

A wide-angle photograph of a modern lecture hall. The room features rows of light-colored wooden chairs with black metal frames, arranged in a semi-circular pattern. In the foreground, two large potted plants with broad green leaves are positioned on either side of the aisle. The back of the room has a large white projector screen displaying the title 'Workplace Analysis' in white text, with the names 'Mariapia+Melissa+Natalie' in orange text below it. Above the screen, a complex rig of stage lights and a projector is visible. The walls are a neutral, light color, and the floor is a polished concrete. The overall atmosphere is clean, professional, and contemporary.

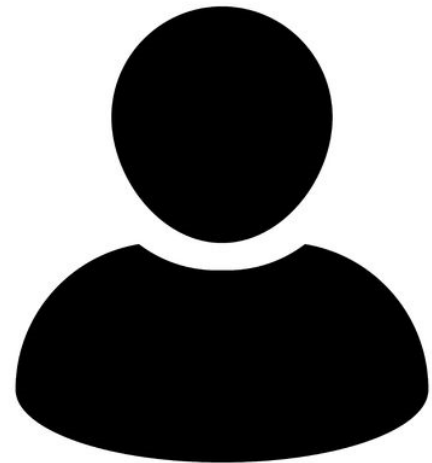
# Workplace Analysis

Mariapia+Melissa+Natalie

# Keys to Productive and Engaged Employees:

## Well-being (Individual)

Positive, healthy state where one flourishes mentally and physically.



## Flexibility (Community)

Variety of spaces that offer opportunities for different kinds of collaboration and privacy.



## Branding (Company)

The mission, goals, and values of a company as well as the logo and colors of the brand.



### Subcategories

Air quality  
Water Accessibility  
Lighting  
Comfort

### Subcategories

Visual Privacy  
Acoustic Privacy  
Private/ Semi-private  
Public

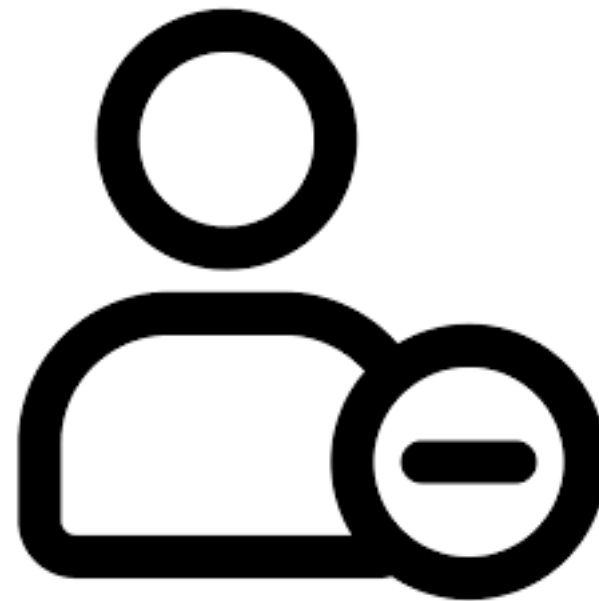
### Subcategories

Visual Branding:  
Materials, Details  
Cultural Branding:  
Programming

**Maintaining these factors will lead to:**



**61%**  
**Reduced  
Medical Costs**



**78%**  
**Reduced  
Absenteeism**



**80%**  
**Increased  
Productivity**

# The Ministry, London UK

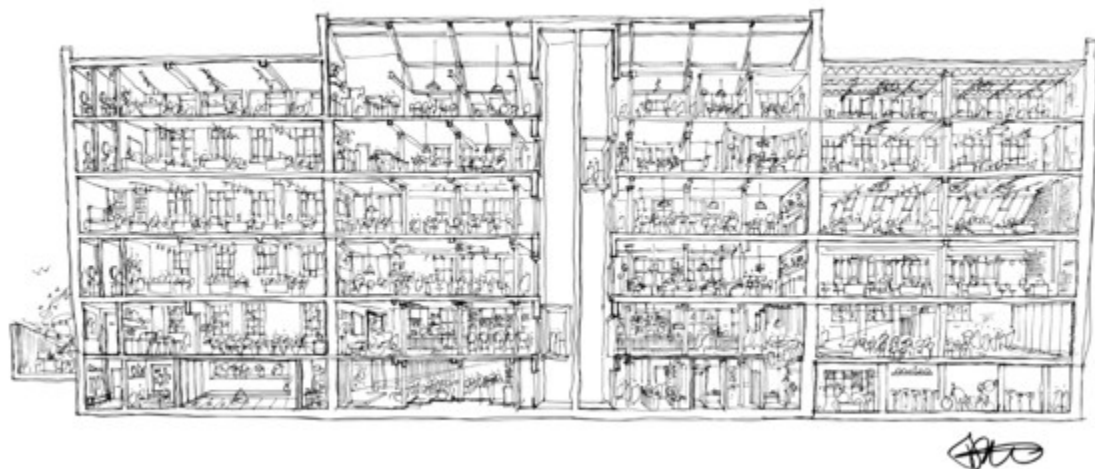
**ARCHITECTS SQUITE & PARTNERS 2018**  
15, 519 sq. ft., 850 people

## ABOUT THE COMPANY

The Ministry is the first co-working space and private members club for creative industries by Ministry of Sound, a multimedia entertainment business.

## ABOUT THE DESIGN

- Antithesis to a nightclub environment
- Desirable and practical working floors alongside a generous social space
- Suited to morning coffee and lunch meetings, as well as evening networking and social events taking place in the evening
- Concept stays true to the origins of the mother brand with bold, raw elements contrasting with a layer of premium finish
- Aesthetic establishes a highly creative and energetic environment which adapts as the working week progresses and evolves between seasons.



# Expensify ,Portland, Oregon

**ZFG ARCHITECTS 2017**

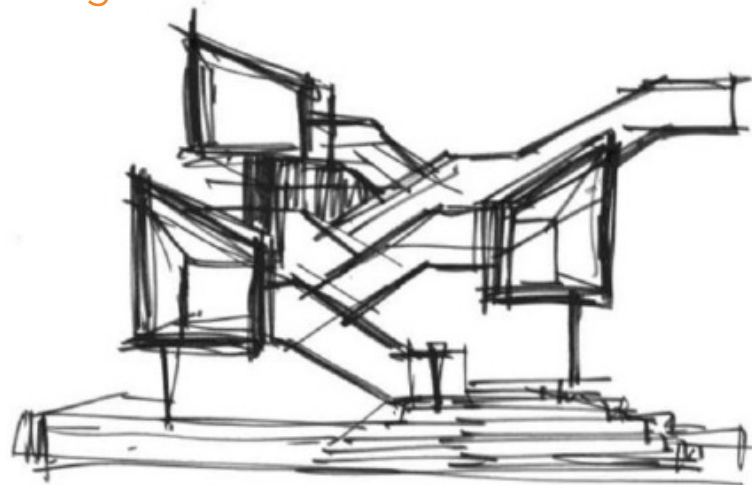
**17,000 Sqft. - about 50-60 employees.**

## **ABOUT THE COMPANY**

Develop software for tracking charges and creating expense reports.

## **ABOUT THE DESIGN**

- "Choose their own adventure", the motto
- Company's beginnings of starting off in coffee shops, to later relocating to a San Francisco office with unassigned seating-Plenty of work spaces that all belong to the entire office team
- Each level incorporating more private spaces than the previous
- Main floor includes a kitchenette, 41-foot communal table, open atrium seating, hanging chaise bed, and a hidden safe vault office space that remained from the historical bank.
- The mezzanine level includes additional open and enclosed collaboration spaces, phone booths, and a lounge area.
- The third level features "open crow's nest" semi private collaboration spaces, a second kitchen, and an "oak wood village" with private work spaces overlooking the levels below.



# Well-being

## THE MINISTRY KEY FEATURES

- Bars, kitchen, and restaurant provides water to workers.
- The workplace seems to be a well illuminated with a lot of windows that allow natural light.
- The furniture picked for the workplace is soft, and manageable to be moved.
- Gym and showers
- Stairs that promote workers to walk up and down the building.
- Cinema and resting areas allow workers to relax in between long work sessions.



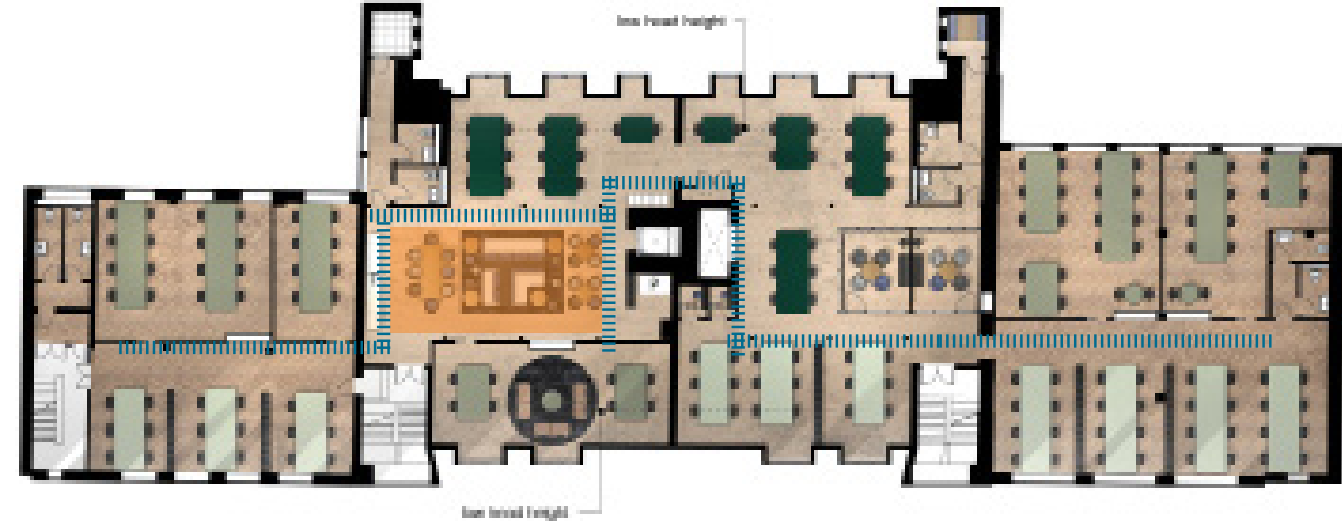
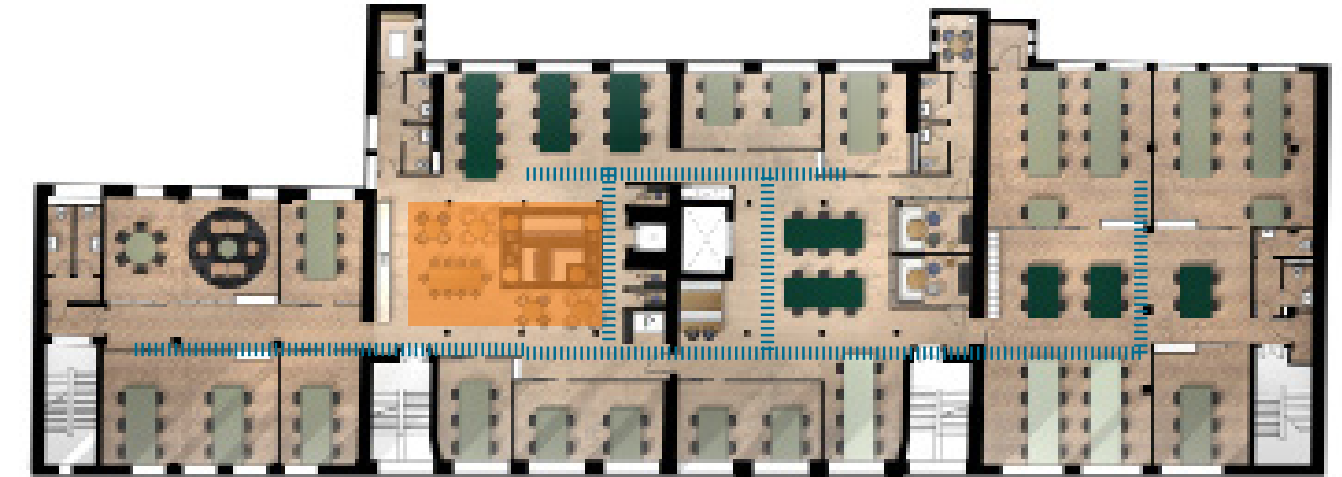
## EXPENSIFY KEY FEATURES

- Central stairs that promote their use.
- Unassigned seating that encourages movement within your work spaces
- Kitchen with on-tap kombucha.
- Swinging chaise to recline comfortably while you work.
- Alongside the 41-foot-long communal table, a TV is displayed with live-feed of the San Francisco office, keeping colleagues connected at all times. Large feeling of community.

# Circulation & Well-Being Diagrams

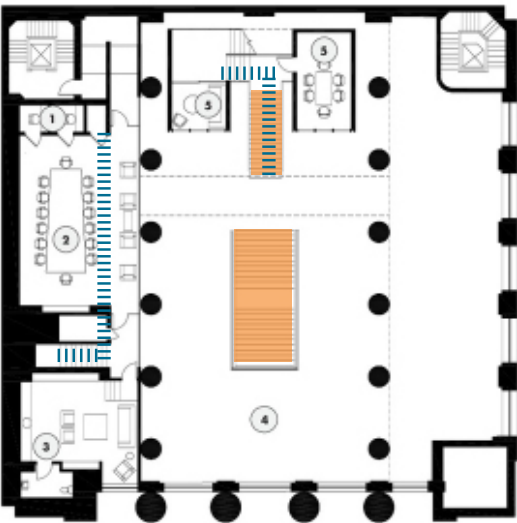
The Ministry

Expensify



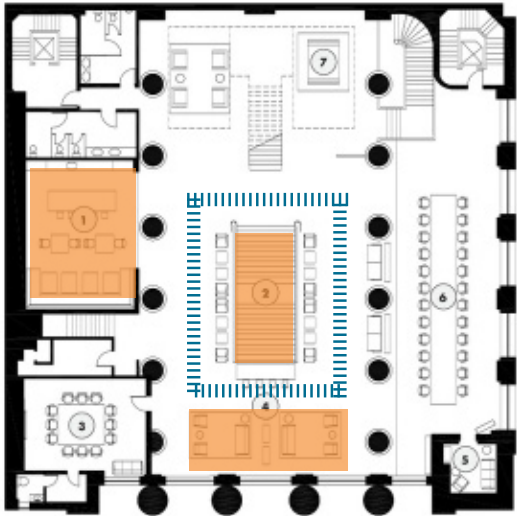
Mezzanine Floor Plan

- 1 Phone Rooms
- 2 Board Room
- 3 Salon
- 4 Atrium
- 5 Meeting



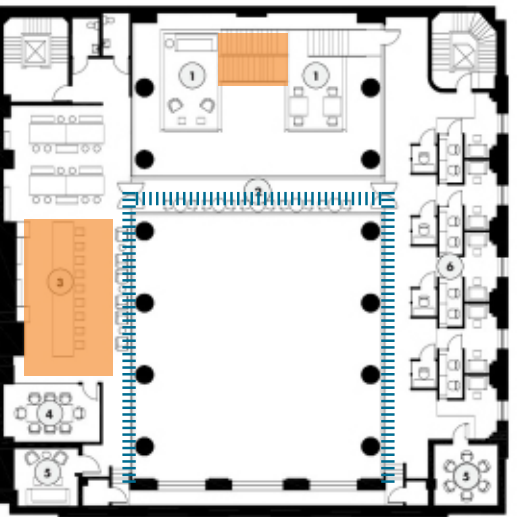
2nd Floor Plan

- 1 Kitchenette
- 2 Main Stair
- 3 Bank President's Office
- 4 Atrium
- 5 Vault
- 6 41' Table
- 7 Hanging Bed



3rd Floor Plan

- 1 Crow's Nest
- 2 Existing Bridge
- 3 Cafe
- 4 Meeting
- 5 Vault
- 6 Village



CIRCULATION

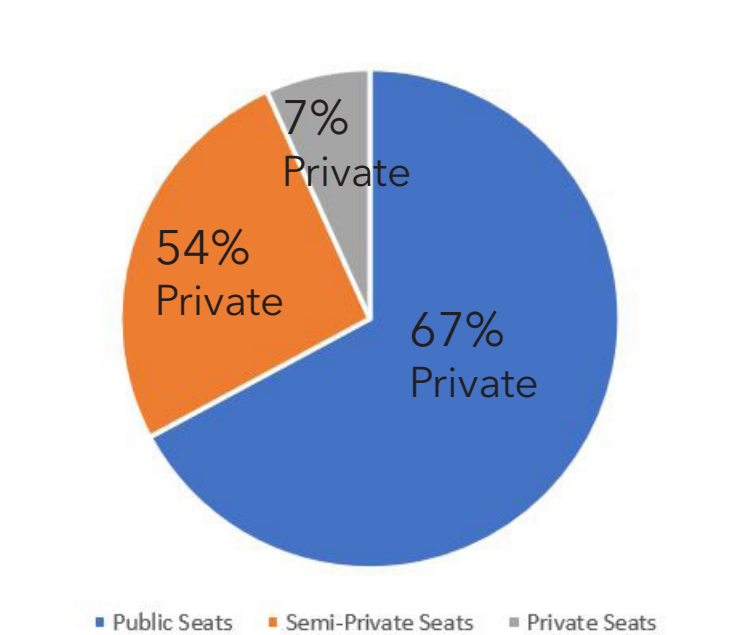
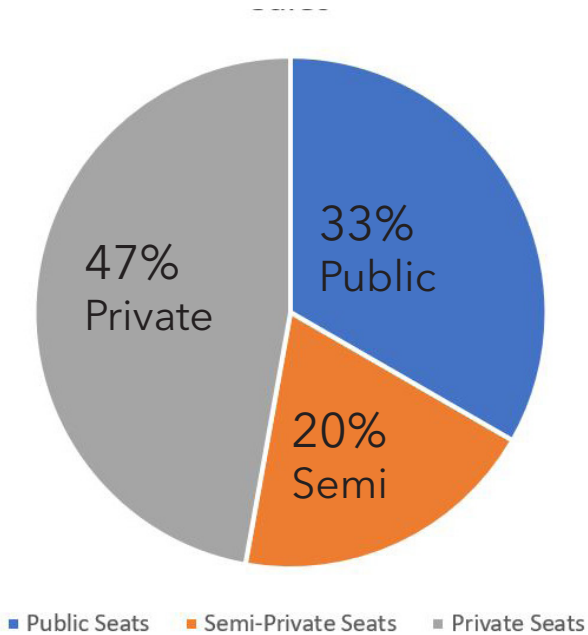


AREAS FOR WELL-BEING

# Flexibility

## THE MINISTRY

- Different sizes of tables, from long tables to two-top tables
- Spaces such lounges, kitchen area, bar, restaurant, outside area, booths. (All promote flexibility for the worker to find a different spot depending on his/her needs.
- Chairs with wheels make the space more flexible for workers to move from desk to desk.
- **Private:** Some private spaces for big group projects, smaller groups for up to four people, and 9 private offices for one person only
- Boots with curtains in case they want a more private session.
- **Semi-Private:** Long tables divided by partition but still in the open. Also, some rooms that look “private” are enclosed by glass.
- **Public:** Tables are situated next to each other without partitions, promoting community
- Restaurants, outside area, cinema, bars, lounges that are public.



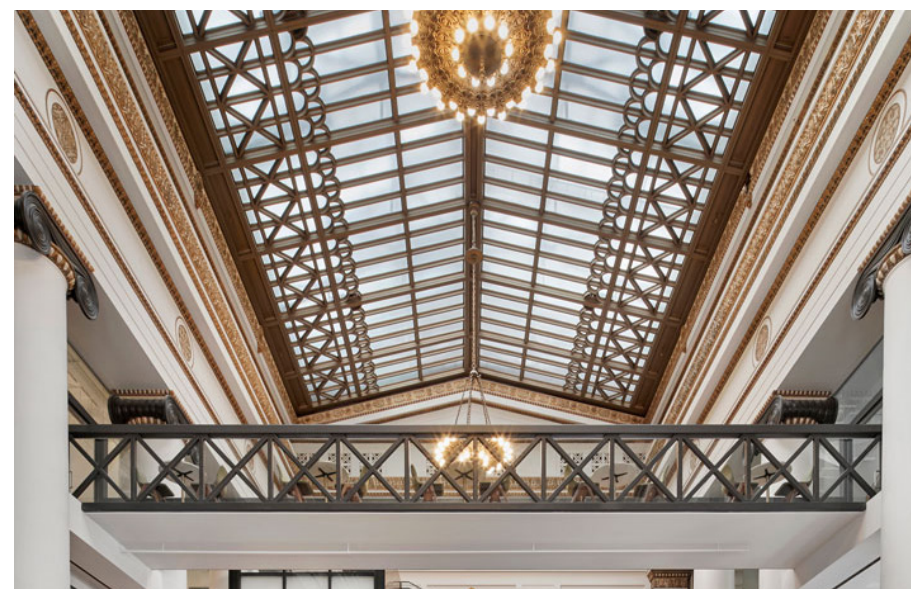
## EXPENSIFY

- Flexibility to choose your work area according to your mood and needs.
  - The steel structure at the center has work spaces below, inside, and on top.
  - Although the employees do not have their own “territory”, they have flexibility in choosing whether they want to collaborate, or sit away from noise
- Technology also supports their mobility within the spaces.
- **Private:** Enclosed and private work areas for 1-2 people and phone booths
  - **Semi-private:** Conference and meeting rooms for private meetings, secluded work areas or quiet areas, enclosed rooms with multiple seats for 5 or one person.
  - **Public:** Open collaboration tables, open space seating arrangements, common areas.

# Branding

## THE MINISTRY

- They used their part of the brand they are known for (nightlife) to design this space. It can be seen in the selection of materials, lighting fixtures, and spaces such as bars, and margaritas' stations in the bathrooms. With the design, they are telling the clients they are a fun brand to work with.
- Big part of their branding is to be creative since they share spaces meant for music, art, fashion, etc., so they included spaces that promote well-being, that later will improve their creativity.
- The Ministry wanted the space to have an "apartment feeling", so people will feel at home.



## EXPENSIFY

- They use their company's culture as branding with their "choose your own adventure" seating concept.
- Their business focuses on financial software, and the architecture and design of this 100-year-old bank has a very strong feel of being at a financial institution with vaulted ceilings, massive classical columns, while integrating modern design that is also reflected in their modern workplace culture.

# CONCLUSION

## Sources

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