Their main purpose is to ensure all technological systems are working smoothly. This department requires privacy for concentration. Area of high focus work on a computer, requires visual and acoustical privacy. Adjacent to support and executive office

**Capacity:** 2

**FF&E:** 1 Workstation, 2 work chairs, technical equipment storage space, extra supply parts storage.

## Support ( 350 sq. ft)

Department responsible for the functional background of the workplace. This space includes the print and copy area as well as supplies used for all workers. This space also functions as a storage for nesting tables and extra showroom furniture. This department is on the second floor adjacent to the Information Technology department and Executive suite while also being secondary to collaboration spaces for workers to access easily.

**Capacity:** 20

**FF&E:** Print room, mail space, interactive board, 1 workstation, 6 work desks, 6 chairs

## Accounting (600 sq. ft)

Department that is responsible for all financial activity within the company. They handle cash from showroom sales as well, so this department needs to be private and include a safe room. This department also has interaction with executives so there needs to be workstations to accommodate meetings with visual privacy still included. Adjacent to operations on the second floor.

**Capacity:** 8

**FF&E:** Safe Room, Private office, 4 filing cabinets, 5 desks, 5 work chairs, 5 phone/computer system

## Operations (500 sq. ft)

Responsible for managing the process of creation of goods and services. It involves planning, organizing, coordinating, and controlling all the resources needed to produce a company's goods and services. Area of communication and collaboration. Space needs privacy and adequate lighting. Department should be adjacent to Accounting and Executive Suite.

**Capacity:** 10

**FF&E:** 1 Private office, 2 workstations, 10 work chairs, 10 desks, 2 filing cabinets, 8 computer/phone systems

## Executive Suite ( 800 sq. ft)

The executive suite is a place for those higher up in rank in the company to hold meetings and work with other employees. This space should be inviting while also providing a sense of noise privacy. This space is exposed to natural light and adjacent to operations.

**Capacity:** 5

**FF&E:** 5 Private offices, 5 work chairs, 1 workstation, 1 conference desk, 4 filing cabinets, 1 interactive wall

# SPACE DESCRIPTIONS

## Collaboration Spaces (1,200 sq. ft)

Workplaces are evolving today as most have transitioned to the flexible work flow and emphasizing the importance of engagement. Allsteel offers various workplace stations that use interactive walls to create private settings within public spaces. Spaces such as huddle rooms and touchdown spaces are favored my most over traditional cubicle style workplace.

**Capacity:** 20

**FF&E:** 3 Huddle Rooms, 2 Phonebooth spaces, Laboratory Tables Interactive Boards (3), lounge seating, 8 task chairs

## Showroom (1,200 sq. ft)

Retail aspect of the worklace that showcases the most suiting products for the region it is located in. Spread throughout most of the first floor, overlapping with product library and cafe. Sectioned by style and product lines. The showroom needs to have bright lighting as it is in the center of the space. Adjacent to lobby, design department, and the cafe for customers to access all public spaces easily.

**Capacity:** 20

**FF&E:** Product Display, Track lighting, interactive projector, private rooms and workstations throughout

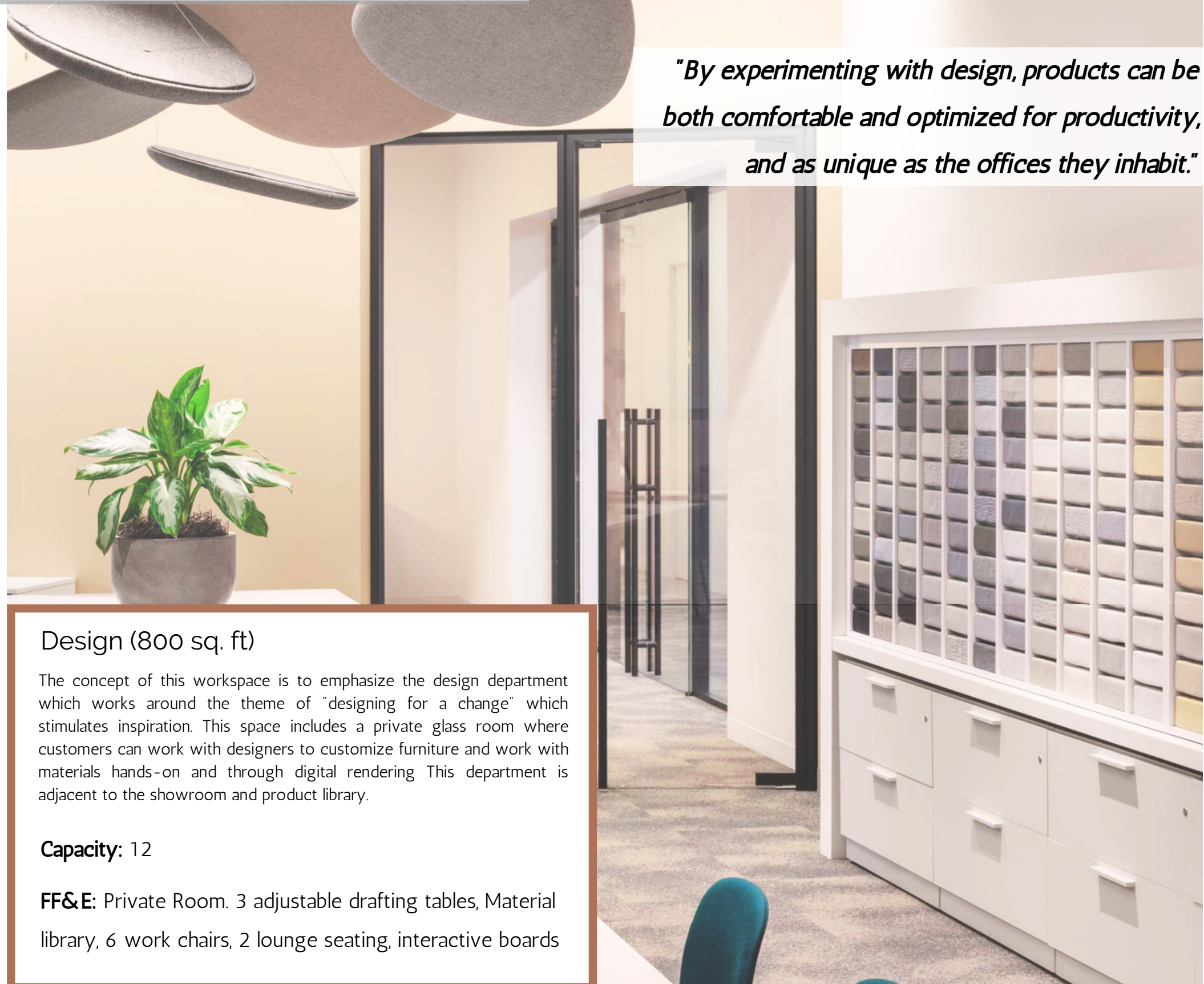
## Design (800 sq. ft)

The concept of this workspace is to emphasize the design department which works around the theme of "designing for a change" which stimulates inspiration. This space includes a private glass room where customers can work with designers to customize furniture and work with materials hands-on and through digital rendering This department is adjacent to the showroom and product library.

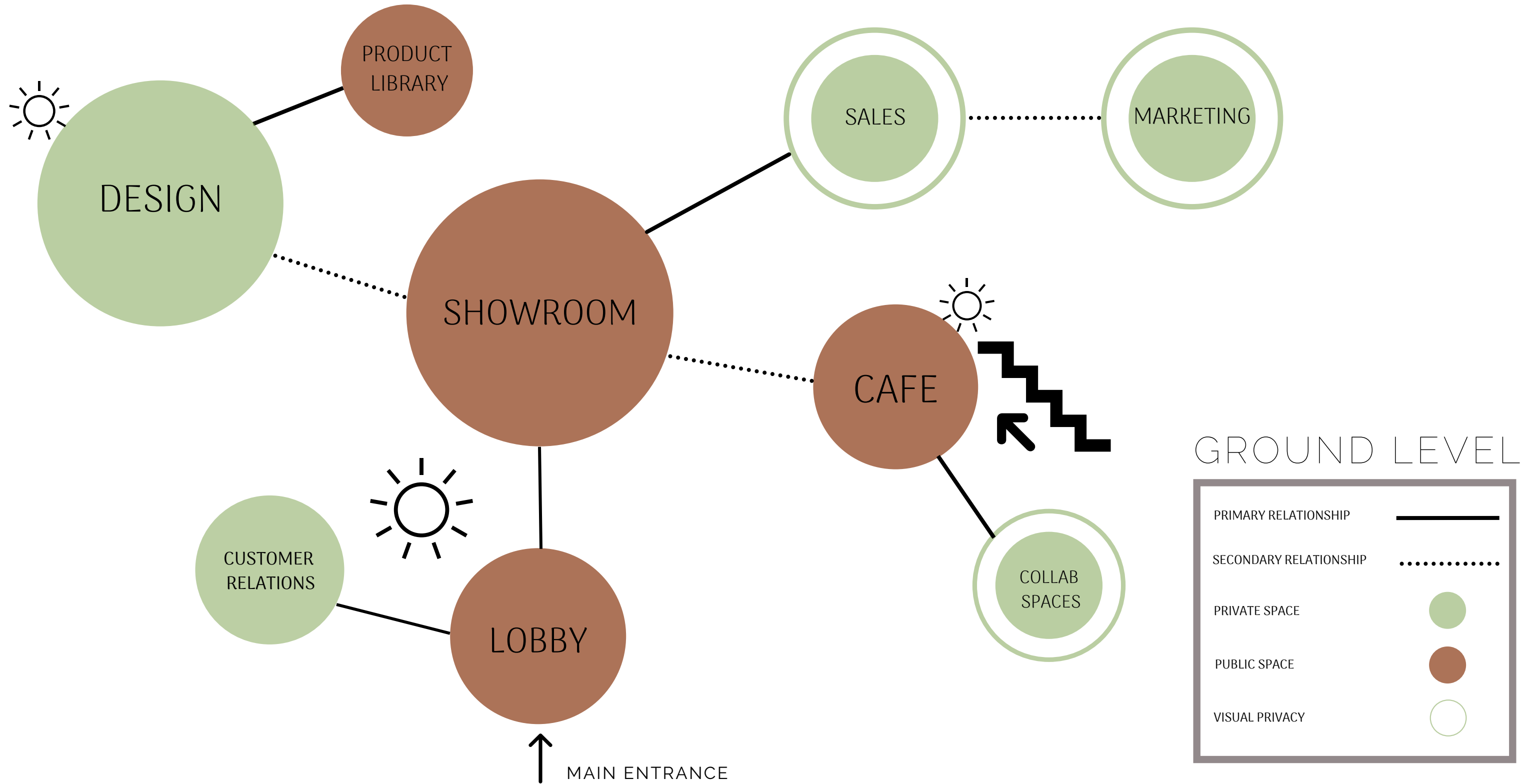
**Capacity:** 12

**FF&E:** Private Room. 3 adjustable drafting tables, Material library, 6 work chairs, 2 lounge seating, interactive boards

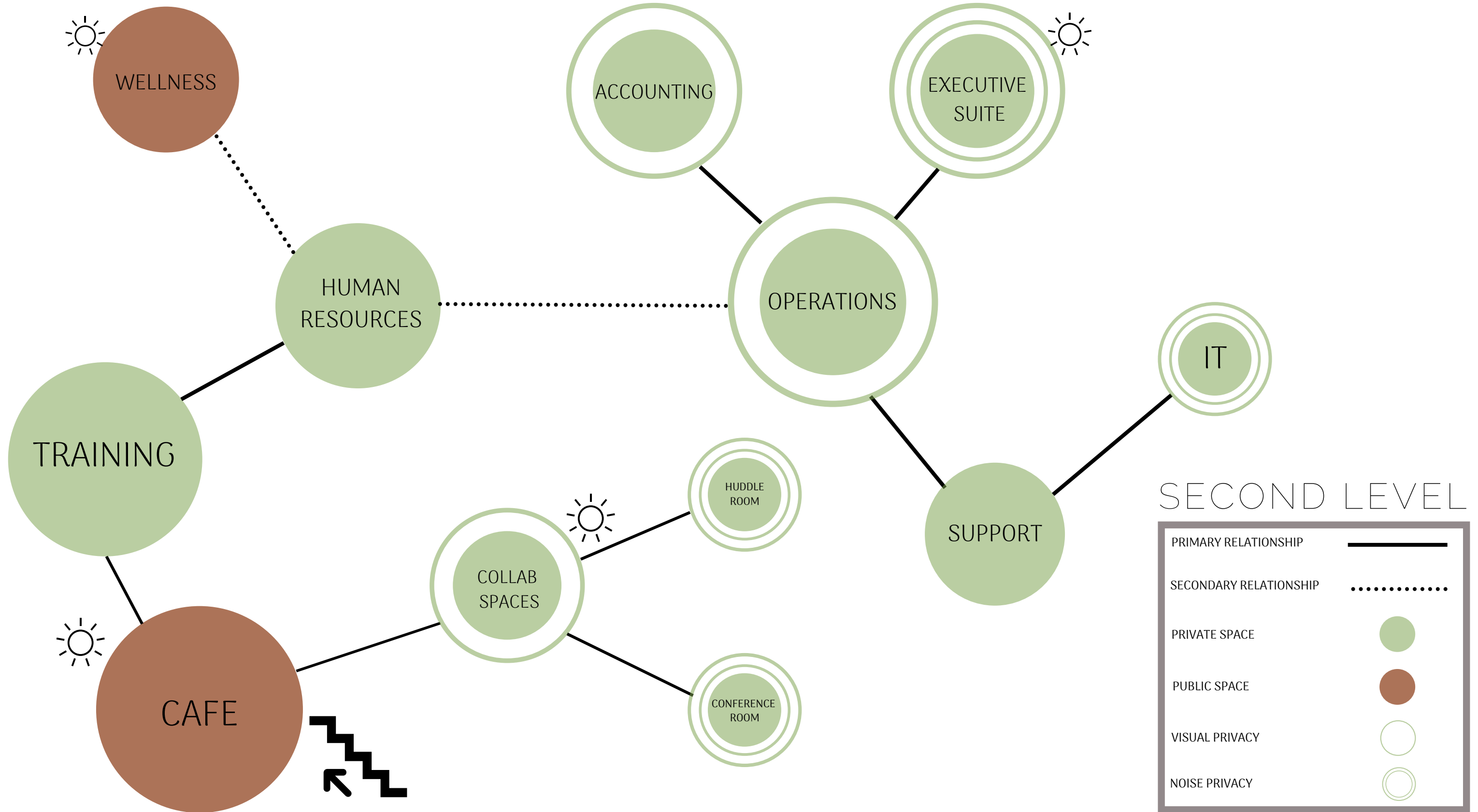
*"By experimenting with design, products can be both comfortable and optimized for productivity, and as unique as the offices they inhabit."*



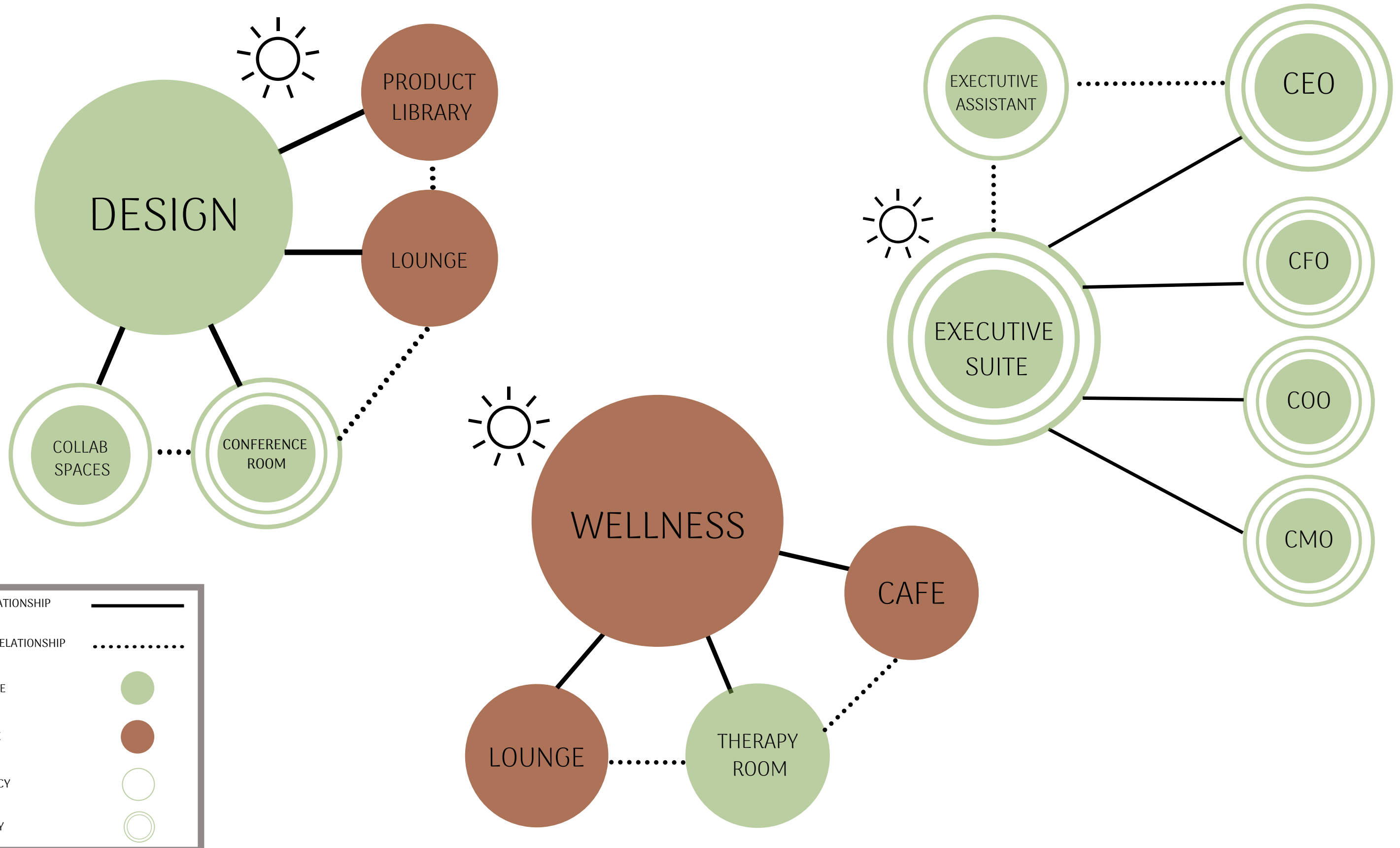
# ADJACENCY DIAGRAM



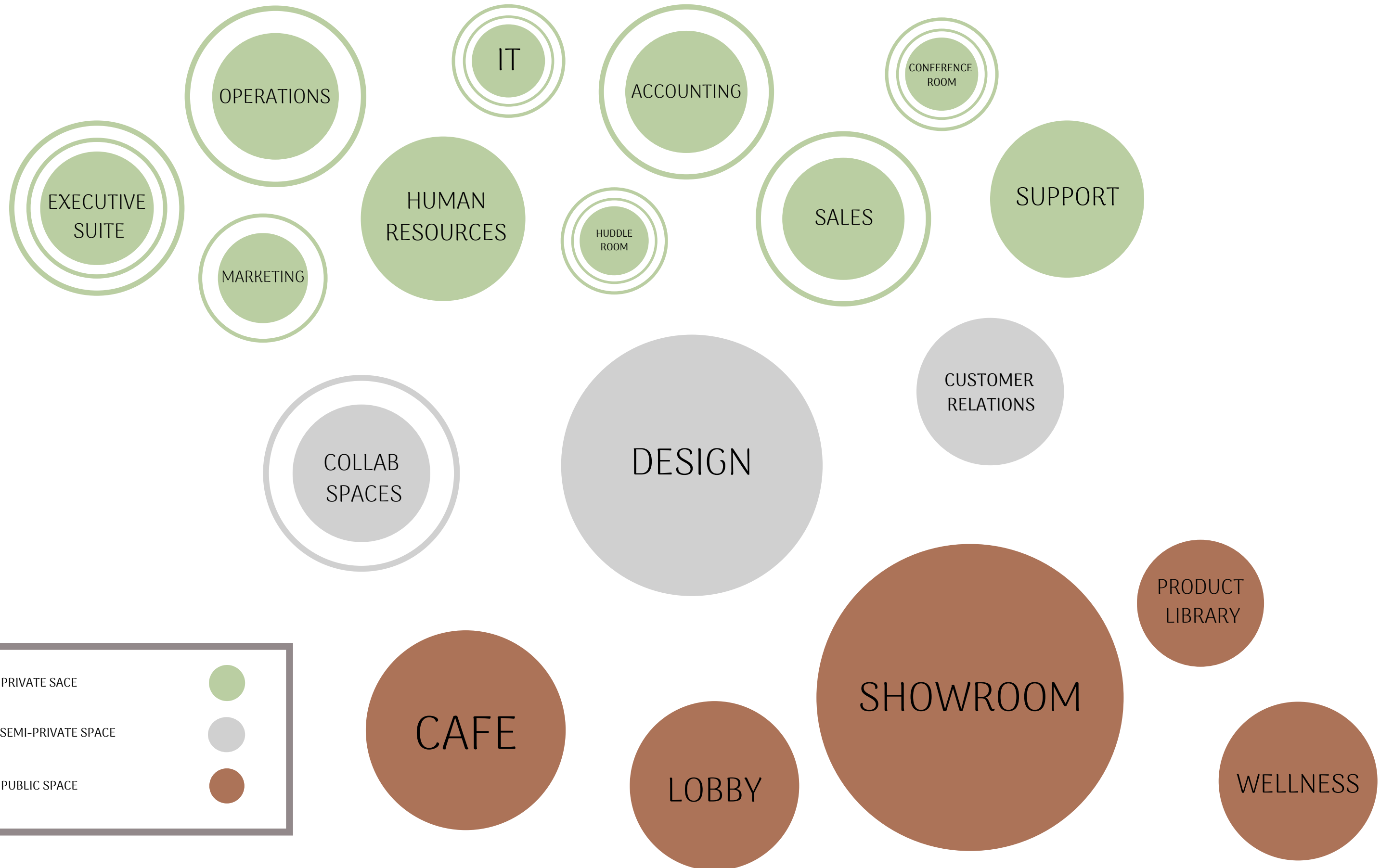
# ADJACENCY DIAGRAM



# MICRO-ADJACENCY



# PRIVACY DIAGRAM





# CONCLUSIONS

*"We believe in making positive change for our environment and in our communities. We believe in a workplace that celebrates diversity and promotes inclusivity. We believe improvement is always possible."*

By creating this program and properly space planning, we as designers are able to fulfill the clients needs and desires in a given space. By using the adjacency diagrams the designers were able to test different options and finalize the best layout for the users in a workplace. We are also able to identify which departments require visual privacy and/or noise privacy, as well as spaces that require natural sunlight. The clients core values revolve around variety and adaptability. The various departments in this program are defined by their flexible workstations which are produced by Allsteel.

The overall plan of this workspace strives to emphasize the design department where inspiration is rooted, and change takes place Allsteel "designs for change" and is always keeping up with the next trend in design. By promoting this department over others, the workplace focus is clearly defined to be constantly developing and improving for a better tomorrow. Allsteel is an advocate for healthcare and wellbeing, so we decided to incorporate these concepts in the layout. By providing amenities such as Cafes and "relief" room, wellness serves as a central concept in their workplace layout and design.

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