

PM CONSTRUCTION CO. NEWSLETTER

Ideas & Information

Spring 2009

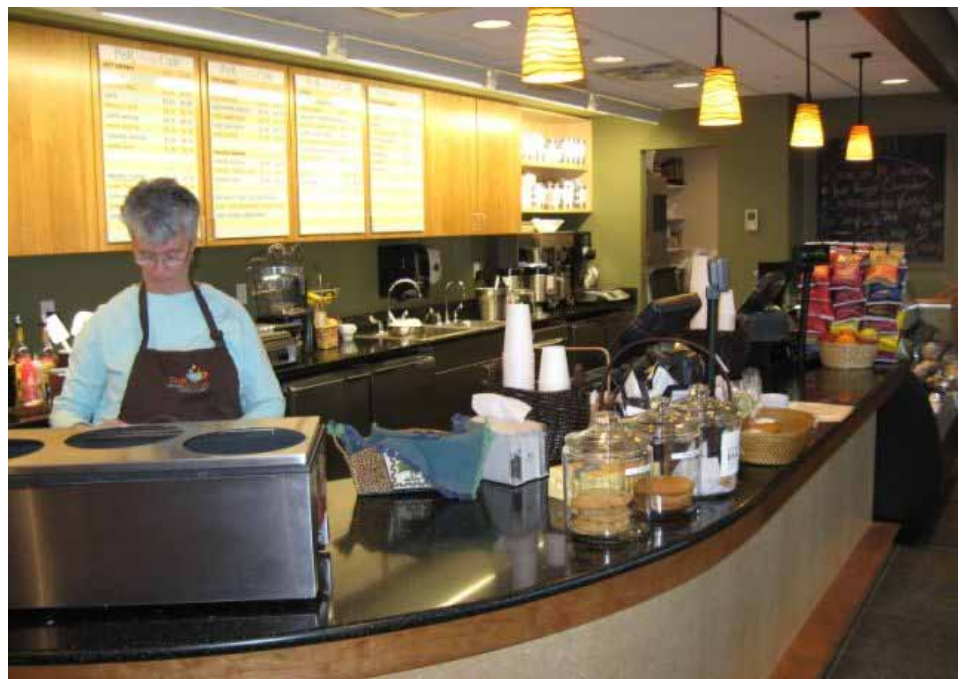
Project Spotlight - Pre-Construction Services

Apothecary by Design/Perx-U-Up Specialty Coffee & Café

Portland, Maine

Working with entrepreneurs on a new venture is always exciting for us. We had been working with Joe Lorello on another project when he mentioned he was starting something new with some folks who specialized in the retail pharmacy industry. We explained our wealth of experience with the large retail pharmacy chains and would welcome the challenge of building a local pharmacy that had almost nothing in common with the big guys. Our conversation continued and focused on what we needed to do

to bring their idea to fruition. Joe introduced us to the rest of his team and we began work on all the items needed to open an integrated retail pharmacy, compounding lab and gourmet coffee shop. Design, engineering, permitting, code compliance, inspections, store layout, special equipment, lighting, store fixtures, paint colors, ceiling type and many other decisions would have to be



The barista hard at work in the coffee bar.

decided before opening for business. We established a 12-week timeline, meeting weekly with all the individuals who would design and prepare the documents for construction, honing the design to meet the specific needs of a new, dynamic pharmacy and coffee shop. The objective of “pre-construction services” is to establish certain parameters before the start of any project by bringing in the best professionals and working together with the client. For Apothecary by Design, we prioritized their needs, schedule, design

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Apothecary...

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and budget. We set up a preliminary budget, worked with the designers to meet that budget, and assigned milestone dates for decisions regarding construction, delivery of equipment and fixtures, inventory and training to meet the scheduled grand opening. This was all made a bit more complicated by the number of state and local inspections required for a pharmacy and food/beverage business.

“The direction and care that PM Construction brought to the table throughout the project was instrumental in us completing the job on time, within budget, and with an obvious level of quality befitting Apothecary by Design’s commitment to quality healthcare and service,” says owner Mark McAuliffe.

*Pictured at right:
The new retail pharmacy area.*



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