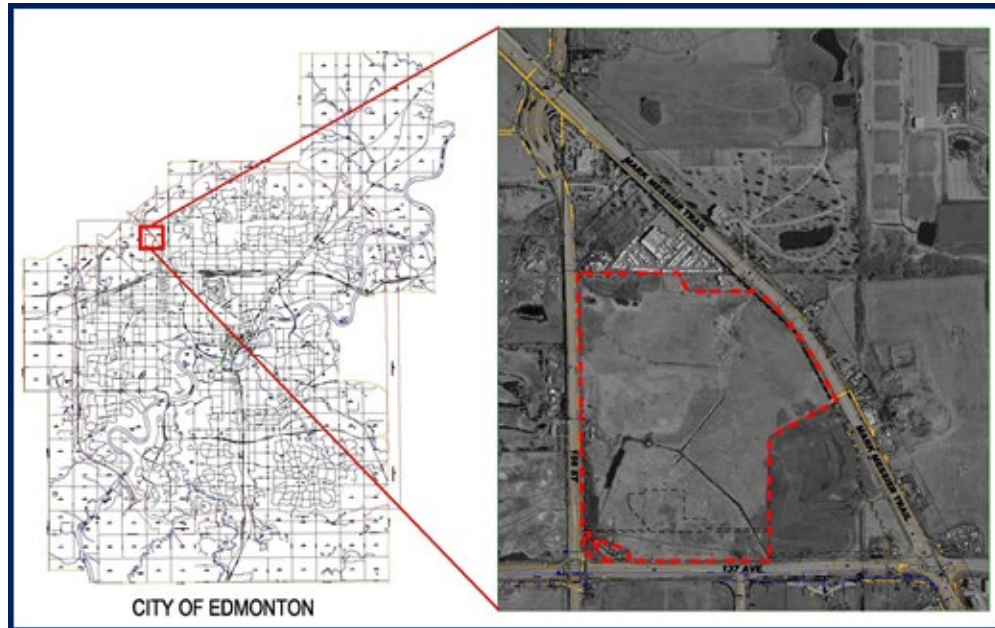


Mistatim Industrial Business Park Pinnacle International

Sameng was retained by Pinnacle International to provide engineering services to design and obtain City approvals, for all civil works related to the construction of a 64 hectare commercial development in northwest Edmonton. The first phase was completed in 2014, where 4 large completely serviced warehouses were ultimately constructed and leased to various tenants. The second phase is scheduled to be complete by 2021. The following are the key achievements of the Sameng team.



Location

Edmonton, AB

Key Team Members

David Yue, P. Eng.

Ryan Scott, BSc. Eng.

Jianan Cai, Ph.D.

Brandon Rivet, C.E.T.

Jared Nicholas, C.E.T.

Neighborhood Planning

The major challenge in developing land in this area was dealing with the lack of stormwater infrastructure. Sameng was earlier retained by the City of Edmonton to develop a master servicing plan for the storm and sanitary infrastructure. Building on this master plan, others developed Neighborhood Design Reports for specific land parcels. Sameng consolidated and updated these reports such that critical elevations were set, specific catchment areas were finalized and, the Permanent Area Contribution (PAC) system was updated. On the water distribution front, Sameng prepared the Neighbourhood Design Report to support the proposed connection points, as well as the cost sharing between the developer and EPCOR, motivated by these upgrades. These neighborhood level reports were all approved by the relevant departments efficiently.

Subdivision Design and Construction

One of the main challenges of the neighborhood design were the intersection connections at the three major roadways: 156th Street, 137th Avenue and Mark Messier Trail. The City did not have concept plans yet for these roadways, so

Land Development

Industrial Subdivision Development

Sameng worked through the design process to the City's satisfaction . This was a significant achievement as the roadways themselves transitioned from rural to curb and gutter design.

Our team was successful in customizing the infrastructure to support all necessary underground water and sewer infrastructure, as well as having all surface works, and shallow utilities designed and constructed. This site also included the design and construction of a wet pond for the purposes of managing a 40 hectare catchment area.



Major work completed to date includes:

- Approved drainage concept for all lands, inclusive of interim and ultimate stormwater management facility;
- Servicing Agreement for Stage 1 and Stage 2 development;
- Construction of a water distribution network design inclusive of interim and ultimate fire protection requirements, with approx. 3km of water main;
- Construction of all sanitary and stormwater sewer, complete with service connections for the future lot development.
- Intersection design and construction of 3 major roadways, and 3 km of internal roadway complete with curb and gutter
- Streetlighting and all shallow utility construction completion.
- CCC for Stage 1 with anticipated FAC in 2021.