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Issue 28

## Lucas Oil Stadium

Indianapolis, Indiana

**"At over 200 feet to the top of the building, it would have proven time consuming to hand lay masonry and construct a backup system. By contrast, the brick panels could be lifted into place with a crane at a fraction of the time. The insulated composite wall system creates an exterior envelope offering brick, insulation, vapor barrier, paintable back surface, and accelerates schedule."**

David A. Skaggs, AIA  
HKS, INC.

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The 36-month construction schedule was tight for a stadium with a large retractable roof in the midwest. Precast erection afforded the construction team the comfort that other elements would be on the critical path, but that the structural and architectural precast for the stadium would not be any cause for construction delays of the project. This would allow critical finishes to meet their proposed completion dates.

The exterior façade of the seven-level facility features an innovative pre-insulated, brick-inlay architectural precast system with limestone finished precast accents. The manganese ironspot thin brick complements the traditional hand-laid brick used on manufacturing buildings in downtown Indianapolis. At the arched entrances into

the stadium, thin brick was corbelled out to enhance the visual expression. The large vertical pre-insulated column covers were sequentially poured which allowed them to be erected as one large piece versus three pieces. This reduction in pieces meant that there were fewer pieces to erect, less sealant joints to maintain and allowed the designer to have a more energy efficient envelope.

An innovative gravity connection was used to support the arched soffit on the East and West Main Entrance.



Architect: HKS, Inc

Engineer: Walter P. Moore

General Contractor: Hunt Construction Group

# Northeastern Illinois University Parking

Chicago, Illinois

*"The duration from final design approval to occupancy was less than one year. Precast manufacturing and erection duration had to be completed in less than 7 months to maintain the project schedule. With careful coordination, the precaster maintained our project schedule while providing the highest quality finish on both the double tees and cast-in thin brick wall panels required for this project."*

Carlos del Val Cura  
James McHugh Construction Co.

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Northeastern Illinois University, a commuter college located on the northwest side of Chicago, wanted to quickly add an additional 1,000 parking spaces to their existing facilities to accommodate a growing population.

A total precast concrete system was deemed as the only solution that could meet the aggressive construction schedule for this project. The 325,000 square foot garage was completed in less than a year after it started, allowing the first phase to be opened in 5 months.

Aesthetics were very important to the university and no compromises were made at the expense of time savings. Open-air exterior precast walls with a stunning combination of cast-in thin brick with raised panels and acid-etching, delivered a look that flowed beautifully with the adjacent campus buildings. Over 760 pieces of precast were efficiently manufactured and installed resulting in a finished structure that pleased all the parties involved.



Architect: Booth Hansen Associates  
Contractor: James McHugh Construction Co.

# Manufacturer's Supply Company

Hudsonville, Michigan

Jim Mol, the owner of Manufacturer's Supply Company, had three goals for his new building:

- Reduce maintenance
- Reduce energy use
- Provide a unique aesthetic appearance

The nature of Manufacturer's Supply Company's business requires tall racking systems to store product efficiently. Therefore, wall heights of up to 43' were needed in their new facility. These goals and requirements led the owner and designers to choose precast concrete as the best solution for this Design/Build project.

The building features 56,856 sq. ft. of load-bearing, insulated sandwich wall panels, 2,414 sq. ft. of 8" solid precast panels, and 4,240 sq. ft. of hollowcore floor plank for a mechanical mezzanine. These precast components gave Manufacturer's Supply Company's owner the versatility he was looking for in terms of aesthetics, energy efficiency, and durability in his new, low maintenance building.



Grandville, MI  
(800) 434-5830  
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**"By selecting precast concrete for Manufacturer's Supply Company's new facility, we were able to help the owner achieve all of his objectives for the new facility including low maintenance, sustainable design, lower energy use, and a clean crisp appearance. The precast system also helped us enclose the building two months sooner versus the time that would have been needed for a pre-engineered, steel building."**

John DeBlaay  
Vice President  
Dan Vos Construction Company



# Walkerville Lofts

Windsor, Ontario

A ten-story warehouse that formerly belonged to the Hiram Walker distillery was converted to sixty-nine condos. The existing cast-in-place structure was deemed structurally sound for this conversion from warehouse to condos.

The concept was to match the appearance of the buildings in the surrounding neighborhood of Walkerville, in Windsor, Ontario. In order to accomplish this, precast/prestressed products were used to clad the exterior of the building.

The precast/prestressed column covers and spandrels tied back to the existing cast-in-place structure to give the building the desired look. In order to avoid the time and expense of field applied brick to the cladding, all the precast panels were manufactured with cast-in thin brick.

The erection required the drilling of over one thousand holes for connections into the existing concrete. Erection of the precast product took approximately five weeks to complete.

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*"By using precast we created a very nice looking face on the outside, and we also accelerated the speed of construction on site. We were able to change the entire look of the building within just a few weeks."*

~Spiro Govas, Architect  
Sila Investments



# Stratford at Kenwood Flats

Cincinnati, Ohio

**"The precast system was a great solution to allow for this 4 story building above the garage. Precast concrete provided design flexibility to eliminate shear walls and hold down hardware through the garage area, which opened up drive and parking areas. The preplanning and coordination made for a quick erection process with few field adjustments required, and shortened overall project duration."**

~Steve L'Hommedieu, Paric Corporation



www.hoosierprestress.com  
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Precast Concrete is an excellent choice for application in a Design/Build project, such as the Stratford at Kenwood Flats parking garage and support structure. The precaster was involved early in the planning stages, which allowed assistance to be provided to the engineer with design and layout.

There were some difficult areas to design within this site. The area that the garage and townhouses were situated on was very tight with a sloping fall off to the back of the building. This meant the precast would have to be erected from within the footprint of the building, backing out as the system went up. The next challenge was the turnaround on top of the precast for emergency vehicles plus drop off. This element required an impact of 350 PSF LL on the precast along with wall line loading. The precaster provided design assistance to prevent the need for change orders from the design documents during shop drawings and engineering.

16,100 square feet of 12" Hollowcore, 16 Precast columns and 480 LF of precast beam were installed in 4 days allowing the schedule to be completed without delay.



# Grant Street Transportation Center

Pittsburgh, Pennsylvania

*“From an aesthetic standpoint we knew that precast stairs would look much cleaner and consistent than poured in place stairs. The stair towers on the*

*Grant Street Transportation Center were designed to look as uniform as possible in color and form at every level (particularly from below) and at first glance appear to be floating in the glass enclosed stair towers”*

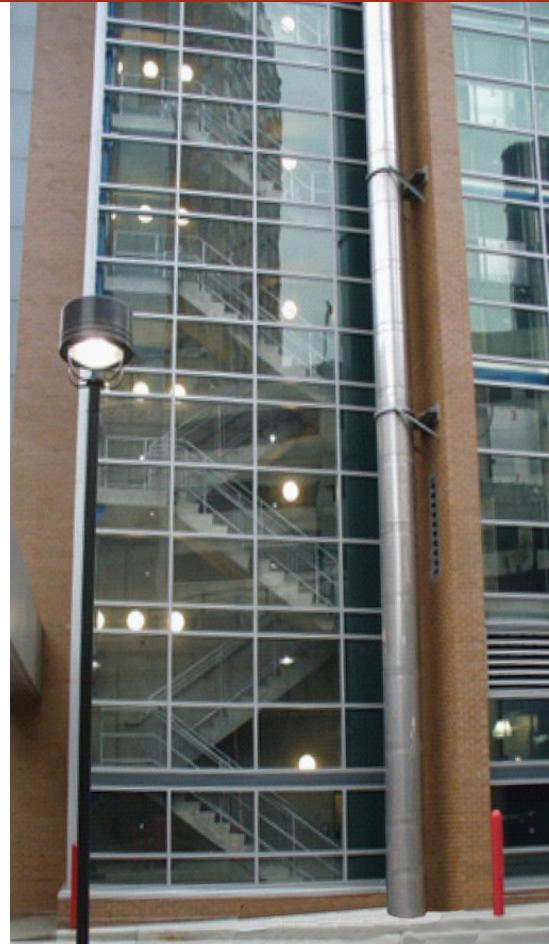
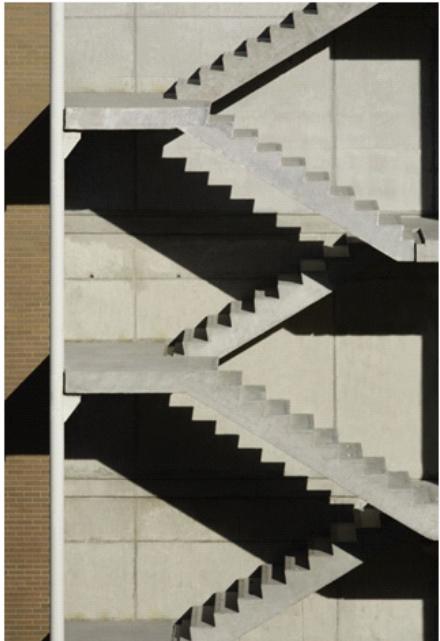
Tami Greene, IKM, Inc.



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Architect: IKM



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