

American Snuff Company, LLC

Facility Expansion



American Snuff, LLC called upon SSOE to provide a project solution for their new tobacco product manufacturing, warehousing, and packaging facility in Memphis, Tennessee. As part of the conceptual design effort, SSOE accompanied American Snuff on walk-throughs of several vacant buildings being considered for the new plant. Based on their observations, SSOE recommended a building which would best meet American Snuff's needs and budget.

SSOE developed and implemented a plan to renovate and reconfigure an existing distribution center to a food grade production and packaging facility to satisfy new FDA regulations for the tobacco industry. The renovation also created spaces for various staff offices, maintenance areas, a developmental laboratory, a pilot plant, and a new entrance / lobby. SSOE provided structural, civil, fire protection, construction management, project planning, procurement, cost control, HVAC, electrical, commissioning, monitoring and reporting, and scheduling services. A building management system and communications, security, and information technology systems were also part of the project scope.

Environmentally friendly practices were employed, including recycling 60,000 cubic feet of concrete and 50 tons of steel, reusing excavated soil for backfill, and implementing LEED® certification prerequisites. Modifications to the building added daylighting and used energy efficient materials.

value promise

SSOE identified more than \$3 million in cost savings for this project, which represents more than half of its total fee.

size 800,000 SF renovated area

location Memphis, Tennessee

highlights

EPCM delivery

Facilities designed for Seismic Zone D

Manufacturing, office buildings, and warehouse

cGMP compliant

Provided complete fire, security, access control, CCTV, data, and telephone system design

State-of-the-art access control and CCTV systems and fire suppression systems.