



# THE WOLVERINE UPDATE

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Problem Solver. Innovator. Since 1939.

Winter 2012



## A YEAR TO CELEBRATE

Wolverine Building Group brings 2011 to a close with a bang. From the huge success of Helen DeVos Children's Hospital grand opening at the start of the year to the completions of the Farmers Insurance Campus Expansion and The Lodges of East Lansing this summer, the team at Wolverine has much to be proud of.

# 2012 FORECAST

We are looking forward to 2012 with optimism and confidence. Michigan is doing surprisingly well compared to the rest of the country, but our economy is definitely not booming. Our state has been in a 10 year recession, so any uptick is noticeable and appreciated. We expect the economy to improve slightly in the coming year, mostly during the second half of 2012.

We are thankful for the work we were able to complete in 2011, and we are especially proud of the impressive Helen DeVos Children's Hospital and the Farmers Insurance Campus in Caledonia. The Children's Hospital won many state and local awards, and also received two national awards, one from Engineering News Record and one from Associated Builders and Contractors. We were also blessed to be busy building apartment complexes throughout the Midwest, and several restaurants across the country. During the past year, we streamlined our operations and united behind one name, Wolverine Building Group.

2012 will be a great year to build if you are in need of a professional construction partner. Wolverine is currently working on several major projects, including wrapping up the renovation of the seven story Standart Lofts in Toledo, Ohio. We are also working on many automotive-industry-related projects in our home state. Our North America Division is building projects around the nation for Red Robin, McDonalds, Taco Bell, and Best Buy. Our goal is to be the best builders of industrial, commercial, medical, and multi-family projects in Michigan and beyond.

Our future is bright because we have a great team at Wolverine Building Group, and we emphasize planning, speed, quality, safety, and cleanliness for all projects. We invest in technology and in training for our professionals, and equip all of our superintendents and project managers with laptops and smart phones in order to communicate quickly and accurately, with each other and with our customers. We are dedicated to developing the best and brightest construction talent in Michigan.

Wolverine succeeds thanks to our satisfied customers. We understand our clients' industries so we can serve them better. Our professionals are devoted to the great customer service that earns us repeat work. Treating our customers fairly and providing superior service makes us valuable to them and they want to hire us again and again. Our clients know us to be capable, professional, and easy to work with. Repeat customers are invaluable, and we appreciate your business.



Richard VanderZyden, *President*  
Michael Kelly, *President*

## PARKS & TRAILS

# OUR LAKESHORE AT ITS FINEST



The **HOLLAND HARBOR FISHING ACCESS** (shown left) is located along the scenic Lake Macatawa near the Holland State Park. The project included the construction of two public fishing piers extending into a productive fishing cove as well as a 340 foot long boardwalk with fishing locations along its length. These docks are designed to be completely barrier free to accommodate fishing by people of all abilities. Additional project features include a small parking lot, seating areas, and information and interpretive displays highlighting Great Lakes fisheries and maritime history.

Project Manager: Dulane Coval  
Superintendent: Fred Gilbert

The **GRAND RIVER GREENWAY** (shown right) project was a long-awaited addition to the Spring Lake Trail System incorporating the construction of a 3,000 foot boardwalk that weaves through the wetlands of Mill Point Park towards the panoramic Grand River. The project also includes five scenic overlooks, 16 boat docks and a kayak/canoe launch at the end of South Cutler Street in Spring Lake, MI.

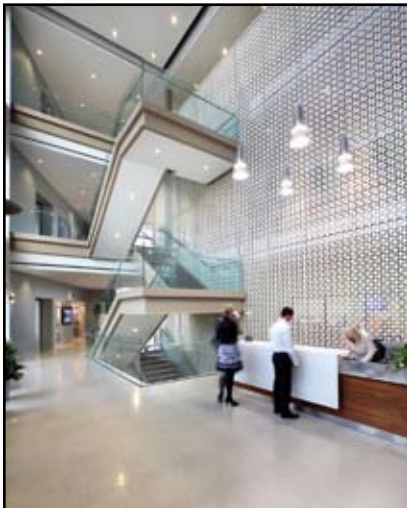
Project Manager: Dulane Coval  
Superintendent: Charlie Walker



# FARMERS INSURANCE CREATES GROWTH IN MICHIGAN

Wolverine Building Group is honored to be a part of the Farmers Insurance Expansion in Caledonia, MI, as the largest construction project Farmers Insurance has ever undertaken. The expansion, creating up to 1,600 new jobs in West Michigan, has received state-wide and local support, granting Farmers beneficial incentives from the Michigan Economic Development Corporation. The \$40 Million expansion project included the construction of a new 100,000 square foot print and distribution facility and a three-story 256,000 square foot call center and office building. The project added 365,000 additional square feet to the Farmers Insurance campus.

Special features of the project include an internal courtyard, a four-story atrium which connects the existing building to the new facilities, an employee fitness center, a credit union, a cafeteria, and a company store. The call center also contains the award winning University of Farmers Training Program that is attended by new employees and agents from across the country.



Project Executive: Mike Kelly  
Project Manager: Matt Larsen  
Asst. Project Manager: Marcus Ringnalda

Superintendent: Dave Moore  
Asst. Superintendents: Mike Stein  
& Dean Krueger

**"The magnitude of this expansion is truly remarkable, nestled back in the sprawling campus of Farmers Insurance. It is barely visible from M6 but best viewed from Gerald R Ford airport flights to and from the North/South runway.**

**Success was made possible through the tireless efforts of an amazing team, dedicated local contractors, a national architect, and an international insurance entity. I am grateful to have been part of this world class organization that is growing and providing jobs right here in West Michigan."**

**-Matt Larsen,  
Project Manager**





# A NEW COLLEGE EXPERIENCE

## The Lodges of East Lansing Redefine Student Housing

Wolverine Building Group is proud to be a part of a unique community found just past the east end of the Michigan State University Campus. The Lodges of East Lansing is a 16 acre, 683-bed student housing development envisioned by the nationally renowned, Capstone Development Corp.

The Lodges of East Lansing is one of the top most wanted student housing locations in the area, offering a host of amenities to enhance the student living experience. The Irish-pub style clubhouse is designed to maximize social gatherings with its fire places, big screen TVs, and patio grills. Residents have access to a 24-hour fitness center, heated outdoor pool, hot tub, sauna, and tanning beds for relaxation. For the competitive crowd there is an on-site volleyball court, billiard tables, ping pong, bocce ball, and an ice-skating rink during the winter. One of the most popular amenities is a private full sized bus, that takes students anywhere on campus 24/7.

The \$21 Million project totalled 300,000 square feet of new construction, including six three-story buildings and the 5,000 square foot community club house all designed to compliment the surrounding East Lansing masonry architecture.



**"The owner wanted to create a sense of self contained community. The development utilizes tall buildings and tree lined roadways to create the impression of a comfortable neighborhood instead of an apartment feel. Great care was taken to layout and design every building to maximize its utility, aesthetic appeal, and convenience for the tenants. The end product has been tremendously successfully as it was fully leased the month it opened. The Lodges have so many amenities, nothing else in East Lansing can compare to it."**

**-Bill Pursfull,  
Project Manager**

Project Executive: Curt Mulder  
Project Manager: Bill Pursfull  
Asst. Project Manager: Damian Millisor  
Superintendents: Denny Meendering,  
Larry Wolters, Mike Bilski



## SUNDANCE UPGRADES

As part of a nationwide push by General Motors to create brand identity and attract more customers to their dealerships, Sundance Chevrolet in Grand Ledge, MI has received a new look. Wolverine Building Group is proud to have teamed up with the architectural firm Design Plus on the remodel and expansion project. The project involved the extensive renovation of the existing showroom and the service lane expansion of 4,300 square feet to the building. The renovated facility will encompass a new car showroom, service write-up area, new car delivery area, customer waiting lounge, and new exterior entry element meeting GM's facility improvement guidelines.



Project Manager: Jim Ziegler  
Superintendent: Dave DeWaard



## A NEW ALDI AT KNAPP'S CORNER

Wolverine recently completed construction of a new ALDI Food Market located in the Knapps Corner Business District in Grand Rapids Charter Township, MI. The 17,000 square foot stand alone grocery showcases the company's new look, offering more natural light, higher ceilings and energy-saving refrigeration and light bulbs. ALDI is able to offer up to 50 percent savings off name brands sold at other stores because it maintains a smaller footprint.

Project Manager: Jim Reyers  
Superintendent: Denny Meendering

## TOLEDO WELCOMES STANDART LOFTS

The historic Triangle Building, built in 1906 as a warehouse for the Standart-Simmons Hardware Co., has been transformed into Standart Lofts by the vision of developer BuildTech Ltd. As one of the most distinctive buildings in downtown Toledo, OH, the rehabilitation has been long-awaited and highly celebrated in the community. Where for decades stood a vacant building, there now stands a stately structure flourishing with 75 market-rate apartments. Restoration work included the renovation of the entire interior of the heavy-timber framed structure, and a complete facade renovation including the construction of a community rooftop deck. The seven-story, 81,000-square-foot historic building features classic industrial elements such as its wood-block flooring and exposed support beams. The building is listed on the National Register of Historic Places and qualified for Historic Preservation Tax Credits.

Project Manager: Mark Bradburn  
Superintendent: Mike Stolk



**"It was very rewarding and interesting renovating a building that has stood over 100 years with its unique features like heavy wood timber and arch top windows. Many discredited its worth, but our team has proved them wrong."**  
**-Mike Stolk, Site Superintendent**



# A REVITALIZED NEIGHBORHOOD



## Historic Heartside District Welcomes Division Park Avenue Apartments & Serrano Lofts

Following the successful rehabilitation of 101 South Division, developer, Brookstone Capital, LLC once again contributes to the revitalization of the South Division Avenue corridor. The historic renovation of three buildings into affordable workforce housing was made possible by utilizing Federal Historic Tax Credits, Michigan State Historic Tax Credits, MSHDA Low Income Housing Tax Credits, and Brownfield Tax Credits

Wolverine led the extensive rehabilitation of both The Palantine Building built by John E. Peck and the adjoining John K. Burch Company building, combining them into Division Park Avenue Apartments (shown above & right). The \$4.8 Million project included a total of 47,000 square feet of major renovations. Notable historic features dating back to 1911 include a skylight-topped atrium, storefront bay windows, custom wood-workings, and preservation of the exterior masonry architectural features. Division Park contains thirty one- and two-bedroom apartments, including six street level live-work units, as well as secured below-grade parking.



An additional part of the redevelopment was the 17 Williams Building, built in 1917 as a Burch warehouse and most recently occupied as a tire warehouse. Now named Serrano Lofts (shown below), the four story building contains 15 one- and two-bedroom urban-style loft apartments. The \$1.3 Million rehabilitation project included 16,000 square feet of major renovations, masonry, triple pane energy-efficient windows and concrete floors.



Division Park and Serrano Lofts are on target to receive LEED Gold Certification.

Project Manager: Aaron Jonker  
Superintendents: Tim Broillo & Mike Stein



## ANNIVERSARIES

July thru December

Years at WBG

BILL CHERRY	39
DAVID DEWAARD	28
RICK SMITH	28
JACK EYER	25
LARRY WOLTERS	24
DICK VANDERZYDEN	23
TIM GABRIELSE	21
KELLY DONAT	18
TIM GRAY	17
DAVE BRUMMEL	17
ADAM TUFFS	16
PAT LIVINGSTON	16
ORVILLE AUSTIN	15
BRIAN STEINBERG	12
BRIAN SCHMIDBAUER	12
AMY HOPPE	12
ROG SCHUTTER	12
MARK PRUS	11
MARK BRADBURN	11
MATT LARSEN	10
JUSTIN WIERENGA	8
MIKE STEIN	6
BRIAN HANSON	5
BILL PURSIFULL	5
TRAVIS TURNES	5
JEFF JONKER	5
DULANE COVAL	4
JEFF KOSTER	4
TIM LENTERS	4
KURT ADAMS	3

CURRENT PROJECTS

- Allegan Senior Apartments: Allegan, MI
- Beaumont Apartments: Lansing, MI
- Cascade Animal Hospital: Cascade Twp, MI
- City Place Student Housing: Ann Arbor, MI
- Grand Rapids Plastics: Grand Rapids, MI
- **Family Fare Metro Health Village: Wyoming, MI (1)**
- Morton Township Library: Mecosta, MI
- Muskegon County SSA: Muskegon, MI
- Richardson Ford: Standish, MI
- St. Anne Apartments: East Lansing, MI
- Spectrum Health Butterworth Campus  
Miscellaneous Projects: Grand Rapids, MI
- Spectrum Health Blodgett Emergency  
Department Remodel: Grand Rapids, MI
- Valu Land: Lansing, MI
- Woodland Corner Shops: Grand Rapids, MI

RECENTLY COMPLETED

- ALDI Knapp's Corner: Grand Rapids, MI
- Barnett Station: Shelby, MI
- BDO USA: Grand Rapids, MI
- Beene Garter: Grand Rapids, MI
- Best Buy Mobile: Multiple Locations
- **Breton Village Animal Clinic: G.R., MI (2)**
- **Christian Brothers Automotive: Grand Rapids, MI & San Antonio, TX (3)**
- Division Park Avenue: Grand Rapids, MI
- Dutton Fire Station: Gaines Township, MI
- Farmers Insurance Call Center and Print Distribution Center: Caledonia, MI
- **Frost Gelato: Gilbert, AZ (4) & Highland Park, IL**
- Grand River Greenway: Spring Lake, MI
- Grand Woods Lounge Canopy: G.R., MI
- Helen DeVos Children's Hospital: G.R., MI
- Holland Harbor Fishing Pier: Holland, MI
- Medassurant Call Center: East Lansing, MI
- MTI Renovations: Ravenna & Three Rivers, MI
- Oak Meadows: Albion, MI
- PNC Bank: North Muskegon, MI
- Ranir Corp: Grand Rapids, MI
- Serrano Lofts: Grand Rapids, MI
- Smith, Haughey, Rice & Roegge  
Office Renovation: Grand Rapids, MI
- Standart Lofts: Toledo, OH
- Sundance Chevrolet: Grand Ledge, MI
- Tubelite: Walker, MI
- Taco Bell Renovations: Multiple Locations
- The Lodges of E Lansing: E. Lansing, MI
- Windsong Apartments: Ann Arbor, MI



Who's New



PATRICK FATE  
Assistant Project  
Manager



MIKE VANHOUTEN  
Assistant Project  
Estimator



JANE BOWEN  
Project Coordinator

Thank you for 37 Years of Service to Wolverine



Congratulations Garry Hart! Best wishes for a happy and healthy retirement!

Growing Families



Welcome Thaylan Turnes! Many congratulations to Travis and Holly on your third child, born July 1st, 2011 at 6 lbs. and 9 oz.



Congratulations to Tom and Jill Berry on their third child, Dublin Thomas, born November 12th, 2011 at 7 lbs. and 11 oz.



Justin and Janelle Wierenga welcome their second child, Nathan Dean to the family, born December 2nd at 7 lbs. and 8 oz. Congratulations!



Congratulations to Curt and Kate Mulder on their third child, Abigail June, born December 15th at 6 lbs. and 2 oz.



## A NEW HOME FOR SMITH HAUGHEY RICE & ROEGGE

The Flat Iron Building, one of Grand Rapid's oldest commercial structures, has come to life again after several years of vacancy. The iconic building is now the new home to Smith Haughey Rice & Roegge, a renowned local law firm. Located at the center of the central business district on the corner at 100 Monroe Center, the building received 27,000 square feet of renovations to fit-out the new office space and new roof top deck. The design features, the vision of architect Design Plus, provide unique integration of modern office elements with the historic features inside the building, resulting in a very intriguing and appealing workplace. The building is expected to earn LEED certification for its energy-saving improvements, environmentally friendly building materials and reuse of equipment.

Project Manager: Matt Zimmerman

Superintendent: Larry Wolters


## ON A ROLL

Wolverine was honored to receive four awards from the ABC of West Michigan Excellence in Construction Awards Ceremony.

 **BISSELL CORPORATE HANGAR**  
New Construction \$3 - \$5 Million

 **HELEN DEVOS CHILDREN'S HOSPITAL**  
New Construction Over \$50 Million

 **M RETAIL SOLUTIONS & CATALYST PARTNERS (502 2nd Street Office)**  
Green Building - Renovation

 **IDEATION AWARD**  
Overcoming Exterior Design Challenges Through Team Collaboration on the Helen DeVos Children's Hospital

Check us out at: [www.wolvgroup.com](http://www.wolvgroup.com)

4045 Barden SE, Grand Rapids, MI 49512  
Ph: 616-949-3360 Fax: 616-949-6211