

# PARKING GARAGE FACILITY



## PROJECT CONTACTS

### Owner:

St. Rita's Medical Ctr.  
730 W. Market Street  
Lima, Ohio 45805  
Tel: 419-226-9158  
Mike Berry

### Architect:

Zimmerman Design Group  
7707 Harwood Avenue  
Milwaukee, WI 53213  
Tel: 414-476-9500

### Developer:

Capstone Development Co.  
N17 W24222  
Riverwood Drive #160  
Waukesha, WI 53188  
Tel: 262-523-1122  
Paul Quick

### General Contractor:

Tuttle Construction, Inc.  
880 Shawnee Road  
Lima, Ohio 45805  
Tel: 419-228-6262  
PM: Nate Neuschwander  
Supt.: Greg Griffith

## St. Rita's Medical Center Parking Garage

**Project inception date:** 12/10/1998

**Project completion date:** 9/24/1999

**Construction cost:** \$8,000,975.00

**Construction type:** Construction Management

### Project scope:

This 272,000 total square foot facility was part of the MOB#3 contract, constructed at the same time. Originally, this structure was planned to be 4-stories, holding 650 vehicles. However, just weeks before construction started, the owner changed it to a 5-story, 800-car project. This raised the cost of the garage from \$5 Million to \$8 Million. The building envelope is made of pre-cast concrete, which Tuttle was responsible for all of the installation of the cast-in-place concrete. A pedestrian skywalk on the north side of the garage was installed and connected to the new MOB#3 facility. The skywalk had to be constructed over a heavily traveled city street. Tuttle coordinated the construction of the skywalk with the City of Lima, to minimize the effect on traffic.

### Project Accomplishments:

All costs and schedules expectations by the owner & developer were met. There were various changes to the project that could have adversely effected the project's cost and schedule, but with cooperation between all parties involved, this did not occur. As the foundations were nearly complete, the owner made a decision to add another elevator to the project. The sky-walk steel was installed over one weekend, allowing only minimal effect to the city traffic. Finally, this project had zero lost time accidents.