



## BRIGHTON BEST INTERNATIONAL DISTRIBUTION CENTER

### Requirements

- Brighton Best International had been in an existing building in Strongsville for about 15 years and had outgrown their space. With no room for expansion, and not wanting to leave the community, Premier was given the task to fit their needs into a new 212,000 facility that allows for another 45,000 SF of future growth, all while keeping them in their desired community.

### Objectives / Challenges

- The ground breaking took place at the start of the winter months as the ground was just beginning to freeze. This added an additional layer of difficulty as Premier needed to be planning for the sub-base for the building warehouse to have a proper structural bearing capacity for the racking needs and product loads that the owner would be requiring.
- In order to eliminate scheduling setbacks and begin the foundation work during the time of the year where you have to navigate around the frozen winter elements, we had to both chemically and mechanically thaw and stabilize the soil as we came to the final elevations of the grading process for the building pad.

### Results

- The building is a 32' clear precast structure with 49 loading docks, 2 drive-in doors, and one will-call door. The 12,000 SF office projects out from the main structure to create an enticing entrance, as well as plentiful daylight. Also included is a large patio that walks out from the kitchen allowing for indoor/outdoor seating with views of the nature preserve. Premier was proud to help keep BBI in this outstanding community while assisting them plan future growth for the next decade and beyond Premier met the original construction budget and timeline and exceeded the expectations of the owner on both.

#### Location

Strongsville, Ohio

#### Year

2018

#### Services

Design/Build and  
Construction Management

#### Size

212,000 Square Feet

