

Pacific Building, Smith Consulting team on Callaway renovation

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CARLSBAD — Renovation of the Callaway Golf corporate headquarters in the Carlsbad Research Center is under way.

When complete, the two-story building will encompass 233,000 square feet of office, warehouse and research space.

The multi-phase project involves the conversion of 41,235 square feet of industrial space to new office space, which will require structural upgrades so windows can be installed in areas previously used for manufacturing and warehouse space, according to a release.

The addition of a new 87,000-square-foot, 284-space parking structure; a 6,000-square-foot full service cafe with seating for 250; a 3,000-square-foot fitness center; and various multi-use meeting, conference and auditorium rooms are also part of the renovation project.

Smith Consulting Architects is responsible for design of the project

and **Pacific Building Group** is serving as the general contractor.

The scope of work additionally involves tenant improvements; the creation of a new 2,000-square-foot corporate store and Callaway Golf Performance Center, for custom club fitting; and the addition of a mezzanine to the main headquarters.

Other contractors involved with the

project include: **Fusco Engineering**, civil engineer; **Prime Structural**, structural engineer; **MPE Consulting**, electrical engineer; **McParlane & Associates**, mechanical engineer; **Christian Wheeler Engineering**, geotechnical; **Ridge Landscape Architecture**, landscape architect; **Orness Design Group**, foodservice planning; and **Klausbruckner &**

Associates, technical report consulting for high-piled storage and hazardous materials.

The city of Carlsbad is providing construction drawing review and on-site construction inspections.

Construction is scheduled for completion in May 2009.

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