

# Flow-Rite Office and Manufacturing

Byron Township, Michigan

## *data*

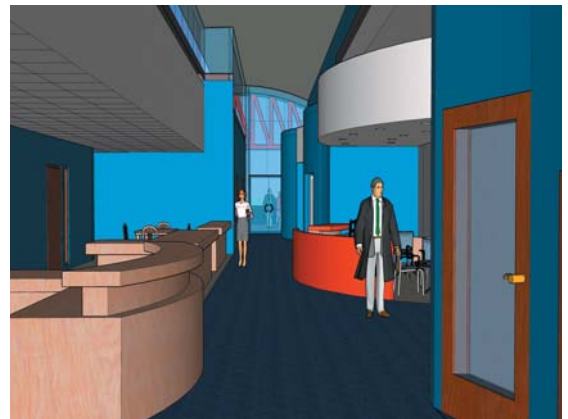
- design of a new office and manufacturing facility
- completed: Winter 2005
- building area: 45,000 sf
- site area: 6 acres
- design-builder: DVK Construction
- delivery method: design-build
- cost: \$2,600,000, \$58 / s.f.
- award: 2006 ABC Pre-Engineered Award recipient



office area



south entry elevation



interior rendering

## *summary*

This unique manufacturing company wanted to build a new facility that would provide new office space for their engineering, marketing and sales, and administrative staff along with new adjacent manufacturing space for the specialized water flow control valves and equipment that they design and produce. The new manufacturing plant creates a much more efficient flow for receiving raw materials and shipping completed products. The office floor plan is organized along a main central corridor with a high, vaulted ceiling allowing natural daylight into the entire office space. The manufacturing facilities include special crane rails and overhead equipment for Flow-Rite's manufacturing processes, as well as a large storage mezzanine. The design allows for another major addition to the pre-engineered portion of the project. Numerous environmentally conscious (LEED/Green) materials were used throughout the new facilities.

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*Byron Township, Michigan*



*north west elevation*



*break area*