

# THE HARD HAT NEWS



T.W. FRIERSON CONTRACTOR, INC.

# Portobello America

## TWF TEAM CELEBRATES GRAND OPENING OF PORTOBELLO AMERICA

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**2023: A YEAR OF ACHIEVEMENT & GRATITUDE**



**KIT OZBURN | PRESIDENT**

Seasons greetings! As the trees shed their leaves and the air grows cooler, this time of year always fills me with a sense of reflecting on the past coupled with a sincere anticipation of the future.

Remembering 2023 at T.W. Frierson offers great satisfaction and deep gratitude. First, for the 2023 fiscal year, T.W. Frierson field teams performed exceptionally dangerous work without a single safety incident or recordable injury. **Zero!** For the difficult work that our clients rely on us, this is an incredible achievement! Please join me in tipping your hard hat in congratulating all members of the field teams for their commitment to caring and looking out for one another.

During the annual Employee Celebration event on November 14<sup>th</sup>, the company honored two titans in the organization upon their retirement. Mr. Tommy Manley completed his service to the company on November 1, 2023, also his 47<sup>th</sup> work anniversary. Tommy's work portfolio reads like a "who's who" of marquee projects including Polaris, Dickson County Justice Center, FedEx SuperHub renovations, and most recently, the newly completed Nashville Women's Rescue Mission facility. Additionally, we honored Mr. Dean Taylor, who will retire as CEO on December 31, 2023. During their remarks to the audience which included their extended families, Tommy and Dean shared wisdom and encouraged everyone to "love the work you do" and "take time for your family". If you have the opportunity, please share some 4AM Donuts (gratitude) with Tommy and Dean for their lifetime of service.

Over the past year, the T.W. Frierson family has also experienced loss. Sadly, a number of long-tenured leaders passed to eternal glory. Red Garvin, Terry Ayers, Dave Godbey, Donnie Patterson, and Alan Quam, thank you for your hard work to establish the T.W. Frierson reputation, we will always miss you, and we hope to honor your legacy in all that we do.

As the calendar turns to 2024, I am overwhelmed with gratitude in countless ways. I am thankful for the blessing of welcoming so many new talented team members to the family. Considering some time off during the holidays, I am thankful for seasons of rest and renewal for all team members. I am thankful for the teams of trade partners who join us to accomplish the goals of our client partners. And finally, I am deeply thankful for the trust of our clients, who count on T.W. Frierson with some of their most important challenges to fulfill their missions. Your commitment to join us in **creating a foundation for people to thrive** has already filled 2024 with many exciting projects!

Reflecting on the past year, it's impossible not to feel a sense of gratitude and hope as we look ahead to the future. To all clients, trade partners and employee-owners, please accept my sincere thanks for the opportunity to continue serving you. As you enjoy time with family and friends, my sincere wish for all of you is a holiday season filled with peace and joy. Here's to a new year that brings you exciting blessings and opportunities!

**Welcome TO THE TWF FAMILY**

- JAY SELF**  
Carpenter
- DEVIN COOPER**  
Ironworker
- LANCE COUCH**  
Chief Operating Officer
- JOSEPH WINTERS**  
IT Specialist
- KOBE EVANS**  
Overhead Door Helper
- ALEX ALEXANDER**  
Ironworker
- WESLEY KEYES**  
Concrete Laborer
- MICHAEL LITTLE**  
Concrete Superintendent
- TIM CARDEN**  
Carpenter
- ROMENDA BASHA**  
Intern/Project Engineer
- JOSHUA PLYTER**  
Carpenter
- CORY ELKS**  
Outside Sales Representative
- ROBERT GANN**  
Overhead Door Helper
- TY HILL**  
Ironworker
- TYLER HINDES**  
Ironworker
- BRANDON GRIGGS**  
Carpenter
- ZACK BRYANT**  
Concrete Project Manager
- JOSH COQUILLARD**  
Assistant Project Manager



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## T.W. FRIERSON ANNOUNCES LANCE COUCH AS NEW CHIEF OPERATING OFFICER

We're thrilled to introduce a pivotal moment in our company's history. T.W. Frierson, known for excellence in construction, innovation, and client satisfaction for 65 years, is taking a bold step forward.

At our recent Bi-Annual Meeting, we unveiled a transformative move—the creation of the Chief Operating Officer (COO) position. This strategic decision is aimed at enhancing operational efficiency, refining service delivery, and harmonizing our diverse business units to better serve our clients.

After a nationwide selection process, we're proud to introduce Mr. Lance Couch as our inaugural COO. With two decades of success in the construction industry, Lance's experience spans designing and constructing mission-critical and healthcare facilities across the United States. He brings a unique perspective, combining financial expertise with practical construction insights.

Lance's true strength lies in his commitment to building high-performing teams, fostering relationships, and aligning with our core vision of "creating a foundation for people to thrive." His journey with us began on August 28th, and we're confident his presence will invigorate our operations and enrich our culture.

Please join us in welcoming Lance Couch as the COO of T.W. Frierson. Together, we're ushering in a new era of collaboration, innovation, and client-centric excellence as we embark on this exciting chapter of growth and achievement.

# congratulations ON YOUR PROMOTIONS!



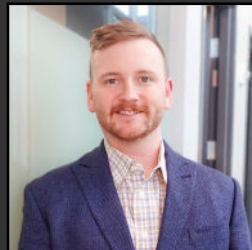
**JON PATRICK**  
Assistant Superintendent



**NIC WATSON**  
Concrete Foreman



**DALE WALLACE**  
Concrete Foreman



**JACOB WALKER**  
PCS Senior Project Manager



**DAVID TURNER**  
Senior Superintendent



**MATTHEW HOWELL**  
DSB Director of Field Operations



**JAMIE HOLMES**  
Content & Brand Strategist



## T.W. FRIERSON CONTRACTOR, INC. PARTICIPATES IN 18<sup>TH</sup> ANNUAL MISSION POSSIBLE TURKEY FRY

When it comes to spreading warmth, joy, and delicious Thanksgiving meals during the holiday season, the 18th Annual Mission Possible Turkey Fry shines as a beacon of hope and compassion. Hosted by country sensation Tracy Lawrence, this annual charity event has become a Nashville tradition, bringing together the community to make a meaningful impact. T.W. Frierson Contractor, Inc., for the third year in a row, has played a pivotal role as both a sponsor and participant.

For T.W. Frierson Contractor, Inc., giving back to the community is more than just a yearly tradition; it's a decades-long commitment to making a difference in the lives of those in need. We have been a dedicated partner of the Nashville Rescue Mission for over 10 years and our partnership extends beyond financial contributions, as demonstrated by the recent completion of the design and construction of the new Women's campus for the mission. This new facility represents a safe and supportive space where vulnerable women in the Nashville area can find shelter, assistance, and a pathway to a better future.

The Mission Possible Turkey Fry, held at the Nashville Fairgrounds, is a remarkable display of community spirit and unity. With the help of approximately 250 volunteers, the event takes on the colossal task of frying an astonishing 1,200 turkeys. This massive culinary effort is driven by the shared goal of providing nourishing Thanksgiving meals to thousands of individuals and families across Middle Tennessee.

The Thanksgiving care packages prepared at the turkey fry are designed to feed a family of four and include not only the star of the show, the turkey, but also essential sides like stuffing, green beans, and corn. It's a complete meal that captures the essence of Thanksgiving and ensures that those in need can experience the warmth and togetherness that the holiday embodies.

The impact of the Mission Possible Turkey Fry stretches far beyond the event itself. Thanks to the support of Tennessee's Family Resource Center, the Thanksgiving care packages are distributed to eight surrounding cities and schools: Davidson County, Lebanon Special Schools, Murfreesboro City Schools, Robertson County

Schools, Smith County Schools, Sumner County Schools, Trousdale County Schools, and Wilson County Schools. Additionally, several charitable organizations, including Safe Haven Family Shelter, Jesus Provision Ministries, All For Him Ministry, Brooks House, and Shady Acres Campground, receive these care packages, ensuring that a wide range of individuals and families in need benefit from this incredible initiative.

Tracy Lawrence's non-profit organization, Mission: Possible, is at the heart of this compassionate endeavor. Beyond the turkey fry, the organization advocates for the homeless population in the Nashville area and beyond. Having raised over \$2.5 million for this cause, Mission: Possible is making a substantial and lasting impact on the lives of those experiencing homelessness.

Tracy Lawrence's heartfelt dedication to this cause is evident as he reflects on its evolution, saying, "As we found the need and this started, it came with no intentions and no vision about where it was going to go, just kind of organically became this thing." His commitment to the mission is unwavering, and he believes that it has taken on a life of its own, one that he hopes will continue for a long time.

T.W. Frierson Contractor, Inc.'s involvement in the Mission Possible Turkey Fry underscores our position as a pillar of community support. Our dedication to participating as both a sponsor and a team member for the third consecutive year demonstrates our commitment to making a meaningful difference during the holiday season and fulfilling our mission of creating a foundation for people to thrive.



view more photos from the day on [Flickr!](#)



# STSC CERTIFICATION: *a commitment to safety*

Leadership within the construction industry is more than just overseeing a project; it's about setting a vision, inspiring a team, and ensuring that projects are executed efficiently, safely, and within budget. Effective leaders are instrumental in driving project success, fostering collaboration among team members, and creating a culture of safety. At T.W. Frierson, we recognize that our site supervisors play a pivotal role in achieving these goals and we aim to provide them with the necessary tools to thrive.

In the fast-paced and ever-evolving world of construction, leadership and safety are paramount and we understand the significance of investing in employees professional development to stay ahead of the curve. To this end, we have introduced a comprehensive professional development initiative that equips our site supervisors with the necessary tools, knowledge, and skills to excel in their roles. One of the key pillars of this initiative is ensuring that all site supervisors achieve the STSC (Safety Trained Supervisor Construction) certification, which signifies their competence in construction safety best practices.

Safety is paramount in the construction industry, where workers face numerous hazards daily. The STSC certification is a nationally recognized credential that emphasizes a site supervisor's competence in promoting and maintaining a safe work environment. It signifies that they possess a comprehensive understanding of construction safety best practices, including hazard recognition, OSHA regulations, safety program management, and incident investigation.

Achieving STSC certification is not only a testament to a site supervisor's commitment to safety but also a way to enhance their leadership abilities. With this certification, they are better equipped to identify potential hazards, enforce safety protocols, and lead by example. This proactive approach not only reduces the risk of incidents but also contributes to increased productivity and morale among the workforce.

### CONGRATULATIONS TO THE FOLLOWING TWF EMPLOYEE-OWNERS ON ACHIEVING STSC CERTIFICATION IN 2023:

- Shannon Patterson, General Superintendent
- Scott Peterson, Senior Superintendent
- Michael Leahey, Senior Superintendent
- David Turner, Senior Superintendent

# 2024 SAFETY COMMITTEE



**NATHAN HEPPLER**  
EHS Manager



**ERIC DAVIS**  
EHS Specialist



**SHANNON PATTERSON**  
General Superintendent



**DAN TAYLOR**  
Filed EHS Specialist



**TONY ENRIQUEZ**  
Field EHS Specialist



**LANCE COUCH**  
COO



**KIT OZBURN**  
President



**BRENT EDWARDS**  
Vice President



**JUSTIN COCHRANE**  
Sr. Project Manager



**ZAC WATSON**  
Superintendent



**GRIFFIN JONES**  
Superintendent



**JACOB WALKER**  
Sr. Project Manager



**KEN WHITTAKER**  
Superintendent



**EMMY NEISZ**  
Marketing Coordinator



**JAMIE HOLMES**  
Content & Brand Strategy



## TWF Team Celebrates Grand Opening of Portobello America

We were thrilled to participate in the inauguration events for Portobello America's state-of-the-art tile manufacturing facility in Baxter, Tennessee, on Oct 14 & 17, 2023. T.W. Frierson is proud to have partnered with Portobello America and Design Innovation Architects in constructing this impressive facility, which spans nearly 1,000,000 square feet on a plot of land measuring 94 acres. With a projected annual production of 38,750,000 square feet in its first stage, this manufacturing facility represents a significant milestone in Portobello's growth and the growth of domestic tile manufacturing as a whole.

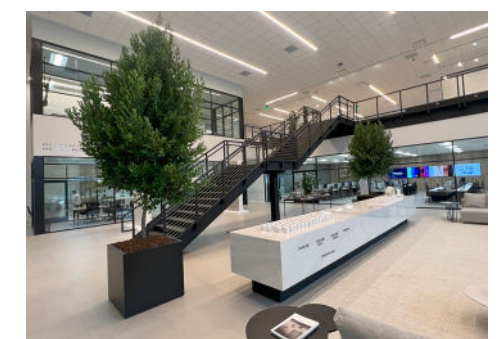
With Portobello America officially opening its doors in Tennessee, our state continues to show why the ceramic tile industry is one of our strongest manufacturing sectors. Access to raw materials and to key interstates combined with a business-friendly environment have made Tennessee a hotbed of activity for tile production. With our sole office located in the heart of Nashville, we have spent intentional and extensive time learning how our home state will be the future of the tile industry and we're proud to boast our reputation as the U.S.'s leading construction partner of these state-of-the-art facilities, having constructed more than any other contractor.

An additional element of complexity in these types of projects is partnering with a foreign client. In our history, we have successfully partnered with dozens of international clients, such as Portobello Grupo, that are investing their dollars to broaden their domestic capabilities. By leveraging our resources and expertise in the local market, we are able to deliver turnkey construction services, and our previous experience with foreign owned businesses has given us the cross-cultural knowledge and communication skills required for a successful partnership and construction project.

Not only does the facility showcase Portobello's manufacturing capabilities, but it also contributes to the local economy. Already, the facility has generated over 200 jobs for the community, and we are proud to be a driving force behind the growth of our local communities. Portobello's commitment to superior quality and innovative design has propelled them to become a global leader in the industry. This new facility in Baxter, Tennessee, is a testament to their dedication to delivering exceptional products to the U.S. market.



We'd like to give a HUGE shoutout to our project team, led by Andy Zimmerman, Joe Slate and Donnie Hiers for living our core values and Digging the Pit to get this project across the finish line!



*Celebrating*  
**Hope: ribbon cutting ceremony for the new women's rescue mission campus**



Amidst the heart of Nashville, a powerful symbol of hope has risen — the new Women's Rescue Mission Campus. Our team was proud to attend the landmark event held on October 25, 2023, as community members gathered to celebrate the ribbon cutting ceremony for this remarkable 71,880 square foot facility, a beacon of compassion and support for those in need. The Women's Rescue Mission, long known for its dedication to empowering women, has now unveiled a space that will touch the lives of countless individuals.

The T.W. Frierson and Design Constructors Inc. teams have been long-time partners of the Rescue Mission. For our team, it's not merely about designing and constructing buildings; it's about constructing opportunities, hope, and a better future. The Women's Rescue Mission Campus, with its expanded facilities, family units, and community-centric spaces, perfectly aligns with our mission of creating a foundation for people to thrive.

This collaboration exemplifies the fusion of expertise and heartfelt dedication to a noble cause. Our teams unwavering commitment to the mission's vision has translated into the meticulously crafted design and expertly executed construction of this new facility. The contributions extend far beyond bricks and mortar; they have helped build a sanctuary of hope and transformation, reflecting our profound dedication to the community and its mission to empower women in need.

The new Women's Rescue Mission Campus represents a monumental leap in the mission's ability to serve the community. This impressive two-story building with a basement stands as a testament to the organization's commitment to the well-being of women in Nashville. With entries on Rosa L. Parks and the public alley, the campus boasts a design that blends seamlessly into the cityscape.

Inside, the facility offers a wealth of resources to support its mission. It provides dayrooms, a chapel, cafeteria, and dorm rooms. Most importantly, it caters to the two distinct groups of women seeking assistance: those in need of short-term emergency food or shelter, and those enrolled in the long-term Life Recovery Program.

The emergency services dorms now house 348 beds, a significant increase from the previous building's capacity, providing shelter to 166 more women in need. The kitchen has been expanded to meet the growing demand, and the cafeteria can now seat 156 people, fostering a sense of community among residents.



One of the most notable features of the new campus is the spacious chapel, now with seating for 375 individuals. This sacred space will serve as a sanctuary for reflection, healing, and spiritual growth, accommodating even more members of the community than before.

Additionally, the campus now includes 20 family units, a significant expansion from the original eight. This ensures that families facing adversity have a safe, supportive environment to rebuild their lives together.

In the spirit of community outreach, the Women's Rescue Mission Campus has also increased the size of classrooms, offices, and meeting spaces. These areas will enable the mission to provide essential counseling and educational services to empower women on their journey to recovery and self-sufficiency.

Restroom and shower facilities have also been expanded, ensuring the comfort and dignity of all residents. Furthermore, the campus has been designed with enhanced accessibility features to accommodate individuals with mobility impairments, fostering an inclusive environment.

The commitment to care extends beyond the walls of the building. A patio courtyard deftly transitions a two story change in level and creates landscape filled terraces for outdoor enjoyment. The grounds surrounding the campus feature an improved playground and a designated play area for older children, ensuring that every age group has a safe and engaging space for recreation and play.

The campus also prioritizes security, offering enhanced features to safeguard residents and staff. Ample parking availability and a designated service entrance separate from the main entrance contribute to the overall safety and functionality of the facility.

The ribbon-cutting ceremony for the new Women's Rescue Mission Campus in Nashville marked the beginning of a new chapter in the city's dedication to helping women in need. This state-of-the-art facility, with its expanded resources and community-focused design, promises to be a source of hope, healing, and transformation for generations to come.

As Nashville unites to celebrate this remarkable achievement, we look forward to witnessing the countless lives that will be positively impacted by the Women's Rescue Mission Campus. It stands as a testament to the enduring power of compassion, community, and the unwavering belief that every individual deserves a chance to rebuild their life with dignity and hope.



**"You guys went above and beyond to help us get this done. TWF continues to exemplify excellence both in construction and in commitment. This project will change lives for years to come and it could not have happened without T.W. Frierson."**

Michael Morgan  
 Vice President of Finance at Nashville Rescue Mission



## Leading the Way in Design-Build Foreign Direct Investment Projects



At T.W. Frierson Contractor, Inc., we take immense pride in our legacy of excellence in the construction industry. Over the years, we have become synonymous with delivering successful design-build foreign direct investment (FDI) projects, setting new standards in the sector. Our unique approach, local expertise, and unwavering commitment to forging long-term relationships have solidified our reputation as the go-to partner for international clients seeking to establish or expand their business operations across the Southeastern United States.

One of our defining strengths is our in-depth understanding of the Southeastern United States market. We have invested significant resources and expertise in this region, enabling us to offer international clients tailored, turnkey construction services. Our local knowledge is indispensable when it comes to crucial preconstruction aspects, such as site selection, master planning, and constructibility reviews.

Our extensive experience collaborating with local and state Economic Development Offices has set us apart in the industry. We excel at forming strategic partnerships with these organizations during the project's initial stages. This approach empowers us to guide our clients through the intricate landscape of FDI projects, ensuring compliance with regulatory requirements and the optimization of available incentives.

In the construction industry, the foundation of success lies in strong relationships with subcontractors and suppliers. T.W. Frierson has recognized this fact and diligently cultivated a vast network of trusted partners. By collaborating with these proven team members, we can guarantee comprehensive scope coverage and competitive pricing for our clients. This network is central to maintaining the quality and efficiency of our projects.

Effectively working with foreign-owned businesses demands a profound understanding of cross-cultural dynamics and impeccable communication skills. Our prior experiences in this arena have armed us with the tools necessary for successful partnerships in the FDI space. We understand the significance of bridging cultural gaps, ensuring clear communication, and facilitating seamless project execution.

At T.W. Frierson, we view our projects as opportunities to build enduring relationships, not just one-time transactions. Our commitment to long-term partnerships is grounded in trust, reliability, and our consistent delivery of value. By offering ongoing support and maintaining open lines of communication, we ensure that our clients receive the highest level of service throughout the project life-cycle.



The Japanese Daruma Doll, also known simply as "Daruma" or "Dharma doll," is a traditional Japanese talisman or figurine that represents perseverance, determination, and the realization of goals and wishes. During our groundbreaking ceremonies for DENSO Manufacturing Tennessee's 2 expansion projects we completed, we incorporated the Dharma doll to honor DENSO's Japanese culture. The Daruma is often acquired when setting a specific goal -- they purchase a blank, white-eyed Daruma doll, and one eye is painted in with a black pupil to represent the starting point of their goal or wish. Once the goal is achieved or the wish is fulfilled, the person paints the second eye of the Daruma doll with a black pupil, symbolizing the completion of their objective.

## MEET THE DCi TEAM



### SEAN FOOTE, Director of Architecture & Design

My favorite project that I've worked on is the Yazoo Brewery because it combines many aspects of our traditional projects into a unique and beautiful building. The brewing process was fascinating to learn about and the tasting room and patio provide an incredible place to enjoy a beverage and look over the Cumberland River. The combination of the brewery's tall yellow painted tilt up concrete walls and the tasting room's low brick veneer are a great backdrop for the relocated grain silo and signage feature.



### KANDY MALLORY, Senior Design Project Manager

I have so many favorite projects and can't just choose one -- what makes them great for me is the relationship/friendships I've developed with our client! A few clients that come to mind are Wirtgen Group, Furniture Connection, and Ritchie Bros.

I have been working with Wirtgen since 1994 to master plan and develop their North American Headquarters. Over the last 30 years we have completed 10 projects including a state of the art training center that Wirtgen employees from all over the world visit for training requirements.



### BEN CARRAWAY, Design Project Manager

My favorite project that I've worked on is the AMEC Publishing House Headquarters. It's a great looking building that had many design challenges. We had to produce several different solutions all while keeping the design intent intact.



### CRAIG POLANCICH Senior Design Project Manager

My favorite project is Milwaukee Tool -- on the design side, it's a great blend of manufacturing, process, and office components. A large part of Milwaukee Tool's company culture is tied to the aesthetics and look of the buildings they occupy all the way down to the products they sell. Design is important to them and they've been a great client. However, ultimately, the project team made this project for me. Working as a team with Mark Orlovsky (Milwaukee Tool PM), Franz Lehner (Riley Construction PM) and Erik Dillon (Riley Construction PX) and working closely with Jeff (Waggoner) on an almost daily basis for a large portion of this project made it one of my very favorites.



### MARC OAKLEY, Senior Design Project Manager

My favorite project, so far, is probably Cumberland Truck - Massman Drive. This was my first project working at DCi, and it served as a crash-course into the Design-Build world. It was exciting to see how DCi and TWF worked together through all phases of the of the construction process, and how fast paced the design-build process can be whenever you have a client that needs to be in a building quickly.



## 2023 ANNUAL EMPLOYEE CELEBRATION RECAP

The Annual Employee Celebration is widely regarded as a family reunion at T.W. Frierson. It is one of the few times each year that every employee-owner gathers to eat a meal, enjoy fellowship with one another, receive company updates, and recognize our employee service awards and 100% ESOP vested employee owners. In addition, employee owners graciously arrive with their donations and canned goods items to benefit the Nashville Rescue Mission.

In addition to celebrating employee milestones, this year we celebrated the careers of both Tommy Manley and Dean Taylor. Tommy served as a field leader at T.W. Frierson for 47 years, ending his career as a Senior Superintendent. He oversaw many of T.W. Frierson's monumental projects and is a dedicated mentor and leader. Additionally, Dean Taylor celebrated nearing his own December 31st retirement. He shared his favorite memories of being a second generation owner of T.W. Frierson and his gratitude and certainty in the decision to turn T.W. Frierson into an ESOP.

In addition to hearing from Tommy and Dean, employee owners were introduced to our 2024 ESOP theme, "Let it Ride." This year's ESOP theme is about pushing boundaries, exploring new techniques, and being open to unexpected possibilities. It's about continuous growth and encouraging each other to step out of your comfort zones, seize opportunities, and ride the waves of success. By embracing the Let It Ride mindset, we can create something extraordinary together!

Following the reveal of our ESOP theme, employee owners heard updates from leaders of each of our LLC's and their thoughts on the current industry climate. Finally, we reviewed our progress on our company wide goals, offering our owners a lens into our critical data and allowing them to take ownership over their daily work.

**Tommy Manley officially retired from TWF on Nov 1, 2023 after 47 years of service!**

*Congratulations* to our employee-owners who became fully vested in 2023!

**100%  
EMPLOYEE OWNED**

Jack Barrett  
Tim Blakeney  
Ben Carraway  
Sean Foote  
Donnie Hiers  
Michael Leahey  
Alex Martin



**ALAN QUAM**  
Honor Roll - 29 Years



**MARSHALL ALLEN**  
Honor Roll - 23 Years



**SHANNON WILLIAMS**  
Honor Roll - 14 Years



**TOMMY MANLEY**  
Retired Founder - 47 Years

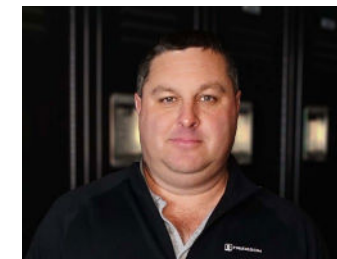
# Service Awards



**RANDY LANE**  
Retired Founder - 44 Years



**JOE HOLLAND**  
40 Years



**SHANNON PATTERSON**  
25 Years



**MATT SELF**  
20 Years



**BRUCE BILBREY**  
20 Years

Thank you for your service & for choosing to make your careers at T.W. Frierson ~ we are truly grateful for everything you do to make us successful!



**JAVIER SALAZAR**  
15 Years



**JOSE SALAZAR**  
15 Years



**GRIFFIN JONES**  
15 Years



**ZAC WATSON**  
10 Years



**BEN MOSLEY**  
10 Years



**ANTHONY ARMENTA**  
10 Years



**NIC WATSON**  
5 Years



**TIM BLAKENEY**  
5 Years

# FEATURED

# PROJECTS

## NISSAN TOPRE & BODY SHOP EXPANSION



### ARCHITECT

Design Constructors, Inc.

### PROJECT SUMMARY

Our latest design-build project at Nissan's Smyrna, TN campus, encompassed two critical areas: the expansion of the Topre framing shop and enhancements to the Nissan Body Shop. The Topre Framing Shop consisted of a 3,650 square foot expansion featuring a heavy duty concrete slab, a conventional steel structure with insulated metal panels. The Body Shop Enhancement project also featured a heavy duty concrete slab, conventional steel structure and precast panels to expedite the construction schedule.

### PROJECT TEAM

Rob Holtby, Superintendent  
 Jay McGinnis, Project Manager  
 Jack Barrett, Project Executive  
 Amy Whiffen, Project Management Assistant  
 Ray Woodby, DSB Superintendent  
 Julio Pineda, DSB Superintendent  
 Neil Lambert, DSB Project Manager  
 Nic Watson, PCS Field Lead  
 Jacob Walker, PCS Sr. Project Manager  
 Amy Whiffen, PCS Project Management Assistant  
 Ben Carraway, Design Project Manager

## JENKINS & WYNNE



### ARCHITECT

Lyle Cook Martin Architects

### PROJECT SUMMARY

We are thrilled to announce we have partnered with Jenkins & Wynne to construct their 29,855 square foot state-of-the-art Ford Pro Heavy Duty Service Center and 6,348 square foot Lincoln Showroom in Clarksville, TN. This represents our second major project for Jenkins & Wynne.

### PROJECT TEAM

Joe Slate, Sr. Superintendent  
 Richard Hayes, Assistant Superintendent  
 Mike Nolan, Sr. Project Manager  
 Nicole Lum, Project Management Assistant  
 Neil Lambert, DSB Project Manager  
 Andy Zimmerman, Project Executive

## ST. PAUL CHRISTIAN ACADEMY MCGUFFEY HALL



### ARCHITECT

Earl Swensson Associates

### PROJECT SUMMARY

Since 1971, students have walked the halls of McGuffey. A new welcome area will create a first impression that reflects St. Paul as a leader of early childhood education. A build out of additional classrooms will allow the Lower School and Upper School to be united in their respective campus locations. Creation of a Lower School common room will provide an ideal venue for multi-grade meetings and parent and school events, while offering lower school students a place to explore and be immersed in numerous learning opportunities outside of the classroom.

### PROJECT TEAM

Jay Earney, Superintendent  
 Jason Hedge, Project Manager  
 Amy Whiffen, Project Management Assistant  
 Jack Barrett, Project Executive

## STATE OF TENNESSEE MUSEUM ARCHIVES & STORAGE



### ARCHITECT

Gobbell Hayes Partners

### PROJECT SUMMARY

The new museum storage building is set to be a state-of-the-art facility that will house Tennessee's vast collection of over 160,000 historical artifacts, artwork, and other culturally significant items. This new building will provide a safe and secure environment for these important items, ensuring that they are properly preserved for generations to come.

This facility will provide many benefits — it will be climate-controlled space, equipped with state-of-the-art security systems, and staffed by highly trained professionals who will ensure the items in their care are properly maintained and preserved.

### PROJECT TEAM

Cliff Manley, Superintendent  
 Craig Karaszewski, Sr. Project Manager  
 Nicole Lum, Project Management Assistant  
 Luke Maddox, Project Engineer





# Focus ON THE FIELD

## **WARRICK COUNTY INDUSTRIAL PARK Elberfeld, Indiana**

Neil Lambert, DSB Project Manager  
Carlos Aldana, DSB Superintendent

## **7117 CENTENNIAL BLVD WAREHOUSE Nashville, Tennessee**

Jorge Leal, Sr. Superintendent  
Jay McGinnis, Superintendent  
Amy Whiffen, Project Mgmt. Assistant  
Jack Barrett, Project Executive  
Tory Rice, DSB Project Manager  
Kyle Torrence, DSB Project Engineer  
Ben Carraway, Design Project Manager

## **NES CENTRAL SUBSTATION Nashville, Tennessee**

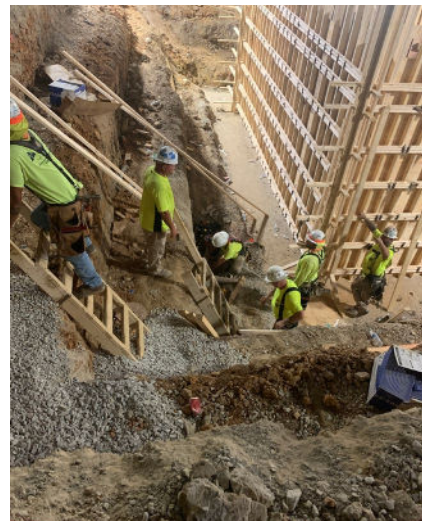
David Turner, Sr. Superintendent  
Aric Rickman, Field Engineer  
Myles Ayers, Project Manager  
Lee Ann Watson, Project Mgmt. Assistant  
Andy Zimmerman, Project Executive

## **THE VILLAGE AT CHURCH OF THE CITY Franklin, Tennessee**

Scott Peterson, Sr. Superintendent  
Mike Nolan, Sr. Project Manager  
Amy Whiffen, Project Mgmt. Assistant  
Luke Maddox, Project Executive

## **DALTILE DICKSON EXPANSION Dickson, Tennessee**

Tony Tidwell, Superintendent  
Craig Karaszewski, Sr. Project Manager  
Nicole Lum, Project Mgmt. Assistant  
Julio Pineda, DSB Superintendent  
Neil Lambert, DSB Project Manager  
Sara Proctor, DSB Project Engineer  
Jeff Smith, PCS Superintendent  
Jacob Walker, PCS Project Manager  
Craig Polancich, Sr. Project Designer



## **CENTRAL WWTP TERTIARY BUILDING Nashville, Tennessee**

Ray Woodby, DSB Superintendent  
Tory Rice, DSB Project Manager  
Kyle Torrence, Field Engineer  
Matthew Howell, DSB Division Manager

## **CONFIDENTIAL CLIENT Waverly, Tennessee**

Tim Blakeney, Superintendent  
Chad Elks, Sr. Project Manager  
Amy Whiffen, Project Mgmt. Assistant  
James Merritt, Project Engineer  
Luke Maddox, Project Executive  
Tory Rice, DSB Project Manager  
Josh Smith, PCS Superintendent  
Jacob Walker, PCS Sr. Project Manager  
Craig Polancich, Sr. Project Designer

## **POPPA P'S SMOKE SHOP Franklin, Tennessee**

Rob Holtby, Superintendent  
Kaden Frasier, Asst. Superintendent  
Jason Hedge, Project Manager  
Amy Whiffen, Project Manager Assistant  
Jack Barrett, Project Executive

## **JENKINS & WYNNE Clarksville, Tennessee**

Joe Slate, Sr. Superintendent  
Richard Hayes, Asst. Superintendent  
Mike Nolan, Sr. Project Manager  
Andy Zimmerman, Project Executive  
Nicole Lum, Project Mgmt. Assistant  
Neil Lambert, DSB Project Manager

## **METRO STORMWATER ADMINISTRATION Nashville, Tennessee**

Jorge Leal, Sr. Superintendent  
Luke Maddox, Project Executive  
Lee Ann Watson, Project Mgmt. Assistant  
Tory Rice, DSB Project Manager



## **MILWAUKEE TOOL Grenada, Mississippi**

Cliff Manley, Superintendent  
Jeff Waggoner, Superintendent  
Tony Enriquez, On Site EHS  
Craig Karaszewski, Sr. Project Manager  
Lee Ann Watson, Project Mgmt. Assistant  
Luke Maddox, Project Executive  
Neil Lambert, DSB Project Manager  
Craig Polancich, Sr. Project Designer



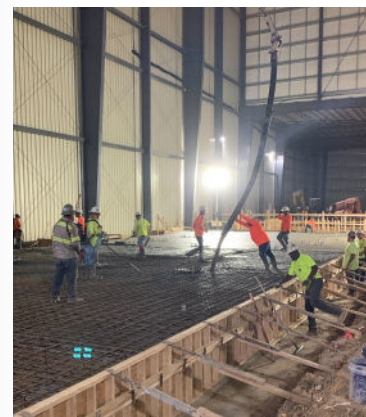
## **WOMEN'S RESCUE MISSION Nashville, Tennessee**

Del Perry, Assistant Superintendent  
Justin Cochrane, Sr. Project Manager  
Steve Mignoli, Asst. Project Manager  
Lee Ann Watson, Project Manager Assistant  
Luke Maddox, Project Executive  
Ben Carraway, Project Designer



## **NISSAN BAY 01 XL PRESS Smyrna, Tennessee**

Michael Leahey, Sr. Superintendent  
Owen McCann, Asst. Superintendent  
John Ross Bryan, Project Engineer  
Craig Karaszewski, Sr. Project Manager  
Nicole Lum, Project Mgmt. Assistant  
Luke Maddox, Project Executive  
Matthew Howell, DSB Project Manager



## **PROLOGIS CITY VIEW MASS GRADING Nashville, Tennessee**

Griffin Jones, Superintendent  
Jeff Landis, Superintendent  
Justin Cochrane, Sr. Project Manager  
Amy Whiffen, Project Manager Assistant  
Jack Barrett, Project Executive

## **WYATT JOHNSON HYUNDAI PHASE II Clarksville, Tennessee**

Zac Watson, Superintendent  
Dan Hasselbring, Project Manager  
Amy Whiffen, Project Manager Assistant

## **NISSAN TOPRE & BODY SHOP EXPANSION Smyrna, Tennessee**

Rob Holtby, Superintendent  
Jay McGinnis, Project Manager  
Amy Whiffen, Project Manager Assistant  
Ray Woodby, DSB Superintendent  
Julio Pineda, DSB Superintendent  
Neil Lambert, DSB Project Manager  
Nic Watson, PCS Field Leader  
Jacob Walker, PCS Project Manager  
Ben Carraway, Design Project Manager

## **PORTOBELLO AMERICA Nashville, Tennessee**

Joe Slate, Sr. Superintendent  
Alex Martin, Superintendent  
Andy Zimmerman, Project Executive  
James Merritt, Project Engineer  
Lee Ann Watson, Project Mgmt. Assistant  
Donnie Hiers, DSB Superintendent  
Tory Rice, DSB Project Manager  
Sara Proctor, DSB Project Engineer

## **STATE OF TN MUSEUM STORAGE & ARCHIVES Nashville, Tennessee**

Cliff Manley, Superintendent  
Craig Karaszewski, Sr. Project Manager  
Nicole Lum, Project Management Assistant  
Luke Maddox, Project Executive

## **WYATT JOHNSON SUBARU Clarksville, Tennessee**

Jason Watson, Superintendent  
Jon Patrick, Asst. Superintendent  
Mike Nolan, Sr. Project Manager  
Lee Ann Watson, Project Mgmt. Assistant  
Cole Baker, PCS Superintendent  
Jacob Walker, PCS Project Manager

# In loving memory...



**DAVE GODBEY**  
**April 15, 1953 — October 25, 2023**  
 Superintendent  
 18 Years of Service to TWF

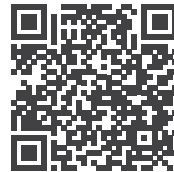
After a recent battle with an aggressive cancer, Dave passed away peacefully with extended family by his side in Missoula, Montana. Dave was a skilled builder, a fierce advocate for his clients, a loyal friend, a connector of community, and a fervent promoter of employee-ownership. After serving almost 19 years with T.W. Frierson, Dave retired on April 3, 2020. His career at TWF took him all over the country to serve many clients such as Ritchie Brothers Auctioneers where he formed lifelong friendships. As he completed work at Empire Distributors in Cockrill Bend, Dave shared how excited he was to spend his retirement years with his beloved nieces and nephews in Montana.



**TERRY AYRES**  
**January 28, 1945 — November 5, 2023**  
 Carpenter  
 3 Years of Service to TWF

Terry Ayres, age 78 of McEwen, TN passed away peacefully at his residence on Sunday, November 5, 2023. Terry spent 3 years at T.W. Frierson working as a carpenter on Jeff Smith's concrete crew, affectionately known as the "Wall Dogs." Terry proudly served his country in the U.S Army. He was an avid outdoorsman. He enjoyed to fish and hunt. Mr. Terry loved his grandchildren and great grandchildren dearly.

Scan or click to read obituary



**RED GARVIN**  
**1938 — December 10, 2023**  
 General Superintendent  
 30 Years of Service to TWF

Red was a founder of T.W. Frierson and was responsible for hiring and managing several of our long-term employees. Red was influential in his approach to dealing with work issues as he had a wealth of knowledge in construction and he always made a positive impression on our clients and his co-workers at TWF. During the early years, Red supervised many projects including one of our very first projects – the Dickson County Library. Red retired from TWF on January 22, 2003 after over 30 years with the company.

Scan or click to read obituary



# WYATT JOHNSON SUBARU DEALERSHIP



## Professional Concrete Solutions, LLC

The new Wyatt Johnson Subaru dealership in Clarksville is a 2-story 41,000 square foot dealership with showroom, parts shop and service center. This represents T.W. Frierson's 7th project for Wyatt Johnson over the last few years and our in-house concrete team, Professional Concrete Solutions, LLC (PCS) is performing the concrete scope of work for this project.

### CONCRETE SCOPE OF WORK

- ◆ 31,500 square feet of interior slab on grade
- ◆ 9,000 square feet of slab on metal deck
- ◆ 22,000 square feet of exterior concrete
- ◆ 1,370 cubic yards of concrete
- ◆ 15 tons of rebar



**FOUNDATIONS**  
 excavation, rebar installation, setting of anchor bolts, and placement of concrete



**SLAB ON GRADE**  
 grading of 6" stone base, installation of perimeter insulation, vapor barrier, welded wire fabric & concrete placement up to 6" of thickness



**SLAB ON METAL DECK**  
 installation of welded wire fabric, miscellaneous shoring & formwork & concrete placement



**MISC.**  
 installation of elevator pit, recessed slabs, concrete columns/piers & tub sump pits for service bay



# CENTRAL WASTE WATER TREATMENT PLANT TERTIARY FILTER BUILDING



**32,390 SQUARE FEET**  
**BUTLER® PRE-ENGINEERED METAL BUILDING SYSTEM**

This state-of-the-art pre-engineered metal building, represents DSB's 2nd project on the CWWTP campus in collaboration with Brasfield & Gorrie. The building's design incorporates innovative features, such as an insulated metal panel roof, and pays homage to the past with its galvanized steel to match existing structures. This not only ensures a uniform look but also offers protection against the potentially caustic environment of a wastewater facility.

The new building stands over a facility from the 1970s, previously used for the tertiary step in the wastewater treatment/filtration process. This advanced filtration step is crucial - removing nutrients, suspended solids, and organic materials from wastewater, ensuring its safe discharge into the environment. The old facility underwent partial demolition. Brasfield & Gorrie ingeniously used large Geofam blocks and stone to fill the existing filtration pits, allowing for a new concrete slab to be poured. This transformation means the space can serve as a warehouse or storage facility in the future.



## *congratulations* — **JOHN ROSS BRYAN!**

John Ross Bryan has been working part time with TWF since May and has officially joined our team full-time as a Project Engineer since completing his Bachelor degree in Commercial Construction Management at Middle Tennessee State University!

**INTERESTED IN AN INTERNSHIP WITH TWF?**  
Contact **Brian Criswell, Talent & Training Manager**  
bcriswell@twfrierson.com  
(615) 308-9024



2023 PLATINUM AWARD

We are excited to announce we have achieved Platinum certification in the Associated Builders and Contractor's STEP Safety Management System. Founded more than three decades ago, STEP is a world-class safety program that dramatically improves safety performance among construction industry participants.



## **PROLOGIS CITY VIEW GROUNDBREAKING**

On November 2<sup>nd</sup> we celebrated the groundbreaking for Prologis' largest investment in Nashville to date – Prologis City View. The development is a Class A fully entitled, master-planned park that will feature nine buildings and up to 1.8 million square feet of logistics space for lease. The park is targeting LEED Silver certification.

The groundbreaking was marked with a performance by Operation Encore, a non-profit veterans organization that provides opportunities for veteran and active duty singer-songwriters and musicians to take their music to the next level.

## *congratulations* **DERIC & BRIAN!**

Deric and Brian completed their Dale Carnegie Course! We are proud of their commitment to their personal and professional development.





## CONGRATS TO OUR PROJECT TEAM FOR WINNING AN ABC EXCELLENCE IN CONSTRUCTION AWARD FOR THE JC FORD EXPANSION!



Our team broke ground on JC Ford's expansion in 2021, starting with a 32,500 square foot addition to an existing facility that was originally constructed in 2003. This first facility serves as their manufacturing space where all parts for tortilla machines are constructed and assembled. There is an interior drive-in truck dock with a 7.5-ton bridge crane for unloading trucks.

Simultaneously, we constructed a 24,120 square foot addition to another existing warehouse that was originally constructed in 2007. This new space is for utilized for testing and research, where JC Ford tests new processes, equipment, and materials before implementing them into the production line. There is an interior drive through truck area where a 20-ton bridge crane is installed for unloading trucks. Both of these facilities feature Butler Manufacturing pre-engineered metal building systems with tilt-up concrete wall panels.

Finally, we began the construction of the new 12,800 square foot, 2-story corporate headquarters that is connected to the warehouse. The state-of-the-art headquarters office has a reception area, a 2-story grand foyer, offices, conference rooms, open office space, and a training and break room.

Our in-house teams completed design, concrete work and erection of the pre-engineered structures.

The EIC awards program is the industry's leading competition that recognizes both general and specialty contractors for innovative and high-quality merit shop construction projects throughout Middle and East Tennessee.

The EIC award honors all construction team members, including the contractor, owner, architect and engineer. Submitted projects are judged by a panel on complexity, attractiveness, unique challenges overcome, completion time, workmanship, innovation, safety and cost.

Founded in 1944, JC Ford is a leading manufacturer in high-speed corn tortilla production equipment with production ranging from 1,000 to 8,000 dozen per hour. They also manufacture tortilla chip production lines, ranging from 250 pounds per hour to a completely automated 4,000 pounds per hour system. The company works with clients offering customized options for layout, design, equipment, product development and service to fit each client's needs while maximizing resources and product quality. JC Ford supplies machines to General Mills, Frito-Lay and Tyson foods and draws a revenue of more than \$50 million.

This project is a great West Coast to Mid-South business relocation story. Our team renovated and completed additions on two existing facilities in Columbia, TN to fit JC Ford's manufacturing needs. JC Ford is a family-owned company based in Orange County, California, and after searching for a second location for ten years, Tennessee became their first choice because the state is at the center of their business. The majority of jobs created by this move will be available to Maury County residents and surrounding communities.

## T.W. Frierson Contractor, Inc. Awarded CM/GC Contract for New TEMA Main Warehouse & Middle Regional Coordination Center

We are excited to announce that T.W. Frierson Contractor, Inc. has been awarded the CM/GC contract for the New Tennessee Emergency Management Agency (TEMA) Main Warehouse and Middle Regional Coordination Center. This significant project is set to revolutionize emergency response operations in the State of Tennessee.

TEMA currently operates a regional emergency coordination facility in leased space, which has proven to be inadequate for effective emergency response and as the State's backup emergency operations center. Furthermore, TEMA manages the State's emergency supplies warehouse in leased space near the Nashville Airport. By consolidating these operations into a single, state-owned facility, TEMA aims to enhance productivity, increase inventory control and oversight, and provide greater preparedness for efficient responses to emerging emergencies.

The project's objective is to centralize operations, providing a large, state-owned facility that can efficiently respond to crises, reduce response times, and ensure better coordination and distribution of resources before, during, and after disasters. This facility will also facilitate staff training in specific Standard Operating Procedures, improving inventory accuracy and safety culture.

The plan is to create a consolidated warehouse capable of rapid deployment within 24 hours of any emergency or national supply shortage. By centralizing supplies, TEMA can reduce the need for spontaneous purchases and manage initial surge pricing effectively, making optimal use of available funds during crises.



### The new TEMA facility will encompass several key components:

- **Middle Region:** This area will include traditional office spaces, conference rooms, copy/work rooms, breakrooms/kitchens, restrooms, and sleeping quarters, spanning approximately 4,000 square feet.
- **Middle Garage:** This section will comprise fleet maintenance and cage storage spaces covering approximately 2,000 square feet.
- **Middle Region Coordination Center:** This critical area will house the Regional Coordination Center/Emergency Operations Center, offices, conference rooms, the State Watch Point, storage, restrooms, and sleeping quarters, totaling approximately 8,000 square feet.
- **Warehouse:** The heart of the facility, this space will provide climate-controlled material, equipment, and vehicle staging/storage, along with open warehouse and cage storage areas totaling approximately 102,000 square feet. Multiple docks are anticipated to facilitate efficient operations.

## **ANNUAL RETIREE HOLIDAY LUNCH**

*On December 6<sup>th</sup> we welcomed our retirees back to the TWF office for our annual holiday luncheon! It is always a blessing to spend time with the people who helped create a foundation for us to thrive.*



2971 Kraft Drive  
Nashville, TN 37204

