McNEIL ENGINEERING™

epicenter

Winter 2021

Jan. - Apr.

Traeger's New Home

McNeil Engineering shares in the excitement in learning that Traeger Grills will stay in Utah and expand its headquarters into the Post District of downtown Salt Lake City.

The new Traeger headquarters will include a renovation of the former Newspaper Agency Corp. building and will create up to 120 new high-paying jobs in the next seven years.

McNeil Engineering is proud to be part of the design team for this project providing Civil Engineering services that will help transform the Post District of Downtown, Salt Lake City into something beautiful and modern.

Renders Provided by Method Studio

Inside this issue:

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Bri Village Apartments

Having been in business for nearly 40 years in the Salt Lake Valley here in Northern Utah, we have worked on thousands of projects throughout the area and have developed a reputation as a reliable and trustworthy firm that everyone can depend on to perform top quality work.

Over the last few years we have expanded our Structural Engineering team to additional offices in Boise, Idaho; Logan, Utah and St. George, Utah.

One project our team is particularly excited about is the Bri Village Luxury Apartments!

This adult luxury apartment community was recently completed in partnership with Brighton Ventures and Anderson Construction. This $30MM 4-story timber-framed complex features 166 units above a 209-stall post-tensioned concrete parking garage. This resort-style project included many amenities and custom design features.

McNeil Engineering provided structural design services from ideation through construction and was completed in August of 2020. By working together with all stakeholders McNeil Engineering provided a cost-effective design solution to meet both the aesthetic and budgetary constraints of this unique project.

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Blackstone Farms

When our friends at Fig Development reached out to us about the Blackstone Farms project we were excited to work with their amazing team!

Blackstone Farms PUD is a beautiful 52 unit, four-plex development located in Provo, Utah. Placed in an exciting new opportunity zone just south of Downtown Provo, this investment property really lived up to it's potential, selling out in just a few weeks before construction had even began!

The site had a few challenging aspects associated with the design, as there were multiple projects being constructed simultaneously and contiguously to the Blackstone Farms project, and it was very critical to exchange and share data with multiple engineering firms to assure site improvements were able to match into one another.

Surveying completed the ALTA/NSPS Land Title Survey at the beginning of the project to assist with Engineering and future platting requirements. After the site was designed, we also provided all the construction staking services. In addition to our Surveying team working on the project, our Civil Engineering team helped with the conceptual plats and engineering plans that were approved by Provo City and our Landscape Architecture team provided all preliminary landscape plans.

We are grateful to have worked with Fig Development and look forward to our continued relationship with them and working together on future projects!

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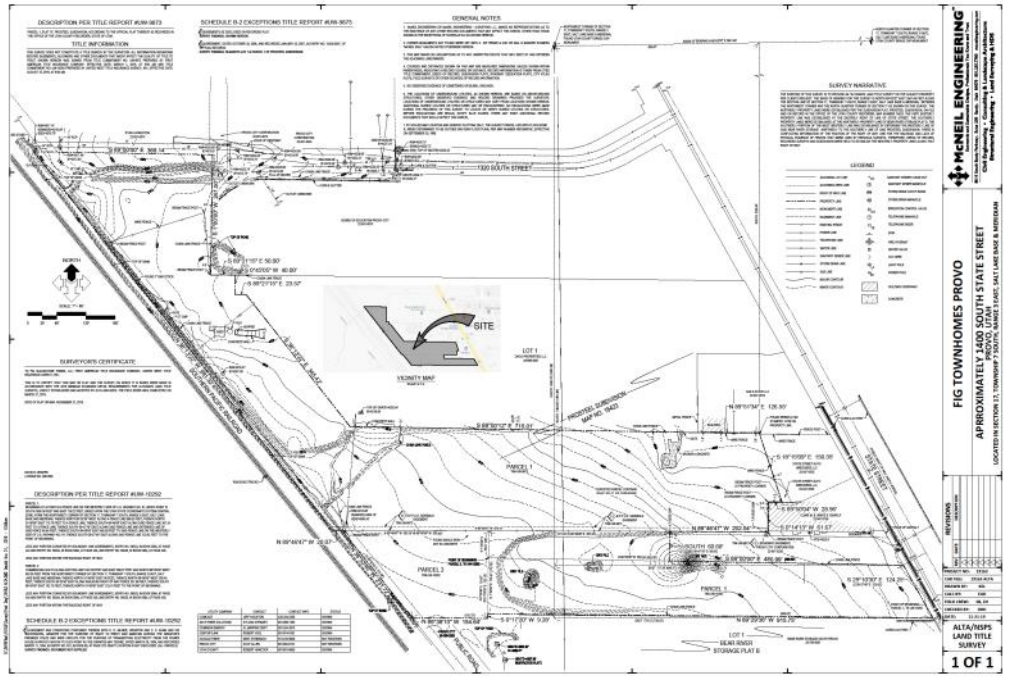

Designing with STEPPE

Steppe biome, What is it?

The word “steppe” means an environment consisting of wide temperate prairies, generally with hot dry summers and cold rainy winters. The steppes of the northern hemisphere are located within continents, between 30°and 5 0°latitude. In the southern hemisphere, this biome is less frequent and can be mostly found in South America. The climate of the steppe is fairly dry, with hot summers and freezing winters. As to its climate in Asia, eastern steppes are very different from western ones. In the east, rains do not exceed 60 mm a year, while western steppes can receive up to 400. As for temperatures, the average temperature of eastern Asian steppes is 25°C in summer and –15°C in winter, while in the west the average never exceeds 20°C in summer and 0°C in winter.

Our Landscape Architecture team here at McNeil Engineering have started using STEPPE plants in our designs as much as possible for many reasons. Mostly because they are very tolerant of our environment as they are native to our region or a region that is a STEPPE region. This means less water, less maintenance and a better long term outcome as far as being visually appealing and growing to its full potential.

In other words, utilizing STEPPE in our landscape designs can save time, money and have a better outcome and potential for a design to thrive and look the way we intended. Which is not only exciting for us to see our designs thrive but also for our customers who’s projects really feel at home in their surrounding environment.

Contact our team to find out how we can implement STEPPE into your next project.

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A Roof That Lasts for a Utah State University Chapel

When our team received the call that the roof on the church used by the members who are married attending Utah State University had fallen into severe disrepair, we were on our way up north to Logan the next day. The roof had deteriorated so much that a large tarp had been temporarily installed over one of the three shingled roofs. The building houses two full size chapels and a full size gymnasium or "cultural hall." Each of those primary spaces are connected by a multitude of classroom spaces, hallways, restrooms, and offices. There are even some covered exterior walkways. All of the secondary spaces are covered by a low slope or "flat" roof.

We were asked to provide design and construction administration for the removal of all of the existing roofing (shingles and flat roofing), and the installation of new shingles and single-ply membrane roofing, each with a 30 year warranty. To accomplish the design we had to break the roof into several smaller sections (at least conceptually) so that we could address drainage over an atypically shaped roof that covered over 60,000 sq. ft. of habitable space below.

The construction process involved removing two (2) layers of existing shingles down to the wood deck and replacing them with new. We also had the contractor remove all of the existing rolled roofing membrane, insulation, and coverboards down to wood deck. The low slope roofs were truly flat, so all new slope was created using tapered insulation.

The completed roof will last at least for the next 30 years, providing a safe, dry building where the USU students can meet, worship, and meditate.

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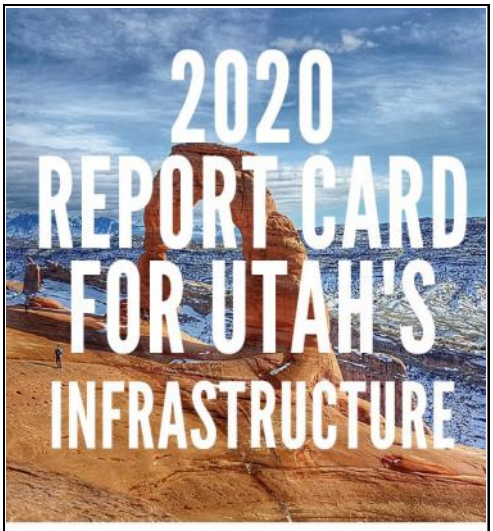

Utah Section of the American Society of Civil Engineers

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PROUDLY PRESENTS

THE 2020 UTAH INFRASTRUCTURE REPORT CARD

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Winter Employee Anniversaries

Name	Anniversary	Years of Service
Michael Hoffman	02/13/95	26
Dave Sumner	03/11/02	19
Matthew Roblez	03/18/02	19
Scott Schoonover	01/01/11	10
Shane Brower	03/25/13	8
Shad Seitz	02/18/14	7
Jeanette Zimmer	01/04/16	5
Layton Asmus	02/29/16	5
Aaron Valentine	02/19/19	2
Kaylee Casarez	01/06/20	1

Thank you to each of our wonderful employees! We're so glad to have you and thank you for all of your hard work and your dedication to make McNeil great!

Aaron J. Valentine - Consulting Drafter

How long have you worked at McNeil Engineering?
2 Years in February.

What do you find the most challenging working at McNeil Engineering?
The most challenging thing for me is switching between two completely different types of projects.

What do you like most about working at McNeil Engineering?
What I like the most is the people that work here.

What has been your favorite project at McNeil Engineering?
My favorite project I have been a part of has been the SLC Airport Renovation.

Where were you born and raised?
I was born in Southern California, but was raised in a suburb of Denver Colorado.

Motto or personal mantra? Tomorrow is a new day.

What are three career lessons you've learned thus far?

1. You should enjoy the work you do.
2. Make sure that you have a good work-life balance.
   Never stop learning.

What is something you've always wanted to try and never have?

I have always wanted to learn to ski.

What do you like to do in your spare time?

In my spare time I go fishing and hiking. I also hunt in the fall.

What are your top 5 bucket list items you want to accomplish?

1. Learn a second language.
2. Travel outside the country.
3. Purchase land to build a house on.
4. Restore an old muscle car.
   Go on my dream hunt in Alaska.

What is your hidden talent?

There isn't anything I have not been able to fix on one of my vehicles on my own.