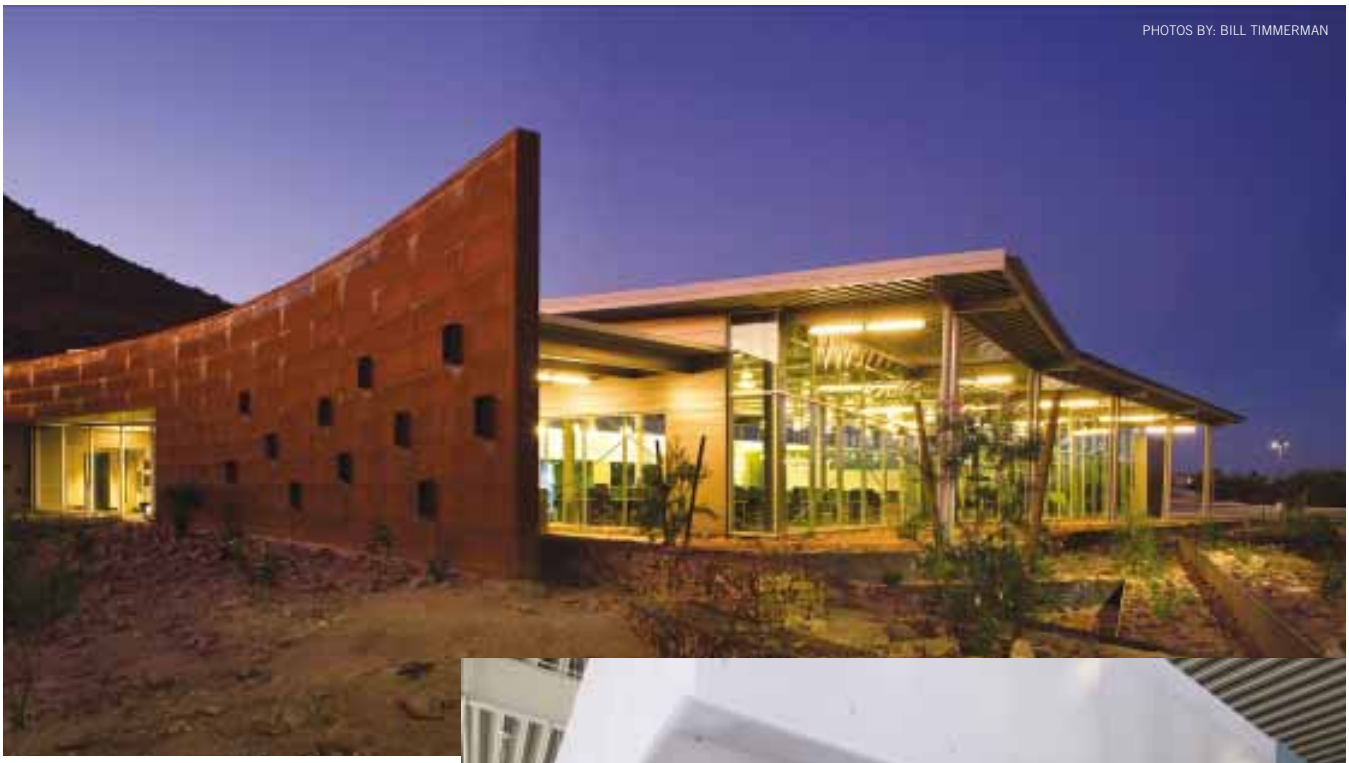
Arizona Best of 2008

Glendale Community College North Facility Expansion

Higher Education and Government/Public under $20 million

PHOTOS BY: BILL TIMMERMAN



At full build-out, the campus will eventually serve 15,000 students in the burgeoning Northwest Valley. The first phase includes an information building, student services building with a fitness center and community room, an instruction building and a central plant.

Judges were impressed with how well the design fits into the surrounding 75-acre site's desert environment. An arroyo running from northeast to southwest will remain a significant green space and will serve as an informal mall, encouraging pedestrian interaction. The impact on site vegetation and grading was minimized, preserving as much of the desert as possible.

To facilitate future expansions, all buildings are "barrier free," without internal bearing or shear walls. Natural lighting is

abundant while long roof overhangs on the east, south and west elevations prevent direct sunlight from entering the buildings. Clerestories on the north elevations brighten centralized spaces.

Exterior materials, such as Corten metal panels, were selected for their longevity, low maintenance characteristics and design appropriateness for the desert. Interior materials, finishes and furnishings were selected based upon their recycled content, sustainable manufacturing process, maintenance and environmental impact.

The buildings were designed to be environmentally sustainable through solar orientation, the incorporation of natural daylight, the use of local materials and nontoxic interior finishes and furniture systems.

Submitted by: RNL
Owner: Maricopa County Community College District
Architects: RNL
Contractor: CORE Construction
Engineers: Dibble Engineering; Caruso Turley Scott Inc.; LSW Engineers
Landscape Architect: Ten Eyck Landscape Architects
Subcontractors: Noble Steel; Kuhl's Electric; Tri-City Mechanical; Sun Valley Masonry; MKB Construction; Progressive Roofing; Brothers Glass & Glazing LLC; Blount Contracting; Universal Piping; Juarez Contracting

Arizona Best of 2008

Arizona Biomedical Collaborative

Government/Public over $20 million

PHOTOS BY: BILL TIMMERMAN

As part of a biomedical campus planned for over one million sq ft of research and academic functions, this four-story, 85,000-sq-ft structure enhances a blossoming campus environment while contributing to a downtown revitalization that is gaining momentum. A simple palette of concrete, glass, steel and zinc melds old and new to engage adjacent historic buildings that were renovated as part of the overall campus.

Each façade is customized to flood the interior spaces with light while simultaneously shading any exposed glazing. Designed to reach LEED silver, the building includes high-efficiency mechanical systems with heat recovery and water conservation strategies inside and out.

The judges appreciated that the project brought the University of Arizona and Arizona State University together for the first time to share a single facility, which will be used for finding cures for cancer, diabetes and other diseases.

Submitted by: SmithGroup; DPR Construction, Inc.
Owner: Arizona Biomedical Collaborative
Architect: SmithGroup
Contractor: DPR Construction, Inc.
Engineers: Paragon Structural Design Inc.; Dibble Engineering; SmithGroup; PSI
Landscape Architect: Floor Associates
Subcontractors: Buesing Corp.; CECO Concrete Construction; Delta Diversified Enterprises; Kearney Electric; Tri-City Mechanical; Wilson Electric; Coreslab Structures; Five G Inc.; ISEC; KT Fabrication; Jones Concrete Construction

Arizona Best of 2008

METRO Light Rail Line Section 5

Transportation

The 20-mi-long new light rail was divided into five separate sections and bid to five different contractors. The 4.9-mi-long light rail section five, which begins at First Street in Tempe and goes to downtown Mesa, was completed ahead of schedule. The project also includes track and guideway in the newly replaced Tempe Canal Bridge and partial replacement of the Apache Blvd./Loop 101 bridge structure.

Work included demolition, relocation of water and sewer lines, roadway improvements, drainage modifications, platform foundations, traffic control signals, landscaping, systems ductbanks and conduits, overhead catenary system foundations, preparation and installation of track and at-grade crossings. Unique challenges included archeological finds, utility relocations, heavy traffic areas such as the ASU college campus and the construction of a bridge above final grade which was then lowered to final design elevation.

The nature of the project required a high degree of communication skills and the ability to work with the public in a neighborly and respectful manner.

Submitted by: Sundt/Stacy & Witbeck, A joint venture
Owner: Valley Metro Rail Inc.
Project Engineer: HDR Engineering
Contractor: Sundt/Stacy & Witbeck, A joint venture
Engineers: Parsons Brinkerhoff; Gannett Fleming; ATL Inc.
Subcontractors: Five G Inc.; Tpac; Rinker Materials; European Pavers Southwest Inc.; Penhall; MRM Construction Services; ISS Grounds Control Inc.; Ammex Rebar Placers; American Asphalt Paving & Sealcoating; Road Markings Inc.; Action Barricade; CS Construction

Arizona Best of 2008

Optima at Camelview Village

Landscape/Urban Design and Residential

This modernist-inspired residential project features a myriad of interconnected buildings and lush oasis roof terraces. Over 17 acres of landscaped green roofs on each level and rooftop aid in reduction of ambient temperature and energy consumption. The overall landscaping design is based on line of sight, leaping from one unit to the next. The cascading plants on the terraces and rooftop provide screening for each patio.

The entire project is watered and fertilized by a computer-generated, two-wire irrigation controller. Photovoltaic panels have been incorporated into the rooftop gardens. With over 700 urban dwelling units, the six- and seven-story structures also include retail, resort-style amenities and below-grade parking. The floor-to-ceiling glass walls of the 800 to 3,000-sq-ft units frame

desert vistas while sitting in an existing seamlessly integrated infrastructure and transportation network. A grand courtyard promenade acts as the project's centerpiece and includes an indoor swimming pool, putting green, racquetball and basketball courts, fitness center, spa and business center.

Submitted by: ISS Grounds Control, Phoenix Branch
Owner: Optima Inc.
Architect: David Hovey, FAIA
Contractor: Optima Inc.
Landscape Design: ISS Grounds Control, Phoenix Branch

Arizona Best of 2008

James M. Tripp Reservoir

Civil/Infrastructure

In 1993, Metro Water purchased a 5-acre property in Tucson to construct a 5 million gal potable water reservoir. However, the site's adjacent homeowners objected to the proposed facility and even threatened legal action. The site languished until 2004 when the current project team was brought on board.

While the easiest and cheapest option would have been to construct a partially buried reservoir, the team made great effort to solicit input from the neighborhood through a series of public meetings. Through this process, it was agreed the 190-ft diameter reservoir would be completely buried. This required excavating 59,000 cu yds of material and salvaging 500 native plants for replacement after completion. The result is an almost completely invisible public facility that can operate without the need for a perimeter security fence.

A 6-in. floor slab incorporates a membrane design approach with a single reinforcing mat. The shell wall is separated from the roof and footing by a neoprene pad, providing an unrestrained connection and reducing bending moments. Vertical prestressing tendons were cast in the wall to provide compression that counteracts the effect of differential dryness and thermal loads. A double-rebar mat roof slab was incorporated, along with 68 columns to support the 8 ft of earth load.

Submitted by: HDR Engineering
Owner: Metropolitan Domestic Water Improvement District
Lead Engineer: HDR Engineering
Contractor: Currier Construction
Architect: Herschman Architects
Landscape Architect: Arc Studios
Consultants: Gordley Design Group; Harris Environmental Group; Castro Engineering
Subcontractors: DYK; Consolidated Rebar; Desert Glen; OPTCO; AO Painting; Civano Nursery

Arizona Best of 2008

Riverpoint Center for Apollo Group

Office Building

PHOTOS BY: BILL TIMMERMAN

On 37 acres in southeast Phoenix, the 600,000-sq-ft Riverpoint Center is the headquarters for the Apollo Group and University of Phoenix, providing space for their online learning programs. A focal point visible from Interstate 10, the campus is comprised of three office buildings - one 10-story tower and twin six-story mid-rises - as well as two parking garages and surface parking totaling 4,800 spaces.

The design is regionally inspired, with the skin incorporating high-performance glass, copper siding, native stone, five-ply roofing and architectural precast concrete. The buildings maximize north and south exposures to bring light to the open office spaces, reducing energy consumption and providing a healthy environment. Heat gain is controlled through the use of narrow deep-set windows on the west and east side and through horizontal metal shade fins on the southern exposure. Throughout, a variety of sustainable design elements add to energy efficiency.

For this project, Sundt Construction pioneered Last Planner System, a process created by the Lean Construction Institute by which subcontractors collaboratively create a detailed schedule based on required milestones. This improved schedule reliability and project collaboration among team members.

Submitted by: SmithGroup

Owner: Apollo Group
Architects: Carpenter Sellers Associates; SmithGroup
Contractor: Sundt Construction
Engineers: Caruso Turley Scott Inc.; Dibble Engineering; SmithGroup
Landscaping Architect: Laskin & Associates Inc.
Major Subcontractors: KT Fabrication; Delta Diversified Enterprises; Bel-Aire Mechanical; Pete King Drywall; Kovach; Aero Automatic Sprinkler; TP Acoustics; KTI Tile; Resource Flooring Consultants; ISS Grounds Control; Able Steel; Wassau Window Wall Systems; Sun Valley Masonry

Arizona Best of 2008

ASU Polytechnic Academic Complex

Public Green Building

The largest new construction project ever on the east Mesa campus, the 245,000-sq-ft, three-building project unites three Arizona State University academic schools and includes laboratories, classrooms, faculty offices, a lecture hall and a fine arts performance space.

The LEED gold project celebrates the desert sun while protecting its users. On the east and west, for example, a weathered, perforated corrugated metal screen at the upper levels blocks and filters the intense low-angled sun. The south elevations incorporate horizontal sunshades and light shelves to bounce sunlight into the buildings while the heavily glazed north elevations rely on vertical sunshades.

Primary materials express the functionality of the curriculum and the desert context with masonry, glass and weathered, corrugated steel siding. The structural system is an exposed steel frame.

The new buildings incorporate three smaller existing campus structures. Together, the new and existing buildings embrace four unique courtyards landscaped with indigenous flora such as palo verdes and cactus. Connecting these courtyards are north-south and east-west spines. Each of the new buildings is anchored by three-story open-air atriums, which, through portals and arcades, link with these spines.

The judges felt the green strategies were very well integrated into the building's complex design.

Submitted by: RSP Architects Ltd. and DPR Construction, Inc.
Owner: Arizona State University
Architects: RSP Architects Ltd.; Lake|Flato
Construction Managers at Risk: DPR Construction Inc.
Engineers: Paragon Structural Design; Wood/Patel; Energy Systems Design
Landscape Architecture: Ten Eyck Landscape Architects
LEED Consultant: Green Ideas
Subcontractors: Bel-Aire Mechanical; Desierto Verde; Grindel Fire Protection; Hardrock Concrete Placement; S. Diamond Steel; Schuff Steel; Walters & Wolf; Kovach Inc. Wilson Electrical Svcs.

Arizona Best of 2008

Papago Gateway Center

Private Green Building

PHOTOS BY: ROSS COOPERTHWAITE

A focal point of the Tempe Lake north shore, the 267,000-sq-ft Papago Gateway Center flexibly incorporates tenant needs while celebrating the Sonoran Desert. Each floor of the six-story building accommodates corporate office or research laboratory functions. A 933-capacity parking structure sits adjacent on the three-acre site, and a basement provides additional laboratory space.

Sensitively sited, the building minimizes the desert's harsh solar exposure on the west, south, and east sides while maximizing views. The north and south facades feature low-E glazing, with stone on the east and west facades. The southern façade, looking toward the lake, includes an operable louver system that tracks sunlight to ensure optimal performance. This "second skin" is the largest such system in the U.S.

While pre-certified for LEED-CS silver, the project is tracking gold. Other sustainable design elements include indoor CO_2 monitoring and a system which treats the chilled water from the mechanical system for re-use on the irrigation and water features. In addition, by diverting more than 80% of construction waste from landfills and by prioritizing recycled and regionally manufactured systems, the construction team further reduced the environmental burden.

Submitted by: SmithGroup and Okland Construction
Owner: Chesnut Properties LLC
Architect: SmithGroup
Contractor: Okland Construction
Engineers: Caruso Turley Scott Inc.; Dibble Engineering; SmithGroup
Landscape Architecture: GBtwo Landscape Architecture
Subcontractors: ABLE Steel Fabricators; Coreslab Structures; Delta Diversified Enterprises; Suntec Concrete; Sun Valley Masonry; TD Industries Walters & Wolf; Progressive Roofing

Arizona Best of 2008

Scottsdale Hotel Indigo

Retail/Hospitality

PHOTOS BY: MARC BOISCLAIR

How do you redesign a 10-year-old Hampton Inn into a vibrant hotel for young and young-minded travelers? For Scottsdale's Hotel Indigo, the project team was inspired by the proportionally shaped nautilus shell, the hotel chain's brand icon.

Although the original four-story, 77,000-sq-ft structure was completely gutted, only about 5% of the walls were removed, reducing construction waste. To create more interactive space, a fitness center was added along with a balcony terrace adjacent to the bar, creating a dynamic interchange between indoors and out. The pool deck and lounge areas were remodeled and re-landscaped with xeriscape flora. A steel mesh vine wall separates the pool from the surface parking.

A copper barrel roof celebrates regional history, while gray, blue and cranberry colors renew the building in a youthful skin. Inside, custom-designed furniture, laminate wood flooring and southwest-themed murals by local artists restate contemporary and regional themes.

The judges felt the renovation was a dramatic transformation and were drawn in by the compelling graphics of agaves and other symmetrical plants featured throughout the building.

Submitted by: DLR Group
Owner: Everest Holding Group Inc.
Architect: DLR Group
Contractor: Howard S. Wright Constructors
Engineers: TLCP Engineering; Sullivan Design
Landscape Architect: Laskin & Associates Inc.
Interior Design: Auspod Interiors
Major Subcontractors: MAC Demolition Co.; Matrix Wall Systems; Adobe Interior Services; Cook's Commercial Glazing; JLE Manufacturing; Belsito Plumbing; Desert Comfort Refrigeration; Sunridge Electrical

Arizona Best of 2008

Walter Cronkite School of Journalism

Best Project Management/Team

This world-class journalism school is the first ground-up facility for the Arizona State University downtown campus and will also house the new studios for KAET 8. By using a highly collaborative project delivery method, the school was completed in just 19 months from contract award to completion, on schedule and under budget.

Once roles were assigned, the entire team - design, construction, estimating and project management - came together to work in a single location throughout the design process. This delivery method allowed for maximum communication and ensured that every building system would be considered in a holistic fashion.

BIM was utilized, allowing design changes to be made in real-time. This allowed construction to start on foundations before the shell and core design was complete, with staggered design packages allowing for early buyout of critical budget items.

Once the design of the building was complete, the entire project team moved to a single onsite trailer for continuous involvement in every facet of the construction process.

By using this refined delivery process, the dedicated project team delivered a successful project for ASU and the City of Phoenix, and has led to the same team being awarded another major ASU project.

Submitted by: HDR Architecture, Sundt Construction and Steven Ehrlich Architects

Owner: City of Phoenix and ASU

Executive Architect: HDR Architecture

Design Architect: Steven Ehrlich Architects

Contractor: Sundt Construction

Engineer: Caruso Turley Scott

Major Subcontractors: University Mechanical; Schuff Steel; Kearney Electric; Western States Fire Protection; Performance Contracting; Lacina Contracting

Arizona Best of 2008

Betty H. Fairfax High School, Phoenix Union High School District

K-12 Education

PHOTOS BY: MARC BOISCLAIR

With a gymnasium, recreation facilities, play fields and an auditorium accessible to the public, Betty H. Fairfax High School benefits the community at large while keeping the core of the school secure. The school incorporates green features such as low-VOC materials, occupancy sensors and air monitors to provide a healthy environment for students and staff.

Featuring the Small Learning Community philosophy, the school provides collaborative space for students and staff while clustering students into separate schools within the school. Two-story buildings with space for each individual learning community feature narrowed facades to the east and west. Transparent building envelopes create a visual connection with other SLCs while allowing the cohorts their own space. Students spend most of their day at the xeriscaped core of the school while second-level connections between buildings shorten travel time during the passing periods and allow a visual connection to the area's mountains and landscape. Information technology labs, a reading room and an extensive library support the learning of the school's 2,500 students.

Submitted by: DLR Group

Owner: Phoenix Union High School District
Architect: DLR Group
Contractor: Adolfson & Peterson Construction
Major Subcontractors: WW Steel; Cowan Concrete; Kovach Metals; Pete King; Echo Canyon Electrical Contractors; Tri-City Mechanical

Arizona Best of 2008

Camelback Village Racquet and Health Club

Renovation/Restoration

Barely visible from the well-traveled Camelback Corridor sat a tired Mexican restaurant and an equally tired racquet and health club tucked behind it. Inspired by the iconic shape of Camelback Mountain and the area's distinctive modernist architecture, the design-build team repurposed the old restaurant and melded it with the health club. In the process, offices and a day spa were relocated and health venues and locker rooms were expanded, all while the Club remained open for business seven days a week.

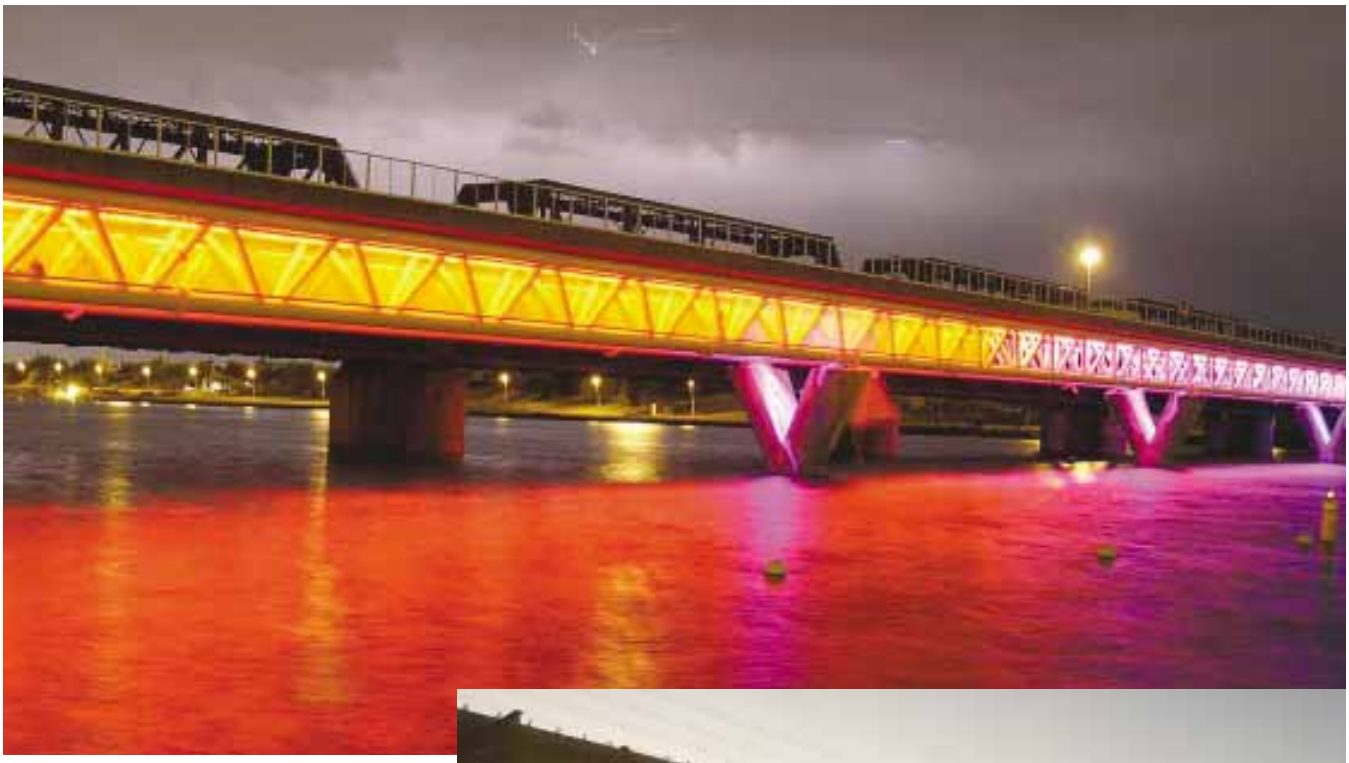
The dynamic roof form appears to reach towards the mountain while resting upon a monumental feature wall that stitches old to new, establishing a strong entryway. A curved wall carves through the project like the swing of a racquet. A varying rhythm of wall openings, based on the acceleration of a racquet as it swings, provides glimpses to the outside tennis courts. A pallet of vivid colors, contrasting textures and natural materials reinforce the new, vibrant energy in the facility.

Submitted by: Kendle Design Collaborative and FoRM Design Studio
Owner: DMB Sports
Architect: Kendle Design Collaborative (design); City Spaces (shell); FoRM Design Studio (interior)
Contractor: Ryan Companies US Inc.
Engineers: Atherton Engineering; Caruso Turley Scott; Hawking Design Group; Mechanical Designs
Subcontractors: ABCO West; M & H Mechanical; W.J. Maloney Plumbing; Complete Fire Protection; CWC Construction; Apex; ReSource; Western Single Ply; KT Fabrication; Diversified Interiors; Adobe Drywall

Arizona Best of 2008

Tempe Town Lake Light Rail Bridge

Engineering Design



Joining three historic structures that traverse Tempe Town Lake, this ultra-modern bridge will carry the new Valley Metro Light Rail. This new 1,530-ft-long iconic landmark is a continuous 11-span triangular steel truss that supports each track with a 30-ft-wide cast-in-place concrete deck. Pier caps in the shape of a V rise to meet the 75- to 160-ft-long trusses that feature diagonal pipe bracing connecting top and bottom pipe chords. These diagonal truss members and cross members required 1,760 and 880 welds, respectively along with specialized CAD software and thermal cutting equipment for the complex cuts. For each diagonal, this system simultaneously cut and rotationally aligned the asymmetric pipe within 0.5 degree. The south abutment was originally designed for drilled shafts, but due to existing overhead power lines interfering with the barge drill rigs, the design was changed to a spread footing. This redesign also decreased costs. A state-of-the-art fiber-optic lighting system installed under the bridge deck provides unique visual effects and aesthetics as the train passes.

Submitted by: T.Y. Lin International
Owner: Valley Metro Rail Inc. (METRO)
Contractor: PCL Civil Constructors Inc.
Bridge Engineer: T.Y. Lin International
Civil Engineer: Michael Baker Jr. Inc.
Other Design: Buster Simpson; A Dye Design; R.A. Alcala & Associates Inc.
Subcontractors: Stinger Welding; Harris Rebar; CS Construction

Arizona Best of 2008

Helen S. Schaefer Poetry Center at the University of Arizona

Interior

One of the premier literary centers in the U.S., University of Arizona's Helen S. Schaefer Poetry Center fulfills the dual missions of providing an outstanding research collection as well as a landmark meeting place for visitors, writers and poetry readers. Enhancing the artistic and intellectual life of the university and the community, the center allows a myriad of ways to read, write and contemplate poetry.

More than 50,000 items are shelved at the center, which was conceived as a progression towards solitude. Beginning at the Humanities Seminar Room, a space that can be opened up to the covered exterior entry court, the building's plan is interconnected. Public areas fluidly lead into individual spaces within the collection and then lead to the outdoor Garden of Inspiration. Many features of the building are connected to the surrounding desert environment. Creating a transitional space from the bright exterior to the muted interior, the roof overhangs shelter the building from the sun. Local materials and contractors were utilized in the construction of this 17,000-sq-ft building.

Submitted by: Line and Space LLC
Owner: The University of Arizona
Architect: Line and Space LLC
Contractor: Diversified Design and Construction
Engineers: Turner Structural Engineering
Major Subcontractors: Foley Tile and Masonry; Central Arizona Block Co.; Romanoski Glass; Intec Installations; Universal Wallboard; Madera Mechanical; Wilson Electric

Arizona Best of 2008

Ocotillo Professional Building

Healthcare

Situated in a high-end residential area in Chandler, the design of the Ocotillo Professional Building had to clear both the city and the neighborhood homeowner's association. The goal was to create a building that was warm and fully integrated within the site and surrounding landscape. The building is sited directly on the banks of a neighborhood lake, reflecting the building's rounded sides. The exterior creatively blends the use of curtain wall, split face masonry, stucco accents and structural steel.

The main entry point on the south side is vaulted with a sweeping steel structure leading visitors to the medical office suites inside. The four Class A orthodontics offices inside elaborate on the curved design of the exterior. Interior partitions are rounded, with no straight walls. The lobby has rounded millwork, ceilings and a stone water fountain to welcome patients. The dental stations are situated facing outside giving patients a relaxing view of the lake. The judges felt this project was calming and fits perfectly into the location.

Submitted by: Concord General Contracting Inc.
Owner: Dr. Paul Bonham
Architect: Morfeld Ray Architects
Contractor: Concord General Contracting Inc.
Engineers: Starling, Madison, Lofquist; Associated Engineering; Associated Mechanical Engineers; Hess-Rountree
Major Subcontractors: Carlson Glass; Copperstate Concrete; Hi-Tech Fabrication; Palo Verde Drywall; Yoccabel Construction; Artcraft Tile; Northern Electric

Arizona Best of 2008

Polly Rosenbaum State Archives and History Building

Mechanical/Electrical

PHOTOS BY: NEIL KOPPES

This $28.5 million project is a 140,000-sq-ft storage facility for state archives, artifacts and public records that require special climate controls and protection from environmental and mechanical hazards. Built predominantly from 6-in. precast concrete, the facility includes a treatment room, conservation lab, cold photography lab, staff work areas, audio visual room and a public hearing room. To create a zero water penetration facility, the structure includes two layers of roofing, 30-fthigh ceilings on the second story and 500 lbs per sq ft for concrete slabs.

Sophisticated HVAC systems include a fan wall system to assist in controlling the temperature throughout the storage space that prevents the need for maintenance shutdown. A humidity room is used for restoration of documents that are in the early stages of sunlight exposure damage. The cold room and blast freezer areas provide protection from pests for archives and infested artifacts.

BIM was used for this project and detected numerous collisions, aiding project progression by coordinating between structural, architectural and MEP. Value engineering exercised through BIM resulted in over $250,000 in savings, with over $13,000 in MEP.

Submitted by: Mortenson Construction
Owner: State of Arizona
Architect: DWL Architects
Contractor: Mortenson Construction
Engineers: KPFF Consulting Engineers
Major Subcontractors: Arapaoe Utilities & Infrastructure; Ceco Concrete Construction; Commonwealth Electric Co.; Meyer & Lundahl; Netsian Technologies Group; NKW; Progressive Roofing; Sun Valley Masonry; Tpac; Tri-City Mechanical; Walters & Wolf Construction Specialties

Arizona Best of 2008

Glendale Park & Ride

Concrete

PHOTOS BY: COOPERTHWAITE PHOTOGRAPHY

140,229 sq ft of pervious concrete was installed to create the largest project using the material in the southwest. The Glendale Park & Ride will operate as both a bus rapid transit facility and a local transit stop. The pervious concrete was chosen to reduce the size of the retention pond for storm water runoff and to curb the urban heat island effect of a traditional parking lot.

Pouring began in August 2007, which was a challenge since the material is temperature sensitive and curing is difficult. As the specially formulated mix exited the truck chute, the crew immediately began screeding, cross rolling, jointing and covering the fresh product within 15 minutes. A plastic covering remained on the lot for 14 days during the curing process.

The use of pervious concrete also eliminates the need for conventional drainage systems, which require greater land mass and maintenance. This maximizes the number of parking spaces per acre due to the land area that would have been necessary for water detention.

388 parking spaces were included in phase one and 254 more are to be included at full build-out.

Submitted by: Progressive Concrete Works and DWL Architects + Planners
Owner: City of Glendale
Architect: DWL Architects + Planners
Contractor: J. Banicki Construction
Pervious Concrete: Progressive Concrete Works Inc.
Design Consultant Prime: Jacobs Engineering Group Inc.
Engineers: J2 Engineering and Environmental Design
Paragon Structural Design Inc.
Subcontractors: Concrete Placement; Lacina Painting; Stinger Welding; Kimbrell Electric

Arizona Best of 2008

Hensley & Co. East Valley Distribution Center

Industrial/Warehouse

If you've ever wondered where your beer comes from, this beer warehouse and distribution facility holds the answer. The 180,000-sq-ft warehouse facility includes a controlled environment warehouse, a draught cooler, a two-story 30,000-sq-ft office, a 15,000-sq-ft maintenance building and a fire pump house.

The site was chosen for its proximity to existing railroad, which dictated the required elevation of the loading dock and subsequently the interior of the warehouse, so the site need to be graded in order to accommodate the entire footprint of the building set at a specific height. The main focus of the construction and design team was to implement all the electrical/mechanical features in regards to refrigeration. An energy-efficient refrigeration system was developed in tandem with a lighting system that required a relatively low electrical demand with emphasis on controlled temperature environments. Insulated concrete tilt panels were used to prevent cooling system overloads, while high-speed doors were installed between different temperature rooms. The overall quality is evident in the solidity of the structure, the sound mechanical and electrical components and the flexibility to make future building additions and expansions.

Submitted by: Deutsch Architecture Group and The Renaissance Cos.
Owner: Hensley & Company
Architect: Duetsch Architecture Group
Contractor: The Renaissance Cos.
Engineers: Atherton Engineering; Taylor Rymar; Simply Structural; Mechanical Solutions
Major Subcontractors: Ace Asphalt of Arizona; Bowman Brothers Concrete; Classic Roofing; Cochise Contractors; KJ Plumbing; Aero Automatic Sprinkler; Panelized Structures; Riggs Contracting; Jackpot Glass & Mirror; Spectra Contract Flooring

Arizona Best of 2008

Institute of Religion at Arizona State University

Masonry (tie)

Each corner of the Institute of Religion at the main ASU campus features a symmetrical masonry "retention court" that may be used as an outdoor meeting and gathering space. Between the building and the four-level parking structure, another courtyard is defined and accented by the opposing brick surfaces of the two structures. This pedestrian court continues into the garage and is paved with a brick patchwork. At 40,000 sq ft, this two-story facility accommodates four times as many students as the previous building. Two custom colors of brown jumbo brick compose the primary exterior material. Horizontal masonry shade fins block out the summer sun but allow winter sun into the building. The east and west elevations utilize an opaque mix of the brick pilasters and translucent onyx stone windows with deep solar shading and roof overhangs. A modern effect reminiscent of the style of Frank Lloyd Wright is created with champagne aluminum metals, caribia-color glazing systems, and other detailing. The project was completed on-schedule and under-budget, and provides an improvement to the Gateway Intersection into ASU.

Submitted by: Architekton
Owner: The Church of Jesus Christ of Latter-day Saints
Architect: Architekton
Contractor: Layton Construction
Engineers: Brickey Design Associates; Southgate Associates
Masonry Contractor: Maverick Masonry
Masonry Supplier: Interstate Brick

Arizona Best of 2008

Tumbleweed Recreation Center

Masonry (tie)

Nearby hay bale stacks and their protective shelters provided the inspiration for the façade of Tumbleweed Recreation Center. An interpretation of the hay bales' mass, the exterior showcases subtly varied straw-colored masonry and shifts in the wall planes. Two shades were used in the masonry, grouped in an abstract pattern, with the panels of color randomly offset at 1 inch to take advantage of the Arizona sun. Complemented by corrugated galvanized metal and green glazing, the masonry was the primary construction material. The 60,000-sq-ft multi-generational facility provides for fitness, recreational and social activities. Designed around an exterior courtyard, the building includes a large metal roof. Classrooms, a senior center, a teen room and a daycare facility benefit the area's growing community.

Submitted by: Architekton
Owner: City of Chandler
Architect: Architekton
Contractor: Haydon Building Corp.
Engineers: Air-zona Systems Engineering; BDA; Stantec Consultants
Other Design: VCBO Architecture; Moore/Swick Partnership; BAI Interiors
Construction Manager: bcdm barduson
Masonry Contractor: Carlson Masonry
Masonry Supplier: Western Block

Arizona Best of 2008

Phoenix Convention Center Phase II

Honorable Mention: Steel

The $350 million second phase of Phoenix's convention center will add 1.2 million sq ft within a structure evoking distinctive geographical features of Arizona. For example, massive steel canopies extend over Third Street to create the feel of a canyon, while colors, textures and finishes were selected to compliment the desert landscape.

Schuff Steel and Herrick Corp. fabricated and erected 17,000 tons of structural steel, including the four-level main building, a parking structure and underground exhibit hall. A 30-ft-wide by 180-ft-long pedestrian bridge was assembled offsite, trucked in and installed by crane, forming a glove-like fit between the two phases. In addition, Schuff supplied and installed over 1.3 million sq ft of floor and roof deck for the project.

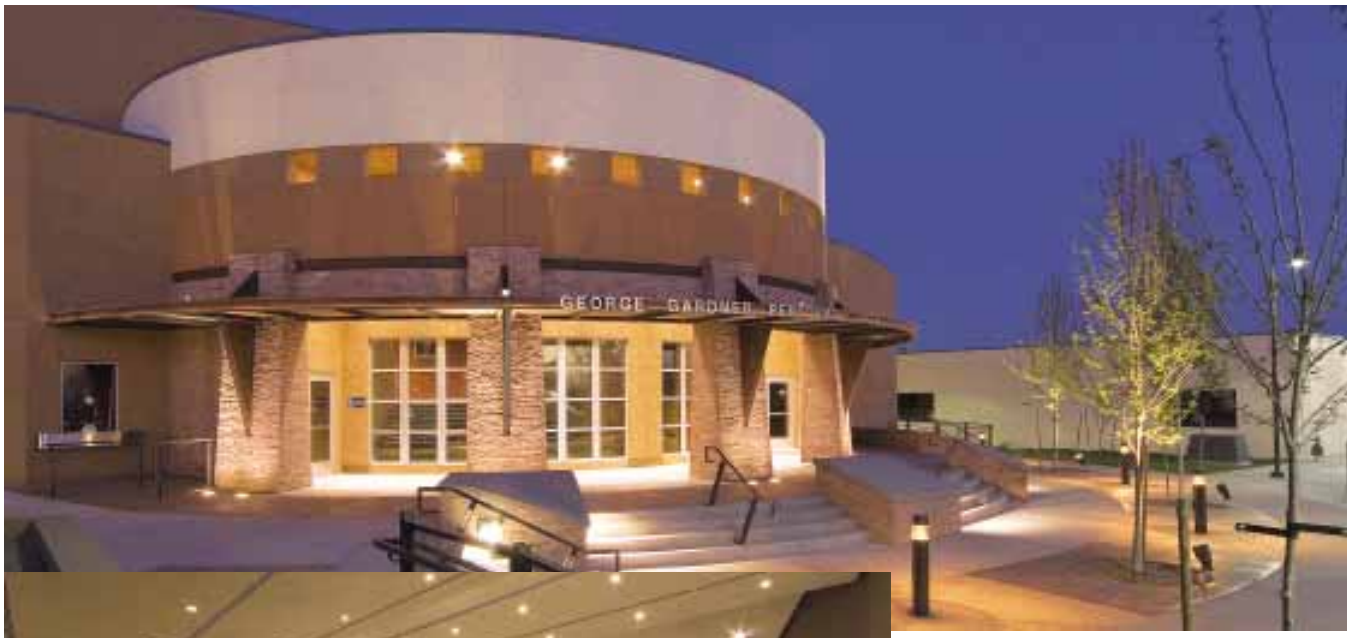
The tight site footprint and busy urban setting were daunting obstacles, but precision planning and teamwork ensured a smooth completion of the steel portion by April 2008.

Submitted by: Schuff Steel Co.
Owner: City of Phoenix
Architect: HOK Venues
Contractor: Hunt-Russell-Alvarado
Structural Engineer: Magnusson Klemencic Associates
Steel Fabricators: Schuff Steel; Herrick Corp.
Steel Erection/PM: Schuff Steel Co.
Other: BDS Steel Detailers; Metro Steel & Verco Deck; Precision Heavy Haul; Maxim Crane Co.; Deep South Crane

Arizona Best of 2008

George Gardner Performing Arts Center

Honorable Mention: K-12 Education



Holbrook is a mix of cultures, including Hispanic, Anglo, Hopi, and Navajo, and all are represented in the George Gardner Performing Arts Center. Serving as a point of cultural exchange as well as a gathering space for the community, this facility, which was first planned 30 years ago, was named in honor of a long-time Holbrook educator. The lobby floor includes an embedded petrified tree, a link to the area's Petrified Forest.

Featuring three classrooms with partitions and mirrors for dance education and other uses, the center is connected to the existing music building and gymnasium, with a common area for concessions and ticket sales. A state-of-the-art orchestra pit and sound booth, along with concealed speakers for the audience, provide an exceptional artistic experience for this rural area. Student performers have access to new backstage spaces and learning areas to prepare them for the spotlight.

The community at large donated time and resources to enable the project's completion, with donor names engraved on bricks installed on the front walkway.

Submitted by: Schneider Shay Pian & Pittenger Architects and Lake Powell Construction & Development Inc.
Owner: Holbrook Unified School District
Architect: Schneider Shay Pian & Pittenger Architects
Contractor: Lake Powell Construction & Development Inc.
Engineers: RJ Ghan Engineering Inc.; E. M. Plummer; Electrical Design Consultants; Arizona Engineering Inc.
Major Subcontractors: Howard Electric Inc.; Action Plumbing Inc.; Seating Concepts LLC; Desert Floor Coating Inc.; Preferred Heating & Cooling Inc.; Ignace Brothers Commercial Construction Inc.; SECOA Inc.; Powerline Technologies Inc.