



Success Story:

Building Renewal



The Client:

Quality Hyundai
115 Peat Meadow Road
New Haven, CT 06512
www.myqualityhyundai.com

Quality Hyundai serves New Haven and shoreline customers with new and used Hyundai vehicles along with Hyundai parts and quality service.

The Business Situation

Quality Hyundai was located in a congested area with no room for expansion. The owner purchased a former regional post office processing center and hired Munger Construction to convert it into a state of the art 24,000 sq. ft. Hyundai car dealership facility in a prime location.

The Challenge

To convert an outdated lack-luster building into a showcase facility that will build emotional attachment with customers and employees who value an excellent experience and environmental sustainability.

The Solution

The exterior was updated to a modern look by a curtain wall framed glazing system with ACM panels installed directly over the old masonry exterior. The interior features a storefront aluminum framing system, a forest styled waiting area and a separate quiet area. Customers have access to Wi-Fi and multiple workstations.

SunPort prism systems distribute daylight throughout the space, which reduces electricity usage from LED lights that are much more efficient and eco-friendly than fluorescent bulbs. The service center is heated by a state of the art system that is fueled by reused motor oil. Interior and exterior framing systems include 1-inch clear, energy efficient Low-E glass. The building envelope provides energy savings through insulation and a high efficiency HVAC system.

Quality Hyundai is the area's first auto dealership to be entirely solar powered through a 130,000-watt rooftop PV solar plant with 521 solar panels that occupy 22,000 sq. ft. on the rooftop. The system will generate 146,000 kWh annually and it will power the facility from show room to service center. If the system produces more electricity than required, UI will buy the excess capacity.

Former New Haven
Regional Post Office
Processing Center



Quality Hyundai



Results

This high value **building renewal** solution extends the building's life, increases its value and functionality, reduces maintenance costs, improves energy efficiency and reduces its carbon footprint, creates room for expansion, enhances aesthetic appeal, and improves morale and productivity.

"Our new facility enables Quality Hyundai to lead with benefits other than price."

Joe Blichfeldt, Owner, Quality Hyundai

- A comfortable environment for customers and a great place to work.
- The solar system will eliminate 3,000 tons of greenhouse gas emissions over its 30 year system life with an expected payback less than six years.



Teamwork Essential For Success

As general contractor for renovating the old facility and under the leadership of project manager, Joe Pierandi and site foreman, John DeSarbo, Munger coordinated design through building completion. Munger's talented craftsmen were involved in all aspects of the project. The Munger, Independence Solar, UI team helped Quality Hyundai to understand the benefits of PV solar and to coordinate with government agencies to offset associated costs. Munger was responsible for PV solar system project management, permitting and installation. Munger also managed a highly competent team of sub-contractors.

- Design Two Architects - design/build collaboration
- DJM Construction - site work
- American Overhead Door - high speed overhead doors
- R.A. Torre - painting [interior and exterior]
- Empire Drywall - ceilings and drywall
- G R Wade - HVAC
- All-Brite Electric - electrical
- Massey Glass / All Panel Systems - glass and siding exterior and main entrance
- Independence Solar - PV solar project developer
- Star Power Energy - Sustainable Energy Consulting
- SunPort - prism day-lighting systems
- Cameron Plumbing - plumbing

Rejuvenate An Existing Building At A Fraction Of The Cost Of Building A New One

Interior renewal features space restructuring, ceilings, flooring, wall systems, trims, doors, cabinets, lighting systems, energy efficiency and environmental controls. The exterior renewal includes building envelope retrofit, replacement siding, new entrance with modern architectural features, facades and canopies, updated roofing systems, energy efficient windows, insulation upgrades and daylighting.

Renewing an old regional post office processing center into Quality Hyundai's world class facility gave Munger the opportunity to showcase its building renewal services. "We considered all exterior and interior renewal opportunities along with energy efficiency and upgrades to operational systems. We performed a lifecycle cost benefit analysis before selecting products and design ideas. We helped Quality Hyundai qualify for available grants and incentive dollars." David DeMaio, Munger president

"We approached Munger because of the excellent addition they built years earlier at our Wallingford service center. After due diligence to confirm their current customer satisfaction levels and speaking with their president, I felt comfortable doing business with Munger again. Extensive experience and talent along with strong complementary partnerships enabled Munger to create our new world class facility."

Joe Blichfeldt, Owner, Quality Hyundai

Our Core Competency:

Building Long Lasting Relationships With Customers and Partners.

We Add Value From Start to Finish:

Convenience, Advice, Integration of High-quality Products, Design/Build Services, Support.

No Shortcuts:

Built to the Highest Structural Standards Without Compromising Integrity, Quality or Professionalism.

On Time • On Budget • Every Time



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