



S.L. Leonard
& Associates, Inc.

CHARLES DREW UNIVERSITY OF MEDICINE AND SCIENCE LIFE SCIENCES RESEARCH AND NURSING EDUCATION BUILDING

Project Description:

The largest single investment in south Los Angeles in 25 years, the \$43 million facility will be located alongside the main administration building on the university's 11-acre campus. The structure will house a newly furnished scientific research facility to provide state-of-the-art space for laboratories, clinical research and support functions for the College of Medicine, the College of Science and Health, and the new School of Nursing. Space also will be available for current and new research programs.

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| Architect: | HOK |
| Contractor: | GKKWORKS |
| Building Square Footage: | 63,000 |
| Total Square Footage: | 81,000 |
| Building Owner/Developer: | Charles Drew University of Medicine and Science |
| Number of Floors: | 2 |

Project Management Highlights:

- Performed all project management from schematic design through occupancy. Responsible for entitlement, design, construction and interface with lenders and public agencies.
- Negotiated GMP agreement within budget.
- Initiated "Red Team" meeting with all County departments prior to plan check.
- Added new grand lobby, entry, foundations and finished without increasing budget.

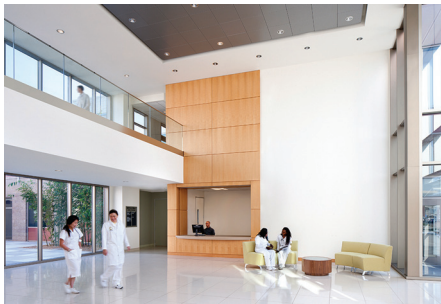
In Our Clients' Words:

I feel very fortunate to have learned about Sean Leonard. He was recommended to us when our project was not going as smoothly as it could. Through his efforts and knowledge, we are now under budget and on time. Sean and everyone in his company have the same mission—to help people who are doing good work to build good buildings. He has a great sense of humor and is easy to work with. He is professional in his selection of contractors and fierce—in the nicest possible way—about managing dollars and time. The team always acts in the interest of the client and takes great pride in the work they do to improve this community and our sustainability. Sean and his team understand our mission, and we plan to have them with us for years to come as we all work to improve our university and South Los Angeles.

Susan A. Kelly, PhD, FAPS
President and CEO

First and foremost, working with Sean and all of his staff is a delight. The difficult and complicated activities of planning, interfacing with governmental entities and coordination of activities have been made easy. Their attention to details and expertise has ensured our major project remains on budget and on schedule. Their sense of humor, patience and willingness to develop various strategies is invaluable. Because of their ability to "get it done," the University has, with very short notice, called upon them to assist in various other building projects. In every instance, the result is outstanding. As the project manager, I look forward to each project that includes Sean and company, and I would recommend Sean without hesitation for any size project.

Elizabeth Garcia
Executive Vice President of Operations



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