



# L'OREAL USA R&D RENOVATION

Winner - Associated Builders & Contractors of NJ 2018  
Excellence in Construction – Eagle Award

Clark, New Jersey

- Interior Office Renovation
- Preconstruction & Construction Management
- Preconstruction started May 2017
- Construction completed November 2017
- Phased renovations to R&D facility at L'Oreal campus to include office and labs
- 69,000 square feet
- Ware Malcomb Architects
- \$5.8 million



## Challenge:

The “Hub” project, part of a larger program of campus upgrades, included renovations with phased demolition to a large building while a small contingent of employees remained. Working with the owner’s representative and the client directly, the project was closely controlled by schedule and cost concerns while constructing high-end architectural and finish elements. This renovation will define the culture, innovation and polish of this cosmetics firm’s US corporate facility, so quality workmanship was paramount.



## Highlights included:

- Merit Shop
- Preconstruction positive impact to cost and schedule
- Working with several stakeholders
- Tight supervision and synchronization of trades
- ISNet safety prequalified with client-required
- Design layout and multitude of finishes
- Raised floor throughout, daylight harvesting controls and new Building Management System
- Completed on-time and on budget
- Small punchlist
- 0 DART and no safety infractions
- LEED Silver certified

