



PERSPECTIVE

a brief look at Hagerman happenings...

Winter
2008

The Hagerman Group to Build IMA's New Park

The Indianapolis Museum of Art (IMA) chose GDH to be the construction manager of the Virginia B. Fairbanks Art & Nature Park, set to open in 2009.

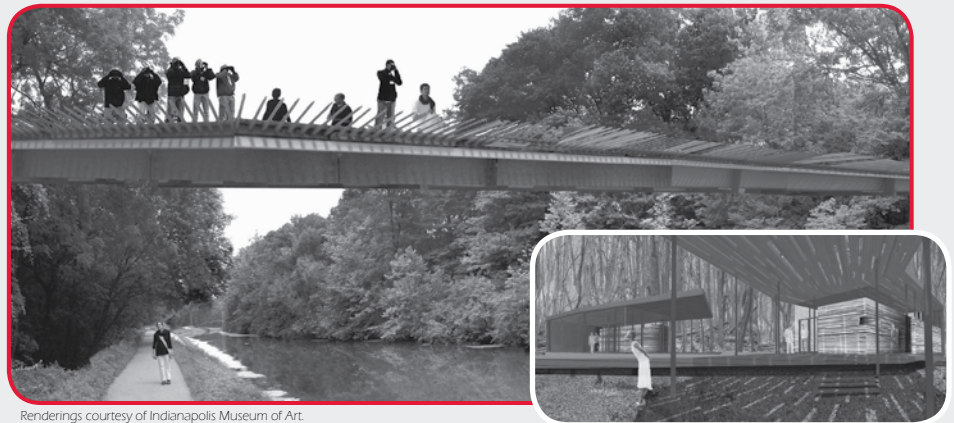
Mark Zelonis, Ruth Lilly director of Oldfields and horticulture and co-director of the new Park at the IMA, feels confident in the Museum's choice.

"We are excited to see the work of GDH as the firm collaborates with the architects and artists to unite art and nature," said Zelonis.

Jeff Hagerman, president of The Hagerman Group, is honored to take part in constructing the unique Park.

"Being selected as construction manager of this unprecedented project is a great privilege and an honor for GDH," said Hagerman. "We are thrilled to partner on a project that will permanently impact not just the Indianapolis arts community, but the national arts community as a whole."

The Park will be one of the largest of its kind in the United States and the



Renderings courtesy of Indianapolis Museum of Art.

Rendering of the elevated walkway over the Central Canal designed by artist Mary Miss (*large image*). Rendering of the Interpretive Pavilion designed by architect Marlon Blackwell (*small image*).

only contemporary art park to feature ongoing commissions from artists at all stages of their careers.

The IMA announced ten artists and collectives selected to create works for the new Park. Environmental artist Mary Miss will create the first permanent project, a 1,500-foot-long, elevated walkway that will link the Museum's principal buildings with a

pavilion in the Park.

The 100-acre Park site, bordered by the White River and running contiguous to the IMA's 52-acre campus, is occupied by woodlands, wetlands, meadows, and a 35-acre lake.

The estimated total cost for the Park, including initial art acquisitions, is \$50 million. Construction is expected to begin in spring 2008.

Celebrating a Century of Excellence in 2008!

The Hagerman Group is excited to celebrate its 100th anniversary in 2008! Founded in 1908 in Fort Wayne by William Hagerman and brother-in-law Frederick Buesching, the firm has provided construction services throughout the Midwest ever since.

A kick-off celebration featuring the unveiling of an anniversary tagline and logo was held at the employee holiday party on December 15. Two open house celebrations are also planned: one in Fort Wayne at the Allen County

War Memorial Coliseum and one in Indianapolis at White River Gardens. Sending out postcards highlighting projects built in each decade is another way the firm will celebrate in 2008.

Most importantly, The Hagerman Group would like to give back to the communities that have supported the firm over the last century. As part of the celebration, the The Hagerman Group will provide pro-bono construction services to nonprofit organizations in both Fort Wayne and Indianapolis.



A vintage photograph of a Buesching-Hagerman dump truck from the mid-1930's.

Hockmeyer Hall of Structural Biology

Purdue University
West Lafayette, Indiana

The \$30 million new research facility in Purdue's Discovery Park will accommodate approximately 143 faculty, post-doctoral researchers, and graduate students in its 77,980 square feet. Included will be labs for electron microscopy, x-ray diffraction, large-molecule crystallization, nuclear magnetic resonance spectroscopy, cell and virus culture, and analytical and biophysical instrumentation. Projected completion for this project by Hagerman Construction is August 2009.

Project Manager: Brad Neuhaus; Area Manager: John Meyer; Supt: John Sondgerath; Project Engineer: Jo Anne Higbee



Rendering courtesy of URS Corporation

GETRAG Transmission Plant

Tipton, Indiana

Joint-venture partners Chrysler and GETRAG, a German transmission manufacturer, awarded Hagerman Construction a \$2.6 million contract for the construction of concrete foundations at the new \$530 million, dual-clutch transmission plant. The concrete foundations will be complete in January 2008. Production is slated to begin in the year 2009 with an annual capacity of 700,000 transmissions.

Project Manager: Jay Bangert; Project Engineer: Zaree Sheese; Supts: Jay Shultz, Steve Goodman; Field Engineers: Jeremy Denton, Chris Mays; Staff: Rhi Williams



Rendering courtesy of Walbridge Aldinger

Ball Memorial Hospital South Tower

Muncie, Indiana

The \$70 million South Tower will house cardiac rehabilitation, outpatient testing, and diagnostic areas, as well as physician offices and 108 private patient rooms. GDH and McCarthy are the joint-venture construction managers. Hagerman Construction is completing the concrete foundations and slabs, general trades, and masonry packages. Currently 40% complete, the tower will be finished in January 2009.

Director: Gary Smith; Preconstruction: Dave Hall; Supt: Dave Smith; MEP Supt: Tony Suter; Concrete Manager: Jay Bangert; Concrete Supt: Tim Bishop; General Trades Supt: Scott Doss; Masonry Project Manager: Greg Smith; Masonry Supt: Kris Leckron; Staff: Linda Goode, Rhi Williams



Rendering courtesy of HDR

Carmel City Center

Carmel, Indiana

This \$300 million, mixed-use, "new urban" project is a public/private development between the City of Carmel and Pedcor Company. The City Center will feature a mix of retail, restaurant, entertainment, hotel, condo, and office space. Hagerman Construction is providing four different concrete packages including foundations, slabs and pile caps, and a utility tunnel to the energy center.

Project Manager: Darrell Tackett; Supt: Lex Whitcomb; Senior Project Engineer: Max Workman; Project Engineers: Greg Delagrangre, Derek Hagan; Concrete Foreman: Jeff Jones



Rendering courtesy of Pedcor Company

Caterpillar Chiller Plant

Lafayette, Indiana

Following the recent completion of two Caterpillar, Inc. projects including Main Paint Line concrete pits, a third project was awarded to Hagerman, Inc. This new \$6 million CAT Chiller Plant project will be a 12,000-square-foot facility. The Chiller Plant will house mechanical equipment to support the addition of air conditioning to the main plant onsite. Construction began in September 2007, and project completion is expected in May 2008.

Project Manager: Brad Smith; Supt: Shawn Huntley; Project Engineer: Leigh Ann Leazier



Notre Dame Law School

University of Notre Dame
South Bend, Indiana

GDH will complete the \$35.6 million Law School in 2010. The 108,585-square-foot expansion will feature classrooms, a moot court, and offices. A law library and additional offices will be housed in the 85,535-square-foot renovation. Different areas of the school will be connected by a loggia and chapel at ground level and commons area above.

Director: Dave Hall; Manager: Mike Holtkamp; Preconstruction: Ken Alexander; Supt: Steve Banet; MEP Supt: George W. Kemp; HCC Manager: Tom Werling; Onsite Project Manager: Tom Eulitt; Project Engineer: Adam Keller; Staff: Jorja Stephenson, Diane Ketchem



Rendering courtesy of The S/L/A/M Collaborative



Photography by Doran Wilson

Carmel Clay Central Park Prompts “Wows”

From the beginning, the Carmel Clay Central Park committees asked the project team to provide a “wow factor.” Since its May opening, the park, built by GDH, has been the subject of many “wows”.

The \$55 million park exceeded its membership projections for the first year in just the first three months. The community response has been so overwhelming that GDH had to add additional parking spaces after the park opened.

Offering the three different components

of nature (trails, woodland garden, fishing lagoon); outdoor aqua park (slides, lazy river, lap pool, sand playground); and fitness/lifestyle center (skate park, fitness areas, gym, walking/running track, indoor aquatics center, café, banquet facilities), there is truly something that will evoke a “wow” in everyone.

Project Executive: Dave Hall; Sr. Project Managers: Gary Smith, Kent Forman; Project Managers: Laura Hoffee, Mike Watson; Supt: Jim Babcock; Site Supt: Gary Johnson; M/E Supt: Tony Suter; Staff: Susie Miller

“This was a complicated project with many components, and GDH was **on top** of every situation . . .”

Susannah Dillon, President, Carmel Clay Board of Parks & Recreation

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Masonry Wrapping Up Stadium and Winning Awards

The Masonry Department is at work on an \$8.5 million Lucas Oil Stadium trade package, currently 90% complete.

Also in progress are several healthcare projects including the \$6.7 million masonry package at Riley Children’s Hospital Phase V, a 10-story tower in Indianapolis.

Recently completed Ohio projects include McTigue Middle School in Toledo

and Penta Career Center in Perrysburg.

Recent award recipients are Jordan Hall of Science at the University of Notre Dame, a bronze award-winner in the Brick Industry Association’s Brick in Architecture Awards; and Wabash College’s Phi Gamma Delta Fraternity House, a winner of the Indiana Concrete Masonry Association’s “Multifamily Design Award”.

FACES



Jeff Schroeder recently joined the firm as a Vice President of GDH. He is welcomed back as a former 18-year GDH employee with 24 years experience in the industry.



John Meyer, newly promoted Area Manager, oversees all projects in Lafayette and the surrounding area. He will manage the new Hagerman office opening in 2008 in Lafayette. John has 10 years with the company.



Tom Werling is involved with the Holy Cross Lutheran Church and Notre Dame Law School projects in his new role as Assistant Project Manager. Also involved in Hagerman’s Green Building Initiative, the former Project Engineer is in his sixth year.

Ribbon Cut at “Green” Safety Academy

The Public Safety Academy of Northeast Indiana, built by Hagerman Inc., held its ribbon cutting on November 28. The \$27 million academy houses police, fire, emergency medical, and homeland security training.

The 132,000-square-foot building includes a firing range, wet lab, mat room, apparatus bay for fire trucks, simunition room, driving simulation rooms, homeland security planning room, gym, and auditorium.

Noted on its website as the “greenest building in Northeast Indiana”, the facility will save 25% in utilities due to various energy-conserving components. The main “green” factor was a waste management plan that successfully diverted 70% of construction waste from the landfill.

Project Manager: Brad Smith; Project Engineer: Tom Werling; Supt: Randy Vondran; Masonry Project Executive: Lavon Goebel; Masonry Foreman: Dave Steiss; Staff: Marlene Embry



Photography courtesy of SchenkeShultz Architecture

“It has been a **team effort** that most owners could only dream of . . .”

Brent Johnson, Director
Public Safety Academy of Northeast Indiana

Off & Running on Fast-Track Hoosier Park

GDH is construction manager and Hagerman Construction is self-performing the concrete, masonry, and general trades installation for the \$30 million Hoosier Park horse track expansion in Anderson, Indiana.

GDH is honored to be a part of the Hoosier Park tradition for a second time and equally honored to manage a project with such an aggressive diversity initiative.

"As construction manager for the existing Hoosier Park built thirteen years ago, we are thrilled and honored to once again have the opportunity to work with Centaur and Hoosier Park to expand and improve this facility, while encouraging and supporting growth in the MBE and WBE business communities," said Jeff Hagerman, President of The Hagerman Group.

The diversity participation goals of 23.2% (MBE) and 10.9% (WBE) are welcomed by GDH, a company with a track



Rendering courtesy of CSO Architects

record of meeting and exceeding MBE/WBE utilization goals on projects for Eli Lilly and Company, Circle Centre Mall, the Indianapolis Zoo, and MSD of Warren Township.

Mike Holtkamp, GDH's Project Executive overseeing the expansion, is the same executive who lead the original construction of the existing Hoosier Park building built by GDH 13 years ago.

Exec: Mike Holtkamp; Diversity Leader: Terry Greene; Precon Cost Manager: John Kiessling; Project Manager: John Walters; Sr. Project Supt: Chris Thorpe; Supts: Jim Babcock, Richard Romes; Project Engineer: Melissa Mercik; HCC General Field Supt: Chris Bock; HCC Supts: Tim Bishop, Chad Baker; HCC Project Manager: Jay Bangert; Staff: Diane Ketchem, Rhi Williams

Trees Planted as Part of Green Initiative

The Hagerman Group and employees involved in the firm's "Green Committee" donated money for five trees and a plaque representing the five generations of The Hagerman Group. These trees were planted on November 3 at Kreaeger Park in Fort Wayne, as part of the "Friends of the Park" tree planting event.

The Green Committee is actively working to create and implement strategies to reduce the firm's environmental footprint.



Employee Jo Higbee plants a tree at "Friends of the Park" at Kreaeger Park in Fort Wayne.

Re-Engineering Change

a note from Jeff Hagerman . . .

The Hagerman Group recently embarked upon a journey to further improve our organization for clients, employees, and the industry as a whole. We are calling this journey the Re-Engineering of The Hagerman Group.

A key part of the re-engineering process has been the establishment of eight **Core Values** to guide us: Integrity, Excellence, Leadership, Client Focus, Profitability, Teamwork, Innovation, and Embracing Change.

In addition to establishing the eight Core Values, we have adopted four **Strategies** which The Hagerman Group will implement to improve all facets of the company. The strategies are Talent, Client Focus, Knowledge Base, and Corporate Citizenship.

As we look back on a century of success, we look forward to embracing these exciting changes to lead The Hagerman Group's next century!

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