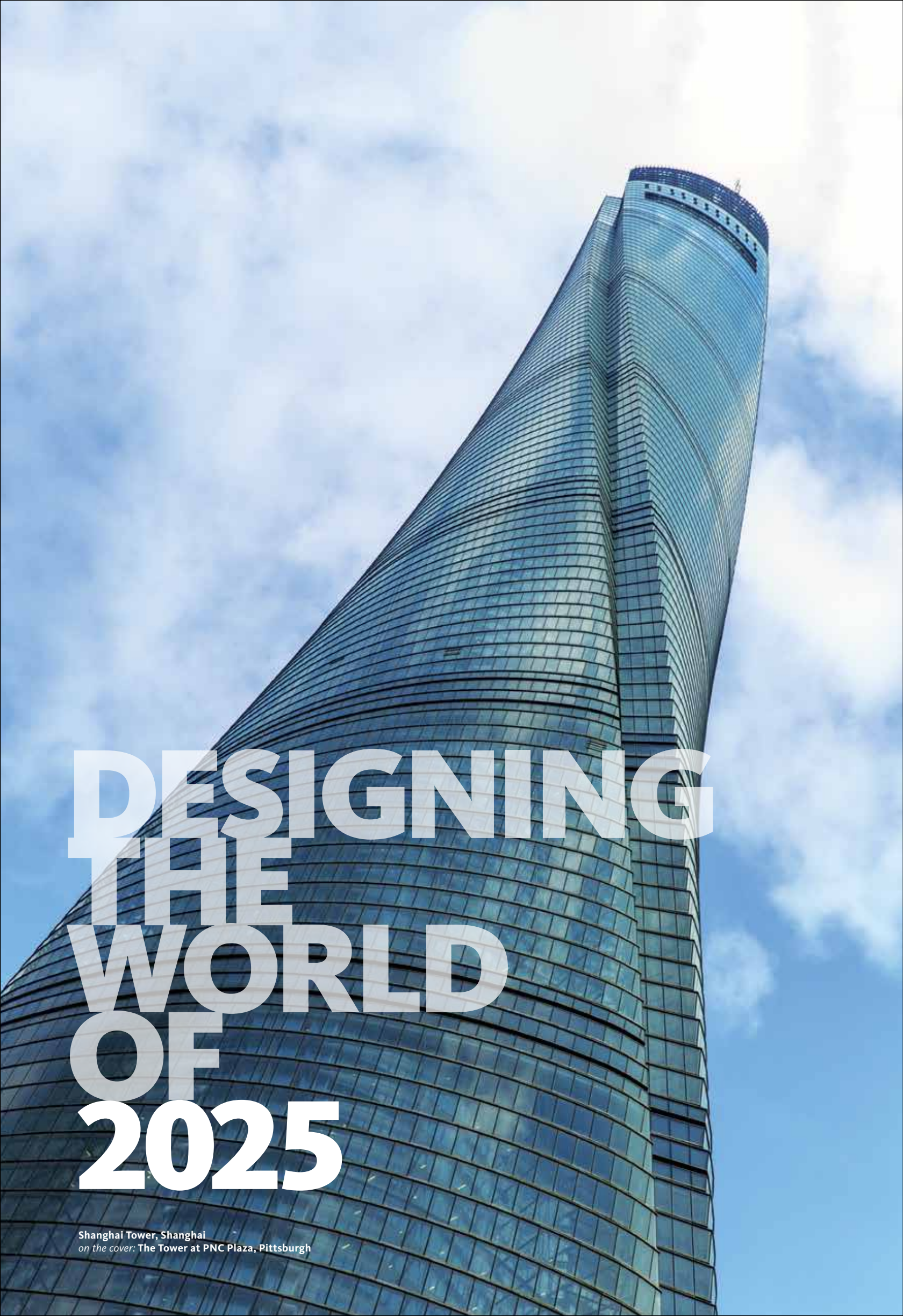


Gensler

Design Forecast 2016

LIVE WORK PLAY IN 2025



DESIGNING THE WORLD OF 2025

Shanghai Tower, Shanghai
on the cover: The Tower at PNC Plaza, Pittsburgh

From the Co-CEOs

We always look ahead. For 2016's Design Forecast, we challenged ourselves to look out 10 years.

Design shapes the future of human experience to create a better world. This credo is the basis of our Design Forecast. For 2016, we asked our global teams to consider how people will live, work, and play in the cities of 2025. Their insights will give our clients an insider view of the issues design will confront in the next decade.

Finding opportunities requires insight and imagination. Our newly opened Shanghai Tower speaks to how we help our clients reframe the present to meet the needs of tomorrow. Design is how we do it. It makes insight actionable, creates meaningful innovation, and calls a thriving future into being.



Andy Cohen, FAIA, IIDA
Co-CEO

Diane Hoskins, FAIA, IIDA, LEED AP
Co-CEO

Metatrends shaping the world of 2025.

Looking across our markets, we see six metatrends that will transform how we live, work, and play in the next decade.

Embracing our iHumanity.

1 Digital will be such an integral part of daily life that we'll leverage it much more fully. We'll accept how it interacts with us, consciously feeding its data streams to make our lives better. Our iHumanity will be a shared, global phenomenon, but different locales and generations will give it their own spin.

Leading "smarter" lives.

2 We'll live in a "made" environment, not just a "built" one. Buildings, settings, and products will integrate connectivity and "know" that we're present. Most aspects of our everyday lives will reflect this, enabling us to make real-time, just-in-time connections to people, places, goods, and services.

Designing both time and space.

3

Hungry for experience and hooked on ultra-convenience, we won't tolerate "dead time," whether it's long commutes, less-than-seamless transactions, or places devoid of interest. Design will reflect the reality that people will expect everything to justify their time commitment.

Urbanity, not just urbanization.

4

Urbanity creates an abundance of human networks to drive urban economies. To support new lifestyles, real estate will innovate its forms and means. Walkable, transit-served hubs that offer a rich, dense mix will absorb new growth. Many of them will be in former suburbs.

Cities as innovation engines.

5

Look for the emergence of *ne industrial* cities that support thriving digital/artisanal maker cultures. Consumers will expect to co-create the goods and services they purchase. Makers—including freelancers and robots—will look to cities to provide tools and settings to speed innovation.

Resilience gets scale.

6

In times of disruption, cities bear the brunt—disasters, epidemics, and security threats. They will take the lead in managing this, but citizens will play a role, armed with data and a mindset tuned to wellness, safety, and resilience. Smart cities will engage them and give their local efforts scale.

A closer look at the metatrends' impact on how we will live, work, and play.



San Francisco International Airport Terminal 3, Boarding Area E, San Francisco

Live

Community Forecast

Contemporary life's disruptions and opportunities form the working agenda for cities and their community-facing institutions and infrastructure.

iHumanity is redefining livability.

No journey, treatment, or curriculum is fixed, as digital tools and open resources encourage people to shape their experiences and own their destinies. As they reclaim their cities, people are redefining livability—with sharing and wellness at the core. The growing capacity for personalization continues to generate the kind of disruption that challenges tradition's sclerosis and high cost.

New priorities give resilience a new math.

Resource shortfalls spur across-the-board rethinking to increase supply, temper demand, and prevent waste. Pollution, sea-level rise, and other manmade and natural threats to community life lead to a "new math" about priorities. How resilience is defined will vary, but investing in it is seen as a communal responsibility.

Growing complexity demands synergy.

Proximity is less of a requirement as remote medicine, education, and convening ramp up. At the same time, research, practice, and education are increasingly combined, implying more integrated facilities. Crossing boundaries is necessary in a complex, distributed, and interconnected world. Collaborative synergy that generates holistic solutions is widely valued, and communities of practice that deliver it will thrive.

Creativity is fueling an urban revival.

Grassroots artists and artisanal activity, leveraging low rents, meld with startups to revive depressed neighborhoods. For cities, accommodating them is a challenge, but also a necessity to reap cultural and economic benefits. Look for companies and institutions to step in where rents are high to provide shared workspaces that spur innovation. Urban agriculture has similar benefits as a means of community-building.

Adaptability and versatility are the norm.

Community life evolves through trial, error, and new solutions. If a key part of the system falls short, there's an app for that. If public space isn't available, curbside parklets pop up. Large venues will support intensive and varied use, orchestrating smaller settings that activate the city as a whole. Low-tech, mobile venues will well up around them—creating micro-markets for entrepreneurs and quickly-deployed platforms for spontaneous local events.

Work

Workplace Forecast

Liberated from old constraints, prepared to go where their talents are best supported, an urban workforce will reshape work and its settings.

Making choice and connection higher priorities.

As organizations adapt to accommodate workers' personal devices, a customer-like mindset will transform internal business processes. Faced with this new imperative, companies will encourage their people to use these devices to connect to each other and to their customers and markets. They will also offer people more options as to where and how they choose to work.

Engagement is the new differentiator.

Rising expectations for engagement among customers, organizations, and teams will spur the growth of "open" collaboration spaces that welcome outsiders, including autonomous teams. They especially will want to work across organizational and professional boundaries, so they will gravitate toward settings that engage them as full participants and support their direct interaction.

It's time to get serious about wellness.

New tools will allow people to monitor not just their personal wellness, but also the health of their work settings. In response, organizations—including building owners and managers—will have to take wellness seriously. The issue reaches deep into workplace culture, prompting the expectation for health-supportive options, both on-site and in the neighborhood.

A new ethos gives rise to new types of space.

The emphasis on making and prototyping, along with the rise of a project-centered workforce, will change the nature of workspace and how it's provided. Look for the emergence of just-in-time settings designed to support the activities of fast-moving, constantly changing teams. A workforce that's detached from organizations will also make "third places" more important in cities.

Day-to-day work is blurring time and space.

Top performers will become experts at managing states of flow as they shift gears between complex, work-related problems and lifestyle pursuits. As everyday habits change, uniform workplace solutions will go by the wayside, replaced by a collage of settings and approaches that help people transition from mode to mode within dense marketplaces of spatial variety.





Play

Lifestyle Forecast

Leisure's need for a customer experience that's real, authentic, and seamless is a challenge for tech/media integration.

Settings are responding to one's own reality.

Environments will automatically welcome and respond to an individual's likes, dislikes, and desires in overtly personalized ways. Artificial intelligence, wearables, geo-location tools, biometrics, and predictive technologies will anticipate consumer needs based on user behaviors and preferences, offering tailored messaging and curated experiences that can augment and enhance human expertise.

Peer-to-peer: Sharing is the new owning.

App-driven sharing platforms continue to disrupt established businesses, from hotels to retail stores. Peer-to-peer marketplaces facilitate renting, sharing, and borrowing, rather than owning or purchasing. Consumers seeking real-time, communal, meaningful experiences are prioritizing access over ownership, driving the focus away from personal space toward community and collaboration space.

Customers seek out destinations that matter.

Transit-oriented destinations will grow. Mixed-use developments will become the norm, but they will take a more compact form. With compactness and density comes an active street life. Whether for health, environmental, or economic reasons, people are walking, biking, and shifting from cars to public transit to shorten commutes and avoid the hassles of parking.

The nuances matter more in identifying consumer types.

Traditional consumer categories are less meaningful as generations blur, but regional differences persist. At the same time, demographics still serve an important purpose. With improved segmentation tools, demographics—along with psychographics and ethnography—are telling a more holistic story. To stay relevant, brands will need to focus on specific consumer types or habits.

Having leisure close at hand commands a premium.

As work and life become increasingly integrated, particularly in the US and Asia, people are willing to pay a premium for places, products, and services that will give them back their time. Live/work environments will change as people embrace an ultra high-convenience lifestyle that lets them shift easily from work mode to leisure-focused activities.

Online-to-offline: Consistency is critical.

Virtual/real convergence implies a holistic user experience. A unified online/offline experience will yield virtual stores and hypermarkets, interactive stores, and click-and-collect retailing models. Fueled by virtual and augmented reality, as well as by consumers' desire for real-world experiences, brands will develop immersive, multisensory services that engage on a visceral level.

We design for the person who lives, works, and plays. Life is seamless. We design accordingly.

The future is holistic. So are we. Depth of expertise, broad experience, and global reach are table stakes. It's what you make of them that matters. Designing a world of possibilities for our clients and communities sets Gensler apart.

Live

Community Sector p16

- Planning & Urban Design p18
- Arts & Culture p20
- Critical Facilities p22
- Aviation & Transportation p23
- Convention Centers p26
- Health & Wellness p27
- Education p28

Work

Workplace Sector p32

- Corporate Campuses p34
- Technology p38
- Professional Services Firms p40
- Not-For-Profit p44
- Product Design p46
- Consumer Goods p47
- Media p48
- Financial Services Firms p52
- Government p56
- Defense & Aerospace p58
- Life Sciences p60
- Energy p62
- Consulting p64
- Landlord Services p65
- Commercial Office Building p68
- Developers

Play

Lifestyle Sector p70

- Entertainment p72
- Retail p74
- Retail Centers p76
- Sports p78
- Tall Buildings p80
- Brand Design p82
- Mixed Use p83
- Residential p84
- Hospitality p86

Live: Trending now in Community

COMMUNITY PRACTICE AREAS:

Planning & Urban Design p18

Convention Centers p26

Arts & Culture p20

Health & Wellness p27

Critical Facilities p22

Education p28

Aviation & Transportation p23





Planning & Urban Design For cities, new challenges, new solutions

For postindustrial cities, a current challenge is to recycle redundant and abandoned infrastructure. New York City's High Line, like Germany's Emscher Park a generation ago, shows the benefit of reviving these stranded assets. More cities will use them to embed art and culture, amenities, and recreation into areas that lack them—and reconnect, repair, and activate these formerly industrial or trade-focused districts as they do so.

A second challenge is to make cities healthier. Growing public awareness of wellness, coupled with greater transparency about environmental issues like air, food, and water quality, will put more pressure on cities to clean up their act and step up measures to improve access to open space, curtail mass use of polluting vehicles, and promote

walking. Healthy cities are likely to be a differentiator wherever environmental conditions are stacked against health.

Transit will play a growing role in this. While the immediate "fix" is to make existing networks work better, look for larger cities to start commissioning the next-generation networks. One goal will be to rationalize mobility across modes. Another will be to tie city, regional, and high-speed intercity systems together, creating key transit nodes—Kings Cross in London and Hudson Yards in New York City are examples—that anchor redevelopment, serve their cities as regional portals, and leverage private investment.

Songhu-Sanmen Road Pedestrian Bridge, Shanghai

Arts & Culture

Catalyzing community

Digital display and interactivity, including new developments like VR (virtual reality) headsets, figure in the presentation and interpretation of arts and culture. The trend is to balance digital interactivity with flesh-and-blood presence. Greeters, guides, docents, curators, and greater back-of-house visibility help connect visitors to institutions. If “edutainment” is in question, experience and dialogue are not.

Museums are creating cultural moments outside their walls—at real places in the community that make the visitor experience richer and more relevant. To be seen as cultural hubs, they are also diversifying their programs, often with outside partners, and giving rise to new hybrid, pop-up, and virtual venues that provide public antidotes to the daily grind. In the process, art, architecture, and the user experience interact and merge in unexpected ways. These convergences increasingly include the urban environment as well.

The web has also given rise to specialist cultural organizations that can attract—and connect—geographically broad audiences. This will spark the growth of bespoke museums and centers built around a singular vision, collection, or person. Larger institutions are often cosponsors. Like universities in their research partnerships, institutions have to manage collaborations carefully to avoid blurring their mission with others’ agendas.

Social resilience is a specific concern of cultural organizations. By engaging their broader community and partnering with other groups, they can build the social cohesion that is the foundation of resilience. Sustainability is important—in Mexico, for example, environmental responsibility is part of many museums’ brands, consciously expressed in their design.

below: The Science of Spirituality, Lisle, IL
right: Tienda de los Museos del Banco Central, San José, Costa Rica





above: Confidential data and operations center, Shanghai

Critical Facilities Housing the Cloud

Cloud computing and smart devices, including houses and cars, are the main factors behind strong demand for data centers. To meet this demand, larger players are entering the market with multilocal programs. Along with growth comes change. The old mantra of reliability at any cost is giving way to lower-tiered, often smaller facilities. Pervasive cybersecurity issues are being met with command centers and operation centers to monitor and safeguard networks and backbone infrastructure. Regulatory changes—for US utilities, for example—make this a priority.

Data center technical innovations include using fuel cells, the only form of energy that consumes zero water, for storing energy

and providing backup power. Wireless innovations that increase the capacity and quality of existing networks will make it easier to meet demand without relentless growth in facilities. Using graphene, a superconductive material, in processors will cut their energy consumption and heat generation, leading to even denser data centers that require less power.

People are curious about the critical facilities that underpin our digital connections. That's why some companies are letting people see and interact with their facilities as part of their brand expression.

Aviation & Transportation Travel gets an upgrade

As the passenger-focused goal of delivering a holistic travel experience takes hold, it will shift the emphasis from lowering costs to growing revenues by improving service. This will take in speed, ease, and efficiency, as well as comfort, amenity, and connection. To step up their role as connectors—between communities, regions, and with the world—airports are forging stronger relationships with their cities. They're also asking, together with the airlines, "What is a world-class experience?"—a question that they need to pose constantly to keep pace with the industry.

More robust fast transit systems, like trains, will make travel easier between the city and the airport and bring them closer together.

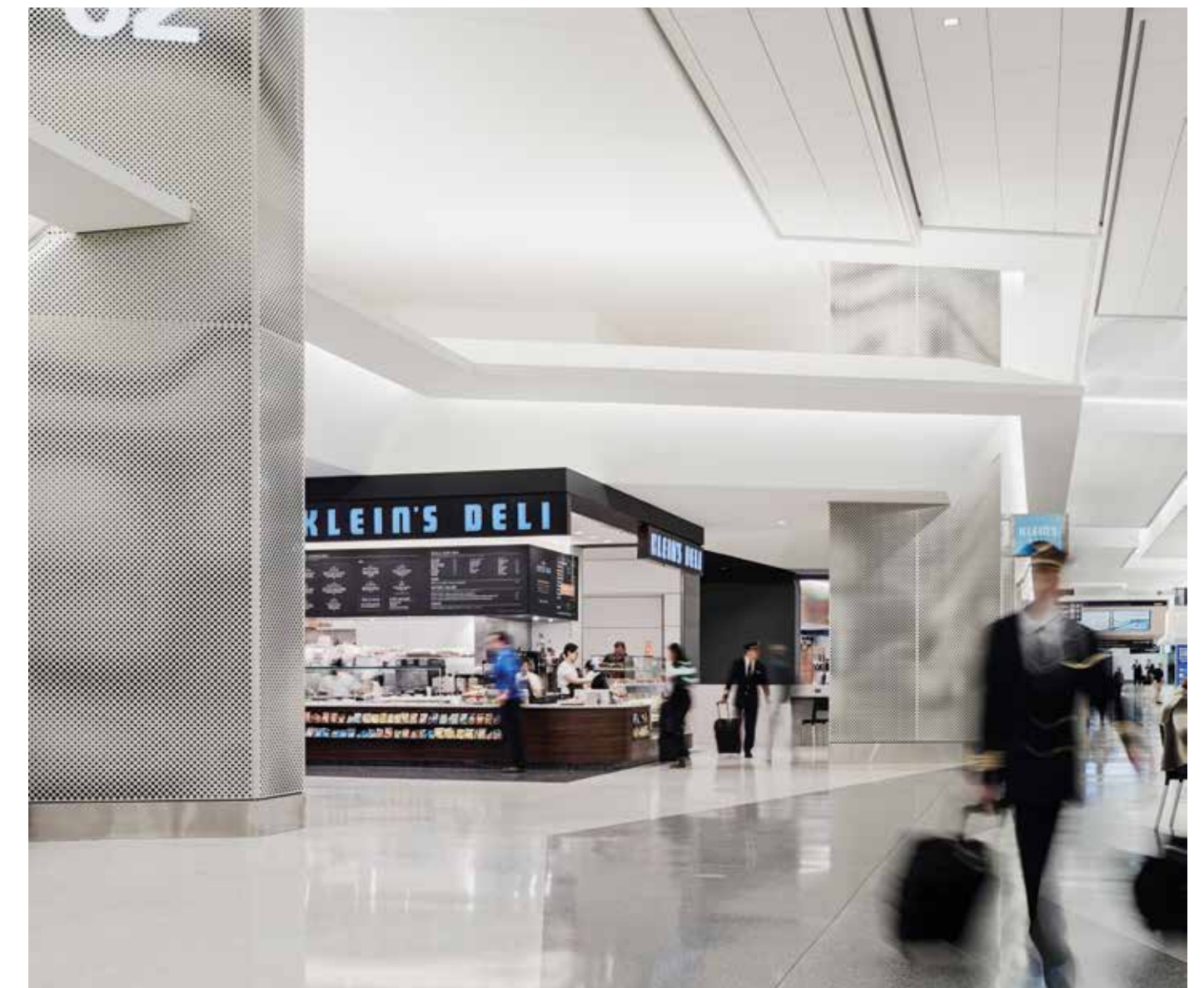
As they align more with hospitality, airports also draw on and reflect the best of what their cities have to offer—cuisine, retail, arts, and culture. Letting people move seamlessly through and beyond the airport, their smart devices handling the checkpoints and transitions, is the immediate future.

Where transit capacity lags behind demand, augmenting what exists will be the first priority. Automatic control systems will allow rail networks to handle more and faster trains. Apps will let passengers time their journeys and pay for all of it—including car and bike sharing—with their smart devices. On the horizon are driverless trains that can run closer at a higher average speed.

Transit hubs and corridors are the linchpins of mixed-use districts. Their value as portals and destinations points to multipolar cities—characterized by numerous compact, walkable centers that will shorten commutes and cut traffic congestion.

As de facto retail centers, airports and transit hubs are subject to consumer trends that decouple looking, buying, and delivery. Different kinds of retail spaces may be the outcome, as cash and carry is supplanted and experience becomes the main attraction.

below: San Francisco International Airport Terminal 3, Boarding Area E, San Francisco



Global gateways become world-class destinations.





above: Meixi Lake Exhibition Center, Changsha, China

Convention Centers Building on the city's drawing power

By looking beyond “the box” and adding a range of facilities, convention centers will deliver the city as a venue, recognizing that it’s the real draw for convention goers. This destination-focused approach may require new partners and ways of operating, but it gets around cost and space constraints that might hinder expansion and upgrades.

Breaking out of the box also makes it easier to open up centers and give them a new urbanity and humanity. This is a trend for museums too, consciously connecting themselves and their amenities to urban walkways and neighborhood attractions, and outdoor views, as part of the scene. As more airports become gateways for

national and global travelers, cities are upgrading convention centers to first tier. This is part of these cities’ efforts to revive downtowns and build synergistically on the growing number of events and attractions around their convention centers.

Austin is a model, extending its SXSW live music festivals into a larger program of tech and innovation gatherings that attract an international following. In this scenario, it’s less about a convention center, more about creating a district that can cater to the locals, but can also scale up to accommodate surges of out-of-town visitors when the episodic big events and conferences pull them in.

Health & Wellness Well-being is the new global currency

Health consumers will self-direct their own wellness, reaching out to a range of providers. Work and leisure time already take in wellness, catering to consumers’ preferences to have personal care built-in or close at hand, and walk-in or app-scheduled. Self-diagnostic tools will support people’s collaboration with their doctors and allow them to evaluate the health of their home and work settings too.

Providers continue to build alignments between medical centers and small practices, changing how services are delivered and promoting consolidation. House calls and community-based clinics are being revived as the new model, while big regional centers are opening branded specialist clinics in local markets. As the real cost of services is clarified, providers will turn to development and ownership models that make financing easier and deliver a higher return on real estate investment.

Artificial intelligence will change health and wellness into a daily lifestyle pattern. People

already turn to the web for immediate advice, while apps prompt them to stay healthy. In the near future, remote sensors will monitor them and communicate with their providers. As these options proliferate, inpatient hospitals and clinics will focus on serious health issues—using computers to aid diagnosis and design personalized therapies. Remote consultation is growing, and VR devices may extend the medical team’s reach. Labs are automating analysis and using apps to speed results to medical teams and patients.

The hospital of tomorrow might resemble the research lab of today, where boundaries between research, education, and clinical care disappear. As part of this network, the hospital will develop a new civic role that focuses on community health and well-being integrators, helping patient-consumers navigate the new structure.

below: SymFit at Symantec, Mountain View, CA



Education Self-directing their futures

Students' cost-to-value issues could prod them to bypass traditional institutions for new options tied more closely to job markets and careers. Current certification is often proof of competency, even for degree holders. In some sectors, certification has actually supplanted degrees. It's leading to new "schools" that tap online games and the Maker Movement as models. The responses from existing institutions include greater interactivity and self-direction, shorter and more career-targeted programs, and interdisciplinary STEM and STEAM programs. These shifts will generate a need for new, often hybrid, facilities.

As more institutions move into R&D and its applications, they are using labs, incubators, and accelerators—often developed with outside partners—to speed up innovation, support startups, and enable faculty and

students to team with industry. As learning becomes more hands-on and interactive, educational spaces—inside or outside of the classroom—will be designed to inspire students to learn in different ways.

Education's real estate strategies are changing. Institutions are teaming up, often at government instigation, on new campuses that support educational and R&D initiatives. Super-campuses that combine K-12 and higher education at several levels—and sometimes integrate public building—help spread the costs of expanded facilities. Mixed use and alternative delivery approaches are very much in the picture. Taking a total-return view of new construction and retrofit, institutions look to data-driven design and operation to optimize their facilities and systems for long-term, holistic performance.



Dwight-Englewood School,
Englewood, NJ

Campuses reinvent themselves to keep pace with evolving fields and priorities.



Work: Trending now in Workplace

WORKPLACE PRACTICE AREAS:

Corporate Campuses p34

Consumer Goods p47

Life Sciences p60

Technology p38

Media p48

Energy p62

Professional Services Firms p40

Financial Services Firms p52

Consulting p64

Not-for-Profit p44

Government p56

Landlord Services p65

Product Design p46

Defense & Aerospace p58

Commercial Office Building
Developers p68



Corporate Campuses

City-like, amenity-filled, and better connected

A younger, urban-oriented workforce and political momentum are heightening the demand for transit networks integrated with urban (or urbanizing) districts. In the US, this is leading to a more city-like, better-connected corporate campus paradigm. This emerging American model could begin to influence campuses in Asia, where amenity-rich corporate campuses are often more compact and self-contained.

In addition, as corporations strive to reinforce their brands and cultures, they are opening up their campuses to integrate accelerators, incubators, and coworking spaces. Increasingly, these amenities are being developed in collaboration with

outside partners like universities, whose missions direct them to push knowledge and innovation into the marketplace.

Look also for the enhanced role of campus environments as conveners of thought leaders and “co-creator” organizations, an activity that strengthens the brand by positioning companies on the leading edge of innovative thinking. In urban settings, this is stimulating street-visible, accessible spaces that can accommodate large community gatherings.



The Tower at PNC Plaza, Pittsburgh

Proximity makes collaboration and innovation easier.



Technology It's all about worker engagement

Technology companies will seek to translate values of social responsibility and personal empowerment into their workplaces and policies. Look for resilience strategies—sustainability, transit, and housing; community engagement through programs and spaces; and leadership with wellness and other personal/social issues.

A fully interdependent, regenerative relationship between workplace, employees, and the community may shift “what success looks like” to have much broader measures. Tech companies will be much more interested in how people work and in creating work settings that support their

diverse processes. The Internet of Things and smarter building systems will lead to a user-centric approach to the tech workplace. Highly adaptive settings and seamless support of mobility will allow for greater customization by teams and individuals.

As “new tech” matures, its spaces will promote rich emotional connections and full engagement. This focus on the user experience will spur multifunctional and culturally unique work settings incorporating local references in their materials, fabrication, and products.



Professional Services Firms A shift to higher-value work

Professional services firms will strive to be more complete business advisors to their clients, providing higher-value services while delivering traditional services more efficiently. Their work settings will have to serve a broader range of work modes and specialists. These high-performance spaces will help attract the best people. Clients will be attracted too.

The billable talent in these firms will increasingly be deployed to client sites, using the hub office as an anchor more than an office. These hubs will be technology-rich open plan environments. As artificial intelligence takes over parts of their workload, professionals will shift to high-value work, which the workplace will integrate and support.

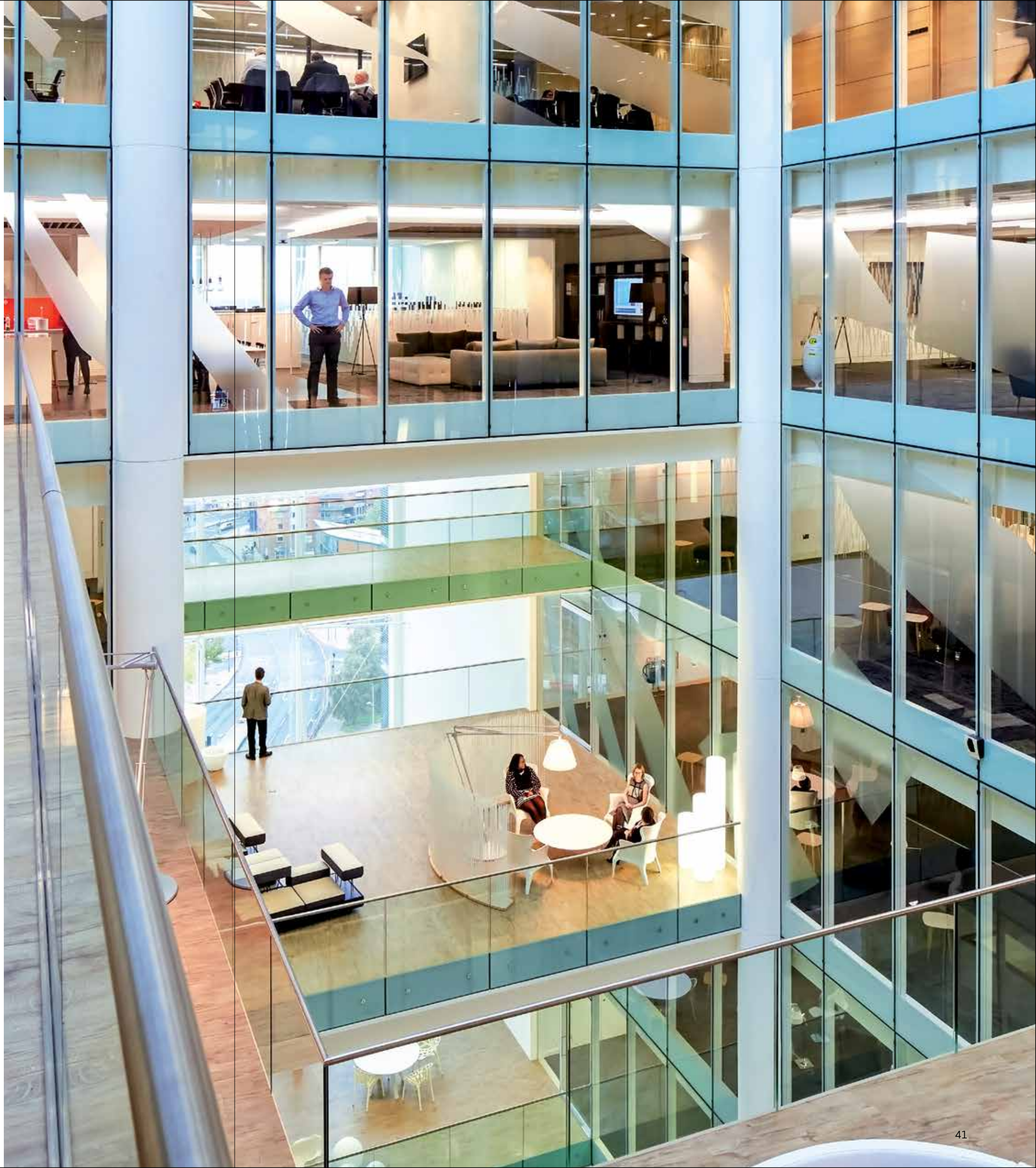
Independent contractors are another matter. While their working lives are more flexible, on-demand may mean low pay, irregular hours, and job insecurity. New categories of employment will emerge—not full-time employees, but not self-employed either.

In response, careers and work settings will change. Some law firms may emerge as “brands” rather than firms.

Traditional boundaries between work, home, and community will blur. Influenced by hospitality and residential design, professional services firms will provide their staff with social space and choices about how they use the workplace. Greater insight into work processes and the human experience of working will help to fine-tune workplace design and strategy to increase productivity, creativity, and job satisfaction.

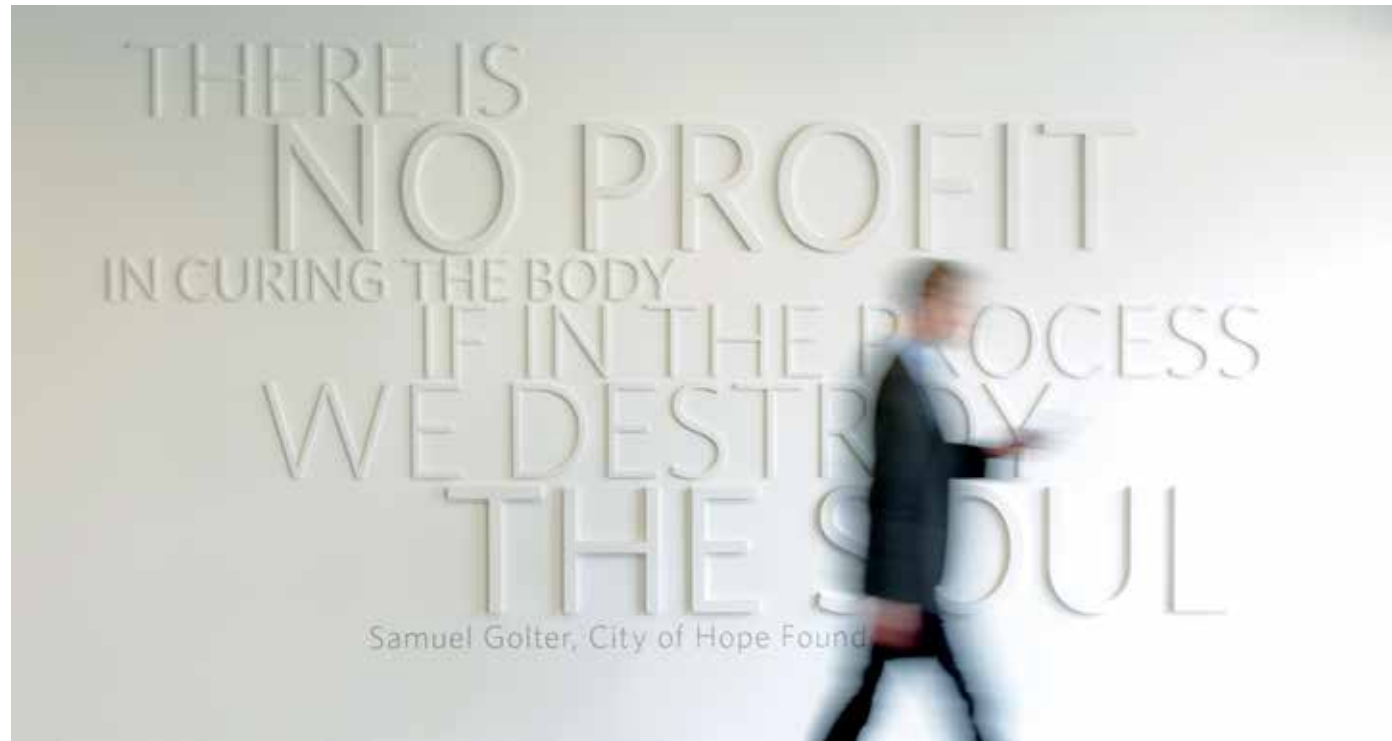
To counter mobility's impact on collegial knowledge-sharing and mentoring, large professional services firms will establish centers of excellence for specific areas of expertise to incubate talent, share learning, and develop solutions faster.

below: Howard S. Wright, a Balfour Beatty company, Seattle
right: Wragge Lawrence Graham, Birmingham, UK



High-performance spaces attract the talent that provides higher-value services.





Samuel Golter, City of Hope Found

Not-for-Profit Making the mission more visible and transparent

As the public sector leans on not-for-profits to fill gaps in its own services, the challenge of handling the increased load can prompt their consolidation and new partnerships. Shared facilities is one solution, comparable to the way holding companies collocate individual brands that share supports and amenities, but keep their individual identity. Coworking spaces is another option—and a way to increase collaboration and innovation.

their “on-a-mission” cultures and work settings that telegraph purpose. The design implications of this connection between culture and place are real and important, as scrutiny from donors and the media goes with the not-for-profit territory. Bad publicity can disrupt funding and hamper missions, so the transparency of their operations is essential and needs to be reflected in the design of the workplace.

opposite: City of Hope Rivergrade Office, Irwindale, CA
below: American Psychological Association Headquarters, Washington, DC

To attract talent with limited resources, not-for-profits are making their reason-for-being more visible and personally empowering. The example of startups is relevant, given

Buildings and settings that welcome community involvement are also valued, not least because donors favor not-for-profits with strong grassroots.





above: **Stylex NYC**
below right: **Tuohy WorkStyles**
bottom right: **"Link" by FilzFelt**

Product Design Products get smarter and craft returns

Product design isn't just about the visible world of things, but also about the invisible world of interactivity that extends them, makes them "smart," and melds them into everyday experience. The "made environment" encompasses all of this holistically, adding up to user experience (UX) that feels right and enhances our iHumanity.

The Internet of Things will make products smarter in how they interact with us and with each other. They will be both autonomous and fully integrated and interacting with networks that connect them to people and the world. The ability of smart products to support shared use and self-manage maintenance and the ordering of supplies may change consumer attitudes toward ownership.

The revival of craft resembles the Arts and Crafts Movement of the late 19th and early 20th centuries. Craft in the 21st century is a counterpoint to digitized life. People want to find personal meaning in products by linking them to their makers, artists, and artisans. They look for evidence of craft as handwork. In parallel, there is a renewed interest in making, often with the ambition of finding markets for handmade goods. By emphasizing local production as a sign of authenticity, small-scale producers are enjoying wider appeal.



Consumer Goods Bringing the walls down to promote collaboration

Developing, testing, and selling consumer products are no longer seen as silos, so the physical boundaries between these activities are eroding. Coworking, the maker movement, and team-based medicine are precedents for how to accommodate hands-on, collaborative practices in the workplace. Artificial intelligence (AI)—both people-to-products and the Internet of Things—will play into this by streamlining work processes and deepening the understanding of consumer engagement.

development, there's an increasing need for internal advisors and analysts whose backgrounds now range far beyond the fields of expertise that have traditionally been tapped. They include specialists such as mathematicians, meteorologists, economists, academics, and post-gender psychologists. Accommodating them is now a workplace issue, as the focus shifts toward creating spaces to support these specialists.

As consumer products companies invest more heavily in social and behavioral research to assess their markets and steer product

below: **Dressbarn, Mahwah, NJ**



Media

Supporting real-time convergence

The media workplace puts a strong emphasis on the speed and agility of production, not least because of the unpredictability introduced by new devices and channels, and the fast-changing tastes of audiences that self-direct and self-identify. Media facilities need to accommodate this.

Gamification—the teamwork that online games now require to be competitive—is being adopted elsewhere to heighten engagement, solve problems faster, and create shared experiences. Meanwhile, online games are a huge business, attracting a fan base that could literally fill stadiums for their championship matches. To grow and compete, gaming companies will adopt the most progressive space design strategies

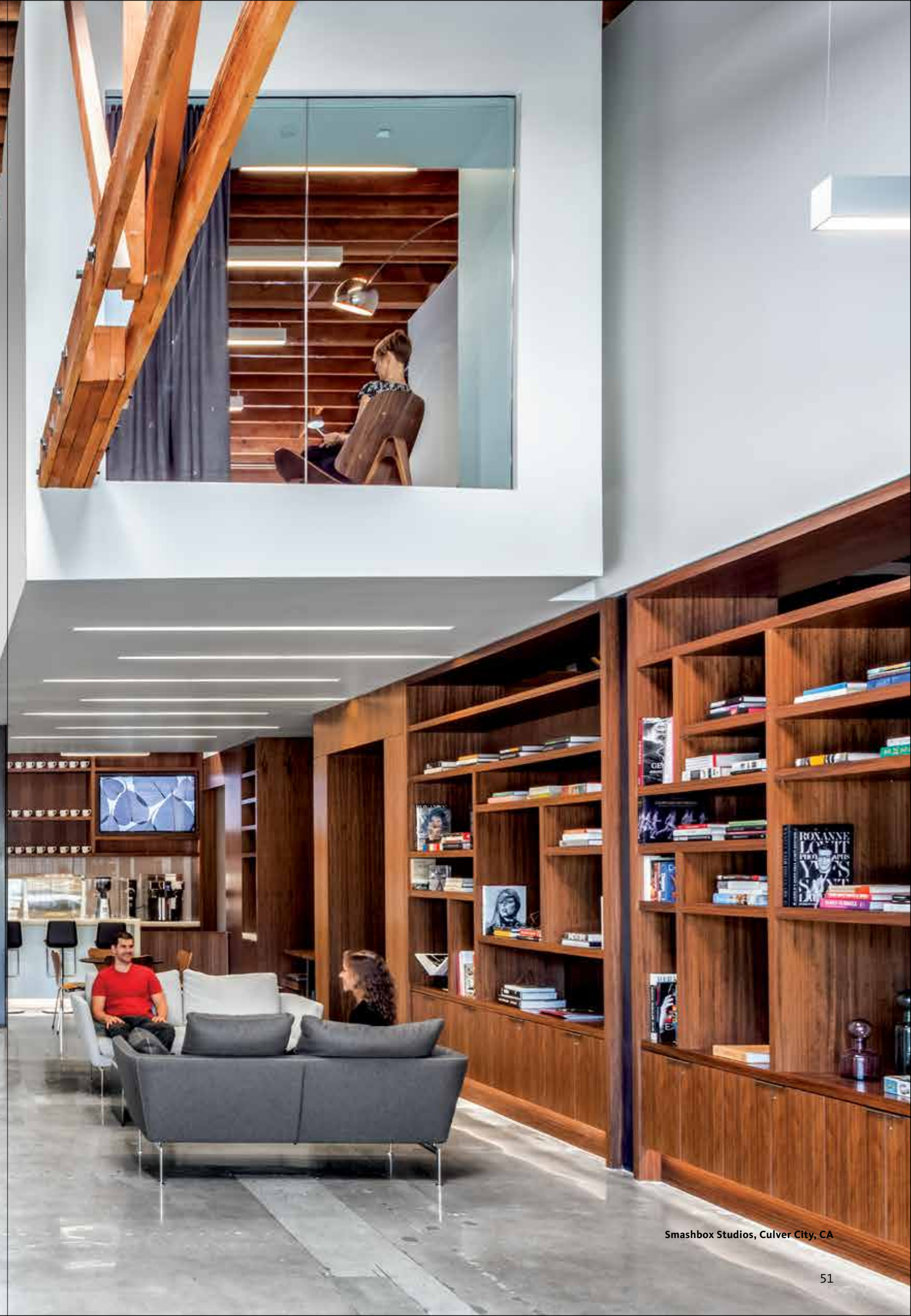
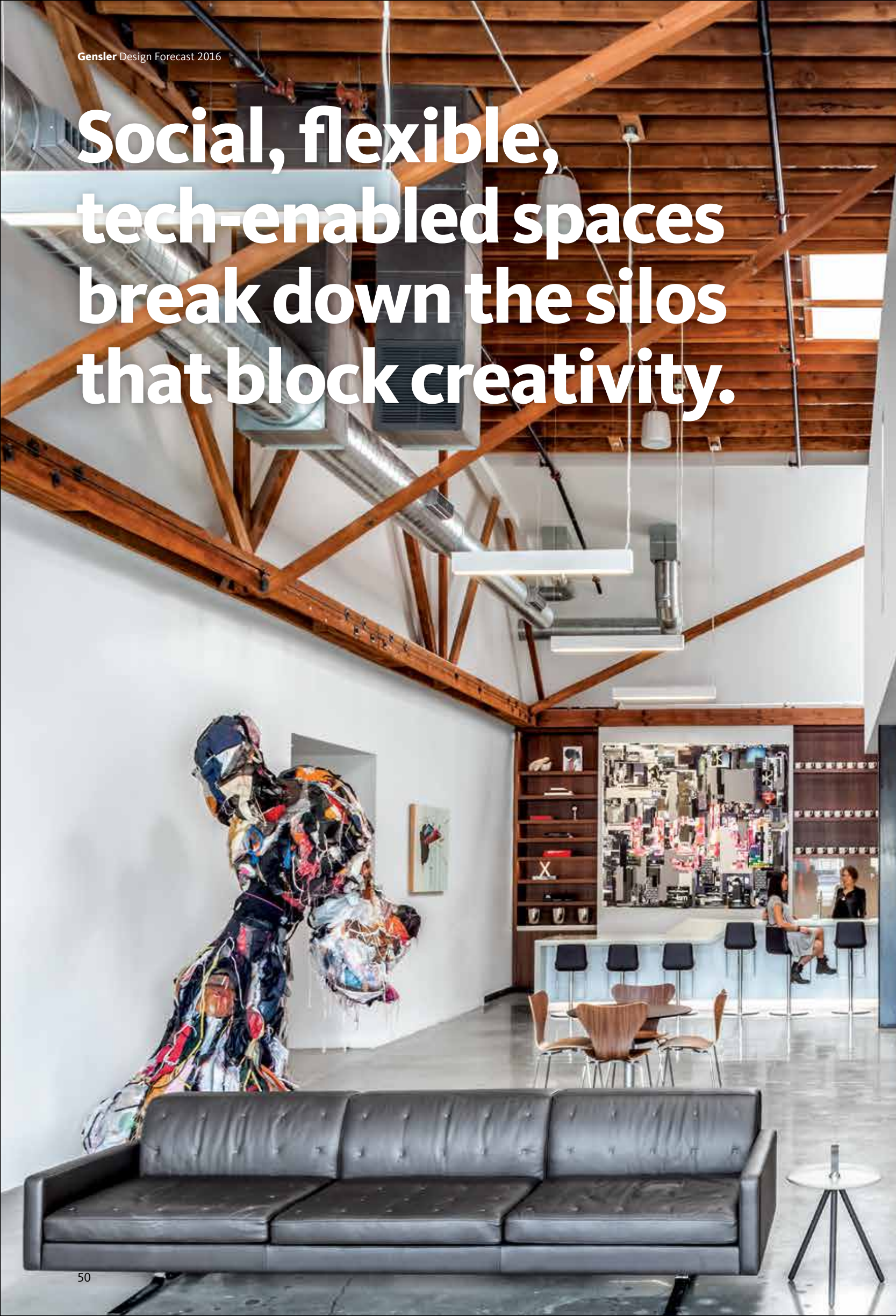
of the media and technology sectors. Spaces that are flexible yet tailored, communal yet individualized, tech-heavy yet human-centric will enable rapid innovation.

This revolution is ongoing; iPhones are now part of the equipment mix. VR—virtual reality—is a wild card that gives rise to the creation of immersive experiences. Integrating the digital and the physical is one way to do it, and VR is another. But media tend to converge, pulling disconnected strands together to compel attention. As the strands multiply, convergence demands more: silos come down, innovation ramps up.

right: Hyundai Capital Open Studio, Seoul
below: Condé Nast Headquarters, New York



**Social, flexible,
tech-enabled spaces
break down the silos
that block creativity.**



Financial Services Firms

Disruption leads to reinvention

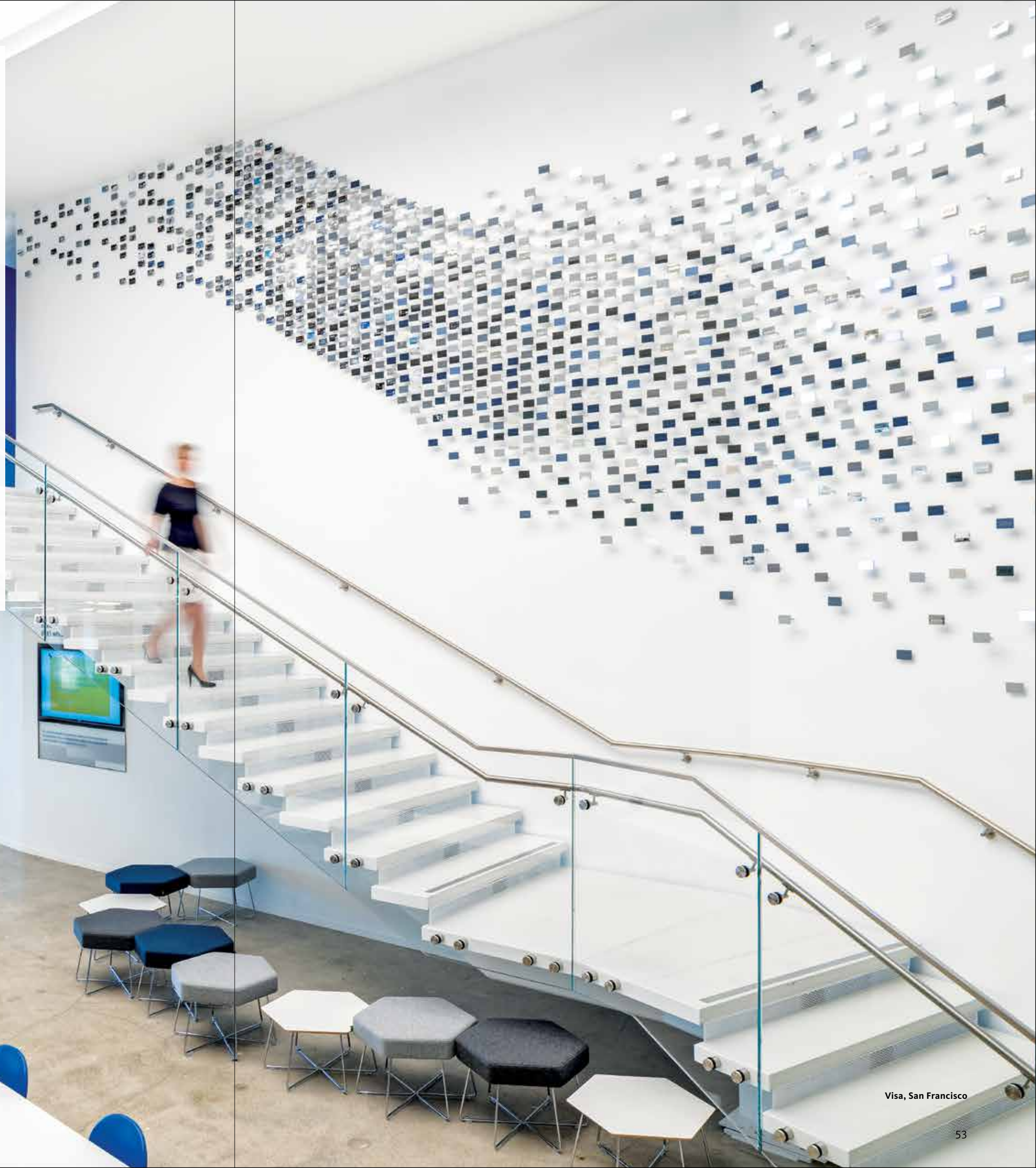
A strong sense of mission and purpose, focused globally and/or on a specific community, will have greater importance to financial services firms and their employees. This will impact both physical and digital space. Look for the sector to begin emulating the tech sector in its efforts to provide high-end amenities and compete for the very best talent.

In addition, retail and private banking (or wealth management) will reinvent the customer experience to make it more individualized, while at the same time improving the virtual banking experience, especially on smart devices.

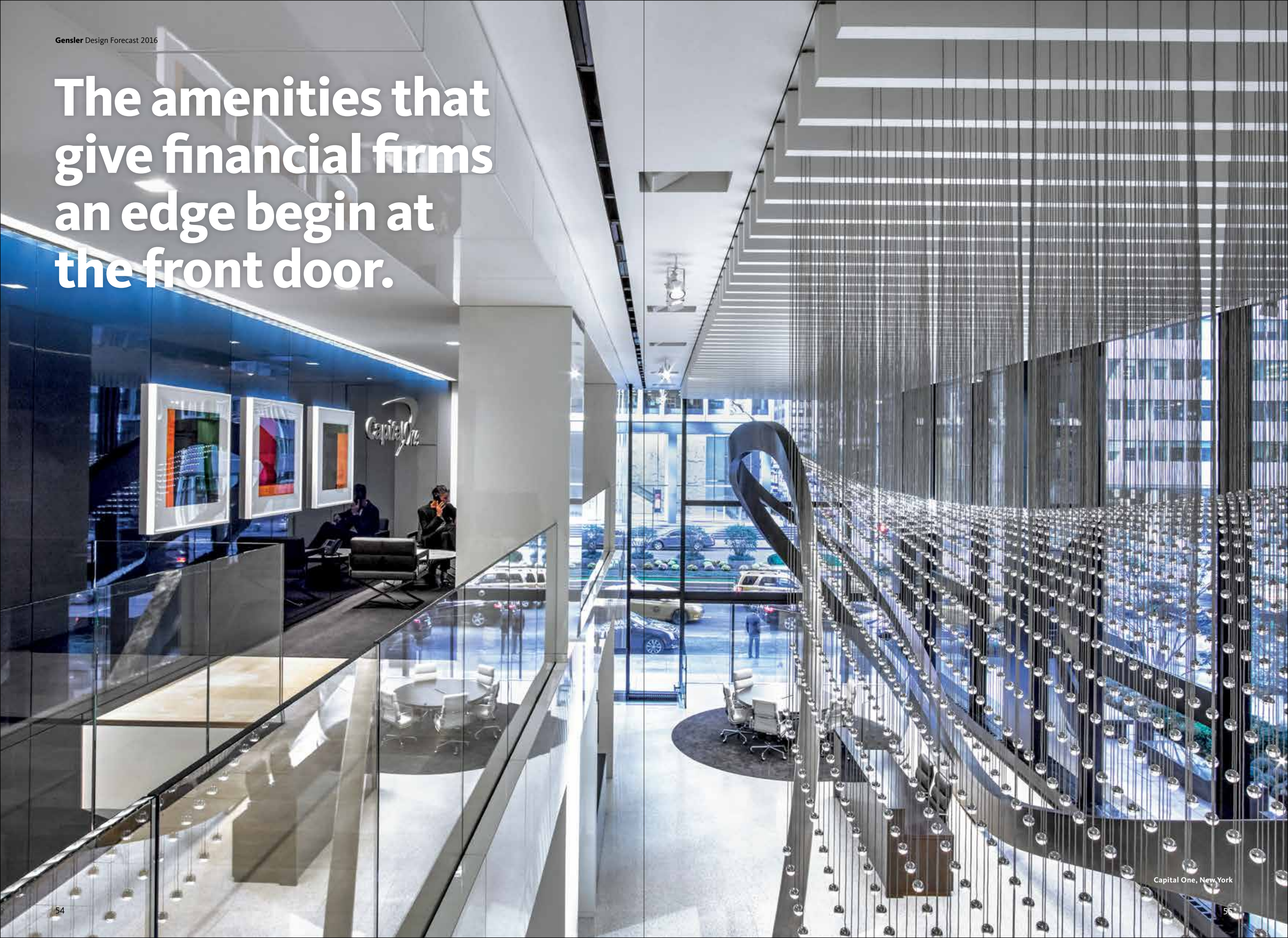
Competition is growing, as alternatives to traditional consumer banks crowd into their space. This will push the newcomers and

the legacy brands to differentiate themselves. How they will do so is an open question, especially for large banks that have to cover multiple regional and demographic markets. The task is easier when the focus is sharper, but even then, the constant evolution of technology can quickly disrupt those plans.

As technology simplifies transactions—or cedes them to artificial intelligence—the potential for disruption will only grow larger. But this also creates openings for the sector to take the lead in developing technology to support its activities. Growth of this part of the business is already gaining momentum with the rise of tech-like work settings and the tendency of financial tech accelerators to collocate with their clients.



The amenities that give financial firms an edge begin at the front door.





above: G.T. "Mickey" Leland Federal Building, Houston
opposite: Prince Jonah Kuhio Kalaniana'ole Federal Building and U.S. Courthouse, Honolulu

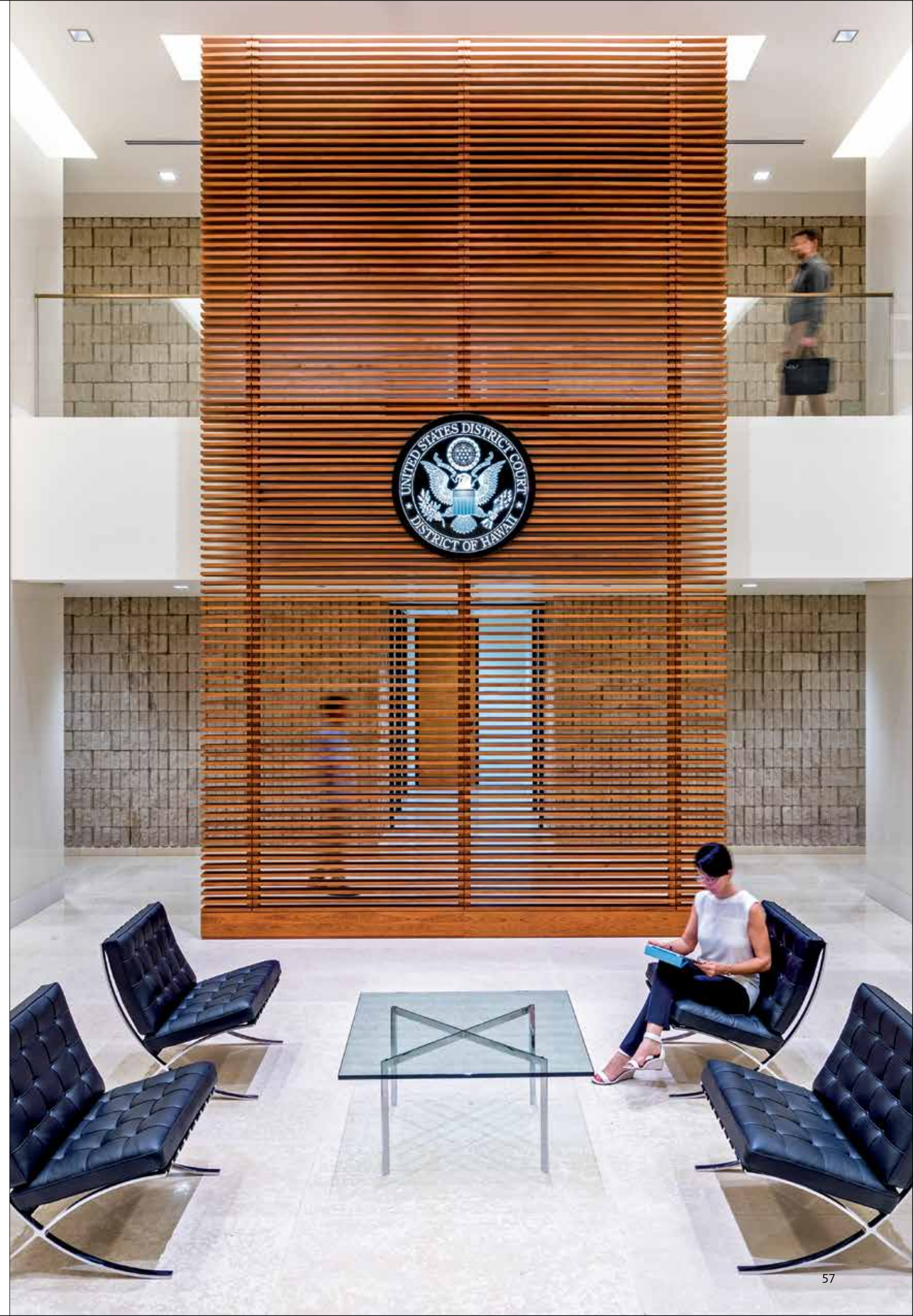
Government Cost-effective, welcoming, safe, and state-of-the-art

"Retail" government services will migrate online, reducing the need for staff and brick-and-mortar facilities as even the most heavily serviced constituents obtain services through digital channels. Seeking greater efficiency, government may resemble healthcare by consolidating some functions into central hubs, while placing others closer to the communities they serve. Often this will happen in private-sector facilities, blurring the public-private boundary.

To enhance security, physical barriers will be augmented and potentially supplanted by active, technology-enabled surveillance that allows for a welcoming environment yet

protects government buildings and workers. As their sophistication grows, these systems will detect, deter, and counter security threats—including drones—beyond the site boundaries of the building.

In addition, governments will shift to design-build and public-private partnerships to develop and operate their facilities without losing sight of goals for resilience, wellness, and productivity. End-user involvement in planning and robust change management will increase employees' satisfaction with the facilities they occupy.



Defense & Aerospace Vigilance that keeps its sights set on innovation

Cybersecurity will grow in importance, as state-sponsored intelligence agencies, state-sponsored hackers, cyber criminals, and activists all target agencies and organizations in the defense and aerospace sector. Countering these attacks is a top priority, generating the need to design high-tech command centers and sensitive compartmental information facilities (SCIF)—specialized buildings with robust infrastructure and security requirements. The threats are also leading security, operations, IT, and emergency response functions to form consolidated operations centers.

New facilities, and renewed attention to public image, will be demanded as companies in the sector diversify. Already they are moving into related fields like medical equipment, biotech, and the Internet of Things that apply their IP and talent. To further drive innovation and productivity, these companies will increasingly integrate manufacturing into the larger workplace, similar to the lab spaces used by life sciences companies.





Life Sciences Blurring the lines, emulating tech

Precision medicine—therapies that consider patients' genetic and physiological traits by integrating new diagnostic and treatment tools—is reshaping the field and its facilities, blurring the lines between life sciences and healthcare. As smart devices link precision medicine to patient-consumers, artificial intelligence will handle a growing number of lab procedures. Lab settings are also being transformed by ever-smaller equipment. These ultra-flexible spaces can be collocated with non-lab functions to support teamwork and speed development and execution.

startups, and innovation centers to get R&D to market faster. Interdisciplinary “matrix teams” are emerging, with combinations of real/virtual and insider/outsider participation. In addition, life sciences companies are gravitating toward the mixed-use “science villages” that can be found in life sciences hubs in the US and the UK, as well as in Singapore. They are a focus of investment in other East Asian countries and in the Middle East, often in conjunction with universities.

opposite: Pfizer, Tokyo
below: Alexandria Life Science, San Diego

Life sciences companies and universities are emulating the tech sector in setting up incubator and accelerator spaces to support



Energy

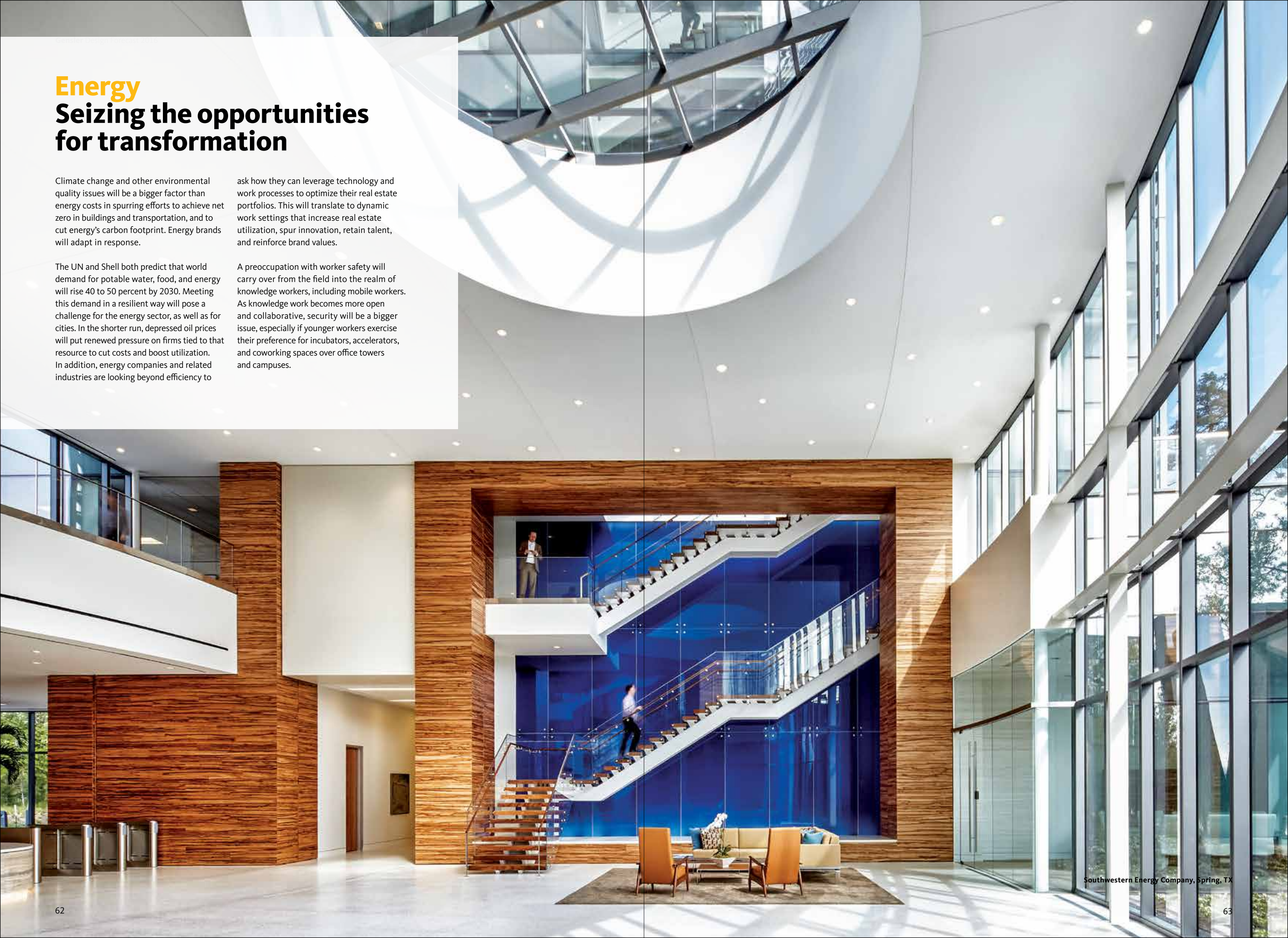
Seizing the opportunities for transformation

Climate change and other environmental quality issues will be a bigger factor than energy costs in spurring efforts to achieve net zero in buildings and transportation, and to cut energy's carbon footprint. Energy brands will adapt in response.

The UN and Shell both predict that world demand for potable water, food, and energy will rise 40 to 50 percent by 2030. Meeting this demand in a resilient way will pose a challenge for the energy sector, as well as for cities. In the shorter run, depressed oil prices will put renewed pressure on firms tied to that resource to cut costs and boost utilization. In addition, energy companies and related industries are looking beyond efficiency to

ask how they can leverage technology and work processes to optimize their real estate portfolios. This will translate to dynamic work settings that increase real estate utilization, spur innovation, retain talent, and reinforce brand values.

A preoccupation with worker safety will carry over from the field into the realm of knowledge workers, including mobile workers. As knowledge work becomes more open and collaborative, security will be a bigger issue, especially if younger workers exercise their preference for incubators, accelerators, and coworking spaces over office towers and campuses.



Consulting New capabilities, new challenges

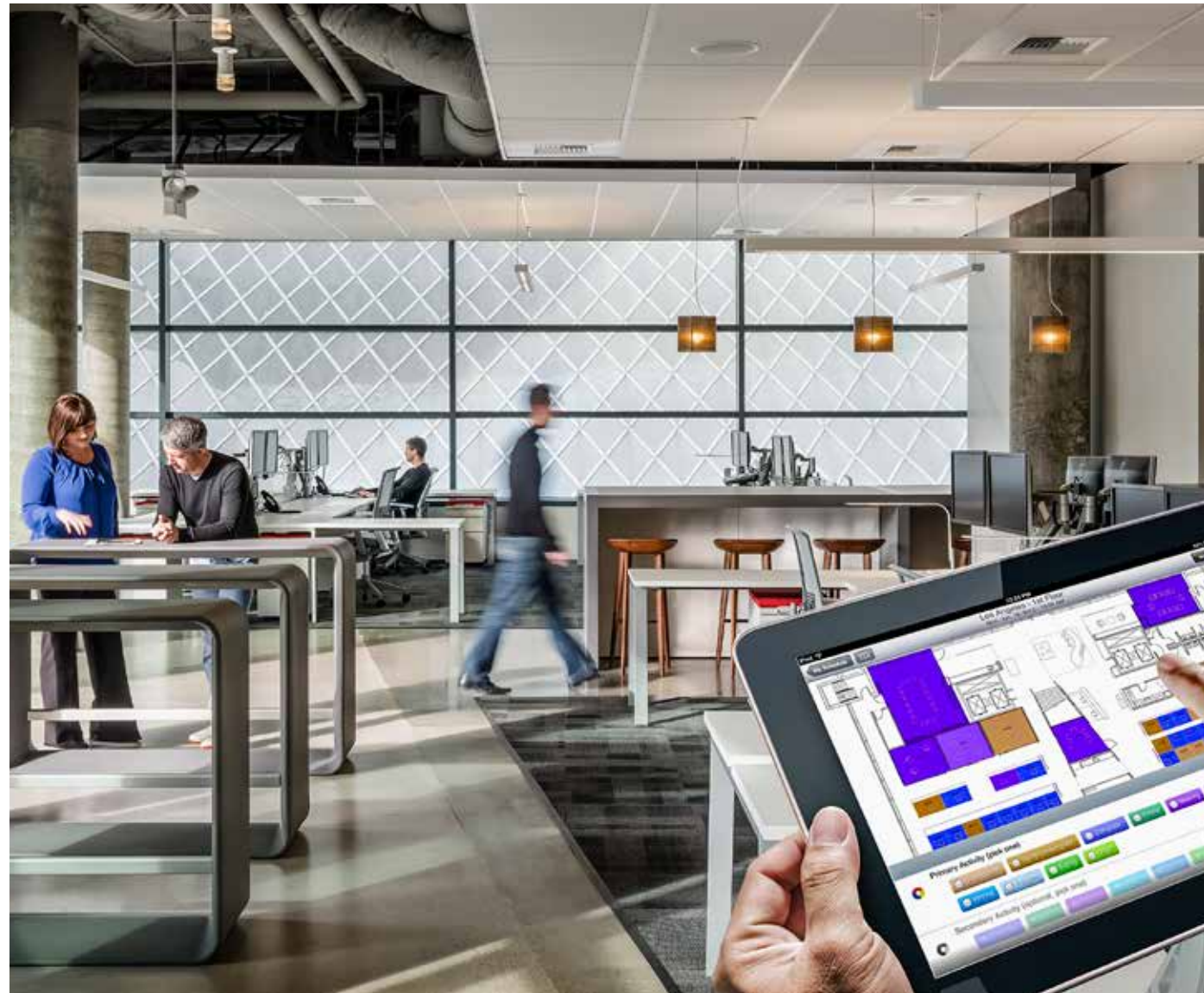
Analytics allows data to be sifted in real time, algorithmically, generating insights that enhance personal experience at the places where people live, work, and play. Designers will tap these findings to understand user needs. As data gathering is integrated into the settings themselves, people's presence in them will generate real-time data points.

The rising numbers of freelance and contract workers will have a design and operational impact as organizations seek to integrate them. Likewise, given the ubiquity of the mobile workplace, people will expect to

maintain such primary workplace values as health, engagement, brand, and work mode support—wherever they choose to work.

The need for geographically distributed teams within global organizations to work together effectively is complicated by language and cultural differences. Giving collaboration tools real-time translation capability could help. Automation, which may prove to be both a boon and a threat to workers, is an emerging issue that will grow in importance in the next decade.

below: Schuchart Construction, Seattle, shown with Gensler's award-winning *Observe* iPad app, which links activity data directly to floor plans.



above: Sunset Media Center, Hollywood, CA

Landlord Services Remixed for revenue enhancement

Landlords are turning to prebuilt, ready-to-go office space to meet tenant demands faster. Emerging workspace-on-demand platforms that “share” third-party properties the way other platforms share rides and beds will cater to tenants wanting shorter stays. As virtual reality technology catches on, it may supplant real walk-throughs as the way tenants evaluate multiple properties.

Amenities and services will be a bigger sales point for office buildings, with lobbies and other public areas taking cues from hospitality and residential properties—creating new revenue opportunities for owners and managers by adding coffee shops, restaurants,

retail, conference centers, concierge services, and more. Also look for them to offer expanded amenities to individual tenants, managing tenant-branded facilities and providing services tailored to their staffs.

As this suggests, owners understand that their office buildings are part of mixed-use districts—or need to provide that mix where it's missing. Integrating settings and activities that draw evening and weekend traffic, and opening up lobbies and terraces to encourage synergy with the neighborhood, will raise the destination value of both office buildings and their immediate districts.

**New owners
are transforming
old buildings to
give cities new life.**

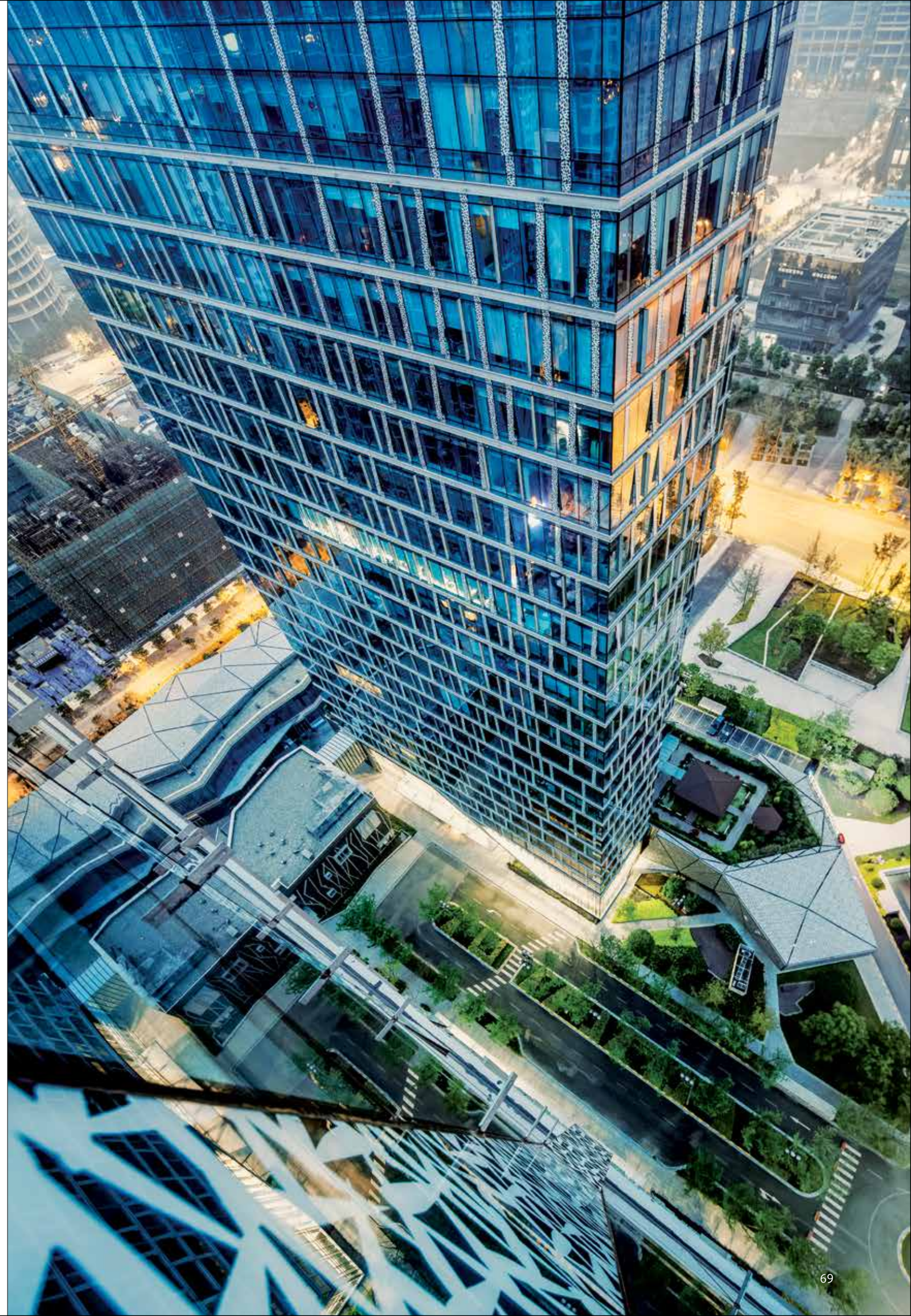


Commercial Office Building Developers Empowering a new workforce

As workers gravitate toward social settings, apart from home and work, new and repositioned “office buildings” will make room for them. Openness and connection to adjoining buildings and districts will gain importance. As mobile workers switch between office space and “third place” alternatives, owners and developers that focus on transit-served, mixed-use districts may have an edge in attracting them.

The demand for workplace flexibility will be reinforced by buildings that let organizations, teams, and individuals shape space on the fly. Faster adaptability will be the norm, and buildings will reflect this in form, structure, interior volume, façades, and services. Space will become more democratic as flatter, innovation-hungry organizations embrace agile, autonomous teams that are directly accountable for their results.

opposite: AVIC International Financial Center, Chengdu, China
below: RGA, Chesterfield, MO



Play: Trending now in Lifestyle

LIFESTYLE PRACTICE AREAS:

Entertainment p72

Sports p78

Mixed Use p83

Retail p74

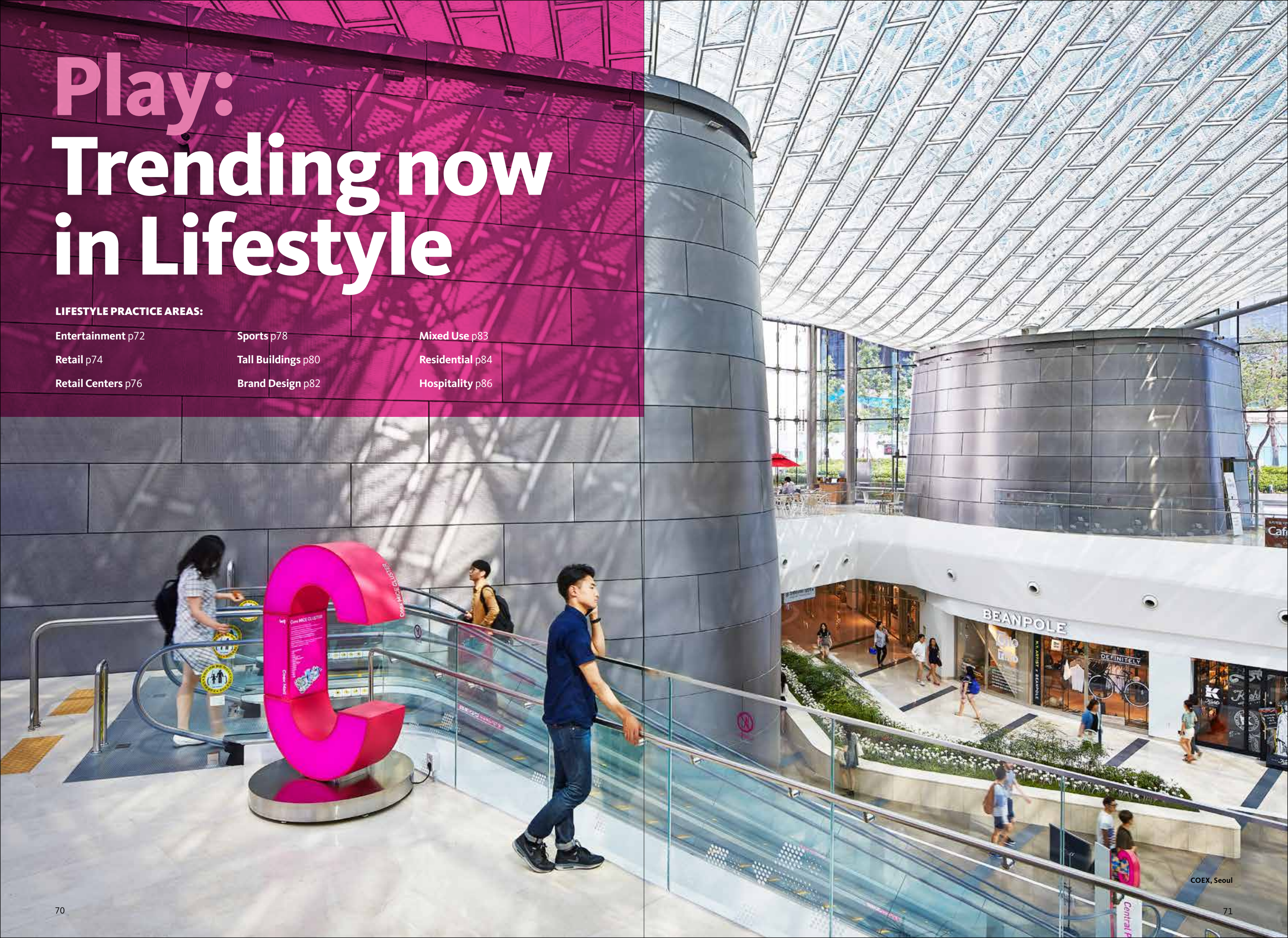
Tall Buildings p80

Residential p84

Retail Centers p76

Brand Design p82

Hospitality p86





Entertainment Audiences co-create the show

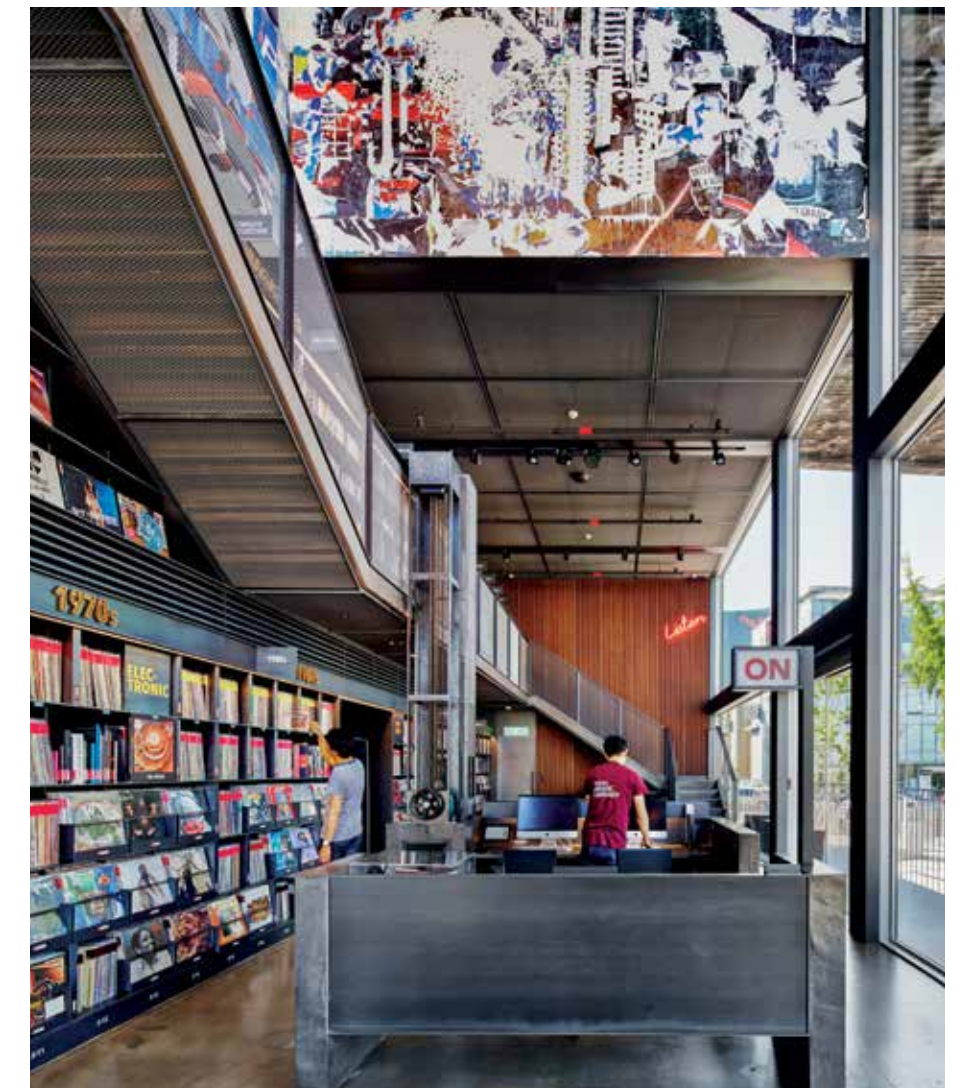
Digital culture has bred a generation of consumers who expect speed, interactivity, and a world of choice, but also more engaging, humanized brand connections. Entertainment destinations will integrate smart devices, apps, and wearables into their experiences to make them both personalized and inviting.

Entertainment venues offer customers the potential for immersive settings that deliver authentic, collective, real-time experiences for families, couples, and individuals to share and remember. Consumers want to direct all of this, to be the storytellers—even as they need the venues to make it come together. Handling this relationship shift is entertainment's challenge and opportunity.

Co-creation is evolving beyond customization, engaging the appetite for involvement. This will mean opening up key experiential processes to a wider audience—not as a passive, mute "suggestion box," but as active participants in shaping the venue and the activity.

Cultural relevance is a source of pride for domestic consumers, as well as a growing part of global consumers' entertainment offerings. With continued growth of the new middle class, there will be an increased appetite for domestic tourism. Emerging markets proudly display and export their local cultural identity through re-created symbols, lifestyles, and traditions.

left and below: Hyundai Card Music Library + Understage, Seoul



Retail

Anticipating the customer

Great products (and experiences) blend seamlessly into our daily lives. Even if it's hard to articulate why, our senses are deeply attuned to—and can even feel anxious about—anything that doesn't "feel right." This will shape aesthetic, interactive, and product design, as well as the retail settings where they often converge. As the global market for the Internet of Things is expected to reach \$1.7 trillion by 2020, according to research firm IDC, connected devices—from coffeemakers to thermostats—should seamlessly converse and work together.

Consistency in online-to-offline experience is critical as online-only brands establish a physical presence. As digital and physical merge, retail stores are rebranding as community outposts. Digital touchpoints, such as virtual or augmented reality, offer different types of in-store experiences that younger consumers crave.

Store environments will become increasingly personalized to anticipate and respond to customer expectations and individual preferences, through smart merchandise fixtures, predictive technology, and customer concierges that offer consumers VIP treatment. Technology will redefine the fashion industry as smart clothing can track the wearers' biometric data and adapt to their location or event.

Geolocation technology will have a major effect on when and where unexpected experiences take place. Delivery times will become faster and more efficient. These experiences will continue to evolve and get smarter, catering to individual preferences. Similarly, artificial intelligence (AI) helps retailers understand customers and anticipate their needs. Cognitive computing takes this a step further, accelerating, enhancing, and scaling human expertise.

right: El Palacio de Hierro Polanco flagship store, Mexico City
below: Microsoft Fifth Avenue flagship store, New York



Retail Centers

Tech yes, but the destination is all

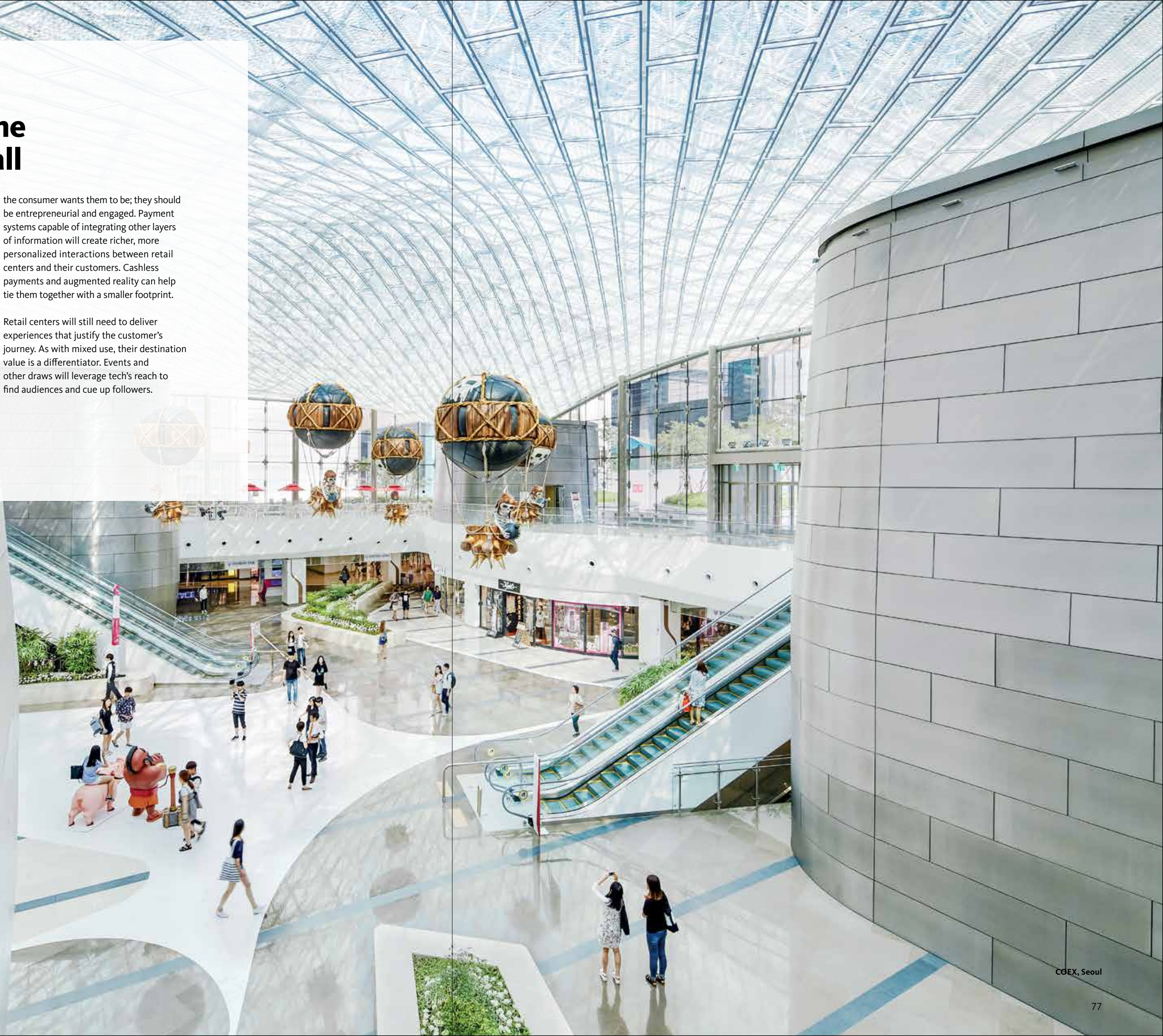
Urbanization is driving small neighborhood store strategies like Walmart Express, City Target, Home Depot, and others. It's also accelerating the growth of neighborhood lifestyle shopping villages and small independent shops in urban areas.

As retail centers expand into urban markets, they're increasingly catering to tech-savvy customers. With every mall, store, and brand sitting comfortably in consumers' pockets (on smartphones), successful retail centers will play by that mobile, 24/7 playbook. At the same time, they'll use that playbook to identify shopping patterns and preferences.

In order to thrive, retail centers must proactively embrace technology to be accessible whenever and wherever

the consumer wants them to be; they should be entrepreneurial and engaged. Payment systems capable of integrating other layers of information will create richer, more personalized interactions between retail centers and their customers. Cashless payments and augmented reality can help tie them together with a smaller footprint.

Retail centers will still need to deliver experiences that justify the customer's journey. As with mixed use, their destination value is a differentiator. Events and other draws will leverage tech's reach to find audiences and cue up followers.





Sports Amplifying the fan experience

Sports venues are becoming ever more interconnected. Environmental immersion takes this to the next level, creating opportunities for interactive engagement. Venue-specific tech offerings, from augmented reality photo zones to push-notified promotional opportunities, transform spectators into active participants.

Stadiums are the next frontier for wearables, generating infinite opportunities for product customization and collectibility for fans, and revenue advantages through promotions and analytics for teams. A single wearable device can act as your ticket, room key, fast pass, map, crowd flow monitor, and credit card.

While in-stadium technology will help support a more flexible, customizable fan experience, the collective passion found on game day generates a genuine, locally diverse experience that cultivates pride and ownership, and makes attendance worth it.

The desire for authenticity and tailored experiences will propel the next generation of venues, which will avoid the generic and celebrate the local. Whether it is an immersive, interactive, or collective social opportunity, existing venues will need to continually adapt to the changing economics of each sport, by providing the end user with a more authentic, tangible experience.

left: Los Angeles Football Club Stadium, Los Angeles
below: Oakland Athletics Hohokam Stadium, Mesa, AZ



Tall Buildings The new realities of vertical living

Tenants' long-term needs are driving tall building design, with an inside-out approach supplanting iconic form making. The increasing use of split, offset, and perimeter cores in new towers reflects this. These core arrangements offer greater flexibility in adapting buildings to future requirements, and make it easier to introduce interior stairs and atria that connect tenant floors and provide daylight and natural ventilation.

Façades are no longer for weather protection only; they are an integral part of a tower's strategy for reducing energy use and increasing human comfort and amenity. Double skins have given way to truly usable interstitial spaces. Nanotechnology will make skins more environmentally responsive. New materials will also reduce the weight of façades while improving their performance.

Digital design, fabrication, and logistics will speed start-to-finish times for tall buildings. They will also set the stage for increasingly automated systems testing, calibration, and operation, enabling faster, better-supported tenant occupancy.

Vertical living offers opportunities for densely populated cities to accommodate growth, and Asia will continue to lead the charge. But the market for tall buildings is expanding as Chinese and other offshore investors and developers are moving into overseas markets, including Europe and the United States. Residential towers are a fast-growing category in these markets. Transit access and a mixed use program (or proximity to those uses) will be crucial to achieve sustainable urban living.

opposite: Shanghai Tower, Shanghai
below, left to right: KAFD GCC Bank Headquarters, Riyadh, Saudi Arabia; Suzhou Zhongnan Center, Suzhou, China; One Museum Place, Shanghai; KAFD World Trade Center, Riyadh, Saudi Arabia



Brand Design

Shared and participatory, but individuated

Infinite choices, socioeconomic diversity, globalization, inclusiveness, and on-demand access will give rise to “micro-brands” that express affinities and values, rather than broader appeals to demographic or geographic segments. As the world becomes more subdivided, brands will need to respond by becoming more specific, customized, and targeted. Buoyed by passion for their customer segments, brands can build strong communities through shared beliefs, such as individual empowerment and social awareness.

Saving and carving quality time will be front-of-mind for consumers. People are willing to pay a premium for products and

services that give them back their time. This could take on a service component, as in a concierge or virtual personal assistant. Designers can respond by creating multi-functional elements and experiences. Places where one can entirely “unplug” and escape digital life will become the ultimate luxury-living experiences.

To reach time-strapped consumers, brands will seek to create new types of experiences: real-time, one-time-only; shared, but individuated; and participatory, rather than imposed. Ritualistic experiences provide places to connect with like-minded fans.



melissamccarthy

below: Melissa McCarthy brand identity and guidelines



above: 5th & Broadway, Nashville

Mixed Use

Adding density to enhance

Younger generations, including Millennials, often choose where they will live before they consider their careers. As a result, live/work environments are being redefined. Mixed-use developments will be designed to “flex” in this regard. Residential and office spaces will need to be better designed to coexist and create 24/7 settings.

The next generation of infill projects will be in the typical industrial “ring” or “band” that separates the urban core from suburbia. This new form of infill will develop along transit nodes. It will require a new point of view and design vocabulary regarding scale and the incorporation of open/green space with an urban-like walkability.

In some economies, the opportunity for urban renewal, revitalization, and redevelopment has never been greater. Mixed use will be the go-to choice to do more with less in urban areas by maximizing land values through activation—adding density to enhance, rather than disrupt, the city’s existing fabric. Respectful rehabilitation becomes the norm as overbuilding proves to be less sustainable. Old is the new “new.”

Residential Embracing new lifestyles

Within the next 10 years, the continued trends of urban and suburban densification and global urbanization will have changed the residential landscape in larger markets and will be under way in smaller markets.

Fueled by the sharing economy and the cost of personal home ownership, communal housing will become acceptable to residential segments like post-college adults, single parents, and the elderly. The community arrangement offers financial and social benefits. Community-based offerings, such as cohousing, provide affordable housing solutions for seniors, younger renters, and entrepreneurs, who may tend to embrace opportunities for relationship building and casual connections. A menu of amenities are shared among cohabitants, but can also be reserved.

Renters and buyers in urban markets want options supporting convenient, mobile, and social lifestyles. Changes in work style and lifestyle will increase the need for part-time housing as people with mobile lifestyles seek places that pair the conveniences of a hotel

with the comfort and familiarity of home. In response to these changes, mixed-use developments are increasingly introducing a housing component. Many new "residential" projects include office, retail, and hotel uses on a single block. With their smaller floor plates, older downtown office buildings are ideal for residential conversion.

The suburb isn't dead, but it craves the advantages of city living. That's leading to an emerging residential market, the "uburb," midway between the city and the suburb. Some large employers are collocating with them to tap their housing, amenities, and transit accessibility.

Across global markets, there's a need for new types of informal and formal settlements. Developing countries have special concerns; for example, secure land tenure, economic stability, and safe and sanitary conditions. While governments, NGOs, local landowners, and contractors cooperate, informal settlements still occur. These makeshift dwellings also need schools, places to work and gather, and access to services.



right: Biola University Blackstone Residence Hall, La Mirada, CA
below: 3D Printed House Prototype





Hospitality Catering to next-gen travelers

While traveler segments over the past decade were primarily classified by business versus leisure, the next generation of traveler classifications will be more focused on travelers' behavioral patterns and expectations. Hotel providers can cater to each group's distinct needs and characteristics—from cultural purists and ethical travelers to reward hunters and social capital seekers. To better serve these new segments, hospitality brands are developing places for "members"—people with strong affinities—revamping loyalty programs and creating exclusive experiences to bond with and grow their clientele. They're creating club-like spaces that appeal to lifestyle categories and behaviors, rather than demographics, allowing people to come

together based on the brands they affiliate with and the experiences they want to have. Hyperpersonalized, bespoke packages satisfy guests' desire to collect new skills and authentic, immersive experiences.

Technology is also redefining hospitality. Location services offer added value to guests with mobile apps that recognize preferences and offer membership benefits, mobile room key technology, and check-in/checkout services. In-room handheld devices that provide complete control of the guest environment will become the norm in mid- to upper-scale markets.

left: Hyatt Incheon, Incheon, Korea
below: Westin hotel and transit center at Denver International Airport, Denver





**More than an
airport hotel, a
place to connect
passengers with the
surrounding region.**

Westin hotel and transit center at Denver International Airport, Denver

Annual Report



Yanmar Flying-Y Building, Osaka

Message from the Board of Directors



In our 50th year, we surpassed the \$1 billion revenue milestone for the first time. Our global reach opens new possibilities for us and our clients—leveraging our size, scope, and expertise to drive innovation, creativity, and design excellence.

A Message from the Board of Directors

We achieve a high level of inventiveness and creativity because of our tremendous diversity and scale. With 47 offices around the world, we draw from many points of view and support a dynamic environment where ideas multiply faster and cross-pollination is richer. We look at design holistically, which sets us apart. With deep roots in architecture, interior design, and planning, we examine every project through many lenses—inside-out, outside-in, integrated, and branded.

Our record-setting revenues give us the ability to reinvest in our global platform—supporting world-class research, talent development, design delivery, and the futures of our 5,000+ professionals to provide the best service and outcomes for our clients. We're financially strong and debt-free, contributing \$45.7 million in deferred compensation to our employees through our ESOP, profit-sharing, and international retirement plans. Our local offices keep us nimble, but in combination they give us a scalability that allows great things to happen.

Andy Cohen, FAIA, IIDA
Chair of the Board

Diane Hoskins, FAIA, IIDA, LEED AP
Vice Chair of the Board



Board of Directors

from left: John Adams, Judy Pesek, Julia Simet, Jordan Goldstein, Diane Hoskins, Joe Brancato, Andy Cohen, Ray Shick, Robin Klehr Avia, Dan Winey

TOP RANKINGS

#1

Backed by great clients, we continue to earn industry recognition year after year.

Architectural Record
2015 Top 300
Architecture Firms:
#1 Firm Overall

VMSD
Top Retail Design
Firms of 2015:
#1 Firm Overall

Building Design+Construction
2015 Giants 300:
#1 Architecture Firm
#1 BIM Architecture Firm
#1 Data Center Architecture Firm
#1 Green Building
Architecture Firm
#1 University Architecture Firm

ENR
2015 Top 150 Global Design Firms:
#1 Architecture Firm

Interior Design
2015 Top 100 Giants:
#1 Architecture Firm
#1 Most Admired Firm

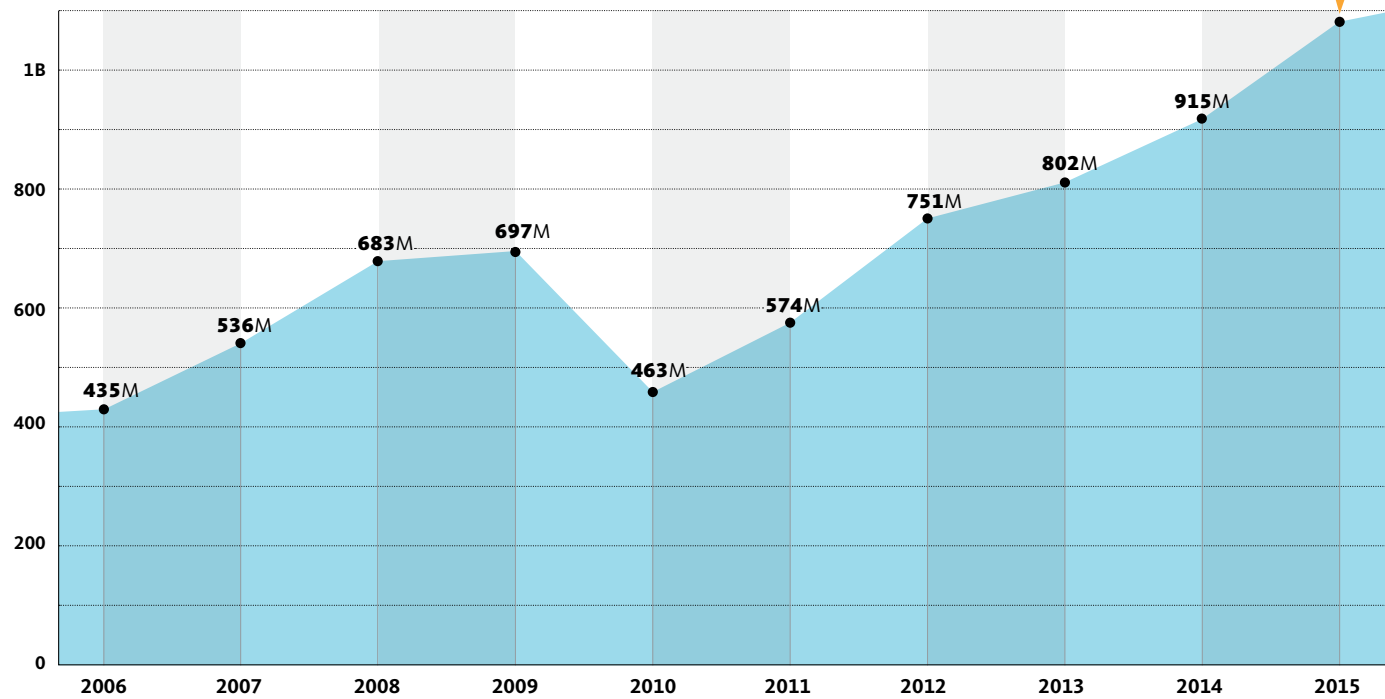
Building Design
2016 World Architecture 100
#1 Firm

Gensler is a leader among the world's architecture and design firms. Our standing among peers and our industry awards reflect the value we deliver to clients every day.

FINANCE REPORT

We've broadened our services to 31 areas of practice, with total revenues for the year setting a new record high for the firm.

\$1.075^b



\$45.7^m Contributions to US and international retirement plans (USD)

100% Gensler is fully employee-owned through direct shares and our ESOP

A BANNER YEAR FOR DESIGN AWARDS & RECOGNITION

Shanghai Tower, The Tower at PNC Plaza top best of 2015 lists

Shanghai Tower is featured in *Wired* magazine's round up of "Amazing Architecture That Captivated Us in 2015." *Architectural Digest* highlighted the tower in the "Seven Buildings That Are Redefining Architecture." *Architectural Review* credited the tower's "ambitious architecture that sets the building apart from all others."

The Tower at PNC Plaza is among *Architectural Digest's* "Beautiful Eco-Friendly Office Buildings in the World." The tower "redefines the urban highrise headquarters typology and raises the bar for forward-thinking companies using architecture as a means to inspire and enable great work," said Gensler principal and design director Hao Ko.



Shanghai Tower, Shanghai



The Tower at PNC Plaza, Pittsburgh

Gensler named a Best Place to Work in US

Gensler received a Glassdoor Employees' Choice Award, honoring the Best Places to Work in 2016 in the US among employers with 1,000 employees or more, based on employee feedback. Gensler is the only architecture firm on the list to receive this distinction.



Gensler's office in Oakland, CA



Interior Design's 'Gensler 50'

Interior Design dedicated its November 2015 issue as a special commemorative tribute, cover to cover, recognizing Gensler's 50th anniversary, "Gensler 50."

Architectural Record—Good Design is Good Business
McCann, New York, NY

Association of Legal Administrators—2015 IDEA Award
"ReDesign Law: Office of the Future"

CODAworx—2015 CODAwards
Morrison & Foerster, New York, NY (Commercial)

Contract—2015 Best of NeoCon
Tuohy WorkStyles (Best of Competition)

IIDA—2015 Best Interiors of Latin America & the Caribbean
Teatro El Triciclo, San José, Costa Rica (Entertainment)
Tienda Museo de Oro, San José, Costa Rica (Retail)

IIDA—2015 Global Excellence Awards
Hyundai Card Music Library + Understage, Seoul, South Korea (Entertainment)

IIDA—Healthcare Interior Design Competition
Town Hall Apartments, Chicago, IL (Community-Based Service Facilities)

India Retail Forum—2015 IRA Awards Most Admired Retailer of the Year
Raymond Ready to Wear, Bangalore, India (Innovative Concept)

Interior Design—Best of Year Awards
Hyundai Capital Street, Seoul, South Korea (Beauty)
Grove by Sixinch (Green Innovation)
Tuohy WorkStyles (Furniture: Contract/Case Goods)

Interior Design—MarketWork Awards
Hyundai Card UX Lab, Seoul, South Korea (Tech Office—Small)
Tech 101 Environmental Marketing, San Francisco, CA (Graphics)
SymFit at Symantec, Mountain View, CA (Gym/Yoga Studio)
Hyundai Capital Europe, Frankfurt, Germany (Staircase)
Stinson Leonard Street, Kansas City, MO (Staircase)

London First—2015 London Planning Awards: Best Conceptual Project
The London Underline, London

New London Architecture—New London Awards 2015
UBM, London (Office Interiors)

Nikkei Inc. and New Office Promotion Association—2015 Nikkei New Office Award
CBRE Headquarters, Tokyo, Japan
Citi Shinjuku, Tokyo, Japan
Edelman Japan, Tokyo, Japan
Yanmar Headquarters, Osaka, Japan

Retail Design Institute—2015 International Store Design Awards
Harman International Flagship, New York, NY (Digital Integration Innovation)
Holly Hunt Showroom, Dallas, TX (Brand Spaces)
Timbuk2, Chicago, IL (Sustainability Innovation)

Society of American Registered Architects—2015 Celebration of Architecture and Design
Condé Nast Headquarters, New York, NY

Gensler
DESIGN EXCELLENCE AWARDS
2015



Gensler Design Excellence Awards
Raising the bar for design, showcasing our best work.

Now in its 16th year, the Gensler Design Excellence Awards (GDEA) program helps set a standard to which all our design teams can aspire. Within the firm, it creates a buzz about design, raises awareness of our top projects, and generates conversations about design in dozens of Gensler offices around the world. At the early stages of the review process, each region of the firm evaluates eligible projects. Then a shortlist of the very best work, about 130 projects, is critiqued by a jury of industry experts, who make the final choices and share their insights via a live broadcast to the entire firm.

Of the 30 submissions selected in 2015 for an award or honorable mention, two were separated from the field as “Best of Show”—Condé Nast Headquarters in New York and Hyundai Capital Europe Headquarters in Frankfurt, Germany. The remaining projects highlighted a broad cross-section of the firm’s work, ranging in scale from a collection of 32 logos to a neighborhood plan for Shanghai.

2015 GDEA RECIPIENTS

Community

Lynn University International Business Center
An’ Kang Yuan Neighborhood Plan
Songhu-Sanmen Road Pedestrian Bridge

Lifestyle

COEX
La Rinconada Stadium
Interior Design 30 on 30
Hyundai Card Music Library + Understage
3D Printed House

Workplace

Condé Nast Headquarters
Hyundai Motor America Headquarters
Warner Music Group Global Headquarters
Cushman & Wakefield
Gensler Oakland

Hyundai Capital Europe Headquarters

Samsung Meatpacking District
SymFit at Symantec
Tableau West Dock
Wired Magazine Editorial Office

Best of Show

Condé Nast Headquarters
Hyundai Capital Europe Headquarters

Margo Award

Vistamar Phase 2
Royal Caribbean Entertainment Production Studio at FIU
Samsung User Experience Group

Make a Difference Award

Cambridge Elementary Project
Color Corps



La Rinconada Stadium, Caracas



Best of Show: Hyundai Capital Europe Headquarters, Frankfurt



Jurors announced the awards via a global broadcast to Gensler offices.



Microsoft GWS Future Forum



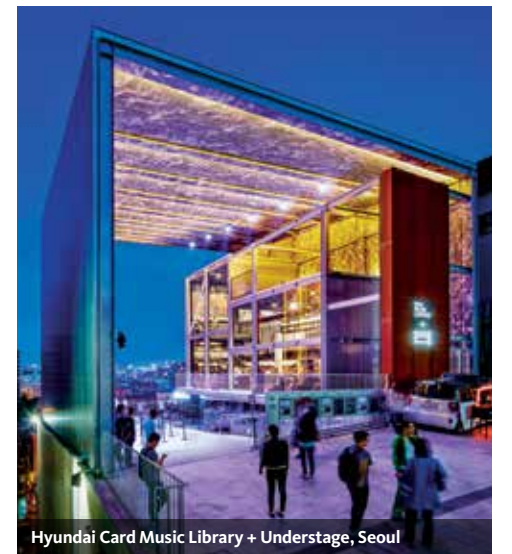
400 S. Record St., Dallas



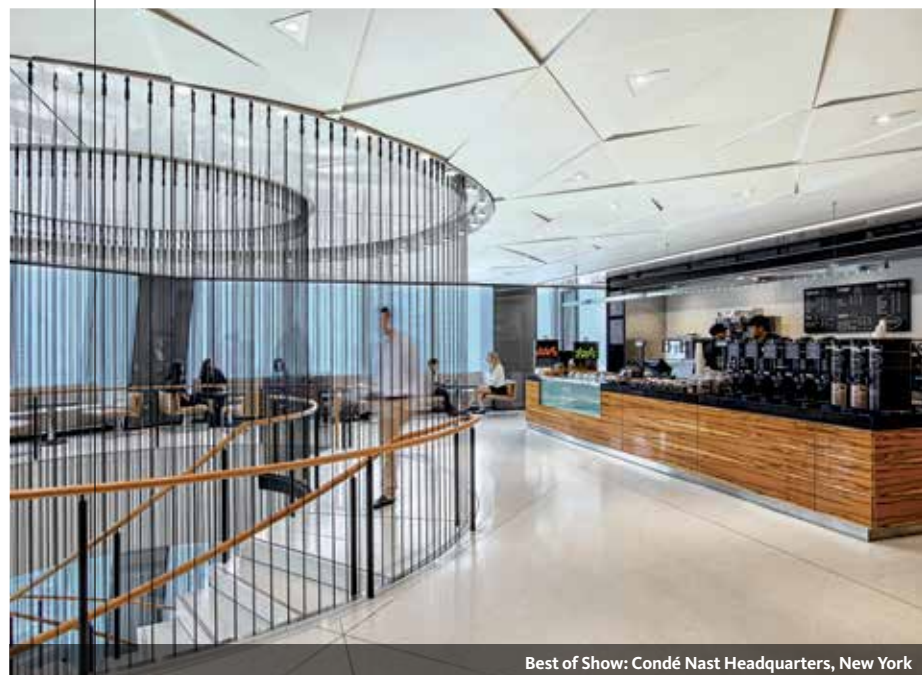
Songhu-Sanmen Road Pedestrian Bridge, Shanghai



LMI Headquarters, Tysons, VA



Hyundai Card Music Library + Understage, Seoul



Best of Show: Condé Nast Headquarters, New York

2015 GDEA Jury



Carlos Salcido
CMO & Marketing Director,
El Palacio de Hierro



Paul Venables
Founder and Chairman,
Venables Bell & Partners



Cathleen McGuigan
Editor-in-Chief,
Architectural Record



Cheryl Durst
Executive Vice President/
CEO, IIDA



Jim Laumann
Project Executive/Campus
Architect, Google Inc.



David Meckel
Director of Campus Planning,
California College of the Arts



Ted Tanner
Sr. Vice President of Real
Estate, AEG Worldwide



Cindy Allen
Editor-in-Chief,
Interior Design



Geeta Mehta
Adjunct Professor of
Architecture and Urban
Design, Columbia University



Orlando Diaz-Azcuy
Founder, Orlando Diaz-Azcuy
Design Associates



Gensler Research + Innovation Awards

Celebrating the spirit of invention and exploration.

Gensler fosters a culture of research that fuels invention, experimentation, prototyping, and creative problem-solving throughout the firm. The Gensler Research + Innovation Awards (GRIA) program, through an external jury, evaluates and celebrates firmwide and project-based research and innovation projects. The program sparks discourse and debate about research and innovation, while serving as a forum to engage our industry colleagues in dialogue to develop a more focused point of view that better serves our clients' needs.

Of the 140 submissions, 74 went to the jury. Seven Research and six Innovation submissions won awards. Two were recognized as best in their category: Evolution of Workplace in India as "Best of Research" and Design Strategist Development (DSD) Program as "Best of Innovation."

2015 GRIA RECIPIENTS

Research:

From Data to Place
Tokyo Olympics Navigation Infrastructure
Knowledge Accelerator for Building Materials
Microsoft SMSG Global Research
Government Relations in Emerging Markets
Published Research: Ambient Learning

Best of Research:

Evolution of Workplace in India

Innovation:

Lighting Design Performance Toolset
La Rinconada Stadium
Generative Data Visualization for Confidential Financial Services Client
The Tower at PNC Plaza
Local Craft

Best of Innovation:

Design Strategist Development (DSD) Program



The 2015 Gensler Research + Innovation Awards jury.



The four pillars of design for the future Indian workplace.



The Tower at PNC Plaza, Pittsburgh. A double-skin façade allows for natural ventilation.



Best of Innovation: Gensler's Design Strategist Development Program.



Gensler's proposed navigation systems for the 2020 Olympics in Tokyo.

2015 GRIA Jury



Howard Pulchin
Global Director, Creative Strategy & Community, APCO Worldwide



Chuck Watters
Senior Managing Director, Hines



Mark Sexton
Founding Partner, Krueck + Sexton Architects



Amy Huber
Assistant Professor, Florida State University



Dian Duvall
Principal, Gensler



James Timberlake
Partner, KieranTimberlake



Scott Braley
Principal Consultant, Braley Consulting & Training



Michael Grindell
Executive Vice President & Chief Administrative Officer, 22squared



J. Walker Smith
Executive Chairman, The Futures Company



Robert Cassidy
Executive Editor, Building Design+Construction

Gensler Research

We fund a myriad of research studies that generate new knowledge and inform our design strategies.



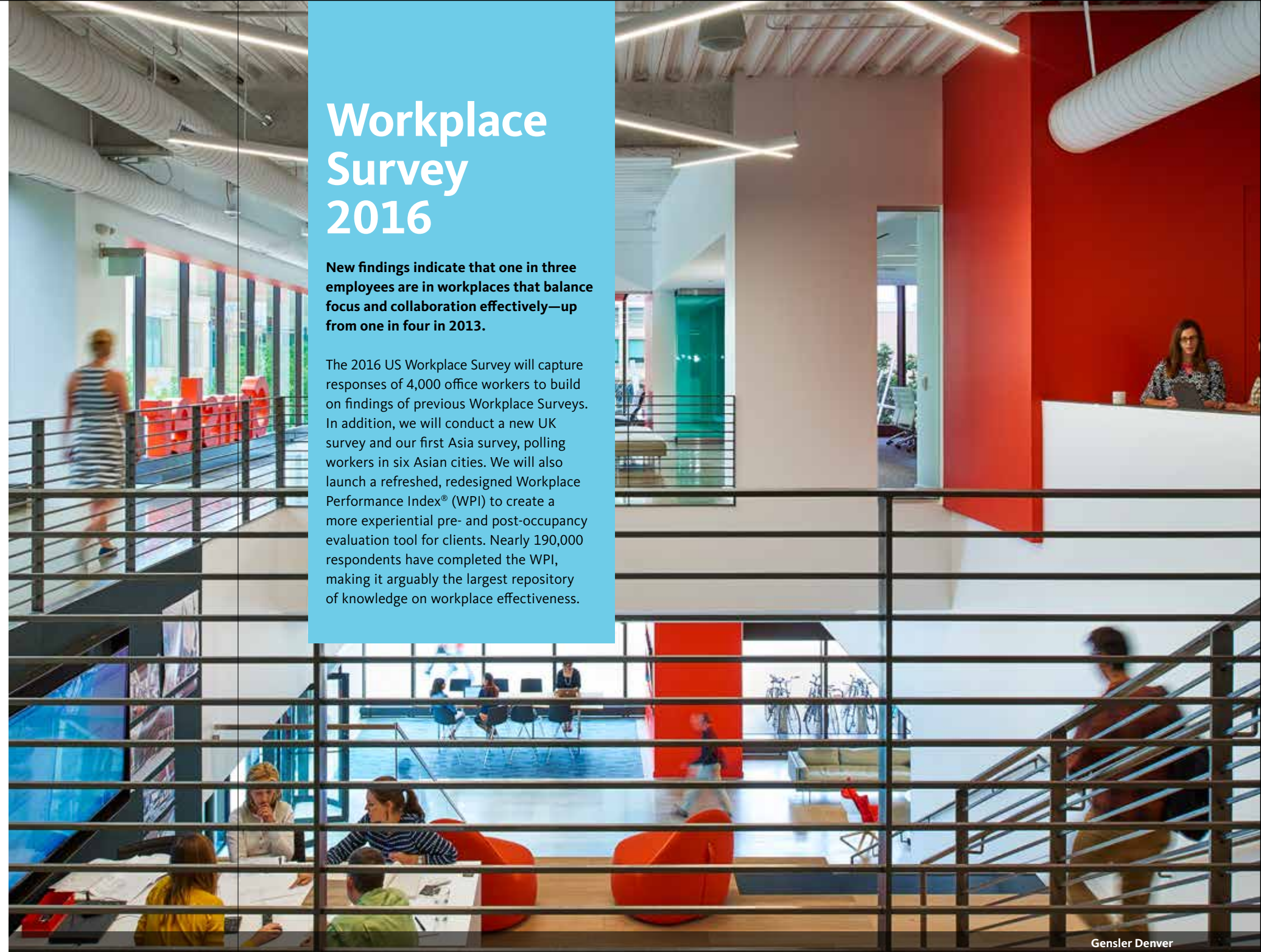
Design firms are built on intellectual capital, so we make a substantial investment in research to grow our knowledge.

The findings maximize the impact of our design strategies, offer solutions to issues of pressing need, and elevate the conversation with our clients. This year, Gensler funded 33 research projects conducted by internal teams across our global offices and practice areas. These grants supported a diverse range of studies including a look at the future of museums, a de-ruralization toolkit for rapidly urbanizing economies, research on the adaptive reuse of medical facilities, and more. To share our findings, in 2016 we will release the second edition of the *Gensler Research Catalogue*, highlighting the work of hundreds of professionals around the world.

Recognition of our research efforts is an important benchmark. We received a 2015

IDEA Award from the Association of Legal Administrators (ALA) for “ReDesign Law: Office of the Future,” a research collaboration between the ALA and Gensler that produced a pop-up legal workplace exhibit and website (redesign-law.com). In the UK, our vision for improving the public transit experience in London—dubbed The London Underline—was awarded Best Conceptual Project at the London Planning Awards. Gensler proposed transforming the outdated tunnels of London’s subway system into safe and inviting paths for bicyclists and pedestrians.

One of our most compelling 2016 research initiatives is the Experiential Design Index, a new process we’re envisioning to assess consumers’ behaviors, values, and emotions, and connect those factors to physical spaces. We are benchmarking brands that are best known for delivering exceptional customer experiences, and have launched roundtables with clients to explore key dimensions of consumer dynamics and design responses.



Workplace Survey 2016

New findings indicate that one in three employees are in workplaces that balance focus and collaboration effectively—up from one in four in 2013.

The 2016 US Workplace Survey will capture responses of 4,000 office workers to build on findings of previous Workplace Surveys. In addition, we will conduct a new UK survey and our first Asia survey, polling workers in six Asian cities. We will also launch a refreshed, redesigned Workplace Performance Index® (WPI) to create a more experiential pre- and post-occupancy evaluation tool for clients. Nearly 190,000 respondents have completed the WPI, making it arguably the largest repository of knowledge on workplace effectiveness.

Gensler Denver

Anticipating the future of “hackable” cities

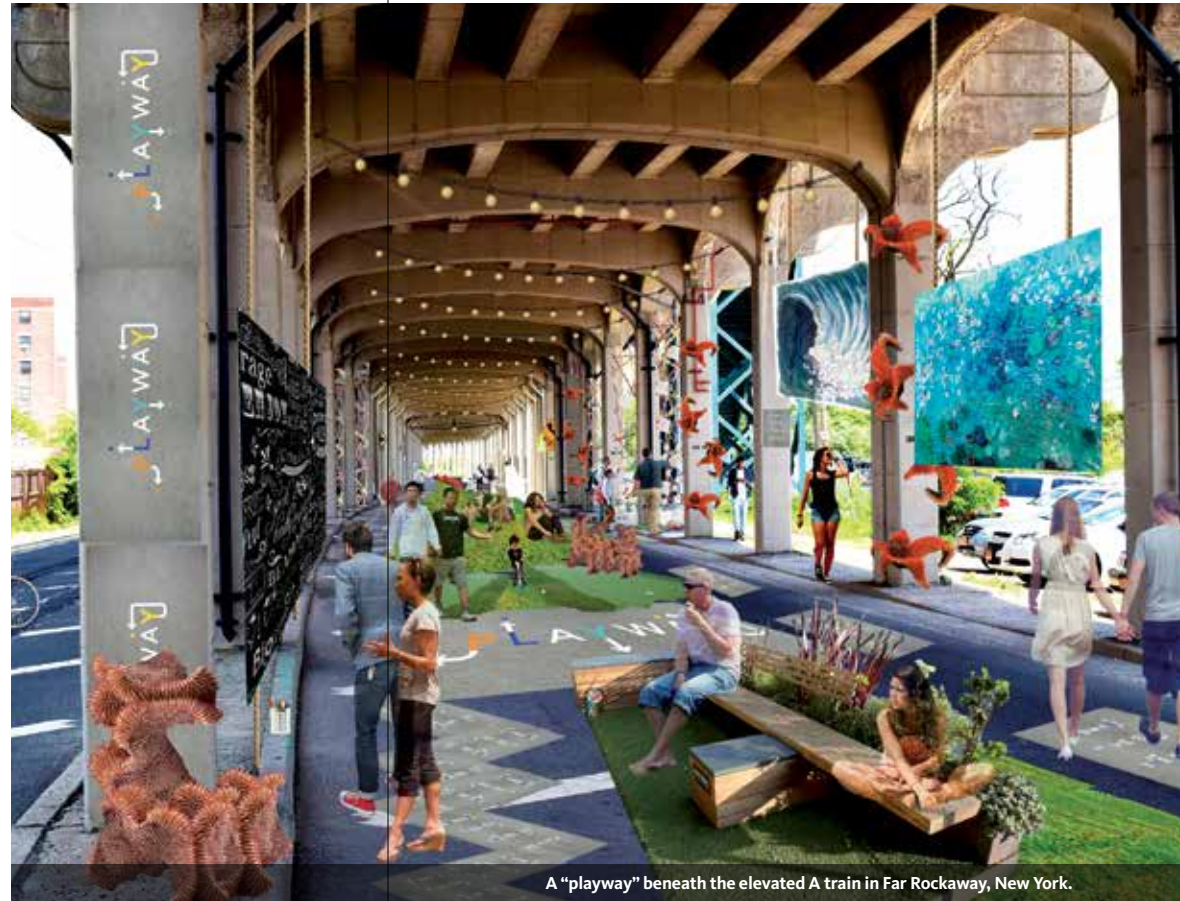
One of our global teams examined how office buildings—and urban districts—will morph to accommodate the changing demands of work. Looking at 20 cities, they studied how existing structures can be reconfigured, or “hacked,” to house a diverse mix of uses and a range of tenants. Several scenarios speculated how underused building stock can be transformed into new workplaces, especially as office buildings are transformed from single-use to mixed-use projects.



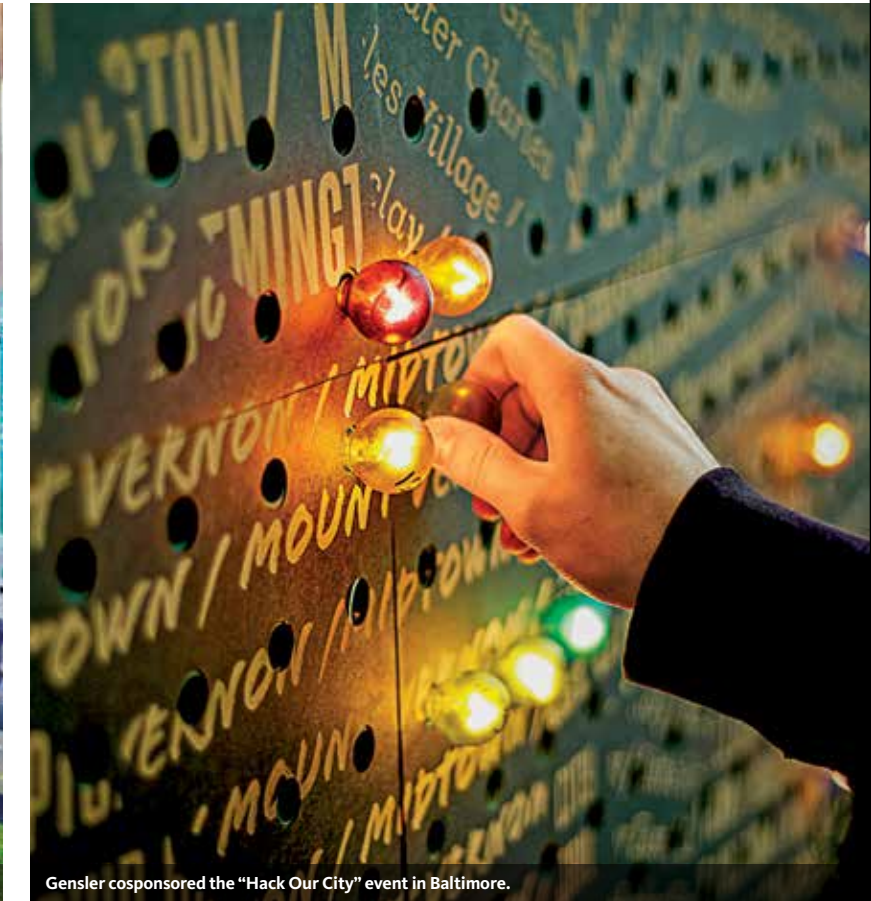
“Hacking” this London office building introduced a richer mix of uses.

Making a Difference

Gensler is committed to creating positive impact through socially conscious design and civic engagement.



A "playway" beneath the elevated A train in Far Rockaway, New York.



Gensler cosponsored the "Hack Our City" event in Baltimore.



Gensler and Project Color Corps repaint Cambridge Elementary in Concord, CA.



Reimagining the underway in Far Rockaway, New York.

We are a global network of designers and advocates working to help our communities through volunteerism, service, and pro bono work. We use design to make them healthy, resilient, and inclusive.

As a firm, we address resilience at all scales. In 2015, Gensler debuted The Tower at PNC Plaza in Pittsburgh, which set a new benchmark as one of the world's greenest skyscrapers. We believe the next opportunities in sustainability lie in resilient communities and net-zero design. Projects such as Glumac's Shanghai office, which is pursuing certification as Asia's first Living Building Challenge project, and PNC Bank's Net Zero energy branch in Fort Lauderdale, Florida, address larger goals of climate neutrality and long-term sustainability.

Resilience is also about strengthening communities, economically and socially. It's about future-proofing—making communities durable so they can thrive. As designers and residents, we help shape our cities' urban fabric. We use design as a catalyst to reimagine public spaces and transform our neighborhoods—whether we're engaging neglected communities with urban design in Baltimore or partnering with Rockaway Waterfront Alliance and Design for America to re-envision the future of Far Rockaway in New York City, a neighborhood devastated by Hurricane Sandy.

Through partnerships with like-minded organizations such as ACE Mentor Program of America, City Year, IIDA, and Project Color Corps, Gensler amplifies impact, supports underserved youth, develops design solutions, and mentors future generations. In our projects and our everyday work, Gensler creates positive, enduring change.



Gensler and City Year renovate a library for Young Achievers Science and Math School in Boston.



Gensler and City Year refurbish a study space for Chalmers School of Excellence in North Lawndale, IL.

Gensler Principals

Our collaborative leadership model promotes idea sharing and innovative solutions worldwide.

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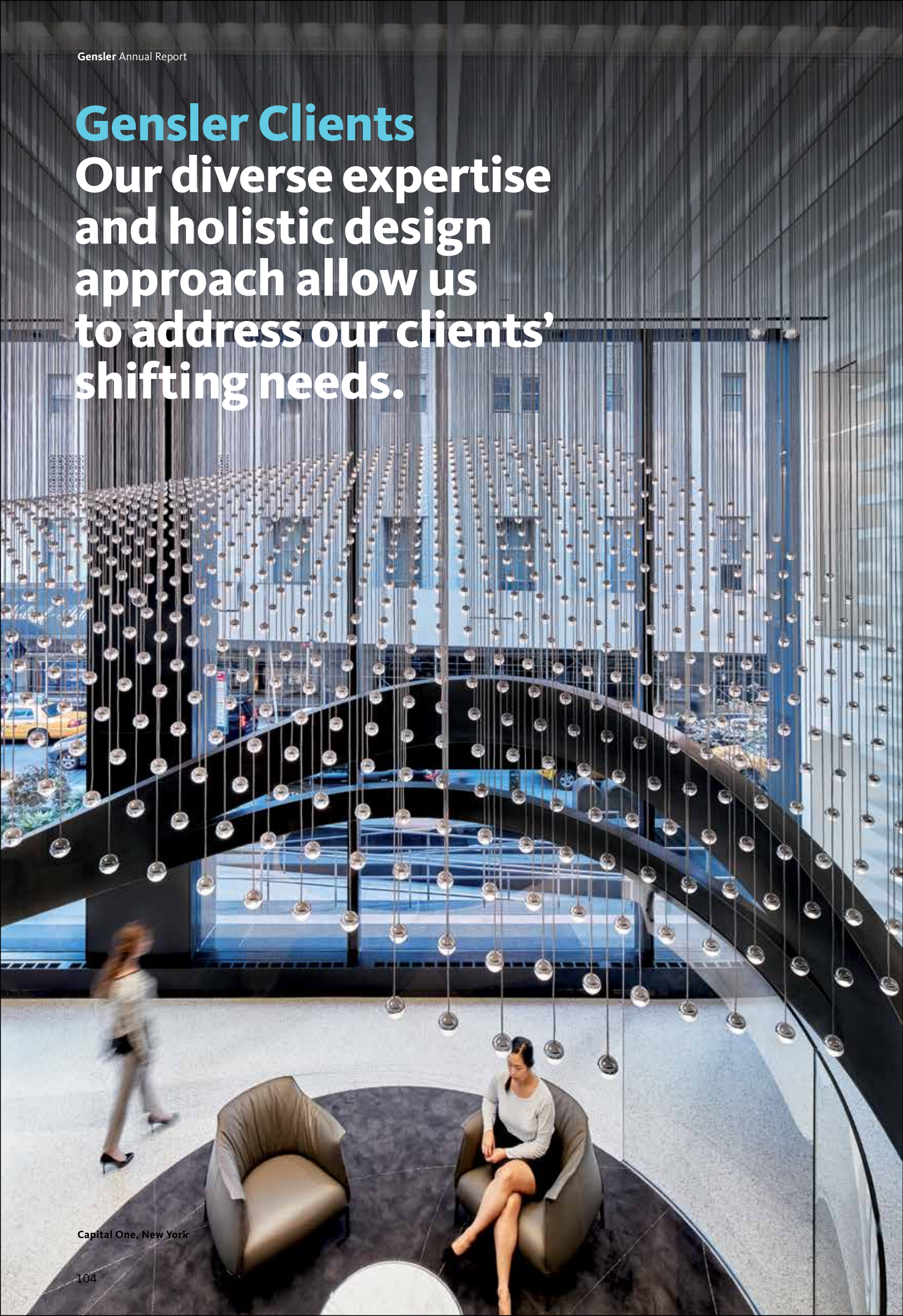
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Our diverse expertise and holistic design approach allow us to address our clients' shifting needs.



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2,771

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BILCO
Bilgili Holding
Bingham McCutchen LLP
Biola University
BioMed Realty Trust, Inc.
BIT Playhouse
Bixby Land Company
BJ's Restaurants
Black Forest Ventures LLC
BlackRock, Inc.
The Blackstone Group
Blake, Cassels & Graydon LLP
Blank Rome LLP
Block Constructora S.A.
Bloom Properties
Bloomberg
Bloomin' Brands, Inc.
Bloomsburg Carpet
Blue Shield of California
Blue Sky Capital
Blue Star Development
BMC Software, Inc.
BMS Management, Inc.
BNP Associates, Inc.
BNY Mellon
Boardwalk Ferrari
Bobrick
Body Kinetics
The Body Shop
The Boeing Company
Boingo Wireless
Bolon
Bond Companies
Booking.com
Bookspan
Borden Ladner Gervais LLP
BorgWarner
Bose
Bosley
Boston Consulting Group
The Boston Globe
Boston Properties, Inc.
Boston Scientific Corporation
Bottle Rocket
Boulevard Nightlife Group
Boy Scouts of America
BoyarMiller
Boyd Martin Construction LLC
BP plc
Bracewell & Giuliani
Bradbury Development Ltd.
Bradford Commercial Real Estate Services
Bradley Consulting Group
Brailsford & Dunsley
Brand USA
BrandApart
Brandywine Realty Trust
Brause Realty
Brazos Riverfront Development, Ltd.
BRE Properties, Inc.
B-Reel
BreitBurn
Brenham Main Street Historical Preservation, Inc.
Bretton Woods Recreation Center
BridgeForth Capital
Briggs & Stratton
Bristol-Myers Squibb
British Airways
British Land
BRITT
The Broad Art Foundation
Broad Green Pictures
Broadcom
Brookfield Global Integrated Solutions
Brookfield Office Properties
Brookfield Residential
Brooklyn Brewery
The Brooklyn Hospital Center
Brooks Sports, Inc.
Brooks, Pierce, McLendon, Humphrey & Leonard LLP
Brown Rudnick LLP
Brown University
Brunello Cucinelli
Bryan Cave LLP
Buch Construction
Buckingham Companies
Buick
Building and Land Technology
Bunker Hill Community College
Bunkhouse
Bupa
Burberry International
Burger Heaven & CoolMess
Burns & McDonnell
Buro Happold
Burr Computer Environments, Inc.
Burr Pilger Mayer, Inc.
Business Interiors by Staples

C

C&A
C. Anthony
C.J. Segerstrom & Sons
C.W. Driver
Cabletica
Cadillac
Cadillac Fairview Corporation
Caesars Entertainment
Caesarstone Canada
Cafritz Investments
Cain Hoy Enterprises
Caliber Home Loans
California Baptist University
California College of the Arts
California Fish Grill
California Hospital Medical Center
California Institute of Technology
California State Polytechnic University, Pomona
California State University Office of the Chancellor
California State University, Fullerton
California State University, Long Beach
California State University, Northridge
California State University, San Bernardino
California State University, San Marcos
Camden Property Trust
Camelback Esplanade
Cameron
Cameron McKinney LLC
Canary Wharf Group plc
Candlewick Press
Canon
Capco
Cape Cod Five Cents Savings Bank
Capgemini
Capital Associates
The Capital Group Companies, Inc.
Capital One
CapitaLand
Capitol Broadcasting Company
Caplin & Drysdale, Chartered
Capstone CMA, Inc.
Carlson
Carlton Strategic Ventures, LLC
The Carlyle Group
Carnival Cruise Lines
Carr Properties
Carrefour
Cartica Management, LLC
Cartier
Caruso Affiliated
Casanova Pendrill
Casino de Monterrey AC
Cassidy Turley
CastleHill Partners
Castlight Health
Catamount Constructors, Inc
Caterpillar
Cathay Pacific Airways
The Catholic University of America
The Cato Corporation
CB&I
CBRE
CBRE Global Investors
CBS Corporation
CCCC South Investment & Development Co., Ltd.
CDK Global

CEA
Cedars-Sinai Medical Center
Cencosud
Cengage Learning, Inc.
Cenovus Energy, Inc.
Center on Halsted
Centerbridge Partners LP
CenterCal
Cabletica
CenterPoint Energy
Central Health
Central Houston, Inc.
Central Intelligence Agency
Centro Internacional de Negocios y Exposiciones de Bogotá—Corferias
Century 21 Department Stores
Century Pacific LLP
Cerberus Capital Management
Certain Affinity
Certified Moving & Storage Co., Inc.
CH2M Hill
Chadbourne & Parke LLP
The Chagoury Group
Chai Tai
Champion Partners
Changsha Meibi Lake Real Estate
Changsha Xiandao Land Development
Charlotte Chamber of Commerce
Charter Hall
Chesnut Properties
Chevrolet
Chevron Corporation
Chicago Cubs
Chiesi USA, Inc.
The Children's Assessment Center
Children's Health
Children's National Health System
Chilli Beans
China Construction America, Inc.
China Construction Bank
China Eastern Airline Group Corporation
China Jinmao
China Merchants Bank
China Merchants JIaming Property Development Co., Ltd.
China Merchants Securities
China Minsheng Bank
China Nanyang Cable Group Real Estate
China New Town Development Co., Ltd.
China Pacific Insurance Co., Ltd.
China Resources
China Shipping Industry Construction (Shanghai Pudong) Co., Ltd.
China Unicom
The Chiofaro Company
Cartier
Choose Chicago
Chow Tai Fook
Chrysler
CIBC World Markets
Cie Digital Labs
Cielo Property Group
CIFI Group
CIM Group
CIP Real Estate
Cisco Systems
Cisneros Real Estate
Citadel LLC
Citi Community Development
Citi Realty Services
CITIC Pacific Properties
Citigroup
citizenM Hotels
Citizens Financial Group, Inc.

City and County of San Francisco
City Centre Associates
City Electric Supply
City National Bank
City of Alexandria, VA
City of Anaheim, CA
City of Atlanta, GA
City of Aurora, CO
City of Austin, TX
City of Casa Grande, AZ
City of Cleveland, OH
City of Dallas, TX
City of Frisco, TX
City of Fullerton, CA
City of Goodyear, AZ
City of Hope
City of Houston, TX
City of Leander, TX
City of London
City of Los Angeles, CA
City of Maricopa, AZ
City of Mesa, AZ
City of Newark, NJ
City of Phoenix, AZ
City of Pittsburgh, PA
City of Raleigh, NC
City of San Diego, CA
City of San Jose, CA
City of Sugar Land, TX
City of Toronto
City Point
City University of New York
Civic Center Site Development LLC
Civic Finance Associates
The Claremont Hotel Club & Spa
Clarion Partners
Clark Art Institute
Clark Construction Group, LLC
Classic Birthplace Property Holding Ltd
Clayco
Clear Channel Airports
Cleveland Browns
Clifford Chance LLP
Clinical Pathology Laboratories
Cloudera
Club Med Latin America
Club Monaco Corporation
ClubCorp USA, Inc.
Clyde & Co
CNSI
Coast Income Properties
The Coastal Companies
Coblentz Patch Duffy & Bass LLP
The Coca-Cola Company
Code42
COG Realty, LLP
Cognitive Scale
Cognizant
Cohen Group
Cole Companies
Colfax
The College Board
College of Southern Nevada
Colliers International
Colony Capital, Inc.
ColorPlus
Columbia College Chicago
Columbia Property Trust
Columbia University
Comcast
Comfirm
Common Health
Commonwealth of Massachusetts

Commonwealth Partners
Community Builders, Inc.
Compass Group
Compliance Services Group
Compuware
Condé Nast
The Conlan Company
ConocoPhillips Canada
Constellation Place, LLC
Constructora Héman Solís
Consulate General of the State of Qatar
CONSUTUR
Continental Development Corporation
Continental ITS
Continental Realty Corporation
Continental Resources
Continuum Partners
Contract Furniture Workspace Solutions
The Control Group
Convene
Cooley LLP
Corgan
The Corky McMillin Companies
Cornell University
Cornerstone Research
Corning Incorporated
Corning Optical Communication—Wireless Division
Corporate Development Services, LLC
Corporate Office Properties Trust
Corporate Realty Associates, Inc.
Corporate Realty Development CorpVida
Corrigan Family Holdings
Cosentini Associates
Coty, Inc.
Country Garden
County of Los Angeles
County of Orange, CA
County of San Diego
County of Santa Clara
County of Sonoma
Covariance Capital Management, Inc.
Coventry Development Corporation
Cowen Group
Cowntan & Tout
Cox Enterprises, Inc.
Cox, Castle & Nicholson
Coyle & Company
Cozen O'Connor
CP Group
Crain Communications
Cravath, Swaine & Moore LLP
CRB Consulting Engineers, Inc.
Credit Suisse
Crescent Heights Inspirational Living
Crescent Real Estate Equities Limited Partnership
Crestwood Midstream Partners LP
Criterion Capital Management LLC
Crocs, Inc.
Crossroads Trading Company
Crowell & Moring
Crown Imports LLC
CRP/Cypress Market Street, LLC
CSC
CSM Bakery Solutions
Cumberland
Cummins Power Generation
Cushman & Wakefield
CW Capital
Cydcor
CyrusOne

D

The D Hotel & Casino
D'Decor Home Fabrics Pvt. Ltd.
Da Vinci Schools
Dahua Group Co., Ltd.
Daiichi Properties
The Daily Creative Food Co.
Dallas County Community College District
Dall-Tile Corporation
Danaher Corporation
Dandelion Chocolate
Danker & Donohue Garage Corp.
Danmarks Tekniske Universitet
Danos
Data Foundry, Inc.
DataBank
Datesweiser
Davis & Gilbert LLP
The Davis Companies
Davis Polk & Wardwell LLP
Davis Wright Tremaine LLP
DC2024
DCP Midstream
DDR
de Boule Diamond & Jewelry
de Toledo High School
Deacon Investments
Debevoise & Plimpton
Decibel Management
Del Frisco's Restaurant Group
Del Monte Foods
Delaware North
Delegation of the European Union to the United States of America
Dell
Deloitte
Delta Air Lines, Inc.
Delta Career Education Corporation
Delta Hotels and Resorts
Demandware, Inc.
Denbury
Denham Capital
Dentons
Denver Art Museum
Denver International Airport
The Depository Trust & Clearing Corporation
DeRosa University Center
Desarrollos Mega
Desarrollos Weisleder Lipszyc
Desjardins Group
Destination Resorts Investment, LLC
Detroit Lions
Deutsche Bank AG
DFS Group
DharmaCycle Yoga
DIA Holding
Diageo
Dickinson College
DICK'S Sporting Goods
Diesel
Digital Realty
Digitas.LBI
Dignity Health
Dillard's
Dilworth Paxson LLP
Dimensional Fund Advisors
DIRECTV
Discover Financial Services
Distinctive Schools
District of Columbia Fire and Medical Emergency Services

DivcoWest
Divers Direct
Diversified Development, Inc.
Dixon Hughes Goodman LLP
DLA Piper
DLB Associates Consulting Engineers
DMS Foods, Inc.
Doctor Evidence, LLC
Dodge & Cox
Dogus Holding
Dolby Laboratories
Dollar Shave Club
Donau-BS Birmingham, LP
Dorsey
DoubleTree by Hilton
Douglas Emmett
Dovot Arquitectos
Downtown Project
DP Fox Ventures/Fox Motors
dPackaging
DPR Construction
Draper and Kramer
Dream Properties
DreamWorks Animation
dressbarn
Driehaus Capital Management
Dropbox
DSM
DT Capital
DT Group
DTCC
Duane Morris
Dubai Multi Commodities Centre (DMCC)
Dubai Parks & Resorts
Duff & Phelps
The Duke Endowment
Duke Energy
Duke University
dunnhumby
Dupont
The Durst Organization
DUS Management, Inc.
Duty Free Americas, Inc.
DW Capital Partners
Dwight-Englewood School
Dynegy, Inc.

E

E & A Engineers
E Mark
E&G Group, Inc.
E. & J. Gallo Winery
e.l.f. Cosmetics
Earls Kitchen + Bar
East Japan Railway Company
East West Partners
Eastern Millwork
Edelman
EDGM
Edge Commercial Real Estate
EdgeCore Real Estate Group
Edmunds.com
Educational and Cultural Trust Fund of the Electrical Industry
Edwards & Zuck
Edwards Lifesciences
eforea Spa
The Eiden Project

42

of the 50 top-ranked
Fortune 500 companies
are Gensler clients.

Eiseman Jewels
El Camino College
El Palacio de Hierro
Electrolux
Electronic Arts, Inc.
Fagen Friedman & Fulfroest LLP
Fairfield Residential
Fallon Worldwide
Family and Medical Counseling Service, Inc.
Family Matters of Greater Washington
The Family Partnership
Fantastic Sams
Farnsworth Group
Fast Retailing
The Fay School
Fay, Spofford & Thorndike
EMG, Inc.
EMMES Group of Companies
Emory University
Emperor Group
Empire Office
Empire State Development
Empire State Realty Trust
Encana
Encon Group, Inc.
Encore Capital Group
Enderavor Real Estate Group
Energy BBDO
EnerVest, Ltd.
eNeura
Entrust Capital
Environmental Systems Design, Inc.
EPIC Realty Partners
EpicGenetics
Epicor
Episcopal Diocese of Chicago
Epstein Becker & Green, P.C.
Equinix
Equity Commonwealth
Equity Group Investments
Equity Office Properties Trust
Ergomotion Inc.
Ericsson
Erwin Penland
Espresso Americano
Essendant
Essex Commercial Properties
ESSEX Engineering
The Estée Lauder Companies Inc.
Ethiad Airways UAE
Etsy
Eurocentres
Euromoney
European Investment Bank
Evercore
Everest Reinsurance
EVEREVE
Evergrande Real Estate Group
EverWest Real Estate Partners
Ewing Automotive Group
Exempla Planning and Construction
Expedia
Expo City
Exterran
Exoir Capital LLC
ExxonMobil
EY
Eye Street Corporation
EYP Mission Critical Facilities

F

Facebook
Fagen Friedman & Fulfroest LLP
Fairfield Residential
Fallon Worldwide
Family and Medical Counseling Service, Inc.
Family Matters of Greater Washington
The Family Partnership
Fantastic Sams
Farnsworth Group
Fast Retailing
The Fay School
Fay, Spofford & Thorndike
EMG, Inc.
EMMES Group of Companies
Emory University
Emperor Group
Empire Office
Empire State Development
Empire State Realty Trust
Encana
Encon Group, Inc.
Encore Capital Group
Enderavor Real Estate Group
Energy BBDO
EnerVest, Ltd.
eNeura
Entrust Capital
Environmental Systems Design, Inc.
EPIC Realty Partners
EpicGenetics
Epicor
Episcopal Diocese of Chicago
Epstein Becker & Green, P.C.
Equinix
Equity Commonwealth
Equity Group Investments
Equity Office Properties Trust
Ergomotion Inc.
Ericsson
Erwin Penland
Espresso Americano
Essendant
Essex Commercial Properties
ESSEX Engineering
The Estée Lauder Companies Inc.
Ethiad Airways UAE
Etsy
Eurocentres
Euromoney
European Investment Bank
Evercore
Everest Reinsurance
EVEREVE
Evergrande Real Estate Group
EverWest Real Estate Partners
Ewing Automotive Group
Exempla Planning and Construction
Expedia
Expo City
Exterran
Exoir Capital LLC
ExxonMobil
EY
Eye Street Corporation
EYP Mission Critical Facilities

Fosun Group
The Foulger-Pratt Companies
Foundation Center
Four Corners Properties
Four Seas International House Tourism Development Co., Ltd.
Four Seasons Hotels & Resorts
Fourth Presbyterian Church of Chicago
Fox News
Fox Properties
Franklin Street Properties
Franklin Templeton Investments
The Fratelli Group
Frauenshuh HealthCare Real Estate Solutions
Fred Segal
Freeman Group, Inc.
Freese and Nichols, Inc.
Fresenius Medical Care
Fresh Juice Global
Freshfields Bruckhaus Deringer
Fried, Frank, Harris, Shriver & Jacobson LLP
Friedkin Companies, Inc.
Friends For Life
Frito-Lay
Front Range Bank
Fry Reglet
FTI Consulting
Fu Wah International Group Co., Ltd.
Fucapi
Fuji Fire and Marine Insurance
Fujifilm Medical Systems USA, Inc.
Fundación Museos del Banco Central de Costa Rica—Museo de Oro
Fundtech
Fursys

G

The G. Unger Vetlesen Foundation
G2X Energy
Gables Residential
The Gallup Organization
Gannett
Gap Inc.
Gardere
Gardiner & Theobald Inc.
Gardner Builders
Garnier & Garnier Desarrollos Inmobiliarios
Gartner
GastingerWalker
The Gathering Spot
GCC Metropolitan District No. 3
GCL
GCON
GE Capital
GE Energy Management
Geiger
Gemini Rosemont
Gen Re
Genentech, Inc.
General Dynamics Information Technology
General Electric
General Glass International
General Growth Properties
General Motors
Genzon Properties Group
George Comfort & Sons Inc.
George Mason University
The George Washington University

George Weston Limited
The Georgetown Company, LLC
Georgia Institute of Technology
Germer Beaman & Brown PLLC
Gerson Lehrman Group
Get Tanked
Getty Images
GFL Environmental Inc.
GHT Limited
Gibbs and Soell
Gibson Dunn
Gigya
Gilbane, Inc.
Gilead Sciences, Inc.
Gilt Groupe
Giorgio Armani
Gipe Engineering
Glamox ASA, BU Luxo Production Kirkener
GlaxoSmithKline
Glenview Capital Management
Glimcher
Global Engineering Solutions
Global Functional Drinks
GLOBALFOUNDRIES
Glu Mobile
Glumac
GMC
GNLD International, LLC
Goddard Investment Group, LLC
GoerTek, Inc.
Golden Gate Hotel & Casino
Golden Gate National Parks Conservatory
Golden Triangle BID
GOLUB
Gonzaga University
Goodwill of Greater Washington
Goodwin Procter LLP
The Goodyear Tire & Rubber Co.
Google Inc.
Gordon Arata McCollam Duplantis & Eagan LLC
Gordon Rees Scully Mansukhani LLP
Gorton & Partners, LLC
Gould Investors L.P.
Government of Singapore Investment Corporation
Grace Institute
Grace International Pte Ltd.
Gracenote
Graham Capital
Grand Hyatt San Francisco
Grande Cheese Company
Granite Properties
Grant & Eisenhofer
Grant Thornton
Great Aim Group
The Great Eagle Development and Project Management Limited
Great Far East
Great Gatherings
Great Hearts Academies
Greater Washington Board of Trade
Green & Hall, APC
Green Street Properties
Greenberg Traurig
Greenfield Partners
Greenland Group
Greenland USA
Greenlaw Partners
GreenLeaf
Greenspoon Marder Law

123

countries where Gensler
has worked to date.
With offices in 47
locations, we deliver
projects for our clients
in every region.

Greentown Holding
GREY Worldwide
Griffin Capital
GROHE
Groom Law Group
Grosvenor Capital Management, L.P.
Group 1200 Media
Grupo Aliss
Grupo Impulsor Promueve, S.C.
Grupo Integral de Desarrollo Inmobiliario, S. de R.L. de C.V.
Grupo Montecristo
Grupo Ultra
GS Group
GSA National Capital Region
GSK
GTA Executive Centres
Guam International Airport Authority
Guangxi Investment Group Co., Ltd.
Guangzhou Googol Science Park
Guangzhou Panyu Century Garden Real Estate Ltd.
Guangzhou Sui Rong
Guggenheim Concourse L.P.
Guizhou Eastview Real Estate Co. Ltd.
Gulf Coast Commercial Group, Inc.
Gulf Related
Gulf States Toyota
Gunlocke
Guotai Junan Securities
Guthy | Renker
Guyco, Inc.
GWL Realty Advisors

H

H & R Property Management Ltd.
H. Stern
H.I.G. Capital
Hachette Book Group
Hackman Capital
Haggar Clothing Co.
Hakkasan Group
Halliburton
Halul Real Estate Investment Company
The Hampshire Companies
Hampton Creek
Harbin Bank
Harbor Group International, LLC
Hard Rock Hotels
Harland Clarke
Harman International Industries
Harold Washington Library
Hartford Steam Boiler
Hartline Dacus Barger Dreyer LLP
Hartmann
Harvard Business School
Harvey Cleary
Havalanas
Haworth
Haymes Investment Company
Haynes and Boone, LLP
Hazens Group / Jia Yuan USA Co., Inc.
Hazens Investment, LLC
HBF
HBK Services, LLC
HCA
HCP, Inc.
Health Care Service Corporation (HCSC)

HealthSun Health Plans
Hearst
Heartland Alliance
Heartland LLC
HEBCAC
Hefel 555 China Mall Investment Holding Co., Ltd.
Heidrick & Struggles
Henan Meiyang Property
Hendrick Automotive Group
Hensel Phelps
Hensel Phelps/Kiewit Joint Venture
Herbalife
HERE North America, a Nokia Company
Here Today
Heritage Equity Partners
Heritage Hotels & Resorts, Inc.
Hermes of Paris
Heron Haberdashery
The Hertz Corporation
Hexagon Investments
HGST, a Western Digital company
HHH Properties Corp
High 5 Games
High Flying Foods
High Point Bank and Trust Company
HighBrook Investors
Higher Colleges of Technology, Dubai Men's College
Highgate Holdings, Inc.
Highwoods Properties
HillCorp Energy Company
Hill Country Texas Galleria, LLC
Hill Holliday
Hill+Knowlton Strategies
Hillcrest Country Club
Hillwood
Hilti
Hilton Worldwide
Hines
Hitachi Consulting
HNI Corporation
HOCHTIEF PPP Solutions North America Inc.
Hoffman Construction
Hogan Lovells
Hola Doctor
Holder Construction
Holland & Knight LLP
Holland America—Princess
Holland Property Group
Hollister Company Ltd.
HOLLY HUNT
HollyFrontier Corporation
Holt Renfrew & Co. Ltd.
Home Box Office, Inc.
The Home Depot, Inc.
Honeywell
Hope Cottage
Horace W. Goldsmith Foundation
Horizon BCBS
Hospital Metropolitano
Hotel Healdsburg
Hotels.com
Houlihan Lokey
Houston Advanced Research Center
Houston Airport System
Houston Ballet
Houston Chronicle Media Group
Houston Fire Museum
Houston First Corporation
Houston Independent School District

Houston Symphony
Howard Building Corporation
The Howard Hughes Corporation
Howard Hughes Medical Institute
Howard S. Wright
HP
HP Critical Facilities Services
HPT Management
HSBC
Huayu Group
Hubbell & Hudson Management LLC
Huckabee
Hudson Grace
Hudson Pacific Properties
Hughes Commercial Properties Incorporated
Hughes Hubbard & Reed
Hulic
Hulu
Human Rights Campaign
Humanscale
Hunt Consolidated
Hunter Properties
Hunton & Williams LLP
Hyatt
Hyde Development
The HYM Investment Group, LLC
Hyosung
Hyundai Capital
Hyundai Card
Hyundai Motor Group

Integral Communities
Integrated Properties
Intel
Intelsat
InterContinental Hotels Group
Interface
International Monetary Fund
International Office Concept
International Youth Foundation
Interpublic Group
Intuit
Invest Group Overseas
Investor Growth Capital
Invision Carpet Systems
Irell & Manella LLP
Hughes Hubbard & Reed
Isetan Mitsukoshi Holdings
Iskandar Waterfront Holdings
Isles Ranch Partners
Istituto Marangoni
Itaú
ITC Limited
ITG Canada Corp
Ivanhoe Cambridge
Iverco
IVI Strategies, LLC
Ivy Realty
IXIA

J

J. Paul Getty Trust
J.C. Flowers
J.J. Gourmet Food Corporation
J.S. Altomire, LLC
J+J Flooring Group
The Jackie Robinson Foundation
Jackson Hole Airport
Jackson Kelly PLLC
Jackson Walker L.L.P.
Jacobs
Jacobs Center for Neighborhood Innovation
Jacobs Engineering Group Inc.
JADE Enterprises
Jaguar Growth Partners
Jamestown
Jamison Services, Inc
JAMS
Jane Street
Janssen Pharmaceuticals
Jaros Baum & Bolles
Jasper Group
The JBG Companies
JBS Project Management
JCB
JCPenney Company, Inc.
Jefferson Medical Clinic LLC
JEMB Realty
Jenner & Block
Jet Propulsion Laboratory
JetBlue Airways
Jewish Community Center of Greater Washington
Jewish Family Service
JFK International Air Terminal LLC
Jiading New City Development
Jiangsu Ansheng Investment
Jiangsu Zhongnan Construction Group Co., Ltd.
Jilin Province Renhao Real Estate Development

Jim Norton Chevrolet
JLL
JM Zell
JMB Realty
JMH Development
JMP Holdings
John Eagle Auto Group
John Madden Company
John Wayne Airport, Orange County
Johns Hopkins University
Johnson & Johnson
Johnson Controls
Johnson Lambert LLP
Jones Day
Jordan Child & Family Enrichment Center
JPMorgan Chase & Co.
JSB Development
Jubilee Baltimore
Junior Achievement
Juvenile Diabetes Research Foundation
International

K

Kaiser Permanente
KAL Hotel Network Co., Ltd.
Kam Sang Company
Kanders & Company
Kanon Ventures
The Karahan Companies
KASA Partners
Katten Scholin Rosenman LLP
Kaye Scholer LLP
Kaz Sushi Bistro
KB Home
kCura
KDC
Kearny Real Estate Company
Keefe, Bruyette & Woods, Inc.
Keller and Heckman LLP
Kennedy Wilson
Kennedy Lamishaw & Rossi LLP
Kent & Co. Wines
Kenyon & Kenyon LLP
Kerloo Cellars
Ketchum
Keurig Green Mountain, Inc.
Keystone Property Group
KGO-TV
Khorus
KHP Capital Partners
Kiewit Building Group
Kilroy Realty Corporation
Kimberly-Clark
Kimley-Horn
Kimpton Hotels & Restaurants
Kinder Morgan
The Kindley Firm, APC
King & Spalding
KIPCO
KIPP
Kirebe S.A.
Kirkland & Ellis LLP
The Kirsh Family
Kit and Ace
KITA (Korea International Trade Association)

Kiton
KJWW
KKR Funds
Knoll, Inc.
Kobe, Inc.
Kohlberg Kravis Roberts & Co. L.P.
Kokuyo Furniture
Korean Air
Korn Ferry
KPMG Australia
KPRS Construction Service, Inc.
Kramer Levin Naftalis & Frankel LLP
KRON 4
Kroskin Group
KTA Group
Kuntai Group
Kvadrat
KWG Property Holding Ltd.

L

L Brands
L&L Holding
L&M Architectural Graphics Inc.
L. & J.G. Stickle, Inc.
L.A. Event Center, LLC
L.E.K. Consulting
LL Bean
L'Oréal USA
L2HP, LLC
La Cité Development
La Fitness
La Jolla Village Professional Center
La Salle Partners, S. De R.L. De C.V.
LACMA
Laguna Pacific Companies
Landry's, Inc.
Landscape Forms
Landscape Vision Corp.
Lane Partners LLC
Langan
Langley Investment Properties
Lankford & Associates, Inc.
Lark
Lars Remodeling and Design
Larson Financial, Inc.
Larsson & Scheuritzel
Las Vegas Sands
Lash Group
Latham & Watkins, LLP
Laurence School
Lavenue Investment Corporation
Law Firm Vendors Association
Lazard
LBA Realty LLC
LeFrak
Legacy Partners
Legend International Development Pte Ltd
Legg Mason & Co., LLC
LeighFisher
Leland International
Lend Lease
Lennar
Lenovo
Lerner

Leshkowitz Law, PLLC
Lettuce Entertain You Enterprises
Levcor, Inc.
The Levy Group
Levy Restaurants
Lewis Roca Rothgerber
Lexicon Pharmaceuticals
Lexus
LGFCU (Local Government Federal Credit Union)
Liberty Place Owner LP
Liberty Property Trust
Liberfa Internacional
Lightstone Group
Lincoln Harris
Lincoln Property Company
Lineage Logistics
Linklaters LLP
Linyi Huayang Import & Export Co., Ltd.
Lionsgate
Lite DePalma Greenberg LLC
Littler
LIUNA
Live Nation Entertainment
Live Oak-Gottesman
Lixil Corporation
Llansa Ingenieros S.A.
LMI
LMZ Development
LNR Property LLC
Lobster ME
Locale Advisors
Loden Properties
Lodging Partner Travel Sdn. Bhd.
Loews Hotels and Resorts
LogMeIn, Inc.
London & Regional Properties
London Diocesan Fund
London First
Lone Star College System
Loomis, Sayles & Company, L.P.
Loro Piana
Los Angeles Community College District
Los Angeles County Metropolitan Transportation Authority (Metro)
Loro Piana
Los Angeles Football Club
Los Angeles Jewish Home
Los Angeles World Airports
Lotte Duty Free
Lotteria Co., Ltd.
Lotus Equity Group LLC
Louis Vuitton
Lowe Enterprises
Lowe's
Lowenstein Sandler PC
Loyola Marymount University
LPL Financial
LS3P Associates Ltd.
Lucifer Lighting Company
Lunan Corporation
Lutron Asuka
LYFE Kitchen
Lynn University

M

M. A. Angeliades, Inc.
M.H. Alshaya Co. W.L.L.
The M/A/R/C Group, Inc.
Macerich
MacFarlane Partners
Mack-Cali Realty Corporation
The Macklin Companies
Mackdowe Properties
Macquarie Group Limited
Madison Marquette
Maersk
Magdalena Ecke Family YMCA
Magna International
MagnaFlow
Magnetic Productions
Mahan Rykiel Associates, Inc.
Maimonides Medical Center
Maintenance Design Group (MDG)
Maker Media
Manchester Financial Group
The Manhasset Bay Group Inc.
Manhattan School of Music
Manifest Digital
Manulife
Maple Leaf Sports & Entertainment
Marathon Asset Management
Marathon Oil Company
Marcus Partners, Inc.
Marelli
Maricopa County
Mario Vargas
Mark Borsuk, Inc.
Mark Lighting
MarketSource
Marlboro College
Marquette Plaza—Base Management
Marquis Property Company
Marriott International, Inc.
Marriott Vacations Worldwide
Marshall & Moran, Inc.
MARTA
Martha's Table
Mary Kay
Maryland Associates Ltd.
Masimo
Massachusetts Institute of Technology
MasterCard
The MasterCard Foundation
Mata Construction
Mata Construction
MathWorks, Inc.
MATRA
Matrix Advisors
Matthew Morris Salon and Skincare
Mayer Brown LLP
MB Real Estate
McCann Worldgroup
McCarran International Airport
McCarthy
McCarthy Cook & Co.
McConnell Jones Lanier & Murphy LLP
McDermott Will & Emery
McDonald's USA, LLC
McEvoy Ranch
The McGraw YMCA
McGlinchey Stafford PLLC

McGraw Hill Education
McGraw Hill Financial
The McGregor Company
McGuireWoods LLP
McKenney's
McKesson Corporation
McLean & Kerr LLP
MD Financial Management Inc.
Mead & Hunt
MechoShade Systems, Inc.
Mecklenburg County Government
Medata, Inc.
Mediacore
Medidata
MedImmune
Medisys Corporate Health LP
MedPeer
Medtronic
Medversant Technologies
Meet Minneapolis
Meister Seelig & Fein LLP
Memorial Hermann
Men's Wearhouse
Menkes Developments Ltd.
Meras Holding
Mercedes-Benz USA
Merck
The Meridian Group
Mermat
Merrill Lynch
Mesirow Financial
Mesoamerica
Metalmark Capital
MetLife
Metro Development Group
Metro Park Associates
Metrolinx
MetroNational
Metro-North Railroad
Metropolitan Pier and Exposition Authority
Metropolitan Transportation Commission
Metropolitan Washington Airports Authority
Metzler Realty Advisors Inc.
MFS Investment Management
MGM Resorts International
Miami Children's Hospital
Michael Kors (USA), Inc.
Michael Wall Engineering, Inc.
Microsoft
Midland Development
Mid-Main Properties GP LLC
Midway Companies
Milbank, Tweed, Hadley & McCloy LLP
Milender White Construction Co.
Milk Studios
Millennium Partners
Miller Canfield
Millward Brown
Ministry of Sound
Miniwarehouses
Minneapolis Convention Center
The Minneapolis Foundation
Mintz Levin
Mischer Investments
Miss Me
Mission 50 Workspaces
Mitsui Fudosan America
Mitsui Fudosan Co., Ltd.

Mobile Tele Systems
Mobilite
Modworxx LLC
Moelis & Company
Mohawk Group
MOI
The Moinian Group
Momentum Research, Inc.
Momentum WW
Monday Properties
Mondelez International
MoneyGram
Montparnasse 56 USA LLC
Monument Realty
Monumental Markets
Moorpark College
Morehead Capital
The Morgan Group Inc.
Morgan Stanley
Morgan, Lewis & Bockius LLP
Morrison & Foerster LLP
Motiva Enterprises LLC
Mount Sinai Health System
Mountain Capital Group
Mountain Development Corp.
Mounties Group
Moxie
MRM/Commonwealth Detroit
MRP Realty
Msheireb Properties
Mt. San Jacinto College
MTU Asia
MTV
Muckenthaler Cultural Center
MUFJ
The Muller Company
Multi-Bank Securities, Inc.
Multimedia Games, Inc.
Munger, Tolles & Olson LLP
Munich Re
Muraflex
Murray Hill Properties, LLP
The Museum of Modern Art
Museum of Photographic Arts (MOPA)
Museum of the African Diaspora
Mylan

N

Nabors Corporate Services Inc.
Nagashima Ohno & Tsunematsu
Nalco
Nanning State Research Information Technology Investment Co., Ltd.
The Nassal Company
National Bank of Abu Dhabi
National Basketball Association
National Book Festival
National Center for Missing & Exploited Children
National Funding
National Jewish Health/Saint Joseph Hospital
National Office Furniture
NATIONAL Public Relations Inc.
National Real Estate Advisors
National Renewable Energy Laboratory

9 of the top 10 technology companies in the US are Gensler clients.

Nations Group
Natural Resources Defense Council
Nautilus Hyosung America, Inc.
NAVA Real Estate Development
Navigation Investments LP
Navy Federal Credit Union
Navy Pier, Inc.
NBCUniversal
NC State University
NCR
NCUA
NECN
N-Effect Productions
The Neighborhood Design Center
Neiman Marcus Group
Nespresso
Nesta
NetApp
Netflix
Netherland, Sewell & Associates, Inc.
Neuberger Berman
Neurological and Spinal Surgery
New England Conservatory of Music
New Giza
New Museum
New Water Street Corp.
New York Public Library
New York State Office of the Attorney General
The New York Times
New York University
New York University Langone Medical Center
New York University Tandon School of Engineering
New York Yankees
Newbeacon Group
Newberry Market LLC
Newland Real Estate Group
Newmark Grubb Knight Frank
Newport Orthopedic Institute
News America Marketing Properties LLC
News Corporation
Newseum
Next Century Associates, LLC
Nexus Development Corporation
Nickelodeon
Nickelodeon Experience Design
Nienkämper
Nightingale Properties
Nike
Nissan Motor
Nissan North America, Inc.
Nixon Peabody
NJOY
Nokia Solutions and Networks
NoMa Business Improvement District
Nomura Research Institute
Nomura Securities International, Inc.
Nonprofit Finance Fund
Noodles & Company
Norcal Mutual Insurance Company
Nordea
North American Wellness Center
North Bridge Venture Partners
North Carolina Joint Underwriting Association
North Central Texas Council of Governments
Northern Trust
NorthMarq Corporate Solutions

Northstar
Northwestern Medical Group
Northwestern Medicine Lake Forest Hospital
Northwestern Memorial Hospital
Northwestern University
Northwood Investors, LLC
Northwood Retail
Norton Rose Fulbright
Norvin Properties
Nova Mission Critical
Novak Construction
Novartis
NovoNordisk
NP International
NRG Energy, Inc.
NVIDIA Corporation
NYX Cosmetics

O

O'Melveny & Myers
Oakland Athletics
Oaktree Capital Management
Oakville Green Development
Oasis Realty West, LLC
Ober | Kaler
Occidental College
Oculus
Oculus Business Information Consultant (Shanghai)
Odell Associates Inc.
Office Depot, Inc.
The Office of James Burnett
Office of Orthopaedic Medicine & Surgery
Office of the Comptroller of the Currency
The Offices of South Coast Plaza
Ogilvy & Mather
OHL USA
Oiltanking
OJSC Moscow Business Incubator
Okamura Corporation
Oakland Construction
Oliver McMillan
Olson
OMD
Omelet
Omni Hotels & Resorts
Omnicom Group Inc.
OMRON
OneBeacon Insurance Group
OneMain Financial
Onex Investment Corp.
Opower
Opus Bank
Oracle
Oriental DreamWorks
Orion Property Partners, Inc.
ORIX Real Estate Corporation
OSF Healthcare System
Otto Bremer Foundation
OUE Limited
Outsell
Oxford Properties Group

20

of Interbrand's 25
Best Global Brands are
Gensler clients.

P

P&G
P2 Energy Solutions
Pachulski Stang Ziehl & Jones LLP
Pacific Eagle Holdings
Pacific Gas and Electric Company
Pacific Retail Capital Partners
Pacific Summit Energy
Pacific Theaters
PadillaCRT
Paine + Partners
Palantir Technologies
Palmieri, Tyler, Wiener, Wilhelm & Waldron LLP
Palo Alto Networks
PANDORA
Pannell Kerr Forster of Texas, P.C.
Papazian-Hirsch Studios
Parallel Capital Partners
Paramount Group, Inc.
Park Potomac Building C, LLC
Parker Poe Adams & Bernstein LLP
Parkside Capital
Parkway Properties
Parmenter Realty Partners
Parque Arauco S.A.
Partners for Democratic Change
Partners HealthCare
Pasadena City College
Passion Food Hospitality
Pat Lobb Toyota of McKinney
Pathway Capital Management
Patina Restaurant Group
Patrinely Group, LLC
Patronus Data LLC
Patterson Belknap Webb & Tyler LLP
Paul Hastings LLP
Paul, Weiss, Rifkind, Wharton & Garrison LLP
Paulson & Co., Inc.
PCL Construction
Peace Corps
Pear Workplace Solutions
Pearl Hospitality
Pearson
Pellas Development Group
Peloton Commercial Real Estate
Pembroke Real Estate
The Pennsylvania Horticultural Society
Penobscot Properties, LLC
Penzance Properties
Pepper Hamilton LLP
Pepper Property
PepsiCo
Peregrine Petroleum, LLC
Pershing Square Capital Management, L.P.
Pershing Square Renew
Pessin Katz Law, P.A.
Petrobras America Inc.
The Pew Charitable Trusts
The Pew Research Center
Pfizer
PGI
Pharmaceutical Care Management Association
Phelps Dunbar
Philadelphia Eagles
Phillips
Phillips International

Phillip Jeffries, Ltd.
Phillips 66 Company
Phoenix House
Phoenix Sky Harbor International Airport
Phoenix Suns
Piedmont Office Realty Trust, Inc.
Pillsbury Winthrop Shaw Pittman LLP
PIMCO
Ping An Real Estate
PINMSA
Pinnacle Entertainment
Pipeline
Pitney Bowes Inc.
Pivot Interiors
Pivotal Ventures Plains All American Pipeline, L.P.
Plan B Ventures
Planit
Plantronics
Platinum Partners
PM Realty Group
PMC Property Group
PMK-BNC
PN Hoffman
The PNC Financial Services Group
Polinger Shannon & Luchs
Poly Group
Pomona College
Poppin
Porsche
Port of Long Beach
Port of Seattle
Porter Hedges LLP
Portico Services, LLC
The Portman Ritz-Carlton, Shanghai
Portuguese Realty Inc
POSSIBLE
The Post Oak School
Potbelly
The Potter's House
Powerlong Real Estate Holdings
Practicing Law Institute
The Praedium Group LLC
Premier Exhibitions
Preotle, Lane & Associates
Presbyterian School of Houston
Preservation of Affordable Housing
The Presidio Group LLC
Prezi
Price Modern LLC
PricewaterhouseCoopers
Primark US Corp.
Prime West
Primestor Development
Prince George's Community College
Prince Lobel Tye LLP
Princeton University
Priority Houston Properties, LLC
Priority Sports & Entertainment
Prism Capital Partners
Prismatique Designs Ltd.
Production Resource Group
Progenity, Inc.
Progress Energy
Progressive Community Management
Project Color Corps
Project Open Hand
Prologis
Prometheus
Promontory Financial Group, LLC
Prosight Specialty Insurance

Prosis Capital Management
Proskauer Rose LLP
Prosper Marketplace
Proteus Digital Health
Provenance Land
Providence St. Mel School
Provident Realty Advisors, Inc.
Proyecta
Prudential
PINMSA
Pinnacle Entertainment
Pipeline
Pitney Bowes Inc.
Pivot Interiors
Pivotal Ventures Plains All American Pipeline, L.P.
Plan B Ventures
Planit
Plantronics
Platinum Partners
PM Realty Group
PMC Property Group
PMK-BNC
PN Hoffman
The PNC Financial Services Group
Polinger Shannon & Luchs
Poly Group
Pomona College
Poppin
Porsche
Port of Long Beach
Port of Seattle
Porter Hedges LLP
Portico Services, LLC
The Portman Ritz-Carlton, Shanghai
Portuguese Realty Inc
POSSIBLE
The Post Oak School
Potbelly
The Potter's House
Powerlong Real Estate Holdings
Practicing Law Institute
The Praedium Group LLC
Premier Exhibitions
Preotle, Lane & Associates
Presbyterian School of Houston
Preservation of Affordable Housing
The Presidio Group LLC
Prezi
Price Modern LLC
PricewaterhouseCoopers
Primark US Corp.
Prime West
Primestor Development
Prince George's Community College
Prince Lobel Tye LLP
Princeton University
Priority Houston Properties, LLC
Priority Sports & Entertainment
Prism Capital Partners
Prismatique Designs Ltd.
Production Resource Group
Progenity, Inc.
Progress Energy
Progressive Community Management
Project Color Corps
Project Open Hand
Prologis
Prometheus
Promontory Financial Group, LLC
Prosight Specialty Insurance

Q

QBI, LLC
Qingdao Free Trade Zone Management Committee
QTS
Quadrangle
Quanta Services
The Queen Mary
Queens Library
Quest Diagnostics
Quiksilver Hotels & Resorts International
Quilts Inc.
Quintiles
QVC

R

R.D. Scinto Inc.
Rabobank
RaceTrac Petroleum, Inc.
Radler Enterprises
Rainard School
Rakuten USA, Inc.
The Rape Foundation
RATIO Architects
The Ratliff Group
Rayadah Investment Company
Raymond Apparel
RBC Capital Markets
RBC Plaza—Cushman & Wakefield/NorthMarq
Read King
READCO, LLC
Real Property Innovative Solutions, Inc.
Realty Management Group LLC
The Reason Foundation
Red Aló
Red Bull North America, Inc.
Red Hat
Red Hill Capital
Redfin
The Redstone Companies
Redwood Construction
Reebok International
Reed Smith LLP
Regalian, LLC
Regus
Rehabilitation Institute of Chicago

Reit Management & Research
Related Companies
Reliance Industries, Ltd.
REM Global Inc.
Renaissance Phoenix Downtown Hotel
Renard Development Company LLC
Renmin University of China
Rentenbach Construction
Research Affiliates
Research Now
The Research Triangle Park
Resolution Property
Resource/Amirati
Retirement Systems of Alabama
ReverbNation
Reyes Holdings, LLC
RF Code
RFR
RGM Advisors, LLC
Rich Development
Rich Feuer Anderson
Richard Dick & Associates
Richemont
Richfield Investment Corp.
Ricondo & Associates
RidgeWood Securities
Rio Tinto
The Rippel Foundation
Rising Realty Partners
Ristorante Tosca
The Ritz-Carlton
River Oaks Country Club
Riverbed
Riverside Resources
Riverview Realty Partners
RKF
RLJ Development, LLC
Robbins, Russell, Englert, Orsek Untereiner & Sauber LLP
Robeco Investment Management
Robert Deterior Associates
The Robert Green Company
Robert W. Baird & Company
Robertson Properties Group
Robin Hood Foundation
Roche Diagnostics
The Rockefeller Group
Rockefeller Group Development Corporation
RocketSpace
Rockpoint Group
Rockrose Development Corp.
Rockwood Capital
Rocky Romano
Roland Corporation
Room & Board
Ropes & Gray LLP
Rosen Partners LLC
Rosenberg Library
Rosendin Electric, Inc.
The Roseview Group
Roth Capital Partners
Round Table Investment Management Company, LP
Roundtree Automotive Group
Rowan Companies, Inc.
Royal Caribbean International
Royal Dutch Shell
Royalty Pharma
RTC of Southern Nevada
Rubenstein Associates, Inc.
Rubenstein Partners

Rubicon Point Partners
Rublyovo-Arkhangelskoye
Russell Reynolds Associates
Ryan Companies US, Inc.

S

SAB Capital Management, L.P.
Sabal Financial
Sabey Corporation
Safeway
Sagacor
Saint Nicholas School
Saks Fifth Avenue
Salata Restaurant
Salesforce
Salix Pharmaceuticals, Inc.
Sallyport Investments
Salt Lake City Department of Airports
The Salvation Army, Orange County
Sam Edelman
Samsonite
Samsung
San Diego Community College District
San Diego Gas & Electric
San Diego International Airport
San Diego Mesa College
San Diego State University
San Diego Symphony
San Diego Unified School District
San Francisco AIDS Foundation
San Francisco Arts Commission
San Francisco International Airport
San Francisco Public Works
San Jacinto Community College District
San Jose International Airport
San Jose State University
Sand Hill Property Company
Sandoz
Sanofi
Sanrio, Inc.
Santa Monica College
Santander Bank
SAP
Sapientia Law Group
Sapinda
Sarah Cannon Research Institute
SAS Institute Inc.
SATRA
Saudi Binladin Group
Savills Studley
sbe
SCA
Schiff Hardin LLP
Schlage
Schlumberger
Schmidt & Stacy
School of the Art Institute of Chicago
Schroders Investment Management Limited
Schuchart
Schwartz, Page & Harding, L.L.P.
Science of Spirituality
Scotiabank
The Scoular Company
Seadrill
Seagate
Seagate Properties
Seattle University
Seattle-Tacoma International Airport

Seed Acquisitions, LLC
Selfridges
Seligman Western Enterprises LTD
Seneca Group
Senterra
Sentre
Sephora
Sequoia Capital
Servcorp
The Service VIP LLC
ServiceNow
Serviço Nacional de Aprendizagem Comercial
Seven Oaks Company
Seward & Kissel LLP
Sewell Automotive Group
Seyfarth Shaw
SFX Entertainment, Inc.
Shaklee Corporation
Shale-Inland Holdings, LLC
Shandong Minglian Real Estate Co., Ltd.
Shanghai Baohua Group
Shanghai Changrunjianghe Real Estate Development
Shanghai Dawning Group
Shanghai Harbour City Development Group Co., Ltd.
Shanghai Jinfu Bund Real Estate Co., Ltd.
Shanghai Jinxun Asset Management Co., Ltd.
Shanghai Knowledge and Innovation Community Development Co., Ltd.
Shanghai Longshi Investment Management
Shanghai Qinglian Real Estate Development Co., Ltd.
Shanghai Songting Real Estate Development
Shanghai Stock Communication
Shanghai Trust
Shanghai Vanke Group
Shanghai Waigaoqiao Free Trade Zone Development
Shanghai Xiandai Engineering Consultants Co., Ltd.
Shanghai Yanlord Xing Tang Real Estate
Shanghai Zhongfang Binjiang Real Estate
Shanghai Zhongying Enterprises Co., Ltd.
Shanghai Zhuju Property Development Co., Ltd.
Shanghai-GM
Shangri-La Construction
Shanxi Jiasheng Real Estate Development
Shashi Group LLC
ShawCor
Shawmut Design and Construction
Shearman & Sterling
Shell
Shemiran Trade
Shenzhen Hazens Real Estate Group Co., Ltd.
Shenzhen Huawei Investment Holding
Shenzhen Qianhai Development and Investment Holdings Co., Ltd.
Sheppard, Mullin, Richter & Hampton, LLP
Sherwood Equities
Shimao Group
Shiner Capital
Shire
Shodan
Shook, Hardy & Bacon
The Shooshan Company
Shorenstein Properties LLC
ShoreTel, Inc.
Shulman Rogers
Shum Yip Land Company Limited

Shunfeng Express
Shutterfly, Inc.
Sichuan Tourism Development Group
Sidley Austin LLP
Siemens Real Estate, Inc.
Sienna
Signature Federal Credit Union
Signature Flight Support Corporation
Signature Salon Studios
Silicon Schools
SilverNeedle Hospitality
Silversea Cruises Ltd.
Silverstein Properties
Sime Darby Property
Simon Property Group, Inc.
Simply Fabulous Cuisines LLC
Simpson Gumpertz & Heger
Simpson Thacher & Bartlett LLP
Sinergo Development Group
Singularity University
Sinopec
SIT
SJSC Properties for Beijing Damei Investment Co.
Skandinaviska Enskilda Banken
Skanska
SKF USA
SKS Investments
Skyline Design
SL Green Realty Corp.
Slack and Company
Slalom Consulting
Slate Properties
Smashbox Studios
Smith, Murdaugh, Little & Bonham, L.L.P.
Smiths Medical
Smithsonian Institution
Snyder Langston
Société Générale
SOFEC, Inc.
Software AG
Sojitz Corporation
Solasto Corporation
Solid ENG
Solomon Ward Seidenwurm & Smith LLP
Solve
The Somerset Group
Songy HighRoads LLC
Sony Computer Entertainment America Sony Mobile
Sony Pictures Entertainment
Sorgente Group of America
SoulCycle
Southern California Edison
Southwestern College
Southwestern Community College District
Southwestern Energy Company
Spanx, Inc.
Sparkypants
Spaulding & Slye
Specialty's Cafe & Bakery, Inc.
Spectra Energy
Spectrum
Spectrum Properties
The Spence School
The Spencer Company
The Spencer Foundation
Spencer Stuart
Sportsmen's Lodge
Spurlock Poirier

Square Mile Capital Management LLC
St. Robert Bellarmine School
St. Thomas Developments Inc.
Stadium Management Company, LLC (Denver Broncos)
Staff International
Stages Repertory Theatre
Standard & Poor's Ratings do Brasil Ltda.
Standard Bank
Standard Chartered Bank
Stanford University
Stanley Martin Homes
Staples
Starbucks Coffee Company
Starwood Capital Group
Starwood Hotels & Resorts
State Street Corporation
Steelcase Comércio de Móveis Ltda.
Stella McCartney
Stellar Management
Stephoe & Johnson LLP
Sterling Bay
Sterne Kessler Goldstein Fox Stewart J. Rahr
Stinson Leonard Street
Stitch Fix
StonebridgeCarras, LLC
Stradling Ronon
Stradling Yocca Carlson & Rauth
Strategic Group
Straub-Driver
Stream Realty Partners
Stroud, Pence & Associates, Ltd.
Structure Services Inc.
Structure Tone
Structure Tone Southwest
Stuart Kane LLP
Styler
Sugarman & Sugarman, P.C.
Suitsupply China
Sumitomo Corporation of America
Summit Partners
Sun Life Financial
SunCal Companies
Sunoco
Sunroad Enterprises
Sunshine Life Insurance Co., Ltd.
SunTrust Banks, Inc.
Susan G. Komen
Susman Godfrey LLP
Suzhou Industrial Park Jinji Lake Urban Development Co., Ltd.
Suzhou Industrial Park Urban Renovation & Development Co., Ltd.
Swanson Rink
Swift Energy Company
The Swig Company
Swinerton Builders
Swire Properties (Hong Kong)
Symantec
Syniverse Technologies
Syracuse University
Sysco Corporation
Syska Hennessy Group

9

of the top 10
commercial banks
in the US are
Gensler clients.

18

of the 20 highest-grossing law firms globally are Gensler clients.

T

T. Rowe Price
T.Y. Lin International
TA Associates Realty
Tableau
TAI Engineering
Talkang Property (Beijing) Investment Co., Ltd.
Talyo Kogyo
Taj Hotels Resorts and Palaces
Takenaka Corporation
Take-Two Interactive Software, Inc.
The Talbots, Inc.
Tams-Witmark Music Library, Inc.
Tandus Centiva
Tanglewood Property Group
Tango
Targa Resources, Inc.
Tata Consultancy Services (TCS)
Tattersall Distilling
Taylor & Mathis
TBP Information Technology
TCF Bank
The TCW Group
TD Auto Finance
TD Bank Financial Group
Teachers Insurance
Teaching Strategies
Tecnológico de Monterrey
Tecmark
TED Conferences
Telefonica
Telesis Corporation
Television Academy
Ten Penn Associates L.P.
Tencent
Tenet Health System
Tennenbaum Capital Partners, LLC
Tennessee Valley Authority
Terra Casa
Terra Holdings
Terrace Tower Group, USA
Terranum
Terumo BCT
Terumo Corporation
Tesla Motors
Tesoro Corporation
Tetra Tech
Tetrad Property Group
Teva Pharmaceuticals
Texas A&M University System
Texas Department of Transportation
Texas Facilities Commission
Texas Instruments Incorporated
Texas Medical Center
Teza Technologies
TF Cornerstone
TGS-NOPEC Geophysical Company
Theo Partner Investments
Theta Holding Company, L.P.
Thompson Coburn LLP
Thompson Gas
Thompson National Properties, LLC
Thomson Reuters
Thoratec Corporation
Thornton Tomasetti
Thornton, Davis & Fein, P.A.
thredUP

Three Bays Capital LP
Thrivent Financial
TIAA-CREF
Tianjin Jinnan New City Real Estate Development Co., Ltd.
Tiendas Rosabal
Tiendas Universal
TiePoint Engineering, PC
Tiffany & Co.
TIG Real Estate Services, Inc.
Tiger Global
Timbuk2
Time Warner
Time Warner Cable
The Timken Company
Tiny Jewel Box
TIORCO
Tishman Hotel & Realty LP
Tishman Speyer
Tokyu Land Corporation
Tooley Interests LLC
Topa Management Company
Topgolf International, Inc.
Torani
Toronto Star
Toshiba—United States
Total
Total Bank
Total Wellness Coaching
Totally Enterprises, LLC
TOTO
Touro College
Tower 46
Tower Realty Partners, Inc.
Towers Watson
Town of Islip, NY
Toyohashi City
Toyota Motor Corporation
Toyota Motor North America
TPMC Realty Corporation
TRAC Intermodal
Trademark Property Company
Tradeweb
Tammell Crow Company
TransCanada Corporation
Transportation Security Administration
Transwall Office Systems, Inc.
Transwestern
TranSystems Corporation
Travelocity
Trenam Kemker
Tri Properties Inc.
Tribeca Flashpoint Academy
Tribune Media Company
Tribune Real Estate Holdings
TriCal Construction
Trindent Consulting
Trinity Wall Street
TriStar Capital
Tri-State Generation & Transmission Assoc., Inc.
Triton Asset Group
Trivergance, LLC
Triyar Hospitality
Tropicalia Holdings International, Ltd
Troutman Sanders LLP
True Wind Capital, L.P.
Trumark Companies, LLC
TUOHY
Turelk

Turnberry Associates
Turner Construction Company
Twin Cities Habitat for Humanity
Two Sigma Investments, LLC
Tyco International

U

U.S. Army Corps of Engineers
U.S. Capital Advisors
U.S. Coast Guard Financial Center
U.S. Department of Commerce
U.S. Department of Health & Human Services
U.S. Department of Labor
U.S. Federal Government
U.S. Fish and Wildlife Service
U.S. General Services Administration
U.S. Marshals Service
U.S. Steel Tubular Products
UBM
UBS
UC Berkeley Extension
UCB Japan
ULACIT
Ultrapark
Uluwatu Cliff Resort & Villa, Bali
Unico Properties LLC
Unicredit
Unilever Management Corporation
Unilever
Union Pacific Corporation
Uniqlo
Unique Properties
United Airlines
United American Land, LLC
United Financial
United Properties
United Real Estate Company
United States Golf Association
United States Steel Corporation
United Surgical Partners International
United Way
Universal Fibers, Inc.
Universal Music Group
Universidad de Costa Rica
Universidade Presbiteriana Mackenzie
University of California San Diego Medical Center
University of California, Berkeley
University of California, Irvine
University of California, Los Angeles
University of California, San Diego
University of California, San Francisco
University of California, Santa Cruz
University of Central Asia
The University of Chicago
University of East London
University of Hawaii
University of Houston
The University of Kansas
University of Maryland—Facilities Management
University of Massachusetts, Amherst
University of Massachusetts, Boston
University of Michigan
University of Nebraska, Lincoln
University of North Carolina at Chapel Hill

University of Pennsylvania
University of Phoenix
University of San Francisco
University of St. Thomas
The University of Texas at Austin
The University of Texas Health Science Center at Houston
The University of Texas MD Anderson Cancer Center
The University of Texas System
Univision
Unum
Urban Atlantic
Urban Commons LLC
Urban Deal
Urban Development Partners
Urban Land Institute
Urban Partners
Urban Renaissance Group, LLC
UrbanAmerica
Urbanizadora La Laguna
URS Corporation
US Bank
US Development Group, LLC
USAA Real Estate Company
USO Fort Hood

V

Vaco Resources
Valinor Management LLC
Value Place LLC
Value Retail
The Vance Corporation
Vantage Property Investors
Varasano's Pizzeria
VE Equities
Vector Capital
Veer Health Services Private Limited
Velcro Industries
Venable LLP
Venables Bell & Partners
Venetian Orient Limited
Ventura College
Ventura County Community College District
Ventura Foods
Verifone
Verizon
Verizon/Terremark
Verrill Dana LLP
Vertex Ventures
Viacom, Inc.
ViaSat
The Village of Oak Park, IL
Village of Valley Stream, NY
Vinson & Elkins
Virgin Galactic
Virident
Visa
Vision Equities
Vision Systems, Inc.
Visiting Nurse Service of New York
Vista Equity Partners
Vistamar School
Visteon Corporation
Vitra
Vizio, Inc.
Vlocity, Inc.

VMware
Vobile
Voit Real Estate Services
Vonage
Vornado Realty Trust
Vornado/Charles E. Smith
Vulcan Real Estate

W

W. R. Berkley Corporation
W.E. O'Neil Construction
Wachtell, Lipton, Rosen & Katz
Wacoal America, Inc.
Wafra Real Estate Co.
Wake County Facilities
Wake County GSA
WakeMed Health and Hospitals
Waldorf Astoria Hotels & Resorts
Walgreens
Walmart
Walnut Capital
Walsh Associates
Walter P Moore
Waltersmith and Associates Limited
Wampold Companies
Wanda Group
Warburg Pincus
Warner Music Group, Inc.
Washington Animal Rescue League
Washington Headquarters Services
Washington Holdings
The Washington Post
Washington Real Estate Investment Trust
Waterbridge Capital
Waterman Properties LLC
Watermark Estate Management Services, LLC
WB Engineers + Consultants
WBCM
Weatherford International
Weihei Double Island Bay Development and Investment Co., Ltd.
Weil, Gotshal & Manges LLP
Weintraub Financial Services, Inc.
Weintraub Real Estate Group
Weitz & Luxenberg P.C.
WelcomHotels Lanka Pvt. Ltd.
Wellington Management
Wells Fargo
Wendel Rosen Black & Dean LLP
Wentworth Property Company
Wenzhou Port Group
Western Conservation Foundation
Western Development Corporation
Western National Group
Western Technical College
Western World Insurance Group
WesternGeco
Westfield Company, Inc.
Westfield Corporation
Westlake Chemical Corporation
The Westminster Schools
Westmount Asset Management, LLC
Weston Inc. Commercial Real Estate
Wewatta & Wynkoop Properties, LLC
WeWork
Wexford Science and Technology, LLC

WGN America
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Whitelaw Twining Law Corporation
Wieland Designs
Wild Type
Wilhelm Builders, Inc.
William Morris Endeavour
Willkie Farr & Gallagher LLP
Willow Valley Communities
Windtower Partners LLC
Winthrop Management, LP
Wipro
Wischermann Partners, Inc.
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Wolf Urban Development
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Wood Partners
Woodbine Development Corporation
The Woodlands Development Company
Woodlands Office Equities-95 Limited
Woodlands Sarofim #1, Ltd.
The Woodner Company
Woods Capital
Woodward Inc.
Worcester Polytechnic Institute
Workday
World Class Capital Group
WorldHaus
Worthe Real Estate Group
WPP
WRG
Wright Runstad & Company
Wrigley
WS Development
WSP
Wuxi Chongan New City Longhe Investment Co., Ltd.
Wyndham Worldwide

X

Xenia Hotels
Xiamen Zijin Avic Real Estate Co., Ltd.
XL Seguros Brasil S.A.

Y

Y.O.U. (Youth Organizations Umbrella)
Yahoo!
Yamagata
Yanmar
Yello
Yerba Buena Center for the Arts
Yida International Investment Group
York Capital Management
Yuan Sheng Real Estate Co., Ltd.
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Yunan Orient Abundance Investment Co., Ltd

8

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Z

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Zhuhai Chief Clothing Co., Ltd.

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Zhuhai Huafa City Heart Construction Holding
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Million BTUs of net energy	30
Fully grown trees	67
Pounds of solid waste	2,093
Pounds of greenhouse gases	5,765
Gallons of wastewater	31,267





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