

## Project Profile

### Streamline Tower | Las Vegas, Nevada

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|--------------------------|--|
| <b>Client</b>            | Streamline Tower LLC                       |
| <b>Client Sector</b>     | Residential                                |
| <b>Project Value</b>     | \$105m                                     |
| <b>Services Provided</b> | Project Management                         |
| <b>Project Size</b>      | 21 stories                                 |
| <b>Developer</b>         | Barclays North                             |
| <b>Architect</b>         | Pierce Goodwin Alexander & Linville (PGAL) |
| <b>Contractors</b>       | Martin Harris Construction                 |



#### Overview

At 21 stories, the 275-unit condominium tower will offer residents luxurious finishes and amenities, surrounded by the city's new Entertainment District, complete with shopping, restaurants and nightlife. The development features a roof top pool and terrace offering dramatic views of The Strip; an up-scale workout center, clubhouse, business center, and valet parking and secured parking.

### **Our role**

Rider Levett Bucknall provided independent contract administration, project management and cost estimating services to the Owner during the construction phase. In addition, we assisted the Owner in managing the relationship with the contractor by establishing and maintaining an on-site presence throughout construction to monitor the costs and the progress of the work.

### **Client benefits**

Rider Levett Bucknall's expertise in contract administration and cost management allowed the Owner to focus on the sales and marketing aspects of the project. On behalf of the Owner, Rider Levett Bucknall negotiated change order requests and delay claims in a timely manner, which fostered a sense of partnering between the Owner and Contractor that enabled many contentious situations to be resolved cooperatively. Our knowledge of the GMP procurement process and contract forms was utilized by the Owner to ensure their GMP agreement was administered in a fair and reasonable manner.