



LOVE FIELD AIRPORT RE-ROOFING

2002 GOLDEN HAMMER AWARDS





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Main Airport Entrance



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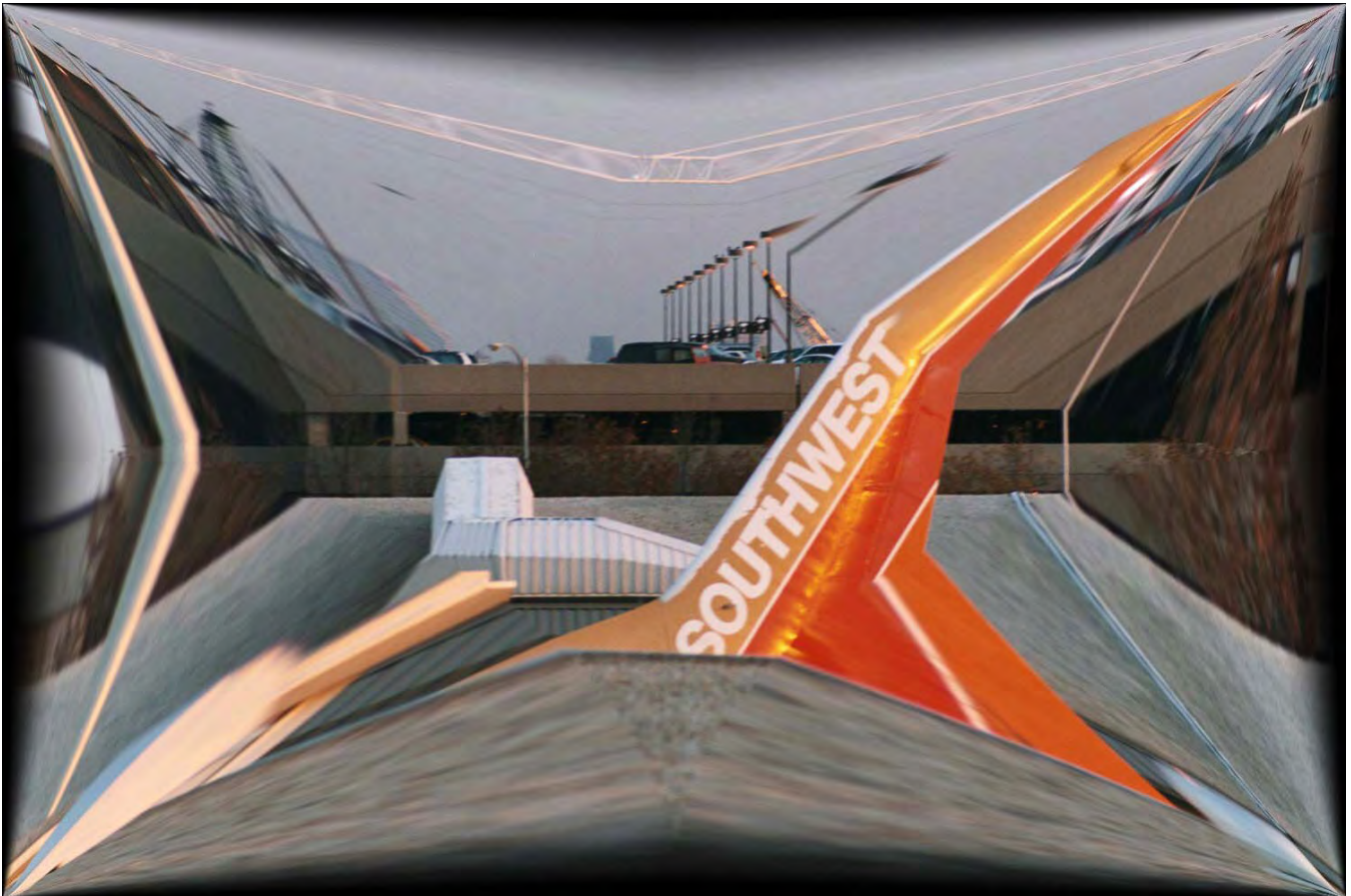
THE GOLDEN HAMMER AWARDS

Project: Love Field Airport

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ENTRY FORM



Southwest Airlines
“Wing”

4854 Olson Dr. Dallas TX 75227 214.381.8108 fax 381.8109
www.castroroofing.com

2002 NTRCA GOLDEN HAMMER AWARDS



Official Entry Form



(Check one of the below)

Outstanding Commercial Roofing Project

Outstanding Residential Project

Community Service Project

Contractor's name, address and phone number: Castro Roofing of Texas, Inc.
4854 Olson Drive Dallas, TX 75227 214-381-8108

Name of Project: Love Field Airport

Project Owner: City of Dallas

Project consultant, engineer, or architect (if any): Conley Design Group

List the NTRCA associate members involved: DFW Roofing Supply, Conley Design Group
Keystone Insurance, Koppers Industries & Olympic Manufacturing Group

Date of commencement: 08/25/2000 **Date of completion:** 08/23/2001

On a separate piece of paper describe the project. Include information concerning its unusual design, time constraints, difficulty factors, and/or problems you may have faced.

Attach (5) five 5X7 photos showing the project from different angles and in various phases of progress. All materials become the property of NTRCA.

Project must have been completed between 12-01-00 and 11-30-01

Submitted by: X Rodolfo Rodriguez

Title: President

Date: 12/14/2001



DESCRIPTION



Paver Pattern At Red Deck



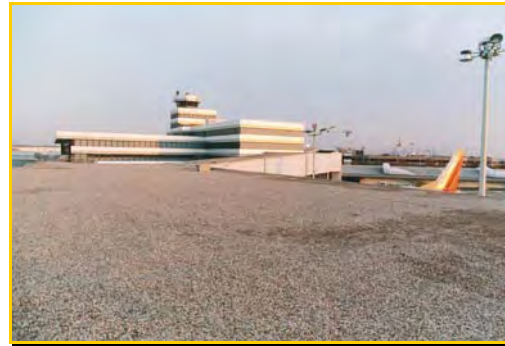
LOVE FIELD AIRPORT RE-ROOFING

THE GOLDEN HAMMER AWARDS

Project Owner's Name/Address:

City of Dallas/Love Field Airport
1500 Marilla
Dallas, Texas

West Concourse



Architect:

Conley Design Group

System Types:

- 4-Ply TC Coal Tar Pitch BUR with gravel surface
- Full 1/8" per foot tapered System
- Polyisocyanurate and Perlite board insulation
- Stainless steel sheet metal trim
- New roof drain and drain line system
- Asbestos Abatement on entire roof system
- Window Restoration
- Fall protection for Skylight System
- Plaza Deck (Red Deck) restoration
- Thermoplastic Membrane Waterproofing and Pavers
- Pipe hangers and supports
- Wood blocking

Size of Project:

BUR = 180,000 square feet
PVC with Pavers = 25,350 square feet



North Concourse

Length of project:

270 calendar days

Percentage of self performed work:

75%



The North and West Concourse buildings are composed of 205,350 square feet of roof area, 6 stories tall, 15 roof elevations, and two different roof systems (Coal-tar Pitch with a 1/8" full tapered system and Thermoplastic Membrane Waterproofing and Pavers). The existing roof aggregate was vacuumed to eliminate dust hazards. The roof drainage system was upgraded with 40 new drains and 2,500' new cast iron drain lines. The existing roof membrane containing ACM had to be abated per the City of Dallas stringent requirements. The existing windows were wet glazed; installation of new stairs, handrails, railings, and infill panels were part of the renovation work at the "Red Deck".

The owner required that the building be maintained in full operation during the construction period. Due to the high pedestrian traffic during normal business hours, the project had to be done in the cloak of darkness. This fact added additional difficulty and safety concerns to the already complicated project.

These and other challenges were overcome due to focusing on the customer's expectations and needs. The project was completed on time and on budget. But more importantly, the customer, architect and customer's representatives were satisfied with all phases of our scope of work.



NARRATIVE



Working Near Aircraft



NARRATIVE

The Challenge

The Love Field Airport Re-Roof was a challenging project, not only to bid but also to execute. From cramped quarters to debris removal, this project required creative solutions from planning through completion.

A large interest is always shown in a high profile project such as Love Field Airport, as evident by over 30 specialty contractors in attendance at the pre bid meeting. As the bid date approached we analyzed the various phases and the requirements set forth in the Bid Documents to properly clarify details in the scope of work to our production team and to our various subcontractors to insure proper quotes. We reviewed the scope of work and with multiple job site visits were able to analyze all the client's special requirements such as atypical insurance requirements, site restrictions, work hour restrictions, construction safety issues, environmental concerns and public safety interest. Several bids were submitted to the City of Dallas but only three bids were considered responsive and Castro Roofing of Texas was the successful bidder and was awarded the project.

We knew from the beginning this project would be one of the most challenging to date. For several years Castro Roofing has worked on various projects for the City of Dallas. Due to the high profile of this project the City utilized several entities, including internal and external consultants to co-manage the construction.

High Profile

This project is special due to many factors but above all it is by far one of the highest profile-roofing projects in the City of Dallas. With tenants like Southwest Airlines, we knew this project would be scrutinized closely and owner expectations would be high.

Castro Roofing's unique combination of equipment utilized, from cranes to an aggregate vacuum system provided tremendous productivity gains and



enabled us to meet the client needs. Our client's special requirements were as follows:

Restricted Work Hours

To meet the Owner's requirements the construction phase would be primarily performed after dark. This created special challenges. Our operating hours would be 10:00pm through 5:00am. Specifically designed lighting system was utilized; removal of the existing roof system was difficult with the use of motorized equipment. Special care had to be taken while installing the black membrane portion of the roof. Raising of all material and equipment also had to be executed during these hours. Additional safety was also an issue in all aspects of the project due to inherent vision dangers. However, the materials had to be delivered during the day and the delivery trucks had to be coordinated and escorted near aircraft that were landing, taking off, taxiing, or parked at the gates.

Staging Restrictions

A very narrow staging area with access to the building held all materials, subcontractor containers, cranes, forklifts, aggregate vacuum machine and other equipment. This all had to be contained within a fencing system. The gate access was also very limited. Access to the roof was permitted only through an exterior of the building. The debris removal would challenge the creativity of our field crew. The work would be performed near airplanes and the roof debris was not to damage the airplane's engines or interrupt schedule flights.

What's that Smell?

Not Us! A special concern of the owner was the odor and fumes produced by products incorporated in the roof system. To combat this problem a



specially designed Fume Recovery System was utilized to reduce fumes up to 80% outside and inside the building.

Subcontractor Coordination

Coordination between our company, subcontractor and another primary contractor was a creative scheduling challenge in itself. The project had work performed in a 24-hour shift schedule. The asbestos abatement subcontractors had to remove the entire ACRM and flashing material to permit our company enough time in the same shift to install the full tapered insulation, wood blocking and TC felts to maintain a watertight condition.

The existing drain system was updated by installing new roof drains, overflow drains and new drain lines. The existing attic space was extremely restrictive and made the installation of the new roof drain line a challenge. This required constant communication with multiple nightly site visits by the subcontractor.

The “Red Deck” area required the demolition of the existing 4” thick concrete slab, installation of a new PVC roof membrane with a paver system. The paver system was installed with a pattern specified by the Owner. This had to be rescheduled various time due to unfavorable weather conditions.

Technical Challenges

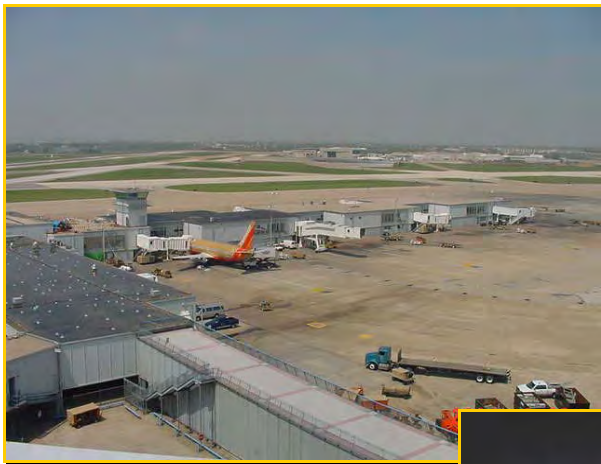
Within these three buildings there were 14 different roof areas with multiple elevations. One of these areas was a control tower. These areas also included drains and windows. Modifications to the existing metal wall panel were required to permit proper flashing height. This included cutting the existing panel and fabricating new wood curbs to correct previous design issue.



The existing drain system had to be upgraded due to the insufficient amount of roof drains. In addition to replacement of old drains, 40 new roof drains and overflow roof drains would be installed. This meant coring through the existing deck and running 2,500 linear feet of new cast iron roof drain lines.

The new drain lines had to be installed in crawl space that was divided in sections and had a vertical height of 3 feet with a maze of interior obstructions that required the drain lines to make many changes in direction.

This project came in a considerable amount under our estimated budget due to the commitment from all levels of our organization. This high profile project was a reflection on the entire community and we're proud to have been involved in maintaining this City Landmark.



Delivery During The Day

Work During The Night





SAFETY



Warning Lines For Safety And Walk Way Protection



Safety: There is No Compromise!

When it comes to safety at Castro Roofing of Texas, Inc. there is no compromise!

Because our crews consist of 100% Hispanic workers, we provide for better comprehension all “Tool Box Talks” in Spanish. Below is a sample translated of a few accident prevention talks:

- Scaffolding
- Hand Tools
- Flammable Liquids and Combustibles
- Eye Protection
- Protective Wear
(Gloves, Clothes and Shoes)
- Hard Hat
- Hot Asphalt Security
- Operating the Kettle
- Back Injury Prevention
- Heat Exhaustion
- Practical Jokes on the Job Site

**Wearing Safety Protection From
Coal Pitch Fumes**



Air Operations Area Construction (AOL) Rules:

In response to the Federal Aviation Regulations regarding airport security, The Airport Security Plan for Dallas Love Field imposed stringent requirements for personnel identification and access to secure areas of the airport.

To meet these stringent requirements, employees had to attend special safety classes and training to work in the Air Operations Area (AOL) restrictive areas, which included the majority of the re-roofing project.

While construction was underway, Castro Roofing of Texas, Inc.’s safety personnel kept a close eye over the entire project team. Because Castro’s team was working around ACM and over and around aircraft, constant safety meetings and inspections were performed.

Castro Roofing of Texas, Inc. is extremely proud to announce that no accidents and no lost days were experienced on the Love Field Airport project!



**PREPARED BY THE
SAFETY AND HEALTH COMMITTEE
OF THE
ASSOCIATED GENERAL CONTRACTORS**

*Some of the hazardous substances commonly found on construction projects**

Acetone	Lead
Acetylene gas	Lime (calcium oxide)
Adhesives	Limestone
Aluminum etching agent	Lubricating oils
Ammonia	Lye (sodium hydroxide, potassium hydroxide)
Anti-freeze	Magnesium
Arsenic Compounds	Metals (aluminum, nickel, copper, zinc, cadmium, iron, etc.)
Asbestos	Methanol (methyl alcohol)
Asphalt (Petroleum) fumes	Methyl ethyl ketone (2-butanone)
Benzene (and derivatives)	Motor oil additives
Bleaching agents	Muriatic acid (hydrochloric acid)
Carbon black	Naphtha (coal tar)
Carbon monoxide (in cylinders)	Nitroglycerin
Caulking sealant agents	Oxalic acid
Caustic soda (sodium hydroxide)	Ozone
Chromate salts	Paint remover
Chromium	Paint stripper
Cleaners	Paint/lacquers
Cleaning agents	Particle board
Coal tar pitch	Pentachlorophenol
Coatings	Photographic developers and fixers
Cobalt	Photogravure ink (copy machine)
Concrete curing compounds	Plastics
Cresol	Polishes for metal floors
Cutting oil (oil mist)	Propanol
De-emulsifier for oil	Putty
Diesel gas, diesel oil	Resins, epoxy/synthetics
Drywall	Sealers
Dusts (brick, cement block)	Shellac
Enamel	Solder, flux (zinc chloride, fluorides, etc.)
Etching agents	Solder, soft (lead, tin)
Ethyl alcohol	Solvents
Fiberglass, mineral wool	Sulfuric acid
Foam insulation	Thinner, paint/lacquer
Freon 20, R20 (and others)	Tin
Gasoline (petrol, ethyl)	Transite
Glues	Turpentine, gum spirit, oil of turpentine
Graphite	Varnishes
Greases	Waterproofing agents
Helium (in cylinders)	Waxes
Hydraulic brake fluid	Welding rods
Hydrochloric acid	Wood alcohol (methanol)
Hydrogen (in cylinders)	Wood preservative
Inks	Xylene
Insulations	Zinc
Iron	
Kerosene	

* No representation is made that these are the only hazardous substances found on construction projects for which a contractor must have MSDS's, initiate training, etc.



Pláticas de Herramientas

NATIONAL ROOFING CONTRACTORS ASSOCIATION • CNA COMMERCIAL INSURANCE

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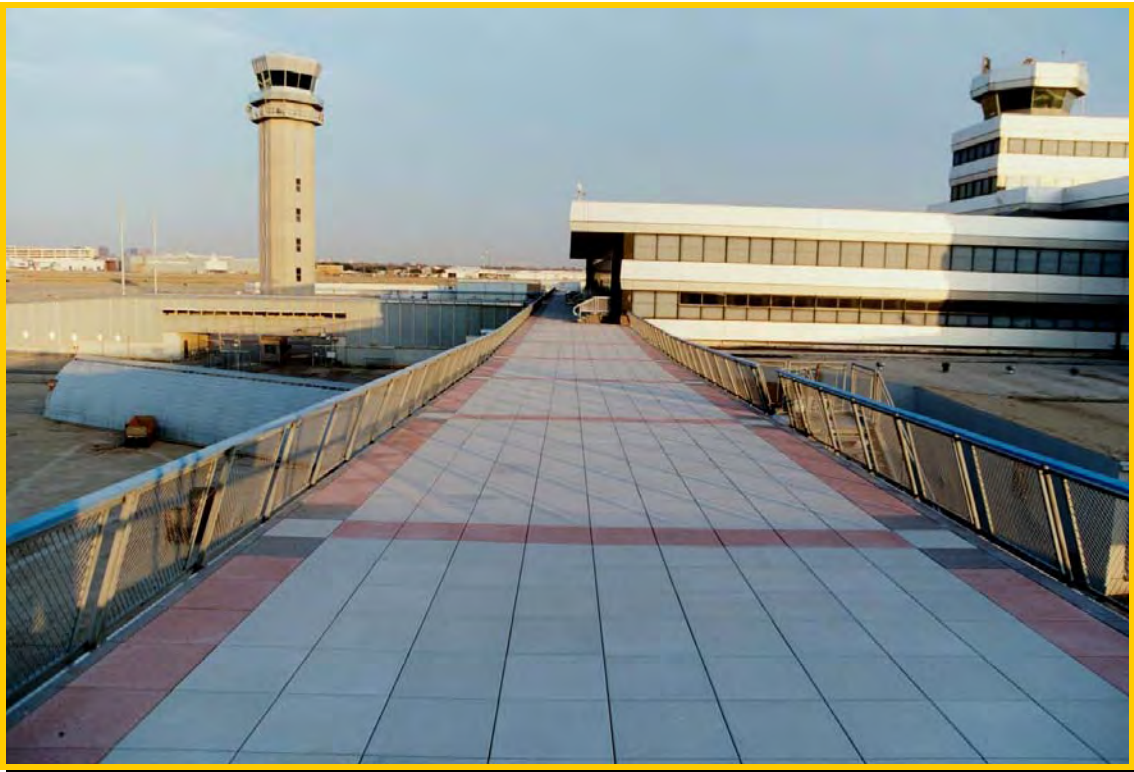
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Otro

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REFERENCES



Red Deck With PVC Membrane and Paver System



CITY OF DALLAS

December 14, 2001

Mr. Juan Rodriguez
Castro Roofing of Texas Inc.
4854 Olson Drive
Dallas, Texas 75227

Re: Dallas Love Field Roof Replacement Project

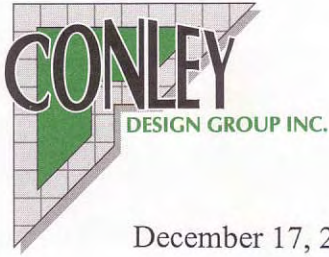
Dear Mr. Rodriguez:

It was a pleasure indeed to work with you and see the Dallas Love Field project completed. Once again Castro Roofing was challenged to meet very strict demands by the City of Dallas/Love Field personell to insure the successful completion of this project. Once again Castro Roofing met the challenge. It is because of professionals like you and your staff that success can be achieved even under very difficult circumstances.

Everybody wins when we can walk away from a project of this scope and look back to see an exceptional finished product. Keep up the good work! I look forward to working with Castro Roofing of Texas, Inc. in the years to come.

David Walker
Roofing Manager
Design and Construction
Equipment and Building Services

c: Zaida Hagar, Program Manager
File



*Corporate Office
8113 Ridgepoint Drive
Suite 200
Irving, Texas 75063
Phone (972) 444-9020
Fax (972) 444-9737*

December 17, 2001

Mr. Rudy Rodriguez
Castro Roofing of Texas, Inc.
4854 Olson Drive
Dallas, TX 75227

RE: Letter of Reference for
Love Field Roof Replacement Project
Dallas, Texas

Dear Mr. Rodriguez:

I feel it is appropriate to compliment Castro Roofing of Texas for the excellent job performance at Love Field Airport, Dallas, Texas.

It has been a pleasure working with Castro Roofing of Texas and I assure you that your company has been and will be recommended for future projects. I look forward to working with you on our next project.

Regards,

CONLEY DESIGN GROUP, INC.

A handwritten signature in black ink, appearing to read "Ken Paar", is written over the company name.

Ken Paar, RA AIA
Vice President

dallas\01-5842\corr\castrorecommend.doc



CITY OF DALLAS

December 14, 2001

Mr. Rodolfo Rodriguez
Castro Roofing of Texas Inc.
4854 Olson Drive
Dallas, Texas 75227

Re: Dallas Love Field Roof Replacement Project

The Love Field project was very challenging, to say the least. Working at night, security measures, numerous subcontractors, material deliveries, etc... made this a very unique project as well.

I want to take this opportunity, now that the project is complete to commend you and the entire Castro Roofing Company staff for your professionalism, responsiveness to our concerns, eagerness to meet the demands of the airport personnel and most importantly your patience and diligence to finish the project on schedule.

It was a pleasure working with you on this project. The finished product looks great! My role as project manager for the City of Dallas was made a lot easier because of your efforts. I look forward to working with you on future projects with the City of Dallas.

Sincerely,

David Walker
Roofing Manager
Design and Construction
Equipment and Building Services

c: Zaida Hagar, AIA
Program Manager



MISCELLANEOUS



Beginning Of The Night's Work Schedule

EXPANSION JOINT

7
A-1.5



45 Mil EPDM Underlayment

Slope

EJ 24 Ga. S.S. Metal
With Standing Seam
Joints

3"

Fasteners Approx. 8" O.C.

Fasteners Approx. 12" O.C.
With Neoprene Washer

2 Ply Flashing Both Embedded
In Hot Asphalt:
1st. 1 Ply Hot Applied Polyester
2nd. 1 Mod. Bit. 2041 M (White Color)

8" Min.

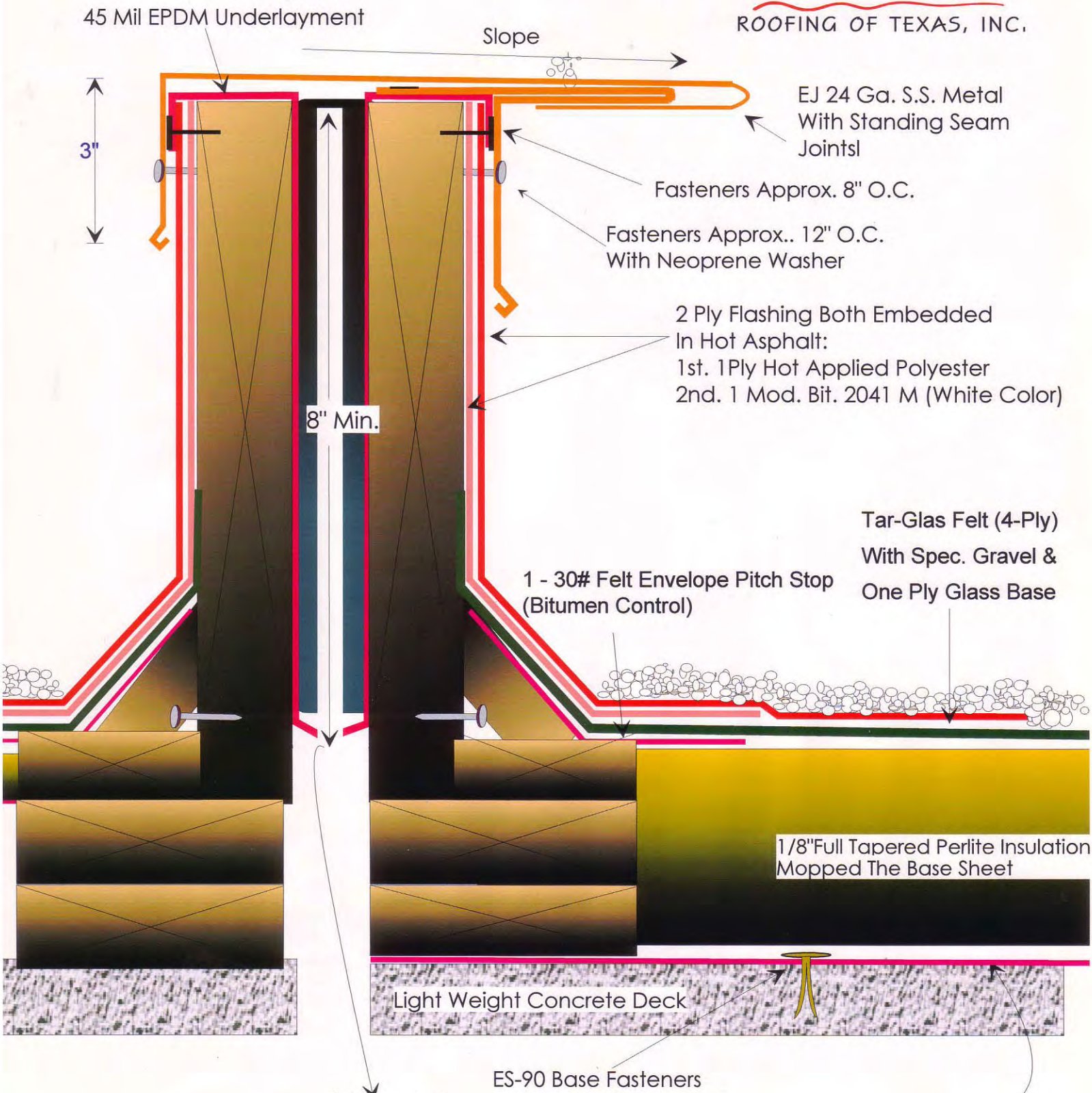
1 - 30# Felt Envelope Pitch Stop
(Bitumen Control)

Tar-Glas Felt (4-Ply)
With Spec. Gravel &
One Ply Glass Base

1/8" Full Tapered Perlite Insulation
Mopped The Base Sheet

Light Weight Concrete Deck

ES-90 Base Fasteners



WALL FLASHING



Fasten With #12 Self Tapping Screws With Washer 18" O.C

NOTE:

- #1- At The Bottom Of Angle Iron Add All The Necessary Nails So The Nailed Is Flush With Angle Iron.
- #2- At The Top Of The Angle Iron Cut Existing three-way Flashing, And Approx.. 11" Of The Existing 16 Ga. Flush Panel To Accommodate The Installation Of The New Nails Necessary To Obtain The New Facing Height.

New 24 GA. Stainless Steel Counter Flashing.

Fasten With Rawl Power Drive Pins At 24" O.C Stager.

2 Ply Flashing Both Embedded In Hot Asphalt:
1st. 1 Ply Hot Applied Polyester
2nd. 1 Mod. Bit. 2045 M (White Color)

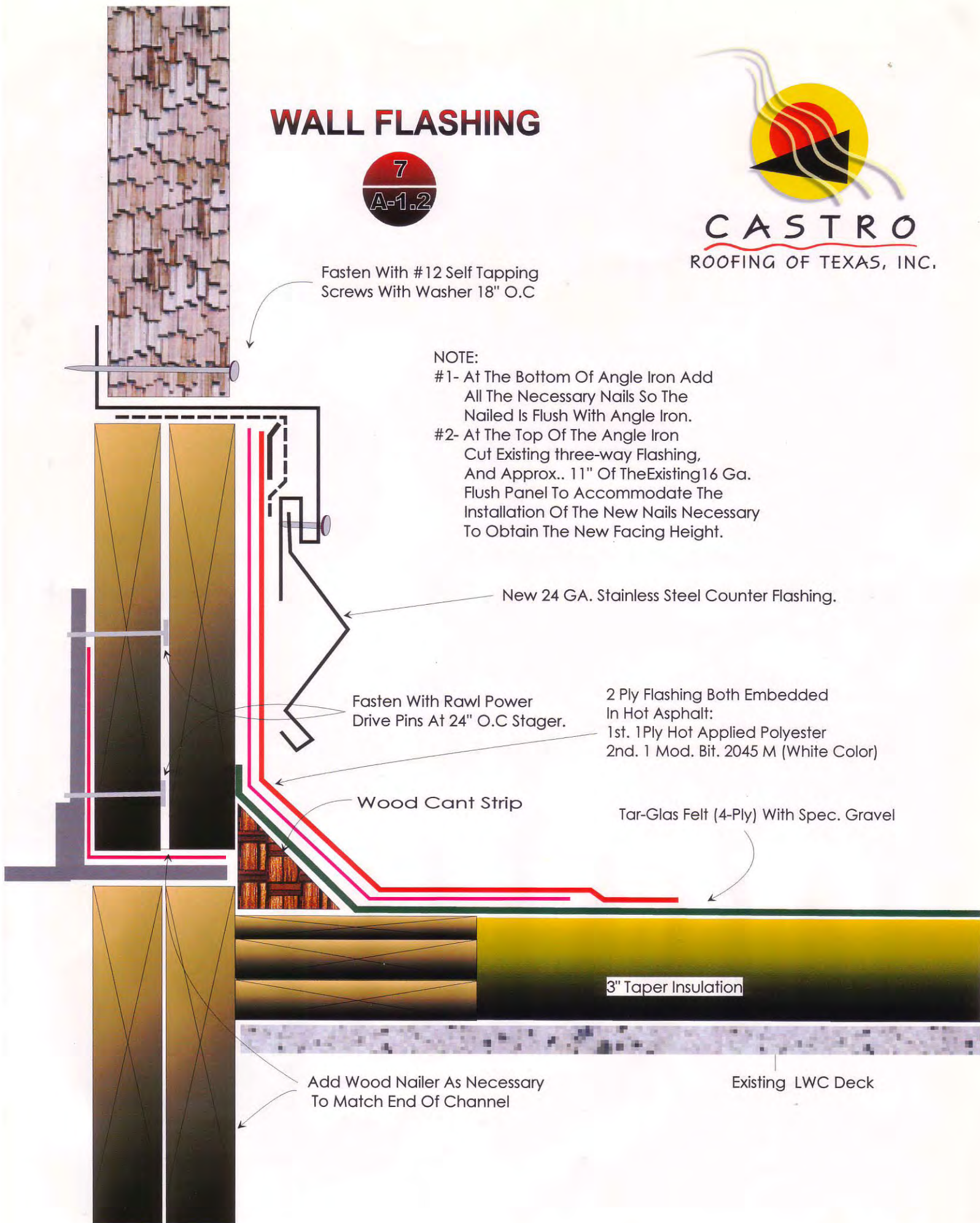
Wood Cant Strip

Tar-Glas Felt (4-Ply) With Spec. Gravel

3" Taper Insulation

Add Wood Nailer As Necessary To Match End Of Channel

Existing LWC Deck



CASTRO ROOFING OF TEXAS, INC

ID	Task Name	Duration	Start	Finish	3rd Quarter												4th Quarter		1st Quarter	
					Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb								
1	Project Time Line	260d	Wed 8/16/00	Wed 8/15/01																
2	Mobilization	104d	Mon 7/31/00	Fri 12/22/00																
3	Pre-Construction Meeting	1d	Mon 7/31/00	Mon 7/31/00																
4	Vacuum Gravel North Con	15d	Mon 8/28/00	Fri 9/15/00																
5	Vacuum Gravel West Con	20d	Mon 11/27/00	Fri 12/22/00																
6	Mobilization BUR	5d	Mon 8/28/00	Fri 9/1/00																
7	Roof Equipment	5d	Mon 8/28/00	Fri 9/1/00																
8	Materials	5d	Mon 8/28/00	Fri 9/1/00																
9	Red Deck	153d	Mon 8/14/00	Thu 3/15/01																
10	Remove Concrete Slab	26d	Mon 8/14/00	Mon 9/18/00																
11	Waterproofing Membrane	98d	Tue 9/19/00	Fri 2/2/01																
12	Pavers	44d	Mon 1/15/01	Thu 3/15/01																
13	Install Granite	18d	Wed 2/7/01	Fri 3/2/01																
14	Wet Glazeing @ West	18d	Fri 2/16/01	Tue 3/13/01																
15	North Concurs Area A6	30d	Mon 9/11/00	Mon 10/23/00																
16	Remove Roof System	22d	Mon 9/11/00	Wed 10/11/00																
17	Install Felts	25d	Mon 9/11/00	Mon 10/16/00																
18	Sheet Metal	12d	Fri 9/29/00	Mon 10/16/00																
19	Gravel	5d	Tue 10/17/00	Mon 10/23/00																
20	North Concurs Area C & D	27d	Wed 10/25/00	Thu 11/30/00																
21	Remove Roof System	22d	Wed 10/25/00	Thu 11/23/00																

Project: Love Field Airport
 Date: Sat 1:
 Castro Roofing of Texas, Inc.

Task: Critical Task (Red bar), Milestone Summary (Black diamond), Rolled Up Task (Blue bar)

Task: Progress (Black bar), Milestone Summary (Black diamond), Rolled Up Critical Task (Red bar), Rolled Up Milestone (Black diamond), Rolled Up Progress (Black bar)

CASTRO ROOFING OF TEXAS, INC

ID	Task Name	Duration	Start	Finish	3rd Quarter			4th Quarter			1st Quarter	
					Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb
22	Install Felts	22d	Wed 10/25/00	Thu 11/23/00								
23	Sheet Metal	11d	Thu 11/16/00	Thu 11/30/00								
24	Gravel	4d	Fri 11/24/00	Wed 11/29/00								
25	West Concrus	97d	Mon 1/29/01	Tue 6/12/01								
26	Mobilization	4d	Mon 1/29/01	Thu 2/1/01								
27	Remove ACRM Roof Syst	75d	Fri 2/2/01	Thu 5/17/01								
28	Install Felts	75d	Fri 2/2/01	Thu 5/17/01								
29	Sheet Metal	80d	Wed 2/21/01	Tue 6/12/01								
30	Gravel	15d	Fri 5/18/01	Thu 6/7/01								
31	Plumbing	95d	Thu 9/28/00	Wed 2/7/01								
32	Remove Existing Drains	50d	Thu 9/28/00	Wed 12/6/00								
33	Install New Drains	95d	Thu 9/28/00	Wed 2/7/01								
34	Install New Drain Lines	95d	Thu 9/28/00	Wed 2/7/01								
35	Close Out	18d	Mon 6/11/01	Wed 7/4/01								
36	Internal Punch list	5d	Mon 6/11/01	Fri 6/15/01								
37	Manufacturer's Inspection	1d	Mon 6/18/01	Mon 6/18/01								
38	Owner's Inspection	1d	Tue 6/19/01	Tue 6/19/01								
39	Punch List	10d	Wed 6/20/01	Tue 7/3/01								
40	Close Out Doc.	14d	Mon 6/11/01	Thu 6/28/01								
41	Project Completion	4d	Fri 6/29/01	Wed 7/4/01								

Project: Love Field Airport
 Date: Sat 11
 Castro Roofing of Texas, Inc.

Task
 Critical Task
 Progress

Milestone
 Summary
 Rolled Up Task

Rollled Up Critical Task
 Rollled Up Milestone
 Rollled Up Progress

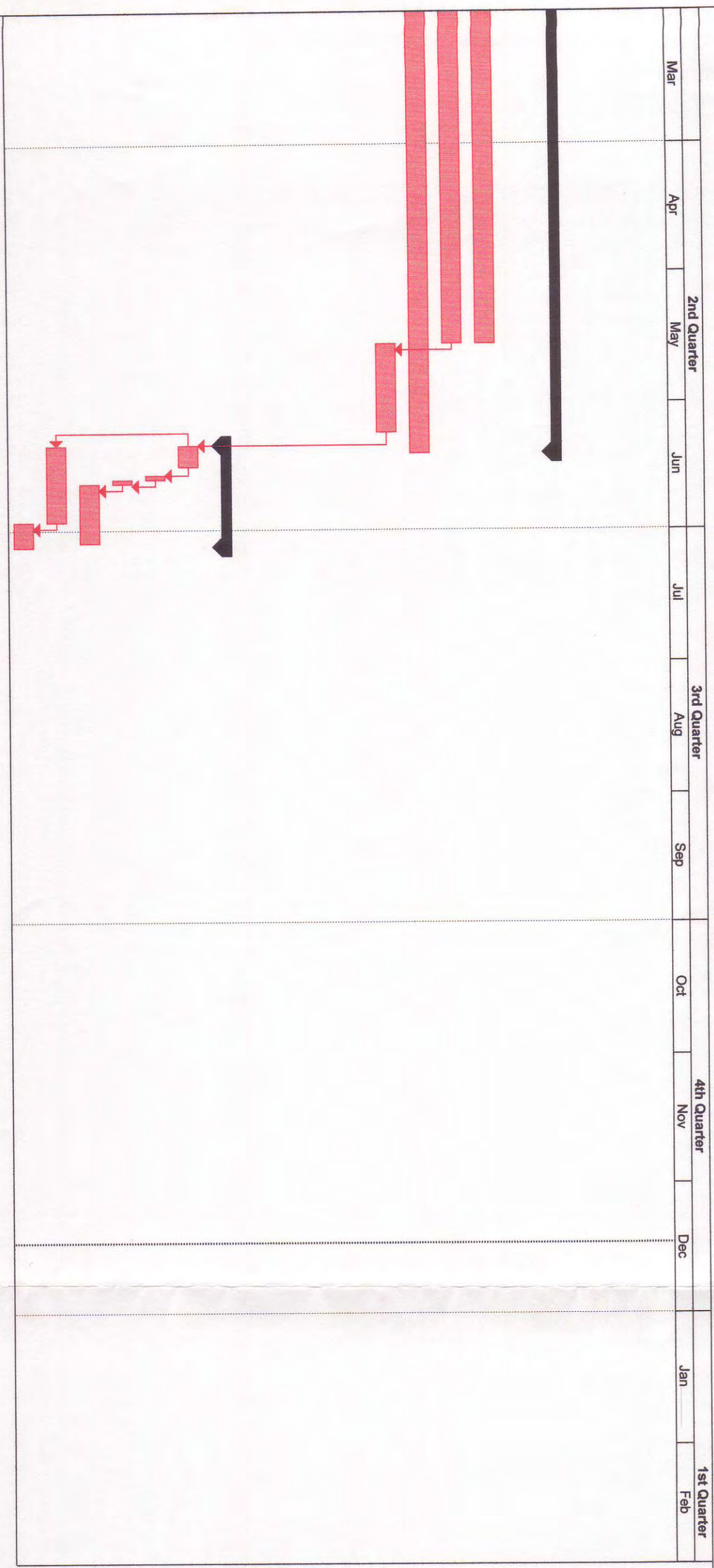
CASTRO ROOFING OF TEXAS, INC

	2nd Quarter			3rd Quarter			4th Quarter			1st Quarter	
Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb

Project: Love Field Airport
 Date: Sat 1,
 Castro Roofing of Texas, Inc.

Task		Milestone		Rolled Up Critical Task	
Critical Task		Summary		Rolled Up Milestone	
Progress		Rolled Up Task		Rolled Up Progress	

CASTRO ROOFING OF TEXAS, INC



Project: Love Field Airport
 Date: Sat 1;
 Castro Roofing of Texas, Inc.

<p>Task </p> <p>Critical Task </p> <p>Progress </p>	<p>Milestone </p> <p>Summary </p> <p>Rolled Up Task </p>
	<p>Rolled Up Critical Task </p> <p>Rolled Up Milestone </p> <p>Rolled Up Progress </p>



PROJECT PHOTOS

THE GOLDEN HAMMER AWARDS

Parked Airplanes @ The West Concourse



4854 Olson Dr. Dallas TX 75227 214.381.8108 fax 381.8109
www.castroroofting.com



PROJECT PHOTOS

THE GOLDEN HAMMER AWARDS

North Concourse





CASTRO
ROOFING OF TEXAS, INC.

PROJECT PHOTOS

THE GOLDEN HAMMER AWARDS

Paver System “Red Deck” and North Concourse





PROJECT PHOTOS

THE GOLDEN HAMMER AWARDS

Upper Roof @ The West Concourse





PROJECT PHOTOS

THE GOLDEN HAMMER AWARDS







MEMBERS



**Planes Parked At The West Concourse
Completed BUR**



NTRCA MEMBER INVOLVEMENT

THE GOLDEN HAMMER AWARDS

This project was largely self-performed by Castro Roofing of Texas, Inc. with its own forces.

Under Castro Roofing of Texas, Inc. contractor's scope of work, the following NTRCA members contributed to the success of this project:

- **Conley Design Group, Inc.**
- **Dallas Fort Worth Roofing Supply**
- **Keystone Insurance**
- **Koppers Industries**
- **Olympic Manufacturing Group**