

C.F. Jordan, LP

Beefing up the Metroplex's distribution space



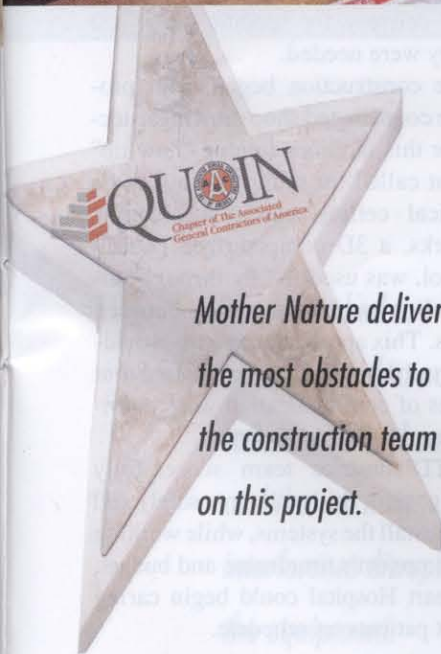
ProLogis is the world's largest owner, manager and developer of distribution facilities, with more than 526 million square feet of industrial space in 121 markets across North America, Asia and Europe. The company leases industrial space to manufacturers, retailers, transportation companies, third-party logistics providers and other enterprises with large-scale distribution needs. With the growing industrial area in the Dallas/Fort Worth Metroplex, ProLogis approached C.F. Jordan to build a new warehouse for the company. For this successful effort, C.F. Jordan has received a 2008 Summit Award, for industrial/warehouse projects over \$5 million.

The newly constructed ProLogis Park 20/35 is 535,000 square feet of open space with a 40-foot floor-to-ceiling clearance. Glass doors, which are tinted to reflect 40 percent of the sun's rays, greet guests at the main entrance lobby. The Jordan team employed tilt-wall construction for the concrete walls and installed concrete floors. To handle the traffic expected to come into and out of this warehouse, the team constructed 120 bays with overhead doors. Though typical

industrial warehouses call for a floor flatness and level of 25/35, but in keeping with Jordan's mission of exceeding client expectations, the team actually delivered floors measuring more than 70.

Mother Nature delivered the most obstacles to the construction team on this project. First, the City of Lancaster's soil has a limestone base that makes excavating for utilities challenging. C.F. Jordan brought in specialized equipment to excavate the limestone deep enough to meet the necessary utility requirements. Trenches were then backfilled with material from onsite that had been crushed and reused.

Keeping the four-month schedule on track also proved to be very difficult when a particularly harsh ice storm, followed by torrential rains, hit the area. These conditions would normally delay a project for months, but the Jordan team was able to make up a month's worth of time and completed the project to the client's specifications. Through the life of the project, Jordan conducted 102 jobsite safety audits, and recorded more than 11,300 safety observations. Because every unsafe act or condition was resolved without incident, the ProLogis project, all 90,000 man-hours, was accident-free.



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