



BEST INDUSTRIAL PROJECT

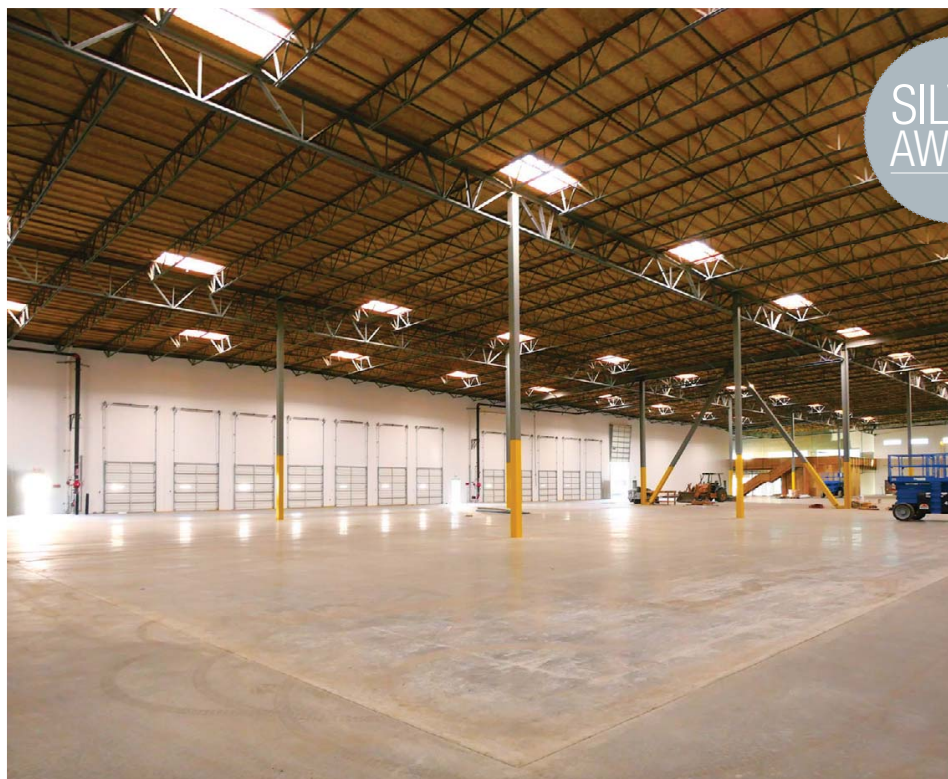
VAN NUYS AIRPORT HANGAR DEVELOPMENT

Location: 16135 Waterman Drive, Van Nuys
Developer: Aerolease Bonseph Group LLC
Contractor: T. Viole Construction
Architect: JR Miller and Associates

This three-acre, \$7.5 million development at Van Nuys Airport includes more than 55,000 square feet of new aircraft ramp and staging areas; 38,000 square feet of exclusive corporate hangar space for business aircraft, turboprops, and executive jets; 8,500 square feet of shop, office, and terminal space with conference, kitchen, and lounge facilities; and a private, gated parking lot with spaces for more than 45 vehicles. The interior office, support, and shop areas also feature considerable natural light, LED lighting, and a solar photovoltaic system that will utilize the roof space with solar panels and provide for covered carport parking. This is the first solar panel project at the Van Nuys Airport. All of these sustainable features save energy, reduce costs, and adhere to California Green Building Standards and this building is a model of other buildings and projects at the airport.



GOLD
AWARD



SILVER
AWARD

SUN VALLEY BUSINESS CENTER

Location: 11051-11063 Pendleton Street, Sun Valley
Developer: Xebec Realty Partners and Barings Real Estate Advisers
Contractor: Xebec Building Co.
Architect: DRA Architects

A state-of-the-art industrial project, the two-building Sun Valley Business Center was constructed on a 15-acre site that was thought to be unbuildable for many years. Most recently used as a truck storage yard, the site was formerly a gravel mining operation that, after years of hydraulic drilling, contained undocumented and potentially dangerous materials. Xebec Realty Partners worked with teams of contractors, geologists and engineers to find a creative solution to build on the site and, in doing so, brought hundreds of jobs to the local community. Completed in December, both buildings are LEED Gold certified with 32-foot ceiling heights, large truck courts and unique loading qualities.