+ TENANT IMPROVEMENTS AND BUILDING SYSTEMS

RESHAPE THE OFFICE. RECONNECT THE SYSTEMS. ONE ACCOUNTABLE TEAM.

A new workplace boundary changed more than walls. ASI connected partitions, corridor finishes, HVAC, lighting and life-safety adjustments into one coordinated tenant-improvement scope.

DEMISE
WORKPLACE ADAPTATION

SYSTEMS
TRADE COORDINATION

ONE TEAM
FIELD ACCOUNTABILITY



OVERVIEW

CHALLENGE

Reworking an existing office boundary meant that partitions, doors, ceilings and finishes could not be treated separately from the systems serving them. The corridor and adjacent workplace needed coordinated architectural and services changes.

ASI APPROACH

ASI linked selective demolition and demising construction with demountable-partition revisions, corridor finishes, HVAC changes, lighting and electrical work, and affected fire-protection systems.

RESULTS

- Reworked demising and corridor configuration
- Connected architectural and building-services changes
- One coordinated closeout for the assigned scope

STANTEC | CHANDLER

ASI adapted Stantec's Chandler workplace through a combined interior-construction and building-services scope. New boundaries, reworked openings and corridor finishes were coordinated with the mechanical, electrical and life-safety changes behind them.

PROJECT INFO

CLIENT
Stantec

LOCATION
Chandler, Arizona

ENVIRONMENT
Existing workplace

PROJECT
Demising and adaptation

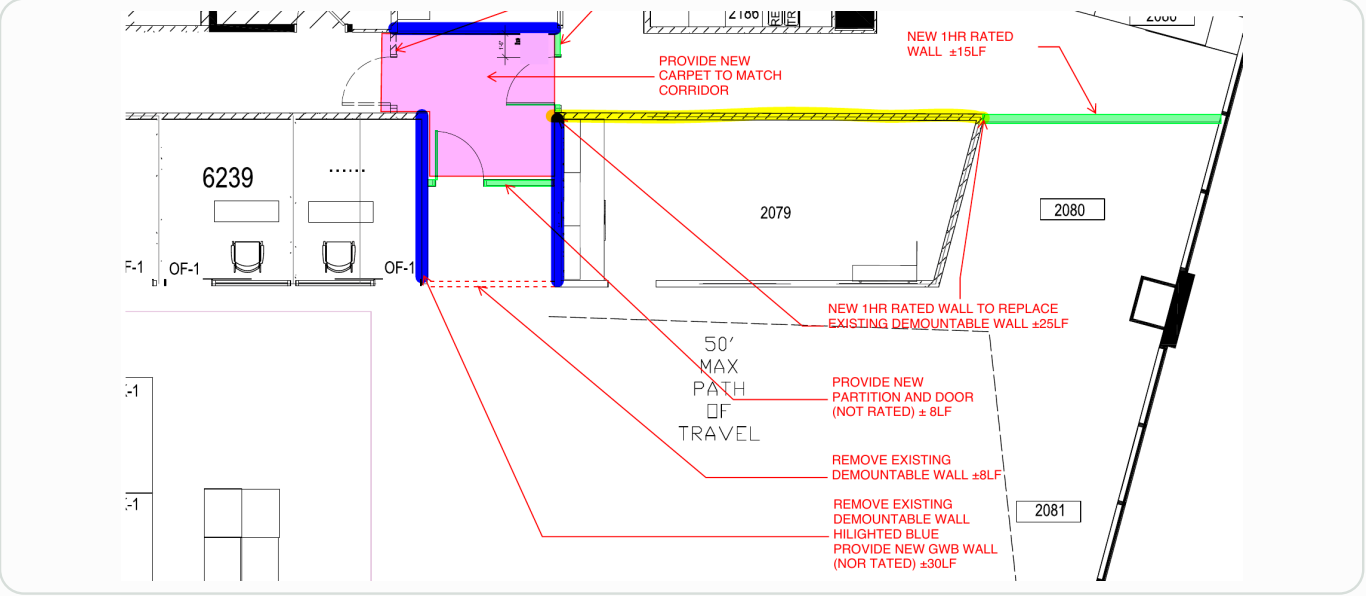
DELIVERY
Multi-trade coordination

STATUS
Completed

+ THE COORDINATION BEHIND THE NEW BOUNDARY

A WALL CHANGE REACHES FURTHER.
THE PLAN CONNECTED THE TRADES.

New partitions and corridor changes connected to HVAC, lighting and ceiling coordination. The project planning details show how the architectural scope and building services came together around one workplace boundary.

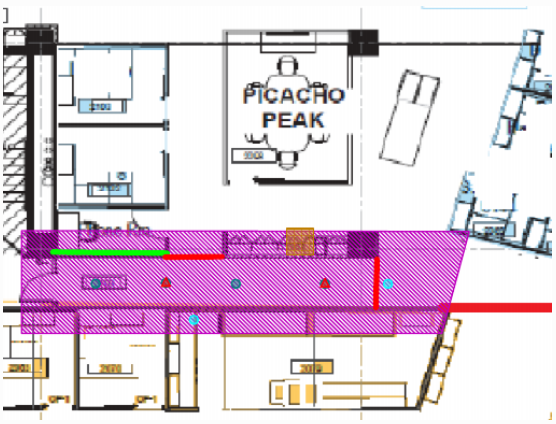


ARCHITECTURAL DEMISING AND PARTITION SCOPE DETAIL

PARTITIONS
NEW AND REWORKED BOUNDARIES

CORRIDOR
OPENINGS AND FINISHES

SERVICES
COORDINATED ADJUSTMENTS



CORRIDOR BUILDING-SERVICES COORDINATION DETAIL

+ THE ASI DELIVERY MODEL

THE NEW BOUNDARY SET THE SCOPE.
ASI CONNECTED THE EXECUTION.

The work combined visible architectural changes with the systems above the ceiling. ASI managed the assigned trades together and incorporated the copy-room partition revision into the same project.

CLEAR

PREPARE THE AFFECTED WORKPLACE

Perform selective demolition, protect the work area and remove affected materials before rebuilding the demising and corridor elements.

BUILD

REWORK BOUNDARIES AND OPENINGS

Construct new demising partitions, infill and rework openings, extend soffits and revise the demountable partition configuration.

FINISH

CONNECT CEILINGS AND SURFACES

Extend and repair corridor ceiling areas, add matching carpet and base, and paint affected new and adjacent partitions.

SYSTEMS

COORDINATE THE BUILDING SERVICES

Relocate and add HVAC distribution and controls, adjust lighting and power, and coordinate the affected fire-sprinkler and alarm devices.

CLOSE

INTEGRATE THE ADDED PARTITION WORK

Revise the copy-room demountable wall, door and pass-through arrangement, then connect the completed work to one closeout package.

PROJECT INFO

CLIENT
Stantec

LOCATION
Chandler, Arizona

PROJECT
Workplace demising

ARCHITECTURE
Partitions and corridor

SYSTEMS
Mechanical and electrical

DELIVERY
Coordinated field scope

STATUS
COMPLETED

ONE TEAM CONTROLLED EVERY DEPENDENCY

ASI connected the architectural scope to HVAC distribution, electrical changes, lighting, ceiling repairs and affected life-safety systems. That coordination carried through the added demountable-partition revision and project closeout.

DEFINE	PREPARE	REBUILD	CONNECT	FINISH	CLOSE OUT

ONE ACCOUNTABLE PARTNER FROM PLANNING THROUGH FINAL CLOSEOUT.

+ THE OUTCOME

THE BOUNDARY CHANGED.
THE WORKPLACE CAME TOGETHER.

The assigned tenant-improvement scope combined new partitions, reworked openings and corridor finishes with the supporting systems. Closeout photographs show the finished workplace areas, corridor and entry configuration.

ARCHITECTURE

CONNECTED INTERIOR WORK

Demising walls, openings, ceilings and finish repairs treated as one coordinated scope.

SYSTEMS

SERVICES ADAPTED TO THE PLAN

HVAC, electrical, lighting and affected life-safety changes linked to the new layout.

ONE TEAM

COORDINATED CLOSEOUT

Base construction and the added partition revision brought into one project closeout.

WHAT THE PROJECT DELIVERED

WORKPLACE BOUNDARY RECONFIGURED

New and modified partitions established the revised office and corridor arrangement.

BUILDING SERVICES COORDINATED

Mechanical distribution, controls, lighting and affected electrical services followed the architectural changes.

INTERIOR FINISHES CONNECTED

Carpet, base, paint and ceiling work joined new construction to the existing workplace.

ADDED SCOPE INCORPORATED

The copy-room demountable wall, slider and pass-through changes were included in the closeout.

ONE ACCOUNTABLE PARTNER.
FROM THE NEW WALL TO THE SYSTEMS BEHIND IT.

DELIVERY RESULT

Stantec received one accountable partner for the assigned workplace adaptation: selective demolition, partitions and openings, corridor finishes, coordinated building-services work and the added demountable-partition revision.

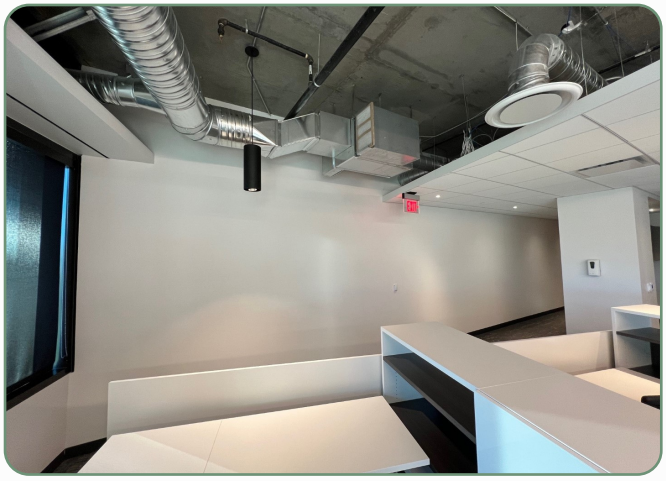
RESHAPING AN EXISTING WORKPLACE?

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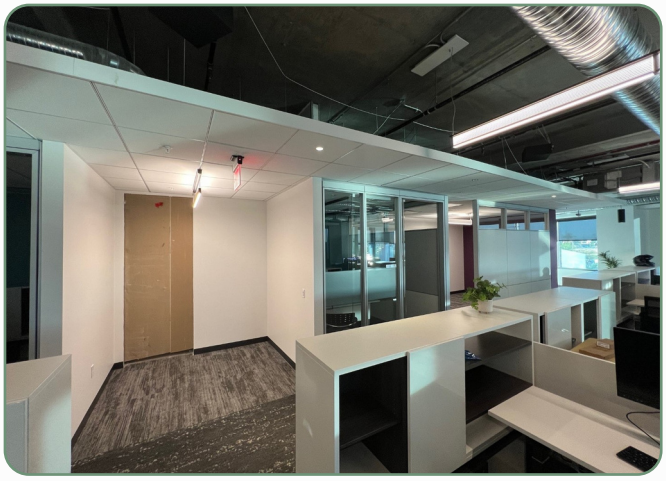
+ FIELD EXECUTION

THE PLAN BECAME A WORKPLACE.
THE DETAILS SHOW THE CONNECTIONS.

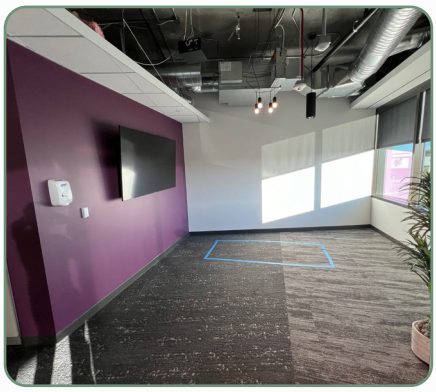
Partition reconfiguration, overhead services and corridor finishes show how ASI connected the trades. From the work area through the finished entry, the details bring the revised workplace layout together.



WALL AND BUILDING SERVICES | COMPLETED



PARTITION RECONFIGURATION | IN PROGRESS



SHARED WORKPLACE AREA | COMPLETED



CORRIDOR FINISHES | COMPLETED



ENTRY AND PARTITION | COMPLETED