

CORPORATE



PROQUEST
INVESTMENTS

NORMANDY
REAL ESTATE PARTNERS



 **Bristol-Myers Squibb**

Miele
IMMER BESSER



CASE STUDY

Condominium Renovation to 313 Arch St. & 209 Cuthbert St.

Normandy Real Estate Partners



313 Arch Street is the original Hoopskirt factory located in Old City, Philadelphia. Massimino Building Corp renovated the exterior of this historic structure. The work included painting of the front façade, installation of new wood windows, the repair of existing metal crown molding, painting, and the removal and re-installation of 8" bluestone sidewalks including structural re-framing. The interior of the building housed 43 apartments which were converted to new condominiums with long leaf yellow pine flooring, new kitchens, bathrooms, and detailed wood trim.



Similarly, 209 Cuthbert Street is an historic storefront in Old City, Philadelphia. The exterior restoration included the pointing of the front and south elevations, replacement of limestone window headers, and the restoration of metal crown molding. In addition, a new rooftop deck was built in order to take advantage of the spectacular views of the city.

The work at 209 Cuthbert included the conversion of 29 apartments to condominiums with upgrades similar to the Hoopskirt project and an addition of a new elevator.

These buildings were partially occupied during construction and site safety and job cleanliness was imperative.

OWNER: Normandy Real Estate Partners
 PROJECT VALUE: \$6,200,000
 ARCHITECT: Agoos Lovera Architects



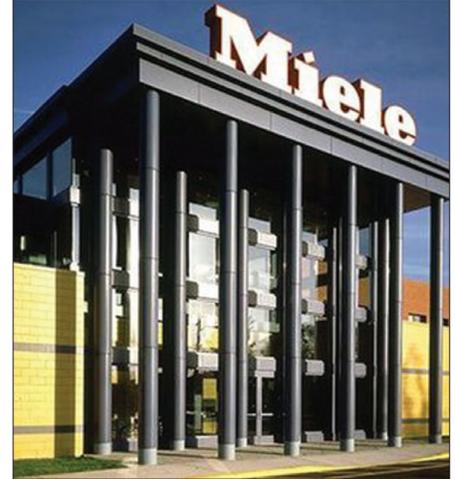
Construction Management



Renovation

CASE STUDY

Miele Appliance Corporate Headquarters South Brunswick, NJ



Established in 1898, Miele Appliance celebrated its 100th Anniversary on July 4th 1998. After building a successful venture in North America, Miele decided to expand its presence with a United States Headquarters, and to assist in their goal Miele hired world known architect Michael Graves to design their vision. Located on Route 1 in Princeton, NJ, the two story headquarters consists of custom colored, glazed block at the exterior walls, cast stone lintels, structural steel framing and a two story atrium. The building interior includes a large, state-of-the-art showroom to demonstrate new products, a training facility, a full service demonstration kitchen, and a fully staffed customer service department.



OWNER: Miele Appliance, Inc
ARCHITECT: Michael Graves Architects



Construction Management



New Construction/Additions



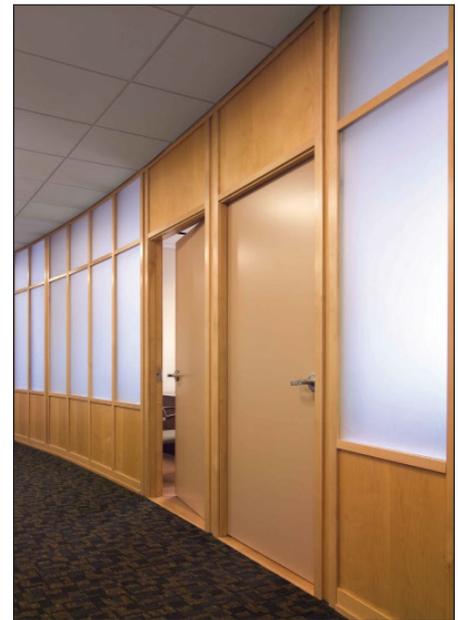
CASE STUDY

ProQuest Investments

Princeton, NJ



ProQuest Investments, a venture capital firm, occupies one of the oldest buildings on Nassau Street in Princeton, New Jersey. The building required extensive interior demolition and structural rehabilitation prior to the commencement of new work. Massimino Building Corp completed all of the demolition work and carpentry work with their own forces, which was instrumental in controlling cost, quality, and the project schedule. The interior office fit-out included 20 offices and two conference rooms with Bendheim glass walls in millwork frames, and high end millwork finishes, a copy center, kitchenette and reception area. The mechanical and electrical scope included new toilet rooms, a new HVAC system, fire protection and fire alarm systems, and upgraded architectural lighting. This renovation took place on the fourth floor and all deliveries were coordinated with the existing building occupants during off hours. Noise control and site safety were an important focus for our on-site team.



OWNER: ProQuest Investments
ARCHITECT: Ford 3 Architects



Construction Management



Renovation

