

#### CORNELIUS COMMERCE PARK — BUILDING 500 CORNELIUS, NC



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# PROVING THE AGILITY OF PRECAST.

When Legacy Pointe Properties needed a new office and warehouse structure constructed, they had a handful of serious challenges ahead. They wouldn't learn until later that precast was the perfect solution. Initially, this 165,416-square-foot facility was intended to be built from tilt-up and steel, but as the necessity for speed became increasingly clear, they turned to Tindall for a faster, more cost-effective method — total precast.





#### 85' CLEAR ROOF SPANS



## PRECAST WAS DESIGNED FOR SPEED.

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Tindall began engineering for this project in October 2017, converting the existing design into an all precast structure. This new design would expedite the project, allowing Legacy Pointe Properties to meet the deadline required by Yokohama, but at a more economical price than tilt-up and steel construction. The design was not without its challenges though, as it required 85-foot clear roof spans capable of supporting heavy loads in the warehouse and storage areas. Through clever engineering, Tindall's team of expert engineers was able to design standard double tees to meet both requirements with ease.

By May of 2018, just seven months after engineering began, Building 500 was fully constructed. The exterior of the facility was comprised of form finished and painted load-bearing insulated wall panels. The structure also featured a variety of other precast components, including beams, columns, double tees, and slabs. By converting the original design into total precast, Tindall was able to meet an aggressive schedule and save the customer money, proving once again that, when it comes to speed and cost, precast is more than a match for tiltup and steel construction.



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