

Pierce Associates, Inc.
4216 Wheeler Avenue
Alexandria, VA 22304

BEE safe

Pierce Associates is a safe company. Our safety incident rates are the lowest they've ever been, and our safety department is filled with dedicated inspectors, planners, and trainers. Our training programs ensure compliance across three distinct OSHA jurisdictions, yet our training does more than just fulfill legal requirements. Take for instance Pierce's first aid/CPR training policy.

Pierce goes far beyond the requirements for providing one first-aid-trained representative per site. Pierce trains and certifies all foremen in first aid/CPR, as well as our entire safety department and many of our project management staff. We presently have 67 employees certified in first aid/CPR, and we have additional trainings already scheduled for this summer.

This means that on every project site, in each of our fabrication shops, and at our home office, we have several people capable of providing essential care to

injured parties in the critical minutes before emergency medical responders arrive. In many cases the presence of qualified first aid/CPR providers makes the difference between a minor injury and a serious one. It should also be noted that the ability to provide care isn't limited to the company. Pierce employees regularly benefit the community at large by providing first aid/CPR care to injured parties when and where the need arises.

With that in mind, Pierce continues to strive to serve our people, clients and community in ways that are safe and supportive.



“We've all heard that we have to learn from our mistakes, but I think it's more important to learn from successes. If you learn only from your mistakes, you are inclined to learn only errors.”
~Norman Vincent Peale

Retiree NEWS

Larry Burford began his employment with Pierce Associates, Inc. in 1967 working on the night shift in the sheet metal shop. He had been hired by Tom Neese, who at that time was sheet metal superintendent.

Larry had started his career as a sheet metal apprentice in 1963 at the William H. Singleton Company. At Pierce, Larry would soon move from the shop to pick off and coordination departments, working under Marshall Dorman. It was there that Tom Neese recognized the potential in Larry and asked him to field sketch and oversee the installation of a small job downtown. Larry agreed to the task, but with the condition that it be only a short term assignment and he would return back to a coordination position at the main office.

Considering himself to be more suited to working at the shop in lieu of working in the field, Larry needed to be persuaded by Tom to continue working in the field on a job at the Commerce Department. After the unexpected death of the job foreman Grover Greer, Larry took over as the job foreman. It was there that Larry would meet and work with another great influence on his career, Pierce project manager Rip Collins.

Larry's natural ability, coupled with the mentoring of Tom and Rip, led his career upward as he worked as the sheet metal foreman on the DC Courthouse, The US Department of Labor and NIH Bldg. 10 Ambulatory Care buildings. In time, Larry would assist PAI project managers John Mavis and Ed Lawrence with change order pricing and other project management activities, broadening his knowledge and experience beyond just the sheet metal aspect of our work. In 1980, Pierce was awarded the DuPont Hospital project in Wilmington, Delaware and Tom Neese advocated that Larry be assigned to the position of on-site project manager and jobsite superintendent.

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“Many of life's failures are people who did not realize how close they were to success when they gave up.”
~ Thomas A. Edison

Tony Davis Inducted into WBC Hall of Fame



Tony started with PAI in February of 1991. Over twenty years of quality work, Tony earned 7 Craftsmanship Awards and entry to the WBC Hall of Fame. Tony won Craftsmanship Awards for Howard Hughes, Gaylord National Harbor, Constitution Center, Dept. of Interior, NIH South Entry, Mobil Oil Expansion, and Freedom Square. Tony has been married

to Sharon for 33 years, and together they have four girls, Mechelle, Melissa, Marie and Meagan. His hobbies include hunting and dealing with the cows that are his labor of love on the farm.

EMPLOYEE highlights

Scott Sisk



Scott Sisk is a fitter foreman at the New Campus East job, currently finishing construction in Springfield, VA. Scott began his career with Pierce Associates nearly 20 years ago as a helper, hired in February of 1992 at Mary Washington Hospital. After working for six years at a steel fabrication shop, Scott was introduced to both the

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EMPLOYEE highlights

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trade and Pierce Associates by his father-in-law. Scott then enrolled in school with the Local 602 and completed his apprenticeship in 1999. Before working at NCE, Scott was a sub foreman at Constitution Center and had previously worked on the DOI and Gaylord projects.

Scott grew up in Spotsylvania County and attended Spotsylvania High School where he met his wife, Claudia. Scott and Claudia have two sons, Justin, 18, and Zach, 14, and will be celebrating their 24th anniversary this year on July 25th. Scott's oldest son graduated from Spotsylvania High School this past May, and his younger son will be starting high school there next year. Growing up, both boys have been active in sports including football, tennis, and wrestling.

When not busy with work, Scott enjoys vacationing with his family, watching racing, and fishing. Scott, Claudia and the boys just enjoyed a long weekend in the mountains over Memorial Day. His favorite place to fish is on the Rappahannock River, and he hopes to build his own muscle car some day.



Koran Thomas

Koran Thomas is a member of Plumbers Local 5 union and is currently working as a part of Pierce's quality control department at NCE. Born and raised in Washington, D.C., Koran began his apprenticeship upon graduating from H.D. Woodson High School. He started with Pierce as a 2nd year apprentice in 1995 working on the Seneca Correctional Facility in Boyds, Maryland, and, after a long hiatus, rejoined the company as a plumber on the Gaylord Hotel project.

After moving to NCE, Koran joined PAI's QC department, a change that Koran has welcomed despite NCE's laundry list of punchlist and action items. "Working in QC is a big change of atmosphere from working in the field. You get to see the work from a whole other perspective," Koran said.

Away from work, Koran has a number of hobbies and interests that keep him busy. He enjoys racing cars, especially a friend's Chevy Monza, at Maryland International Raceway. He also enjoys video games and fishing. "If there's water and fish that are biting, I'm there."

Koran also enjoys spending time with his children. His 12

year old daughter, Kearah, is active in gymnastics and ballet, while his sons, Camron, 11, and Koran, 3, love to play football and basketball. They all enjoy doing a number of activities together as well, such as four-wheeling and fishing. Pierce Associates is also happy to congratulate Koran on his recent engagement to his fiancée, Ginger, and wish them the best in their upcoming marriage.



Brad Matulevich

In just two years with Pierce Associates, Brad Matulevich has already accomplished quite a bit. He has worked on five different Pierce jobs, which has allowed him to learn from many Pierce sheet metal veterans, such as Wayne Alt and Joe Mattia at One Skyline Tower, Cody Cain at National Air and Space Museum, John Cumberland at the

Department of the Interior, and currently Ray Meyer at Kaiser Permanente in Tyson's Corner.

As a 3rd year apprentice of Local 100, Brad enjoys every opportunity he can to learn about his trade and improve his quality of work. His hard work has already paid dividends as he was part of Cody Cain's sheet metal crew that received the WBC's 2010 Craftsmanship Award for their work at NASM. Additionally, he has excelled in the apprenticeship program, winning the Local 100 category for service and getting the opportunity to travel to Las Vegas to compete nationally. Brad enjoyed the Vegas experience, and it has motivated him to work even harder so that he can go back to Vegas and win the national competition next year. His goal is to finish the Local 100 apprenticeship program as one of its most decorated sheet metal mechanics, on par with current Pierce sheet metal superintendent Tim Aley.

Brad grew up in the local area, living in Columbia, MD and attending Oakland Mills High School, where he excelled in football. His football abilities earned him a chance to play at Bowie State University where he studied social work. After Bowie State, Brad spent time working as a finish carpenter before deciding to pursue his passion, HVAC construction.

In his free time, Brad enjoys working out. He views it not just as a hobby but as a way to make himself a better worker. He has also begun taking night classes at a local college. He hopes that the college education will allow him to grow his passion for learning and give him a better background to transition into his hopeful future profession of coordination.

Patriot Ridge Project (1106)

Owner: COPT (Corporate Office Properties Trust)

GC: The Whiting-Turner Contracting Company

Architect: Wisniewski Blair & Associates, Ltd.

Engineer: KTA Group

On April 14, 2011, Pierce was officially awarded the Patriot Ridge Project by The Whiting-Turner Contracting Company.

The award was made after Pierce provided three budgets as the drawings progressed over the last year, and hard bidding the IFC drawings.

The award covers Phase 1 of 3.

Phase 1 consists of a 250,000 SF - 9-story building and a 820,000 SF - 9-story space parking garage.

The site is located at 7770 Backlick Road, Springfield, VA, within sight of NCE.

The site was the old location of EEE Motors and Pallone Chevrolet. The existing dealerships have been demolished and a complete restructuring of the site profile, with major site improvements, is underway.

Building One is cast-in-place post-tensioned concrete with a curtain-wall system, precast exterior and punched windows.

Currently, Building One is core and shell only.

The floor plate is approximately 27,000 SF with a small AHU and loop ductwork on each floor. On each level, there is a core set of restrooms, mechanical room, electrical room, telecom room, elevator banks and stair towers.

The building is heated via electric fan-powered VAVs and cooled by a chilled / condenser water system utilizing two 300-ton chillers and twin cell cooling towers to the AHUs. The cooling towers are recessed in a well onto the 8th floor.

Additionally, there is a gas fired air-to-air energy recovery unit located on the rooftop.

The parking garage is precast, prestressed concrete designed to accommodate 3,300 vehicles, with scattered support areas and mechanical spaces.

The original schedule for the parking garage had a start date of October 1, 2011 but the general contractor has already begun pilings and anticipates that we will keep up.

Currently, the plumbers are on-site installing underground plumbing, sleeving, and cast-in-place anchors under the watchful eye of Tom Livrette.

Mike Taylor is scheduled to be responsible for the sheetmetal and Scott Sisk will be responsible for the fitters.

Karl Miller is the Sr. PM on the project with Keith Gauthier providing day-to-day contact and support.

The overall schedule for Phase 1 is 13 months from award of Pierce's contract to substantial completion.

The final site plan has a total of three office towers and a parking garage. We will be actively pursuing the tenant portion of the Phase 1 and all subsequent work on site.

NOAA (1104)

Owner - Maryland Enterprise

Receiver - Douglas Wilson

GC - Skanska USA

Architect - HOK

Engineer - Vanderweil

Pierce has at last returned to the National Oceanic and Atmospheric Administration building in Riverdale, MD, after the job was suspended for 2 ½ years. The new general contractor is Skanska USA, though they have many of the same employees from the previous GC. As such, we look forward to building on the relationships we have with them as we work together to move the job forward.

Led by the efforts of Cody Cain (sheetmetal foreman and job superintendent), Jack Welch (fitter foreman) and Ken Hollingshead (plumber foreman), we have begun the tedious process of checking all of the previously installed piping and duct for damage and starting repairs as needed. Pierce has also brought all of our vendors on-site to inspect equipment that has sat idle since 2008 to ensure that everything will work properly. The biggest hurdles remaining for Pierce are the TAB and commissioning, since they were never started prior to the previous job shut down.

Welcome 2011 Interns

Pierce Associates is excited to have two promising interns join us this summer. Josh Zilke is a resident of nearby Winchester, VA and began his internship just after completing his exams in May. Josh is pursuing a degree in Construction Engineering & Management and a minor in Green Engineering at Virginia Tech. He expects to graduate in December 2012. Josh will be working with our 1103-Kaiser Tysons team throughout the summer, along with various other assignments.

Laura Pica joins PAI from Bethel Park, PA. She is an Architectural Engineering major at Penn State and plans to graduate in May 2012. Laura began her internship on May 31st and will spend the majority of her time with our 0902-MedImmune team, followed by a period in our estimating department.

Please welcome Josh and Laura to our team and help their experience be as rewarding as possible.

floor and into the future data center. Meanwhile, all of the equipment has been released and the main work should start in the next couple of weeks.

NCE (0706)

GC: Clark/Balfour Beatty – NCE, A Joint Venture

Architect: RTKL / Kling

Engineer: RTKL / Kling

The much anticipated occupancy date of April 22nd has come and gone, and turnover of the entire building has occurred. At this time, three quarters of the building is occupied by the government. Superintendent Fred Gilbert is ensuring all remaining punch list items are being addressed, while commissioning and TAB are completing their work.

Last minute change order work is being conducted at hyper speed. Every change that occurs has to be conducted at night (off hours) under close supervision by the NGA police. All material has to be accounted for as it is brought in and is x-rayed for security purposes. Once the last NGA employee leaves for the day we get the green light to start our work.

With the cooperation and leadership of foremen Mike Taylor (SM), Scott Sisk (SF), and William (Brett) Dougherty (PL) working side by side, work is running smoothly. All duct, pipe, and equipment for the ITF/NIQU change order is installed and finalized.

St. Elizabeth's Tunnel Project (1005)

Owner: GSA

GC: Balfour Beatty

Architect: Perkins + Will

Engineer: Environmental Systems Design

The St. Elizabeth's campus is situated off I-295 in Anacostia and is home to four large construction contracts being carried out simultaneously. As such, detailed logistical discussions

between GSA, Tishman/AECOM, Balfour Beatty and other contractors has required a very unique phasing of work on-site. Pierce's work on the campus has begun slowly, but manpower will soon be ramping up during the summer months. The coordination effort, led by Matt Hill, has been completed and the HVAC shop, led by Denny Lyons, continues to work hard to fabricate six large underground vaults.

The steamfitting crew, led by WBC Hall of Fame inductee Tony Davis, has set three vaults to date with two more to follow by the end of summer. The chilled and hot water mains that will feed all of the buildings on the west campus are set to begin after the 4th of July weekend, with three crews running simultaneously to meet a challenging schedule. The underground HVAC work has involved extensive collaboration with our preinsulated pipe manufacturer in order to get the majority of the pipe lengths shipped precut and with fittings already attached. This collaboration should hopefully allow the Pierce welders to work quickly and efficiently. The plumbing crew, led by Brett Dougherty, will begin installation of the underground trench drain within the next month once the excavation, sheeting, and shoring are complete.

FRC ESPC III – FDA CUP Expansion (1004)

Owner: Honeywell Building Solutions

GC: Engineered Systems Alliance, LLC

Engineer: Hankins & Anderson, LLC

Work on the FDA CUP is underway with excavation, sheeting and shoring ongoing. The underground plumbing work, led by Brett Dougherty, is scheduled to begin in July with the installation of foundation subdrainage lines. Once the underground work has been installed, Pierce will have a gap in construction while the structural trades pour slabs, assemble the steel structure

and begin to close-in the building. In the meantime, Pierce's efforts will turn toward the major preconstruction tasks of coordination, pre-fabrication, submittal processing, and procurement. Also, Pierce continues to work with Hankins & Anderson and Truland as partners in ESA developing the design documents. The 65% mechanical and plumbing design documents were issued to Honeywell in late May, and the 95% design documents are scheduled for issuance in mid-August.

NCR of Capital Region-Data Center "C" Expansion (1105)

Owner: Terremark NAP of the Capital Region, LLC

Architect: M Group

GC: Hitt Contracting

Engineer: KTA Group, Inc.

Pierce has been selected for another tenant fit-out installation at Verizon/Terremark's National Capital Region Data Center in Culpeper, Virginia. The expansion includes the installation of five 50-ton computer room air conditioning units (CRACs) and associated piping and controls. The steam-fitting installation is being led by Tony Davis, Al Bonner, and Scott Kerns. The aggressive construction schedule is on track and has the substantial completion date of July 1, 2011.

FDA Bldg. 52 & 72 Mechanical Utility Distribution (1107)

Owner –GSA

GC - Honeywell

Architect – Kling-Stubbins

Engineer – Kling-Stubbins

Pierce Associates is pleased to announce that it has been awarded an additional Honeywell utility distribution project at the FDA White Oak campus. The project involves installation of approximately 700 feet of 24" chilled water and 12" heating water pipe, as well as its associated testing and chemical treatment.

Retiree News

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Larry then traveled to Wilmington, along with pipe trade foreman Paul Wiggins and sheetmetal foreman Rick Aley, and over the next four years he would move from DuPont to Wilmington Medical Center. As a result of some project-related legal disputes, Larry became an invaluable asset to owner Lew Pierce, and after his assignment in Delaware he returned to the main office and was promoted to Vice President of Construction.

As Vice President of Construction he was heavily involved in both pre-construction and construction activities. Larry served in this role until 1999 when he began a phased retirement from PAI. Over the next year or so he worked part time on a variety of tasks while focusing on getting the NIH-CRC job started and underway. In May of 2001, Pierce finally bid farewell and good luck and allowed Larry to fully pursue his retirement.

These days find Larry and his wife of 47 years, Bettie, spending the cold weather months in Lady Lake, Florida and the warmer weather in Berkley Springs, West Virginia. They spend time traveling, golfing, and fishing. They also visit their two daughters, Kelly and Sheri, and their seven grandchildren frequently. Kelly lives in Greenville, SC with her husband and four daughters while Sheri, her husband, two daughters and one son are preparing to move from Williamsburg, VA to Greenville as well. Bettie and Larry's daughters both graduated from Bob Jones University, and this year two of his grandchildren graduated from there as well, with yet another grandchild following in their footsteps.

When we talked to Larry he said he felt truly blessed to have been given the opportunity to work at Pierce and with the people he had known. His story and his dedication are firm reminders of Larry's belief that hard work and commitment to your family and your job will reward you in the end.



Tristan Churm Certified by DBIA

Recently, project manager Tristan Churm was certified as an associate DBIA. The Design-Build Institute of America, or DBIA, was founded in 1992 to champion the cause of moving the construction industry towards the design-build contract delivery method. On a normal job, the building owner has two separate contracts, one with the construction side and one with the design team. On a design-build job, the owner has only one contract, with a design-build team that is responsible for both construction and design. This removes the risk of design errors and omissions from the owner and puts it on the designer-builder.

DBIA has successfully helped local, state, and federal government agencies implement the design-build contract method into the approved procedure for bidding work. Today, about 35% of all construction is done with a design-build contract. DBIA estimates this will grow to 60% by 2020.

Given that Pierce Associates is both a contractor and a designer-builder in our partnership with Truland and H&A, ESA, this different way of completing a job offers challenges that we must recognize from the beginning. Owners are not looking for just the lowest price, but the best value. During the bid process, the teams provide an approximately 30% complete design to the owner with a price to build and finish the job. The owner then picks the team that gives the best value for price based on a weighted criteria.

Once the contract is awarded, design picks up where the bid stopped, and construction starts based on the current design. Since the price is already locked in, it is extremely important to keep open communication

between the contractors and designers within the team. Every design modification must be evaluated to ensure that the job stays within budget, and consideration must be given to the fact that often times construction has already started.

In light of these challenges, one of the tenets that DBIA teaches is trust. The owner must trust that the design-build team is giving him the best value while not micromanaging the process. The design-build team must trust each other to ensure that all required activities are completed on time, and trust the owner to provide his input as needed.

The design-build contract method is a new way of building, and we, both as builder and as part of the ESA team, need to excel in it in order to compete for this exciting method of construction.

Pierce Associates: Employee Notes

The Pierce Associates family was saddened to learn of the death of Howard "Mac" Cox at the age of 66 on June 1, 2011. Mac worked for PAI on and off for the past 25 years before retiring late last year. Our thoughts are with his family.

Retired Pierce employee Joe Foglio also passed away on April 30 at the age of 81. Joe was a member of Sheet Metal Workers Local 100, and was the principle operator of the deco line in the sheet metal shop for many years. Our thoughts and condolences are with his family as well.

Steve Pierce's daughter, Melissa, will be graduating from high school in June and will be attending college this coming fall at High Point University in High Point, North Carolina. Melissa's brother, Austin, just completed his first year of graduate school at the University of Illinois in Champagne. Austin served as a graduate teachers' assistant for both semesters of the 2010-2011 academic year and is a candidate for a masters degree in electrical engineering. Austin will work this summer as an intern at SAIC in Chantilly, Virginia.

Karl and Jane Miller are about to gain two more family members, as both their son and daughter are engaged! Their son Tyler proposed to Michelle Sibert on Christmas night. Tyler met Michelle his sophomore year at Radford University, and they remained sweethearts while she completed her graduate degree in physical therapy at VCU and he attended Marine Corps training. Michelle recently graduated with her doctorate and accepted a job in Jacksonville, NC, and Ty came back from California long enough to buy a home for the couple in Hubert, NC. Ty will be back on the east coast in July, and they will be married on August 20th near Richmond. Married life then begins with Michelle working in Jacksonville and Ty at Camp Lejuene!

The Miller's daughter Amanda accepted Fernando Avila's campfire proposal in April! Fernando, an Industrial Engineer from Virginia Tech, and Amanda, a doctor in physical therapy, met three years ago in Richmond through mutual Hokies. Both work in Richmond, Fernando for PFG, and Amanda with a clinic specializing in women's physical therapy. They plan to marry in Chincoteague in June of 2012 and continue living in Richmond (close to mom and dad!).

Congratulations to LaShan "Sweets" Payton, who bowled her first 300 in April at Marlow Heights. She bowled 300, 220, and 245 for an excellent 765 set. Congratulations also to LaShan and her husband Joey, who celebrated 17 years of marriage on May 21st.

Congratulations to Tom Ramsey, Blake King, Kevin Weaver and Bill Zis on graduating from the Plumber's Local #5 apprentice program. The graduation event was held on June 3 at Martin's Crosswinds in Greenbelt, MD.

We are pleased to welcome sheet metal sub-foreman Woody Newell back to work after a six month medical absence. Woody is currently working at job #1103 (Kaiser Permanente-Tyson).

Congratulations to Melvin Cutchember, Timothy Glass, Justin Sheppard, Gregory Guy, and David Cater for receiving their official diplomas and certificates of completion at the annual Sheet Metal Workers Local 100 Graduation Dinner Dance on June 4.

Congratulations to Gary McLaughlin on graduating from the Steamfitters Local 602 apprentice program. The graduation event was held on June 3 at Martin's Crosswinds in Greenbelt, MD.

Congratulations and best wishes to Ted Cumberland on his retirement after working in the sheet metal industry for the past 41 years. Ted's last day was April 29. His dedication and hard work will be missed by those who knew and had the privilege to work with him.

Lastly, Porter Neese has decided to retire after almost 42 years with Pierce Associates. Porter has had a series of ups and downs this past winter and spring as he continues his treatment for multiple myeloma. Porter has still managed to spend some time fishing, and is always planning for the next opportunity to go again. From everyone at Pierce Associates, we thank Porter for his loyal and dedicated commitment to Pierce, and we sincerely wish him and his wife, Dana, the best of times in his retirement.

Training & Events @ Pierce

Matt Corrigan & Dan Donaghy attended the Design Build Institute-MAR "US Government Programs" seminar in April.

In March, Dale Sheppard, Tim Aley, and Paul Thiel attended the SMACNA Fire Life Safety Program.

MCA held a seminar in March titled "Jobsite Productivity: How to Protect It...How to Improve It". The seminar was attended by Anne Brodfuehrer; David Keder; Tim Gessler; Matt Hopke; Lou Spencer; Brett Davis; Tim Aley; Steve Kilts.

DCMSA held a Mock Bid Day in March, attended by Anne Brodfuehrer; Mike Smearman; Keith Knarr.

Anne Brodfuehrer & David Keder traveled to Austin, TX in May to attend the Institute for Project Management.

Job Update

DOI Modernization Project, Option #4 (0905)

Owner: GSA/Dept. of Interior

GC: Grunley Construction

Architect: Shalom Baranes Associates

Engineer: GHT Limited

Phase 4 of The Department of the Interior Modernization Project is still on track to be completed in September, with the exception of the child care facility, security center and the museum. The museum has undergone extensive changes and we are still waiting on direction to proceed for the child care center and security center. All of the equipment has been installed, pre-functional testing has begun on the fan coil units and we are currently flushing all of the HVAC piping. Finish work is currently being performed on floors 3 through 7.

The DOI project is currently being coordinated and managed by lead coordinator Paul Ellis, project superintendent/sheet metal foreman John Cumberland, HVAC piping foreman Ronnie Stokes, and plumbing foremen Brian Sonon & Tim Jimmo.

Howard University (1002)

Owner: Howard University

GC: Honeywell

Engineer: SRBR

Work continues at Howard University, and the project is entering into its last stages. Our sheet metal team has started installing the energy recovery media in the hospital's 16 main air handling units. This media is an integral part of keeping the hospital warm during the winter and cool during the summer. Harry Biller, Pierce's sheet metal foreman, has headed up both the removal of all the media as well as the installation of the new media. Meanwhile,

Nelson Peguero Jr., and Steve Aderholt are installing thirty control valves on the west campus and completing the final commissioning of the equipment.

MedImmune P95 - Area 6 Lab (0902)

Owner: MedImmune, LLC

GC: Tompkins Builders, Inc.

Engineer: Kling Stubbins

The MedImmune P95 Area 6 project is nearing the finish line and has accomplished several major milestones. The major HVAC systems have been completed and flushed, and are now in operation. Major equipment including chillers, boilers, air handling units, pumps, fans, etc. are working to provide conditioned air. On the plumbing side, the domestic water booster pump as well as various sump pumps are also up and running.

Crews continue work on the typical floors to make final connections at lab casework, including final testing, as certification of lab systems is approximately one month away. Sheet metal continues to set air outlets as the ceilings progress throughout the building. As the project nears the finish line, Pierce Associates turns its attention to commissioning and final building punchout. With over 250,000 hours worked, safety, as always, remains of paramount importance.

Kaiser Permanente (1103)

Owner: Kaiser Permanente

Architect: Anshen + Allen, Architects

Engineer: Leach Wallace Associates, Inc.

Construction has begun on Kaiser Permanente's renovation of a 241,000 square foot, former office building in Tyson's Corner, VA. The building, purchased by Kaiser in January of 2010 as a part of a \$2 billion dollar expansion into the mid-Atlantic region, will house a "Specialty Hub" when complete. The hub will be a full-service medical

office building, offering members access to primary, specialty, and urgent care, full radiology services, outpatient surgery, OB/GYN, optical services, and a retail pharmacy.

The mechanical and plumbing package includes a full range of major equipment, including two steam boilers, three hot water boilers, two 500 ton chillers, two roof-top cooling towers, and six custom air-handling units, as well as a host of VAVs, fan-coil units, computer room A/C units, 612 plumbing fixtures, medical-gas, and clean-steam systems.

Adding to the difficulty of the project is a one year fast-tracked project schedule, as Kaiser Permanente is expecting the building to see its first patient by the end of 2012. To reach this goal, the field crews are being led by sheet metal foreman Ray Meyer III, plumbing foreman Jeff Horsmon, and steamfitting foreman Trey Singletary. TBN has been brought on as the insulation subcontractor, and building controls are being done by Facility Engineering Services.

Pierce Associates is proud to partner with general contractor DPR Construction on this work, and we look forward to the successful and timely completion of this project.

Bureau of Engraving and Printing CT 10 replacement (1102)

Owner: Bureau of Engraving and Printing

GC: Pierce

Arch/ Engineer: Washington Gas

Pierce has been contracted by Washington Gas to replace two cooling towers at the Bureau, and add four pumps and a heat exchanger for emergency backup cooling. An additional heat exchanger and two pumps are being installed as well to keep the Bureau's ink mills cool. Currently, Ronnie Stokes and his crew have installed the first run of piping from the 9th floor to the 5th

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