



NEW OFFICE BUILDING

PROJECT LOCATION: Concept Companies Headquarter Building – Gainesville, FL
EXPERIENCE OF: Mitchell Gulledge Engineering, Inc.
ROLE IN PROJECT: MEPF Sub-Consultant

CONSTRUCTION COST/METHOD

\$2,540,000
 Construction Manager

COMPLETION DATE

February 2022

PROJECT STAFFING

Project Manager:
 Andrew Mitchell, PE, CxA
Mechanical Lead:
 Craig Gulledge, PE, CxA
Mechanical Designer:
 Ark Szczurowski, PE, CxA
Plumbing/Fire Protection Lead:
 Andrew Mitchell, PE, CxA
Electrical Lead:
 Andy McCaddin, PE



PROJECT OWNER

Concept Companies
 thru Level Architecture & Interiors
 James Blythe, AIA
 Owner's Rep; Principal of
 Architecture
 1449 SW 74th Drive Suite 200
 Gainesville, FL 32607

BUILDER

Theory Construction
 Luke Smith
 1449 SW 74th Drive Suite 200
 Gainesville, FL 32607

PROJECT ARCHITECT

Level Architecture & Interiors
 Adam Gayle, AIA
 720 SW 2nd Avenue, Suite 105
 Gainesville, FL 32601

PROJECT ENGINEER

Mitchell Gulledge Engineering, Inc.
 Andrew Mitchell, PE, CxA
 210 SW 4th Ave
 Gainesville, FL 32601
 352.745.3991
 amitchell@mitchellgulledge.com

PROJECT SUMMARY:

The new Concept Companies Headquarter Building is a 12,700 SF, two-story office building located in Gainesville, FL. Concept Companies is a commercial real estate developer with in-house capabilities that include design, site development, and construction services. This new headquarter office building included space types such as open collaborative spaces, conference rooms, lounge spaces, executive offices with private restrooms, flex spaces for multi-purpose use, workrooms, and auxiliary support spaces. Mitchell Gulledge Engineering was contracted as this project's MEPF engineering consultant. The mechanical scope of work consisted of split-system air handling units, exhaust systems for toilet and breakroom areas, and associated ductwork distribution systems. The plumbing scope included domestic water and sanitary waste/vent provisions. A wet-type fire protection system was also provided. Additionally, power, lighting, telecommunication rough-ins, and fire alarm system design were included. As the project's MEPF consultant and engineer of record, Mitchell Gulledge Engineering provided pre-design, design, and construction administration services including site inspections, submittal reviews, and as-built documentation.

This project showcases Mitchell Gulledge Engineering's ability to design a first-class office building featuring high-quality finishes and premium amenities with flexible, collaborative spaces. The utilization of open and floating ceilings created a unique and creative aesthetic. We worked closely with the architectural team to ensure these specialized ceiling types were fully coordinated with the MEPF system. Additionally, the open floor plan design required a thorough understanding of the furniture power requirements. Our team took pride in ensuring every detail was addressed to help make this vibrant, creative workspace functional, efficient, and breathtaking.

