

A low-angle, upward-looking photograph of a complex industrial piping system. The pipes are made of polished metal, likely stainless steel, and are supported by a network of dark metal beams. The lighting is dramatic, with bright light coming from above, creating strong highlights and deep shadows. The perspective is looking up through the pipes towards a bright sky.

BUILD

Industrial, Manufacturing, Distribution, Waste Water Treatment ———

OCI
ASSOCIATES



FIRM PROFILE

BACKGROUND

For 25 years, OCI Associates, Inc. has been a recognized leader in the fields of Mechanical, Electrical, Plumbing and Fire Protection Engineering. Headquartered in Orlando, we maintain branch offices in Fort Pierce, West Palm Beach, Fort Myers, Tampa and Washington DC. Throughout our history, we have provided our clients with a broad range of project experience, personalized service and a knowledgeable staff. Our goal is to be your partner in "Engineering Your Success"

SERVICES

Services of OCI Associates, Inc. range from facility master plans and reviews to construction design documents for mechanical, electrical, plumbing, fire protection, fire alarm and systems engineering disciplines. The firm maintains a competent staff of engineers and support personnel who believe in delivering complete projects on time and within budget.

GREEN BUILDING DESIGN



Although our designs and efforts have always incorporated innovative techniques to maximize energy efficiency, there is also the growing awareness of the impact that new construction has on our Environment. The Leadership in Energy and Environmental Design (LEED) Green Building Rating System™ has brought an industry wide awareness to these issues. OCI Associates, Inc. has made a commitment to stay informed of current standards and new methods to incorporate green building design principles into all of our projects. We require all of our professionals and encourage the rest of our technical staff to pursue certification as LEED Accredited Professionals (LEED AP).

SUPPORT

Our staff is supported by an array of the latest analysis, design, production and project management tools used for a variety of technical tasks and telecommunications.

GOALS

OCI Associates, Inc. believes that being able to deliver a quality product on time provides the best return for the client. We strive for client satisfaction through the quality of our work, and the responsiveness of our staff.

SERVICES

MECHANICAL

- Air Conditioning Systems
- Central Chiller Plants
- Energy Management Systems
- Air Filtration Systems
- Steam Boiler Plants
- Heating Systems
- Ventilation Systems
- Thermal Storage Systems
- Industrial Piping Systems
- Commissioning

ELECTRICAL

- Electrical Distribution System
- Interior and Exterior Lighting Systems
- Standby Power Facilities
- Electrical Power Generation
- Communication and Data Systems
- Computer Power Systems
- Fire Alarm and Life Safety Systems
- Security Systems
- Information Transport Systems/AV Design

PLUMBING & FIRE SPRINKLER

- Distribution Systems
- Potable Water Systems
- Natural and LP Gas Systems
- Medical Gas Systems
- Drainage Systems
- Sanitary Sewer and Vent Systems
- Storm Water Systems
- Fire Protection Systems

PLANNING AND STUDIES

- Code Compliance Review for MEP Systems
- Indoor Air Quality (IAQ) Evaluations
- Analysis of Existing MEP Systems
- Feasibility Studies
- Energy Conservation Analysis
- Life Cycle Cost Analysis
- LEED Certification Review for MEP Systems

PROJECT MANAGEMENT

- Contract Documents
- Contract Negotiations
- Contractor Selection
- Construction Administration
- Material and System Evaluations
- Bid Examination and Recommendations
- Scheduling and Progress Control
- Building Modeling Commissioning

Distribution



Owner
The Coca-Cola Company

Client
Link Services

Project Type
Renovation and Upgrade

Services Provided
Mechanical, Electrical

Project Size
60,000 SF

Construction Cost
\$750,000 Each

COCA-COLA BOTTLING & DISTRIBUTION

Sarasota, FL, Hollywood, FL, Jacksonville, FL, Orlando, FL

OCI Associates provided professional mechanical and electrical engineering services for four Florida location warehouses for the internationally recognized Coca-Cola Company. OCI was tasked to design bottling system upgrades, monitoring, ventilation and the removal of CO₂ gas at each 50,000 SF Distribution warehouse and a 10,000 SF Bottling Area.

The Coca-Cola Company is a 125 year old company that has a number of beverage products that include energy drinks, juices, soft drinks, sports drinks, tea and coffee drinks, and bottled water.

Distribution



FRITO-LAY DISTRIBUTION Houston, TX, New Orleans, LA

OCI Associates provided professional mechanical, electrical, plumbing, fire protection and IT/AV systems engineering for two warehouses for the Frito-Lay Company. The project involved the design of two 25,000 SF distribution warehouses in Houston, Texas and New Orleans, Louisiana.

The Frito-Lay Company began in 1932 and is one of the largest snack food companies in the Southeast and carries the LAYS® brand potato chips, which is still America's favorite potato chip and accounts for 59% of the US snack chip industry.

Owner

The Frito-Lay Company

Architect

Humphreys's Partners
Architects

Project Type

New Construction

Services Provided

Mechanical, Electrical,
Plumbing, Fire Protection,
IT/AV Systems

Construction Cost

\$1M Each

Project Size

25,000 SF Each



ORLANDO SENTINEL PRINTING FACILITY Sorrento, FL

OCI Associates provided professional mechanical, electrical, plumbing, fire protection and IT/AV systems engineering for a new 65,000 SF printing and distribution facility for the Orlando Sentinel.

The Orlando Sentinel is owned by the Florida Media Group, a multimedia communications company that delivers over 1,000,000 print products per week in Central Florida for over 130 years.

Client

Florida Media Group

Project Type

HVAC Study/New
Construction

Services Provided

Mechanical, Electrical,
Plumbing, Fire Protection

Construction Cost

\$6M

Project Size

65,000 SF



Owner
TriQuint Semiconductor

Client
Linc Services

Project Type
Study & Renovation

Services Provided
Mechanical, Electrical,
Plumbing

Construction Cost
\$5M

Project Size
50,000 SF

TRIQUINT SEMICONDUCTOR Lake Mary, FL

OCI Associates provided professional mechanical, electrical, and plumbing engineering services for a TriQuint Semiconductor in Lake Mary, Florida. The project involved both a study and evaluation of the existing chiller system and the design to renovate and create a new Class 1000 Clean Room.

TriQuint Semiconductor is the leader in high-performance RF components for wireless communication. TriQuint's components enable quicker design turns, higher performance, lower part count and lower overall solution cost.



CRYSTAL PHOTONICS Sanford, FL

OCI Associates provided professional mechanical, electrical, and plumbing engineering services for a medical crystal manufacturing facility in Sanford, Florida. The project involved both a study and design for a new 9,500 SF Classroom, a 10,000 SF Clean Room. In addition, OCI was tasked to design a Hi-tech Welding Lab for Exotic Metals for the Crystal Photonics company.

Crystal Photonics, Inc. manufactures crystals for microelectronic and photonic industry applications and was founded in 1995. The company develops ultraviolet resonant cavity light-emitting diodes grown by molecular beam epitaxy on non-polar gallium nitride substrates.

Owner
Crystal Photonics, Inc.

Project Type
HVAC Study/New
Construction

Services Provided
Mechanical, Electrical,
Plumbing

Construction Cost
est. \$750,000



Owner

Seminole County
Government
City of Orlando
City of Kissimmee
City of New Port Richey
City of Mayport

Project Type

New Construction

Services Provided

Mechanical, Electrical,
Plumbing

Construction Cost

est. \$1M

WASTEWATER TREATMENT FACILITIES Numerous Locations, FL

OCI Associates has provided professional mechanical, electrical, and plumbing engineering services for a number of Laboratories and Control Rooms in facilities in Florida including:

- Sanford Waste Water Treatment Facility, Sanford, FL
- Iron Bridge Waste Water Treatment Facility, Orlando, FL
- Camelot Waste Water Treatment Facility, Kissimmee, FL
- New Port Richey Waste Water Treatment Facility, New Port Richey, FL
- Mayport Waste Water Treatment Facility, Mayport, FL

EXPERIENCE

Manufacturing & Distribution Facilities

Coca Cola Distribution & Bottling Warehouse, Jacksonville, FL

60,000 SF Renovation and Upgrade

Coca Cola Distribution & Bottling Warehouse, Daytona, FL

60,000 SF Renovation and Upgrade

Coca Cola Distribution & Bottling Warehouse, Orlando, FL

60,000 SF Renovation and Upgrade

Coca Cola Distribution & Bottling Warehouse, Hollywood, FL

60,000 SF Renovation and Upgrade

Frito-Lay Distribution Warehouses, Houston, TX

25,000 SF Distribution Warehouse

Frito-Lay Distribution Warehouses, New Orleans, LA

25,000 SF Distribution Warehouse

Crystal Photonics (Medical Crystal Manufacturing), Sanford, FL

New 9,500 SF Class 10,000 Clean Room and Hi Tech Welding Lab of Exotic Metals

TriQuint Semiconductor, Lake Mary, FL

Existing Chiller System Study and new Class 1000 Clean Room

Orlando Sentential Printing Facility, Sorrento, FL

New 65,000 SF printing and distribution facility

Waste Water Facilities

Sanford Waste Water Treatment Facility, Sanford, FL

Iron Bridge Waste Water Treatment Facility, Orlando, FL

Camelot Waste Water Treatment Facility, Kissimmee, FL

New Port Richie Waste Water Treatment Facility, New Port Richie, FL

Mayport Waste Water Treatment Facility, Mayport, FL

Landfill Facilities

Tomoka Landfill Scales House & Break Rooms

Orange County Landfill Scales House & Break Rooms

EXPERIENCE

Maintenance & Storage Facilities

Fort Myers Volkswagen of Florida Dealership and Maintenance Facility, Fort Myers, FL

New \$3million, 14,000 SF

Fields BMW Dealership and Maintenance Facility, Orlando, FL

New \$2.5million, 21,000 SF

Fields BMW Dealership and Maintenance Facility, Chicago, IL

New \$3million, 21,000 SF

Fields Land Rover Dealership and Maintenance Facility, Orlando, FL

\$1million, 10,000 SF Renovation

Fields Land Rover Dealership and Maintenance Facility, Jacksonville, FL

\$1million, 10,000 SF Renovation

City of Oviedo Public Works, Oviedo, FL

\$1.9million, 5,500 SF, Completed in 2009, LEED Gold

Hernando County Department of Public Works & Fleet Complex, Brooksville, FL

\$5million, 45,000 SF, Completed in 2002

City of Winter Springs, Florida - New Maintenance / Storage Buildings

\$1million, 20,000 SF, Completed in 2010

City of Marco Island - Utilities Operations Building

\$3.5million, 26,000 SF, Completed in 2011

City of Marco Island Public Works – Maintenance & North and South Storage Buildings

\$750,000, 15,000 SF, Completed in 2010

St. Lucie County Fire District Administration / Maintenance Facility, Port St. Lucie, Florida

\$4.5million, 58,000 SF, Completed in 2008

City of Winter Park Public Safety Complex and Vehicle Maintenance Facility, Winter Park, FL

\$8million, 60,000 SF

Osceola County Schools Transportation / Administration Facility, Kissimmee, FL

\$5.5million, 60,000 SF

City of Naples Utility Operations and Maintenance Facility, Naples, FL

City of Oviedo Fleet Maintenance Facility, Oviedo, FL

City of Casselberry Fleet Maintenance Facility and Storage, Casselberry, FL

St. Lucie County Schools East County Transportation Complex, Port St. Lucie, FL

Seminole County Schools Midway Transportation Maintenance Facility, Midway, FL

ORLANDO

427 Center Pointe Circle, Suite 1825, Altamonte Springs, Florida 32701
Phone: 407-332-5110 Fax: 407-332-7704

FORT MYERS

9728 Commerce Center Court, Fort Myers, Florida 33908
Phone: 239-454-5117 Fax: 239-454-5132

WEST PALM BEACH

1280 North Congress Avenue, Suite 106, West Palm Beach, Florida 33409
Phone: 561-688-6575 Fax: 561-688-6576

FORT PIERCE

181 Melody Lane, Suite 107, Fort Pierce, Florida 34950
Phone: 772-466-1165 Fax: 772-466-1134

TAMPA

4100 West Kennedy Boulevard, Suite 335, Tampa, Florida 33609
Phone: 813-341-4200 Fax: 813-341-4201

WASHINGTON DC

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