



## CSDA CONCRETE OPENINGS

JW MARRIOTT ARTICLE, CAPMEN LLC

AUGUST 2019

Tampa, Florida's downtown waterfront district is undergoing a renaissance. Water Street in the Channel District is the epicenter of this transformation, which, when completed, will be a mixed-use neighborhood of hotels, office buildings, shops, entertainment, educational spaces, cultural attractions, and homes.

In April of 2018, developers broke ground on the luxury JW Marriott Hotel, adjacent to the Tampa Convention Center and Amalie Arena, home of the NHL's Tampa Bay Lightning. Scheduled to open in late 2020, the luxury Marriott hotel will feature 519 guest rooms and suites and 42 event rooms boasting more than 71,000 square feet of event space. Tampa's waterfront development is one of the largest real estate developments in the U.S.

No massive construction project is without its hiccups, and this hotel is no exception. Contractors missed many openings, requiring new ones to be drilled, and the project's electrician needed areas chipped out of the post tensioned concrete slabs for conduit runs and floor boxes at 1-1/2" under the slab.

In June of 2019, OBI CSDA member Capmen LLC began using Ground Penetrating Radar (GPR) to scan the 9" concrete slabs of the 20-floor structure and identify post tension cables, temporary power lines, and electrical conduits buried in the concrete. GPR was essential to ensure that any new holes drilled in the slabs would not hit post-tension cables, electrical lines, or other materials.

Two Capmen employees work Hilti POS 1000 X Scan GPR concrete scanners full time at the site. They scan designated areas and then get permission from the GC to chip out the required holes in the concrete. At times, plans for chipping holes are changed when embedded materials other than the rebar are discovered. When chipping holes, Capmen uses dustless chipping hammers to create 4-6" openings for 3-5" pipe, and grinders to cut and remove the rebar.

When their GPR scanners show a clear path in the slab, Capmen core drills openings to speed up the process with a Hilti DD250 heavy duty diamond drilling rig with a vacuum base and water management system. Dewalt Dustless 5" Plunge Cut Grinders are used to cut rebar and Hilti TE-3C Rotary Hammers and Hilti TE-1000 Demolition Hammers and vacuums are used where necessary to break through the slabs. There is the potential to drill 10-15 cores a day, but progress is slow due to the safety concerns of accidentally cutting post tensioned cables. But due to Capmen's success at safely chipping out holes without disturbing post tension or temporary power lines, they are now core drilling the plumbing openings, which will significantly speed the process and help to meet construction deadlines.



Quinn Ausburn of Capmen LLC says they were awarded the job because of the “honesty and integrity of our work.” They had performed a large number of jobs for one of the subcontractors on the Marriott site who awarded us the opportunity to work with two other subcontractors on the site firestopping the bus duct risers and backfilling chipped out areas.

The biggest challenge? Staying within the standard for the OSHA silica rule (1926.1153). It's a big challenge to keep the indoor work areas dustless and work within the time constraints while wearing respirators.

“I am very pleased with the level at which my guys are performing and staying within the standard of OSHA silica dust exposure,” says Quinn, “as well as the drive and initiative they are implementing to perform the work to the satisfaction of all contractors we're working for.”

The construction of the JW Marriott Hotel is still underway and when complete will be a luxury destination for the 50-acre Water Street district and enhance Tampa's ongoing renaissance.

**Company profile:**

Capmen LLC of Tampa, FL has been in business since 2015. They are experts in GPR scanning for concrete, Saw Cutting, and removal and repouring concrete. Capmen is a Core Drilling and Fire Stop specialty contractor (Hilti accredited). Member of CSDA since April 2019.