

Celebrating 25 years in 2011

CONSTRUCTION BULLETIN
SUMMER 2011



 **SIERRA**
CONSTRUCTION COMPANY, INC.

General Contractors



HARBOR WHOLESALE DISTRIBUTION CENTER - LACEY, WA
 Owner: J & J Lacey, LLC
 Architect/Engineer: AHBL Civil and Structural Engineers

This 200,000 sf build-to-suit project was constructed for Teutsch Partners at Hawks Prairie III Corporate Park and one of the only industrial projects completed in the Puget Sound in 2011. The concrete tilt-up distribution/warehouse facility includes a 25,000 sf office over two floors along with a 32,000 sf freezer/cooler area. Advanced building systems include a T-8 Orion Lighting Control System in the 36' clear warehouse, an FM 200 chemical fire suppression system and Liebert Environmental control system in the server room. Interior finishes include sound proof rooms, tile floors and wainscot and granite counter tops.



WAL-MART EXPANSION - PORT ORCHARD, WA
 Owner: Wal-Mart Stores, Inc.
 Architect: PB2 Architecture

This expansion project recently broke ground with a construction time frame of 14 months. The original building requires additional shoring of the structure and extensive site work is necessary for the success of the project. The overall project includes the addition of 85,000 sf to the store to create a Supercenter of 188,793 total square feet. Two new entry vestibules, 35,000 sf of new grocery, 2 new loading docks and 40,000 sf of new storage area and business offices will be added. Sitework includes a parking lot expansion, the addition of retaining walls (including a 650' soil nail wall), utilities, new stormwater ponds and an expanded Garden Center. Updates also include new finishes, updated electrical, lighting and energy management systems. The pharmacy will also be relocated and rebuilt.



TITUS WILL TOYOTA DEALERSHIP - TACOMA, WA

Owner: Titus Will Enterprises
 Architect: Helix Design Group, Inc.
 Owners Representative: Todd Ward, LLC

Our involvement with this project began nearly a year prior to construction. We worked closely with the Titus Will staff, the design-build MEP subcontractors, Helix Design Group and the Toyota personnel to coordinate all design detail and facets of construction. The new 53,000 sf dealership replaces an existing new car sales building and includes showrooms for Toyota and Scion, a 3-lane service drive-up, a 3 bay quick-lube pit, a 25-bay service facility, a 9,000 square foot parts storage area on two floors, administrative and dealer offices and conference/training areas. The building is a structural steel frame with aluminum-composite metal panel and tilt-up concrete skin. It was designed and constructed in accordance with Toyota and Gensler's (Toyota's corporate architect) requirements to ensure compliance with Toyota's Image 2012 program. We were able to develop a partial demolition plan for the project which allowed the existing building to remain operational during the 8-month construction schedule.



KENMORE LIBRARY - KENMORE, WA

Owner: King County Library System
 Architect: Weinstein A/U

Located in downtown Kenmore, Washington, this project consists of a 10,000 sf public library building with a 10,000 sf below-grade parking structure. The building design is centered around a large open reading room with a tension-rod truss system that clear spans the 72-foot by 90-foot space. The building design provides natural lighting with optimum solar orientation and carefully calibrated skylights and overhangs. Exterior features include a public plaza which connects the library to the downtown core and a large garden of sculpted landforms and native plantings. Landscape rain gardens provide on-site infiltration of rainwater to improve ground water quality and reduce surface water run-off into nearby Lake Washington. Additional site improvements include right-of-way and sidewalk upgrades and undergrounding of existing overhead utilities, both at the library site and at adjacent properties.



NORTHSHORE SCHOOL DISTRICT TRANSPORTATION CENTER - BOTHELL, WA

Owner: Northshore School District #41
 Architect: Studio Meng Strazzara

This new transportation facility includes an administrative and bus dispatch center, along with a fully equipped shop and maintenance area for buses, maintenance trucks and City of Bothell vehicles. The administration offices and driver dispatch offices are steel-framed construction with corrugated and flat metal panels. The exterior walls of the maintenance bays are concrete tilt-up construction with elastomeric paint. The bays include full service vehicle lube systems, 9 vehicle lifts, exhaust reels and a bridge crane. Site improvements include bus parking, an automated bus wash system and fueling stations. 43,000 cubic feet of wetlands were also enhanced during this project.



POP KEENEY STADIUM RENOVATION - BOTHELL, WA

Owner: Northshore School District #41
 Architect: Sierra-Martin Architects

This project involved the renovation of a local high school football and soccer stadium. Our work included the addition of a new visitors grandstand, new home and visitor's locker rooms, a new concession stand and restroom facilities. Sitework included parking, landscaping, a new stadium lighting and a new scoreboard. The project was completed on an accelerated schedule to coincide with the season opening of high school football in Fall, 2010.



KEYBANK BRANCH - KENMORE, WA

Owner: KeyBank
 Architect: Callison Architects

At 3,900 square feet, the Kenmore KeyBank branch construction project consists of a metal stud framed stand alone building with a brick veneer exterior. Interior features include 4 teller stalls, 5 private banking offices, a conference room, employee lounge and public restrooms. Paving and landscape additions will complete the project, along with 3 lanes of drive-up banking with a drive-up ATM. This project is scheduled for completion in late summer, 2011.



ONE MAIN PROFESSIONAL BUILDING - AUBURN, WA

Owner: Auburn Professional Plaza, LLC
 Architect: Dorbritz Architects

We worked closely with the owner of this project for over a year prior to construction and were involved in design and preconstruction and responsible for hiring all the design-build electrical and mechanical subcontractors. The building is structural steel framed with slab-on-metal deck and is supported by geo-pier foundations. The exterior skin is 4"x4"x8" brick over 16 gauge metal stud framing with storefront, curtainwall, precast sills and caps, stucco and metal panel accents. At 89,000 square feet, this three story professional building includes medical offices, retail suites, a local bank as well as two floors of the City of Auburn's new city hall annex. The City now occupies 45,000 square feet of space for their planning, finance, information services and public works departments.



SAFeway GROCERY STORE and THE LAKESIDE AT CANYON PARK RETAIL CENTER - BOTHELL, WA

Owner: Property Development Centers
 Architect: Freiheit & Ho Architects

We are in the midst of construction at The Lakeside at Canyon Park shopping center for Property Development Centers (PDC). The project includes a new 50,474 square foot Safeway grocery store and 39,000sf of associated retail buildings in the Canyon Park area of Bothell, WA. The grocery building is being constructed of integral color split-face CMU, stone masonry and EIFS. The Safeway grocery store includes full-service meat, deli and seafood departments, along with a bakery and a Starbucks location. The six retail buildings (A-F), totaling approximately 39,000 square feet are a mix of split-face CMU, cultured stone, brick, stucco and aluminum storefront. There are up to 24 tenant spaces designed over the 6 buildings. Four of the buildings are designed to accommodate restaurant tenants and 2 of the buildings include designs for drive thru service. Site lighting, landscaping, a pedestrian plaza and new traffic signals are also included in the project.



ATLANTIC CENTRAL BUS BASE EXPANSION - OPERATIONS BUILDING- SEATTLE, WA

Owner: King County Department of Transportation
 Architect: Tetra Tech

Designed to achieve LEED Gold certification, this expansion project was the final phase of King County Metro's 22-acre, \$100 million master plan. The 2-story, 44,000 sf building structure implemented structural steel elements with concrete slab-on-metal decking and structurally supported aluminum storefront entries. The skin/envelope includes metal-stud framed walls with an air barrier metal panel system and storefront opening. Architectural elements included a terrace roof, suspended glass flooring, expansive terrazzo floors, stairs and inlays and green-screen building façade. Interior build-out and finishes included offices, recreational rooms, cafeteria, locker rooms, exercise facility and training / classrooms. The operations building will replace existing facilities, be home for more than 50 full-time employees and serve as the dispatch center for 1,200 Metro bus drivers. Sustainable strategies demonstrated and the LEED Gold certification will define the Atlantic/Central Operations Building as the flagship for King County Metro Transit.



PORTLAND FIRE AND RESCUE STATION #31, PORTLAND, OR

Owner: City of Portland, OR
 Architect: Michael Willis Architects

This project involved the demolition of an existing fire station and the construction of a new two story 7,000 square foot fire station in Portland, Oregon. Construction included cast-in-place concrete and CMU walls, wood framed walls and roof and SBS roofing. The building's second floor was designed to create living quarters above the apparatus bay and work rooms. The interior finishes consisted of acoustical ceiling tile, sealed concrete, resilient flooring, rubber flooring, wood paneling and trim. The exterior finishes included brick veneer, fiber cement siding, ceramic tile art work and glazing. The project was designed and constructed to meet requirements of the LEED program.

Projects completed in 2010 - 2011:

One Main Professional Building - Auburn, WA • Auburn Theater Truss Repair - Auburn, WA • Bimbo Bakery TI - Beaverton, OR • CarToys TI - Burlington, WA
 City of Auburn TI - Auburn, WA • Datasite Demising Wall - SeaTac, WA • Discount Tire - Bonney Lake, WA • Enersys & Spec TI - Portland, OR • F Rodgers TI - Portland, OR • Fubonn Marketplace - Portland, OR • Fubonn Supermarket Expansion - Portland, OR • Harbor Wholesale Distribution Center - Lacey, WA
 • Home Depot Retaining Wall - Beaverton, OR • KeyBank Branch - Maple Valley, WA • Kintetsu TI - SeaTac, WA • LabCorp TI - Auburn, WA • Linnea TI - Hillsboro, OR • Mod Pizza - Broadway - Seattle, WA • Mod Pizza - University - Seattle, WA • Mt. Hood Community College IT Remodel - Gresham, OR
 • Northshore School District Transportation Center - Bothell, WA • Pepsi TI at Port Commerce Center - Tacoma, WA • Pop Keeney Stadium Renovation - Bothell, WA
 • Portland Fire Station #31 - Portland, OR • ProLogis Southshore Building C TI - Gresham, OR • Jetstream TI - SeaTac, WA • QPM TI - Portland, OR • Qualitel TI - Everett, WA
 Safeway Warehouse TI - Bellevue, WA • Safeway TI - Auburn, WA • Styelshock TI - Portland, OR • Titus Will Toyota Dealership - Tacoma, WA • Triumph TI at Redmond Ridge - Redmond, WA • Wal-Mart Remodel - Chelan, WA • Wal-Mart Remodel - Vancouver, WA

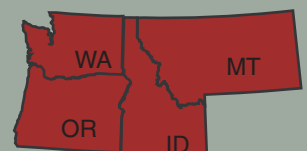
Projects currently under construction:

Atlantic Central Bus Base - Seattle, WA • Base Camp Brewery - Portland, OR • Central Park Tennis Club Expansion - Kirkland, WA • Hawks Prairie Building K - Lacey, WA
 • KeyBank Branch - Kenmore, WA • Lakeside at Canyon Park Retail Buildings - Bothell, WA • Mod Pizza at Northpointe - Lynnwood, WA • Northshore Sheet Metal Warehouse - Everett, WA
 • Parkland Chevrolet Expansion - Tacoma, WA • Safeway Grocery Store - Bothell, WA • Wal-Mart Supercenter - Port Orchard, WA • Wal-Mart Supercenter Expansion - Sequim, WA • Wastec TI - Portland, OR • Wilsonville Business Park - Wilsonville, OR



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