

# BAYMONT INN & SUITES



Monte Vista Properties approached Rangel Construction in 2012, seeking assistance in the construction of a very unique combination of hotel, retail, and restaurant spaces. After an interviewing process, Rangel was selected to lead the project. Perhaps the greatest challenge of this project was taking a generic hotel design, and working with the owner and architect to customize the building for the designated site, and incorporate the unique retail and restaurant spaces. Rangel Construction worked diligently to investigate building products and design details that would suite the owner's desire to have an incomparable facility. In addition, Rangel had to work closely with an out-of-state structural engineer to ensure all design concepts were detailed, verified, and structurally sound. This intense level of design coordination, project costing, lender financing, and construction all came together within 14 months from the time Monte Vista Properties selected Rangel as its builder.

An impressive structure, this 55,000+ square foot facility includes a swimming pool room, continental breakfast/kitchen area, commercial laundry facilities, elegant lobby and reception space, 90 guest rooms, Marco's Pizza restaurant, and 2 additional retail spaces. Site construction for this facility required considerable effort, including engineered fill, geo fabric, and retaining walls up to 12 feet in height. The building sits upon a standard frost foundation system, with a concrete slab on grade. The structure is made up primarily of wood framing, with the additional of some structural steel columns and beams for large spans. The building's exterior systems include fiber-cement panels, manufactured stone siding, aluminum trims, EIFS, asphalt shingles, and aluminum storefront systems. Interior finishes include ceramic and porcelain tile, carpet, painted surfaces, custom casework, granite countertops and shower surrounds, and suspended acoustical ceiling systems. Site finishes included stamped/colored concrete, irrigation systems, sod, and plantings.

Project Owner:	Monte Vista Properties
Project Manager:	Mario R. Rangel
Final Contract Amount:	\$5,440,000.00
Construction Timeframe:	October 2012–August 2013 (11 months)
Point of Contact	Beth Miller (310-701-3247) Chris Connelly (605-390-6373) 2030 Jackson Blvd. Rapid City, SD 57702

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## PROGRESS PHOTOS



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## FINISHED PHOTOS

