

GIORNALE

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Aristeo managed more than a dozen different trades, including 40 apprentices, across the 11 month project duration for this delivery station in Wayne County, MI.



INNOVATIVE PLANNING & SOLUTIONS FOR LAST MILE DISTRIBUTION CENTER

As construction manager, Aristeo planned, managed and built a 265,000 SF Last Mile Delivery Station in Wayne County, MI. It spans 80 acres and includes two 42,000 SF canopies, 16 loading docks, underground conduit for 350+ EV chargers and a 323,000 CF underground storm water detention system to preserve the nearby protected wetland.

Aristeo managed the construction of the new distribution center, and also self performed the placement of 6,500 CY of concrete and erection of 860 tons of steel. Including 14 different trades and subcontractors, this project peaked at 200 tradespeople on the jobsite daily with more than 150,000 manhours accumulated by project end.

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As an AISC Certified Erector, Aristeo ironworkers erected nearly 900 tons of steel for the 265,000 SF Last Mile Delivery Station.

INNOVATIVE PLANNING & SOLUTIONS FOR LAST MILE DISTRIBUTION CENTER (CONT.)

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Aristeo is a preconstruction expert, offering value engineering ideas and other solutions before a project is even awarded. On this project, Aristeo worked closely with the customer throughout the design process before mobilization, taking into account lead times and costs in the post pandemic market. For example, we updated the schedule and pricing multiple times a month due to rapidly rising prices and lead times for critical components. Additionally, we presented alternative solutions to account for long lead times, such as steel frames in lieu of precast panels, to help the owner make the most effective decision about its structure given the pricing, lead times and structural implications.

Once construction kicked off, Aristeo continued to provide critical management expertise. For example, the team built an underground storm water detention system since the distribution center was built on federally protected wetlands. It was important to both the customer and the state to limit the size of the site, as well as the impact of construction, so an underground storm water detention system was built under parking areas to minimize disturbing areas of

the site and reduce the total footprint. To further limit disturbing the wetlands, Aristeo altered the project schedule to clear trees during the hibernation period of two federally protected species. We also created conservation easements with fencing to protect the remaining 12 acres of wetlands.

As a partner to the customer, Aristeo provided many cost and time saving solutions. Cement stabilization was one time-saving idea the team implemented due to the very poor and clay-like soil conditions. Cement stabilization involved broadcasting cement over the soil in select areas and tilling the material into the soil to create a suitable ground for construction. This solution was necessary for select areas, however Aristeo rearranged the project schedule and deferred fill operations in the wettest areas of the site until the spring to allow the soil time to dry naturally, as opposed to spending a significant amount of money on cement stabilization throughout the entire site. There were also differing elevations across the 80-acre site, which Aristeo solved for by filling in with other material from around the site.

Throughout the entire project, Aristeo remained flexible with site logistics and laydown areas due to the impact of COVID-19. The pandemic and its lasting impact presented challenges and impacted lead times for many necessary materials. For example, roofing material was extremely sporadic and shipped in varying quantities at differing times, so the team had to remain flexible to cater to new materials arriving on site. Pre-cast panel deliveries were also delayed, so Aristeo erected all of the interior structural steel bays prior to erecting the perimeter precast wall panels. This allowed the team to pull up steel erection and roofing installation in the schedule while waiting for the pre-cast delivery, keeping the overall schedule on track.

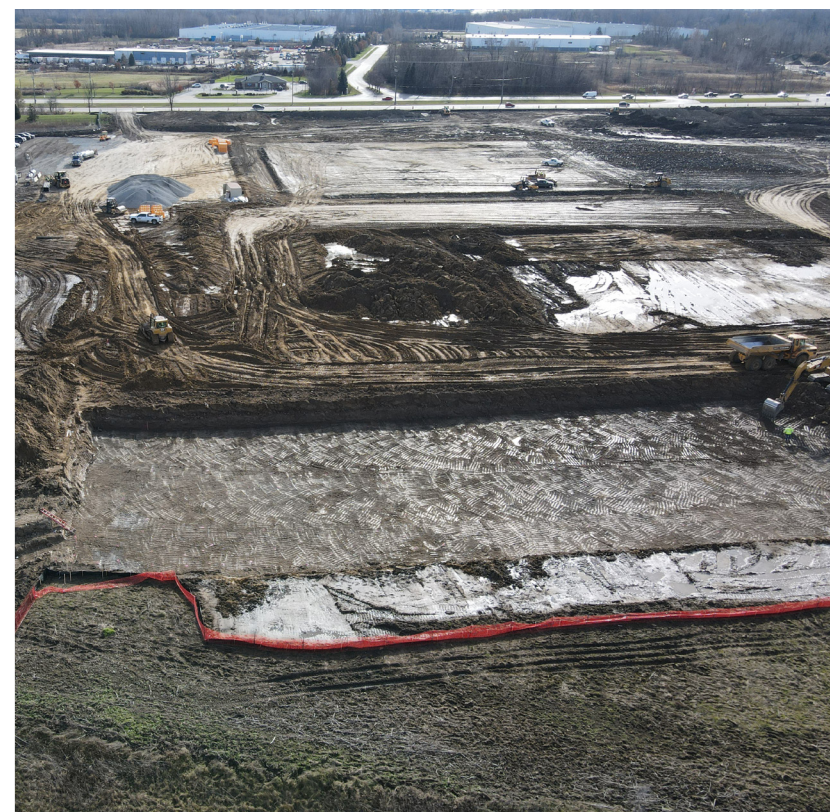
Aristeo's close partnership with the entire project team allowed us to accommodate one of the owner's new company-wide initiatives. Aristeo altered the project schedule and scope to add 22 roof top air conditioning units while the project was already in progress, which was the most cost-effective choice for the customer. The original roof structure was designed to take the load of only two make-up air units, requiring the structure to be redesigned to bear nearly 30 tons for the additional 22 units. Aristeo modified the roof steel

and installed structural brace frames after the building was erected to install the air conditioning units via crane.

In addition, Aristeo supported the owner's company-wide net carbon reduction initiative by incorporating the potential for EV charging stations in over 80 percent of the parking lot. Installing electrical conduit in saturated, low lying areas presented some challenges, however the team coordinated the installation of miles of conduit to take place after each area was rough graded and the top lift of material was cement stabilized. All of the conduits and vaults were field located and laid out, which required an extensive amount of planning and preparation to ensure the conduit didn't conflict with other soon-to-be-installed site elements. To further support the owner's carbon reduction initiative, Aristeo also incorporated structural deck light framing to prep the structure for future solar panels.

Aristeo successfully managed the project through many challenges and supply chain disruptions, which impacted material procurement and overall project schedule. Aristeo oversaw nearly 40 subcontractors over the course of the 11 month project schedule to ensure the project finished safely on time.

Due to the site being location near protected wetlands, Aristeo built an underground storm water detention system.



Due to supply chain disruptions, Aristeo altered the project schedule to erect the interior structural steel bays prior to erecting the perimeter precast wall panels, ensuring the project stayed on track.



– PROJECTS IN PROGRESS –



FORD ION PARK

We recently kicked off the renovation of Ford Motor Company's Ion Park in Romulus, MI. We're excited to help shape the future of electrification by managing the renovation of this 300,000 SF facility that will be the collaborative learning lab to develop, test and build vehicle battery cells and cell arrays.

EXPANDING FORD VPEC

Aristeo is proud to lead an expansion at Ford Motor Company's Vehicle Performance and Electrification Center (VPEC) in Allen Park, MI. The VPEC facility is a revolutionary testing facility that houses the most technologically advanced wind tunnel of its kind in the world, a state-of-the-art rolling road system and a variety of battery cyclers and environmental chambers to improve fuel efficiency and vehicle performance. The 85,000 SF expansion will house over 100 additional battery chambers and provide additional lab space for cutting-edge research and testing.



KICKING OFF ARISTEO'S NEW HQ

We're excited to announce that construction of Aristeo's new Livonia headquarters recently kicked off! This new 45,000 square foot two-story facility on Stark Road is an expansion to our existing campus and will support our continued growth. The new headquarters will provide an innovative space for our team members and guests, and will be equipped with an event space, numerous conference rooms, and more. We're excited to welcome you in 2023!



– AWARDS AND CERTIFICATIONS –

CONTINUING ISO CERTIFICATION

We're excited to share that Aristeo has been recertified as an ISO 9001:2015 company. We yet again presented zero nonconformities in our audit, thanks to our thorough, quality-focused processes. Thank you to our dedicated team who helped us achieve this certification.



4 YEARS AS AISC CERTIFIED STEEL ERECTOR

Aristeo has successfully recertified as an AISC Certified Steel Erector, for the 4th year in a row! This certification from the American Institute of Steel Construction is the steel industry's most recognized national quality certification program and sets the quality standard for structural steel. We're proud to have proven time and again that our team member's depth of knowledge and in-house expertise ensures our commitment to these high quality standards.

WE ARE BEST & BRIGHTEST

We're celebrating for the 8th year in a row as one of 2022's Best and Brightest Companies to Work for in the Nation and Metro Detroit. Thank you to our team for helping create and embody our strong culture.



CRAIN'S DETROIT BUSINESS

NOTABLE WOMEN IN CONSTRUCTION, DESIGN & ARCHITECTURE

Congratulations to our president, Michelle Aristeo Barton, for being named to the Notable Women in Construction list by Crain's Detroit Business!

CELEBRATING ARISTEO'S 45TH ANNIVERSARY

In 1977, Aristeo Construction was founded with only \$10,000 and a truck. 45 years later, Aristeo has grown into a full service general contractor supporting major investments and milestones for globally recognized customers.

Throughout our growth and success, we have stayed true to our founding values of safety, integrity, excellence, ingenuity and grit, while continuing to operate with a strong work ethic, dedication to client satisfaction and commitment to getting the work done the right way.

Follow along with us on LinkedIn as we celebrate our 45th year of business by looking back on pivotal moments in our history, including our founding story, the development of our services and workforce throughout the years, some of our key projects and so much more.



2022

- HOLIDAY GIVING -



At Aristeo, we believe we're here to do more than construction – we want to build strong communities too. In addition to volunteering throughout the year, we spent our holiday season giving back to those in need with multiple charitable partners, including the

United Way for Southeastern Michigan, Salvation Army Conner Creek, Salvation Army Georgetown, MCHS Family of Services, Interfaith Relief and Destined for Greatness.

Our team purchased essential items, such as toilet paper, toothbrushes and toothpaste, soap and more, to go in 500 kits that our team packaged and delivered to local shelters. These kits provide necessary items for day-to-day living to those in need. To date, Aristeo has donated 2,000 kits since we kicked off our bi-annual essential item kit initiative in 2020. We also contributed nearly 400 toys that our team members donated from across our jobsites to help ensure that all children have something to open for the holidays. We're grateful for the opportunity to give back during the holiday season.



Aristeo

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ISO 9001:2015

