



PROJECT LOCATION
BIG FLATS, NY

CLIENT:
DR. ROBERT LALOR

CONTACT:
MR. CHRIS KITHCART
607/343-2058

YEAR COMPLETED:
2017

ESTIMATED COST:
\$1.000 M

Looking to expand their business area, Lalor Family Dental found a prime location in the Town of Big Flats, NY along the busy County Road 64. Their original plan, intended as a cost-saving measure, was to use a former 50'x100' pole barn, previously used by a kitchen cabinet supplier. The contractor called upon Doak Engineering Design, PC to provide all plans necessary for site development and building construction.

The site work included a new water connection across County Route 64 and a sanitary sewer connection near Fishersville Road. Also, though not required, the owner requested that we pave the parking lot with permeable pavement and include exterior lighting. This work also required a Storm-water Management Plan and a Maintenance & Protection of Traffic plan.

The building work included a complete code-compliant building design, mechanical, electrical, and plumbing design, along with the coordinating plans provided by the dental equipment supplier.

Late in the construction season, the owner decided to demolish the existing building and replace it with a completely new building. As a team player, Doak Engineering Design, PC fast-tracked a complete building redesign so that the contractor could progress the work to meet a tax savings deadline by year's end. We delivered the design on time allowing the contractor to meet the deadline.