

**CAHILL CONTRACTORS**  
**News**  
 March 2008

Master Builders  
 Since 1915

“We are dedicated to improving the quality of our community. Presented here are recent projects that reflect that commitment.”

Jay Cahill, CEO & Chairman  
 Chuck Lochtefeld, Vice Chairman  
 Chuck Palley, President

**OWNER COMMENTS**

KDF Communities, LLC  
 Rod MacDonald  
**VILLAGE AT THE CROSSING**

“Your ability to put together a team such as this is a credit to the standards that Cahill has established as to their employee’s skill, attitude, work ethic and moral grounding. I have not had a team yet in my 35 years that could measure up to this one. Congratulations and thank you for the great job.”

Evon Corporation/Justice Investors  
 Geoffrey Palermo  
**HILTON SAN FRANCISCO FINANCIAL DISTRICT**

“Hilton Corporate Executives have commented that our project was arguably their most successful build out of the year. [...] As an Owner, I was particularly impressed by the high level of construction services your company provided. From early preconstruction and estimating, through the design build process and in the course of the construction and commissioning, your staff performed extraordinarily.”

Jewish Community Center  
 Nate Levine  
**JEWISH COMMUNITY CENTER OF SAN FRANCISCO**

“The entire Cahill staff — from top management on down — were deeply committed to the success of our project. They were very effective problem solvers, and always ready and able to step in should a problem or emergency arise. They always stood by their work and the work of their subs. And, perhaps most importantly, we could count on the Cahill team to be honest and good partners. [...] I cannot recommend them enough.”

**DID YOU KNOW?**

**1** Market focus – San Francisco Bay Area.

**44%** of our jobs over the last 2 years have self-performed work in the following expertise fields:

- Demolition
- Concrete Forms, Placement & Finishing
- Concrete Shoring, Excavation Shoring
- Rough & Finish Carpentry.

**16** is the average years of employment of Senior Management & Senior Superintendents at Cahill.

**50%** of our construction is done with repeat Owners...

... The fact that we have completed multiple projects for the same Owner is a testament to our success in meeting the Owner’s budget and schedule.

**RECENT AWARDS**

Gold Nugget Award, Best Seniors Housing Project  
**VILLAGE AT THE CROSSING**

California Redevelopment Association, Award of Excellence, Residential Development/New Construction  
**LION CREEK CROSSINGS**

Green Build, The Home Depot Foundation Award, Excellence in Affordable Housing Built Responsibly – Rental Category  
**FOLSOM/DORE APARTMENTS**

National American Society of Landscape Architects, Honor Award in Design  
**CURRAN HOUSE**

US Green Building Council, LEED Silver Rating Project  
**FOLSOM / DORE APARTMENTS**

AIA East Bay Merit Award, Exceptional Residential, Bay Area Design Award  
**FOLSOM / DORE APARTMENTS**

SF AIA Design Honor Award, Energy & Sustainability  
**FOLSOM / DORE APARTMENTS**



2007 Gold Nugget Award  
 Best Mixed Use Project

**MISSION CREEK SENIOR HOUSING**

# RECENTLY COMPLETED



**VILLAGE AT THE CROSSING**

Construction of 228 affordable senior units. Building shaped like a figure eight with two courtyards on the podium.

Owner:  
**KDF Communities**  
Architect:  
**Kwan Henmi**  
Address:  
**Commodore Drive and National Ave. San Bruno**  
Construction:  
**7/2005 – 2/2007**



**BUENA VISTA TERRACE**

Seismic upgrade, renovation and conversion of an existing church into a new 4-story residential unit senior housing facility.

Owner:  
**Citizens Housing Corporation**  
Architect:  
**HKIT**  
Address:  
**1250 Haight St. San Francisco**  
Construction:  
**12/2005 – 7/2007**



**DOMINICAN UNIVERSITY OF CA**

Construction of a new state of the art 35,000 s.f. University Science Building. Includes labs, lecture rooms, and offices.

Owner:  
**Dominican University of California**  
Architect:  
**TWM Architects and Planners**  
Address:  
**1425 Grand Ave. San Rafael**  
Construction:  
**3/2006 – 9/2007**



**DE LA SALLE HIGH SCHOOL**

Construction of a 20,230 s.f. Student Center with a commercial kitchen, dining hall, conference room and support facilities.

Owner:  
**De La Salle High School**  
Architect:  
**Ratcliff**  
Address:  
**1130 Winton Drive Concord**  
Construction:  
**6/2005 – 9/2006**



**HILTON SF FINANCIAL DISTRICT**

Negotiated, fast track, conversion of the existing Chinatown Holiday Inn into a Hilton Hotel. Includes new lobby, kitchen, restaurant and meeting rooms.

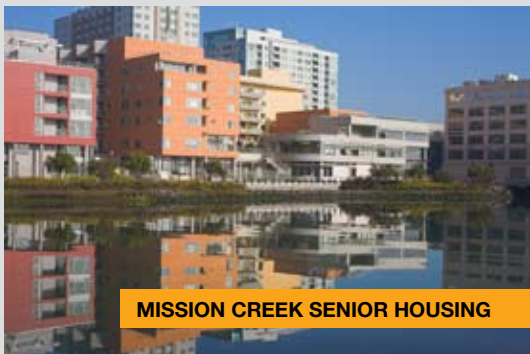
Owner:  
**Justice Investors**  
Architect:  
**Gensler**  
Address:  
**750 Kearny St. San Francisco**  
Construction:  
**6/2005 – 12/2005**



**PARKVIEW TERRACES**

Construction of 101 residential units with retail and community spaces on first floor, below grade parking.

Owner:  
**A.F. Evans Chinatown Community Development Center**  
Architect:  
**Kwan Henmi**  
Address:  
**Turk & Gough St. San Francisco**  
Construction:  
**3/2006 – 12/2007**



**MISSION CREEK SENIOR HOUSING**

Construction of 140 residential units with retail and commercial space. New San Francisco Library Branch, retail, parking, and Senior Adult Day Health.

Owner:  
**Mercy Housing California San Francisco Public Library**  
Architect:  
**HKIT Santos Prescott**  
Address:  
**201 Berry St. San Francisco**  
Construction:  
**5/2004 – 5/2006**



**JEWISH COMMUNITY CENTER**

Construction of the new 3-story facility including two pools, saunas, weight and fitness rooms, a gymnasium, a restaurant (shell), a theatre, multipurpose rooms and office space.

Owner:  
**Jewish Community Center**  
Architect:  
**Gensler**  
Address:  
**3200 California St. San Francisco**  
Construction:  
**10/2001 – 1/2004**

# IN CONSTRUCTION



**SALVATION ARMY, TURK ST. CENTER**

Construction of 113 studio and two bedroom apartments over a community center. Includes a pool, gymnasium, locker room facilities, a chapel, a kitchen, aerobic & dance studios, several classrooms and some office spaces.

Owner:  
**The Salvation Army**

Architect:  
**Herman and Coliver Architects**

Address:  
**240-242 Turk St.  
San Francisco**

Construction:  
**4/2006 – 7/2008**



**OXFORD PLAZA / DAVID BROWER CENTER**

Construction of Office building & Affordable Housing/ Parking/ Retail Building, both on top of an underground city parking garage.

Owner:  
**The David Brower Center Resources For Community Development City of Berkeley**

Architect:  
**Solomon ETC**

Address:  
**2200 Oxford St.  
Berkeley**

Construction:  
**4/2007 – 3/2009**



**HEAD ROYCE SCHOOL**

Construction of a new Language Arts Classroom building and a new Science & Classroom building. Renovation of the existing library. Conversion of an existing, single family residence into the new business administration building.

Owner:  
**Head Royce School**

Architect:  
**John Malick & Associates**

Address:  
**Oakland Hills**

Construction:  
**7/2006 – 8/2008**



**10TH & MISSION HOUSING**

Construction of 136 apartments for lower income families in a 12-story building. Ground floor space along Mission and 10th Streets planned for retail use and a youth recreation/activity center.

Owner:  
**Mercy Housing of California**

Architect:  
**Kaplan McLaughlin Diaz Kodama Diseno**

Address:  
**10th & Mission St.  
San Francisco**

Construction:  
**9/2007 – 8/2009**

# IN PRECONSTRUCTION



**55 LAGUNA HOUSING**

New construction and seismic upgrade/major renovation of 2 city blocks of market rate apartments.

Owner:  
**A.F. Evans**

Architect:  
**Van Meter Williams Pollack (Lead Architect) Page & Turnbull Solomon ETC Santos Prescott & Associates**

Address:  
**55 Laguna St.  
San Francisco**



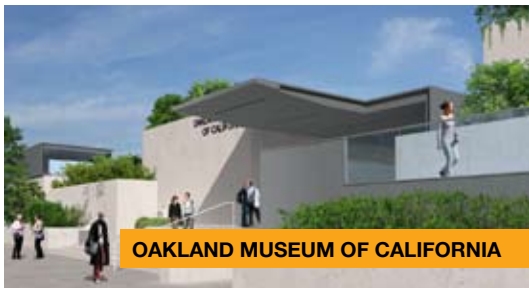
**CITY COLLEGE OF SF**

Mixed use Bookstore, Meeting Center and Classroom Spaces. Part of the Balboa Reservoir Development Program.

Owner:  
**San Francisco Community College – City College of San Francisco**

Architect:  
**Gensler**

Address:  
**CCSF Ocean Campus  
50 Phelan Ave.  
San Francisco**



**OAKLAND MUSEUM OF CALIFORNIA**

Renovation of a City Historic Museum Facility including 5,000 s.f. of new expansion space, upgrading mechanical, electrical, fire alarm, new ADA restrooms and exterior circulation area upgrades.

Owner:  
**Oakland Museum of California City of Oakland (Public Works Agency)**

Architect:  
**Mark Cavagnero Associates**

Address:  
**1000 Oak St.  
Oakland**

“Controlling our volume of projects enables meaningful involvement of our top management and the highest level of service on all of our projects.”

# BUILDING... SUSTAINABLE

Cahill Contractors, Inc. has a team of Project Managers, Estimators and Field Personnel ready to help you meet your green building goals.

From the early stages of the project we will be available to provide feedback on sustainable practices and techniques and help facilitate sustainable building projects, including providing the necessary documentation during a LEED certification process. Cahill will research and facilitate recycling and salvage of materials during demolition and construction to meet Owner and Architect requirements.

Cahill participates in numerous panel discussions and presentations on sustainable housing construction and energy efficiency.



**Cahill Contractors, Inc. is a strong proponent of Sustainable Design & Construction and is a member of the US Green Building Council.**

**19** LEED Accredited professionals at Cahill. Our company supports LEED accreditation for its employees.

Citizens Housing Corporation  
Deva Dawson

## FOLSOM/DORE APARTMENTS

"I have also been particularly impressed by your firm's commitment to green building and construction strategies. Your staff has been willing to work with CHC and our architects to achieve high levels of green building standards in our development."

**1<sup>st</sup>** Residential development in Northern California to be LEED certified:

## FOLSOM/DORE APARTMENTS

2007 Green Build, The Home Depot Foundation Award  
Excellence in Affordable Housing Built Responsibly, Rental Category  
2006 U.S. Green Building Council, LEED Silver—New Construction



2006 SF AIA Design Honor Award  
Energy & Sustainability

2005 Gold Nugget Grand Award  
Best Affordable Housing  
& Best Sustainable  
Residential  
Neighborhood



Owner:  
**Citizens Housing Corporation**

Architect:  
**David Baker + Partners**

Address:  
**1346 Folsom St.  
San Francisco**



## LATEST NEWS

IN CONSTRUCTION...

### HEAD ROYCE SCHOOL, OAKLAND HILLS New Upper School Building

Goal: LEED Silver — New Construction

### FIRESIDE APARTMENTS, MILL VALLEY Senior Housing

Goal: Build It Green Certification

### DAVID BROWER CENTER, BERKELEY Conference Center & Office Building

Goal: LEED Platinum — New Construction

### 650 EDDY STREET HOUSING, SAN FRANCISCO Affordable Housing

Goal: Green Communities

### BISHOP SWING COMMUNITY HOUSE, SAN FRANCISCO

Single Room Occupancy Units

Goal: LEED for Homes and Green Communities

IN PRECONSTRUCTION...

### 55 LAGUNA HOUSING, SAN FRANCISCO

Two city blocks of Market Rate Apartments with some Senior and Family Affordable Units

Goal: LEED Silver — New Construction

### OAKLAND MUSEUM OF CALIFORNIA Renovation

Goal: LEED Silver — New Construction

### TASSAFARONGA, OAKLAND Affordable Housing

Goal: LEED — Neighborhood Development & LEED For Homes

### SPRING LAKE VILLAGE, WEST PARCEL, SANTA ROSA Senior Independent Living

Goal: LEED — LEED For Homes

### SPRING LAKE VILLAGE, MAIN CAMPUS, SANTA ROSA Fitness/Auditorium

Goal: LEED — New Construction.