

**Category: Design Firm of the Year**

**ESD (Environmental Systems Design, Inc.)**

ESD is a global consulting-engineering firm focusing on the delivery of high-performance buildings. The company delivers value by creating healthy and productive environments across four market verticals: High Performance Buildings; Workplace Solutions; Health, Science, & Education; and Mission Critical Facilities. The firm is a valued partner for many public and private clients through their comprehensive service offerings, including: prelease consulting and total cost of ownership; MEP/FP engineering; LEED, Green Globes, and WELL certification consulting; sustainable design; energy modeling; commissioning; and technology systems design. In 2015, ESD has worked on over 600 projects in over 35 states and 5 countries.

**Forsythe Data Center**

Elk Grove, IL

**Total Project Cost:** \$130,000,000

**Total Project Square Footage:** 221,000 s.f.

**UI LABS**

Chicago, IL

**Total Project Cost:** \$321,000,000

**Total Project Square Footage:** 94,000 s.f.

**North Park Development / Loews Hotel**

Chicago, IL

**Total Project Cost:** \$210,000,000

**Total Project Square Footage:** 934,000 s.f.

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**HEITMAN ARCHITECTS**

Heitman Architects advances industrial building design through supply chain optimization, network expansion, and new speculative development. Three representative projects in 2015 include: CDC consolidated into two new buildings at RidgePort, a rail-served, 111,244 s.f. freezer building and 286,867 s.f. of a 574,867 s.f. ambient distribution center; building on Kellogg's acquisition of Pringles back in 2012, they expanded their presence in TN with a new 1.1 million s.f. distribution center; and, one of the first spec buildings to be built in the Chicago area following the recession, Antioch Corporate Center One is IDI Gazeley's first in a planned 1.3 million s.f. development.

**CDC at RidgePort**

Food Road  
Wilmington, IL 60481

**Total Project Cost:** Undisclosed  
**Total Project Square Footage:** 454,276 s.f.

**Kellogg's Distribution Center**

201 James Lawrence Road  
Jackson, TN 38301

**Total Project Cost:** Undisclosed  
**Total Project Square Footage:** 1,062,055 s.f.

**Antioch Corporate Center 1**

Gregory Drive  
Antioch, IL 60002

**Total Project Cost:** Undisclosed  
**Total Project Square Footage:** 454,276 s.f.

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**Manhard Consulting**

Manhard Consulting provides innovative civil engineering design solutions to industrial, office, commercial and residential developments. For over 40 years, our teams have worked with real estate development companies across the nation. This past year, teams worked on several significant projects including Ridgeport Logistics, Wilmington, IL, the largest industrial logistics park in the greater Chicagoland area; SKF Global Technical Center for the Americas, Naperville, IL, which required site design to address a 40' grade change and implementation of various green initiatives; and, the Heartland Corporate Center - Building C, Shorewood, IL, which boasts 750,000 s.f. of warehouse space under one roof.

**SKF Global Technical Center for the Americas**

1203 E. Warrenville Road  
Naperville, IL 60563

**Total Project Cost:** \$13,000,000

**Total Project Square Footage:** 122,424 s.f.

**RidgePort Logistics Center-Michelin Midwest Distribution Center**

29900 S. Graaskamp Boulevard  
Wilmington, IL 60481

**Total Project Cost:** \$100,000,000

**Total Project Square Footage:** 1,650,000 s.f.

**Heartland Corporate Center - Building C**

21215 Southwest Frontage Road  
Shorewood, IL 60404

**Total Project Cost:** \$35,000,000

**Total Project Square Footage:** 750,000 s.f.

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**Pinnacle Engineering Group**

Pinnacle Engineering Group provides infrastructure design services for some of the largest developments in the Midwest. While our technical expertise plays a large roll, we also seek to connect our clients with project opportunities. Our unique approach and ability to interject creative ideas have fueled firm success. We don't measure success by the number of offices that we sit, rather by the number of relationships we have fostered. We understand the better our clients perform, the more opportunities we have as a team. We invest in today's projects to be invited back for tomorrow's opportunities.

**Bridge Development / ULINE Kenosha Business Park**

Kenosha, WI

**Total Project Cost:** Confidential

**Total Project Square Footage:** 5,000,000 s.f.

**First Industrial FirstPark 94**

Somers, WI

**Total Project Cost:** Confidential

**Total Project Square Footage:** 4,000,000 s.f.

**CenterPoint Properties LakeView South**

Pleasant Prairie, WI

**Total Project Cost:** Confidential

**Total Project Square Footage:** 900,000 s.f.

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**SPACECO, Inc.**

SPACECO's vast experience in Northern Illinois and the Chicago metropolitan area has established our premier reputation as well as garnered strong links with local communities, public agencies and governing authorities. This familiarity with local practices and contacts helps our Client's projects proceed smoothly, quickly and according to established time lines. SPACECO is involved in some extensive projects in Des Plaines, Orland Park, in the City of Chicago, Lakeside Development, Pullman Park, and Fed/Ex Distribution, and Bridge Point Northlake among many others. We are proud of our team of experts, which encompasses a variety of disciplines and experiences.

**Method**

111th Street  
Chicago, IL 60628

**Total Project Cost:** \$30,000,000  
**Total Project Square Footage:** 150,000 s.f.

**Bridge Point Northlake (formally Dominick's Distribution Center)**

505 N. Railroad Avenue  
Northlake, IL 60164

**Total Project Cost:** \$90,000,000  
**Total Project Square Footage:** 588,284 s.f.

**111 S. Wacker Drive**

111 S. Wacker Drive  
Chicago, IL 60606

**Total Project Cost:** Confidential  
**Total Project Square Footage:** .55 acres

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**Ware Malcomb**

Established in 1972, Ware Malcomb is a leading design firm, providing architecture, planning, interior design, graphic design, and civil engineering services to clients throughout the world. With 17 offices throughout North America, our expertise includes commercial office, industrial, distribution, healthcare, technology, retail, public, education, auto, and renovation projects. Our Chicago office has been responsible for over 3 M SF of industrial building design in the last year and completed numerous corporate office tenant improvement projects as well as retail and multi-family projects. Ware Malcomb is a proud member and sponsor of NAIOP Chicago, and numerous other NAIOP Chapters.

**NAI Hiffman**

Oak Brook Terrace, IL

**Total Project Cost:** \$1,255,000

**Total Project Square Footage:** 20,411 s.f.

**Vertiport**

Chicago, IL

**Total Project Cost:** \$6,915,690

**Total Project Square Footage:** 41,925 s.f.

**Hellermann Tyton**

Romeoville, IL

**Total Project Cost:** \$11,500,000

**Total Project Square Footage:** 189,662 s.f.

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**Wright Heerema Architects**

Wright Heerema Architects (WHA) is an architectural firm that provides integrated master planning, programming, architecture and interior design services. WHA has completed numerous build-to-suit projects since opening in 1996 and recently AAOS in 2014. Included in the portfolio are redevelopment projects: One S. Wacker Dr, 231 S. LaSalle, 440 S. LaSalle, and 2275 Half Day Rd. in Bannockburn, IL. Building owners want to create a new image for their property to attract leasing as well as retain existing tenants. WHA not only helps to identify challenging issues, but also provides an opportunity to pursue a new vision.

**American Academy of Orthopaedic Surgeons**

9400 W. Higgins Road  
Rosemont, IL 60018

**Total Project Cost:** \$41,000,000

**Total Project Square Footage:** 181,000 s.f.

**Bannockburn Executive Plaza**

2275 Half Day Road  
Bannockburn, IL 60015

**Total Project Cost:** \$5,000,000

**Total Project Square Footage:** 133,000 s.f.

**440 S. LaSalle**

440 S. LaSalle  
Chicago, IL 60603

**Total Project Cost:** \$20,000,000

**Total Project Square Footage:** 25,000 s.f.