

Honor Award**Autodesk AEC Headquarters**

Tenant Fitout Project

Waltham, MA

PROJECT TEAM

Autodesk, Inc. – Owner

KlingStubbins – Architect

Tocci Building Corporation – Constructor

J.C. Cannistraro, LLC,

Interstate Electrical Services Corporation and

Tenant Systems – Prime Subcontractors

While Autodesk set the stage and handed partners KlingStubbins, Tocci, J.C. Cannistraro, Interstate Electrical and Tenant Systems the contractual framework of an Integrated Project Delivery (IPD) and the development tools of Building Information Modeling (BIM), the willingness of the select IPD team to step up to the challenge of delivering a high-quality, sustainable, fast-tracked project using experimental means and methods is not to be discounted. During an IPD project, the team is incentivized to pursue profitability as a team without recourse to sue each other. Chris Leary, KlingStubbins principal and project director, said of IPD, *“since everyone has a shared interest in [the project’s] success, everyone is intelligently involved from the outset.”*

Fast-track delivery of an IPD project with LEED certification and high tech installation and design components required that the team exploit collaboration methods well outside the normal telephone, e-mail and progress meeting circuit. Colocation of all related entities within a single location facilitated the decision-making process throughout the project. Colocation assured that the team met the fast-track schedule by creating an environment supportive of construction-feasible design development, a fast and smooth transition from the design phase to construction phase and an intimate understanding of the design intent and requirements on the builder’s part from day one of the construction phase. Colocation was supplemented by frequent collaboration meetings where all or part of the team brainstormed the ideas and solutions, aided by the evolving BIM model, that kept the project running at an Indy pace.