



COMMERCIAL REAL ESTATE
DEVELOPMENT ASSOCIATION

CHICAGO CHAPTER

2017 NAIOP Chicago Awards for Excellence

Contractor of the Year FINALISTS

(1) Executive Construction

2017 Projects include:

Zurich North America Headquarters
Schaumburg, IL

Total Project Cost: **\$62,000,000**
Total Project Square Footage: **783,000**

Chicago Teachers Union Foundation
Chicago, IL

Total Project Cost: **\$23,000,000**
Total Project Square Footage: **111,000**

Accreditation Council for Graduate Medical Education
Chicago, IL

Total Project Cost: **\$9,400,000**
Total Project Square Footage: **88,800**

Executive Construction champions an unwavering integration of integrity, clear process, operational excellence, and collaboration, all underscored by a highly principled approach to project delivery. Keeping clients' aspirations and partners' trust at the forefront has led Executive Construction to be recognized as a premier builder in Chicago's commercial real estate market. The respect and reputation earned over 40+ years in business culminated in 2016 with total revenue at a record \$295M an increase of nearly 35%. Such pivotal growth was only possible with the confidence of our clients and partners on many of the largest headquarters builds in Chicago.

(2) FCL Builders

2017 Projects include:

CRRC

Chicago, IL

Total Project Cost: **\$62,000,000**

Total Project Square Footage: **253,200**

Hillwood Spec

Joliet, IL

Total Project Cost: **\$36,000,000**

Total Project Square Footage: **1,000,000**

Professional Freezing

Bedford Park, IL

Total Project Cost: **\$53,000,000**

Total Project Square Footage: **523000**

FCL Builders is one of the nation's top leaders in the design and construction of industrial warehousing, cold storage and food processing facilities. With teams strategically located in Chicago, Dallas, Atlanta and Baltimore, developers and owners continually rely on FCL's commitment to professional service, safety and customer satisfaction.

(3) Keeley Construction

2017 Projects include:

Preferred Freezer 3

Chicago, IL

Total Project Cost: **\$45,000,000**

Total Project Square Footage: **227,043**

Laraway Distribution Center

Joliet, IL

Total Project Cost: **\$30,000,000**

Total Project Square Footage: **1,002,600**

CAP Barbell

Joliet, IL

Total Project Cost: **\$9,000,000**

Total Project Square Footage: **188,000**

As a design/build general contractor, Keeley Construction specializes in all aspects of new building construction as well as redevelopment, renovation, and tenant improvements of existing structures. Our clients represent an extraordinary range of market segments including commercial, industrial, institutional food, cold storage, healthcare, education, and faith-based facilities. For over 35 years, Keeley Construction has been servicing clients in the Chicagoland area establishing ourselves as one of the most respected and consistently successful construction firms in the area.

(4) McShane Construction Company

2017 Projects include:

Cristo Rey St. Martin College Prep Waukegan, IL

Total Project Cost: **\$10,000,000**
Total Project Square Footage: **115,300**

Lakeside Village of Oak Brook Oak Brook, IL

Total Project Cost: **\$60,000,000**
Total Project Square Footage: **438,800**

The Lodge of Northbrook - Phase IV Northbrook, IL

Total Project Cost: **\$20,000,000**
Total Project Square Footage: **400,000**

For over 30 years, McShane Construction Company has been serving clients on a national, regional and local basis. Headquartered in Rosemont, Illinois, the firm offers an accomplished track record and project portfolio spanning a variety of markets including the industrial, multi-family, office, and institutional sectors. Today, the firm is recognized as one of the Chicago area's most diversified and active contracting organizations with a reputation built on honesty, integrity and dependability. Its leadership in the construction industry is evidenced by its dedication to its employees, industry associates and most importantly, its clients.

(5) Meridian Design Build

2017 Projects include:

Exeter Brewster Creek

Bartlett, IL

Total Project Cost: **Confidential**

Total Project Square Footage: **421,403**

Molto Properties - 1881 Normantown Road

Romeoville, IL

Total Project Cost: **\$10,500,000**

Total Project Square Footage: **226,102**

Venture One - 1200 Schmidt Road

Romeoville, IL

Total Project Cost: **Confidential**

Total Project Square Footage: **271,700**

Meridian Design Build is a privately held, locally-owned third party design-build construction firm. Since its formation in 2005, the company has successfully completed more than 16 million s.f. of construction for Fortune 500 companies, privately held firms, and national developers. Meridian's ability to deliver positive results is highlighted by the fact that more than 85 percent of the company's projects are the result of repeat business.

(6) Morgan/Harbour Construction LLC

2017 Projects include:

ThermFlo, Inc/Zonatherm Products
Buffalo Grove, IL

Total Project Cost: **Confidential**
Total Project Square Footage: **41,100**

Sage Products LLC
Cary, IL

Total Project Cost: **Confidential**
Total Project Square Footage: **203,268**

Julian Electric
Lockport, IL

Total Project Cost: **Confidential**
Total Project Square Footage: **195,500**

Morgan/Harbour is an established design-build and general contracting firm serving private clients and national developers. Whether office, industrial, medical, or aviation - our uncompromising integrity and industry expertise are evidenced in our long-standing client relations. Highlighted projects include ThermFlo/Zonatherm Products, a 41,100 s.f. office and warehouse headquarters relocation featuring a rooftop photovoltaic system; Sage Products/ Stryker Corp., a 203,268 s.f. warehouse/distribution expansion on 27 acres featuring 28' clear height, 17 exterior docks and LEED certification; and Julian Electric, a 195,500 s.f. corporate global headquarters and manufacturing relocation to accommodate 300 employees in Heritage Crossing Corporate Park.

(7) Northern Builders, Inc.

2017 Projects include:

Carlow XVI

Bolingbrook, IL

Total Project Cost: **\$24,000,000**

Total Project Square Footage: **302,000**

Fox River West Two LLC

Elgin, IL

Total Project Cost: **\$22,000,000**

Total Project Square Footage: **308,000**

Sodick

Schaumburg, IL

Total Project Cost: **\$8,000,000**

Total Project Square Footage: **40,000**

Celebrating 90 years in business, Northern Builders, Inc. is one of the Midwest's most well-established, privately owned, full-service development and construction companies. Known for its entrepreneurial spirit, creative deal structure, and unsurpassed quality, Northern is pleased to announce this year's 307 acre expansion of Carlow Corporate Center in Bolingbrook, IL, two speculative projects at Cherry Hill Business Park in New Lenox, IL, and the new Fox River West Business Park at Mason Road in Elgin, IL. Northern has enjoyed another record year for company growth, the successful completion of 14 significant projects, and over \$150M in construction revenue.

(8) Novak Construction Company

2017 Projects include:

171 N Aberdeen

Chicago, Illinois

Total Project Cost: **\$39,000,000**

Total Project Square Footage: **200,000**

1590 Elmwood

Evanston, Illinois

Total Project Cost: **\$27,000,000**

Total Project Square Footage: **121,170**

Whole Foods Market - Lakeview

Chicago, Illinois

Total Project Cost: **\$50,000,000**

Total Project Square Footage: **77,538**

Founded in 1980 by John G. Novak, Novak Construction is a top tier, nationally-recognized General Contractor and Construction Management firm known for its well-rounded portfolio and many, high profile projects in the retail, restaurant, industrial, corporate, institutional, healthcare, hospitality, and multi-family/mixed-use sectors. Novak Construction has consistently been named as one of Chicago's™ Top General Contractors.

In the past year, Novak Construction has been at the helm of several hallmark projects in both its traditional retail sector (multiple Costco, Whole Foods, Portillo's, CVS, Walmart and Target jobs) and in its burgeoning multi-family/senior living market segment with \$94.5 of new, ground-up project starts. From last summer to this summer, Novak has started construction on over \$200M worth of projects.

(9) Pepper Construction Company

2017 Projects include:

MILA

Chicago, IL

Total Project Cost: **Confidential**

Total Project Square Footage: **515,000**

Chamberlain Group Headquarters

Oak Brook, IL

Total Project Cost: **\$72,000,000**

Total Project Square Footage: **228,000**

Lincoln Park Zoo Walter Family Arctic Tundra & Pritzker Penguin Cove

Chicago, IL

Total Project Cost: **\$17,500,000**

Total Project Square Footage: **37,000**

Since 1927 Pepper has been inspired by the places we're privileged to build for our clients. We see every project as a place, an integral part of the community, often a catalyst for change and full of potential to strengthen to connection between people. The impact these structures have on the people who live, work and play in them reaches far beyond construction. Every project fulfills a unique vision. From luxury living on Michigan avenue, to state-of-the-art corporate headquarters and best-in-class animal care, we're proud of the work we do to shape Chicago and the lives of the people who call it home.

(10) PREMIER Design + Build Group, LLC

2017 Projects include:

ECHO Corporate Headquarters

Lake Zurich, IL

Total Project Cost: **\$9,200,000**

Total Project Square Footage: **49,835**

Amazon MDW8 Distribution Center

Waukegan, IL

Total Project Cost: **\$12,000,000**

Total Project Square Footage: **626,848**

400 Wolf/Dr Pepper Snapple Group

Northlake, IL

Total Project Cost: **\$15,600,000**

Total Project Square Footage: **875,000**

We are the single point-of-communication for your design and construction needs. We minimize the time investment for you and protect your interest by contracting and managing the design and construction professionals for you. Our job is to save you time and money; to reduce risks and overall cost; to deliver a final product that exceeds your expectations.