



MICKEY LELAND FEDERAL BUILDING

HOUSTON, TEXAS

ELECTRICAL CONSTRUCTION CASE STUDY

**Owner**

General Services Administration (GSA)

Contract Type

Electrical Construction

Contract Amount

\$6,250,000.00

General Contractor

Gilbane

Electrical Contractor

FSG Electric

Engineering Firm

CHPA-Bury Partners

Architect

Gensler

Challenge

The G.T. "Mickey" Leland Federal Building is located in downtown Houston, and after more than 25 years the facility was starting to show its age. The General Services Administration (GSA), responsible for managing the facility, recognized that a major renovation project was in the building's future. The GSA initiated an extensive design-build selection process, eventually settling on Gensler and Gilbane as the design-build team to manage the project. The 22-story high-rise office tower was in need of comprehensive modernization and upgrades, including a complete facade replacement to mitigate air and water infiltration while delivering higher energy efficiency. With an eye on the project scale and an understanding of the degree of professionalism required to complete this project, Gilbane turned to FSG's Houston branch to provide the electrical construction services for the Mickey Leland Federal Building.

Solution

Building operation continuity, tenant safety, and minimal disruption for tenants were major goals of the project execution. With those factors in mind, FSG's project management team got to work. For this project, FSG provided electrical design assist, BIM coordination, and replacement of all lighting, controls, various power requirements, and a fire alarm system for the tower. When completed, the project delivered a shining new version of the Mickey Leland Federal Building that was consistent with the GSA's goal of improving the public's "first impressions" of the building. With a soaring appearance and a dramatically improved visitor and tenant experience, the GSA was thrilled with the outcome.

