

CELL LINES WITH MULTIPLE DOCKS FOR GENE INSERTION

CROSS REFERENCE TO RELATED APPLICATIONS

This application claims the benefit of U.S. Prov. Appl. 63/033,516, filed June 2, 2020,
5 the entire contents of which are incorporated herein by reference.

The application also claims the benefit of U.S. Prov. Appl. 63/033,514, filed June 2,
2020, the entire contents of which are incorporated herein by reference.

FIELD OF THE INVENTION

10 The present invention relates to host cell lines containing multiple dock sites for
insertion of a nucleic acid construct, and in particular nucleic acid constructs that express an
exogenous gene of interest.

BACKGROUND OF THE INVENTION

15 Therapeutic protein drugs are an important class of medicines serving patients most in
need of novel therapies. Recombinant protein therapeutics have been developed to treat a
wide variety of clinical indications, including cancers, autoimmunity/inflammation, exposure
to infectious agents, and genetic disorders. The latest advances in protein-engineering
technologies have allowed drug developers and manufacturers to fine-tune and exploit
20 desirable functional characteristics of proteins of interest while maintaining (and in some
cases enhancing) product safety or efficacy or both.

The manufacturing and production of therapeutic proteins are highly complex
processes. For example, a typical protein drug may include in excess of 5,000 critical process
steps, many times greater than the number required for manufacturing a small-molecule drug.

25 Similarly, protein therapeutics, which include monoclonal antibodies as well as large
or fusion proteins, can be orders-of-magnitude larger in size than small-molecule drugs,
having molecular weights exceeding 100 kDa. In addition, protein therapeutics exhibit
complex secondary and tertiary structures that must be maintained. Protein therapeutics
cannot be completely synthesized by chemical processes and have to be manufactured in
30 living cells or organisms; consequently, the choices of the cell line, species origin, and
culture conditions all affect the final product characteristics. Moreover, most biologically
active proteins require post-translational modifications that can be compromised when
heterologous expression systems are used. Additionally, as the products are synthesized by
cells or organisms, complex purification processes are involved. Furthermore, viral clearance

processes such as removal of virus particles by using filters or resins, as well as inactivation steps by using low pH or detergents, are implemented to prevent the serious safety issue of viral contamination of protein drug substances. Given the complexity of therapeutic proteins with respect to their large molecular size, post-translational modifications, and the variety of biological materials involved in their manufacturing process, the ability to enhance particular functional attributes while maintaining product safety and efficacy achieved through protein-engineering strategies is highly desirable.

While the integration of novel strategies and approaches to modify protein drug products is not a trivial matter, the potential therapeutic advantages have driven the increased use of such strategies during drug development. A number of protein-engineering platform technologies are currently in use to increase the circulating half-life, targeting, and functionality of novel therapeutic protein drugs as well as to increase production yield and product purity. For example, protein conjugation and derivatization approaches, including Fc-fusion, albumin-fusion, and PEGylation, are currently being used to extend a drug's circulating half-life.

The production of protein pharmaceutical (biologics) is expensive and time consuming. What is needed in the art are more efficient tools and processes for producing this important class of drugs.

SUMMARY OF THE INVENTION

The present invention relates to host cell lines containing multiple dock sites for insertion of a nucleic acid construct, and in particular nucleic acid constructs that express an exogenous gene of interest.

In some preferred embodiments, the present invention provides a host cell (or population of host cells) comprising a genome, the genome comprising from 1 to 1000 integrated docking sites, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the genome comprises from 1 to 500 integrated docking sites, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the genome comprises from 5 to 500 integrated docking sites, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the genome comprises from 5 to 250 integrated docking sites, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the genome comprises from 5 to 100 integrated docking sites, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the genome comprises

from 5 to 50 integrated docking sites, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the integrated docking sites are independently positioned throughout the genome.

In some preferred embodiments, the dock site insertion element is targeted by enzyme
5 selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase. In some preferred embodiments, the dock site insertion element is selected from the group consisting of a recombinase dock site insertion element and a HDR dock site insertion element. In some preferred embodiments, the dock site insertion element is a recombinase dock site insertion element. In some preferred embodiments, the recombinase dock site
10 insertion element comprises an attachment site (att). In some preferred embodiments, the attachment site (att) is selected from the group consisting of attB and attP. In some preferred embodiments, the attachment site (att) is selected from the group consisting of attR and attL. In some preferred embodiments, the recombinase dock site insertion element comprises a LoxP sequence. In some preferred embodiments, the recombinase dock site insertion element
15 is a Flp Recombination Target (FRT) site. In some preferred embodiments, the dock site insertion element is a HDR dock site insertion element. In some preferred embodiments, the HDR dock site insertion element comprises one or two dock site homology arms. In some preferred embodiments, the HDR dock site insertion element further comprises one or more sequences homologous to a guide RNA sequence. In some preferred embodiments, the dock
20 site homology arms are from about 30 to 1000 bases in length. In some preferred embodiments, the integrase dock site insertion element comprises an AAVS1 safe harbor locus sequence.

In some preferred embodiments, each docking site is flanked by exogenous integrating vector sequences. In some preferred embodiments, the exogenous integrating
25 vector sequences are selected from the group consisting of viral vector sequences and transposon vector sequences. In some preferred embodiments, the docking sites each further comprise a sequence encoding a selectable marker operably linked to a promoter.

In some preferred embodiments, the host cell line further comprises an exogenous sequence encoding an enzyme operably linked to a promoter. In some preferred
30 embodiments, the exogenous sequence encoding an enzyme operably linked to a promoter is inserted into the genome of the host cell. In some preferred embodiments, the exogenous sequence encoding an enzyme operably linked to a promoter is inserted at the dock site. In some preferred embodiments, the exogenous sequence encoding an enzyme operably linked to a promoter is provided in an episomal expression vector. In some preferred embodiments,

the episomal expression vector is a plasmid. In some preferred embodiments, the enzyme is selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase. In some preferred embodiments, the nuclease is a Cas nuclease. In some preferred embodiments, the nickase is a Cas nickase.

5 In some preferred embodiments, the dock site insertion element is positioned to facilitate cassette exchange. In some preferred embodiments, each docking site comprises two dock site insertion elements. In some preferred embodiments, the two dock site insertion elements are positioned to facilitate cassette exchange. In some preferred embodiments, the two dock site insertion elements flank sequences encoding a selectable marker, an enzyme, or
10 a combination thereof.

 In some preferred embodiments, the host cells further comprise nucleic acid expression constructs inserted at 1 or more of the docking sites. In some preferred embodiments, the nucleic acid expression construct comprises a second (i.e., internal) promoter operably linked to a sequence encoding a protein of interest. In some preferred
15 embodiments, the nucleic acid expression construct further comprises a 5' promoter (or first promoter) operably linked and 5' to a selectable marker.

 In some preferred embodiments, the nucleic acid expression construct further comprises the following elements in operable association in 5' to 3' order: a first (or 5') promoter sequence; a selectable marker sequence; a second (or internal) promoter sequence; a
20 nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and a poly A signal sequence. In some preferred embodiments, the nucleic acid construct further comprising at least one insertion element at a position or positions selected from the group consisting of 5' to the first promoter, 3' to the poly A signal sequence, between the first promoter and the poly A signal sequence, between the selectable marker and
25 the second promoter sequence, and both 5' to the first promoter and 3' to the poly A signal sequence. In some preferred embodiments, the nucleic acid expression construct does not comprise a poly A signal sequence between the selectable marker and the second promoter. In some preferred embodiments, the selectable marker is adjacent to the second promoter. In some preferred embodiments, the second promoter is adjacent to the nucleic acid sequence
30 encoding the first protein of interest. In some preferred embodiments, the nucleic acid construct comprises a non-coding region between the first promoter and the selectable marker. In some preferred embodiments, the non-coding region comprises multiple potential Kozak sequences and/or ATG translation start sites. In some preferred embodiments, the nucleic acid construct comprises an extending packaging region (EPR) between the first

promoter and the selectable marker. In some preferred embodiments, the EPR comprises multiple potential Kozak sequences and/or ATG translation start sites.

In some preferred embodiments, the first promoter sequence (i.e., the 5' promoter sequence) is selected from the group consisting of SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences. In some preferred embodiments, the first promoter sequence is a weak promoter sequence. In some preferred embodiments, the first promoter sequence is not a retroviral LTR promoter.

In some preferred embodiments, the integrated docking sites further comprise an integrated exogenous promoter. In some preferred embodiments, the promoter is a weak promoter. In some preferred embodiments, the integrated exogenous promoter is selected from the group consisting of SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences. In some preferred embodiments, the integrated promoter is a retroviral LTR. In some preferred embodiments, the retroviral LTR is a SIN LTR. In some preferred embodiments, each docking site comprises a SIN LTR EPR 5' of the docking site and a SIN LTR 3' of the docking site. In some preferred embodiments, the host cell further comprise nucleic acid expression constructs inserted at 1 or more of the docking sites with an integrated promoter.

In some preferred embodiments, nucleic acid expression constructs for use in cell lines with an integrated exogenous promoter in the docking site comprise an internal (or second) promoter sequence operably linked to a sequence encoding a protein of interest. In some preferred embodiments, the nucleic acid expression construct comprises the following elements in operable association in 5' to 3' order: a selectable marker sequence; an internal promoter sequence; a nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and a poly A signal sequence. In some preferred embodiments, the nucleic acid construct further comprises at least one insertion element at a position or positions selected from the group consisting of 5' to the selectable marker sequence, 3' to the poly A signal sequence, between the selectable marker sequence and the poly A signal sequence, between the selectable marker and the internal promoter sequence, and both 5' to the selectable marker sequence and 3' to the poly A signal sequence. In some preferred embodiments, the nucleic acid expression construct does not comprise a poly A

signal sequence between the selectable marker and the second promoter. In some preferred embodiments, the selectable marker is adjacent to the internal promoter sequence. In some preferred embodiments, the internal promoter sequence is adjacent to the nucleic acid sequence encoding the first protein of interest. In some preferred embodiments, the internal promoter sequence is selected from the group consisting of SV40, *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

In some preferred embodiments, the selectable marker sequence in any of the foregoing expression constructs is an amplifiable selectable marker sequence selected from the group consisting of the Glutamine Synthase (GS) sequence and the Dihydrofolate Reductase (DHFR) sequence. In some preferred embodiments, the selectable marker sequence is an antibiotic resistance marker sequence selected from the group consisting of neomycin resistance gene (neo), hygromycin B phosphotransferase gene and puromycin N-acetyl transferase gene sequences.

In some preferred embodiments, the second promoter sequence in any of the foregoing expression constructs is selected from the group consisting of SV40, *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

In some preferred embodiments, the nucleic acid sequence encoding a protein of interest encodes a protein selected from the group consisting of heavy and light chain immunoglobulin sequences.

In some preferred embodiments, the insertion element in any of the foregoing expression constructs is selected from the group consisting of a recombinase insertion element and a HDR insertion element. In some preferred embodiments, the expression construct insertion element is a recombinase expression construct insertion element compatible with the recombinase dock site insertion element. In some preferred embodiments, the recombinase expression construct insertion element is an attachment site (att). In some preferred embodiments, the attachment site (att) is selected from the group consisting of attP and attB. In some preferred embodiments, the recombinase expression construct insertion element is a Flp Recombination Target (FRT) site. In some preferred embodiments, the recombinase expression construct insertion element is a LoxP sequence. In some preferred embodiments, the expression construct insertion element is a HDR expression

construct insertion element compatible with the HDR dock site insertion element. In some preferred embodiments, the HDR expression construct insertion element comprises one or two expression construct homology arms compatible with or homologous to the one or two dock site homology arms. In some preferred embodiments, the homology arms are from
 5 about 30 to 1000 bases in length. In some preferred embodiments, the recombinase expression construct comprises two homology arms positioned 5' to the first promoter and 3' to the poly A signal sequence. In some preferred embodiments, the HDR expression construct insertion element comprises an AAVS1 safe harbor locus sequence. In some preferred embodiments,

10 In some preferred embodiments, the nucleic acid expression constructs in any of the preceding embodiments further comprise a first RNA export element. In some preferred embodiments, the first RNA export element is located 3' or 5' to the nucleic acid sequence encoding the protein of interest. In some preferred embodiments, the first RNA export element is a pre-mRNA processing enhancer (PPE). In some preferred embodiments, the first
 15 RNA export element is a posttranscriptional regulatory element (PRE). In some preferred embodiments, the PRE RNA export element is a Woodchuck hepatitis virus post-transcriptional regulatory element (WPRE).

In some preferred embodiments, the nucleic acid expression constructs described in the preceding embodiments further comprise a nucleic acid sequence encoding at least a
 20 second protein of interest (e.g., including third, fourth, fifth, etc. proteins of interest). In some preferred embodiments, the nucleic acid sequence encoding the second protein of interest is operably associated with a construct element selected from the group consisting of a third promoter, an intron, a second RNA export element and an IRES sequence and combinations thereof. In some preferred embodiments, the second RNA export element is a pre-mRNA
 25 processing enhancer (PPE). In some preferred embodiments, suitable third promoters include, but are not limited to, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences. In some preferred embodiments, the second RNA export element is a posttranscriptional regulatory
 30 element (PRE). In some preferred embodiments, the PRE RNA export element is a Woodchuck hepatitis virus post-transcriptional regulatory element (WPRE). In some preferred embodiments, the second nucleic acid sequence encoding a second protein of interest is positioned 3' to the nucleic acid sequence encoding the first protein of interest. In some preferred embodiments, the second nucleic acid sequence encoding a second protein of

interest is operably associated with IRES sequence is selected from the group consisting of foot and mouth disease virus (FMDV), encephalomyocarditis virus and poliovirus IRES sequences.

5 In some preferred embodiments, the nucleic acid expression constructs of any of the preceding embodiments further comprise a signal peptide sequence operably linked to the first protein of interest. In some preferred embodiments, the signal peptide sequence is selected from the group consisting of tissue plasminogen activator, human growth hormone, lactoferrin, alpha-casein and alpha-lactalbumin signal peptide sequences. In some preferred
10 embodiments, the nucleic acid expression constructs further comprise a protein purification marker sequence. In some preferred embodiments, the protein purification marker sequence is a hexahistidine tag or a hemagglutinin (HA) tag.

In some preferred embodiments, the nucleic acid constructs encode a viral vector (i.e., instead of a protein of interest). In some preferred embodiments, the viral vector is selected from the group consisting of a retroviral vector, adenoviral vector and a adenovirus-
15 associated viral vector. In some preferred embodiments, the retroviral vector is a lentiviral vector.

In some preferred embodiments, the host cell is selected from the group consisting of Chinese Hamster Ovary (CHO) cells, HEK 293 cells, CAP cells, bovine mammary epithelial cells, monkey kidney CV1 line transformed by SV40, baby hamster kidney cells, mouse
20 sertoli cells, monkey kidney cells, African green monkey kidney cells, human cervical carcinoma cells, canine kidney cells, buffalo rat liver cells, human lung cells, human liver cells, mouse mammary tumor, TRI cells, MRC 5 cells, FS4 cells, rat fibroblasts, MDBK cells and human hepatoma line cells. In some preferred embodiments, the host cell is selected from the group consisting of a Chinese Hamster Ovary (CHO) cells, a HEK 293 cells and a CAP
25 cells. In some preferred embodiments, the host cell line is a GS knockout cell line. In some preferred embodiments, the host cell line is a DHFR knockout cell line.

In some preferred embodiments, the host cell further comprises at least a second nucleic acid construct that encodes and allows for expression of at least a second protein of interest, and wherein said second nucleic acid construct does not include a selectable marker.
30 In some preferred embodiments, the host cell further comprises at least a second nucleic acid construct that encodes and allows for expression of a second protein of interest, and wherein said second nucleic acid construct includes a selectable marker that is different from the selectable marker in the first nucleic acid construct. In some preferred embodiments, the first protein of interest in the first vector is one of an immunoglobulin heavy or light chain and the

second protein in the second vector is the other of an immunoglobulin heavy or light chain. In some preferred embodiments, the first protein of interest is an immunoglobulin heavy chain and the second protein of interest is an immunoglobulin light chain. In some preferred embodiments, the second nucleic acid construct is inserted at one or more dock sites.

5 In some preferred embodiments, the present invention provides a cell culture comprising host cells as described above. In some preferred embodiments, the cell culture is a master cell culture.

 In some preferred embodiments, the present invention provides processes for producing a protein of interest comprising culturing host cells as described above that
10 comprise a nucleic acid expression construct encoding a protein of interest under conditions such that the protein of interest is expressed and purifying the protein of interest from the host cell culture. In some preferred embodiments, the host cells grown in a medium comprising an inhibitor of the selectable marker. In some preferred embodiments, the selectable marker is GS and the inhibitor is phosphinothricin or methionine sulfoximine (Msx). In some
15 preferred embodiments, the selectable marker is DHFR and the inhibitor is methotrexate.

 In some preferred embodiments, the present invention provides processes for producing a viral vector comprising culturing host cells comprising an expression construct for a viral vector as described above under conditions that the viral vector is expressed (or synthesized) and purifying the viral vectors from the host cell culture.

20 In some embodiments, the present invention provides a system comprising a host cell or population of host cells as described above and one or more nucleic acid expression constructs, wherein the nucleic acid expression construct further comprises the following elements in operable association in 5' to 3' order: a selectable marker sequence; an internal promoter sequence; a nucleic acid sequence encoding a first protein of interest that is
25 operably linked to the internal promoter; and a poly A signal sequence, wherein the nucleic acid construct further comprises at least one insertion element, and wherein the expression construct insertion elements are compatible with the dock site insertion elements to facilitate insertion of the nucleic acid expression construct at the dock site. In some preferred
 embodiments, the one or more nucleic acid expression constructs further comprise a 5'
30 promotor sequence 5' to the selectable marker sequence. In some preferred embodiments, the 5' promoter is a weak promoter. In some preferred embodiments, suitable 5' promoters include, but are not limited to, SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter

sequences. In some preferred embodiments, the nucleic acid expression constructs are provided in a vector. In some preferred embodiments, the vector is a plasmid vector. Other suitable vectors include cosmids, YACs and small circular constructs.

In some preferred embodiments, the systems further comprise a nucleic acid construct
5 encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site. In some preferred embodiments, the enzyme is selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase. In some preferred embodiments, the nuclease is a Cas nuclease. In some preferred embodiments, the nickase is a Cas nickase. In some preferred embodiments, the systems further comprise one or more RNA guide
10 sequences.

In some preferred embodiments, the nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site is provided in a vector. In some preferred embodiments, the vector is a different vector from the vector comprising the nucleic acid expression construct. In some preferred embodiments, the vector
15 is the same vector as the vector comprising the nucleic acid expression construct.

In some preferred embodiments, the systems further comprise at least a second nucleic acid expression construct encoding a different protein of interest. In some preferred embodiments, the second nucleic acid expression construct further comprises the following elements in operable association in 5' to 3' order: a selectable marker sequence; an internal
20 promoter sequence; a nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and a poly A signal sequence, wherein the nucleic acid construct further comprises at least one insertion element, and wherein the expression construct insertion elements are compatible with the dock site insertion elements to facilitate insertion of the nucleic acid expression construct at the dock site. In some preferred
25 embodiments, the at least a second nucleic acid expression construct encoding a different protein of interest is provided on a separate vector. In some preferred embodiments, suitable internal promoters include, but are not limited to, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I
30 promoter sequences.

In some preferred embodiments, the nucleic acid expression construct included in the system further comprises a nucleic acid sequence encoding at least a second protein of interest (e.g., including third, fourth, fifth, etc. proteins of interest). In some preferred embodiments, the nucleic acid sequence encoding the second protein of interest is operably

associated with a construct element selected from the group consisting of a third promoter, an intron, a second RNA export element and an IRES sequence and combinations thereof. In some preferred embodiments, suitable third promoters include, but are not limited to, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences. In some preferred embodiments, the second RNA export element is a pre-mRNA processing enhancer (PPE). In some preferred embodiments, the second nucleic acid sequence encoding a second protein of interest is positioned 3' to the nucleic acid sequence encoding the first protein of interest. In some preferred embodiments, the IRES sequence is selected from the group consisting of foot and mouth disease virus (FDV), encephalomyocarditis virus and poliovirus IRES sequences.

In some preferred embodiments, the present invention provides methods comprising: providing a host cell(s) as described above and introducing into the host cell(s) one or more nucleic acid expression constructs encoding a first protein of interest under conditions such that the nucleic acid expression constructs are inserted at the dock sites, wherein the nucleic acid expression construct further comprises at least the following elements in operable association in 5' to 3' order: a selectable marker sequence; an internal promoter sequence; a nucleic acid sequence encoding the first protein of interest that is operably linked to the internal promoter; and a poly A signal sequence, wherein the nucleic acid construct further comprises at least one insertion element, and wherein the expression construct insertion elements are compatible with the dock site insertion elements to facilitate insertion of the nucleic acid expression construct at the dock site. In some preferred embodiments, suitable internal promoters include, but are not limited to, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

In some preferred embodiments, the one or more nucleic acid expression constructs further comprise a 5' promoter sequence 5' to the selectable marker sequence. In some preferred embodiments, the nucleic acid expression constructs are provided in a vector. In some preferred embodiments, the vector is a plasmid vector. Other suitable vectors include cosmids, YACs and small circular constructs. In some preferred embodiments, the vector is transiently introduced into the host cell. In some preferred embodiments, the 5' promoter is a weak promoter. In some preferred embodiments, suitable 5' promoters include, but are not limited to, SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda

PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

In some preferred embodiments, the host cell line used in the method comprises a nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site. In some preferred embodiments, the methods further comprise transiently introducing into the host cell a nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site. In some preferred embodiments, the nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site is provided in a vector. In some preferred embodiments, the vector is a plasmid vector. In some preferred embodiments, the ratio of the ratio of the nucleic acid constructs encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site to the nucleic acid expression constructs encoding a first protein of interest that are transiently introduced into the host cell line is from 1:1000 to 1:10. In some preferred embodiments, the ratio of the ratio of the nucleic acid constructs encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site to the nucleic acid expression constructs encoding a first protein of interest that are transiently introduced into the host cell line is from 1:100 to 1:750. In some preferred embodiments, the ratio of the ratio of the nucleic acid constructs encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site to the nucleic acid expression constructs encoding a first protein of interest that are transiently introduced into the host cell line is from 1:400 to 1:600.

In some preferred embodiments, the enzyme is selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase. In some preferred embodiments, the nuclease is a Cas nuclease. In some preferred embodiments, the nickase is a Cas nickase. In some preferred embodiments, the methods further comprise introducing into the host cell one or more RNA guide sequences.

In some preferred embodiments, the nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site is provided in a vector. In some preferred embodiments, the vector is a different vector from the vector comprising the nucleic acid expression construct. In some preferred embodiments, the vector is the same vector as the vector comprising the nucleic acid expression construct.

In some preferred embodiments, the methods further comprise introducing into the host cell at least a second nucleic acid expression construct encoding a different protein of interest. In some preferred embodiments, the at least a second nucleic acid expression

construct encoding a different protein of interest is provided on a separate vector. In some preferred embodiments, the second nucleic acid expression construct comprises the following elements in operable association in 5' to 3' order: a selectable marker sequence; an internal promoter sequence; a nucleic acid sequence encoding a first protein of interest that is

5 operably linked to the internal promoter; and a poly A signal sequence, wherein the nucleic acid construct further comprises at least one insertion element, and wherein the expression construct insertion elements are compatible with the dock site insertion elements to facilitate insertion of the nucleic acid expression construct at the dock site. In some preferred

embodiments, the nucleic acid expression construct further comprises a nucleic acid sequence

10 encoding at least a second protein of interest. In some preferred embodiments, suitable internal promoters include, but are not limited to, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

15 In some preferred embodiments, the nucleic acid sequence encoding the second protein of interest is operably associated with a construct element selected from the group consisting of a third promoter, an intron, a second RNA export element and an IRES sequence and combinations thereof. In some preferred embodiments, suitable third promoters include, but are not limited to, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage

20 lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences. In some preferred embodiments, the second RNA export element is a pre-mRNA processing enhancer (PPE). In some preferred embodiments, the second nucleic acid sequence encoding a second protein of interest is positioned 3' to the nucleic acid sequence encoding the first

25 protein of interest. In some preferred embodiments, the IRES sequence is selected from the group consisting of foot and mouth disease virus (FDV), encephalomyocarditis virus and poliovirus IRES sequences.

In some preferred embodiments, the present invention provides methods for making a host cell line comprising inserting into the genome of the host cell multiple docking sites,

30 each docking site comprising at least one dock site insertion element. In some preferred embodiments, the inserting comprises insertion of the docking sites via a vector selected from the group consisting of a viral vector and a transposon vector. In some preferred embodiments, the viral vector is a retroviral vector. In some preferred embodiments, from 1 to 500 integrated docking sites are inserted, each docking site comprising at least one dock

site insertion element. In some preferred embodiments, from 5 to 500 integrated docking sites are inserted, each docking site comprising at least one dock site insertion element. In some preferred embodiments, the integrated docking sites are independently inserted throughout the genome.

5 In some preferred embodiments, the dock site insertion element is targeted by enzyme selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase. In some preferred embodiments, the dock site insertion element is selected from the group consisting of a recombinase dock site insertion element and a HDR dock site insertion element. In some preferred embodiments, the dock site insertion element is a recombinase
10 dock site insertion element. In some preferred embodiments, the recombinase dock site insertion element comprises an attachment site (att). In some preferred embodiments, the attachment site (att) is selected from the group consisting of attB and attP. In some preferred embodiments, the attachment site (att) is selected from the group consisting of attR and attL. In some preferred embodiments, the recombinase dock site insertion element comprises a
15 LoxP sequence. In some preferred embodiments, the recombinase dock site insertion element is a Flp Recombination Target (FRT) site. In some preferred embodiments, the dock site insertion element is a HDR dock site insertion element. In some preferred embodiments, the HDR dock site insertion element comprises one or two dock site homology arms. In some preferred embodiments, the HDR dock site insertion element further comprises one or more
20 sequences homologous to a guide RNA sequence. In some preferred embodiments, the dock site homology arms are from about 30 to 1000 bases in length. In some preferred embodiments, the integrase dock site insertion element comprises an AAVS1 safe harbor locus sequence.

 In some preferred embodiments, each docking site is flanked by exogenous
25 integrating vector sequences following insertion. In some preferred embodiments, the exogenous integrating vector sequences are selected from the group consisting of viral vector sequences and transposon vector sequences.

 In some preferred embodiments, the docking sites each further comprise a sequence encoding a selectable marker operably linked to a promoter.

30 In some preferred embodiments, the docking site comprises a promoter. In some preferred embodiments, the promoter is a weak promoter. In some preferred embodiments, suitable promoters included in the docking site include, but are not limited to, SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7,

cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

In some preferred embodiments, each docking site comprises two dock site insertion elements. In some preferred embodiments, the two dock site insertion elements are positioned
 5 to facilitate cassette exchange. In some preferred embodiments, the two dock site insertion elements flank sequences encoding a selectable marker, an enzyme, or a combination thereof.

DESCRIPTION OF THE FIGURES

Abbreviations used in figures:

- 10 AmpR= bacterial ampicillin resistance gene
- attB= Bacterial Attachment Site
- attP= Phage Attachment Site
- attR= Recombined Upstream Attachment Site
- Backbone=Plasmid Backbone
- 15 CDS= Coding Sequence
- EPR=MMLV Extended Packaging Region
- GCI = Gene Copy Index
- GS= Glutamine Synthetase
- H or HC= Heavy Chain
- 20 hCMV= Human Cytomegalovirus immediate-early Promoter
- I= intron
- L or LC= Light Chain
- MoMuSV 5'LTR= Moloney Murine Sarcoma Virus 5' Long Terminal Repeat
- Neo= Neomycin resistance gene PA or PolyA= Polyadenylation signal
- 25 ProV SIN-LTR= Proviral Self- Inactivating Long Terminal Repeat
- sCMV= Simian Cytomegalovirus immediate-early Promoter
- SDS-PAGE= Sodium Dodecyl Sulphate- Polyacrylamide Gel Electrophoresis
- SIN-3'LTR= Self-Inactivation 3' Long Terminal Repeat
- SV40= Simian Virus 40
- 30 TK= Thymidine Kinase
- UTR= Untranslated Region
- W or WPRE= Woodchuck Post-transcriptional Regulatory Element

FIG. 1. Nucleic acid construct design for certain embodiments of the invention

FIG. 2. Graph of cell survival curves after transfection and selection in the absence of glutamine. Averages from duplicate transfections are shown.

FIG. 3. Chart depicting productivity and copy number analysis of pooled cell lines made using different plasmids. Averages from duplicate transfections are shown.

5 FIG. 4. Graph of cell survival curves after transfection and selection in the absence of glutamine. Averages from duplicate transfections are shown.

FIG. 5. PhiC31 Integrase Expression Plasmid Map.

FIG. 6. PhiC31 Integrase Expression Plasmid Sequence.

FIG. 7. Dock Plasmid Map.

10 FIG. 8. Dock Plasmid Sequence.

FIG. 9. Dock-WPRE Plasmid Map.

FIG. 10. Dock-WPRE Plasmid Sequence.

FIG. 11. Transgene-Promoter-Anyway Plasmid Map. In this plasmid, the expression of GS is driven by the weak, Moloney Murine Sarcoma Virus 5' proviral self-inactivation
15 Long Terminal Repeat.

FIG. 12. Transgene-Promoter-Anyway Plasmid Sequence. In plasmid and all subsequent Transgene plasmids, there is no promoter to drive GS expression in the Transgene plasmid.

FIG. 13. Transgene-Anyway Plasmid Map

20 FIG. 14. Transgene-Anyway Plasmid Sequence

FIG. 15. Transgene-MCS Plasmid Map

FIG. 16. Transgene-MCS Plasmid Sequence

FIG. 17. Transgene-MCS-WPRE-Intron-MCS Plasmid Map

FIG. 18. Transgene- MCS-WPRE-Intron-MCS Plasmid Sequence

25 FIG. 19. Transgene-MCS-WPRE-MCS-WPRE Plasmid Map

FIG. 20. Transgene-MCS-WPRE-MCS-WPRE Plasmid Sequence

FIG. 21. Transgene-Yourway-HWIL Plasmid Map

FIG. 22. Transgene-Yourway-HWIL Plasmid Sequence

FIG. 23. Transgene-Yourway-LWIH Plasmid Map

30 FIG. 24. Transgene-Yourway-LWIH Plasmid Sequence

FIG. 25. Transgene-Yourway-HWLW Plasmid Map

FIG. 26. Transgene-Yourway-HWLW Plasmid Sequence

FIG. 27. Transgene-Yourway-LWHW Plasmid Map

FIG. 28. Transgene-Yourway- LWHW Plasmid Sequence

FIG. 29. Graph of unselected attR gene copy index from Dock cell pools containing approximately 36 Docks per cell, on average, transfected with the Transgene-Promoter-Anyway plasmid at the indicated ratios.

FIG. 30. Graph of percent viable cells over time of selection from select pools in
5 Figure 29.

FIG. 31. Chart of attR gene copy indexes and copy numbers of all pools from Figure
30.

FIG. 32. Graph of percent viable cells over time of selection from Dock cell pools
containing approximately 135 Docks per cell, on average, transfected with the promoterless
10 Transgene-Anyway plasmid and Integrase plasmid at the indicated ratios. The average of
duplicate pools is shown.

FIG. 33. Chart of attR gene copy indexes of pools from Figure 32 after selection. The
average of duplicate pools is shown.

FIG. 34. Graph of percent viable cells over time of selection from Dock clone cells
15 containing approximately 181 copies of Dock per cell transfected with the Transgene-
Yourway-LWHW plasmid and Integrase plasmid at the indicated ratios. The average of
duplicate pools is shown.

FIG. 35. Chart of attR gene copy indexes of pools from Figure 34 after selection. The
average of duplicate pools is shown.

FIG. 36. Chart of attR (filled dock) and attP (empty dock) gene copy indexes, % filled
20 Docks, and final titer from fed-batch productivity from clones made from Dock pools
containing approximately 135 copies of Dock per cell transfected with the Transgene-
Anyway plasmid and Integrase plasmid.

FIG. 37. Graph of Excell Fed-batch productivity titer versus attR gene copy indexes
25 for all 25 clones in Figure 36.

FIG. 38. Graph of percent viable cells over time of selection of Dock clone cells
containing approximately 181 copies of Dock per cell transfected with the Transgene-
Yourway-LWHW, Yourway-HWLW, Yourway-HWIL, Yourway-LWIH, or Anyway
plasmids (individually) and Integrase plasmid. The average of duplicate pools is shown.

FIG. 39. Chart of attR gene copy indexes and final titer from fed-batch productivity of
30 clones made from Dock pools from Figure 38. The average of duplicate pools is shown.

FIG. 40. SDS-PAGE analysis of Transgene-Yourway and Transgene-Anyway
products run under both nonreducing (left) and reducing conditions (right).

FIG. 41. Graph of final titer over 40 generations from fed-batch productivity using two different media/feeding strategies of 3 pools expressing Anyway.

DEFINITIONS

5 To facilitate understanding of the invention, a number of terms are defined below.

As used herein, the term "host cell" refers to any eukaryotic cell (e.g., mammalian cells, avian cells, amphibian cells, plant cells, fish cells, and insect cells), whether located in vitro or in vivo.

10 As used herein, the term "cell culture" refers to any in vitro culture of cells. Included within this term are continuous cell lines (e.g., with an immortal phenotype), primary cell cultures, finite cell lines (e.g., non-transformed cells), and any other cell population maintained in vitro, including oocytes and embryos.

As used herein, the term "vector" refers to any genetic element, such as a plasmid, phage, transposon, cosmid, chromosome, virus, virion, etc., which is capable of replication 15 when associated with the proper control elements and which can transfer gene sequences between cells. Thus, the term includes cloning and expression vehicles, as well as viral vectors.

As used herein, the term "genome" refers to the genetic material (e.g., chromosomes) of an organism.

20 The term "nucleotide sequence of interest" refers to any nucleotide sequence (e.g., RNA or DNA), the manipulation of which may be deemed desirable for any reason (e.g., treat disease, confer improved qualities, expression of a protein of interest in a host cell, expression of a ribozyme, etc.), by one of ordinary skill in the art. Such nucleotide sequences include, but are not limited to, coding sequences of structural genes (e.g., reporter genes, 25 selection marker genes, oncogenes, drug resistance genes, growth factors, etc.), and non-coding regulatory sequences which do not encode an mRNA or protein product (e.g., promoter sequence, polyadenylation sequence, termination sequence, enhancer sequence, etc.).

30 As used herein, the term "protein of interest" refers to a protein encoded by a nucleic acid of interest.

As used herein, the terms "nucleic acid molecule encoding," "DNA sequence encoding," "DNA encoding," "RNA sequence encoding," and "RNA encoding" refer to the order or sequence of deoxyribonucleotides or ribonucleotides along a strand of deoxyribonucleic acid or ribonucleic acid. The order of these deoxyribonucleotides or

ribonucleotides determines the order of amino acids along the polypeptide (protein) chain. The DNA or RNA sequence thus codes for the amino acid sequence.

The term "promoter," "promoter element," or "promoter sequence" as used herein, refers to a DNA sequence which when ligated to a nucleotide sequence of interest is capable of controlling the transcription of the nucleotide sequence of interest into mRNA. A promoter is typically, though not necessarily, located 5' (*i.e.*, upstream) of a nucleotide sequence of interest whose transcription into mRNA it controls, and provides a site for specific binding by RNA polymerase and other transcription factors for initiation of transcription.

Transcriptional control signals in eukaryotes comprise "promoter" and "enhancer" elements. Promoters and enhancers consist of short arrays of DNA sequences that interact specifically with cellular proteins involved in transcription (Maniatis *et al.*, Science 236:1237 [1987]). Promoter and enhancer elements have been isolated from a variety of eukaryotic sources including genes in yeast, insect and mammalian cells, and viruses (analogous control elements, *i.e.*, promoters, are also found in prokaryotes). The selection of a particular promoter and enhancer depends on what cell type is to be used to express the protein of interest. Some eukaryotic promoters and enhancers have a broad host range while others are functional in a limited subset of cell types (for review see, Voss *et al.*, Trends Biochem. Sci., 11:287 [1986]; and Maniatis *et al.*, *supra*). For example, the SV40 early gene enhancer is very active in a wide variety of cell types from many mammalian species and has been widely used for the expression of proteins in mammalian cells (Dijkema *et al.*, EMBO J. 4:761 [1985]). Two other examples of promoter/enhancer elements active in a broad range of mammalian cell types are those from the human elongation factor 1 α gene (Uetsuki *et al.*, J. Biol. Chem., 264:5791 [1989]; Kim *et al.*, Gene 91:217 [1990]; and Mizushima and Nagata, Nuc. Acids. Res., 18:5322 [1990]) and the long terminal repeats of the Rous sarcoma virus (Gorman *et al.*, Proc. Natl. Acad. Sci. USA 79:6777 [1982]) and the human cytomegalovirus (Boshart *et al.*, Cell 41:521 [1985]).

As used herein, the term "promoter/enhancer" denotes a segment of DNA which contains sequences capable of providing both promoter and enhancer functions (*i.e.*, the functions provided by a promoter element and an enhancer element, see above for a discussion of these functions). For example, the long terminal repeats of retroviruses contain both promoter and enhancer functions. The enhancer/promoter may be "endogenous" or "exogenous" or "heterologous." An "endogenous" enhancer/promoter is one that is naturally linked with a given gene in the genome. An "exogenous" or "heterologous"

enhancer/promoter is one that is placed in juxtaposition to a gene by means of genetic manipulation (*i.e.*, molecular biological techniques such as cloning and recombination) such that transcription of that gene is directed by the linked enhancer/promoter.

As used herein, the term "long terminal repeat" of "LTR" refers to transcriptional control elements located in or isolated from the U3 region 5' and 3' of a retroviral genome. As is known in the art, long terminal repeats may be used as control elements in retroviral vectors, or isolated from the retroviral genome and used to control expression from other types of vectors.

As used herein, the terms "complementary" or "complementarity" are used in reference to polynucleotides (*i.e.*, a sequence of nucleotides) related by the base-pairing rules. For example, the sequence "5'-A-G-T-3'," is complementary to the sequence "3'-T-C-A-5'." Complementarity may be "partial," in which only some of the nucleic acids' bases are matched according to the base pairing rules. Or, there may be "complete" or "total" complementarity between the nucleic acids. The degree of complementarity between nucleic acid strands has significant effects on the efficiency and strength of hybridization between nucleic acid strands. This is of particular importance in amplification reactions, as well as detection methods that depend upon binding between nucleic acids.

The terms "homology" and "percent identity" when used in relation to nucleic acids refers to a degree of complementarity. There may be partial homology (*i.e.*, partial identity) or complete homology (*i.e.*, complete identity). A partially complementary sequence is one that at least partially inhibits a completely complementary sequence from hybridizing to a target nucleic acid sequence and is referred to using the functional term "substantially homologous." The inhibition of hybridization of the completely complementary sequence to the target sequence may be examined using a hybridization assay (Southern or Northern blot, solution hybridization and the like) under conditions of low stringency. A substantially homologous sequence or probe (*i.e.*, an oligonucleotide which is capable of hybridizing to another oligonucleotide of interest) will compete for and inhibit the binding (*i.e.*, the hybridization) of a completely homologous sequence to a target sequence under conditions of low stringency. This is not to say that conditions of low stringency are such that non-specific binding is permitted; low stringency conditions require that the binding of two sequences to one another be a specific (*i.e.*, selective) interaction. The absence of non-specific binding may be tested by the use of a second target which lacks even a partial degree of complementarity (*e.g.*, less than about 30% identity); in the absence of non-specific binding the probe will not hybridize to the second non-complementary target.

The terms "in operable combination," "in operable order," and "operably linked" as used herein refer to the linkage of nucleic acid sequences in such a manner that a nucleic acid molecule capable of directing the transcription of a given gene and/or the synthesis of a desired protein molecule is produced. The term also refers to the linkage of amino acid sequences in such a manner so that a functional protein is produced.

As used herein, the term "selectable marker" refers to a gene that encodes an enzymatic activity or other protein that confers the ability to grow in medium lacking what would otherwise be an essential nutrient; in addition, a selectable marker may confer resistance to an antibiotic or drug upon the cell in which the selectable marker is expressed.

As used herein, the term "retrovirus" refers to a retroviral particle which is capable of entering a cell (*i.e.*, the particle contains a membrane-associated protein such as an envelope protein or a viral G glycoprotein which can bind to the host cell surface and facilitate entry of the viral particle into the cytoplasm of the host cell) and integrating the retroviral genome (as a double-stranded provirus) into the genome of the host cell. The term "retrovirus" encompasses Oncovirinae (*e.g.*, Moloney murine leukemia virus (MoMLV), Moloney murine sarcoma virus (MoMSV), and Mouse mammary tumor virus (MMTV), Spumavirinae, and Lentivirinae (*e.g.*, Human immunodeficiency virus, Simian immunodeficiency virus, Equine infection anemia virus, and Caprine arthritis-encephalitis virus; *See, e.g.*, U.S. Pat. Nos. 5,994,136 and 6,013,516, both of which are incorporated herein by reference).

As used herein, the term "retroviral vector" refers to a retrovirus that has been modified to express a gene of interest. Retroviral vectors can be used to transfer genes efficiently into host cells by exploiting the viral infectious process. Foreign or heterologous genes cloned (*i.e.*, inserted using molecular biological techniques) into the retroviral genome can be delivered efficiently to host cells that are susceptible to infection by the retrovirus. Through well-known genetic manipulations, the replicative capacity of the retroviral genome can be destroyed. The resulting replication-defective vectors can be used to introduce new genetic material to a cell but they are unable to replicate. A helper virus or packaging cell line can be used to permit vector particle assembly and egress from the cell. Such retroviral vectors comprise a replication-deficient retroviral genome containing a nucleic acid sequence encoding at least one gene of interest (*i.e.*, a polycistronic nucleic acid sequence can encode more than one gene of interest), a 5' retroviral long terminal repeat (5' LTR); and a 3' retroviral long terminal repeat (3' LTR).

As used herein, the term "lentivirus vector" refers to retroviral vectors derived from the Lentiviridae family (*e.g.*, human immunodeficiency virus, simian immunodeficiency

virus, equine infectious anemia virus, and caprine arthritis-encephalitis virus) that are capable of integrating into non-dividing cells (*See, e.g.*, U.S. Pat. Nos. 5,994,136 and 6,013,516, both of which are incorporated herein by reference).

As used herein, the term “transposon” refers to transposable elements (*e.g.*, Tn5, Tn7, and Tn10) that can move or transpose from one position to another in a genome. In general, the transposition is controlled by a transposase. The term “transposon vector,” as used herein, refers to a vector encoding a nucleic acid of interest flanked by the terminal ends of transposon. Examples of transposon vectors include, but are not limited to, those described in U.S. Pat. Nos. 6,027,722; 5,958,775; 5,968,785; 5,965,443; and 5,719,055, all of which are incorporated herein by reference.

As used herein, the term “adeno-associated virus (AAV) vector” refers to a vector derived from an adeno-associated virus serotype, including without limitation, AAV-1, AAV-2, AAV-3, AAV-4, AAV-5, AAVX7, etc. AAV vectors can have one or more of the AAV wild-type genes deleted in whole or part, preferably the rep and/or cap genes, but retain functional flanking ITR sequences.

AAV vectors can be constructed using recombinant techniques that are known in the art to include one or more heterologous nucleotide sequences flanked on both ends (5' and 3') with functional AAV ITRs. In the practice of the invention, an AAV vector can include at least one AAV ITR and a suitable promoter sequence positioned upstream of the heterologous nucleotide sequence and at least one AAV ITR positioned downstream of the heterologous sequence. A “recombinant AAV vector plasmid” refers to one type of recombinant AAV vector wherein the vector comprises a plasmid. As with AAV vectors in general, 5' and 3' ITRs flank the selected heterologous nucleotide sequence.

As used herein, the term “adenoviral vector” refers to a non-enveloped double-stranded DNA vector comprising an adenovirus backbone.

As used herein, the term “purified” refers to molecules, either nucleic or amino acid sequences, that are removed from their normal environment, isolated or separated. An “isolated nucleic acid sequence” is therefore a purified nucleic acid sequence. “Substantially purified” molecules are at least 60% free, preferably at least 75% free, and more preferably at least 90% free from other components with which they are normally associated.

DETAILED DESCRIPTION OF THE INVENTION

The present invention relates to host cell lines containing multiple dock sites for insertion of a nucleic acid construct, and in particular nucleic acid constructs that express an exogenous gene of interest.

Accordingly, in some embodiments, the present invention provides host cells (and
5 cultures of host cells) that are engineered to comprise a plurality of integrated docking sites. For example, in some preferred embodiments, the genomes of the host cells of the present invention preferably comprise from 1 to 1000 integrated docking sites, each docking site comprising at least one dock site insertion element. In other preferred embodiments, the genome of the host cells comprises from 1 to 500 integrated docking sites, each docking site
10 comprising at least one dock site insertion element. In other preferred embodiments, the genome of the host cells comprises from 5 to 500 integrated docking sites, each docking site comprising at least one dock site insertion element. In other preferred embodiments, the genome of the host cells comprises from 5 to 250 integrated docking sites, each docking site comprising at least one dock site insertion element. In other preferred embodiments, the
15 genome of the host cell comprises from 5 to 250 integrated docking sites, each docking site comprising at least one dock site insertion element. In other preferred embodiments, the genome of the host cell comprises from 5 to 100 integrated docking sites, each docking site comprising at least one dock site insertion element. In other preferred embodiments, the genome of the host cell comprises from 5 to 50 integrated docking sites, each docking site
20 comprising at least one dock site insertion element. In some preferred embodiments, the integrated docking sites are independent integrated docking sites that are separated from one another and positioned at independent sites within the genome. For example, the integrated docking sites may preferably be spread across a number of chromosome sin the genome. In other embodiments, the integrated docking sites may be present as concatemers which
25 comprise multiple copies of the same DNA sequence linked in series.

The integrated docking sites preferably comprise one or more insertion elements (which may be termed a “dock site insertion element.” The dock site insertion elements are preferably nucleic acid sequences that facilitate insertion of a nucleic acid sequence encoding a protein of interest at the dock site. Nucleic acid constructs that can be inserted into the
30 dock sites in the host cells of the present invention are described in detail below.

The present invention is not limited to the use of any particular insertion elements. Indeed the use of a variety of insertion elements is contemplated. In some preferred embodiments, the insertion element is a recombinase dock site insertion element.

Recombinase dock site insertion elements are nucleic acid sequences that are recognized and utilized by recombinase enzymes.

For example, in some preferred embodiments, the recombinase dock site insertion element comprises an attachment site (att). In some particularly preferred embodiments, the attachment site is attP. These attachment sites are utilized by the PhiC31 integrase, which is a recombinase enzyme and which can be provided in the host cell via a vector in preferred embodiments. These dock sites serve as acceptors for integration of nucleic acid constructs comprising an attB attachment site. In other preferred embodiments, attR and attL attachment sites are utilized

10 In other preferred embodiments, the recombinase dock site insertion element comprises an FLP Recombination Target (FRT) site. These sites are utilized by the enzyme flippase, which is a recombinase enzyme and which can be provided in the host cell via a vector in preferred embodiments. These dock sites serve as acceptors for integration of nucleic acid constructs comprising at the FRT site.

15 In other preferred embodiments, the recombinase dock site insertion element comprises a LoxP site. These sites are utilized by the Cre recombinase which can be provided in the host cell via a vector in preferred embodiments. These dock sites serve as acceptors for integration of nucleic acid constructs comprising the LoxP site.

In other preferred embodiments, the insertion element is an HDR (homology directed repair) dock site insertion element. HDR dock site insertion elements are nucleic acid sequences that provide an area of homology (a "homology arm") that base pair with corresponding homology arms on the nucleic acid construct that is inserted at the site. These systems are preferably used with endonucleases that introduce double stranded breaks at a targeted site or sites, preferably flanked by the homology arms. In some embodiments, the HDR dock site insertion element is an AAVS1 safe harbor locus. In these embodiments, the dock site is used utilized by the Rep 78 endonuclease (nickase) which may be introduced into the host cell via a vector. The Rep 78 protein nickase promotes site-specific integration of nucleic acid sequences bearing homology arms corresponding to the AAVS1 safe harbor locus.

25 30 In other preferred embodiments, the HDR dock site insertion element comprises one or more homology arms that are exogenous sequences of from 30 to 1000 base pairs in length. These dock sites are preferably used in conjunction with CRISPR gene editing systems. In some embodiments, the dock site further comprises one or more sequences that are homologous to guide RNA sequences. In these embodiments, the nucleic acid construct

that is inserted at the dock site preferably comprises homology arms that are homologous to and base pair with the homology arms in the dock site. For utilization with CRISPR gene editing systems, a CRISPR gene editing system-compatible nuclease is introduced into the host cell. The CRISPR gene editing system-compatible nuclease may be a wild-type endonuclease that creates a double-stranded break at a position determined by the guide RNA (and within the docking site) or a mutated nuclease (i.e., a nickase) that creates a single stranded break at a staggered positions within the dock site defined by two guide RNAs. Suitable nucleases are described in detail below in the discussion of nucleic acid expression constructs.

- 10 In some preferred embodiments, the docking site may preferably comprise a suitable promoter so that a promoter trap scheme is utilized when suitable nucleic acid constructs are introduced at the docking site. Suitable promoters include, but are not limited to, SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, 15 alpha-lactalbumin, and mouse metallothionein-I promoter sequences. In some preferred embodiments the promoter sequence is oriented at the dock site so that the promoter will drive expression from an inserted nucleic acid construct. In some preferred embodiments, the promoter is oriented 5' to the docking site. In some particularly preferred embodiments, the promoter is a SIN LTR. In these embodiments, the SIN-LTR and EPR are positioned 5' to the dock site and a SIN LTR is positioned 3' to the dock site.

- The docking sites may be introduced into any suitable host cell line. Suitable host cell lines include, but are not limited to, Chinese hamster ovary cells (CHO-K1, ATCC CCL-61); bovine mammary epithelial cells (ATCC CRL 10274; bovine mammary epithelial cells); monkey kidney CV1 line transformed by SV40 (COS-7, ATCC CRL 1651); human 25 embryonic kidney line (293 or 293 cells subcloned for growth in suspension culture; see, e.g., Graham et al., J. Gen Virol., 36:59 [1977]); baby hamster kidney cells (BHK, ATCC CCL 10); mouse sertoli cells (TM4, Mather, Biol. Reprod. 23:243-251 [1980]); monkey kidney cells (CV1 ATCC CCL 70); African green monkey kidney cells (VERO-76, ATCC CRL-1587); human cervical carcinoma cells (HELA, ATCC CCL 2); canine kidney cells (MDCK, 30 ATCC CCL 34); buffalo rat liver cells (BRL 3A, ATCC CRL 1442); human lung cells (W138, ATCC CCL 75); human liver cells (Hep G2, HB 8065); mouse mammary tumor (MMT 060562, ATCC CCL51); TRI cells (Mather et al., Annals N.Y. Acad. Sci., 383:44-68 [1982]); MRC 5 cells; FS4 cells; rat fibroblasts (208F cells); MDBK cells (bovine kidney cells); CAP (CEVEC's Amniocyte Production) cells; and a human hepatoma line (Hep G2).

In some particularly preferred embodiments, the host cells are modified so that they are deficient, or are naturally deficient, in an enzyme activity that is required for growth or survival of the cells in the presence of a selection agent and which is provided by the selectable marker. For example, Chinese Hamster Ovary (CHO) cells have been modified to be deficient for GS. In some preferred embodiments where vector includes a GS selectable marker, the host cell line is deficient in GS. In some particularly preferred embodiments, the GS deficient host cell line is the CHOZN® GS^{-/-} cell line available from Merck KGaA. In other embodiments, where the selectable marker is, for example, DHFR, the cell line may preferably be deficient for DHFR activity (i.e., DHFR⁻). Suitable DHFR⁻ cell lines include but are not limited to CHO-DG44 and derivatives thereof.

The docking site sequences may be introduced into the host cells by any suitable genome modification system. In some preferred embodiments, the docking sites are incorporated into the host cells via the use of integrating vectors. The use of integrating vectors to introduce high copy numbers of a sequence of interest, such as a docking site, is described in detail in US Pat. Nos. 6,852,510 and 7,332,333 as well as US Publ. Nos. 20030092882, 20030224415, 20040235173 and 20050100952, all which are incorporated herein by reference in their entirety.

According to the present invention, host cells such as those described above are transduced or transfected with integrating vectors comprising a dock site under conditions such that multiple copies of the dock site are integrated into the genome of the host cell. Examples of integrating vectors include, but are not limited to, retroviral vectors, lentiviral vectors, adeno-associated viral vectors, and transposon vectors. The design, production, and use of these vectors in the present invention is described below.

Retroviral Vectors. Retroviruses (family Retroviridae) are divided into three groups: the spumaviruses (e.g., human foamy virus); the lentiviruses (e.g., human immunodeficiency virus and sheep visna virus) and the oncoviruses (e.g., MLV, Rous sarcoma virus).

Retroviruses are enveloped (i.e., surrounded by a host cell-derived lipid bilayer membrane) single-stranded RNA viruses which infect animal cells. When a retrovirus infects a cell, its RNA genome is converted into a double-stranded linear DNA form (i.e., it is reverse transcribed). The DNA form of the virus is then integrated into the host cell genome as a provirus. The provirus serves as a template for the production of additional viral genomes and viral mRNAs. Mature viral particles containing two copies of genomic RNA bud from the surface of the infected cell. The viral particle comprises the genomic RNA, reverse transcriptase and other pol gene products inside the viral capsid (which contains the

viral gag gene products), which is surrounded by a lipid bilayer membrane derived from the host cell containing the viral envelope glycoproteins (also referred to as membrane-associated proteins).

5 The organization of the genomes of numerous retroviruses is well known to the art and this has allowed the adaptation of the retroviral genome to produce retroviral vectors. The production of a recombinant retroviral vector carrying, for example, a docking site as described above, is typically achieved in two stages.

10 First, the nucleic acid sequence encoding the docking site is inserted into a retroviral vector which contains the sequences necessary for the efficient integration (including promoter and/or enhancer elements which may be provided by the viral long terminal repeats (LTRs) or by an internal promoter/enhancer and relevant splicing signals), sequences required for the efficient packaging of the viral RNA into infectious virions (e.g., the packaging signal (Psi), the tRNA primer binding site (–PBS), the 3' regulatory sequences required for reverse transcription (+PBS)) and the viral LTRs. The LTRs contain sequences
15 required for the association of viral genomic RNA, reverse transcriptase and integrase functions, and sequences involved in directing the expression of the genomic RNA to be packaged in viral particles. For safety reasons, many recombinant retroviral vectors lack functional copies of the genes that are essential for viral replication (these essential genes are either deleted or disabled); therefore, the resulting virus is said to be replication defective.

20 Second, following the construction of the recombinant vector, the vector DNA is introduced into a packaging cell line. Packaging cell lines provide proteins required in trans for the packaging of the viral genomic RNA into viral particles having the desired host range (i.e., the viral-encoded gag, pol and env proteins). The host range is controlled, in part, by the type of envelope gene product expressed on the surface of the viral particle. Packaging cell
25 lines may express ecotropic, amphotropic or xenotropic envelope gene products.

Alternatively, the packaging cell line may lack sequences encoding a viral envelope (env) protein. In this case the packaging cell line will package the viral genome into particles that lack a membrane-associated protein (e.g., an env protein). In order to produce viral particles containing a membrane associated protein that will permit entry of the virus into a cell, the
30 packaging cell line containing the retroviral sequences is transfected with sequences encoding a membrane-associated protein (e.g., the G protein of vesicular stomatitis virus (VSV)). The transfected packaging cell will then produce viral particles, which contain the membrane-associated protein expressed by the transfected packaging cell line; these viral particles,

which contain viral genomic RNA derived from one virus encapsidated by the envelope proteins of another virus are said to be pseudotyped virus particles.

The retroviral vectors of the present invention can be further modified to include additional regulatory sequences. As described above, the retroviral vectors of the present invention include the following elements in operable association: a) a 5' LTR; b) a packaging signal; c) a 3' LTR and d) a nucleic acid encoding the docking site located between the 5' and 3' LTRs.

Viral vectors, including recombinant retroviral vectors, provide a more efficient means of transferring genes into cells as compared to other techniques such as calcium phosphate-DNA co-precipitation or DEAE-dextran-mediated transfection, electroporation or microinjection of nucleic acids. It is believed that the efficiency of viral transfer is due in part to the fact that the transfer of nucleic acid is a receptor-mediated process (i.e., the virus binds to a specific receptor protein on the surface of the cell to be infected). In addition, the virally transferred nucleic acid once inside a cell integrates in controlled manner in contrast to the integration of nucleic acids which are not virally transferred; nucleic acids transferred by other means such as calcium phosphate-DNA co-precipitation are subject to rearrangement and degradation.

The most commonly used recombinant retroviral vectors are derived from the amphotropic Moloney murine leukemia virus (MoMuLV) (See e.g., Miller and Baltimore Mol. Cell. Biol. 6:2895 [1986]). The MoMuLV system has several advantages: 1) this specific retrovirus can infect many different cell types, 2) established packaging cell lines are available for the production of recombinant MoMLV viral particles and 3) the transferred genes are permanently integrated into the target cell chromosome. The established MoMuLV vector systems comprise a DNA vector containing a small portion of the retroviral sequence (e.g., the viral long terminal repeat or "LTR" and the packaging or "psi" signal) and a packaging cell line. The gene to be transferred is inserted into the DNA vector. The viral sequences present on the DNA vector provide the signals necessary for the insertion or packaging of the vector RNA into the viral particle and for the expression of the inserted gene. The packaging cell line provides the proteins required for particle assembly (Markowitz et al., J. Virol. 62:1120 [1988]).

Despite these advantages, existing retroviral vectors based upon MoMuLV are limited by several intrinsic problems: 1) they do not infect non-dividing cells (Miller et al., Mol. Cell. Biol. 10:4239 [1990]), except, perhaps, oocytes; 2) they produce low titers of the recombinant virus (Miller and Rosman, BioTechniques 7: 980 [1980] and Miller, Nature 357:

455 [1990]); and 3) they infect certain cell types (e.g., human lymphocytes) with low efficiency (Adams et al., Proc. Natl. Acad. Sci. USA 89:8981 [1992]). The low titers associated with MoMLV-based vectors have been attributed, at least in part, to the instability of the virus-encoded envelope protein. Concentration of retrovirus stocks by physical means
5 (e.g., ultracentrifugation and ultrafiltration) leads to a severe loss of infectious virus.

The low titer and inefficient infection of certain cell types by MoMuLV-based vectors has been overcome by the use of pseudotyped retroviral vectors, which contain the G protein of VSV as the membrane associated protein. Unlike retroviral envelope proteins that bind to a specific cell surface protein receptor to gain entry into a cell, the VSV G protein interacts
10 with a phospholipid component of the plasma membrane (Mastromarino et al., J. Gen. Virol. 68:2359 [1977]). Because entry of VSV into a cell is not dependent upon the presence of specific protein receptors, VSV has an extremely broad host range. Pseudotyped retroviral vectors bearing the VSV G protein have an altered host range characteristic of VSV (i.e., they can infect almost all species of vertebrate, invertebrate and insect cells). Importantly, VSV G-
15 pseudotyped retroviral vectors can be concentrated 2000-fold or more by ultracentrifugation without significant loss of infectivity (Burns et al. Proc. Natl. Acad. Sci. USA 90:8033

The present invention is not limited to the use of the VSV G protein when a viral G protein is employed as the heterologous membrane-associated protein within a viral particle (See, e.g., U.S. Pat. No. 5,512,421, which is incorporated herein by reference). The G
20 proteins of viruses in the Vesiculovirus genera other than VSV, such as the Piry and Chandipura viruses, that are highly homologous to the VSV G protein and, like the VSV G protein, contain covalently linked palmitic acid (Brun et al. Intervirology 38:274 [1995] and Masters et al., Virol. 171:285 (1990)). Thus, the G protein of the Piry and Chandipura viruses can be used in place of the VSV G protein for the pseudotyping of viral particles. In addition,
25 the VSV G proteins of viruses within the Lyssavirus genera such as Rabies and Mokola viruses show a high degree of conservation (amino acid sequence as well as functional conservation) with the VSV G proteins. For example, the Mokola virus G protein has been shown to function in a manner similar to the VSV G protein (i.e., to mediate membrane fusion) and therefore may be used in place of the VSV G protein for the pseudotyping of viral
30 particles (Mebatsion et al., J. Virol. 69:1444 [1995]). Viral particles may be pseudotyped using either the Piry, Chandipura or Mokola G protein as described in Example 2, with the exception that a plasmid containing sequences encoding either the Piry, Chandipura or Mokola G protein under the transcriptional control of a suitable promoter element (e.g., the CMV intermediate-early promoter; numerous expression vectors containing the CMV IE

promoter are available, such as the pcDNA3.1 vectors (Invitrogen)) is used in place of pHCMV-G. Sequences encoding other G proteins derived from other members of the Rhabdoviridae family may be used; sequences encoding numerous rhabdoviral G proteins are available from the GenBank database.

5 The majority of retroviruses can transfer or integrate a double-stranded linear form of the virus (the provirus) into the genome of the recipient cell only if the recipient cell is cycling (i.e., dividing) at the time of infection. Retroviruses that have been shown to infect dividing cells exclusively, or more efficiently, include MLV, spleen necrosis virus, Rous sarcoma virus and human immunodeficiency virus (HIV; while HIV infects dividing cells
10 more efficiently, HIV can infect non-dividing cells).

It has been shown that the integration of MLV virus DNA depends upon the host cell's progression through mitosis and it has been postulated that the dependence upon mitosis reflects a requirement for the breakdown of the nuclear envelope in order for the viral integration complex to gain entry into the nucleus (Roe et al., EMBO J. 12:2099 [1993]).

15 However, as integration does not occur in cells arrested in metaphase, the breakdown of the nuclear envelope alone may not be sufficient to permit viral integration; there may be additional requirements such as the state of condensation of the genomic DNA (Roe et al., supra).

Lentiviral Vectors. The present invention also contemplates the use of lentiviral
20 vectors to generate cell lines with high numbers of integrated docking sites. The lentiviruses (e.g., equine infectious anemia virus, caprine arthritis-encephalitis virus, human immunodeficiency virus) are a subfamily of retroviruses that are able to integrate into non-dividing cells. The lentiviral genome and the proviral DNA have the three genes found in all retroviruses: gag, pol, and env, which are flanked by two LTR sequences. The gag gene
25 encodes the internal structural proteins (e.g., matrix, capsid, and nucleocapsid proteins); the pol gene encodes the reverse transcriptase, protease, and integrase proteins; and the pol gene encodes the viral envelope glycoproteins. The 5' and 3' LTRs control transcription and polyadenylation of the viral RNAs. Additional genes in the lentiviral genome include the vif, vpr, tat, rev, vpu, nef, and vpx genes.

30 A variety of lentiviral vectors and packaging cell lines are known in the art and find use in the present invention (See, e.g., U.S. Pat. Nos. 5,994,136 and 6,013,516, both of which are herein incorporated by reference). Furthermore, the VSV G protein has also been used to pseudotype retroviral vectors based upon the human immunodeficiency virus (HIV) (Naldini et al., Science 272:263 [1996]). Thus, the VSV G protein may be used to generate a variety of

pseudotyped retroviral vectors and is not limited to vectors based on MoMLV. The lentiviral vectors may also be modified as described above to contain various regulatory sequences (e.g., signal peptide sequences, RNA export elements, and IRES's). After the lentiviral vectors are produced, they may be used to transfect host cells as described above for retroviral vectors.

Adeno-Associated Viral Vectors. The present invention also contemplates the use of adeno associated virus (AAV) vectors to generate cell lines with high numbers of integrated docking sites. AAV is a human DNA parvovirus, which belongs to the genus Adenovirus. The AAV genome is composed of a linear, single-stranded DNA molecule that contains approximately 4680 bases. The genome includes inverted terminal repeats (ITRs) at each end that function in cis as origins of DNA replication and as packaging signals for the virus. The internal nonrepeated portion of the genome includes two large open reading frames, known as the AAV rep and cap regions, respectively. These regions code for the viral proteins involved in replication and packaging of the virion. A family of at least four viral proteins are synthesized from the AAV rep region, Rep 78, Rep 68, Rep 52 and Rep 40, named according to their apparent molecular weight. The AAV cap region encodes at least three proteins, VP1, VP2 and VP3 (for a detailed description of the AAV genome, see e.g., Muzyczka, Current Topics Microbiol. Immunol. 158:97-129 [1992]; Kotin, Human Gene Therapy 5:793-801 [1994]).

AAV requires coinfection with an unrelated helper virus, such as adenovirus, a herpesvirus or vaccinia, in order for a productive infection to occur. In the absence of such coinfection, AAV establishes a latent state by insertion of its genome into a host cell chromosome. Subsequent infection by a helper virus rescues the integrated copy, which can then replicate to produce infectious viral progeny. Unlike the non-pseudotyped retroviruses, AAV has a wide host range and is able to replicate in cells from any species so long as there is coinfection with a helper virus that will also multiply in that species. Thus, for example, human AAV will replicate in canine cells coinfecting with a canine adenovirus. Furthermore, unlike the retroviruses, AAV is not associated with any human or animal disease, does not appear to alter the biological properties of the host cell upon integration and is able to integrate into nondividing cells. It has also recently been found that AAV is capable of site-specific integration into a host cell genome.

In light of the above-described properties, a number of recombinant AAV vectors have been developed for gene delivery (See, e.g., U.S. Pat. Nos. 5,173,414; 5,139,941; WO 92/01070 and WO 93/03769, both of which are incorporated herein by reference; Lebkowski

et al., *Molec. Cell. Biol.* 8:3988-3996 [1988]; Carter, *Current Opinion in Biotechnology* 3:533-539 [1992]; Muzyczka, *Current Topics in Microbiol. and Immunol.* 158:97-129 [1992]; Kotin, (1994) *Human Gene Therapy* 5:793-801; Shelling and Smith, *Gene Therapy* 1:165-169 [1994]; and Zhou et al., *J. Exp. Med.* 179:1867-1875 [1994]).

5 Recombinant AAV virions can be produced in a suitable host cell that has been transfected with both an AAV helper plasmid and an AAV vector. An AAV helper plasmid generally includes AAV rep and cap coding regions, but lacks AAV ITRs. Accordingly, the helper plasmid can neither replicate nor package itself. An AAV vector generally includes a selected gene of interest bounded by AAV ITRs that provide for viral replication and
10 packaging functions. Both the helper plasmid and the AAV vector bearing the selected gene are introduced into a suitable host cell by transient transfection. The transfected cell is then infected with a helper virus, such as an adenovirus, which transactivates the AAV promoters present on the helper plasmid that direct the transcription and translation of AAV rep and cap regions. Recombinant AAV virions harboring the selected gene are formed and can be
15 purified from the preparation. Once the AAV vectors are produced, they may be used to transfect (See, e.g., U.S. Pat. No. 5,843,742, herein incorporated by reference) host cells at the desired multiplicity of infection to produce high copy number host cells. As will be understood by those skilled in the art, the AAV vectors may also be modified as described above to contain various regulatory sequences.

20 **Transposon vectors.** The present invention also contemplates the use of transposon vectors to generate cell lines with high numbers of integrated docking sites. Transposons are mobile genetic elements that can move or transpose from one location another in the genome. Transposition within the genome is controlled by a transposase enzyme that is encoded by the transposon. Many examples of transposons are known in the art, including, but not limited to,
25 Tn5 (See e.g., de la Cruz et al., *J. Bact.* 175: 6932-38 [1993], Tn7 (See e.g., Craig, *Curr. Topics Microbiol. Immunol.* 204: 27-48 [1996]), and Tn10 (See e.g., Morisato and Kleckner, *Cell* 51:101-111 [1987]). The ability of transposons to integrate into genomes has been utilized to create transposon vectors (See, e.g., U.S. Pat. Nos. 5,719,055; 5,968,785; 5,958,775; and 6,027,722; all of which are incorporated herein by reference.) Because
30 transposons are not infectious, transposon vectors are introduced into host cells via methods known in the art (e.g., electroporation, lipofection, or microinjection). Therefore, the ratio of transposon vectors to host cells may be adjusted to provide the desired multiplicity of infection to produce the high copy number host cells of the present invention.

Transposon vectors suitable for use in the present invention generally comprise a nucleic acid encoding a protein of interest interposed between two transposon insertion sequences. Some vectors also comprise a nucleic acid sequence encoding a transposase enzyme. In these vectors, the one of the insertion sequences is positioned between the transposase enzyme and the nucleic acid encoding the protein of interest so that it is not incorporated into the genome of the host cell during recombination. Alternatively, the transposase enzyme may be provided by a suitable method (e.g., lipofection or microinjection). As will be understood by those skilled in the art, the transposon vectors may also be modified as described above to contain various regulatory sequences.

Transfection at High Multiplicities of Infection. Once integrating vectors (e.g., retroviral vectors) encoding a docking site have been produced, they may be used to transfect or transduce host cells. Preferably, host cells are transfected or transduced with integrating vectors at a multiplicity of infection sufficient to result in the integration of at least 1, and preferably at least 2 or more retroviral vectors. In some embodiments, multiplicities of infection of from 10 to 1,000,000 may be utilized, so that the genomes of the infected host cells contain from 2 to 100 copies of the integrated vectors, and preferably from 5 to 50 copies of the integrated vectors. In other embodiments, a multiplicity of infection of from 10 to 10,000 is utilized. When non-pseudotyped retroviral vectors are utilized for infection, the host cells are incubated with the culture medium from the retroviral producers cells containing the desired titer (i.e., colony forming units, CFUs) of infectious vectors. When pseudotyped retroviral vectors are utilized, the vectors are concentrated to the appropriate titer by ultracentrifugation and then added to the host cell culture. Alternatively, the concentrated vectors can be diluted in a culture medium appropriate for the cell type.

In each case, the host cells are exposed to medium containing the infectious retroviral vectors for a sufficient period of time to allow infection and subsequent integration of the vectors. In general, the amount of medium used to overlay the cells should be kept to as small a volume as possible so as to encourage the maximum amount of integration events per cell. As a general guideline, the number of colony forming units (cfu) per milliliter should be about 10^5 to 10^7 cfu/ml, depending upon the number of integration events desired. It is contemplated that the actual integration rate is dependent not only on the multiplicity of infection, but also on the contact time (i.e., the length of time the host cells are exposed to infectious vector), the confluency or geometry of the host cells being transfected, and the volume of media that the vectors are contained in. It is contemplated that these conditions can

be varied as taught herein to produce host cell lines containing multiple integrated copies of integrating vectors.

In some embodiments, after transfection or transduction, the cells are allowed to multiply, and are then trypsinized and re-plated. Individual colonies are then selected to provide clonally selected cell lines. In still further embodiments, the clonally selected cell lines are screened by Southern blotting or INVADER assay to verify that the desired number of integration events has occurred. It is also contemplated that clonal selection allows the identification of superior protein producing cell lines. In other embodiments, the cells are not clonally selected following transfection.

In still further embodiments, cell lines are serially transfected with vectors encoding the same docking site. In some preferred embodiments, the host cells are transfected (e.g., at an MOI of about 10 to 100,000, preferably 100 to 10,000) with an integrating vector encoding a docking site, cell lines containing single or multiple integrated copies of the integrating vector are selected (e.g., clonally selected), and the selected cell line is re-transfected with the vector (e.g., at an MOI of about 10 to 100,000, preferably 100 to 10,000). This process may be repeated multiple times until the desired level of protein expression is obtained and may also be repeated to introduce vectors encoding multiple proteins of interest.

The present invention contemplates a variety of serial transfection procedures. In some embodiments, where retroviral vectors are utilized, serial transduction procedures are provided. In preferred embodiments, serial transduction is carried out on a pool of cells. In these embodiments, an initial pool of host cells is contacted with retroviral vectors, preferably at a multiplicity of infection ranging from about 0.5 to about 1000 vectors/host cell. The cells are then cultured for several days in an appropriate medium. An aliquot of the cells is then taken to determine the number of integrated vectors and to freeze for future possible use. The remaining cells are then re-contacted with retroviral vectors, again preferably at a multiplicity of infection ranging from about 0.5 to about 1000 vectors/host cell. This process is repeated until cells with a desired number of integrated vectors are obtained. For example, the process can be repeated up to 10 to 20 or more times. In some embodiments, cells can be clonally selected after any particular transduction step if so desired, however, utilizing a pool of cells in the absence of transduction results in a decreased time to the desired integrated vector copy number.

Following the serial transduction process, cell lines are clonally selected and analyzed for integrated vector copy number and protein production characteristics. Superior cell lines are chosen and stored in a master cell bank.

Nucleic Acid Expression Constructs. In some preferred embodiments, nucleic acid constructs for expression of a protein of interest are introduced into the host cell lines containing multiple docking sites. As discussed above, in preferred embodiments, the nucleic acid constructs preferably comprise nucleic acid sequences (which may be termed

5 “expression construct insertion elements”) that are compatible with the dock site insertion elements as described above.

Accordingly, in some preferred embodiments, the present invention provides nucleic acid expression constructs for use in expressing a protein or proteins of interest in a host cell. In some preferred embodiments, where the dock site does not comprise a promoter, the

10 nucleic acid expression constructs comprise the following elements in operable association, most preferably in 5' to 3' order:

first promoter sequence - selectable marker sequence - second promoter sequence -
nucleic acid sequence encoding a first protein of interest - poly A signal sequence.

15

In some preferred embodiments, where the dock site comprises an exogenous promoter, the nucleic acid expression constructs comprise the following elements in operable association, most preferably in 5' to 3' order:

20 selectable marker sequence - second promoter sequence - nucleic acid sequence
encoding a first protein of interest - poly A signal sequence.

In some preferred embodiments, the constructs of the invention do not comprise a poly A signal sequence between the selectable marker sequence and second promoter sequence. The

25 present invention is not limited to any particular mechanism of action. Indeed, an understanding of the mechanism of action is not necessary to practice the present invention. Nevertheless, constructs which lack a poly A signal sequence after the selectable marker have been found to provide for better selection and production of the protein of interest in host cell cultures. In still other preferred embodiments, the selectable marker is adjacent to the second

30 promoter. In still other preferred embodiments, the second promoter is adjacent to the nucleic acid sequence encoding the first protein of interest. In this context, the term “adjacent” means that there is no intervening functional element or intron between the listed components.

In some particularly preferred embodiments, the nucleic acid expression constructs further comprises at least one expression construct insertion element at a position or positions selected from the group consisting of 5' to the first promoter, 3' to the poly A signal sequence, between the first promoter and the poly A signal sequence, between the selectable marker and the second promoter sequence, and both 5' to the first promoter and 3' to the poly A signal sequence. Suitable constructs are shown in the following non-limiting examples:

expression construct insertion element - first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second (i.e., internal) promoter sequence - nucleic acid sequence encoding a first protein of interest - poly A signal sequence

first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second promoter sequence - nucleic acid sequence encoding a first protein of interest - poly A signal sequence – expression construct insertion element

expression construct insertion element - first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second promoter sequence - nucleic acid sequence encoding a first protein of interest - poly A signal sequence – expression construct insertion element.

first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence)- selectable marker sequence - expression construct insertion element - second promoter sequence - nucleic acid sequence encoding a first protein of interest - poly A signal sequence.

In some preferred embodiments, the constructs may include nucleic acid sequences encoding multiple proteins of interest, for example 2, 3, 4 or 5 (or more) proteins of interest. Suitable constructs for expressing two proteins of interest are shown in the following nonlimiting examples.

- expression construct insertion element - first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second (i.e., internal) promoter sequence - nucleic acid sequence encoding a first protein of interest – WPRE (optional) – poly A signal sequence – third promoter sequence or IRES - nucleic acid sequence encoding a second protein of interest – WPRE (optional) - poly A signal sequence
- first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second promoter sequence - nucleic acid sequence encoding a first protein of interest - WPRE (optional) – poly A signal sequence – third promoter sequence – intron (optional) - nucleic acid sequence encoding a second protein of interest – WPRE (optional) - poly A signal sequence – expression construct insertion element
- expression construct insertion element - first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second promoter sequence - nucleic acid sequence encoding a first protein of interest - WPRE (optional) – poly A signal sequence – third promoter sequence – intron (optional) - nucleic acid sequence encoding a second protein of interest – WPRE (optional) - poly A signal sequence – expression construct insertion element.
- first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - expression construct insertion element - second promoter sequence - nucleic acid sequence encoding a first protein of interest - WPRE – poly A signal sequence – third promoter sequence or IRES - nucleic acid sequence encoding a second protein of interest – WPRE - poly A signal sequence
- expression construct insertion element - first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second promoter sequence - nucleic acid sequence encoding a first protein of interest – WPRE (optional) – poly A signal sequence – third promoter sequence - nucleic acid sequence encoding a second protein of interest

– WPRE (optional) - poly A signal sequence – expression construct insertion element.

5 expression construct insertion element - first promoter sequence (optional depending on whether the dock site already comprises an exogenous promoter sequence) - selectable marker sequence - second promoter sequence - nucleic acid sequence encoding a first protein of interest - WPRE (optional) – poly A signal sequence – third promoter sequence – intron- nucleic acid sequence encoding a second protein of interest – WPRE (optional) - poly A signal sequence – expression construct insertion
10 element.

In some preferred embodiments, the first protein of interest is one of an antibody heavy and light chain and the second protein of interest is the other of an antibody heavy and light chain.

15 In some embodiments, the mixtures of different constructs are utilized. In some preferred embodiments, the mixture of different constructs may comprise constructs as described above and constructs starting with the internal or second promoter (i.e., starting after and not including the selectable marker). It is contemplated that by using mixtures of constructs, some which do not include selectable markers, that higher insertion rates may be
20 achieved.

However, any suitable proteins of interest may be expressed via the host cells, constructs and systems of the present invention. Exemplary proteins of interest include immunoglobulins, single chain antibodies, anticoagulant proteins, blood factor proteins, bone morphogenetic proteins, engineered protein scaffolds, enzymes, Fc fusion proteins, growth
25 factors, hormones, interferons, interleukins, antigens, and thrombolytic proteins.

In other preferred embodiments, the constructs of the present invention may be utilized to express viral vectors. In these embodiments, the protein of interest sequence described in the exemplary vectors above is replaced with a nucleic acid sequence encoding a viral vector backbone. Viral vector expression sequences that may be included in the
30 constructs of the present invention include, but are not limited to, retroviral vectors, lentiviral vectors, adenoviral vectors and AAV vectors as described elsewhere herein. In some preferred embodiments, the retroviral vectors themselves include a nucleic acid sequence encoding a protein of interest as described above that is expressed by the vector. In some

particularly preferred embodiments, the protein of interest that is expressed by the vector is an antigen sequence for use in a vaccine.

In some preferred embodiments, the expression construct insertion elements are elements that find use in conjunction with or are recognized by transposons, integrases, recombinases or CRISPR systems. Suitable insertion elements include, but are not limited to, inverted terminal repeats, integrase attachment sites (att), and homologous recombination arms which in the context of the constructs described herein can be described as homologous recombination insertion elements.

The nucleic acid constructs may be utilized with many different vectors and vectors systems. These vectors and vectors system may preferably be used to introduce the nucleic acid expression constructs into the host cells described above. Suitable vectors and vectors systems include, but are not limited to, viral gene insertion technologies such as retroviral, lentiviral and AAV systems as well as non-viral gene insertion technologies such as transposase, recombinase, integrase or CRISPR gene insertion. Specific examples of technologies/enzymes that can be used with nucleic acid constructs of the present invention include piggyback transposase systems, sleeping beauty transposase systems, Mos1 transposase systems, Tol2 transposase systems, Leapin transposase systems, Lambda recombinase systems, FLP/FRT systems, Cre/Lox systems, MMLV integrase systems, Rep78 integrase systems and CRISPR systems which can include nucleases or nickases as well as guide sequences. In some preferred embodiments, the system is a nucleic acid integration system with the proviso that the system is not a retroviral or lentiviral systems utilizing a retroviral or lentiviral LTR.

As discussed above, in some preferred embodiments, the expression construct insertion element comprises an attachment site (att). In some particular preferred embodiments, the attachment site is attB. These attachment sites are utilized by the PhiC31 integrase, which is a recombinase enzyme and which can be provided in the host cell via a vector in preferred embodiments. These sites facilitate integration of the nucleic acid constructs into a dock site comprising attP attachment site. In other preferred embodiments, attR and attL attachment sites may be utilized.

In other preferred embodiments, the expression construct insertion element comprises an FLP Recombination Target (FRT) site. These sites are utilized by the enzyme flippase, which is a recombinase enzyme and which can be provided in the host cell via a vector in preferred embodiments. These sites serve facilitate integration of nucleic acid constructs into dock sites comprising corresponding FRT sites.

In other preferred embodiments, the expression construct insertion element comprises a LoxP site. These sites are utilized by the Cre recombinase which can be provided in the host cell via a vector in preferred embodiments. These sites facilitate integration of nucleic acid constructs into dock sites comprising corresponding LoxP sites.

5 In other preferred embodiments, the expression construct insertion element is an HDR (homology directed repair) expression construct insertion element. HDR expression construct insertion elements are nucleic acid sequences that provide an area of homology (a “homology arm”) that base pair with corresponding homology arms in the dock site. These systems are preferably used with endonucleases that introduce double stranded breaks at a targeted site or
10 sites, preferably flanked by the homology arms. In some embodiments, the HDR expression construct insertion element comprises AAVS1 safe harbor locus homology arms. In these embodiments, the expression construct is specifically integrated in a dock site comprising the AAVS1 safe harbor locus. The integration is facilitated by the Rep 78 endonuclease (nickase) which may be introduced into the host cell via a vector. The Rep 78 protein nickase promotes
15 site-specific integration of nucleic acid sequences bearing homology arms corresponding to the AAVS1 safe harbor locus.

In other preferred embodiments, the HDR expression construct insertion element comprises one or more homology arms that are exogenous sequences of from 30 to 1000 base pairs in length. These expression constructs are preferably used in conjunction with CRISPR
20 gene editing systems. In these embodiments, the nucleic acid construct is inserted at dock sites that comprise homology arms that are homologous to and base pair with the homology arms in the nucleic acid construct. For utilization with CRISPR gene editing systems, a CRISPR gene editing system-compatible nuclease is introduced into the host cell. The CRISPR gene editing system-compatible nuclease may be a wild-type endonuclease that
25 creates a double-stranded break at a position determined by the guide RNA (and within the docking site) or a mutated nuclease (i.e., a nickase) that creates a single stranded break at a staggered positions within the dock site defined by two guide RNAs. Suitable nucleases are described in detail below in the discussion of nucleic acid expression constructs.

As discussed above, integration at the dock sites generally requires expression of an
30 exogenous enzyme in the host cell. Suitable enzymes include, but are not limited to, recombinases (including integrases), endonucleases, and nickases. Accordingly, in some embodiments, host cells of the present invention comprise an exogenous nucleic acid sequence (or expression construct) for expression of a recombinase (including integrases), a endonuclease, and a nickase. In some embodiments, constructs for expressing the exogenous

enzymes may be stably integrated into the genome of the host cell. In other embodiments, vectors for expressing the exogenous enzymes are transiently introduced into the host cell, for example with an extrachromosomal vector such as a plasmid.

In some embodiments, both the vectors comprising exogenous enzyme and the
5 vectors comprising the nucleic acid constructs for expression of the protein of interest are transiently introduced into the host cell, for example by transfection. In these embodiments, the preferred ratio of the vectors encoding the exogenous enzyme to the gene of interest vectors is from 1:1000 to 1:10. In some more preferred embodiments, the ratio is from 1:100 to 1:750. In some still more preferred embodiments, the ratio is from 1:400 to 1:600. This is
10 surprising as the literature for other integrase systems generally indicates that a higher level of vector encoding the exogenous enzyme to the gene of interest construct is required.

In some preferred embodiments, the integrase is the phiC31 integrase (BioCat GmbH, Heidelberg, DE or System Biosciences, Palo Alto, CA)). The phiC31 integrase is a
15 sequence-specific recombinase encoded within the genome of the bacteriophage phiC31. The phiC31 integrase mediates recombination between two 34 base pair sequences termed attachment sites (att), one found in the phage and the other in the host. This serine integrase has been shown to function efficiently in many different cell types including mammalian cells. In the presence of phiC31 integrase, an attB- containing donor plasmid can be unidirectional integrated into a target genome through recombination at sites with sequence
20 similarity to the native attP site (termed pseudo-attP sites). phiC31 integrase can integrate a plasmid of any size, as a single copy, and requires no cofactors. The integrated transgenes are stably expressed and heritable.

Other suitable recombinase-based systems include CRISPR gene editing systems, CRE-Lox, FLP-FRT, and lambda recombinase systems.

25 Cre-Lox recombination is a site-specific recombinase technology, used to carry out deletions, insertions, translocations and inversions at specific sites in the DNA of cells. It allows the DNA modification to be targeted to a specific cell type or be triggered by a specific external stimulus. It is implemented both in eukaryotic and prokaryotic systems. The Cre-lox recombination system has been particularly useful to help neuroscientists to study the
30 brain in which complex cell types and neural circuits come together to generate cognition and behaviors. The system consists of a single enzyme, Cre recombinase, that recombines a pair of short target sequences called the Lox sequences. This system can be implemented without inserting any extra supporting proteins or sequences. The Cre enzyme and the original Lox site called the LoxP sequence are derived from bacteriophage P1. See, e.g., Targeted

integration of DNA using mutant lox sites in embryonic stem cells. Araki, et al. *Nucleic Acids Res*, Feb 1997, Vol. 25, Issue 4, pp. 868-872; High-Resolution Labeling and Functional Manipulation of Specific Neuron Types in Mouse Brain by Cre-Activated Viral Gene Expression. Kuhlman, et al. *PLoS One*, Apr 2008, Vol. 3, e2005; When reverse genetics
 5 meets physiology: the use of site-specific recombinases in mice. Tronche, et al. *FEBS Letters*, Aug 2002, Vol. 529, Issue 1, pp. 116-121.

The FLP-FRT recombination system is another site-directed recombination technology very conceptually similar to Cre-lox, with flippase (Flp) and the short flippase recognition target (FRT) site being analogous to Cre and loxP, respectively. See, e.g.,
 10 Candice et al., *Cre/loxP, Flp/FRT Systems and Pluripotent Stem Cell Lines* (2012) *Topics in Current Genetics*, vol 23. The FLP-FRT technology can be an effective alternative to Cre-lox, and has also been used in conjunction with it, allowing for two separate recombination events to be controlled in parallel.

The nucleic acid constructs of the present invention may be used in conjunction with
 15 CRISPR homologous recombination (HDR) systems. HDR is initiated by the presence of double strand breaks (DSBs) in DNA. The CRISPR/Cas9 system is preferably used to create targeted double stranded breaks via a guide RNA sequence so that the nucleic acid construct of the invention can be inserted. See, e.g., Zhang et al., *Efficient precise knockin with a double cut HDR donor after CRISPR/Cas9-mediated double-stranded DNA cleavage* (2017)
 20 *Genome Biol.* 18:35; Mali et al., *Cas9 as a versatile tool for engineering biology*. *Nature Methods* 10, 957–963 (2013); Mali et al., *RNA-Guided Human Genome Engineering via Cas9*. *Science* 339(6121), 823-826 (2013); Ran et al., *Double nicking by RNA-guided CRISPR Cas9 for enhanced genome editing specificity*. *Cell*, 155(2), 479-480(2013). Suitable guide RNA sequences (gRNAs) may be designed as is known in the art. In some preferred
 25 embodiments, CRISPR systems for HDR utilize either one or two guide sequences. When one guide RNA sequence is utilized, it preferred to use a nuclease such as a Cas9 nuclease which makes a single double stranded break guided by the guide RNA sequence. When two guide sequences are utilized, it is preferred to use a nickase, which can be a mutated Cas9 nuclease which only makes single stranded breaks in the target DNA sequence guided by
 30 each of the guide RNA sequences. The single stranded breaks are preferably positioned at staggered points on different strands (i.e., the sense and antisense strands) of the target DNA sequence. This arrangement generally improves HDR efficiency.

In general, “CRISPR system” refers collectively to transcripts and other elements involved in the expression of or directing the activity of CRISPR-associated (“Cas”) genes,

including sequences encoding a Cas gene, a tracr (trans-activating CRISPR) sequence (e.g. tracrRNA or an active partial tracrRNA), a tracr-mate sequence (encompassing a “direct repeat” and a tracrRNA-processed partial direct repeat in the context of an endogenous CRISPR system), a guide sequence (also referred to as a “spacer” in the context of an endogenous CRISPR system), or other sequences and transcripts from a CRISPR locus. In some embodiments, one or more elements of a CRISPR system is derived from a type I, type II, or type III CRISPR system. In some embodiments, one or more elements of a CRISPR system is derived from a particular organism comprising an endogenous CRISPR system, such as *Streptococcus pyogenes*. In general, a CRISPR system is characterized by elements that promote the formation of a CRISPR complex at the site of a target sequence (also referred to as a protospacer in the context of an endogenous CRISPR system). In the context of formation of a CRISPR complex, “target sequence” refers to a sequence to which a guide sequence is designed to have complementarity, where hybridization between a target sequence and a guide sequence promotes the formation of a CRISPR complex. Full complementarity is not necessarily required, provided there is sufficient complementarity to cause hybridization and promote formation of a CRISPR complex. A target sequence may comprise any polynucleotide, such as DNA or RNA polynucleotides. In some embodiments, a target sequence is located in the nucleus or cytoplasm of a cell. In some embodiments, the target sequence may be within an organelle of a eukaryotic cell, for example, mitochondrion or chloroplast. A sequence or template that may be used for recombination into the targeted locus comprising the target sequences is referred to as an “editing template” or “editing polynucleotide” or “editing sequence”. In aspects of the invention, an exogenous template polynucleotide may be referred to as an editing template. In an aspect of the invention the recombination is homologous recombination.

Typically, in the context of an endogenous CRISPR system, formation of a CRISPR complex (comprising a guide sequence hybridized to a target sequence and complexed with one or more Cas proteins) results in cleavage of one or both strands in or near (e.g. within 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 20, 50, or more base pairs from) the target sequence. Without wishing to be bound by theory, the tracr sequence, which may comprise or consist of all or a portion of a wild-type tracr sequence (e.g. about or more than about 20, 26, 32, 45, 48, 54, 63, 67, 85, or more nucleotides of a wild-type tracr sequence), may also form part of a CRISPR complex, such as by hybridization along at least a portion of the tracr sequence to all or a portion of a tracr mate sequence that is operably linked to the guide sequence. In some embodiments, the tracr sequence has sufficient complementarity to a tracr mate sequence to

hybridize and participate in formation of a CRISPR complex. As with the target sequence, it is believed that complete complementarity is not needed, provided there is sufficient to be functional. In some embodiments, the tracr sequence has at least 50%, 60%, 70%, 80%, 90%, 95% or 99% of sequence complementarity along the length of the tracr mate sequence when optimally aligned. In some embodiments, one or more vectors driving expression of one or more elements of a CRISPR system are introduced into a host cell such that expression of the elements of the CRISPR system direct formation of a CRISPR complex at one or more target sites. For example, a Cas enzyme, a guide sequence linked to a tracr-mate sequence, and a tracr sequence could each be operably linked to separate regulatory elements on separate vectors. Alternatively, two or more of the elements expressed from the same or different regulatory elements, may be combined in a single vector, with one or more additional vectors providing any components of the CRISPR system not included in the first vector. CRISPR system elements that are combined in a single vector may be arranged in any suitable orientation, such as one element located 5' with respect to ("upstream" of) or 3' with respect to ("downstream" of) a second element. The coding sequence of one element may be located on the same or opposite strand of the coding sequence of a second element, and oriented in the same or opposite direction. In some embodiments, a single promoter drives expression of a transcript encoding a CRISPR enzyme and one or more of the guide sequence, tracr mate sequence (optionally operably linked to the guide sequence), and a tracr sequence embedded within one or more intron sequences (e.g. each in a different intron, two or more in at least one intron, or all in a single intron). In some embodiments, the CRISPR enzyme, guide sequence, tracr mate sequence, and tracr sequence are operably linked to and expressed from the same promoter.

Non-limiting examples of Cas proteins useful in the present invention include Cas1, Cas1B, Cas2, Cas3, Cas4, Cas5, Cas6, Cas7, Cas8, Cas9 (also known as Csn1 and Csx12), Cas10, Csy1, Csy2, Csy3, Cse1, Cse2, Csc1, Csc2, Csa5, Csn2, Csm2, Csm3, Csm4, Csm5, Csm6, Cmr1, Cmr3, Cmr4, Cmr5, Cmr6, Csb1, Csb2, Csb3, Csx17, Csx14, Csx10, Csx16, CsaX, Csx3, Csx1, Csx15, Csf1, Csf2, Csf3, Csf4, homologs thereof, or modified versions thereof. These enzymes are known; for example, the amino acid sequence of *S. pyogenes* Cas9 protein may be found in the SwissProt database under accession number Q99ZW2. In some embodiments, the unmodified CRISPR enzyme has DNA cleavage activity, such as Cas9. In some embodiments the CRISPR enzyme is Cas9, and may be Cas9 from *S. pyogenes* or *S. pneumoniae*. In some embodiments, the CRISPR enzyme directs cleavage of one or both strands at the location of a target sequence, such as within the target sequence and/or

within the complement of the target sequence. In some embodiments, the CRISPR enzyme directs cleavage of one or both strands within about 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 15, 20, 25, 50, 100, 200, 500, or more base pairs from the first or last nucleotide of a target sequence. In some embodiments, a vector encodes a CRISPR enzyme that is mutated to with respect to a
5 corresponding wild-type enzyme such that the mutated CRISPR enzyme lacks the ability to cleave one or both strands of a target polynucleotide containing a target sequence. For example, an aspartate-to-alanine substitution (D10A) in the RuvC I catalytic domain of Cas9 from *S. pyogenes* converts Cas9 from a nuclease that cleaves both strands to a nickase (cleaves a single strand). Other examples of mutations that render Cas9 a nickase include,
10 without limitation, H840A, N854A, and N863A. In aspects of the invention, nickases may be used for genome editing via homologous recombination.

In some preferred embodiments, the HDR insertion element comprises AAVS1 safe harbor locus homology arms and are used in conjunction with Rep 78 endonuclease (nickase). The adeno-associated virus serotype 2 (AAV2) Rep 78 protein is a strand-specific
15 endonuclease (nickase) that promotes site-specific integration of transgene sequences bearing homology arms corresponding to the AAVS1 safe harbor locus. See, e.g., Ramachandra et al., Efficient recombinase-mediated cassette exchange at the AAVS1 locus in human embryonic stem cells using baculoviral vectors (2011) *Nucleic Acids Research*, 39(16):e107; WO1998027207).

20 As indicated above, in some preferred embodiments, the nucleic acid constructs of the present invention comprise an optional first and a second promoter sequence. The first and second promoter sequences may be the same or different. Suitable first and second promoter sequences include, but are not limited to the MMLV LTR promoter, the MoMuSV LTR promoter, the RSV LTR promoter, the SIN LTR promoter, the SV40 promoter,
25 cytomegalovirus (CMV) immediate early promoter, herpes simplex virus (HSV) thymidine kinase promoter, alpha-lactalbumin promoter, mouse metallothionein-I promoter, dihydrofolate reductase promoter, the β -actin promoter, phosphoglycerol kinase (PGK) promoter, and the EF1 α promoter sequences, and combinations thereof. In some preferred embodiments, the first promoter sequence is not a retroviral LTR promoter, *i.e.*, the first
30 promoter is promoter sequence other than a retroviral LTR promoter sequence. However, when the promoter is a retroviral promoter sequence, it may be a SIN (self-inactivating) LTR promoter sequence. See, e.g., co-pending application PCT/US2019/064423, which is incorporated herein by reference in its entirety. Suitable Sin LTR promoters are known in the art and are prepared by removing either all or a portion of the U3 region of the LTR.

As described in PCT/US2019/064423, in some preferred embodiments the first promoter which drives selectable marker is a weak promoter. In some preferred embodiments, a weak promoter is a promoter, preferably a constitutive promoter, that has activity that equal to or less than the activity of the SIN LTR promoter in a host of interest (e.g., a CHO cell) when operably linked to a selectable marker sequence. In still other preferred embodiments, a weak promoter is a promoter, preferably a constitutive promoter, that has activity that equal to or less than the activity of the human Ubiquitin C (UBC) promoter in a host of interest (e.g., a CHO cell) when operably linked to a selectable marker sequence. Suitable methods for assessing promoter strength are known in the art. See, e.g., Dandindorj et al. (2014) A Comparative Analysis of Constitutive Promoters Located in Adeno-Associated Viral Vectors, PLoS One 9(8): e106472; Zhang and Baum (2005) Evaluation of Viral and Mammalian Promoters for Use in Gene Delivery to Salivary Glands Mol. Ther. 12(3):528-536; Qin et al. (2010) Systematic Comparison of Constitutive Promoters and the Doxycycline-Inducible Promoter PLoS 5(5): e10611; Jeyaseelan et al. (2001) Real-time detection of gene promoter activity: quantitation of toxin gene transcription, Nucleic Acids Research. 29 (12): 58e-58. In some embodiments, weak promoters have been altered to reduce promoter activity. Accordingly, in some preferred embodiments, the present invention provides vector(s) for expression of a protein of interest comprising a nucleic acid sequence encoding a selectable marker in operable association with a first weak promoter sequence or promoter sequence that has been altered to reduce promoter activity as compared to a non-altered or wild-type version of the first promoter sequence and a nucleic acid sequence encoding the protein of interest operably linked to a second promoter sequence. The SIN LTR promoter sequence is one such example. Other promoter sequences described above may also be altered to reduce activity and provide a weak promoter or the weak promoter may be naturally occurring weak promoter such as the UBC promoter.

In some preferred embodiments, the nucleic acid constructs include a selectable marker. Suitable selectable markers include but are not limited to glutamine synthetase (GS), dihydrofolate reductase (DHFR) and the like. These genes are described in U.S. Pat. Nos. 5,770,359; 5,827,739; 4,399,216; 4,634,665; 5,149,636; and 6,455,275; all of which are incorporated herein by reference. In some preferred embodiments, the selectable marker that is utilized is compatible with a host cell line that is deficient in the production of the enzyme encoded by the selectable marker nucleic acid sequence. Suitable host cell lines are described in more detail below. In other embodiments, the selectable marker is an antibiotic resistance marker, i.e., a gene that produces a protein that provides cells expressing this

protein with resistance to an antibiotic. Suitable antibiotic resistance markers include genes that provide resistance to neomycin (neomycin resistance gene (neo)), hygromycin (hygromycin B phosphotransferase gene), puromycin (puromycin N-acetyl-transferase), and the like.

5 In other embodiments of the present invention, where secretion of the protein of interest is desired, the nucleic acid constructs include a signal peptide sequence in operable association with the protein of interest. The sequences of several suitable signal peptides are known to those in the art, including, but not limited to, those derived from tissue plasminogen activator, human growth hormone, lactoferrin, alpha-casein, and alpha-lactalbumin.

10 In other embodiments of the present invention, the nucleic acid constructs include an RNA export element (See, e.g., U.S. Pat. Nos. 5,914,267; 6,136,597; and 5,686,120; and WO99/14310, all of which are incorporated herein by reference) either 3' or 5' to the nucleic acid sequence encoding the protein of interest. It is contemplated that the use of RNA export elements allows high levels of expression of the protein of interest without incorporating
15 splice signals or introns in the nucleic acid sequence encoding the protein of interest.

 In still other embodiments, the nucleic acid constructs include at least one internal ribosome entry site (IRES) sequence. The sequences of several suitable IRES's are available, including, but not limited to, those derived from foot and mouth disease virus (FDV), encephalomyocarditis virus, and poliovirus. The IRES sequence can be interposed between
20 two transcriptional units (e.g., nucleic acids encoding different proteins of interest or subunits of a multi-subunit protein such as an antibody) to form a polycistronic sequence so that the two transcriptional units are transcribed from the same promoter.

 The present invention is not limited to expression of any particular protein of interest. In some preferred embodiments, the protein of interest is selected from the group consisting
25 of an Fc-fusion protein, an enzyme, an albumin fusion, a growth factor, a protein receptor, a single chain antibody (scFv), a single chain-Fc (scFv-Fc), a diabody, and minibody (scFv-CH3), Fab, single chain Fab (scFab), an immunoglobulin heavy chain, and an immunoglobulin light chain and other antigen binding proteins. In general, the protein or proteins of interest may be any pharmaceutical or industrial protein for which expression and
30 production via a host culture is desired.

 In some preferred embodiments, the nucleic acid constructs are incorporated into a nucleic acid expression vector. Vectors include, but are not limited to, nucleic acid molecules that are single-stranded, double-stranded, or partially double-stranded; nucleic acid molecules that comprise one or more free ends, no free ends (e.g. circular); nucleic acid

molecules that comprise DNA, RNA, or both; and other varieties of polynucleotides known in the art. One type of vector is a “plasmid,” which refers to a circular double stranded DNA loop into which additional DNA segments can be inserted, such as by standard molecular cloning techniques. Another type of vector is a viral vector, wherein virally-derived DNA or RNA sequences are present in the vector for packaging into a virus (e.g. retroviruses, replication defective retroviruses, adenoviruses, replication defective adenoviruses, and adeno-associated viruses). Viral vectors also include polynucleotides carried by a virus for transfection into a host cell. Certain vectors are capable of autonomous replication in a host cell into which they are introduced (e.g. bacterial vectors having a bacterial origin of replication and episomal mammalian vectors). Other vectors (e.g., non-episomal mammalian vectors) are integrated into the genome of a host cell upon introduction into the host cell, and thereby are replicated along with the host genome. Moreover, certain vectors are capable of directing the expression of genes to which they are operatively-linked. Such vectors are referred to herein as “expression vectors.” Common expression vectors of utility in recombinant DNA techniques are often in the form of plasmids. Other suitable vectors include, but are not limited to, cosmids and Yeast Artificial Chromosomes.

Accordingly, suitable nucleic acid expression vectors include, but are not limited to, transposon vectors as described above, as well as plasmid vectors, retroviral vectors, lentiviral vectors, AAV vectors, phage vectors, etc). It is contemplated that any vector may be used as long as it is replicable and viable in the host. In preferred embodiments, the vectors are mammalian expression vectors that comprise among other elements described herein an origin of replication, a suitable promoter and enhancer, and also any necessary ribosome binding sites, polyadenylation sites, splice donor and acceptor sites, transcriptional termination sequences, and 5' flanking non-transcribed sequences.

Suitable plasmid vectors that may be adapted to incorporate the nucleic acid constructs of the present invention include specific plasmids systems for transposon vectors, FLP-FLT systems, Cre-lox systems, CRISPR-Cas9 systems, recombinase systems and integrase systems as well as plasmid vectors derived from pCIneo, pVAX1, pACT, Gateway plasmids, pAdvantage, pBIND, pG5luc, pTNT, pTarget, pCat3, pSI, pCMV, pSV and the like.

In some embodiments, the present invention provides host cells and host cell culture wherein the host cells express the protein of interest from the nucleic acid constructs described above. In preferred embodiment, the host cells are mammalian host cells. A number of mammalian host cell lines are known in the art. In general, these host cells are capable of growth and survival when placed in either monolayer culture or in suspension culture in a

medium containing the appropriate nutrients and growth factors, as is described in more detail below. Typically, the cells are capable of expressing and secreting large quantities of a particular protein of interest into the culture medium. Examples of suitable mammalian host cells include, but are not limited to Chinese hamster ovary cells (CHO-K1, ATCC CCL-61);
5 bovine mammary epithelial cells (ATCC CRL 10274; bovine mammary epithelial cells); monkey kidney CV1 line transformed by SV40 (COS-7, ATCC CRL 1651); human embryonic kidney line (293 or 293 cells subcloned for growth in suspension culture; see, e.g., Graham et al., J. Gen Virol., 36:59 [1977]); baby hamster kidney cells (BHK, ATCC CCL 10); mouse sertoli cells (TM4, Mather, Biol. Reprod. 23:243-251 [1980]); monkey kidney
10 cells (CV1 ATCC CCL 70); African green monkey kidney cells (VERO-76, ATCC CRL-1587); human cervical carcinoma cells (HELA, ATCC CCL 2); canine kidney cells (MDCK, ATCC CCL 34); buffalo rat liver cells (BRL 3A, ATCC CRL 1442); human lung cells (W138, ATCC CCL 75); human liver cells (Hep G2, HB 8065); mouse mammary tumor (MMT 060562, ATCC CCL51); TRI cells (Mather et al., Annals N.Y. Acad. Sci., 383:44-68
15 [1982]); MRC 5 cells; FS4 cells; rat fibroblasts (208F cells); MDBK cells (bovine kidney cells); CAP (CEVEC's Amniocyte Production) cells; and a human hepatoma line (Hep G2).

In some particularly preferred embodiments, the host cells are modified so that they are deficient, or are naturally deficient, in an enzyme activity that is required for growth or survival of the cells in the presence of a selection agent and which is provided by the
20 selectable marker. For example, Chinese Hamster Ovary (CHO) cells have been modified to be deficient for GS. In some preferred embodiments where vector includes a GS selectable marker, the host cell line is deficient in GS. In some particularly preferred embodiments, the GS deficient host cell line is the CHOZN® GS^{-/-} cell line available from Merck KGaA. In other embodiments, where the selectable marker is, for example, DHFR, the cell line may
25 preferably be deficient for DHFR activity (i.e., DHFR⁻). Suitable DHFR⁻ cell lines include but are not limited to CHO-DG44 and derivatives thereof.

The nucleic acid constructs and vectors of the present invention may be introduced into host cells by any suitable means such as by transfection, transformation or transduction. In some embodiments, after transfection or transduction, the cells are allowed to multiply,
30 and are then trypsinized and re-plated. Individual colonies are then selected to provide clonally selected cell lines. In still further embodiments, the clonally selected cell lines are screened by Southern blotting or PCR assays to verify that the desired number of integration events has occurred. It is also contemplated that clonal selection allows the identification of

superior protein producing cell lines. In other embodiments, the cells are not clonally selected following transfection.

In some embodiments, the nucleic acid constructs encoding different proteins of interest are introduced into the host cells, for example by transfection or electroporation. The nucleic acid constructs encoding different proteins of interest can be introduced into the host cells at the same time or in a serial manner (e.g., a nucleic acid construct encoding a first protein of interest is introduced, a period of time is allowed to pass, and then a nucleic acid construct encoding a second protein of interest is introduced).

In some embodiments of the present invention, following transformation of a suitable host strain and growth of the host strain to an appropriate cell density in media, the protein of interest is secreted during culture of the host cells. In some preferred embodiments where amplifiable markers are utilized, it is contemplated that culture of transduced host cells in a medium comprising an inhibitor of the gene. Suitable inhibitors include, but are not limited to methotrexate for inhibition of DHFR and methionine sulfoximine (Msx) or phosphinothricin for inhibition of GS. It is contemplated that as concentrations of these inhibitors are increased in a cell culture system, cells with higher copy numbers of the amplifiable marker (and thus the genes or genes of interest) or which contain higher-producing insertions are selected.

Accordingly, the host cells containing vectors as described above are preferably cultured according to methods known in the art. Suitable culture conditions for mammalian cells are well known in the art (See e.g., J. Immunol. Methods (1983) 56:221-234 [1983], Animal Cell Culture: A Practical Approach 2nd Ed., Rickwood, D. and Hames, B. D., eds. Oxford University Press, New York [1992]).

The host cell cultures of the present invention are prepared in a media suitable for the particular cell being cultured. Commercially available media such as ActiPro media (HyClone), ExCell Advanced Fed Batch Medium (SAFC), Ham's F10 (Sigma, St. Louis, MO), Minimal Essential Medium (MEM, Sigma), RPMI-1640 (Sigma), and Dulbecco's Modified Eagle's Medium (DMEM, Sigma) are exemplary nutrient solutions. Suitable media are also described in U.S. Pat. Nos. 4,767,704; 4,657,866; 4,927,762; 5,122,469; 4,560,655; and WO 90/03430 and WO 87/00195; the disclosures of which are herein incorporated by reference. Any of these media may be supplemented as necessary with serum, hormones and/or other growth factors (such as insulin, transferrin, or epidermal growth factor), salts (such as sodium chloride, calcium, magnesium, and phosphate), buffers (such as HEPES), nucleosides (such as adenosine and thymidine), antibiotics (such as gentamycin (gentamicin),

trace elements (defined as inorganic compounds usually present at final concentrations in the micromolar range) lipids (such as linoleic or other fatty acids) and their suitable carriers, and glucose or an equivalent energy source. In some preferred embodiments where selectable markers such as GS are utilized, for example, the media will lack glutamine. Any other
5 necessary supplements may also be included at appropriate concentrations that would be known to those skilled in the art.

The present invention also contemplates the use of a variety of culture systems (e.g., petri dishes, 96 well plates, roller bottles, and bioreactors) for the transfected host cells. For example, the transfected host cells can be cultured in a perfusion system. Perfusion culture
10 refers to providing a continuous flow of culture medium through a culture maintained at high cell density. The cells are suspended and do not require a solid support to grow on. Generally, fresh nutrients must be supplied continuously with concomitant removal of toxic metabolites and, ideally, selective removal of dead cells. Filtering, entrapment and micro-capsulation methods are all suitable for refreshing the culture environment at sufficient rates.

15 As another example, in some embodiments a fed batch culture procedure can be employed. In the preferred fed batch culture the mammalian host, cells and culture medium are supplied to a culturing vessel initially and additional culture nutrients are fed, continuously or in discrete increments, to the culture during culturing, with or without periodic cell and/or product harvest before termination of culture. The fed batch culture can
20 include, for example, a semi-continuous fed batch culture, wherein periodically whole culture (including cells and medium) is removed and replaced by fresh medium. Fed batch culture is distinguished from simple batch culture in which all components for cell culturing (including the cells and all culture nutrients) are supplied to the culturing vessel at the start of the culturing process. Fed batch culture can be further distinguished from perfusion culturing
25 insofar as the supernatant is not removed from the culturing vessel during the process (in perfusion culturing, the cells are restrained in the culture by, e.g., filtration, encapsulation, anchoring to microcarriers etc. and the culture medium is continuously or intermittently introduced and removed from the culturing vessel). In some particularly preferred embodiments, the batch cultures are performed in roller bottles.

30 Further, the cells of the culture may be propagated according to any scheme or routine that may be suitable for the particular host cell and the particular production plan contemplated. Therefore, the present invention contemplates a single step or multiple step culture procedure. In a single step culture, the host cells are inoculated into a culture environment and the processes of the instant invention are employed during a single

production phase of the cell culture. Alternatively, a multi-stage culture is envisioned. In the multi-stage culture cells may be cultivated in a number of steps or phases. For instance, cells may be grown in a first step or growth phase culture wherein cells, possibly removed from storage, are inoculated into a medium suitable for promoting growth and high viability. The cells may be maintained in the growth phase for a suitable period of time by the addition of fresh medium to the host cell culture.

Fed batch or continuous cell culture conditions are devised to enhance growth of the mammalian cells in the growth phase of the cell culture. In the growth phase cells are grown under conditions and for a period of time that is maximized for growth. Culture conditions, such as temperature, pH, dissolved oxygen (dO_2) and the like, are those used with the particular host and will be apparent to the ordinarily skilled artisan. Generally, the pH is adjusted to a level between about 6.5 and 7.5 using either an acid (e.g., CO_2) or a base (e.g., Na_2CO_3 or NaOH). A suitable temperature range for culturing mammalian cells such as CHO cells is between about 30° to 38° C and a suitable dO_2 is between 5-90% of air saturation.

Following the polypeptide production phase, the polypeptide of interest is recovered from the culture medium using techniques that are well established in the art. The protein of interest preferably is recovered from the culture medium as a secreted polypeptide (e.g., the secretion of the protein of interest is directed by a signal peptide sequence), although it also may be recovered from host cell lysates. As a first step, the culture medium or lysate is centrifuged to remove particulate cell debris. The polypeptide thereafter is purified from contaminant soluble proteins and polypeptides, with the following procedures being exemplary of suitable purification procedures: by fractionation on immunoaffinity or ion-exchange columns; ethanol precipitation; reverse phase HPLC; chromatography on silica or on a cation-exchange resin such as DEAE; chromatofocusing; SDS-PAGE; ammonium sulfate precipitation; gel filtration using, for example, Sephadex G-75; and protein A Sepharose columns to remove contaminants such as IgG. A protease inhibitor such as phenyl methyl sulfonyl fluoride (PMSF) also may be useful to inhibit proteolytic degradation during purification. Additionally, the protein of interest can be fused in frame to a marker sequence that allows for purification of the protein of interest. Non-limiting examples of marker sequences include a hexa-histidine tag, which may be supplied by a vector, preferably a pQE-9 vector, and a hemagglutinin (HA) tag. The HA tag corresponds to an epitope derived from the influenza hemagglutinin protein (See e.g., Wilson et al., *Cell*, 37:767 [1984]). One skilled in the art will appreciate that purification methods suitable for the polypeptide of

interest may require modification to account for changes in the character of the polypeptide upon expression in recombinant cell culture.

In some preferred embodiments, the nucleic acid constructs are incorporated into systems. In some embodiments, the systems comprise multiple nucleic acid constructs or
5 vectors as described above which are intended for introduction into a host cell. In other preferred embodiments, the systems comprise one or more multiple nucleic acid constructs or vectors as described above which are intended for introduction into a host cell in addition to a nucleic acid or vector that encodes an enzyme that is necessary for incorporation of the
10 nucleic acid constructs into a host cell genome. Exemplary enzymes include, but are not limited to, transposases for use with transposon vector systems, integrases for use in systems which utilize integration sequences such as the PhiC31 system, MMLV systems, and the like, recombinases for use in vector systems such as Cre-lox, FLP-FRT and the like, and Cas9 nucleases for use in CRISPR based systems.

15 **EXPERIMENTAL**

The invention provides a unique way of combining the SIN-LTR retroviral expression cassette with the Glutamine Synthase (GS) knock-out CHO cell line system to improve cell line development methods utilizing random integration resulting in higher gene copy number and higher productivity per copy. It further provides an improved and unexpected method for
20 more stringent selection of pools to further improve titer and enrich pools for higher producing clones. It also provides a fast and efficient method for the development of high-producing cell lines through targeted integration of expression cassettes (transgenes) into predefined sites (docks) throughout the CHO genome.

Example 1:

25 Three pooled cell lines were produced from transient transfection of five independent plasmids (Fig. 1) all designed to express a test protein “Anyway”. These plasmids are referred to by the promoter they utilize to drive GS expression. The first plasmid, SV40, represents the traditional method of cell line development- a plasmid containing a selectable marker gene (GS) driven by the strong SV40 promoter and also containing the SV40 intron
30 and Poly A signal. The second plasmid, WT-LTR, utilizes the proviral wild-type LTR to drive expression of GS expression set up in a context similar to what a GPEx vector insert would look like. Though this is thought to be a relatively strong promoter, the transcript from this promoter does not terminate after GS but rather continues through sCMV, Anyway, and WPRE, utilizing the TK poly A sequence. The third plasmid, SIN-LTR is identical to the

second construct except that it contains a truncated version of the LTR, SIN-LTR (Self Inactivating-LTR), that has lower promoter activity. The fourth plasmid, pSIN, is identical to the first plasmid except that instead of a strong promoter driving GS expression, it utilizes the weaker promoter element from SIN-LTR. The fifth plasmid expressed GFP but does not
5 contain the GS gene and therefore serves as a negative control.

Pools generated by transfection of these plasmids were selected for survival in the absence of Glutamine. The selected pools were subjected to generic fed batch production to measure their ability to produce the Anyway protein.

10 CHOZN Cell Line Development

Transfection of CHOZn cells: Pooled cell lines containing random integrations of each plasmid were made by transfecting the cells with the indicated plasmid using Expifectamine CHO. 20 ug of plasmid was added to 1 ml of OptiPro medium. 80 ul of Expifectamine CHO was added to 920 ul of OptiPro. These two solutions were mixed for 1
15 minute, then added to 3 mls of CHO-Gro media containing 30 million CHOZn cells. The cells were incubated overnight at 37 degrees, shaking at 250 RPM. 15 mls of Excell CD Fusion media supplemented with 6 mM Glutamine was added the next morning. Cells were passaged in this media until they recovered from transfection.

Selection of CHOZn cells: Once cells reached >96% viability, they were passaged
20 into Ex-Cell CD Fusion media supplemented with 2% ClonaCell-CHO ACF but without glutamine via a full media replacement. Cells were regularly monitored for viability and viable cell density. Media was replaced weekly until cultured reached 1 million cells per ml and were passaged routinely.

Fed Batch Production: Prior to the fed batch production, each pool was adapted to
25 ActiPro media for at least three passages. For the fed batch production, 50 ml spin tubes were seeded at 600,000 cells per ml in ActiPro media (HyClone) and incubated in a humidified (70-80%) shaking incubator at 250 rpm with 5% CO₂ and temperature of 37°C (34°C starting day 5). Cultures were fed six times during the production run using two different feed supplements. Glucose was monitored daily and supplemented if the level dropped below 5
30 g/L. Cultures were terminated when viabilities were ≤ 70%.

Results

As displayed in Fig. 2, the SV40, WT-LTR, and SIN-LTR pools showed dramatically different selection recovery profiles. SV40 pools showed the fastest recovery (>90%

viability), indicating that a relatively large portion of the cells in the unselected pool were resistant to selection. WT-LTR pools slower recovery, indicating a smaller portion of the unselected pool was resistant. SIN-LTR pools showed a markedly delayed recovery indicating a very small portion of the unselected pool was resistant.

5 As displayed in Fig. 3, titer was dramatically higher in the SIN-LTR pool compared to the WT-LTR and SV40 pools. In contrast, gene copy numbers showed a similar trend. These data indicate that the SIN-LTR plasmid selects for higher copy number and insertion sites with higher activity.

10 Surprisingly, in a separate experiment displayed in Fig. 4, pSIN pools had a recovery time similar to SV40 or WT-LTR pools. Therefore, promoter activity alone does not explain the differences in recovery time since pSIN has a very weak promoter but still recovered quickly. Other elements in the SIN-LTR plasmid must be responsible for the stronger selection pressure. While not being limited to any particular mechanism of action, it is contemplated that the combination of the weak promoter and long transcript, which also
15 contains a second open reading frame, may affect the transcriptional or translational efficiency of the GS. Likewise, without being limited to any particular mechanism, the known presence of a weak Kozak sequence in the EPR could lead to aberrant translation, reducing the translation efficiency of the GS protein.

20 **Example 2:**

The GPEx Boost concepts may also be used in combination with other non-viral gene insertion technologies such as transposase, recombinase, integrase or CRISPR gene insertion. GPEx technology can be used to place many copies of the recognition sequence for the non-viral insertion technology at highly active sites throughout the genome. The resulting “Dock”
25 cell line can then be transiently co-transfected with a plasmid expressing the transposase, recombinase, integrase, or Cas9 in combination with a transgene plasmid that contains the cognate recognition sequence, the GS selectable marker, and the gene product to be expressed. The transposase, recombinase, integrase, or Cas9 will mediate the insertion of a part or all of the transgene plasmid into the Dock sites. The resulting cell line will have
30 multiple copies of the transgene plasmid inserted into highly active dock sites throughout the genome. Some examples of technologies/enzymes that can be used include piggyback transposase, sleeping beauty transposase, Mos1 transposase, Tol2 transposase, Leapin transposase, Lambda recombinase, FLP/FRT, Cre/Lox, MMLV integrase, Rep 78 integrase,

Bxb1 integrase, and various types of CRISPR. We first tested this concept using the PhiC31 Integrase system in combination with GPEx technology.

Retrovector Production and Transduction to Create the Dock Parental Cell Line: The Dock construct, Fig. 7 and 8, was introduced into a HEK 293 cell line that constitutively produces the MLV gag, pro, and pol proteins. An envelope containing expression plasmid was also co-transfected with the each of the gene constructs. The co-transfection resulted in the production of replication incompetent high titer retrovector that was concentrated by ultracentrifugation and used for cell transductions of the CHOZN Chinese Hamster Ovary parental cell line (1,2). 5 sequential rounds of transduction were performed, and cells were routinely maintained media supplemented with 6 mM glutamine. A second pooled dock cell line was also produced successfully using the same methods. This was using the slightly different dock gene construct shown in Figs. 9 and 10.

Transfection and Selection of Dock Pooled Cell Line: 1.5 million cells were incubated with a precomplexed mixture containing 1 ug (total) of plasmid transgene and Integrase DNA (Figs. 11, 12, 5 and 6 respectively) and 4 microliters of ExpiFectamine CHO™ (ThermoFisher Scientific) in a final volume of 250 microliters. Pooled cell lines were allowed to recover in the presence of media supplemented with 6 mM glutamine until viability returned to greater than 95%. Cells were then transferred to media lacking glutamine. Viability was monitored and media was replaced weekly until the resulting selected cell pools returned to greater than 95% viability.

Quantification of Recombination: Genomic DNA from 3 million cells was isolated using a Qiagen DNEasy kit. AttR is the result of recombination between attP and attB. Quantitative Polymerase Chain Reaction (QPCR) using sybr-green dye was performed to quantify attR in the cells using a forward primer in the attP sequence in the dock and a reverse primer in the attB sequence in the transgene plasmid. Amplification using this primer pair will only detect the transgene plasmid when it is recombined into the dock and not free, randomly integrated, or pseudo-attP integrated transgene plasmid. Similarly, this primer pair will not detect unrecombined (empty) dock sequence. The number of PCR cycles needed to cross a fluorescence intensity threshold (Ct value) was determined for this primer set as well as a primer set for an internal CHO reference gene. Gene Copy Indexes (GCIs) were calculated by subtracting the Ct value of the reference gene from the Ct value of the attR primer set. Note that GCI values are a logarithmic, not linear, in nature such that a change of 1 unit at the low end of the scale, ex from GCI=1 to GCI=3, represents a difference of only a few copies whereas a change in one unit at the higher end of the scale, ex from GCI=6 to

GCI=7 can represent a difference of numerous copies. In some cases, a plasmid containing the desired amplicons and of known concentration was also subjected to QPCR and this data was subjected to linear regression analysis to more precisely determine the number of copies present.

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Results

Docks containing the PhiC31 attP recognition sequence, Figure 7+8, were placed throughout the genome of CHOZN cells with 5 sequential rounds of transduction using GPEx technology and the resulting cell pool contained approximately 36 Dock copies per cell on average. This Dock cell pool was co-transfected with Transgene-Promoter-Anyway and Integrase plasmids (Figs. 11, 12, 5 and 6 respectively) at ratios ranging from 1:50 to 1:1 as suggested published literature (Groth, 2000; Andreas, 2002; Farruggio, 2012). This Transgene-Promoter-Anyway plasmid contains the PhiC31 attB recognition sequence, the glutamine synthetase (GS) gene driven by weak proviral-SIN-LTR (Self-Inactivating Long Terminal Repeat) promoter, and an Fc fusion protein test product, Anyway, driven by a strong promoter. 3 days after transfection but before selection, QPCR was performed to quantify recombination but attR (the upstream product of recombination between attP and attB) levels were not detectable above background with gene copy indexes (GCIs) of approximately -10. When transfected cells were subjected to selection through Glutamine withdrawal, they did not recover after more than 25 days indicating they had not achieved sufficient levels of integration and GS expression.

In an attempt to improve recombination frequency, we reasoned that the integrase to transgene plasmid ratios might be a critical parameter for efficient recombination. To explore this possibility, we co-transfected the Dock cell pool with a range of ratios of the Transgene-Promoter-Anyway and Integrase plasmid. 3 days after transfection but before selection, QPCR was performed to quantify recombination, Fig. 29. Ratios containing low Transgene:Integrase ratios (1: 20-100) that are commonly used in the literature had attR GCIs near the background level of -10. Surprisingly, we found that high Transgene:Integrase ratios (5-100:1) had attR GCIs of -3 which is approximately 200-fold higher copy number than the lowest ratios.

We then performed selection via glutamine withdrawal on the samples with the highest preselection attR GCIs, Fig. 30. These pools began to recover starting on day 9 of selection. After full recovery, we performed QPCR, Fig. 31, and found that these pools contained up to approximately 28 copies of transgene per cell. These data indicate that by

using higher Transgene:Integrase ratios we were able to achieve efficient integration of up to an average of 28 transgenes per cell in a pool that contained approximately 36 docks on average. Further, this recombination was approximately 2 orders of magnitude higher than the level of recombination seen using lower ratios described in the literature.

5

Example 3:

After observing approximately 80% fill in a Dock pool containing about 36 copies per cell, we next sought to determine if we could increase the number of integrated Transgene plasmids further using a Dock pool that contained more than 36 docks. We also sought to determine if a Transgene plasmid that lacked a GS promoter could also be used in this system. Such a plasmid would only express GS, and thus contribute to resistance, if recombined into the Dock and not if randomly integrated or integrated into pseudo-attP sites

Retrovector Production and Transduction to Create the Dock Parental Cell Line:

The Dock construct (Figs. 7 and 8) was introduced into a HEK 293 cell line that constitutively produces the MLV gag, pro, and pol proteins. An envelope containing expression plasmid was also co-transfected with the each of the gene constructs. The co-transfection resulted in the production of replication incompetent high titer retrovector that was concentrated by ultracentrifugation and used for cell transductions of the CHOZN Chinese Hamster Ovary parental cell line (1,2). 9 sequential rounds of transduction were performed, and cells were routinely maintained in media supplemented with 6 mM glutamine.

Transfection and Selection of Dock Pooled Cell Line: 3 million cells were incubated with a precomplexed mixture containing 2 ug (total) of plasmid Transgene and Integrase plasmid DNA, and 8 microliters of ExpiFectamine CHO™ (ThermoFisher Scientific) in a final volume of 500 microliters. Pooled cell lines were allowed to recover in the presence of media supplemented with 6 mM glutamine until viability returned to greater than 95%. Cells were then transferred to media lacking glutamine. Viability was monitored, media was replaced weekly, and cells were subcultured until the resulting selected cell pools returned to greater than 95% viability.

Quantification of Recombination: Genomic DNA from 3 million cells was isolated using a Qiagen DNEasy kit. AttR is the result of recombination between attP and attB. Quantitative Polymerase Chain Reaction (QPCR) using sybr-green dye was performed to quantify attR in the cells using a forward primer in the attP sequence in the dock and a reverse primer in the attB sequence in the transgene. Amplification using this primer pair

will only detect the transgene plasmid when it is recombined into the dock and not free, randomly integrated, or pseudo-attP integrated transgene plasmid. Similarly, this primer pair will not detect unrecombined (empty) dock sequences. The number of PCR cycles needed to cross a fluorescence intensity threshold (Ct value) was determined for this primer set as well as a primer set for an internal CHO reference gene. Gene Copy Indexes (GCIs) were calculated by subtracting the Ct value of the reference gene from the Ct value of the attR primer set. Note that GCI values are a logarithmic, not linear, in nature such that a change of 1 unit at the low end of the scale, ex from GCI=1 to GCI=3, represents a difference of only a few copies whereas a change in one unit at the higher end of the scale, ex from GCI=6 to GCI=7 can represent a difference of numerous copies. In some cases, a plasmid containing the desired amplicons and of known concentration was also subjected to QPCR and this data was subjected to linear regression analysis to more precisely determine the number of copies present.

Results

Docks containing the PhiC31 attP recognition sequence were placed throughout the genome of CHOZN cells with 9 sequential rounds of transduction using GPEx technology and the resulting cell pool had an EPR GCI of 6.7 and contained approximately 135 Dock copies per cell on average. This Dock cell pool was co-transfected with Transgene-Anyway and Integrase plasmids (Figs. 13, 14, 5 and 6, respectively) at ratios ranging from 50:1 to 400:1 followed by selection via Glutamine withdrawal. Nadir (minimum) viability, Fig. 32, was higher than in the Dock line containing approximately 36 copies per cell. AttR GCIs, Fig. 33, were also higher than in the approximately 36 copy Dock cell line and increased with higher Transgene:Integrase ratios suggesting that even further improvement in the number of integrated transgenes might be possible at higher Transgene:Integrase ratios and higher Dock numbers. Additionally, we also demonstrated robust recovery from selection using the Transgene-Anyway plasmid, Fig. 13 and 14, which lacks a promoter for GS and thus must rely on the weak, SIN-LTR promoter in the Dock.

Example 4:

Having improved integrated Transgene numbers using more Dock sites and higher Transgene:Integrase ratios, we next sought to determine if we could increase the number of integrated Transgene plasmids even further by isolating a higher Dock copy number clone

from the 135 copy Dock pool and by testing even higher Transgene:Integrase plasmid ratios. We also sought to determine if larger plasmid sizes could be inserted with this technology.

Cloning of Dock Parental Cell Line: The Dock cell pool made from 9 sequential rounds of transduction was cloned using the Berkeley Lights, Beacon instrument. Clones
5 were expanded, screened by QPCR and the clone with the highest number of dock insertions was selected.

Transfection and Selection of Dock Pooled Cell Line: 3 million cells were incubated with a precomplexed mixture containing 2 ug (total) of plasmid Transgene and Integrase DNA and 8 microliters of ExpiFectamine CHO™ (ThermoFisher Scientific) in a final
10 volume of 500 microliters. Pooled cell lines were allowed to recover in the presence of media supplemented with 6 mM glutamine until viability returned to greater than 95%. Cells were then transferred to media lacking glutamine. Viability was monitored and media was replaced weekly until the resulting selected cell pools returned to greater than 95% viability.

Quantification of Recombination: Genomic DNA from 3 million cells was isolated
15 using a Qiagen DNEasy kit. AttR is the result of recombination between attP and attB. Quantitative Polymerase Chain Reaction (QPCR) using sybr-green dye was performed to quantify attR in the cells using a forward primer in the attP sequence in the dock and a reverse primer in the attB sequence in the transgene. Amplification using this primer pair will only detect the transgene plasmid when it is recombined into the dock and not free,
20 randomly integrated, or pseudo-attP integrated transgene plasmid. Similarly, this primer pair will not detect unrecombined (empty) dock sequence. The number of PCR cycles needed to cross a fluorescence intensity threshold (Ct value) was determined for this primer set as well as a primer set for an internal CHO reference gene. Primers specific to the EPR portion of the Dock (Figs. 5 and 6) were used to rank clones based on EPR GCI. Gene Copy Index
25 values were calculated by subtracting the Ct value of the reference gene from the Ct value of the attR primer set. Note that GCI values are a logarithmic, not linear, in nature such that a change of 1 unit at the low end of the scale, ex from GCI=1 to GCI=3, represents a difference of only a few copies whereas a change in one unit at the higher end of the scale, ex from GCI=6 to GCI=7 can represent a difference of numerous copies. In some cases, a plasmid
30 containing the desired amplicons and of known concentration was also subjected to QPCR and this data was subjected to linear regression analysis to more precisely determine the number of copies present.

Fed-Batch Production: For the fed batch production, 50 ml spin tubes were seeded at 600,000 cells per ml in 20 mls of Ex-Cell Advanced CHO Fed-Batch™ media

(MilliporeSigma) and incubated in a humidified (70-80%) shaking incubator at 250 rpm with 5% CO₂ and temperature of 37°C (34°C starting day 4). Cultures were fed every other day starting on day 2 with 6.25% (V:V) of a feed blend containing 66% Ex-cell Advanced CHO Feed 1™ and 33% Cellvento 4Feed (MilliporeSigma). Glucose was monitored daily and supplemented if the level dropped below 5 g/L. Cultures were terminated when viabilities were ≤ 70% or at the end of day 20.

Results

To isolate a high Dock copy number clone, the Dock cell pool made with 9 rounds of transduction was subjected to single cell cloning using the Berkely Lights, Beacon® instrument. Clones were isolated, expanded, and subjected to QPCR using primers specific to the EPR region of the Dock. Clone 1F7 contained approximately 181 copies of the Dock plasmid per cell and was selected for further experimentation. Dock clone 1F7 was co-transfected with Transgene-Yourway-LWHW plasmid expressing both the light and heavy antibody chains, and Integrase plasmid, Figures 27+28 and 5+6 with ratios ranging from 50:1 to 8,000:1. The resulting pools were subjected to selection through Glutamine withdrawal, Figure 34. Pools with ratios 4,000:1 and 8,000:1 did not survive selection. QPCR analysis of attR on surviving pools, Figure 35, indicates that larger plasmids up to at least 9.8 kilobases can be efficiently integrated with the technology and the optimal Transgene:Integrase plasmid ratio plasmids of this size is 500:1.

Example 5:

After observing relatively high integration efficiency in the 1F7 Dock clone, we next sought to determine if clones derived from pools with high levels of integrated transgenes could contain even higher levels of transgene integration and to determine production capacity of these clones.

Transfection and Selection of Dock Pooled Cell Line: 3 million cells were incubated with a precomplexed mixture containing 2 ug (total) of plasmid Transgene and Integrase DNA (Figs. 13, 14, 5 and 6, respectively) and 8 microliters of ExpiFectamine CHO™ (ThermoFisher Scientific) in a final volume of 500 microliters. Pooled cell lines were allowed to recover in the presence of media supplemented with 6 mM glutamine until viability returned to greater than 95%. Cells were then transferred to media lacking glutamine. Viability was monitored and media was replaced weekly until the resulting selected cell pools returned to greater than 95% viability.

Cloning of Pools with Integrated Transgenes: Pools with integrated Transgenes were cloned using the Berkeley Lights, Beacon instrument. The Spotlight® assay was used to measure relative productivity of this clones. Clones with the highest productivity were exported from the machine and expanded.

- 5 *Quantification of Recombination:* Genomic DNA from 3 million cells was isolated using a Qiagen DNEasy kit. AttR is the result of recombination between attP and attB. Quantitative Polymerase Chain Reaction (QPCR) using sybr-green dye was performed to quantify attR in the cells using a forward primer in the attP sequence in the dock and a reverse primer in the attB sequence in the transgene. Amplification using this primer pair
- 10 will only detect the transgene plasmid when it is recombined into the dock and not free, randomly integrated, or pseudo-attP integrated transgene plasmid. Similarly, this primer pair will not detect unrecombined (empty) dock sequence. The number of PCR cycles needed to cross a fluorescence intensity threshold (Ct value) was determined for this primer set as well as a primer set for an internal CHO reference gene. Primers specific to the attP, which is
- 15 present only in unintegrated Docks were used to estimate the portion of filled docs. Gene Copy Index values were calculated by subtracting the Ct value of the reference gene from the Ct value of the attR primer set. Note that GCI values are a logarithmic, not linear, in nature such that a change of 1 unit at the low end of the scale, ex from GCI=1 to GCI=3, represents a difference of only a few copies whereas a change in one unit at the higher end of the scale,
- 20 ex from GCI=6 to GCI=7 can represent a difference of numerous copies. In some cases, a plasmid containing the desired amplicons and of known concentration was also subjected to QPCR and this data was subjected to linear regression analysis to more precisely determine the number of copies present.

25 Results

- Dock clone 1F7 was co-transfected with Transgene-Anyway and Integrase plasmids (Figs. 13, 14, 5 and 6, respectively) and the resulting pools were subjected to selection through Glutamine withdrawal. attR GCI for the selected pool was 6.9. This pool was subjected to single cell cloning using the Berkely Lights, Beacon instrument. Clones were
- 30 ranked and exported based on relative Anyway expression using the Spotlight® Assay. 27 clones were expanded and AttR GCIs in these clones, Fig. 36, ranged from 5.2 to 7.5. AttP GCI, which measures empty Dock, was also measured for these clones, allowing us to estimate the portion of filled Docks in each clone, Fig. 36. The average percent fill in these clones was 65%. This represents roughly 118 copies of integrated Transgene plasmid. Clone

1B7 had an attR GCI of 7.5 which was equivalent to the attP (empty Dock) GCI for the parental Dock clone 1F7. Surprisingly, we were not able to detect attP in this clone using two different primer pairs. These data indicate that, surprisingly, after only a single transfection we were able to obtain a clone with all approximately 181 dock sites filled with transgene.

To determine their protein production capacity, generic fed-batch productivity analysis was performed on all these clones with final titers also shown in Fig. 36. High attR GCI levels was associated with high final titer, Fig. 37, indicating that, as expected, increasing amounts of targeted integration of transgenes into highly active dock sites results in increased protein production capacity of the cell line. These data also suggest that we have not yet saturated the production capacity of these cells even with approximately 181 copies integrated.

Example 6:

After observing relatively high integration efficiency and expression of a fusion protein in the 1F7 Dock clone, we next sought to determine if we could also use this system to integrate and express monoclonal antibodies with both heavy and light chains on the same Transgene plasmid.

Transfection and Selection of Dock Pooled Cell Line: 3 million cells were incubated with a precomplexed mixture containing 2 ug (total) of plasmid Transgene and Integrase DNA, and 8 microliters of ExpiFectamine CHO™ (ThermoFisher Scientific) in a final volume of 500 microliters. Pooled cell lines were allowed to recover in the presence of media supplemented with 6 mM glutamine until viability returned to greater than 95%. Cells were then transferred to media lacking glutamine. Viability was monitored and media was replaced weekly until the resulting selected cell pools returned to greater than 95% viability.

Quantification of Recombination: Genomic DNA from 3 million cells was isolated using a Qiagen DNEasy kit. AttR and attL are the result of recombination between attP and attB. Quantitative Polymerase Chain Reaction (QPCR) using sybr-green dye was performed to quantify attR in the cells using a forward primer in the attP sequence in the dock and a reverse primer in the attB sequence in the transgene. Amplification using this primer pair will only detect the transgene plasmid when it is recombined into the dock and not free, randomly integrated, or pseudo-attP integrated transgene plasmid. Similarly, this primer pair will not detect unrecombined (empty) dock sequence. The number of PCR cycles needed to cross a fluorescence intensity threshold (Ct value) was determined for this primer set as well

as a primer set for an internal CHO reference gene. Primers specific to the attP, which is present only in unintegrated Docks were used to estimate the portion of filled docs. Gene Copy Index values were calculated by subtracting the Ct value of the reference gene from the Ct value of the attR primer set. Note that GCI values are a logarithmic, not linear, in nature such that a change of 1 unit at the low end of the scale, ex from GCI=1 to GCI=3, represents a difference of only a few copies whereas a change in one unit at the higher end of the scale, ex from GCI=6 to GCI=7 can represent a difference of numerous copies. In some cases, a plasmid containing the desired amplicons and of known concentration was also subjected to QPCR and this data was subjected to linear regression analysis to more precisely determine the number of copies present.

Fed-Batch Production: 50 ml spin tubes were seeded at 600,000 cells per ml in 20 mls of Ex-Cell Advanced CHO Fed-Batch™ media (MilliporeSigma) and incubated in a humidified (70-80%) shaking incubator at 250 rpm with 5% CO₂ and temperature of 37°C (34°C starting day 4). Cultures were fed every other day starting on day 2 with 6.25% (V:V) of a feed blend containing 66% Ex-Cell Advanced CHO Feed 1™ and 33% Cellvento 4Feed (MilliporeSigma). Glucose was monitored daily and supplemented if the level dropped below 5 g/L. Cultures were terminated when viabilities were ≤ 70% or at the end of day 20.

Protein Gel Electrophoresis. Supernatants from Fed Batch production (see above) were harvested and clarified. 3 ug of each antibody or Fc fusion protein was mixed with LDS loading buffer, with or without the addition of a denaturing agent. Denatured samples were also heated to 70 degrees for 10 minutes prior to electrophoresis. All samples were loaded onto a NuPAGE Novex 4-12% Bis-Tris gel (Invitrogen), and electrophoresed in 1X MES buffer for 15 minutes at 60V, and then 105 minutes at 100V. The gel was then rinsed with deionized water, and stained with SYPRO-Ruby. Stained gels were imaged, and the “negative” image (color-reversed) of the stained gel is found in Fig. 40.

Results

Both expression and purification of monoclonal antibodies is well known to be sensitive to the relative amounts of light chain and heavy chain expressed. Our system is designed to integrate the light chain and heavy chain in a 1:1 gene ratio. To optimize the relative expression of each chain, we designed and tested four different expression constructs that contain different gene orders and enhancer elements (See Figs.21, 22, 23, 24, 25, 26, 27 and 28). All constructs tested do not contain a GS promoter and contain strong promoters and poly A sequences for both heavy chain and light chain genes. In the first construct, referred

to as HWIL (to highlight differences between constructs), the heavy chain coding sequence (H) is expressed from the upstream promoter and is followed by the Woodchuck Post-transcriptional Regulatory Element (W or WPRE). The light chain coding sequence (L) is expressed from the downstream promoter and is preceded by an intron sequence (I). The remaining three expression constructs follow this same nomenclature. Dock clone 1F7 containing approximately 181 copies of Dock, was co-transfected with all four Transgene-Yourway plasmids or Transgene-Anyway plasmid (individually) and Integrase plasmids (Figs. 5+6, 21+22, 23+24, 25+26, 27+28, 13+14) and the resulting pools were subjected to selection through Glutamine withdrawal, Fig. 38. Interestingly, pools transfected with the LWHI plasmid recovered more slowly from selection than other plasmids. QPCR analysis of the resulting pools, Fig. 38, showed that a high level of transgene integration was attained-similar to previous examples despite the larger size of these plasmids. Fed-batch productivity was also performed to determine the protein production capacity of these pools, Fig. 39. Three of the four expression plasmids showed robust expression with HWIL and LWHW providing the highest titers. The resulting proteins were subjected to both non-reduced and reduced SDS-PAGE analysis, Fig. 40, to assess the relative expression of the heavy and light chains and the assembly of the mature antibody. All four expression plasmids showed a high portion of mature antibody formation at 150 kDa relative to free light and heavy chains. All four antibody expression plasmids also had a slight excess of light chain expression which is desirable for protein A purification to minimize purification of free heavy chain. Similarly, expression of a single chain fusion protein, Anyway, showed both high titer, Figure 39, and high portion of mature, dimerized protein of the predicted size.

Example 7:

Next we wanted to determine the production stability of pools generated using this technology as this is a necessary attribute for manufacturing.

Retrovector Production and Transduction to Create the Dock Parental Cell Line: The Dock construct, Fig. 7 and 8, was introduced into a HEK 293 cell line that constitutively produces the MLV gag, pro, and pol proteins. An envelope containing expression plasmid was also co-transfected with the each of the gene constructs. The co-transfection resulted in the production of replication incompetent high titer retrovector that was concentrated by ultracentrifugation and used for cell transductions of the CHOZN Chinese Hamster Ovary parental cell line (1,2). 5 sequential rounds of transduction were performed, and cells were routinely maintained media supplemented with 6 mM glutamine.

Transfection and Selection of Dock Pooled Cell Line: 3 million cells were incubated with a precomplexed mixture containing 2 ug (total) of plasmid Transgene and Integrase DNA, and 8 microliters of ExpiFectamine CHO™ (ThermoFisher Scientific) in a final volume of 500 microliters. Pooled cell lines were allowed to recover in the presence of media supplemented with 6 mM glutamine until viability returned to greater than 95%. Cells were then transferred to media lacking glutamine. Viability was monitored and media was replaced weekly until the resulting selected cell pools returned to greater than 95% viability.

Fed-Batch Production- Ex-cell: 50 ml spin tubes were seeded at 600,000 cells per ml in 20 mls of Ex-Cell Advanced CHO Fed-Batch™ media (MilliporeSigma) and incubated in a humidified (70-80%) shaking incubator at 250 rpm with 5% CO₂ and temperature of 37°C (34°C starting day 4). Cultures were fed every other day starting on day 2 with 6.25% (V:V) of a feed blend containing 66% Ex-Cell Advanced CHO Feed 1™ and 33% Cellvento 4Feed (MilliporeSigma). Glucose was monitored daily and supplemented if the level dropped below 5 g/L. Cultures were terminated when viabilities were ≤ 70% or at the end of day 20.

Fed-Batch Production- ActiPro: 50 ml spin tubes were seeded at 600,000 cells per ml in 20 mls of Hyclone ActiPro™ media (Activa Life Sciences) and incubated in a humidified (70-80%) shaking incubator at 250 rpm with 5% CO₂ and temperature of 37°C (34°C starting day 4). Cultures were fed every other day starting on day 2 with 3% (V:V) Hyclone Cell Boost 7A and .3% Hyclone Cell Boost 7b (Activa Life Sciences). Glucose was monitored daily and supplemented if the level dropped below 5 g/L. Cultures were terminated when viabilities were ≤ 70% or at the end of day 20.

Results

To determine the production stability of pools expressing the Anyway fusion protein, the Dock cell pool made with 9 rounds of transduction was co-transfected with Transgene-Anyway and Integrase plasmids, Figures 13+14 and 5+6. Resulting pools were selected by Glutamine withdrawal. Three pools were continually passaged and aliquots were frozen weekly for more than 40 generations. Once 40 generations were reached for all pools, vials from previously frozen generations were thawed and fed-batch productivity was performed using two different media/feed strategies. Final titers from the fed-batch productivities, Fig. 41, shows that even after continual culture for over 40 generations, protein titers remained stable in all three pools indicating both robust genetic stability of integrated transgene plasmids as well as stable expression from the integrated transgene plasmids both critical attributes for the use of this technology in drug substance manufacturing.

5 All publications and patents mentioned in the above specification are herein incorporated
by reference. Various modifications and variations of the described method and system of
the invention will be apparent to those skilled in the art without departing from the scope and
spirit of the invention. Although the invention has been described in connection with specific
preferred embodiments, it should be understood that the invention as claimed should not be
10 unduly limited to such specific embodiments. Indeed, various modifications of the described
modes for carrying out the invention that are obvious to those skilled in the field of this
invention are intended to be within the scope of the following claims.

15

CLAIMS

What is claimed is:

- 5 1. A host cell comprising a genome, the genome comprising from 1 to 500 integrated docking sites, each docking site comprising at least one dock site insertion element.
2. The host cell of claim 1, wherein the genome comprises from 5 to 500 integrated docking sites, each docking site comprising at least one dock site insertion element.
- 10 3. The host cell of claim 1, wherein the genome comprises from 5 to 250 integrated docking sites, each docking site comprising at least one dock site insertion element.
4. The host cell of claim 1, wherein the genome comprises from 5 to 100 integrated docking sites, each docking site comprising at least one dock site insertion element.
- 15 5. The host cell of claim 1, wherein the genome comprises from 5 to 50 integrated docking sites, each docking site comprising at least one dock site insertion element.
- 20 6. The host cell of any one of claims 1 to 5, wherein the integrated docking sites are independently positioned throughout the genome.
7. The host cell of any one of claims 1 to 6, wherein the dock site insertion element is targeted by enzyme selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase.
- 25 8. The host cell of any one of claims 1 to 7, wherein the dock site insertion element is selected from the group consisting of a recombinase dock site insertion element and a HDR dock site insertion element.
- 30 9. The host cell of claim 8, wherein the dock site insertion element is a recombinase dock site insertion element.

10. The host cell of claim 9, wherein the recombinase dock site insertion element comprises an attachment site (att).
11. The host cell of claim 10, wherein the attachment site (att) is selected from the group consisting of attB and attP and attR and attL.
12. The host cell of claim 9, wherein the recombinase dock site insertion element comprises a LoxP sequence.
13. The host cell line of claim 9, wherein the recombinase dock site insertion element is a Flp Recombination Target (FRT) site.
14. The host cell of claim 8, wherein the dock site insertion element is a HDR dock site insertion element.
15. The host cell line of claim 14, wherein the HDR dock site insertion element comprises one or two dock site homology arms.
16. The host cell line of claim 15, wherein the HDR dock site insertion element further comprises one or more sequences homologous to a guide RNA sequence.
17. The host cell line of any of claims 15 to 16, wherein the dock site homology arms are from about 30 to 1000 bases in length.
18. The host cell of claim 14, wherein the integrase dock site insertion element comprises an AAVS1 safe harbor locus sequence.
19. The host cell line of any one of claims 1 to 18, wherein each docking site is flanked by exogenous integrating vector sequences.
20. The host cell line of claim 18, wherein the exogenous integrating vector sequences are selected from the group consisting of viral vector sequences and transposon vector sequences.

21. The host cell line of any one of claims 1 to 20, wherein the docking sites each further comprise a sequence encoding a selectable marker operably linked to a promoter.
22. The host cell line of any one of claims 1 to 21, wherein the host cell line further
5 comprises an exogenous sequence encoding an enzyme operably linked to a promoter.
23. The host cell line of any one of claims 1 to 22, wherein the exogenous sequence encoding an enzyme operably linked to a promoter is inserted into the genome of the host cell.
10
24. The host cell line of claim 23, wherein the exogenous sequence encoding an enzyme operably linked to a promoter is inserted at the dock site.
25. The host cell line of any one of claims 1 to 22, wherein the exogenous sequence
15 encoding an enzyme operably linked to a promoter is provided in an episomal expression vector.
26. The host cell line of claim 25, wherein the episomal expression vector is a plasmid.
- 20 27. The host cell line of any one of claims 22 to 26, wherein the exogenous enzyme is selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase.
28. The host cell line of claim 27, wherein the nuclease is a Cas nuclease.
- 25 29. The host cell of claim 27, wherein the nickase is a Cas nickase.
30. The host cell line of any one of claims 1 to 29, wherein the dock site insertion element is positioned to facilitate cassette exchange.
- 30 31. The host cell line of any one of claims 1 to 30, wherein each docking site comprises two dock site insertion elements.
32. The host cell line of claim 31, wherein the two dock site insertion elements are positioned to facilitate cassette exchange.

33. The host cell line of any one of claims 31 to 32, wherein the two dock site insertion elements flank sequences encoding a selectable marker, an enzyme, or a combination thereof.
- 5 34. The host cell line of any one of claims 1 to 33, further comprising nucleic acid expression constructs inserted at 1 or more of the docking sites.
35. The host cell line of claim 34, wherein the nucleic acid expression construct further comprises a first promoter operably linked to a selectable marker.
- 10 36. The host cell line of claim 34, wherein the nucleic acid expression construct comprises a second promoter operably linked to a sequence encoding a protein of interest.
37. The host cell line of any one of claims 34 to 36, wherein the nucleic acid expression
15 construct further comprises the following elements in operable association in 5' to 3' order:
a first promoter sequence;
a selectable marker sequence;
a second promoter sequence;
a nucleic acid sequence encoding a first protein of interest that is operably linked to
20 the internal promoter; and
a poly A signal sequence.
38. The host cell line of any one of claims 34 to 37, wherein the nucleic acid construct
25 further comprising at least one insertion element at a position or positions selected from the
group consisting of 5' to the first promoter, 3' to the poly A signal sequence, between the
first promoter and the poly A signal sequence, between the selectable marker and the second
promoter sequence, and both 5' to the first promoter and 3' to the poly A signal sequence.
39. The host cell line of any one of claims 34 to 38, wherein the nucleic acid expression
30 construct does not comprise a poly A signal sequence between the selectable marker and the
second promoter.
40. The host cell line of any one of claims 34 to 39, wherein the selectable marker is
adjacent to the second promoter.

41. The host cell line of any one of claims 34 to 40, wherein the second promoter is adjacent to the nucleic acid sequence encoding the first protein of interest.
- 5 42. The host cell line of any one of claims 34 to 41, wherein the nucleic acid construct comprises an extending packaging region (EPR) between the first promoter and the selectable marker.
43. The host cell line of claim 42, wherein the EPR comprises multiple potential Kozak
10 sequences and/or ATG translation start sites.
44. The host cell line of any one of claims 34 to 43, wherein the first promoter sequence is selected from the group consisting of SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes
15 simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.
45. The host cell line of any one of claims 34 to 44, wherein the first promoter sequence is a weak promoter sequence.
20
46. The host cell line of any one of claims 34 to 45, wherein the first promoter sequence is not a retroviral LTR promoter.
47. The host cell line of any one of claims 1 to 34, wherein the integrated docking sites
25 further comprise an exogenous promoter.
48. The host cell line of claim 47, wherein the exogenous promoter is selected from the group consisting of SIN-LTR, SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV)
30 thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.
49. The host cell line of claim 48, wherein the promoter is a retroviral LTR.
50. The host cell line of claim 49, wherein the retroviral LTR is a SIN LTR.

51. The host cell line of claim 50, wherein each docking site comprising a SIN LTR EPR 5' of the docking site and a SIN LTR 3' of the docking site.

5 52. The host cell line of any one of claims 47 to 51, further comprising nucleic acid expression constructs inserted at 1 or more of the docking sites.

53. The host cell line of claim 52, wherein the nucleic acid expression construct comprises a second promoter operably linked to a sequence encoding a protein of interest.

10

54. The host cell line of any one of claims 1 to 34 and 47 to 52, wherein the nucleic acid expression construct further comprises the following elements in operable association in 5' to 3' order:

a selectable marker sequence;

15

an internal promoter sequence;

a nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and

a poly A signal sequence.

20 55. The host cell line of any one of claims 52 to 54, wherein the nucleic acid construct further comprises at least one insertion element at a position or positions selected from the group consisting of 5' to the selectable marker sequence, 3' to the poly A signal sequence, between the selectable marker sequence and the poly A signal sequence, between the selectable marker and the internal promoter sequence, and both 5' to the selectable marker
25 sequence and 3' to the poly A signal sequence.

56. The host cell line of any one of claims 52 to 55, wherein the nucleic acid expression construct does not comprise a poly A signal sequence between the selectable marker and the second promoter.

30

57. The host cell line of any one of claims 54 to 56, wherein the selectable marker is adjacent to the internal promoter sequence.

58. The host cell line of any one of claims 54 to 56, wherein the internal promoter sequence is adjacent to the nucleic acid sequence encoding the first protein of interest.

59. The host cell line of any one of claims 54 to 58, wherein the internal promoter
5 sequence is selected from the group consisting of SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

10 60. The host cell line of any one of claims 34 to 59, wherein the selectable marker sequence is an amplifiable selectable marker sequence selected from the group consisting of the Glutamine Synthase (GS) sequence and the Dihydrofolate Reductase (DHFR) sequence.

61. The host cell line of any one of claims 34 to 59, wherein the selectable marker
15 sequence is an antibiotic resistance marker sequence selected from the group consisting of neomycin resistance gene (neo), hygromycin B phosphotransferase gene and puromycin N-acetyl transferase gene sequences.

62. The host cell line of any one of claims 34 to 61, wherein the second promoter
20 sequence is selected from the group consisting of SV40, EF1 α , *E. coli* lac, *E. coli* trp, phage lambda PL, phage lambda PR, T3, T7, cytomegalovirus (CMV) immediate early, herpes simplex virus (HSV) thymidine kinase, alpha-lactalbumin, and mouse metallothionein-I promoter sequences.

25 63. The host cell line of any one of claims 34 to 62, wherein the nucleic acid sequence encoding a protein of interest encodes a protein selected from the group consisting of heavy and light chain immunoglobulin sequences.

64. The host cell line of any one of claims 34 to 63, wherein the insertion element is
30 selected from the group consisting of a recombinase insertion element and a HDR insertion element.

65. The host cell line of claim 64, wherein the expression construct insertion element is a recombinase expression construct insertion element compatible with the recombinase dock site insertion element.

5 66. The host cell line of claim 65, wherein the recombinase expression construct insertion element is an attachment site (att).

67. The host cell line of claim 66, wherein the attachment site (att) is selected from the group consisting of attP and attB.

10

68. The host cell line of claim 64, wherein the recombinase expression construct insertion element is a Flp Recombination Target (FRT) site.

69. The host cell line of claim 64, wherein the recombinase expression construct insertion
15 element is a LoxP sequence.

70. The host cell line of claim 64, wherein the expression construct insertion element is a HDR expression construct insertion element compatible with the HDR dock site insertion element.

20

71. The host cell line of claim 70, wherein the HDR expression construct insertion element comprises one or two expression construct homology arms compatible with or homologous to the one or two dock site homology arms.

25 72. The host cell line of claim 71, wherein the homology arms are from about 30 to 1000 bases in length.

73. The host cell line of claim 72, wherein the recombinase expression construct comprises two homology arms positioned 5' to the first promoter and 3' to the poly A signal
30 sequence.

74. The host cell line of claim 70, wherein the HDR expression construct insertion element comprises an AAVS1 safe harbor locus sequence.

75. The host cell line of any one of claims 34 to 74, wherein the nucleic acid expression constructs further comprise a first RNA export element.
76. The host cell line of claim 75, wherein the first RNA export element is located 3' or 5' to the nucleic acid sequence encoding the protein of interest.
77. The host cell line of claim 76 wherein the first RNA export element is a pre-mRNA processing enhancer (PPE).
78. The host cell line of claim 76, wherein the first RNA export element is a posttranscriptional regulatory element (PRE).
79. The host cell line of claim 78, wherein the PRE RNA export element is a Woodchuck hepatitis virus post-transcriptional regulatory element (WPRE).
80. The host cell line of any one of claims 34 to 79 wherein the nucleic acid expression construct further comprises a nucleic acid sequence encoding a second protein of interest.
81. The host cell line of claim 80 wherein the nucleic acid sequence encoding the second protein of interest is operably associated with a construct element selected from the group consisting of a third promoter, an intron, a second RNA export element and an IRES sequence and combinations thereof.
82. The host cell line of claim 81 wherein the second RNA export element is a pre-mRNA processing enhancer (PPE).
83. The host cell line of claim 82, wherein the second RNA export element is a posttranscriptional regulatory element (PRE).
84. The host cell line of claim 83, wherein the PRE RNA export element is a Woodchuck hepatitis virus post-transcriptional regulatory element (WPRE).
85. The host cell line of any one of claims 80 to 84, wherein the second nucleic acid sequence encoding a second protein of interest is positioned 3' to the nucleic acid sequence encoding the first protein of interest.
86. The host cell line of claim 85, wherein the second nucleic acid sequence encoding a second protein of interest is operably associated with IRES sequence is selected from the

group consisting of foot and mouth disease virus (FDV), encephalomyocarditis virus and poliovirus IRES sequences.

87. The host cell line of any one of claims 34 to 86, wherein the nucleic acid expression constructs further comprise a signal peptide sequence operably linked to the first protein of interest.

88. The host cell of claim 87, wherein the signal peptide sequence is selected from the group consisting of tissue plasminogen activator, human growth hormone, lactoferrin, alpha-casein and alpha-lactalbumin signal peptide sequences.

89. The host cell line of any one of claims 34 to 88, wherein the nucleic acid expression constructs further comprise a protein purification marker sequence.

90. The host cell line of claim 89, wherein the protein purification marker sequence is a hexahistidine tag or a hemagglutinin (HA) tag.

91. The host cell line of any one of claims 1 to 34 and 47 to 52, wherein the nucleic acid construct encodes a viral vector.

92. The host cell line of claim 91, wherein the viral vector is selected from the group consisting of a retroviral vector, adenoviral vector and an adenovirus-associated viral vector.

93. The host cell line of claim 92, wherein the retroviral vector is a lentiviral vector.

94. The host cell of any one of claims 1 to 93, wherein the host cell is selected from the group consisting of Chinese Hamster Ovary (CHO) cells, HEK 293 cells, CAP cells, bovine mammary epithelial cells, monkey kidney CV1 line transformed by SV40, baby hamster kidney cells, mouse sertoli cells, monkey kidney cells, African green monkey kidney cells, human cervical carcinoma cells, canine kidney cells, buffalo rat liver cells, human lung cells, human liver cells, mouse mammary tumor, TRI cells, MRC 5 cells, FS4 cells, rat fibroblasts, MDBK cells and human hepatoma line cells.

95. The host cell of claim 94, wherein the host cell is selected from the group consisting of a Chinese Hamster Ovary (CHO) cells, a HEK 293 cells and a CAP cells.

96. The host cell of any one of claims 94 to 95, wherein the host cell line is a GS knockout cell line.

97. The host cell line of any one of claims 94 to 95, wherein the host cell line is a DHFR
5 knockout cell line.

98. The host cell of any one of claims 34 to 90 and 94 to 97, wherein the host cell further comprises at least a second nucleic acid construct that encodes and allows for expression of at least a second protein of interest, and wherein said second nucleic acid construct does not
10 include a selectable marker.

99. The host cell of any one of claims 34 to 90 and 94 to 97, wherein the host cell further comprises at least a second nucleic acid construct that encodes and allows for expression of a second protein of interest, and wherein said second nucleic acid construct includes a
15 selectable marker that is different from the selectable marker in the first nucleic acid construct.

100. The host cell of any one of claims 98 to 99, wherein the first protein of interest in the first vector is one of an immunoglobulin heavy or light chain and the second protein in the
20 second vector is the other of an immunoglobulin heavy or light chain.

101. The host cell of claim 100, wherein the first protein of interest is an immunoglobulin heavy chain and the second protein of interest is an immunoglobulin light chain.

25 102. The host cell line of claim 99, wherein the second nucleic acid construct is inserted at one or more dock sites.

103. The host cell line of claim 25, wherein the ratio of the episomal expression vector to inserted nucleic acid expression constructs is from 1:1000 to 1:10.

30

104. The host cell line of claim 25, wherein the ratio of the episomal expression vector to inserted nucleic acid expression constructs is from 1:100 to 1:750.

105. The host cell line of claim 25, wherein the ratio of the episomal expression vector to inserted nucleic acid expression constructs is from 1:400 to 1:600.

106. A cell culture comprising host cells of any one of claims 1 to 105.

5

107. The cell culture of claim 106, wherein the cell culture is a master cell culture.

108. A process for producing a protein of interest comprising culturing host cells according to any one of claims 34 to 90 and 94 to 107 under conditions that the protein of interest is expressed and purifying the protein of interest from the host cell culture.

10

109. The process of claim 108, wherein the host cells are grown in a medium comprising an inhibitor of the selectable marker.

15

110. The process of claim 109, wherein the selectable marker is GS and the inhibitor is phosphinothricin or methionine sulfoximine (Msx).

111. The process of claim 109, wherein the selectable marker is DHFR and the inhibitor is methotrexate.

20

112. A process for producing a viral vector comprising culturing host cells according to any one of claims 91 to 93 under conditions such that the viral vector is expressed and purifying the viral vectors from the host cell culture.

25

113. A system comprising:

a host cell of any one of claims 1 to 37, 47 to 51 and 94 to 97;

one or more nucleic acid expression constructs, wherein the nucleic acid expression construct further comprises the following elements in operable association in 5' to 3' order:

30

a selectable marker sequence;

an internal promoter sequence;

a nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and

a poly A signal sequence,

wherein the nucleic acid construct further comprises at least one insertion element,
and

wherein the expression construct insertion elements are compatible with the dock site
insertion elements to facilitate insertion of the nucleic acid expression construct at the dock
5 site.

114. The system of claim 113, wherein the one or more nucleic acid expression constructs
further comprise a 5' promotor sequence 5' to the selectable marker sequence.

10 115. The system of claim 113, wherein the nucleic acid expression constructs are provided
in a vector.

116. The system of claim 113, wherein the vector is a plasmid vector.

15 117. The system of claim 113, further comprising a nucleic acid construct encoding an
enzyme that facilitates insertion of the nucleic acid expression construct at the dock site.

118. The system of claim 117, wherein the enzyme is selected from the group consisting of
an integrase, a recombinase, a nuclease and a nickase.

20

119. The system of claim 118, wherein the nuclease is a Cas nuclease.

120. The system of claim 118, wherein the nickase is a Cas nickase.

25 121. The system of any one of claims 119 to 120, further comprising one or more RNA
guide sequences.

122. The system of any one of claims 117 to 121, wherein the nucleic acid construct
encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the
30 dock site is provided in a vector.

123. The system of claim 122, wherein the vector is a different vector from the vector
comprising the nucleic acid expression construct.

124. The system of claim 122, wherein the vector is the same vector as the vector comprising the nucleic acid expression construct.

125. The system of any one of claims 113 to 124, further comprising at least a second
5 nucleic acid expression construct encoding a different protein of interest.

126. The system of claim 125, wherein the second nucleic acid expression construct further comprises the following elements in operable association in 5' to 3' order:

a selectable marker sequence;
10 an internal promoter sequence;
a nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and
a poly A signal sequence,
wherein the nucleic acid construct further comprises at least one insertion element,
15 and
wherein the expression construct insertion elements are compatible with the dock site insertion elements to facilitate insertion of the nucleic acid expression construct at the dock site.

20 127. The system of any one of claims 125 to 126, wherein the at least a second nucleic acid expression construct encoding a different protein of interest is provided on a separate vector.

128. The system of any one of claims 113 to 124, wherein the nucleic acid expression construct further comprises a nucleic acid sequence encoding at least a second protein of
25 interest.

129. The system of claim 128 wherein the nucleic acid sequence encoding the second protein of interest is operably associated with a construct element selected from the group consisting of a third promoter, an intron, a second RNA export element and an IRES
30 sequence and combinations thereof.

130. The system of claim 129 wherein the second RNA export element is a pre-mRNA processing enhancer (PPE).

131. The system of any one of claims 128 to 130, wherein the second nucleic acid sequence encoding a second protein of interest is positioned 3' to the nucleic acid sequence encoding the first protein of interest.

5 132. The system of claim 129, wherein the IRES sequence is selected from the group consisting of foot and mouth disease virus (FDV), encephalomyocarditis virus and poliovirus IRES sequences.

133. A method comprising:
10 providing a host cell of any one of claims 1 to 37, 47 to 51 and 94 to 97;
introducing into the host cell one or more nucleic acid expression constructs encoding a first protein of interest under conditions such that the nucleic acid expression constructs are inserted at the dock sites, wherein the nucleic acid expression construct further comprises at least the following elements in operable association in 5' to 3' order:

15

a selectable marker sequence;

an internal promoter sequence;

a nucleic acid sequence encoding the first protein of interest that is operably linked to the internal promoter; and

20

a poly A signal sequence,

wherein the nucleic acid construct further comprises at least one insertion element, and

wherein the expression construct insertion elements are compatible with the dock site insertion elements to facilitate insertion of the nucleic acid expression

25

construct at the dock site.

134. The method of claim 133, wherein the one or more nucleic acid expression constructs further comprise a 5' promoter sequence 5' to the selectable marker sequence.

30 135. The method of claim 133, wherein the nucleic acid expression constructs are provided in a vector.

136. The method of claim 127, wherein the vector is a plasmid vector.

137. The method of any one of claims 135 to 136, wherein the vector is transiently introduced into the host cell.

138. The method of any one of claims 133 to 137, wherein the host cell line comprises a
5 nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site.

139. The method of claim 133 to 137, further comprising transiently introducing into the host cell a nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic
10 acid expression construct at the dock site.

140. The method of claim 139, wherein the nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site is provided in a vector.
15

141. The method of claim 139, wherein the vector is a plasmid vector.

142. The method of any one of claims 139 to 141, wherein the ratio of the ratio of the nucleic acid constructs encoding an enzyme that facilitates insertion of the nucleic acid
20 expression construct at the dock site to the nucleic acid expression constructs encoding a first protein of interest that are transiently introduced into the host cell line is from 1:1000 to 1:10.

143. The method of any one of claims 139 to 141, wherein the ratio of the ratio of the nucleic acid constructs encoding an enzyme that facilitates insertion of the nucleic acid
25 expression construct at the dock site to the nucleic acid expression constructs encoding a first protein of interest that are transiently introduced into the host cell line is from 1:100 to 1:750.

144. The method of any one of claims 139 to 141, wherein the ratio of the ratio of the nucleic acid constructs encoding an enzyme that facilitates insertion of the nucleic acid
30 expression construct at the dock site to the nucleic acid expression constructs encoding a first protein of interest that are transiently introduced into the host cell line is from 1:400 to 1:600.

145. The method of any one of claims 138 to 144, wherein the enzyme is selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase.

146. The method of claim 145, wherein the nuclease is a Cas nuclease.

5

147. The method of claim 145, wherein the nickase is a Cas nickase.

148. The method of any one of claims 146 to 147, further comprising introducing into the host cell one or more RNA guide sequences.

10

149. The method of any one of claims 138 to 148, wherein the nucleic acid construct encoding an enzyme that facilitates insertion of the nucleic acid expression construct at the dock site is provided in a vector.

150. The method of claim 149, wherein the vector is a different vector from the vector comprising the nucleic acid expression construct.

151. The method of claim 149, wherein the vector is the same vector as the vector comprising the nucleic acid expression construct.

20

152. The method of any one of claims 133 to 151, further comprising introducing into the host cell at least a second nucleic acid expression construct encoding a different protein of interest.

153. The method of claim 152, wherein the at least a second nucleic acid expression construct encoding a different protein of interest is provided on a separate vector.

154. The method of any one of claims 152 to 153, wherein the second nucleic acid expression construct further comprises the following elements in operable association in 5' to

30 3' order:

a selectable marker sequence;

an internal promoter sequence;

a nucleic acid sequence encoding a first protein of interest that is operably linked to the internal promoter; and

a poly A signal sequence,
wherein the nucleic acid construct further comprises at least one insertion element,
and
wherein the expression construct insertion elements are compatible with the dock site
5 insertion elements to facilitate insertion of the nucleic acid expression construct at the dock
site.

155. The method of any one of claims 133 to 151, wherein the nucleic acid expression
construct further comprises a nucleic acid sequence encoding at least a second protein of
10 interest.

156. The method of claim 155 wherein the nucleic acid sequence encoding the second
protein of interest is operably associated with a construct element selected from the group
consisting of a third promoter, an intron, a second RNA export element and an IRES
15 sequence and combinations thereof.

157. The method of claim 156 wherein the second RNA export element is a pre-mRNA
processing enhancer (PPE).

20 158. The method of any one of claims 155 to 156, wherein the second nucleic acid
sequence encoding a second protein of interest is positioned 3' to the nucleic acid sequence
encoding the first protein of interest.

159. The method of claim 156, wherein the IRES sequence is selected from the group
25 consisting of foot and mouth disease virus (FMDV), encephalomyocarditis virus and poliovirus
IRES sequences.

160. A method for making a host cell line comprising inserting into the genome of the host
cell multiple docking sites, each docking site comprising at least one dock site insertion
30 element.

161. The method of claim 160, wherein the inserting comprises insertion of the docking
sites via a vector selected from the group consisting of a viral vector and a transposon vector.

35 162. The method of claim 161, wherein the viral vector is a retroviral vector.

163. The method of claim 160, wherein from 1 to 500 integrated docking sites are inserted, each docking site comprising at least one dock site insertion element.

- 5 164. The method of claim 160, wherein from 5 to 500 integrated docking sites are inserted, each docking site comprising at least one dock site insertion element.

165. The method of claim 160, wherein the integrated docking sites are independently inserted throughout the genome.

10

166. The method of any one of claims 160 to 165, wherein the dock site insertion element is targeted by enzyme selected from the group consisting of an integrase, a recombinase, a nuclease and a nickase.

- 15 167. The method of any one of claims 160 to 166, wherein the dock site insertion element is selected from the group consisting of a recombinase dock site insertion element and a HDR dock site insertion element.

168. The method of claim 167, wherein the dock site insertion element is a recombinase
20 dock site insertion element.

169. The method of claim 168, wherein the recombinase dock site insertion element comprises an attachment site (att).

- 25 170. The method of claim 169, wherein the attachment site (att) is selected from the group consisting of attB and attP.

171. The method of claim 169, wherein the recombinase dock site insertion element comprises a LoxP sequence.

30

172. The method of claim 169, wherein the recombinase dock site insertion element is a Flp Recombination Target (FRT) site.

173. The method of claim 167, wherein the dock site insertion element is a HDR dock site insertion element.

174. The method of claim 172, wherein the HDR dock site insertion element comprises
5 one or two dock site homology arms.

175. The method of claim 174, wherein the HDR dock site insertion element further comprises one or more sequences homologous to a guide RNA sequence.

10 176. The method of any of claims 174 to 175, wherein the dock site homology arms are from about 30 to 1000 bases in length.

177. The method of claim 172, wherein the integrase dock site insertion element comprises an AAVS1 safe harbor locus sequence.

15

178. The method of any one of claims 160 to 176, wherein each docking site is flanked by exogenous integrating vector sequences following insertion.

179. The method of claim 178, wherein the exogenous integrating vector sequences are
20 selected from the group consisting of viral vector sequences and transposon vector sequences.

180. The method of any one of claims 160 to 179, wherein the docking sites each further comprise a sequence encoding a selectable marker operably linked to a promoter.

25 181. The method of any one of claim 160 to 180, wherein the docking site comprises a promoter.

182. The method of any one of claims 180 to 181, wherein each docking site comprises two dock site insertion elements.

30

183. The method of claim 182, wherein the two dock site insertion elements are positioned to facilitate cassette exchange.

184. The method of any one of claims 182 to 183, wherein the two dock site insertion elements flank sequences encoding a selectable marker, an enzyme, or a combination thereof.

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