

HUGHES News

Building Space For Business Since 1981

Spring 2002

Maybe It's Genetic

As a child (see photo below), my interest in construction was limited to the excitement of having new blocks to play with and collecting the "coins" created from the steel electrical box knockouts. I had no interest in construction whatsoever. My father was a newspaperman and, out of necessity, remodeled our house to accommodate his growing family. Little did he know that all that exposure to building things would contribute to his son's pursuit of a construction career! Perhaps it was by living through ongoing home remodels that I learned that remodeling isn't something to be feared.

Here in Portland, with the increasing shortage of developable land, remodeling and redevelopment represents a significant part of the construction pie. Developers and businesses are finding it cost effective to invest in older buildings to create new space, change their use or just spruce them up. Of course, at **Joseph Hughes Construction, Inc.**, we have been involved with this trend for a long time. Over the years we have completed dozens of remodels and additions. Pictured here are some shining



The early years.

C-Media, after, and below, before.



examples of remodeling at its finest.

At **C-Media**, we gutted the old three-story structure and seismically reinforced the entire building. The foundation needed pin pilings 50 feet deep due to unstable soil and additional footings to bear the load. All walls, columns and the roof were reinforced to bring the whole structure into compliance with Seismic Zone 3 requirements. Extensive high end interior improvements finished this job, turning it into a showplace.

The **Westside Church of Christ** was in desperate need of additional space for offices and classrooms. Additionally, the building faced away from the street and needed to make a visible statement to the neighborhood. Our team constructed 12,000 square feet of new space for them and now the church has room to grow, not to mention the "curb appeal" expected of such a high quality organization.

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Westside Church of Christ, before and after.



JOSEPH HUGHES CONSTRUCTION, INC. • GENERAL CONTRACTOR

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Lessons Learned

Here are a few of "The Most Important Lessons I've Learned in My 50 Years in Construction" by Jack Miller. At **Joseph Hughes Construction, Inc.** we have learned these lessons as well and hope you find them helpful.

- Your word should be as binding as your written contract.
- Refuse to worry. Don't waste time worrying. A little action is better than a lot of worry.
- Be thankful for problems. If they were less difficult, someone else with less ability might have your job.
- Learn to enjoy your work. Look for enjoyment in every job you do.

Planning A Project?

We're here to help you! We offer a full range of construction services, from pre-construction planning and feasibility studies through design, construction and maintenance. Remember, the best way to save money in a construction project is during the planning phase. Let us help before you buy the land, before you buy the building, before you risk your hard earned money. We are here to help you, our customer. To learn more, just call Joe Hughes at (503) 624-7100.

Quimby Retail Center, after.



Genetic... *continued from page 1*

The **Quimby Retail Building** began its life in the early '50s as a warehouse. Most recently it housed Marsee Bakery. When the bakery outgrew the facility, **Cascadia Properties** came to us for Design-Build services to convert the building into retail usage. With

architectural services provided by David Bissett and Associates, the Design-Build team turned this facility into a showplace. In addition to the building rehab, Yoga NW rented one-third of the building before we had completed construction and we performed their tenant improvements, which included the installation of a 10-foot tall Buddha!



Quimby Retail Building, before.

JHC Makes The List

We are pleased to report that we have been named one of the Top 25 Commercial Contractors in the Portland metropolitan area by *The Business Journal*. The Top 25 ranks companies by their metro area billings. We are especially proud of this recognition because only a few of the Top 25 are first generation companies like ours. We want to thank everyone in the community for helping us succeed over the last 20 years.



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