



Joanna Aggelakos
Owner & Lead Construction Manager

Project Name: U.S. Department of Veterans Affairs

Size: 13,633 Sq. Ft.

Location: Birmingham, Alabama

Type: Tenant Improvement

Client's Business Need

The U.S. Department of Veterans Affairs was downsizing and relocation from the second floor of their current location to the first floor of the same building. Additionally, the building owner had secured a new tenant for the second floor which required the V.A. vacating in time for their occupancy.

Solution

Caleza was asked by our client to develop a strategy and construction schedule that met the occupancy date of their new tenant. Several challenges had to be overcome in order to successfully transition the V.A. into their new space in time to meet our client's target deadline.

The first priority was to get the V.A.'s scope of work approved in time to start construction. Due to the accelerated schedule of this project, it was critical that the project start on time. Caleza immediately initiated several high profile meetings with the V.A.'s management to expedite the scope of work through the V.A.'s approval process.

The second major priority to this project was meeting the V.A.'s requirement of installing a secure operating environment prior to occupancy. This required highly sophisticated security and audio visual systems to be installed by specialty vendors. Caleza worked with the V.A.'s specialty vendors to ensure they were appropriately incorporated into the overall project plan. Mandatory daily and weekly progress meetings were conducted ensuring that the aggressive project schedule was being met and delivered according to plan.

After an aggressive ten week project schedule that took the team through the Holiday season, Caleza successfully completed the project on-time and on-budget.