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Morley Builders—Two of Morley Builders' Santa Monica commercial projects were recently featured in the Los Angeles Business Journal.



Water Garden Transformation:

In collaboration with developer Trammell Crow, CBRE and HLW International architects, Morley is now substantially complete with the transformation of the Water Garden. Significant interior upgrades provide a welcome repositioning to this 17-acre campus in the heart of Silicon Beach. Exterior

highlights include stunning gardens with drought-resistant landscaping, water features and a meandering River Walk, cutting annual water consumption in half. The Water Garden is expected to receive a LEED Gold EB Recertification.

Pen Factory: Morley is working closely with Clarion Partners, Lincoln Property Company and architect Skidmore, Owings & Merrill on this upcoming multi-tenant creative workplace. Located at the intersection of 26th Street and Olympic Boulevard adjacent to the Metro Expo Line, this adaptive reuse project will provide more than 200,000 sf of office space and subterranean parking for 677 vehicles (with the lower level utilizing double car stackers) and 270 bicycles. Incorporating skylights and curtain walls to utilize natural light, the project is targeting LEED Gold. Pen Factory is expected to be completed in the summer of 2017.



Morley is proud to be part of these two prominent commercial office projects located in the community of Santa Monica.

Benchmark Contractors (*a subsidiary of Morley Builders*) is excited to announce the completion of Blossom Plaza, a transit-oriented, mixed-use development on Broadway near the "Gateway" of the historic Chinatown district. In collaboration with developer Forest City, design architect Johnson Fain and executive architect Togawa Smith Martin, Benchmark constructed 237 residential units (184 market-rate and 53 affordable) in two, 5-story buildings. Built over subterranean parking for 453 cars, the residences provide a direct connection to the elevated Metro Gold Line Station, allowing more people to utilize public transportation for their daily commutes to downtown Los Angeles and beyond.



While modern in design, touches inspired by traditional Chinese influences include ornate



railings, hanging lanterns and decorated pavers arranged in Chinese patterns in keeping with the neighborhood character. More than 20,000 square feet of retail and restaurant spaces will provide exciting options to Chinatown's residents and visitors.

The project is targeting LEED Gold certification through the US Green Building Council.



Northern Arizona University — Geology completed several service projects this year including a compost bin build for at the Colton Community Garden and construction work with CMO (Construction Management Organization for students) at the Pioneer Museum. Their on-going projects are design of a rainwater catchment system for Killup Elementary and work in the small Maasai village of Lesoit, Tanzania.

Four capstone teams are working on projects for the village. These projects include designing clean cooking options, optimized soil blocks for use in construction of a community center, Wi-Fi systems, and a compact telescope system that can be assembled by school children. Students will be traveling to the village this summer to gather data for the capstone teams.

Also from Northern Arizona University

CMO student volunteers worked at the Pioneer Museum in Flagstaff. They fabricated and installed 60% of a sliding barn door for Flagstaff's oldest fire engine, completed floor repairs to the main entrance, and installed wooden framework to the rear deck of the historic Gregg Cabin.

In addition, student volunteers performed a demolition on the deck of the historic house in preparation of installing a new deck at the Riordan Mansion State Historic Park.

Alfred State is honored to be recognized for the lowest tuition out of all northern regional colleges ranked as a best bet for veterans by US News & World Report. The 2017 Best Colleges for Veterans list further shows that Alfred State is the only school with 3,000 students or more to earn the accolade among northern regional colleges. Alfred State has been recognized for six straight years by Victory Media's list of Military-Friendly® Schools, showing a dedication to assisting veterans who are now students.



To be included in the list, colleges need to provide a variety of services to student veterans, and the media outlet also evaluated "which top-ranked schools offer benefits that can help them make pursuing a college education more affordable," according to the report.



ASCE — This year at Science & Engineering Day, ASCE had middle and elementary school kids build bridges out of toothpicks and marshmallows and make canoes out of clay. During this hands-on activity they were able to explain some basic concepts of civil engineering, such as stability and buoyancy in a fun way.



Turner Construction — Engineering News-Record has once again ranked Turner the number one general builder in the country — and an industry leader across a diverse range of market segments and sub-disciplines— as part of their annual Top 400 Contractors Sourcebook. Turner has earned a spot in the top 10 every year since 1964, when the magazine launched the annual rankings.

Yates Construction — Mercedes-Benz Vans, LLC has selected Yates Construction and their design partner to provide design-build services for the company's new South Carolina plant expansion. The project supports the production of its next generation of Mercedes-Benz Sprinter Vans.