

# HICAPS Highlights

Providing a centralized approach to project management

Fall 2018

## What Goes Up...

**H**ICAPS is pleased to announce the recent completion of a three-car/five-stop elevator modernization project for an office building in Charlotte, North Carolina. HICAPS' relationship with the property owner began back in 2015, when we performed construction quality assurance monitoring for a tenant improvement project in Greensboro. Several other successful projects followed, leading the property owner to place their trust in HICAPS for an elevator modernization in a high-traffic office building.

The existing elevators were more than 20 years old, had been poorly maintained and were well beyond their expected service life. HICAPS issued an RFP and conducted site visits with multiple qualified elevator vendors and trades. Upon vendor selection, the equipment was manufactured over a period of 12 weeks. During this time, much of the "work by others" was performed. A mini-split HVAC system was installed in the machine room, and extensive upgrades to



the electrical and lighting systems were completed along with upgrades to the fire alarm system.

Elevator modernization projects have multiple layers of complexity: a crane lift to a roof-top elevator machine room is required; modernization must progress while keeping the other elevators in operation; longer wait times and more crowding in cars needs to be reduced for the building occupants; tenant expectations need to be managed and noise, dust and dirt need to be minimized in what is essentially an operating office environment.

HICAPS' ultimate goal was to provide



an excellent product and service to our client. They now have elevators with improved reliability, ride quality and much improved energy efficiency.

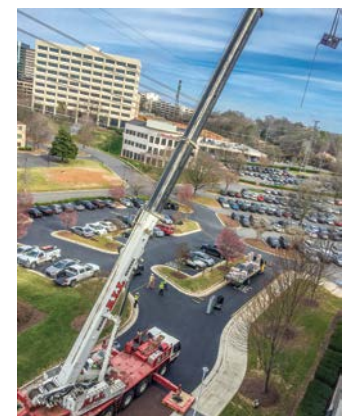
## *Hiram Ward Federal Building Elevator Modernization Project*

HICAPS is currently performing another elevator modernization project. This unique design-build project for the General Services Administration (GSA) is set to modernize the elevators at the Hiram Ward Federal Building and U.S. Courthouse. This highlights HICAPS' ability to manage complex scopes of work. HICAPS worked with Stewart Elevator Consulting to develop a scope of work for the modernization of the elevators to include electrical and fire alarm updates. We have successfully completed all four passenger elevators as well as the service elevator.



During the course of construction, it was decided to completely replace the judges' elevator and to extend the elevator service up to the fourth floor. HICAPS has worked diligently with structural engineers and elevator specialists to provide solutions

that meet the needs of both the building and our client, the GSA. We navigated the resulting challenges and kicked off construction for the fourth floor renovation and the judges' elevator projects in August.



# The Hidden Side of HICAPS

For years, HICAPS has been known for their excellence in scheduling, construction and public safety telecommunications. More recently, HICAPS has been gaining traction in the realm of building science and building diagnostics. There is, however, another division hidden within HICAPS—that division is called Furniture.

HICAPS has now been in the furniture business for five years—fulfilling government orders such as Building 110 for the Naval Air Station at Jacksonville, Florida as well as private offices such as Simply Southern and Blackstone Fire and Safety. Currently, the furniture division is finishing the sprucing up of the Department of Labor's Mine Safety and Health Administration Academy (MSHA).

MSHA has been housing and training federal mine inspectors from around the world for more than 40 years. Built to simulate being in a mine, there are several stairs up and down to get to

the separate dorms which, in the old days, were furnished with cots and shared by two trainees at a time. Over the years, they revamped the dorm spaces to be more comfortable and house only one trainee at a time (unless your rank allows you stay with your family in one of the family suites). Today, MSHA takes the dorms to a higher level. With changing times and being one of eight federal training facilities in the country, MSHA is preparing to open their facility to other training programs and to house their new guests to save on hotel stays. They are revamping once again, and HICAPS has been there to help.

Representing more than 60 furniture lines, HICAPS has been able to assist MSHA with their 174 dormitory rooms; furnishing beds, sofas, cabinets, dressers, desks, chairs and refrigerators—anything to make the rooms feel like a home away from home.

For your furniture needs please contact our furniture specialist, Christina Mensah-Wilson at [christina@hicaps.com](mailto:christina@hicaps.com).



## Jennifer Strimple Elevated To Director of Construction

HICAPS is pleased to announce the promotion of Jennifer Strimple to Director of Construction. Jennifer's 22+ years in general contracting has taken her down many paths that include both the commercial and residential sectors of our business. She has extensive preconstruction and estimating experience as well as proven project management experience.

In her new role within the company, Jennifer will manage the execution of all our general contracting projects and the personnel that support those projects.

Congratulations, Jennifer!

HICAPS is an unlimited Licensed General Contractor in Connecticut, Florida, South Carolina, North Carolina, Virginia, Georgia and Tennessee.

We're doing our part. This newsletter is printed on recycled paper.



# HICAPS

HOOD INFORMATION CONTROL AND PLANNING SYSTEMS

P.O. Box 35165  
600 N. Regional Road  
Greensboro, NC 27425

[www.hicaps.com](http://www.hicaps.com)

