



**Total lbs. of Telling Steel:** 1.2 million

**Sales Manager:** Scott Richards

**Distributor:** CBSI, Upper Marlboro MD

**Contractor:** Tricon

**Architect:** Design Collective

### PROJECT DESCRIPTION:

The Cotton Annex Building, built in 1936 and formerly the Department of Agriculture, is being reimagined into living and commercial space. The Annex Project includes an adaptive reuse, exterior renovation plus a residential and retail addition to the historic building. Telling Industries is supplying 1.2 Million lbs. of metal framing for this project including drywall 20EQ Stud and Track, Slotted Deflection Track, Z-Furring Channel, Right Angle Clips, Shaftwall CT Studs & J Track, Resilient Channel and Flat Strap.

The 12 story multi-family/mixed use Annex project consists of approximately 37,000 square feet of 564 residential units and 1,552 square feet of ground-floor retail/restaurant space.

The indoor amenities include a conference room, co-working lounge, meeting rooms, mail rooms, a speakeasy, a garden lounge, a parlour room, orangery, fitness rooms, private dining, living room, kitchen, entertainment area, indoor food preparation area for rooftop BBQ and breathtaking skyline viewing. Outdoor amenities include a rooftop infinity pool, outdoor rooms, lounge area, and a double-sided fireplace. Multiple exterior levels also include a deck, BBQ area, and fire pits.

The Cotton Annex building is listed on the National Registry of Historic Places and development of the property has been approved by the Commission of Fine Arts and the State Historic Preservation office.



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