

NAYLOR & BREEN BUILDERS, INC.



Jiffy Mart
Lebanon, NH

Owner: Champlain Oil Company
Contact: Matt Wamsganz
(802) 864-5380

Architect: Pencil2Plan
Architect name: Bob Parker
(802) 786-5200

Project Manager:
Kim Levins
Superintendent:
Nick Denardo

Contract: Hard Bid

Completed: 2011

Located just off Exit 18 in Lebanon, New Hampshire, this project posed an immediate challenge in that the existing store was to remain open to customers while the new build was taking place...being approximately 30 feet away. Naylor & Breen took extra care in pre-construction planning to ensure not only safe working conditions but smooth, uninterrupted customer access to the store that would be eventually removed. Construction fencing was strategically placed to satisfy the local authorities, to allow construction practices to proceed as scheduled, and to provide Champlain Oil Company the opportunity for continued community service for as long as possible. The project began in August of 2010 and completed in January of 2011, but allowed an extra 2 months of retail sales by keeping the old store up and running.

This was a new style of building for Champlain Oil Company. The steel super-structure not only supported a more modern flat roof but it allowed for the desired industrial aesthetic of the interior ceiling. Steel beams, open web steel ceiling joists, and HVAC Ductwork were painted semi-gloss black in celebration of its efficient technology and shear strength. The design allowed for both franchisees (Subway and Dunkin' Donuts) to have spacious food prep, storage and service spaces, while simultaneously supplying an inviting experience for all patrons. The exterior walls are clad with a split-faced CMU base and an EIF System for the upper levels. The new site gave the community a safe entry and exit, as well as plenty of spacious parking and access to gas pumps. A sure upgrade from what was previously there.

