

Colorado

CONSTRUCTION & *Design*

AIA Colorado
Special Report

INNOVATIONS
in CONCRETE

EDUCATION

Round Up



Inside AGC Colorado
page 60



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DAY 1

Flagstone harvested from local quarry in Lyons, Colorado



DAY 9

Stone cast in face of precast sandwich panels with integral rainscreen/ drainmat, and Thermomass insulation.



DAY 27

Precast cladding erected in 22 days compared to 130 days for traditional field-installed flagstone.



Project: CSU Health and Medical Center
Owner: Colorado State University
Contractor: Adolfson & Peterson Construction
Architect: Bennett, Wagner, Grody Architects
Engineer: JVA Consulting

RMP ROCKY MOUNTAIN
PRESTRESS

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On the cover:

Revitalization of Occhiato University Center at CSU-Pueblo
Nunn Construction is teamed with architects Hord Coplan Macht
to deliver the project, which kicked off in November of 2015 and is
scheduled to be complete in March of 2018.

Renderings by Hord Copland Macht

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Mike Branigan, Publisher

Dear Reader,

It can't get more concrete than this; I'm proud to give special thanks and great appreciation to our contributors CRMCA and Todd R. Ohlheiser, Executive Director CSSGA & CRMCA for taking the time to visit with Julie Wanzer, CC&D contributing writer who authored our "Innovations in Concrete" special feature. You will discover fascinating facts and best practices about the ongoing evolution of concrete in the building with strength industry.

Every issue of CC&D magazine also includes an exciting Round Up of projects revolving around a specific construction and design market theme. In this edition Sean O'Keefe, our own talented CC&D reporter has captured the essence of what makes education campus building projects important to the students, faculty and community they serve in the Education Round Up starting on page 38.

Message from the Editor



Polly Emmons, Editor/
Creative Director

Hello readers! Chasing goals and earning a respectable place in the AEC industry is never easy but your chances of accomplishing success is greater with the right people on your team. Colorado Construction & Design is on your team! We are here to help you speak volumes to over 10,000 industry professionals and decision makers throughout Colorado online and in print.

We are also grateful to be receiving such wonderful submissions about recent project wins and accomplishments; firm successes and celebrations, and staff promotions and new hire announcements; thank you and keep them coming!

As always, thanks for reading and please continue to send us your news. We're here to help you build your brand.

Sincerely,

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New 105-Acre "Downtown Westminster" \$7 Million Central Square and Streetscapes Built by ECI Site Construction

The City of Westminster's ambitious development of a new high-density, 105-acre Downtown area where the former Westminster Mall stood will feature a Central Square and initial streetscapes totaling \$7 million built by ECI Site Construction of Loveland.

During Phase 1 of the Westminster redevelopment, ECI is constructing two projects:

Encore Electric Takes Up New Home in Colorado Springs *Electrical Construction Company moves to Corporate Center Drive*

Encore Electric is proud to announce that because of continued opportunities in Colorado Springs and the need to expand office space, it has moved its Colorado Springs office to a larger space at 6349 Corporate Center Drive, Colorado Springs. The Colorado Springs office has called Elkton Drive home for the past six years. That office was Encore's first in the Pikes Peak Region.

A unique feature of the new location is an attached warehouse to hold vans, equipment, trucks and other storage. This was a feature unavailable at the previous location.

Encore Electric's craftsmen and craftswomen live here, work here and grow here. The move took place on Tuesday, July 25.

the Central Square that features a stage and pavilion, greenspace, and modern gazebo-like structure, and 2 miles of streetscapes that includes sidewalks and landscaping.

ECI's work should be completed in late summer 2018. The project is being designed by WENK and Associates.

Honnen Equipment Announces New Hitachi Authorized Locations

Honnen Equipment, one of the largest John Deere construction equipment dealerships in the Western United States recently acquired the contract for Hitachi excavators and haul trucks for its locations in Denver, Durango and Grand Junction, Colorado. Honnen Equipment also has authorized Hitachi locations in Casper, Gillette and Rock Springs, Wyoming, in Salt Lake City, Ogden and St. George, Utah and in Idaho Falls, Idaho.

This contract authorizes Honnen Equipment to rent, sell and support new Hitachi excavators from compact excavators all the way up to the 760 horsepower mining shovel EX1200-6 and Hitachi rigid frame haul trucks up to 100 tons in these markets. These branches are now authorized service centers providing OEM parts, service and warranty. Honnen Equipment is very pleased with the expansion in offerings for these markets in Colorado.



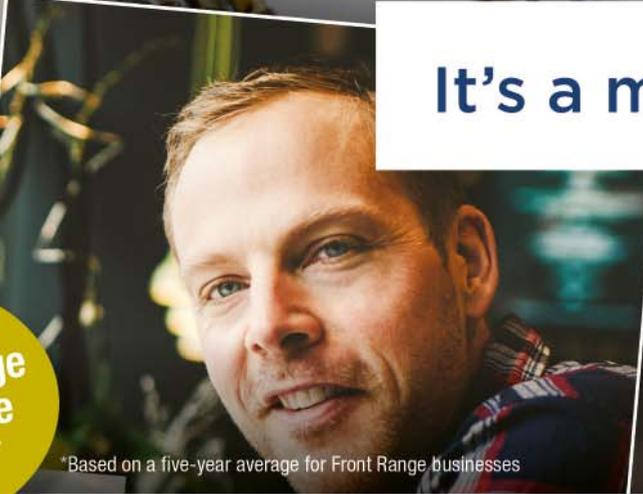
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Two Local Firms Win Prominent Firestone Building Products 2017 Master Contractor Awards

Firestone Building Products Company, LLC, a leading manufacturer and supplier of high-performing building product solutions, presented **Douglass Colony Group, Inc.** (Commerce City), and **Bauen Corporation** (Denver) with the 2017 Platinum Master Contractor award, Bauen Corporation also won an Inner Circle of Quality award. These two awards are distinguished honors in the commercial roofing industry. The two firms are in the top 1 percent of Firestone Building Products Red Shield™ Licensed Roofing Contractors to earn the distinction.

The annual Master Contractor Program honors top Firestone Building Products contractors for excellence in roofing system installation, quality of work and customer service. This year is special for the Master Contractor program, as it marks the 30th anniversary of Firestone Building Products recognizing licensed roofing firms throughout the United States, Canada and Mexico.

Radian Inc. Partners with OZ Architecture to Create New Refugee Center in Aurora

The St. Matthews congregation in Aurora have donated four parcels of land value for the creation of Village Exchange Center (VEC), a new nonprofit refugee center which will benefit Aurora's vast international community. Radian Inc. and OZ Architecture will design and develop the new center.

OZ Architecture and Radian Inc. were selected through a competitive RFP process to design the VEC. OZ and Radian plan to complete design work in late 2017 and construction of the new center is planned to begin in summer of 2018.



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Adolfson & Peterson (AP) Construction Celebrates 70 Years of Industry Success

In June of 2017, Adolfson & Peterson Construction (AP) – along with more than 300 attendees representing more than 100 local architecture, engineering and construction (AEC) industry firms – proudly celebrated 70 years since the completion of the company's first construction project. The celebration was held on the balcony of Denver's ViewHouse.

With humble beginnings in one of the founder's basement, AP has grown to be a national firm employing 570 team members with revenue of in excess of \$700 million.

"We're incredibly grateful to all of the companies who have partnered with us since our founding," said AP's Senior Vice President Tom Horsting. "Without them, we wouldn't have had such success over the past 70 years and we look forward to many more years of teamwork."

JLL Represents Entasis Group on 100,000 SF Development in the Colorado Tech Center

The Collective, developed by Entasis Group, is a state-of-the-art three-building campus located at 199 South Taylor Avenue in the Colorado Tech Center (CTC). The new Class A construction offers tenants contemporary, modern workspace with access to on-site retail amenities and a private park, as well as premier views of the Rocky Mountains.

The tenant, Corr-Jensen, is a leading manufacturer and marketer of health and wellness products; they will occupy 37,540 SF and feature a 60-foot wide glass overhead door that opens to the Flatirons. The remaining 62,000 SF will include 12'x12' overhead glass doors which can be used for office, storefront or loading. The interiors will feature polished concrete floors, exposed air ducts and tall glass windows.

Entasis Group broke ground in May and will deliver all three buildings Q1 2018.



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Ware Malcomb Announces Completion of Crossroads Commerce Park in Denver

Ware Malcomb, an award-winning international design firm, today announced the Crossroads Commerce Park project located in central Denver has recently been completed and honored with multiple industry awards. Ware Malcomb provided architecture services for the project and Jansen Strawn Consulting Engineers, a Ware Malcomb Company, provided civil engineering services.

Crossroads Commerce Park was recently named the 2017 Infill Project of the Year by the Urban Land Institute's Colorado Chapter, as well as the 2016 Industrial Development of the Year by

OZ Architecture to Design New Viega LLC Corporate Headquarters

OZ Architecture, an award-winning, national architecture and design firm, was selected by Viega LLC to lead the master planning and design for the company's new 90,000 square foot corporate campus to be located in the Interlocken area of Broomfield, CO. Two additional buildings, also designed by OZ Architecture, are in the master plan to serve as office space and will be built as the company continues to grow and expand.

Groundbreaking for the project was June 20, 2017, completion is targeted for late 2018.

the Colorado Chapter of NAIOP, the Commercial Real Estate Development Association.

A joint venture of Trammell Crow Company and Principal Global Investors, Crossroads Commerce Park's 58.5 net acres and flexible site plan features multiple building sizes ranging from 17,000 to 376,000 square feet. The project marks a significant achievement in the effort to redevelop Denver's Globeville neighborhood by reclaiming a former brownfield site once heavily polluted by the smelting industry.

The Art of Concrete, LLC Joins Colorado's Thriving Design and Construction Industry

The Art of Concrete, LLC, a new decorative and specialty architectural concrete company joining Colorado's thriving design and construction community. The new firm represents a partnership between Karen Keyes, who has long been a fixture in designing and building architectural concrete across Colorado, and Ryan Lakebrink, who relocates from Missouri to start the new venture. Both have extensive common experience as leaders in family-owned concrete businesses and commit to working collaboratively with owners, designers and builders.

Merrick & Company - First U.S. Water Jet Peening Bridge and Pump Station is Complete

Merrick & Company's Nuclear Services and Technology team was contracted by AZZ|WSI to design a specialty crane and water pumping system process skids for deploying Water Jet Peening (WJP) services to the Wolf Creek Generating Station and Ameren Missouri Callaway Energy Center.

This unique crane is a critical element in the safe deployment of WJP, which reduces radioactive dose to personnel and saves time and money for the operators, utility owners, and ultimately the rate payers (customers).

Merrick designed the specialty crane to lower, position, and support two WJP tools, each the size and mass of a small car, into the reactor vessel during an outage. Once erected, the crane sits above the reactor vessel and provides a stable platform for the WJP operators. The challenge was to design a crane that could be used repeatedly and be deployed at multiple reactor sites. The crane functioned much like a "Transformer" with mobility, modularity, and self-deployment in mind. The team incorporated unique design features such as hinged and folding systems, integral drives, and modular interconnecting structures.



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Project *Updates*

PCL Construction Celebrates Topping Off of the South East Light Rail Extension

PCL Construction Services, Inc. is pleased to celebrate the topping off of the South East Light Rail Expansion (SERE) project at Ridgeway parking garage in Lone Tree, CO. This new 4-level cast-in-place parking garage totaling 360,000 SF with 1300 stalls will serve as the most southern stop for the RTD light rail.



Design/Construction Leadership Team

Owner/Developer: Balfour Beatty Infrastructure Inc. - Atlanta, GA
General Contractor: PCL Construction Services, Inc. - Denver, CO
Construction Management Firm: PCL Construction Services, Inc. - Denver, CO

Architect: Iron Horse Architects - Denver, CO
Structural Engineer: S.A. Miro, Inc. - Denver, CO
Mechanical Engineer: The CE Group - Fort Collins, CO
Electrical Engineer: SSG MEP Inc. - Aurora, CO

Key Subs

Concrete Frame Associates, LLC - Denver CO
St. Andrews Construction Services - Eastlake, CO
JCOR Mechanical Inc - Golden, CO
Rocky Mountain Rebar Inc. - Englewood, CO
IMI Inc. - Littleton CO
Plaza Construction Inc. - Denver, CO

PCL's project team: Jason Coughlin, Jason Danek, Ian Oldham, Larry Martinez, and Stewart Hawronsky, Robert Ennis, and Jon Goad.

RTA Architects Chosen to Design Two New Academy District 20 Schools

RTA Architects, an award-winning Colorado Springs-based architectural and interior design firm, is pleased to announce that it has been chosen to lead the designs of the new School in the Woods and the Middle School at Chinook Trail for Academy School District 20. These are two of the first new schools that are being designed and constructed as a result of the District's \$230M bond passage in November 2016.

The Middle School at Chinook Trail will be the ninth middle school for the District and will be located on the campus of the existing Chinook Trail Elementary School. The 125,000 square-foot sustainable, energy-efficient, and healthy learning-focused facility will provide 21st Century educational environments to accommodate 1,000 students and is being built in conjunction with Bryan Construction and MOA Architecture.

The 14,000 square-foot School in the Woods will replace four existing modular buildings and will increase student capacity. Working with GE Johnson Construction Company, the design goal of the new building will be to achieve net zero energy and/or LEED Platinum while existing in harmony with the Black Forest environment.

Both projects are currently in the design and preconstruction planning phases. Construction of the new School in the Woods is estimated to be completed in the spring of 2018. The Middle School at Chinook Trail is expected to be completed for the 2019 -2020 school year.

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- 4th floor devoted to advanced manufacturing projects
- Designed by Anderson Mason Dale Architects

Bryan Construction to Provide CM/GC Services for UCCS Indoor Practice Facility and Baseball Field and the St. Thomas More Addition



University of Colorado Colorado Springs (UCCS) athletics awarded Bryan Construction, Inc. a \$12 million contract to provide Construction Management / General Contractor services to complete the two-phase project alongside DLR Architects. This project is a piece of the UCCS 2020 Master Plan, which was established in 2012, to provide a “consolidated athletic precinct” on the North side of the Campus just off North Nevada. Bryan Construction expects project completion in early 2018.



Cañon City Medical Office Building is located adjacent to the main St. Thomas Hospital building. The two-story 30,000-square-foot addition includes the construction of examination rooms, treatment rooms, radiology services, reception areas, and a café. Bryan Construction, Inc. was selected as the General Contractor to work alongside owner Boldt, Inc. and RTA Architects. Construction on the St. Thomas More addition began in late April of 2017 and is expected to be completed in February 2018.

Howell Construction Completes The Ritz Carlton Lobby & Meeting Rooms Renovation

Howell Construction recently completed The Ritz Carlton Lobby and Plaza Level Meeting Rooms Renovation in Downtown Denver. The 20,000 square-foot renovation complimented the recent upgrades to the guest rooms, suites, club lounge, salon, spa, and fitness center.

The lobby renovation specifics included decorative light fixture installation, painting ceilings/walls, new electrical outlets, new acoustical wall coverings, new stone flooring and coordination with the owner’s vendors and operations. Howell created a new lobby lounge in an existing un-used space that became an extension to the elevator lobby. The meeting rooms included the reconfiguration of two wide doors and entries, new acoustical wall coverings, grand staircase refurbishment, new decorative chandeliers, new flooring and a new lighting control system.



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Project *Updates*

Saunders Construction Selected to Deliver Early Removal Work for the National Western Center

The Mayor's Office of the National Western Center has announced it has selected Saunders Construction as its integrated demolition contractor to advance the adopted National Western Center (NWC) campus master plan. The purpose of this project is to provide project and property management services, procurement services, demolition, abatement, and minor site remediation services to several existing facilities that will transform the existing complex into a year-round destination for entertainment, experiential learning and research and agribusiness.

MEP Engineering Creative Engineering Solutions to Denver's "Tiny Homes Village"

MEP Engineering (MEP) is proud to announce its involvement in the completion of Denver's "Tiny Homes Village", a community of 11, 8 x 12 foot structures for people who are experiencing homelessness. MEP donated nearly 100 hours of time to provide plumbing, electrical and heating systems for the homes. Some of the work included solar and generator options (so the homes aren't dependent on an electrical grid), and a self-contained water reclamation system.

Travis Middlebrooks and Byron Brake, project engineers at MEP, took the lead on the engineering solutions for the homes.

Bellevue Station Completes First Phase of Transit-Oriented Development in South Denver

Bellevue Station, the mixed-use transit-oriented development at I-25 and Bellevue in south Denver, has announced the completion of phase one. With more than 100,000 square feet of retail space, 300,000 square feet of office and 678 residences nearing full occupancy, developer Front Range Land and Development Company is eyeing future developments on adjacent blocks that fit with its master plan for a smart and sustainable urban village in southeast Denver.

Haselden Construction & Dawson School Kick Off Two Years of Campus Growth

Over 150 people gathered on the green spaces around Dawson School's campus last month to celebrate the groundbreaking of the new Dining Commons—and the kick-off of the first phase of an extensive campus improvement. Over the next two years, the team of Haselden Construction, Inline Management (owner's representative), and Hord | Coplan | Macht (architect) are working together with Dawson School on four campus projects: the Dining Commons, the Innovation Center, Henderson Hall, and "The Green."

The Dining Commons which broke ground as part of the festivities is a new 12,000+ SF facility being built in the center of the campus and is scheduled to be complete next summer. The next project slated to begin is the renovation of Henderson Hall. The former dining hall will become a 21st Century library and collaboration environment, with a planned completion of spring 2019. "The Green", a campus quad area will follow shortly thereafter and will be built in an area currently occupied by a parking lot. This gathering space is designed to accommodate experiential learning and to encourage social gatherings, with a planned completion of spring 2020. Lastly, the Innovation Center is a new building scheduled for completion in spring of 2020 that includes K-12 science classrooms, metal and wood shops, labs, and more.



Adolfson & Peterson Construction Completes New Performing Arts Center in Silverthorne



Photo courtesy of William Linfield

Adolfson & Peterson Construction (AP) and members of the local community proudly celebrated the completion of the new Silverthorne Performing Arts Center at the facility's grand opening. Speeches were given by Christopher Alleman (Artistic Director, LDTC); Joshua Blanchard (Executive Director, LDTC); Rob Rydel (Principal, Oz Architecture); Tom Bailey (Sr Project Manager, AP) and Ryan Hyland (Silverthorne Town Manager).

This new design-build theater is the beginning of a master plan for Silverthorne's Art District.

Working with Oz Architecture, this theater now houses two black-box theaters, creating a new performing art space for the Lake Dillon Theater Company. The 17,000-sf building consists of a large 130-seat black-box theater, a smaller intimate black-box theater, administrative offices and conference rooms, rehearsal and educational spaces, a reception lobby with a bar, and an outdoor performance area. With high-end finishes and the capability to hang art on the side of the building, this will be a main attraction for the Town of Silverthorne.

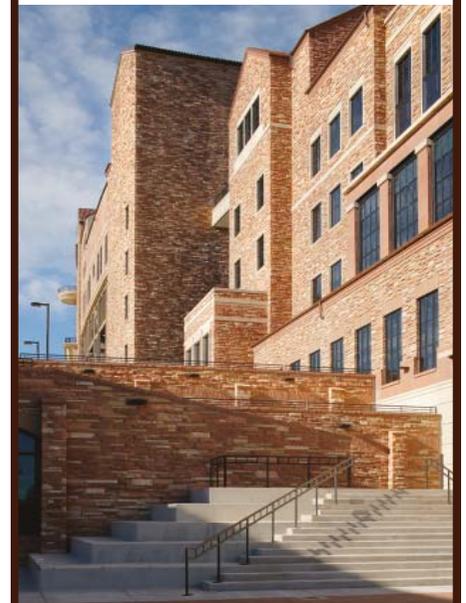
Grand Opening Showcases Design of State-of-the-Art All-Inclusive Playground at Bellevue's Inspiration Playground

Design Concepts Community and Landscape Architects celebrates the highly anticipated opening of Inspiration Playground in Bellevue, Washington.

Inspiration Playground is an exciting part of Bellevue's Downtown Park \$5.5 million renovation. Made possible by the City of Bellevue and the Rotary Club of Bellevue, Design Concepts provided design services focused on a vision of inclusion, providing a place for families and children to play and socialize regardless of ability.



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Tower Hires Two Electrical Engineers

Tower Electric is pleased to announce the December 2016 hire of **Trent Johnson** in the role of Project Engineer and the June 2017 hire of **Matt Mishler** as Project Engineering Intern. These additions will support Tower Electric's continued growth and success as Trent and Matt support many aspects of the company's operations and project execution.



Trent Johnson holds a degree in Electrical Engineering from Texas Tech University and previously worked in the Oil & Gas industry in Houston, Texas before relocating to Colorado.



Matt Mishler is currently enrolled at the Colorado School of Mines where he plans to graduate in the Fall 2017 semester with a B.S. in Electrical Engineering. has over 10 years of experience in the architectural profession including programming, schematic design, design development, construction documents, and construction administration.

GH Phipps Construction Companies Names Erik Petersen Director of Project and Client Development



GH Phipps Construction Companies is pleased to announce that **Erik Petersen** has joined GH Phipps as Director of Project and Client Development, bringing with him 30 years of design and construction leadership focused on client-based business development and project delivery models.

Petersen earned a Bachelor of Science Degree in Geology from the University of Kansas, with graduate studies in Hydrogeology and Business.

RK's Marc Paolicelli Promoted to Chief Customer Officer



Marc Paolicelli, a long-time employee and Officer at RK, was recently promoted to Chief Customer Officer, making him part of a small but increasing number of executives that hold this influential role. The COO role is fairly common in Fortune 500 companies but newly emerging in Colorado's Construction and manufacturing markets.

Michelle Huey Joins D.L. Adams Associates Staff in Denver



Michelle Huey recently joined D.L. Adams Associates (DLAA) as Acoustical Consultant in their Denver office. She is a graduate from the University of Kansas with a Bachelor of Science in Architectural Engineering, received the 2017 Robert Bradford Newman Student Medal for Merit in Architectural Acoustics for her research regarding "Comparison of Interior Noise Levels Produced by Rain Impinging on Several Commercial Roof Constructions." <http://www.newmanfund.org/newman-student-awards/>

RTA Architects Congratulates Sheva Willoughby on ARE



RTA Architects is pleased to announce that **Sheva Willoughby**, AIA, recently passed all seven divisions of the Architect Registration Examination (ARE) and has earned the title of Architect. She received her Master of Architecture and Bachelor of Environmental Design degrees from the University of Colorado and currently serves as the Emerging Professionals Liaison for the American Institute of Architects Colorado South Section having previously served as Outreach Director.

DLR Group Announces New Hire in Colorado Springs

DLR Group, a 100 percent employee-owned integrated design firm, has added two new design professionals to the Colorado Springs office.

- **David Riggs**, AIA, Architecture
- **Samuel Williams**, Assoc. AIA, Architecture



ISEC, Inc. Rocky Mountain Region Welcomes Three Interns to their Greenwood Village office

Jenna Richards, a Colorado State University student, will be completing a six-month internship with ISEC. The first three months will be spent in preconstruction, after which she will join the Gaylord

Convention Center project on-site in Aurora. Along with being a member of Women in Construction (WIC), Richards is also a WIC mentor, a team member on the award winning Sustainable Competition Team, a CM Cares project leader, and a USGBC member.

Steven Holm and **Anthony Quast**, Construction Management students at Boise State University, will be spending three months on various ISEC jobsites and in the office. Holm and Quast are both members of the Boise Student Chapter of The Associated General Contractors of America, which they take an active part in during the school year.

Thornton Tomasetti Announces Promotion of Two Employees



Jeffrey D'Andrea, P.E., S.E., MLSE, LEED AP

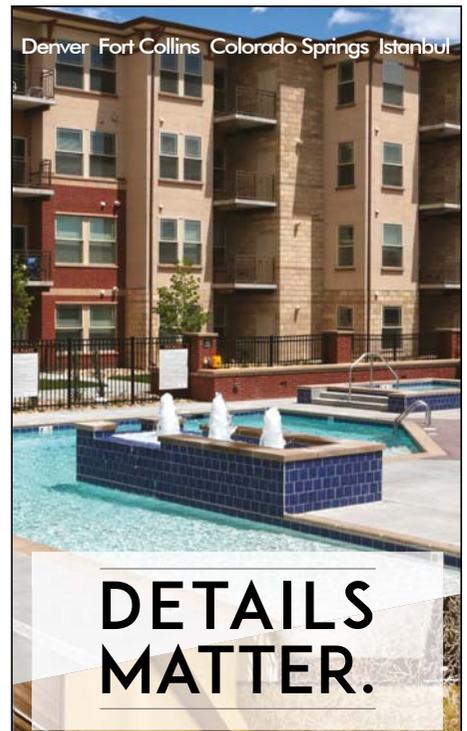
Jeff has 16 years of experience in the design of new buildings and the renovation of existing structures. He is familiar with both design-build and traditional design-bid-build delivery methods and has performed services for a wide range of building types. Jeff worked in the firm's Washington, DC office for eight years before transferring to Denver in 2012. Jeff was recently promoted from Senior Associate to Vice President.



Benjamin Kaan, P.E.

Prior to joining Thornton Tomasetti in 2008, Benjamin was an engineer for the United States Navy. He has more than 10 years of experience in structural design and project management, including sports, commercial, healthcare, government and public assembly projects. Benjamin possesses extensive knowledge of connection design and construction support services including building information modeling using Tekla and Revit software. Ben was

recently promoted from Associate to Senior Associate.



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Innovations in Concrete

by Julie Wanzer, LEED AP

Photo Credit: Intelligent Concrete, LLC



Todd Olheiser

Todd Olheiser is the Executive Director of the Colorado Ready Mix Concrete Institute.

"The Colorado Ready Mixed Concrete Association (CRMCA) is pleased to participate in the Innovations in Concrete feature with the Colorado Construction and Design Magazine. As technology continues to advance regarding concrete strength, transportation methods and placement techniques, you will see various examples of each in the following concrete feature. I want to thank CC&D for highlighting these innovations and help CRMCA, and our valued members, inform the construction industry about the ongoing evolution of concrete. It is truly one of the most versatile and durable construction products in the world!" - Todd Olheiser

With concrete's simple composition dating back several centuries as a mix of gravel, sand, cement, and water, the topic of any innovations in concrete can be perceived as counter intuitive in the construction industry. Contrary to belief, concrete and the associated concrete industry continues to advance. While meeting the demands of the Colorado Front Range construction boom, concrete is proving to be a more widely-used building material, and is even regaining market share on perceived lower cost alternatives like wood and steel structures. To keep pace with all these initiatives, the concrete industry continues to educate the construction industry about the value-adds and innovations in concrete.



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Perfecting Progress



Innovations in Concrete

Long History of Concrete

Given the construction industry's reputation for being resistant to change, one would assume that concrete is impervious to competition from other building material sources. The first use of concrete dates back to what archaeologists coin as the "Pre-Pottery Neolithic Part B" culture 9,800 years ago on a site called Yiftahel in northern Israel, where six concrete floors were discovered. Ancient Rome also popularized concrete with such renowned structures such as the Pantheon and the Colosseum, which have survived for centuries.

Modern day concrete mix is widely known as Portland cement concrete, which was first produced in the U.S. at a plant in Coplay, Pennsylvania in 1871. Variations of this concrete mix have taken shape over the years based on admixtures (chemicals that alter the plastic and hardened properties of concrete) and the availability of materials such as aggregates (inert fillers in concrete mix) that have contributed to the innovations in concrete.

Admixtures Innovations

Lionel Lemay, Executive Vice President, Structures and Sustainability at the National Ready Mixed Concrete Association (NRMCA), explained that,



Photo courtesy of: Cement Masons Local 577

“The advent of modern admixtures and supplementary cementing materials such as fly ash, slag and silica fume (by-products of other industries) [are meeting] the demands of modern construction [to build] higher, faster, and stronger.”

He also mentioned a particular admixture known as superplasticizers, which were developed in the 1970's but not widely used until more recently. He explained that this material component, "...not only allowed concrete to flow easier but allowed concrete to be made with less water, which is the

secret to high strength...Today, nearly all the tallest buildings in the world are built with concrete because of the amazing compressive strengths and the ability to pump concrete higher than ever before.”

Bud Werner at CTL Thompson, who has worked in the concrete industry since 1968, responded, “Now there is a staggering array of admixtures that can be used to improve highly specified properties of concrete such as finishability, reduction in drying shrinkage, controlled expansion, and reduction in permeability... The pace of the development of new and improved admixtures has been, and continues to be, rapid. As a result, we can use concrete in ways that would not have been possible 20 years ago.”

Aggregates Innovations

The availability of resources for concrete mix such as aggregates have also influenced the innovations in concrete. Matt Riebe at Martin Marietta Ready Mix Concrete commented, “The Front Range of Colorado is facing evolving aggregate supplies for construction-grade materials. As the economy continues to demand more aggregates and related downstream products, permitting processes remain a challenge. Future concrete mix designs may require shifts from past practices as the material supply landscape evolves.” Mr. Werner also noted this shift in aggregate supply by saying, “Some of the sources previously not used because of durability issues (specifically Alkali-Silica

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Innovations in Concrete

Reactivity) have become viable with technological advances in mitigating ASR in concrete.”

Building Material Competition

Despite this long history of concrete use in building structures and innovations in concrete mixes that have allowed concrete to evolve, the concrete industry is still facing challenges competing against other building materials. The greatest source of competition comes from meeting the economic demands in low-rise applications (four to seven-story buildings), per Mr. Lemay at the NRMCA. He noted that due to building codes which allow for combustible construction in buildings under seven stories, wood-frame has emerged as a cheap form of construction. Current market conditions have also pressured owners to build faster and cheaper, which only increases building material competition.

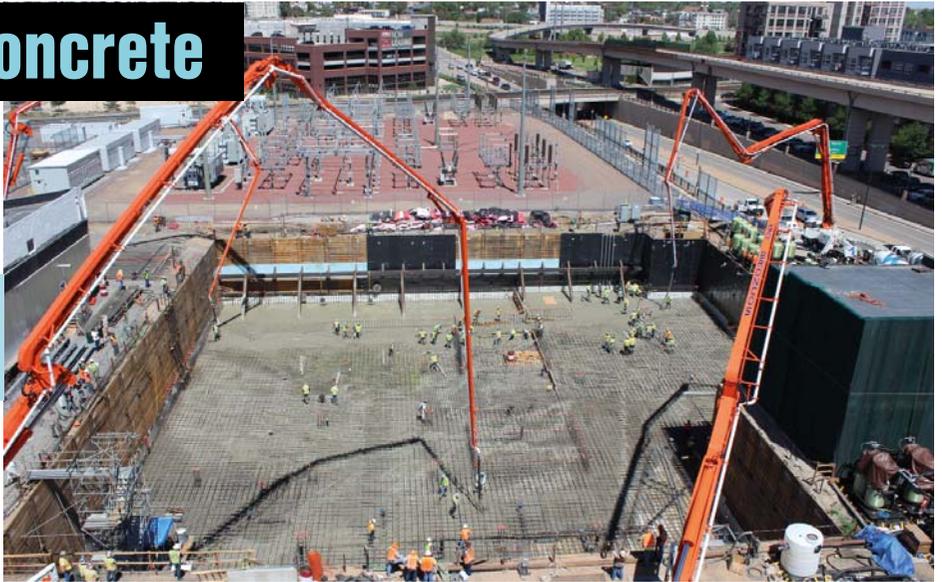


Photo courtesy of: Alliance Construction, New Hilton Garden Inn - Denver Union Station

Build with Strength Campaign

Since 2004, concrete has consistently lost market share to both wood and steel-frame structures in the low to mid rise (LMR) industry segment, which represents buildings from four to seven stories. In Colorado, it is estimated that concrete loses 250,000 cubic yards annually to wood’s market share growth alone. To educate the construction industry about the value-adds of concrete in LMR and gain

back market share, the NRMCA launched a Build With Strength (BWS) campaign in 2016. The CRMCA has fully supported this effort with local committees to help showcase ICF systems and inform owners and developers about the free concrete project design and technical assistance center that helps determine the best value of building structures for a variety of projects. www.buildwithstrength.com

Education and Advocacy

To change current construction practices and mind-sets in low to mid-rise structures, the concrete industry is ultimately challenged to appeal to the owner’s bottom line. Associations like NRCMA and local chapters such as the Colorado Ready Mixed Concrete Association (CRMCA) are focusing their efforts on education and advocacy



Photo courtesy of: Bestway Concrete

through their Build with Strength campaign. This movement demonstrates the value-adds of Insulating Concrete Forms (ICF's), and offers cost and energy analyses to demonstrate the overall cost savings of concrete vs. wood or steel frame.

Concrete as A Sustainable Solution

In addition to educational outreach, factors influencing the current design and construction industry itself have positively impacted the use of concrete. As a sustainable building material, concrete helps building projects meet requirements of LEEDv4, WELL Building Standards and ENERGY STAR ratings. Matt Rogers, a vice president at Suntec Concrete commented,

“The most sustainable aspects of building with concrete are that it’s a local product, the rebar that fortifies it is typically recycled steel, and it doesn’t have to be fireproofed, so parking garages or exposed structures are cost effective.”

Improvements Still Needed

Despite these positive applications of concrete, the concrete industry still has room for improvement when it comes to lack of skilled labor, safety concerns and insufficient testing of concrete. The

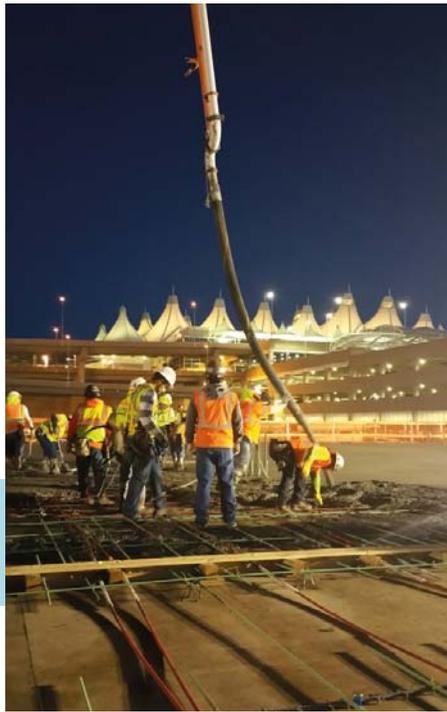


Photo courtesy of: Bestway Concrete



Photo courtesy of: Loveland Ready Mix



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concrete industry is not immune to the construction industry-wide problem of a lack of skilled workforce. Firms within the concrete industry are combating this issue with both in-house strategies and training, as well as external outreach programs within their communities.

Norm Holden, Regional Manager at Baker Concrete Construction, shared that in 2017, Baker rolled out an adopt-a-high school initiative, where each of its regional offices engaged with faculty and students at local high schools to highlight the opportunities in the construction trades. In addition, Baker is actively involved in the Metro Denver Construction Sector Partnership (MDCSP), that brings industry leaders, business associations, and supporting community agencies to advocate construction work. In addition to on-site safety concerns, the ready mixed concrete industry faces some of the greatest safety challenges regarding the delivery component of concrete. Mr. Riebe explains,

“First, our drivers spend much of their day navigating large trucks through the Front Range’s increasingly clogged roadways. Second, drivers deliver concrete to job sites that constantly change. We prepare drivers for these situations with dedicated defensive driving classes, ride-along coaching, and job safety analyses.”



Photo courtesy of: Cement Masons Local 577



Photo courtesy of: Meeker Sand & Gravel



Photo courtesy of: Bestway Concrete

Mr. Holden commented that improvement in safety is one of the biggest changes in the concrete industry in the past 20 years.

“I believe that most construction companies now see the benefits and value of operating in a safer work environment. From lower insurance premiums, to improved labor productivity and more importantly the positive effects on workers and their families, there is an intrinsic value of working safer,”

To truly measure the amount and types of improvements needed in the concrete industry, proper testing is required. JT Mesite, Program Manager at CRMCA, noted that CRMCA’s Concrete Testing Adherence Program allows American Concrete Institute (ACI) certified personnel in Colorado to observe and note the testing methods performed in the field. “Before we can improve anything, we have to know what is occurring through the test methods in the field...This program will utilize information gathered by QA/QC to determine what the concrete industry needs to do to allow for contractors, producers, engineers, and owners to work better together.” 

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Keeping travelers safe and secure is every airport’s top priority. The Denver International Airport’s new hotel and transit center prioritizes safety in a unique and beautiful structure. The design of the 519-room Westin Denver International Hotel draws inspiration from the wings of birds in flight, soaring high above the plaza and iconic tents of the Jeppesen Terminal. How did builders achieve such a dramatic design feat without sacrificing the strength or durability of the structure? They built with concrete.

01. Meeting the needs of a unique design.

Builders used complex mix designs including high strength, self-consolidating and lightweight concrete for the transit and hotel canopy abutments, the hotel ballroom’s transfer beams and slab and the structure’s sloping roof deck.

02. Using concrete to achieve a sloping roof.

Concrete was pumped through 850 feet of the system to create the structure’s sloping roof deck. Concrete strips were then laid up the slope, allowing for the roof to be finished in a timely manner and reducing the risk of avalanching concrete.

03. Exposing concrete for its beauty.

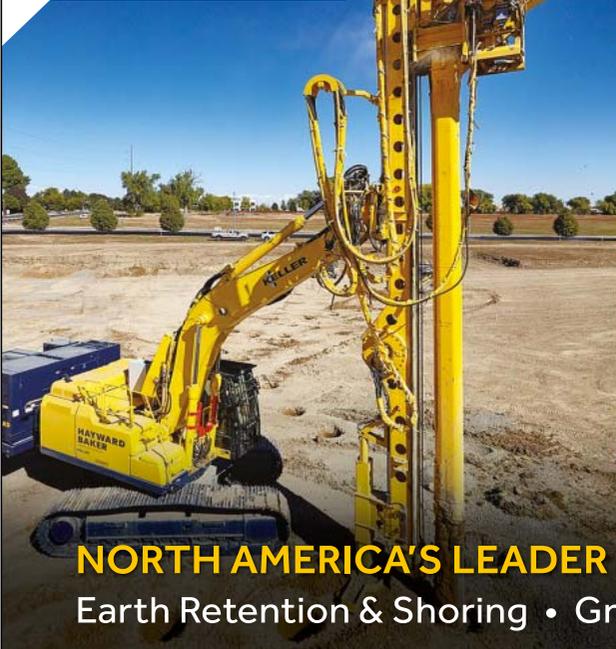
Many of the walls and columns within the structure are “architecturally exposed,” requiring a clean and attractive finish.

04. Building safety is the highest priority.

Beyond being able to fulfill the project’s design challenges, builders chose concrete for its fire resistance and strength.

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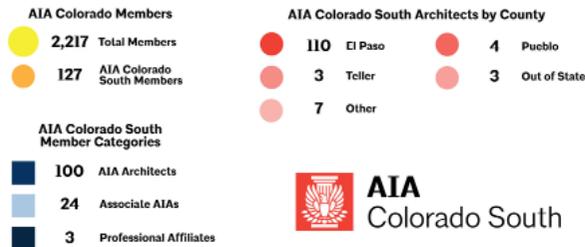
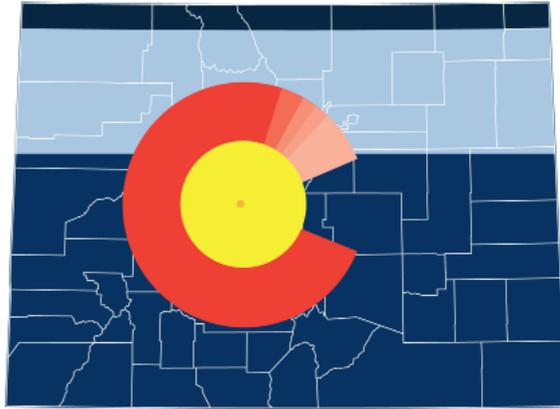
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AIA Southern Colorado **Special Report**



AIA Colorado is the voice of the architectural profession in Colorado. Through advocacy, leadership development, education and resources for architects, the organization is designing a better world. Our statewide network of more than 2,300 members includes architects, those working towards licensure, and allied industry professionals.

AIA Colorado South is comprised of members across 18 counties, including Alamosa, Baca, Bent, Cheyenne, Costilla, Crowley, Custer, El Paso, Fremont, Huerfano, Kiowa, Kit Carson, Las Animas, Lincoln, Otero, Prowers, Pueblo and Teller.



AIA Colorado South Op-Ed: Confronting the Recession Gap in Southern Colorado

By **Thomas J. Kapels, AIA, ASLA, LEED Green Associate;**
President of TK-Architecture, LLC in Colorado Springs

It has been almost a decade since our country was plunged into the worst economic crisis since the Depression in a period commonly referred to as the Great Recession. During that time, few professions were as heavily impacted as the practice of architecture, which tends to depend heavily on a strong and robust building market sector. Nearly a quarter of architects, interns and graduates found themselves unemployed and looking for work. The recession even generated the term “the lost generation” referring to those who graduated with architectural degrees but could not find work, so they left the profession altogether for other forms of employment.

Now, those days seem like so long ago as the economic conditions have roared back with historically low unemployment rates and a booming construction industry. Architecture firms are hiring and looking to grow. Billing indexes continue to rise. BIM is becoming common practice. Good times are here again!

But the architecture profession still bears the scars of the Great Recession. The practice of architecture has changed, and we are still deciding on who we are going to be coming out of this cataclysmic time of change to our profession.

There is so much talk about the Millennial generation and their impact on the workforce, but walk into any architecture firm and you will notice who is missing – the middle. The Baby Boomers survived long enough to retire, and firms are actively recruiting new graduates from schools, but the lost generation of architects is nowhere to be found. These normally would be the recently licensed architects with around ten years of experience. The problem is that they are not there. The recession wiped them out, forcing them to pursue other careers. The few that remain are either so entrenched into existing firms that they can't be drawn out, or they have endured the rough road to settle down and have no desire to venture out into the unknown again.

So much of the focus of architecture firms has been on recruiting the newest generation of architects, those who are graduating and entering the workforce. And here is where Southern Colorado is at



Rendering: Casa Mundi, by HB&A

a disadvantage. It is very difficult for architecture firms in Southern Colorado to recruit new graduates from within our own state. This has been attributed to many different factors to include Denver being too large of a market and draw for young talent, to Colorado Springs having a reputation for being too conservative. Whatever the reason, architects in Southern Colorado just don't see many applications from graduates of our state's university systems.

The other challenge we face is a more mobile and transient work force, with the average Millennial changing jobs every two years. Our firm is projecting a 25% growth rate into the future, which means with this projected growth and turnover rate, I will need to recruit a new hire every three months and our entire staff will turnover every five years.

One way to tackle the issue of recruiting and retention is to engage in discussions with the University of Colorado system

about establishing a satellite program for architecture at the UCCS campus. We have a fine associates degree program at Pikes Peak Community College, but our home-grown talent must leave our community if they desire to further pursue a career in architecture.

Of course, there are other internal methods to lure the new talent to our Southern Colorado firms, like improving company benefits to be more competitive. For example, due to the more transient nature of this current incoming generation, our firm elected to offer IRA contributions rather than a 401K plan, as it is easier to take with you if you leave. Now, we are offering a company match, with both part-time and full-time team members eligible to participate. Another option that we have considered is offering a student loan repayment benefit. With graduates coming out of school with massive debts, we see this program as very appealing to new recruits.

So, as I have reminded my team of many times, the rules have changed. The fight now is for new talent, not for new work. We will carry the scars of the Great Recession for quite some time, but the profession has come out of those times with vibrant new energy and a pulse of growth. Who we become will greatly depend upon this next generation. There is much opportunity that awaits them, and we are all trying to bring their enthusiasm and fresh perspectives into our firms. The powers of innovation and creativity that distinguish our profession are our best hope.

Projects On the Boards



Architecture Firm: HB&A
Lead Architect: Tino Leone with Devon Jackson, Associate AIA
Developer: Darsey Nicklasson, DHN Planning and Development
General Contractor: Tony Gordon, Gordon Construction
Location: Tejon Street, Colorado Springs
Expected Completion: TBD

HB&A is working with the developer of Blue Dot Place Apartments to design another new apartment building, Casa Mundi, in downtown Colorado Springs. By combining modern architecture with a warm Latin flair, innovative indoor/outdoor living spaces and an inviting, close-knit community, Casa Mundi will become a sought-after destination for urban professionals. The building will be four stories high, with the ground floor being designed for retail space. The second through fourth floors will be 27-30 apartments, varying in size from studios to two bedrooms. There will also be an adjacent surface parking lot for tenants.



Architecture Firm: DLR Group
Lead Architect: Ed Bledowski, AIA
General Contractor: Murphy Constructors of Colorado Springs, Inc.
Location: Downtown, Colorado Springs
Expected Completion: Winter 2018

Located on an 8.5-acre site and at slightly over 37,000 square feet, the new substation will more than double the size of the current facility and offer a much-improved degree of security for patrol officers and staff with access from a secured parking lot. A separate public parking lot is located on the opposite side of the building from the secure parking lot and will serve as the public entry through a main entry plaza. At this public side of the building, a divisible "Community" room is provided to be used for public outreach and education. Also accessible to the public is a monitored room for "Craig's List" transactions. The project will also include two additional buildings, a 2,700-square foot, two-bay Fleet Maintenance building along with a Fueling Station & Fleet Car Wash.



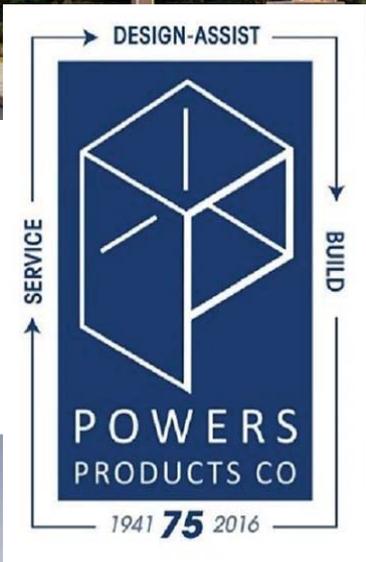
Project Name: Making Waves for Cheyenne Mountain Zoo
Architecture Consultant: CSNA Architects
Project Architect: Kristen Buckland, AIA
Project Manager: Tom Lysne, AIA
Location: Cheyenne Mountain Zoo, Colorado Springs
Expected Completion: Spring 2019

The Making Waves campaign for the Cheyenne Mountain Zoo will add an exciting new expanded home for hippopotamuses, penguins and lemurs, and will feature an interactive tortoise exhibit. The project includes 1.5 acres of exterior exhibit space and 17,000 square feet of interior space. The exterior space will provide opportunities for up-close encounters with penguins in a shared walk through exhibit, and a large curved acrylic panel will allow for unique underwater viewing of swimming penguins. Additionally, the Hippo Pavilion will have large glass doors that will open up to provide a seamless indoor/outdoor exhibit in good weather.



Architecture Firm: 308 LLC
Lead Architect: Christy Riggs, AIA
General Contractor: Murphy Constructors of Colorado Springs, Inc.
Location: Downtown, Colorado Springs
Expected Completion: Winter 2018

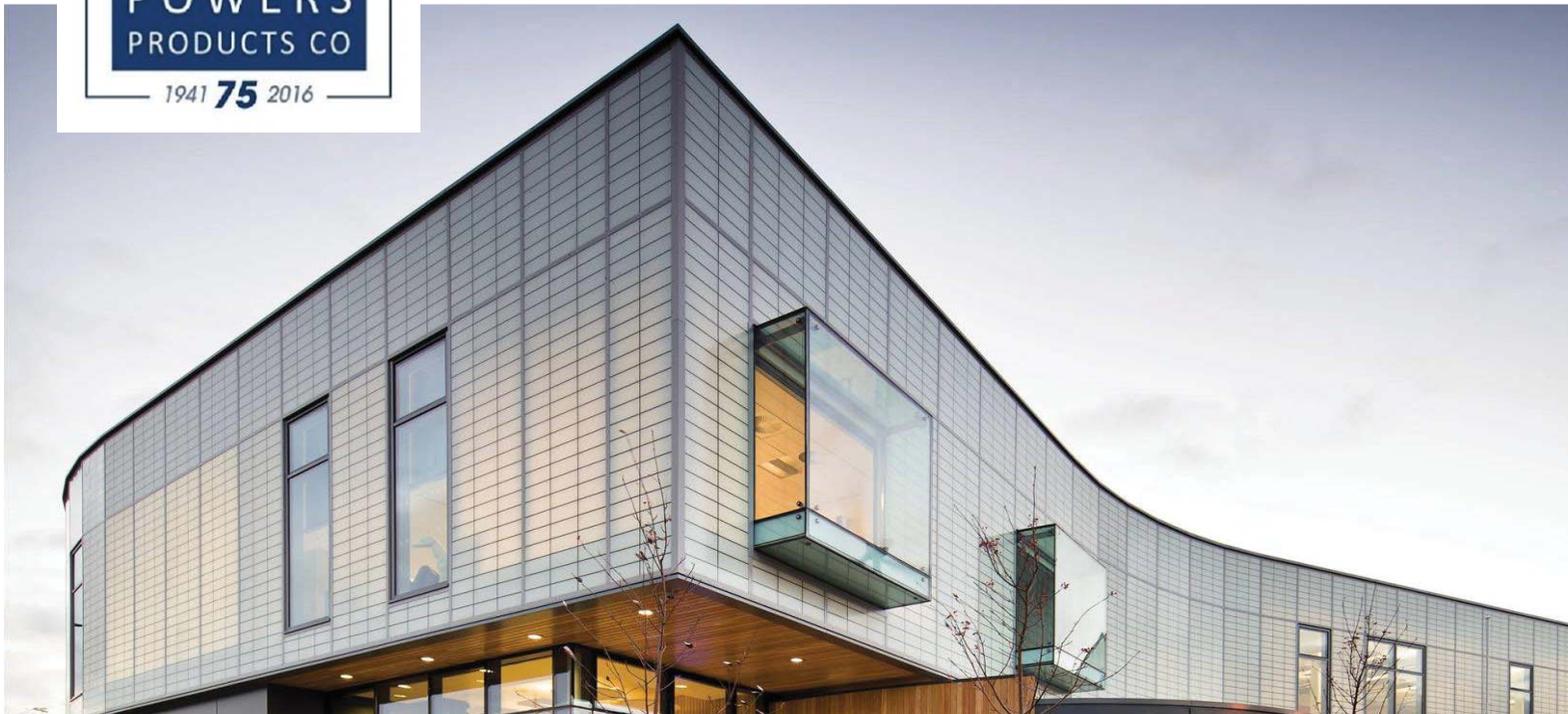
The Weber Street Apartment building is a mixed use, three-story, 44-unit, one and two-bedroom senior living center with office space on the main level. The building is designed with aging-in-place amenities to include additional ADA/ANSI compliant units, a transit stop in front of the building, a shopping center with a grocery store across the street and is located within two blocks of Penrose-St. Francis Hospital. The contemporary design blends the details and character from the surrounding craftsman and Victorian styles of the neighborhood with the scale and needs of a modern apartment building. The project has received Development Plan approval and is currently in construction drawings. It is expected to break ground in early 2018.



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Upcoming Events

AIA Colorado provides relevant and inspiring educational experiences for members at all levels of their careers. The following events are open to AIA Colorado members and allied professionals:

Practice + Design Conference, September 21-23, Keystone, CO

The Practice + Design Conference is AIA Colorado's signature annual event. More than 600 members and industry professionals will gather in Keystone this year to hear from nationally and internationally recognized keynote speakers and explore the latest products, technology and services the industry has to offer – all while earning continuing education hours.



AIA Colorado West Awards Gala, October 6, Vail, CO

AIA Colorado will recognize award winners from the Western Colorado architecture community for design excellence in the form of the built environment. The Gala will be held at Vail's Hotel Talisa.

AIA 2017 Western Mountain Region Conference, October 11-14, Las Vegas, NV

AIA Las Vegas is honored to host this year's Western Mountain Region Conference and to welcome attendees from all over the six-state region – Arizona, Colorado, New Mexico, Utah, Wyoming and Nevada. The theme of the conference is "Learning MORE From Las Vegas" – New reflections on Lessons Learned, Inspiration, Practice and Ideas. Forty-five years ago, Robert Venturi and Denise Scott Brown published their astounding research on Las Vegas design. This year we take the time to reflect on the messages and wisdom of that ground-breaking book to refresh our spirits by Learning More from Las Vegas.

Ways to Get Involved

One of AIA's primary goals is to positively influence public policy that shapes the profession and the realm in which architects practice. We invite you to get involved in the following grassroots efforts:

- **Join the AIA Colorado Government Affairs Committee:** This committee is primarily involved in state legislative activities and educating legislators on issues important to architects. Participating in GAC meetings is one of the best ways to impact the practice of architecture. Meetings are generally held the first Friday of every month and any AIA member is welcome to attend as a guest.
- **Share Your Expertise: Denver Seeks Design Professionals to Protect Creative Spaces**
Are you passionate about helping others achieve safe building designs, or promoting the adaptive reuse of Denver's existing building stock? As a complement to Denver's proposed Safe Occupancy Program, Denver Arts & Venues is looking for skilled architects, engineers or contractors to volunteer their expertise toward preserving the city's creative spaces. To find out more about serving as a go-to resource, please contact Create Denver program administrator Lisa Gedgudas at Lisa.Gedgudas@denvergov.org.
- **Contact the AIA Colorado Government Affairs Manager:** Members stay up-to-date on current issues and legislation affecting the industry by subscribing to our Citizen Architect E-newsletter at www.aiacolorado.org/advocacy or by contacting Michael Winn at michael@aiacolorado.org and 303-228-3914 for more information.



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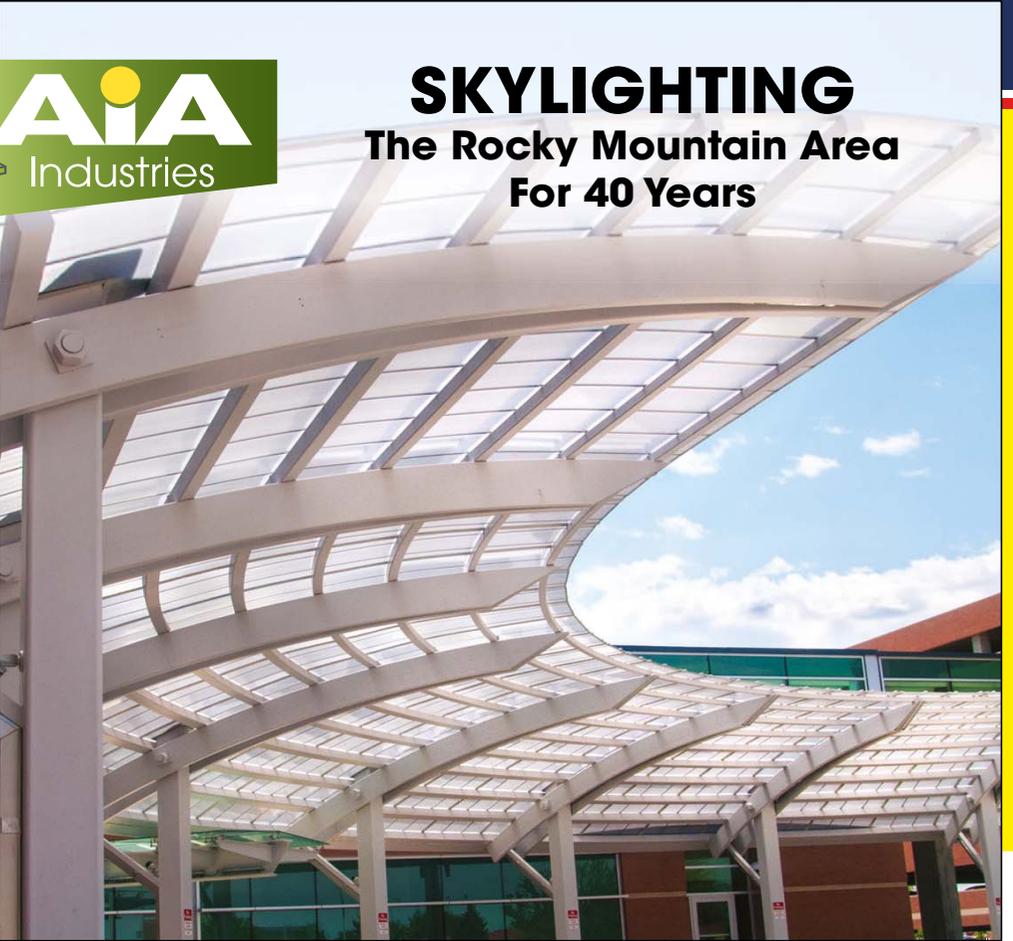
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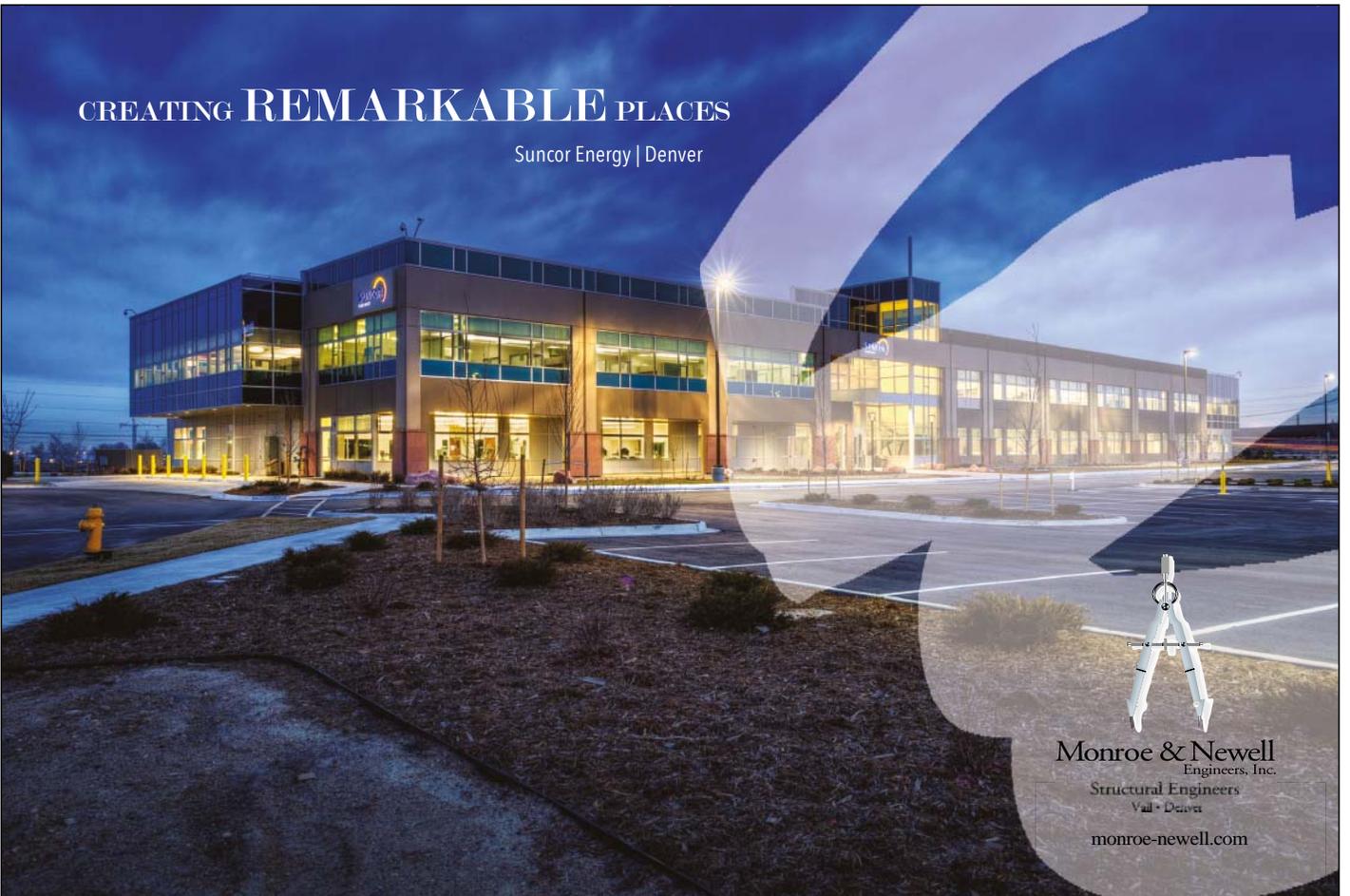
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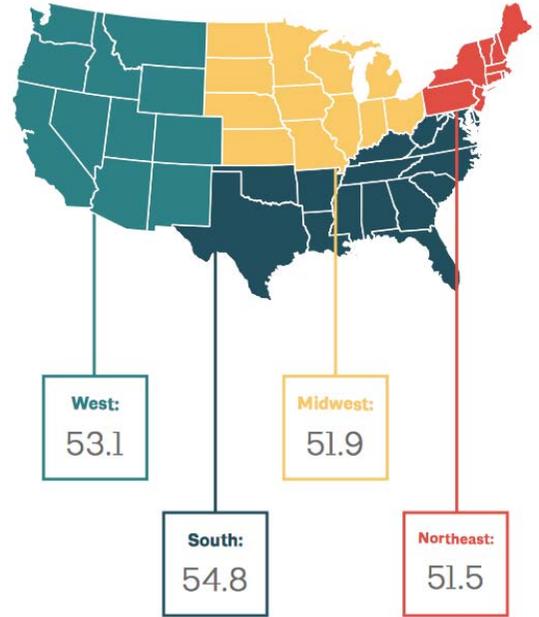
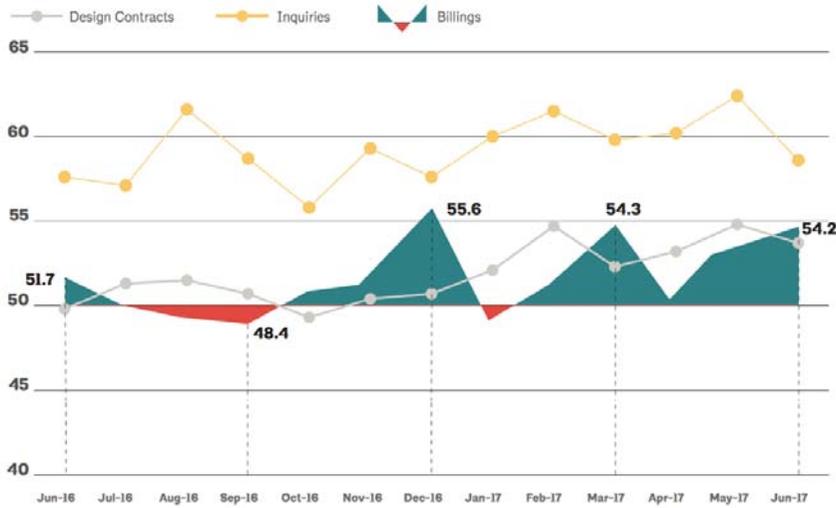
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AIA Southern Colorado Special Report

Building Industry Indicators



Taken from the June 2017
 AIA Architecture Billings Index (ABI)
<https://www.aia.org/pages/139321-abi-june-2017-firm-billings-start-summer-on>



Architecture firms continued to report strong business conditions to start the summer, with AIA’s Architecture Billings Index (ABI) climbing by more than a point from May to a score of 54.2 in June (any score over 50 indicates billings growth). While billings have trended slightly up and down over the last year, they have been on a positive trajectory for the last several months. Despite growth in inquiries into new projects and the value of new design contracts dipping slightly in June, firms continue to report robust backlogs averaging 5.9 months and indicate a steady supply of work in the pipeline.

- **National:** Architecture firm billings continue to grow
- **Regional:** Business conditions strengthen across the country
- **Sector:** Billings strong at firms of all specializations



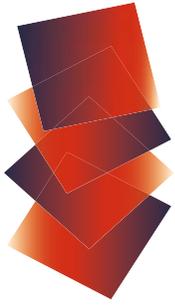
Member Voices - What’s Impacting Design in Colorado?

“Design in Southern Colorado is being impacted by the economy right now. Colorado is in the midst of a construction boom, which has both its positives and negatives. A strong economy is always good, but it does put a burden on the industry to find tradespeople to perform the work, especially those who are specialized and highly skilled. That in turn is driving up the overall cost of construction. Good design is still happening, but clients are forced to make choices about where they spend money when budgets are tight. As an industry, we are grateful to be busy and thriving, but we are also working hard to solve this very real challenge.”

- Sheva Willoughby, AIA, Architect at RTA Architects

“The surge in economic growth that the northern areas of Colorado have seen is spreading south along the Front Range, bringing with it an influx of both younger and older populations moving to Colorado Springs. Several national marketing surveys have proclaimed our city as a great place to live. On the north side of town, development has always prospered and now the new Polaris Leadership Building at the Air Force Academy is adding world class architecture. Apartments, housing and shopping areas are being created nearby and in the re-born Banning Lewis Ranch area to the east. Hospitality and hospitals are following with family waterpark-hotels recently completed and a new children’s hospital underway soon.”

- Mark Tremmel, AIA, LEED AP; Owner, Architect and Project Manager at Tremmel Design Group



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Silverthorne Performing Arts Center



Image(s) credit: Alfo, SA+R

EDUCATION

Round Up
By Sean O'Keefe

Within K-12 and Higher Education changing student needs, educational programs, and teaching methodologies are compelling new and exciting design evolutions. Traditional spatial dichotomies are vanishing in favor of more open, inclusive, and multi-functional spaces. This edition of the Round Up looks at a wide range of projects focused on providing a diverse collection of purposeful learning landscapes that will allow students to tackle educational challenges from a variety of perspectives. Commending the designers and builders who put their heart and soul into every assignment, the educational environments of Colorado's future are here today.

Academy District 20 Leverages Design-Build for Fast-Track Delivery



Academy District 20, serving the Colorado Springs area, is using a design-build contract to complete a new Elementary School and Innovation Learning Center in the Wolf Ranch Development of northeast Colorado Springs. Elementary School #20 and an Innovation Learning Center will be the District's first facilities on a new 83-acre campus, which is master planned to also include a middle school and high school, with associated fields, an athletic stadium, and other amenities. The master plan configures the three schools on the campus to achieve great mountain views and optimal daylighting throughout each of the buildings, while creating safe pedestrian circulation patterns across the campus.

Nunn Construction of Colorado Springs has teamed with Denver-

based **Hord Coplan Macht** in a design-build delivery. The District's fast track delivery schedule allowed for just 17 months from concept to completion of the 60,000-sf elementary school to welcome students for the 2018 school year. The 33,200-sf Innovation Learning Center will open just two months later. Schedule actualization strategies included early-issue bid-packages for earthwork on the initial 17-acre site and adapting a previously developed prototypical elementary school design to fit the site. The planned design will celebrate an exposed structure revealing itself in many ways from exterior canopies to partially exposed beams in the main entry creating early visual themes for a future campus aesthetic that will bring together learners of every level.



Image(s) Credit: Academy District 20, Hord Coplan Macht

UCCS Advances Athletic Plan with Indoor Practice Facility and Baseball Stadium Progress moves forward on the University of Colorado Colorado Springs' 2020 Master Plan with the addition of a new indoor practice facility and baseball stadium. The new addition takes a step toward fulfilling UCCS' long-range plans of establishing a consolidated and easily accessible athletic precinct of the north side of the Colorado Springs campus. This new precinct will support UCCS athletics while allowing the University to host public sporting events, concerts, and gatherings.

The project team is led by Construction Manager / General Contractor, **Bryan Construction, Inc.** with architecture being



Image credit: DLR Group

managed by **DLR Group** and engineering by **NV5**. The practice facility is made from a ClearSpan aluminum truss and fabric structure that employs a wide arched steel frame covered with a 24-mm rip-stop polyethylene roof woven to prevent tears. The new facility will boast a 200-meter track, short and long jump pits, pole vaulting, hammer and shot put with netting, high jump, hurdles, along with restrooms and maintenance areas.

Stormwater management was a primary project challenge as was balancing the 24-acre site, which required excavation in some areas and fills in others. Working with the design team through preconstruction to maximize cut to fill quantities the team was able to eliminate the need to export soil and only required a small amount of import to complete the task, maximizing available resources and minimizing expenses.

Net-Zero Library Revitalization Readies for Fall 2017

Colorado College is wrapping up the renovation and expansion of Tutt Library along N. Cascade Avenue on the College's Colorado Springs campus. The project is part of a long-range goal to modernize the campus and make the library more accommodating to the school's academic schedule, called the Block Plan, which was implemented after the original building's 1962 opening. Construction services are being delivered by **GH Phipps Construction** through a Construction Manager / General Contractor contract with design services being led by **Pfeiffer Partners Architects** of Los Angeles. The scope of work includes demolition of the 1980 Tutt South



Image credit: Pfeiffer Partners

addition, renovating 63,000 sf of existing space and adding 20,000 sf of new library space. The improvements to the library will be accompanied by a 9,700-sf fourth floor addition to house the new Center for Immersive Learning and Engaged Teaching. In total, the revitalized Tutt Library will offer 94,317 sf of net-zero energy space incorporating geothermal heating and cooling, solar, LED lighting, and

heat recovery from a natural gas generator among others.

GH Phipps broke ground on the project in May 2016, the day after graduation and the work is expected to be complete in September 2017.



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CASE Comes to Life on CU Campus

The University of Colorado's new Center for Academic Success and Engagement (CASE) nears completion on the Boulder campus. Opening in the spring of 2018, CASE is planned as a dynamic new campus gateway, both literal and figurative. Welcoming students, staff, and visitors at one of campus' busiest cross roads, the new CASE building will convey the University's brand identity and values while also serving as a hub of support for academic success through a wide range of student services. The building will be the central office for several University departments while functioning as an introduction to campus for prospective students. The design integrates a carefully choreographed circulation path taking prospective new students and families from the entrance to



Image credit: OZ Architecture

the 300-seat admissions auditorium and viewing terrace on the upper level. The facility will also showcase the University's new active learning environments and innovative informal learning and social spaces.

OZ Architecture collaborated with **BORA Architects** on the design of the 114,000-sf facility, which broke ground in the summer of 2016 under the authority of **GH Phipps Construction**. Sited on top

of an existing University parking structure, the new building responds to a 20-foot grade change from street level to entry. This led to a creative site planning solution that will firmly integrate the new facility into campus life contextually, academically, and emotionally for generations to come.

Midtown PreK-8 Being Delivered Design-Build

With the November 2016 election, residents of Mapleton said yes to a \$150 million investment in improving public education in this small community just north of Denver. The bond will fund a combination of replacements, renovations and repairs, ultimately touching every school in the District in a multi-year capital construction program. Among the first of several projects already activated, the Midtown PreK-8 School will bring more than 72,000 sf of new space designed to accommodate 488 students from pre-school through 8th grade.

A key component of the Mapleton Public Schools program is choice for all District learners, allowing families to select the optimal



Image credit: RB+B Architects

learning environments for their children rather than simply sending them to the closest school. Accordingly, rather than developing neighborhood schools, the District hopes to develop each facility as one of several options within the larger portfolio. Midtown PreK-8 will integrate an Expeditionary Learning educational model as the foundation for the school's program. From this base, the project's Design Advisory Group has identified

Midtown, which will be located near 68th Avenue and Zuni Street, as an "Urban" school that will seek to integrate "Art" into expressing the urban concept.

The project is being delivered through a design-build contract joining Sampson Construction with **RB+B Architects** of Fort Collins and is anticipated to complete construction in the spring of 2019.



Image credit: OZ Architecture - Center for Academic Success and Engagement (CASE)



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Colorado Christian University - Anschutz Student Center | Lakewood, CO

Revitalization of the Occhiato University Center at CSU-Pueblo Design-Build services are in progress for the transformation and expansion of the Occhiato University Center on the Colorado State University – Pueblo campus. **Nunn Construction** is teamed with architects **Hord Coplan Macht** to deliver the project, which kicked off in November of 2015 and is scheduled to be complete in March of 2018. A 25,000 -sf addition to the existing structure will add a large ballroom and pre-function space along with a new centralized main kitchen for the entire facility. The addition allows builders to create a temporary dining area and bookstore to accommodate those important



Image credit: Hord Coplan Macht

functions, while the existing facilities are being renovated. In total, 110,000 sf of existing space will be renovated to present a modern, engaging, student hub featuring a new dining facility with multiple residential and retail dining options, student lounges, along with space for student organizations, administrative

offices, and the new bookstore. A large clearstory roof element will brighten the main lobby with sunlight, warmly welcoming students, staff, and visitors to the rejuvenated Occhiato University Center.

Sierra Elementary School Undergoes Modernization

A facility-wide upgrade is underway at Sierra Elementary School, a Jefferson County Public School located in Arvada. The multi-phase rehabilitation is expected to be completed in the summer of 2018. Originally built in 1970 as a middle school and expanded in 2004, Sierra Elementary school was high on the District's priorities for improvements. Due to the need to maintain regular school functions during the construction process the project's expansion and modernization scope of work was divided into two phases. Phase one included a new two-story addition of 30 new classrooms to an original section of the building, an expansion of the school's existing cafeteria, a new library, art studio, and improvements to the kitchen facilities. The 1970's building, known disdainfully as "the bunker" for a limited access to daylight, will be



Photo credit: GH Phipps Construction



Photo credit: MOA Architecture

demolished and replaced by a new addition that will keep students and staff connected under a single roof.

Phase two will remove temporary classroom buildings to the south and account for 19,300 sf of interior remodeling to existing spaces. Other improvements will be

made to the playgrounds, athletic fields, parking, and student drop-off and vehicular circulation. **GH Phipps Construction** is leading construction services with **MOA Architecture** in charge of the design.



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EDUCATION Round Up

BVSD Celebrates the Opening of New Douglass Elementary
Boulder Valley School District is proud to open Douglass Elementary School in the fall of 2017. Replacing an outdated facility, this dynamic new net-zero capable PK-5 school was designed to meet the District's Sustainability Management System and Sustainable Energy Plan. **RTA Architects** led design services for the 59,000-sf project, which is part of the District's "Exemplar Schools" program developed in conjunction with educational planners, Fielding Nair International.

The design is built around "the Heart" a large, open area that presents a variety of different educational zones to accommodate multiple learning styles from large-group assembly, to smaller collaborative group work, and single- and one-on-one educational activities. Students will be clustered by grade in Learning Communities that will include learning studios, a project room, a small group room, a



Image credit: RTA Architects and FNI Architects

shared teacher collaboration room and flexible shared common areas. These multi-use spaces will allow teachers and students to interact in a variety of learning environments. A Curiosity Center, adjoining the Heart, will be a creative hub of activity designed to promote intellectual exploration, content creation, and interactive learning.

Adolfson & Peterson Construction led construction services in a CM/GC delivery method. AP joined the District in inviting the school

community to a "topping out" ceremony in mid-November 2016 to celebrate placement of the new structure's highest horizontal beam. School staff and students in attendance were able to sign the beam themselves, forever marking their names within their community's new school.



Image credit: Adolfson & Peterson

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BVSD Opens Creekside Elementary School

As the 2017-2018 school year opens, the Boulder Valley School District is pleased to welcome students to the new Creekside Elementary School. This new 51,500-sf facility replaces a neighborhood school originally built in the 1950's. Designed by **Bennett Wagner Grody Architects** and completed by **GE Johnson Construction Company** in

August of 2017, the new Creekside Elementary School's configuration promotes interactive community learning strategies. A grand main lobby serves as the school's heart connecting classroom corridors, the gymnasium and cafeteria. The modern, open classroom design is complemented by the latest electronic teaching equipment and



Image credit: Bennett Wagner Grody Architects

an emphasis on green-building technology and materials. Several of the classrooms feature folding panel walls and glass overhead doors that allow adjoining spaces to become one in support of the collaborative learning model.

The new building's structural system is spread footers and grade

beams with structural steel rising above. The second floor is concrete on a metal deck. Unique building materials include hexagon LVT floor tile, glass sectional doors, an exterior Lithichrome paint feature, and high end upgraded ceiling tiles in the music room for sound attenuation.

DIME Gets Ready to Rock with MSU Denver

Metropolitan State University of Denver (MSU Denver) has partnered with the Detroit Institute of Music Education (DIME) to extend DIME's innovative model for commercial music studies to MSU Denver students, while also allowing Denver-based students to take classes at the MSU Denver at DIME Denver facility. MSU Denver will now offer a fully accredited Bachelor of Arts program that focuses on all aspects of modern commercial music development from performance to production, songwriting to music industry studies. The program's objective is to help students develop a broad understanding of the commercial music industry so that they may seize opportunities for sustainable, professional success within their primary passion.

Currently, the MSU Denver's at DIME Denver program resides in



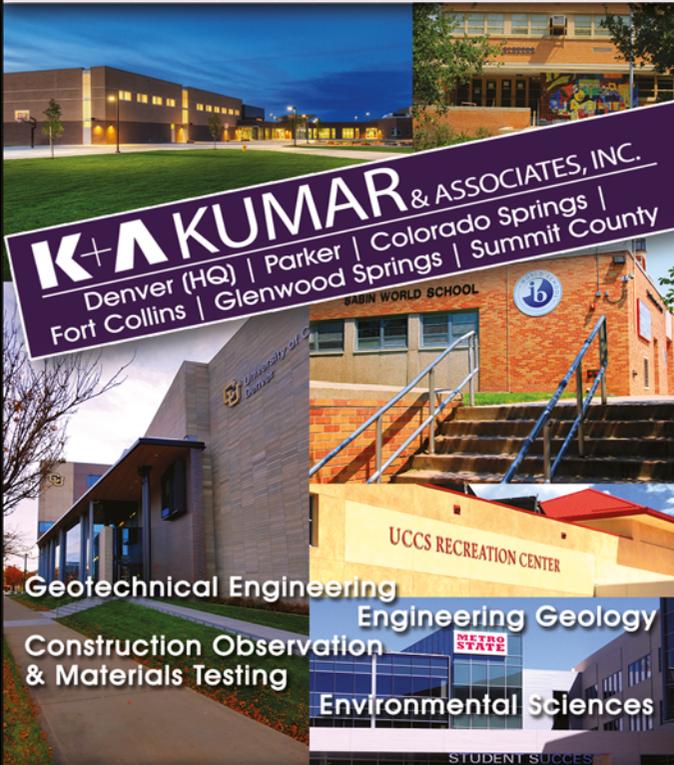
Image credit: Architectural Workshop

the basement of the Tivoli on the AHEC campus, but plans are in the works for a completely new facility tailored to the program's unique needs. An existing 11,571-sf building located at 800 Kalamath has been purchased for reuse and local firm **Architectural Workshop** and **Xan Creative** have been awarded the design services contract. The building at 800 Kalamath was originally built as a gas station and auto repair shop and has since been built-out in a number of different configurations through a series of past tenants. The existing building

composed of a steel structure with CMU block exterior will be extended to approximately 15,300 sf through the addition of an independently-supported second floor addition.

Contractor selection is expected in the fall of 2017 with a goal of completing the new space in the summer of 2018.

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Reflection: Joseph Cesare (Joe Cesare) founded Cesare and Associates (now Cesare, Inc.) in 1987. Adhering to the core values of integrity, reliability and innovation, Cesare has grown exponentially from just one office and a few engineers to four offices located in Centennial, CO, Frederick CO, and Summit County, with a satellite branch in Crested Butte, CO.

Legacy in Great People and Great Work: For 30 years Cesare has provided professional services throughout Colorado that help manage risk, reduce liability, and support building with confidence.

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and extraordinary value. Our repeat clients recognize and appreciate that value is not only measured in dollars. Cesare offers reliability, responsiveness, accuracy, risk management, constructability awareness, effective and continuous communication from start to finish.



Representative Projects and Accomplishments:

Aurora Reservoir: Joe Cesare served as one of the original designers for the Aurora Reservoir and the results of the project created new criteria for designing dams with the State of Colorado.

Lake Las Vegas Dam: Built on the Las Vegas Wash in Henderson, NV. The dam measures 4,800 ft. in length and almost 200 ft. high at the crest. In addition to various geotechnical and material aspects of the dam design and construction, Cesare was instrumental in developing the concrete lining for the dual conduits that carry highly erosive, high velocity seasonal flows from the wash under the dam.

Colorado Association of Geotechnical Engineers (CAGE): Cesare staff have always maintained active leadership roles in their profession. Since its establishment in 1995, four CAGE Presidential terms have been held by Cesare engineers in addition to numerous Director appointments. Cesare also participated in a nine year study funded by CAGE to evaluate the depth of wetting in the Front Range geologic setting. The findings of that analysis have since created an important benchmark for use in estimating potential heave in expansive soil and bedrock.

Boulder County Geohazard Study: Recently, Cesare worked with the Boulder County Land Use team to identify and prioritize significant geologic hazards related to rockfall, debris flow and slope stability degraded by excessive rain and floods that could negatively impact Boulder County. Cesare's Project Manager on the Boulder County Geohazard Study has been recognized for her work and was recently selected to receive this year's ACEC Outstanding Colorado Woman in Engineering Award.



Cesare also operates an AASHTO-accredited testing laboratory equipped to perform most field and laboratory testing services and a fleet of field equipped vehicles for onsite services.

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Legacy of Leadership *by RJ Speer, AIA*



RJ Speer, AIA

RJ Speer is the 2017 AIA Colorado President, Colorado Chapter

There's no denying that business is booming for Colorado architecture firms. But as the industry has recovered from the Great Recession and firms have been returning to profitability, there have been several changes in the composition of architecture firms and their staff.

During the recession, many firms were forced to downsize which led to architects setting up their own independent practices. Today, those small firms are thriving and AIA Colorado is seeing a growing number of members who identify as sole practitioners. As small firm architecture evolves and a new focus on effectively running a business emerges, the value of having a collective voice within the industry becomes more apparent.

Now, more than ever is the time to remain informed, engaged and active in our profession and our community. The power of architects as individuals, and through our association, remains strong. From connecting architects with potential clients and partners, to providing relevant and inspiring educational experiences, to advocating for the profession and protecting the value of licensure, AIA Colorado offers a wealth of tools, resources and support to help members successfully manage their businesses.

AIA Colorado advocates for the value of architecture.

One of AIA Colorado's primary goals is to influence the public policy decisions that shape the profession and the realm in which architects practice. As natural facilitators and problem-solvers, architects stand ready to develop new policies that create a better, stronger, more equitable and sustainable society. AIA Colorado supports our members in their efforts to get involved, and we advocate on a collective basis for legislation that secures the future of the profession.

During the 2017 legislative session, several bills aimed



AIA
Colorado

at addressing the issue of affordable condominium development were introduced. AIA Colorado actively worked to support these bills by lobbying on their behalf, sending members to testify in committee hearings, and encouraging members to contact their legislators. Ultimately, House Bill 1279, a modest bill, but an important step forward, passed with strong bipartisan support.

Additionally, this past spring, AIA Colorado members worked to defeat a bill that was intended to shift liability from the excavation contractor to the architect, but would have also required an architect practice beyond their professional expertise, thus exposing them to significantly increased risk. Because of the efforts of AIA Colorado members, the sponsors withdrew the bill and offered to work with stake-holder groups to find an agreeable solution.

We anticipate that professional liability and risk issues will continue to arise regularly and AIA Colorado is committed to ensuring that our members can practice to the best of their ability.

AIA gives architects the resources they need to do their best work.

AIA also makes it easy for members with limited resources to stay at the top of their field, develop their expertise and leadership skills and serve their clients most effectively. From seminars, online courses and self-study to lectures, workshops and conferences, AIA provides relevant and inspiring educational experiences for members at all levels of their careers.

One upcoming professional development opportunity available to members is the 2017 Practice + Design Conference. Every year, AIA Colorado hosts this premier

statewide industry event, which features a diverse lineup of nationally and globally recognized speakers, valuable networking opportunities, continuing education for attendees and an exhibit hall dedicated entirely to the latest in cutting-edge design products, technology and services.

Later this month, over 600 AIA Colorado members and industry professionals will gather at Keystone Resort to attend this two-day conference focused on learning how our actions as architects and agents of change will permanently alter our communities for generations to come.

AIA Colorado highlights the critical role architecture has in our communities.

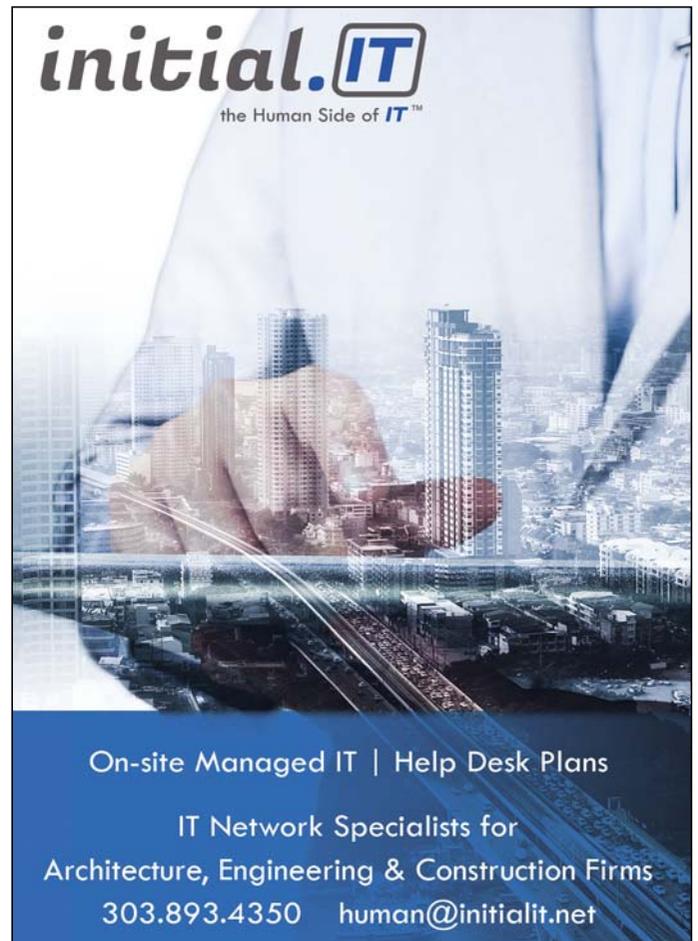
Each day, AIA Colorado members create the places where Coloradans live, learn, work and play. They design hospitals that heal us, houses of worship that sustain us and next generation energy-saving buildings to make our communities healthier and safer. Our members are leaders in the collaborative design of our built environment, and AIA Colorado is committed to promoting their stories and successes to educate the public on the value of architecture.

Through AIA Colorado's online 'Find an Architect' directory, we provide potential clients, contractors and other industry professionals the tools to connect with licensed architecture professionals.

We also use the power of social media to elevate members within the public realm and showcase their design accomplishments.

Additionally, the past two years, Governor John W. Hickenlooper proclaimed April as Architecture Month in Colorado. AIA Colorado leads this month-long celebration and shares with the public how AIA Colorado members make lasting contributions to our communities through effective and inspiring design.

AIA Colorado will continue to be the voice of Colorado architects and the architecture profession, and the only way we can successfully shape that effort is through thoughtful dialogue with the many voices of our members. As an organization, we invite all members to the table to discuss the future of our profession – how do we close the gender gap? How can we recruit and retain new, diverse talent that



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reflects the society we live in? How can we prepare for leadership transition as the Baby Boom generation retires? Together, we will continue to roll up our sleeves and advocate for policies that reflect AIA principles, such as supporting the dignity and worth of all people, addressing the impacts of climate change through sustainable and resilient design, protecting licensure, establishing fair procurement practices and pushing for tort reform.

We invite you to share comments with us as to how you think AIA Colorado can best respond to the needs of the profession and our communities. We are AIA Colorado and together we can build a great future. 

Legislative Off-Session Doesn't Mean We Take Time Off! *by Marilen Reimer, CAE*



Marilen Reimer, CAE

The author is Executive Director of the American Council of Engineering Companies (ACEC) of Colorado.

After a very busy Colorado 2017 Legislative Session that ended May 10, you may think that we could have just relaxed this past summer. This has not been the case for ACEC Colorado and probably many other organizations. Instead, the summer has been a good time to meet and plan in anticipation of the next session. It was well worth the off-session to cultivate relationships with legislators and other stakeholders to better understand one another's perspectives—not just at the state and local levels but also the federal.

ACEC Colorado has had several meetings to address the concerns of State Sens. Ray Scott and Kerry Donovan about Senate Bill 17-290 regarding the excavation plans for underground utility facilities. ACEC Colorado and the Colorado Section of the American Society of Civil Engineers (ASCE) will be doing statewide trainings to educate engineers and other stakeholders on the benefits of the Standard Guidelines for the Collection and Depiction of Existing Subsurface Utility Data (Construction Institute | ASCE 38-02). As of this writing, we are trying to secure a meeting time with the sponsors for early September and convene the stakeholders who testified about their need for reliable utility data.

ACEC Colorado also has been involved in stakeholder meetings with the newly appointed State Engineer Kevin Rein, PE, to study the statewide methodology outlined in House Bill 17-1289 that was proposed to find an optional streamlined approach to calculate the historical consumptive use of a water rights. With other water groups, ACEC Colorado testified at the Aug. 2 Water Resources Review Committee (WRRRC) meeting, requesting the opportunity to present information at

a future WRRRC meeting about the pros and cons of the state's approach in the legislation. This request resulted in a presentation being scheduled for October.

Also, ACEC Colorado will host several regional legislative breakfasts to give members and state legislators the opportunity to discuss the impact that legislation has on the business of consulting engineering, as well as to introduce these members as valuable resources to legislators.

Finally, on the federal side, ACEC Colorado and ACEC National have followed Congress' actions regarding healthcare and are looking forward to understanding the implications of President Trump's recent executive order to streamline environmental processes. ACEC National continues to emphasize to the Administration that tax reform must be fair across the different legal structures of our firms. Recently, a bill was introduced in the U.S. House of Representatives that would permanently extend the Energy Policy Act's 179D tax credits that expired Dec. 31, 2016, and benefit those who design innovative energy-efficiency systems for buildings and the recipients of these innovations. In August, ACEC Colorado met with Sen. Michael Bennet and Rep. Diana DeGette to discuss these key issues that affect our members' businesses.

ACEC Colorado will continue to communicate with members on any legislative or regulatory issues so that good business decisions can be made. ACEC Colorado is fully engaged in the legislative process as a 365-day endeavor and not just 120 days every winter.



Rocky Mountain Chapter, NECA Members Selected for NECA Academy of Electrical Contracting.

Kellie Holland, President of Empire Electric and **Francis Marcotte**, District Manager at Sturgeon Electric will be inducted into the National Electrical Contractors Association Academy of Electrical Contracting at NECA's National Convention in Seattle this October. The purpose of the Academy is to recognize outstanding leaders in the electrical contracting field and to draw upon the wealth of experience and knowledge they have developed through years of dedicated service to the industry.



Kellie Holland, President -
Empire Electric

Kellie Holland is a graduate of the University of Colorado with degrees in business and communication. Kellie began her career in the electrical construction industry in 1987 working for Empire Electric located in Broomfield, Colorado. The firm was established in 1967 by her parents, John and Leslie Malone. She assumed her role as President of Empire Electric in 2002. For the past nine years, she has served on RMC-NECA's Board of Directors. Kellie's association involvement includes the areas of apprenticeship/journeyman training, industry promotion, employee trust benefit funds and management education. At the national level she serves as the NECA Chapter's representative on the Electri International Foundation which provides research and educational opportunities to enhance the professionalism of NECA contractors and their employees.



Francis Marcotte, District Manager -
Sturgeon Electric

In addition to **Francis Marcotte's** responsibilities as District Manager for Sturgeon Electric Company a subsidiary of the MYR Group, Francis serves as President of the Rocky Mountain Chapter, NECA. He began his career in the electrical construction industry as an apprentice in the Denver Joint Electrical Apprenticeship & Training Committee. Francis subsequently worked his way up through the ranks in a variety of field and management assignments prior to his current position with Sturgeon Electric. Throughout his involvement with NECA, he has provided leadership and guidance in the areas of collective bargaining, legislative affairs, labor relations, safety and employee educational programs. He also serves as a Trustee for the IBEW/NECA Eighth District Electrical Pension Fund.

Rocky Mountain Chapter, National Electrical Contractors Association
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P3s: A Better Way to Build Major Public Projects? *by Michael Leccese*



Michael Leccese
Executive Director, ULI Colorado

In the good ole, gingham-wrapped days before, say the year 2000, the government generally funded public works. As a result, we the public received parks, schools, airports, transit, and more. Then we got durn fed up with gubmint taxes and restricted spending through voter initiatives like Prop 13 in California and Colorado's own Taxpayer Bill of Rights (TABOR).

Yet citizen demand for services did not wane. Hence the rise of the P3, or Public-Private Partnership, designed to extend the reach of government to finance, design, build and manage major projects.

Hipper than RiNo on First Friday, hotter than the Rockies in May, P3s have several definitions. One involves a joint venture between government and a private party. Typically an agency owns ground it would like developed, and then private developer partners are picked through an RFP process. The goal is to get something built including public benefit, such as economic development, affordable housing, open space, or public parking.

Examples of this genre include the Denizen mixed-use development at Alameda Light Rail Station and Boulder Junction (hotel/housing/RTD station and parking) near 30th and Pearl in Boulder.

More recently, government is handing entire projects to private consortiums to finance, design, build, manage, operate, and even own outright. Prominent local examples include RTD's arrangement with the 33-company Eagle P3/Denver Transit Partners to operate and maintain three commuter rail lines. Another one is CDOT's deal with two private companies to reconstruct US Highway 36 with bus, HOV and bike lanes.

What's the return? Private consortiums may receive a guaranteed revenue stream over time funded by

bonding, tolls, fareboxes, concessions, sales tax, or other fees diverted from government coffers.

The use of P3s could potentially explode with Denver's new \$1.8 billion agreement with Great Hall Partners, a consortium led by Ferrovial Airports and local partner Saunders Construction, to renovate Jeppesen Terminal and to remake the airport's Great Hall with new retail and public-space concepts.



Major projects being scrutinized for P3 potential include the completion of the \$1.1 billion National Western Complex; an overhaul of the Denver Performing Arts Complex, possibly including privately built housing and a hotel; and expanding the Colorado Convention Center.



Critics complain that P3s abdicate public oversight over projects that line pockets of private companies for a long time. CDOT's US 36 deal, for example, covers 50 years of toll collection. And RTD's 34-year Eagle/P3 deal has been plagued by problems with the A Line and delayed opening of the G Line.

The reality? Projects the public wants and demands would stagnate for years without P3s. US 36 was rebuilt in a couple of years, but could have waited forever for public funding. As a patron of these new express bus lanes, toll lanes and bikeway, I can attest that improvements are well designed and keep all modes of traffic moving.

Moreover private development increasingly depends on P3 models. As our cities and towns redevelop, they need infrastructure upgrades to improve everything from drainage to walkable streetscapes. The private sector can't fund this on their own—pro formas would cease to pencil.

Are P3s a deal with Satan or a necessary anchor for progress? Save the Date and come learn at ULI's holiday program, "Imagine a Greater City," on Thursday, December 14 at the McNichols Building, Civic Center Park, 3-7 p.m. The program will feature the leaders of such projects as the DCPA, DIA Great Hall, GO Denver Bond, I-70 reconstruction and more, followed by the annual holiday party for members and guests.



TENNIS ANYONE?

Join with other area architects, engineers, developers and construction professionals for fun, social tennis with the construction and design tennis group. All levels. Weather permitting, the construction and design tennis networking group meets from 3:30-6 p.m. on the fourth Fridays each month this summer and fall. Courts, beverages and tennis balls provided.

DATES:
September 29

PLACE
Gates Tennis Center, 3300 E. Bayaud, Denver

To RSVP Contact:
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Hiring a Subcontractor? Let a Surety Take on the Risk *by Tom Patton*



Tom Patton

Tom Patton is a Surety Advisor with CCIG. Reach him at TomP@thinkccig.com or 720-330-7922.

Few states have experienced the construction-industry labor shortage more than Colorado. For general contractors, the problem has made finding a reliable subcontractor more difficult than usual – much more difficult.

Nearly 10 years after the housing bust drove an estimated 30% of construction workers into new fields, contractors everywhere are struggling to find workers. According to the National Association of Homebuilders, there were approximately 200,000 unfilled construction jobs in the U.S. last year – a jump of 81% over the previous two years.

Colorado alone will need 30,000 more workers in the construction field in the next six years, a number that does not account for those who will retire, according to a study by the Association of General Contractors. GCs, especially smaller ones, traditionally have relied on their relationships with others in the trade in selecting a sub. The problem in a tight market is that people you know and have come to trust are often unavailable.

No one likes to turn down a job, of course, so GCs will sometimes turn to subs who they don't know as well.

The risks in doing so are high. Does that sub have the capacity? The capital? Or the character?

A sub who fails to deliver can quickly lead to lawsuits and countersuits.

With so much at stake, it's critical that GCs take care to do business only with bonded subs. Then, in case of a subcontractor's failure, the risk is pushed to the surety company, not the GC.

There are three basic types of surety bonds seen in construction: bid, performance and payment bonds.

The GC typically obtains a bid bond, assuring the project owner that the GC's bid has been submitted in good faith.

Subs (and GCs) should have a performance and payment bond, which guarantees they will complete the contract according to its terms, including price and time, and pay other subs and suppliers on the job accordingly.

Doing business with a bonded sub means they've been carefully vetted by the surety company.

That means their financial records have been reviewed, including how well they pay their bills, and so the risk of a default is lower.

It means their reputation, including job references, has been checked, so that problems in completing a job are less likely to crop up.

It also means that the surety company knows the sub really does have adequate cash on hand as well as a credit line to not only buy whatever supplies they might need, but also deal with unforeseen contingencies.

In the end, a GC who works with bonded subs can rest assured that the surety company's underwriting team has done its due diligence, so that everyone's interests are protected.

Building a More Connected and Sustainable North Denver

by **Patti Mason**



Patti Mason

Patti Mason is the Regional Director of the U.S. Green Building Council Mountain West



COLORADO

Unique challenges are presented when cities grow quickly and vastly, like Denver. But challenges can also present themselves as opportunities.

The U.S. Green Building Council Colorado community recently held its annual Commercial Real Estate Institute (CREI) Forum, this year focusing on the North Denver Cornerstone Collaborative (NDCC). The NDCC is a collection of major redevelopment projects in the area, with the goal of building a more sustainable and connected North Denver. The goals of the project include sustainable improvement opportunities along the riverfront and creation of a walkable, bikeable getaway from downtown.

This year's forum, titled "Wanted: Transformative Development in North Denver," specifically focused on the redevelopment the National Western Center (NWC) -- a visionary transformation of the 250-acre parcel encompassing the National Western Complex, National Western Stock Show and Denver Coliseum sites into an integrated, year-round destination for innovation and agricultural heritage that, while typically industrial and underserved, will preserve the key aspects of the NWC, and transform the area into Denver's front door.

The Forum featured a panel discussion from individuals directly involved in the project management of the redevelopment. The robust discussion fostered a better understanding for Forum participants on the unique elements of the project and how it will meet the overall goals for the NDCC master plan.

One aspect of the redevelopment that was discussed is how the ethic of regeneration is being used to guide all planning, design, construction and operational components of the NWC redevelopment plan. The "ethic

of regeneration" is defined as the process of cultivating the capacity and capability in natural systems for the built environment to renew, flourish and sustain the community.

What does that mean? First, the site's master plan recommends integrating high performance and sustainable design in all buildings, reaching the same Leadership in Energy and Environmental Design (LEED) standards as CSU and the City of Denver. From an environmental standpoint, developers are increasingly aware of the importance of building infrastructure with sustainability in mind. But the impact of LEED building practices stretches far beyond reducing a space's carbon footprint. LEED certification provides a competitive advantage in that it significantly contributes to decreased utility costs and increased lease rates, savings from larger building value and improved indoor environmental quality.

Other regenerative elements recommended in the plan include creating "net zero" or "closed loop" systems for energy, waste, and water; diverting at least 90 percent of allowable waste from landfill during all site manipulation and demolition processes; maintaining or reducing greenhouse gas emissions; and exploring the use of a district scale rating system like LEED.

Unpredictable challenges arise when constructing spaces that meet the demands of an ever-growing community such as Denver. But the emergent wave of green building, both in the state of Colorado and nationwide, will undoubtedly contribute to improving the long-term viability of our infrastructure and our communities.

Why We Need to Band Together Against Residential Growth Initiatives Presidents Letter *by Michael Gifford*



Michael Gifford

Author Michael Gifford is President and CEO of the Associated General Contractors (AGC) of Colorado



On Nov. 7, 2017 Lakewood voters will decide on an initiative that if approved, would limit residential development in that city to 1% of existing housing stock. That means only 672 units can be built each year. Houston we have a problem.

In Nov. 2018, Colorado voters will likely face the same question, shall residential development be limited to 1% of state housing stock. Supporters of that initiative have cleared the Supreme Court and are now trying to get the 95,000 signatures required to go to the ballot.

Why are these initiatives happening? Pretty simple. People are concerned about traffic congestion and housing (costs and rental housing density).

The sad truth is that these residential growth caps will not help the proponents achieve their goal. Why? People will continue to move into Colorado because we have created a great place. We are now reaping what real estate experts call the "place making dividend" which is all the culture, arts, sports, outdoor recreation, craft breweries (Colorado has more than every state but California) and foodie scene that is the envy of the entire nation.

Do we have traffic congestion issues? Yes we do. That is why AGC and the Denver Metro Chamber of Commerce and other likeminded business groups have stood up an Issue Committee (fancy name for an official state coalition) to put a Transportation Funding Initiative on the Nov. 2018 ballot. It will most likely be a sales tax increase to fund I-70 and I-25 widening along with significant transit funding for cities. This approach makes sense.

Do we have issues with housing costs and rental housing density? Sure. That is why AGC and others have led the effort to gain changes to the construction defects litigation process, so we can start building condos again as a community. This approach makes sense.

Residential growth caps will not work. Think about Lakewood. A growth cap of 600 units per year will just force the growth to surrounding communities, and those residents will then have to drive to work in Lakewood. Traffic congestion will get worse, not better. This approach does not make sense.

AGC is joining with other business groups to fight and defeat the Lakewood initiative in Nov. 2017. You can help by making a contribution to AGC to help us fund as many ads and mailers as possible. Go to www.agccolorado.org to donate. After all, this is your industry and your future.

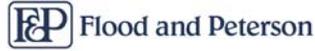
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AGC Annual Awards Banquet





September 20, 2017

Breakfast with the Board & Northern Networking Event

Kick Off! The CSU Rams Stadium Rocks!!!

From the Alumni Center to the New Belgium End Zone to the Stadium Club 4th floor full glass wall of windows overlooking the field, the new CSU Stadium on the campus in Ft. Collins rocks. "We probably built the best stadium in America" states CSU Athletic Director Joe Parker. Parker and CSU President Tony Frank will present the back story of the stadium and how it will change the face of CSU Athletics and the university as well. Plus meet the new CM students in the AGC Student Chapter as they start the fall semester.

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LOCATION

The NEW CSU Stadium
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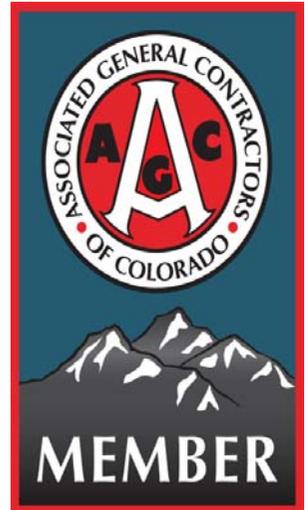
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Akasha Hueseman, Dylan Low - GE Johnson



Tyler Sartorius, Austin Mouw, David Sorensen - AP



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Parting Shots

July 20-21, 2017 | CRMCA Summer Conference

CRMCA Summer Conference



GE Johnson's 50th Anniversary Event

July 13, 2017 | Colorado Springs Fine Arts Center



Good Works

Dynalectric Company's 8th Annual Charity Golf Event Donates \$21,500 to Help Children & Youth at Risk of Suicide

EMCOR Company Supports the Second Wind Fund

At its 8th Annual Charity Golf Event, Dynalectric Company presented a check for \$21,500 to the Second Wind Fund, a teen suicide prevention program providing professional counseling services for youth 19 and under who are uninsured or underinsured and at-risk for suicide. The event was recently held at the Fossil Trace Golf Club in Golden, CO.

A leading electrical services contractor in Colorado, Dynalectric Colorado is a subsidiary of EMCOR Group,

Mortenson Raises More than \$54,000 for the Denver Public Schools Foundation

Mortenson held its 11th annual golf tournament on June 16, 2017 at Fox Hollow Golf Course in Lakewood, Colorado. This year, proceeds benefited the Denver Public Schools Foundation, DPS' nonprofit fundraising partner that works to engage the entire community in support of Denver's schools and children so that all students reach their full potential. Mortenson's fundraising efforts and its sponsors' contributions resulted in a \$54,000 donation. This contribution will help the DPS Foundation achieve their vision to support quality and effective public education.

Sponsors of Mortenson's eleventh annual tournament included: Wagner Rents, B&M Roofing, Bestway Concrete & Aggregate, A.G. Wassenaar, Alliance Glazing Technologies, ARC, Basalite Concrete Products, Bobcat of the Rockies, Brightview Landscape Development, Brundage-Bone Concrete Plumbing, Concrete Frame Associates, Cornerstone Coatings, E&K Denver, Encore Electric, Floorz, Greiner Electric, ICI, Kelley Trucking, Kenny Electric, Legacy Mechanical, Lind's Plumbing and Heating, LPR Construction, Martin/Martin Consulting Engineers, Martin Marietta, MHED LLC, MTech Mechanical, Murphy Company, NorthStar Demolition and Remediation, Inc., OldCastle Precast, Pie Consulting, Rolling Plains, RK, RMH Group, Sierra Rebar, TempAir, Total Property, Inc., Trautman & Shreve and Woodward, Inc. Mortenson will hold its twelfth annual tournament on June 15, 2018 at Fox Hollow Golf Course.



Pictured from left - right: Chris Weiss, Second Wind Fund Development Director, Rich Brennan, Second Wind Fund Board President, Gina Cullen, Dynalectric Executive Vice President, Maureen Johnson Ediger, Second Wind Fund Executive Director, Jenny Ondr, Dynalectric HR Specialist.

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“On behalf of Dynalectric Company, we sincerely thank our many sponsors and participants of this year’s Dynalectric Annual Charity

Golf Event for their extraordinary support. It’s due to their efforts that we’re able to make a \$21,500 donation to the Second Wind Fund,” stated Craig Clark, President & CEO, Dynalectric Company.



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September 6, 2017 | 5:00 pm - 7:00 pm | Blue Moon Brewery | 3750 Chestnut Pl Denver

Join us for a fun night at Blue Moon Brewery networking with other professionals in the A/E/C industry. Current and prospective members

welcome! Keep in mind this mixer is quite special- we are announcing our 2017-2018 SMPS Colorado Board!

ADDITIONAL UPCOMING SMPS EVENTS



TRENDS SHAPING TODAY'S UTILITIES INDUSTRY: Denver Luncheon Program
September 13, 2017 | 11:30 am - 1:00 pm | Denver Athletic Club | Denver



CSU SOLAR SOIREE: SMPS NoCo Event
September 26, 2017 | 6:00 pm - 8:00 pm | Location TBD



COMMUNICATING GRAPHICALLY
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