

# Outsulation Plus™ Case Study



## Grand Happenings At Peoria's Grand Prairie



If you are one of the 180,000 or so residents of Peoria County, Illinois, or if you just so happened to be driving down Route 150 adjacent to the Illinois River, you'd be hard pressed to miss what is going on - or more accurately, going up - in what was once just a big open piece of land. What is it? According to General Contractor Tim Driscoll, "It is a lifestyle mall." Lead Architect, Karen Quinlan, has a slightly different

interpretation. "It is an open air, life center mall."

Lifestyle, Life Center. While different folks involved in the Shops At Grand Prairie project have slightly different takes, they all agree that the project is flat-out cool, thanks in large part to Dryvit. Eight separate buildings all situated on 100 plus acres and tied together by a common area comprise the Shops at Grand Prairie Mall. The \$85 million project is "flying along," according to Rich Anderson, District Manager for Westmont Interior Supply House.

Jeffrey D. Giebelhausen, Managing member of Cullinan Properties, the project's developer and owner, reports that they are a full three weeks ahead of schedule. Ground was broken in the summer of 2001, and the 500,000 square foot retail shopping mall is heading into the final home stretch. Shops are expected to open in the spring of 2003. Dryvit has been one of the major reasons for the success of the project to date.

**Project Name:**

Shops at Grand Prairie  
Peoria County, Illinois

**Owner:**

Jeffrey D. Giebelhausen  
Cullinan Properties

**Architect:**

Lead Architect  
Karen Quinlan

**Dryvit Systems:**

Outsulation Plus – 200,000 Sq.  
Ft.  
Outsulation – 50,000 Sq. Ft.

**General Contractor:**

Tim Driscoll Project Manager  
Diversified Construction

**Dryvit Applicators:**

Carter Construction  
Associated Construction  
Stohl Plastering

**Dryvit Distributor:**

Westmont Interior Supply House  
Peoria, Illinois

Approximately 200,000 square feet of Dryvit's Outsulation Plus™ System was applied to six buildings. Another 50,000 square feet of Outsulation® was applied to another building. Contracting crews from three different applicator firms worked together on the project.

"I've used Dryvit before, and we were looking for the best product out there to meet our needs. It more than met our expectations. In fact, it's been the best part of the project so far," said Tim Driscoll, project manager for general contractor Diversified Construction.

"We had a lot of details that we wanted to add throughout the project and the cost of creating those details was prohibitive with stone--not just in terms of the product but also extensive structural costs to support stone," added Ms. Quinlan. "We also got much more color differentials using Dryvit, something that was much less possible if we decided to go with something else."

Ms. Quinlan noted that the decision to use Dryvit was born out of considerable hours of research. "We did our homework and selected Outsulation Plus. It's a very good system."

Mr. Giebelhausen concurred, "We chose Dryvit for three reasons. Colorwise, Dryvit gave us a lot of flexibility. It's also very durable. We're in a four-season climate and we want it to look wonderful on day one and well into the future. Finally, economically it was the best choice too."

One particularly helpful aspect that's kept the project ahead of schedule was the use of new spray equipment from PFT that seamlessly incorporated Genesis DMS™, Dryvit's sprayable, dry blend, polymer-modified adhesive and base coat for use with Dryvit systems.

Crews using PFT's new rotor and stader pump, along with a continuous mixer and silo system, were able to net about 1,500 square feet an hour for the base and mesh coverage, which according to Mark Schacht, President of Spray It Inc, is roughly 40 percent more than could be done manually with the same sized crew. Spray It trained the crews to use

the new equipment. Schauch was very impressed with how well Genesis DMS performed with the equipment. "We were able to work with 200 feet of hose length. Genesis DMS could sit in the hose for up to 30 minutes without taking a set."

So the next time you find yourself near Peoria, Illinois, take a drive down Route 150 and pay the folks at Shops At Grand Prairie a visit.

For more information about Outsulation Plus or any of the systems and products sold by Dryvit Systems, Inc., call Dryvit Technical Services at 1-800-556-7752 or visit us on the web at [www.dryvit.com](http://www.dryvit.com).

