

FEATURED PROJECT

FCG BUILDS 258K SQUARE FOOT STATE-OF-THE-ART RECONDITIONING CENTER FOR TRICOLOR AUTOMOTIVE

CATEGORY: LIGHT INDUSTRIAL/AUTOMOTIVE

LOCATION: SURPRISE, ARIZONA

CONSTRUCTION TYPE: NEW CONSTRUCTION

SQUARE FEET: 258,000

The Fleming Construction Group partnered with BlueScope Properties, Butler Manufacturing® and GH2 Architects to build a state-of-the-art automobile reconditioning center for Tricolor Automotive in Surprise, Arizona. Fleming provided construction services for the center, which will create 500 jobs in the area and help Tricolor in its mission to help underserved Hispanic communities in the Western states secure reliable, affordable transportation.

Employees at the reconditioning facility support Tricolor's commitment to quality by performing 150-point inspections, mechanical and cosmetic repairs, quality control, and detailing for up to 500 vehicles per week that are then sent out to be sold at Tricolor dealerships. To facilitate this effort, the project was built-to-suit with many customizations for a key Arizona developer with Tricolor as their tenant. The building features extensive tenant improvements, including a car wash, paint booths and more than 50 repair stations with lifts, in addition to offices, conference rooms, break rooms and reception area.

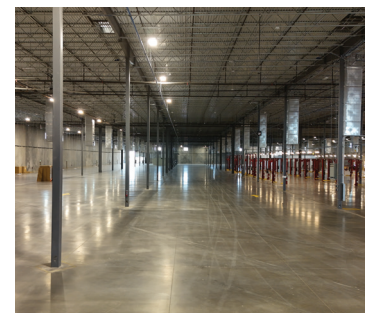
This was BlueScope Properties' first development project in Arizona, and teams had to manage a long permitting process and runaway building material cost escalation during the project's construction timeline. Despite these setbacks, the build was completed on budget with zero recordable safety incidents.

PROJECT SCOPE

- Butler LogistX™ Structural System
- Site Cast Concrete Tilt
- TPO Roof
- Reinforced Concrete Slab
- Fully Conditioned Space
- Space Breakdown - 10K SF Retail, 15K SF Warehouse, 5K SF Office

RESULTS

- Completed On-Time
- Zero Recordable Safety Incidents



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