2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN – NORTH LITTLE ROCK

CONTRACTED SCOPE

.

The Hilton Garden Inn located in North Little Rock, Arkansas is a new, 4-story construction project that includes 119 rooms/suites, restaurant and kitchen, an indoor heated swimming pool, banquet facilities and many more amenities.

CCI began this project in the Fall of 2008 installing both a complete electrical system and a state-of-the-art Cat6 communications backbone and wireless system. A complete low voltage lighting control systems for green energy was also installed by CCI.

The Hilton Garden Inn, North Little Rock, was completed and open for business in April of 2010.

Type of Construction ---------- New
Size of Project ---------- 29,000 over 4 floors
Contract Value ---------- $ 810,000
Length of Project ---------- 15 months
Self Performed %---------- 95%

Systems Installed:

- Site Lighting
- Switchgear
- Lighting
- Controls
- Fire Alarm
- Communications
- CATV

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN – NORTH LITTLE ROCK

PROJECT NARRATIVE

Why is this project Special?

The beautiful Hilton Garden Inn located at 4100 Glover Lane in North Little Rock, AR presented a very unique experience for CCI of Arkansas. The Hilton Garden Inn is a 29,000sf four-story hotel with 119 guest rooms, kitchen, full restaurant, indoor swimming pools, elevator and banquet facilities.

This project is the first hotel project that CCI has completed. Confident in our electrical abilities, we had no reason to suspect this would be any different scenario compared to other construction projects. Little did we know what a wild ride we would have ahead.

CCI installed from the ground up, all the electrical requirements of the project, managed several subcontractors for the fire and security systems, and installed a state of the art Cat6 network and wireless network. Along with the low voltage lighting controls, a majority of the lighting fixtures were compact flourecent for even more energy savings. With any project, there are special needs and codes to go with a swimming pool area and kitchen areas.

This project was also special from other projects CCI had encountered as the piping feeding three floors had to be very specific and detailed since there was not a lay-in ceiling on those floors. This required detailed planning for conduit lay out and to meet code requirements.

Other special circumstances included general contractor changes, site security, fire code regulations, motivation of crews and an extended contract time.

Special Obstacles

The first special obstacle of this project was to start with the general contractor. Once CCI received a contract from the general contractor for the Hilton, it was only a matter of months before they had pulled off the job in a bankruptcy matter, leaving the owner and all the remaining contractors confused and worried. While this occurred, the owner of the facility was motivated to complete the project on his own by hiring foreman to oversee the project on his behalf. The owner eventually went thru two foreman during the duration of the project.

This created a delay in the schedule as new contracts had to be issued to all parties involved. This would go on to be a challenge as there were things a normal general contracting firm would handle, such as job site progress meeting and safety meetings.

2011 ABC ARKANSAS EXCELLENCE IN CONTRUCTION AWARDS

CCI OF ARKANSAS ELECTRICAL COMMERICAL over $500K

HILTON GARDEN INN – NORTH LITTLE ROCK

PROJECT NARRATIVE continued

Without regular job site meetings, this brought up a second obstacle; how to coordinate successfully with all the trades and get the project on a new time schedule. This required and extra amount of additional job site visits to be made to the job site to ensure that were keeping up with our necessary items and coordinate our subcontractors accurately.

This brings us to a new obstacle that occurred approximately 80% into the project; the construction was changed for the stairwells and hallways, which ended up not meeting fire code regulations on all four floors. Therefore, there were many trades that had to reconfigure their installation, and then meant that CCI had a substantial amount of the work that had to be removed and re-installed.

We all know how difficult it is to have to re-do something that you thought was correct in the first place…well, motivation of the crews having to redo this change order was hard. During that change order, and for motivational purposes, new crew members were brought onto the job site. Along with new help, the job foreman did an exceptional job keeping the men focused on their job and the end result that would occur. This helps tremendously as they tore down their fellow co-workers work and started new.

Additionally, this was compounded by the elevator location being right up against the electrical room. Piping access to the room was blocked creating a more difficult area to work in, like we needed additional concerns at this point!

The foreman on this project aided in the calmness of this project during the many obstacles it faced. He helped motivate crew members as they re-did work, worked around the special needs of the project and as the project dragged out into additional months.

Unfortunately, this project extended into many additional months before it was completed in January 2010. It was open for business in April. CCI is proud of the services we completed. This is a beautiful building, especially when the upward flood lights shine up on the structure at night.

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN - NORTH LITTLE ROCK

PROJECT SAFETY

CCI is happy to report that during the duration of this 15 month project, no injuries were encountered!

Safety is important to CCI and especially so on large projects. The Hilton Garden Inn, consisting of four stories, required attention during initial phases before the entire structure was secure. Obviously, with every project, safety tool box topics change with the environment.

Unfortunately, due to unrelated pressing deadlines, CCI was unable to apply for a STEP award this year. However, there have been great strides in the Safety Program at CCI. This includes modifying and extensively extending our safety manual, requiring that all new personnel receive video safety training equal to their skill levels when hired, and assembling a full safety committee.

We are excited about the improvements we made during the 2010 year to our safety program.

- Table of Contents from our new Safety Manual enclosed.

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN - NORTH LITTLE ROCK

REFERENCES

Although this job was a success in the eyes of CCI, many of the hired contractors including CCI, had to undergo litigation to resolve our retainage payments form the owner; therefore, we do not have any references to add to this section.

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN - NORTH LITTLE ROCK

SUPPLEMENTAL MATERIALS

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN - NORTH LITTLE ROCK

AQC CONTRACTOR

Unfortunately, CCI OF ARKANSAS is not a current AQC Contractor at this time.

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN - NORTH LITTLE ROCK

MERIT SHOP

Unfortunately, the subcontractor utilized on this project is not an ABC member.

Subcontractors Included:

- Tech Systems (fire alarm)

Suppliers Included:

- Rexel Davies (main gear and fixtures)
- Treadway Electric (communications & misc materials)
- Graybar Electric (misc materials)
- Elliott Electric (misc materials)

2011 ABC ARKANSAS
EXCELLENCE IN
CONTRUCTION AWARDS

CCI OF ARKANSAS
ELECTRICAL
COMMERICAL over $500K

HILTON GARDEN INN - NORTH LITTLE ROCK

ACCEPTANCE SPEECH

This project had many challenges, and as in every project, would not have been successfully completed without every hand involved.

Thank you to the committee for recognizing our project and another big thanks to all my employees for another successful project!

~
Tony Lee, President