

# Main & Gervais Columbia, South Carolina



## Project Team:

- Developer: Holder Properties
- GC: Holder Construction Company
- Architect: dudapainearchitects
- Landscape Architect: Lappas + Havener
- MEP: Barret, Woodyard & Assoc., Inc.
- Structural Engineer: Brockette Davis Drake
- Civil Engineer: B.P. Barber & Assoc., Inc.
- Parking Consultant: Carl Walker, Inc.
- Elevator Consultant: Lerch Bates

## Building Statistics:

- Location: Main & Gervais, Columbia, South Carolina
- Stories: 16
- Start Date: 7/1/2008
- Completion Date: 12/31/2009
- Office space Size: 200,000 SF
- Contract Value: \$41,151,000
- Project Delivery: Design-bid-build

## Architecture/Function:

- Exterior plaza outside lobby floor
- Stainless steel-framed storefront
- Metal panel canopies above storefront
- Signature restaurant & bank in lobby
- 6 level parking garage above lobby
- 9 office levels above parking garage
- Overlooks the State Capital Building
- Exterior terrace on floors 9-11
- Glazed aluminum curtain wall facade
- Singly-ply TPO roofing membrane



## Mechanical Systems:

- Split system AHUs and electric unit heaters for parking garage lobbies
- Self contained A/C units rated at 20,000 CFM for each office level and main lobby
- Galvanized ductwork connected to VAV boxes for air distribution to offices
- Two cooling towers each rated at 1000 GPM located on rooftop
- Automatic wet sprinkler system with a storage tank and pump on the lobby floor

## Lighting/Electrical Systems:

- Common lighting fixtures: fluorescent
- The main feed is 3 phase, 4 wire rated at 4000A, 480/277V
- There are 20 transformers that step the voltage down to 480/277V and 120/208V
- The backup 600KW diesel generator is located on the lobby floor

## Structural Systems:

- Foundation consists of pile caps resting on mini piles extending 95' below ground
- Structure consists of cast-in-place concrete with post-tensioning
- The curtainwall is tied in to the concrete structure as unit-and-mullion assemblies

*Adam Thomas De Luca - CM  
Holder Construction Company*