Doka Xpress

The Formwork Magazine | Vol. 14 Issue 2



Editorial

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Dear Customers and Colleagues,

At the beginning of 2014, the Associated General Contractors of America released data noting that one-third of contracting companies in Florida said they planned to add workers. This was great news as Florida's construction industry was hit harder than any other state during the recession, with a 700,000-strong workforce cut in half. In 2012, it was announced that Tampa Bay had lost more construction jobs, year-overyear, than any other metro region in the country. Now that recovery is underway. This is playing a strong role in lowering unemployment rates in the state. Over the past year, Florida has added more than 24,000 construction jobs.

Today's market growth affords contractors the opportunity to introduce safe and more effective means to meet the growing demands for greater efficiencies and the need to meet tight construction deadlines. At Doka, we are proud to be part of this new vitality in the state and are doing our part by offering formwork solutions that expedite cycle times, reduce complexity, and maximize labor efficiencies. From impressive shoring solutions, such as those used to support a 6-footthick concrete SkyMat slab at the Surf Club, to efficient slab solutions utilizing Dokaflex and Dokamatic Tables across many Miami projects. Doka has worked diligently to help the south Florida construction community rebound and rebuild. Doka's formwork solutions are designed to be easy to use; they promote an optimal safety environment for all workers, as well as create efficiencies in multiple areas of the construction process. As development continues to blossom in Florida, we look forward to helping the concrete construction community grow their business and their bottom-line.

Andrew Mair

Chief Executive Officer Doka USA, Ltd. / Doka Canada, Ltee

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Doka News

Bay Harbor Islands Apartment Complex >

Fast assembly with Dokaflex, Frami, and Platform K help beat the construction schedule on this use this 8,000 sq. ft. per floor project with South Florida Construction.



Margaritaville Hollywood Beach Resort >

MC Velar Construction chose Framax wall forms along with interior shaft platforms in order to minimize critical crane time and cycle the shear wall forms in only one pick. By using Framax, the interior walls could serve as the slab edge forms after being raised. The exterior stair cores used MF240 platforms in order for the wall forms to be cycled efficiently for this project and allow remedial work to take place.



 Vela Vista - Commodore Country Club, Ft. Lauderdale

First time user of Dokaflex and Frami formwork is well ahead of schedule due to the fast erection and stripping time.

"Doka has supported my company from day one on this project starting with engineering, delivery and jobsite service" stated Vince Bertolami, Owner, Bertolami Construction.







Construction Schedule Cut, Thanks to Fast Cycle Times

The Miami Design District is dedicated to the unity of design, fashion, art and architecture. To facilitate the growing area of stores, restaurants, and art venues, the area needed a new parking garage in a busy, tight area.

Choosing the Formwork Components

The major challenge on this project was to design a modified garage beam system that allowed the contractor to span between beams using conventional shoring systems, reducing the number of shores and eliminating a large portion of the reshores. Another challenge was the architectural finish for the cores. To accomplish this, Teitelbaum Concrete chose Doka's Top 50 wall formwork. They also chose Framax and Frami columns for the ease of adjusting the columns to meet the variety of sizes on the project. The key to success for this project was the many planning meetings between Titelbaum and Doka. The object was to find a fast erection/stripping shoring system with fewer parts and pieces. This would enable the cycle time to meet the schedule. Doka was brought in to supply a time-saving innovative shoring Doka was brought in to supply a timesaving innovative shoring system with top quality concrete finish.



"For the beams we are using the Staxo system with a mounting bracket and adjustable screw head that was designed especially for this job. This has allowed us flexibility space and hoisting time, and increased our production level. "

Brett Merfeld, Superintendent Teitelbaum Concrete

The Facts

Project name: Miami Design District Parking Garage

Location: 3800 NE 1st Ave., Miami, FL.

Type of project Parking Garage

Square footage: 42,000 sq. ft. per floor

Concrete contractor: Teitelbaum Concrete, Inc.

Start and scheduled end date of work: Concrete shell - February 2014 to October 2014

Formwork used: 60,000 sq. ft. shoring system; 120,000 sq. ft. of Dokaflex; 7,000 sq. ft. Top 50; Interior shaft platforms; MF240 platforms; Platform K platforms

Doka Engineering Team: Matthew Eldridge, Volker Michels, Dinesh Patel

On-site Field Service: Douglas Robinson

The Challenge

To design a modified garage beam system that allowed the contractor to span between beams using conventional shoring systems, reducing the number of shores and eliminating a large portion of the reshores. Another challenge was the architectural finish for the cores.



The Solution

Doka engineered a time-saving innovative floor and shoring system, Dokaflex, including custom fabricated mounting brackets.



Doka fabricated custom mounting brackets. This allowed Teitelbaum to form the beams which permitted the upper deck to be supported by the head below without any additional materials.



A combination of Dokaflex, MF240 platforms, interior shaft platforms, Platform K and the Top 50 system were used to complete this 5 story parking garage.

system with a top quality concrete finish. The parking garage used Staxo 100, Dokaflex, MF240 Platforms, Interior Shaft Platforms and Platform K to support the Top 50 forming system. The combination of these formwork systems ensured quick cycle times.

"Doka engineered the entire system and supplied field service support," said Murfeld. "They did all of our shaft drawings and wall designs."

The parking garage required Doka to fabricate custom mounting brackets, which were easily pinned into the WS10 header beams. This allowed Teitelbaum to form the beams which permitted the upper deck to be "We choose Doka," said Murfeld. "We love their systems. Doka always works great for us."

supported by the head below without any additional materials.

The result was that Teitelbaum was impressed with the new design of the shoring system and the ease of the Dokaflex system. Doka's platforms provided for quick cycle times, which allowed the contractor to cut down his schedule.



Bringing Simple Floor Solutions to Alta Dadeland

Doka and concrete contractor KD Construction hit the ground running at the Alta Dadeland, a \$128 million mixed-use development with 431 apartment homes and 2,000 sq. ft. of retail space next to Dadeland Mall.

To get this project up and running quickly involved intensive pre-planning of the formwork systems selected including Staxo for the ramp areas and Frami for the cores and columns.

Multiple Elevations

"We are building about 80,000 sq. ft. per floor," said Hector Vasquez, General Superintendent, Alta Dadeland, KD Construction. "This is a challenging project with many different elevations. We are doing the parking garage first, then the apartments on top. By using the Dokaflex system, Doka has made it easier with all the changes in elevation."

"Dokaflex is really simple to install," said Phil Stevens, KD Construction. "The men enjoy it, they know the system. It's easy to learn."

"The system is light, and easy to assemble and disassemble. All of the parts and pieces are manageable. It's a really good system to use" said Stevens. The formwork for Alta Dadeland involves quick erection and stripping of the Dokaflex system inside cores and jumping with one pick.



 Only 6 parts are required on the Dokaflex system to accommodate any jobsite condition.

The Facts

Location: Dadeland, FL

Type of structure: Mixed-use development

Square footage: 477,117 sq. ft. of residential space, 2,116 sq. ft. of retail space, and 663 parking spaces.

General contractor: Coastal Construction

Concrete contractor: KD Construction

Start date and scheduled end date: March 2014 through fourth quarter of 2015

Products: Dokaflex, 10 kip, Staxo, Frami, interior shaft platforms

Doka Engineering Team: Matthew Eldridge, Jeffrey Causey

On-site Field Service: Douglas Robinson

The Challenge

Provide a fast and simple slab solution to construct over 480,000 sq. ft. mixed-use development with many different elevations.

The Solution

The ease in the learning curve, and quick assembly made Dokaflex the only and best choice for KD Construction.



▲ Frami Xlife panels are lightweight and easy to handle, so they can be erected very quickly by hand, without the use of a crane.



See what our customers are saying

See a birds-eye-view of the project and hear what our customers are saying. http://bit.ly/AltaDadeland



The



"The system is light, easy to assemble, easy to disassemble. All the parts and pieces are manageable. It's a really good loose system to use. "

Phil Stevens Superintendent , KD construction





▲ Dokaflex is the fast, versatile floor-slab formwork for any desired layout. Any type of plywood can be used, so that any concrete surface finish can be achieved based on the requirement of the architect.



First Time Doka Customer Reduces Crew Size by 20%

The SLS Brickell Hotel and Residences is a 52 story tower which will house 133 hotel rooms and suites and 450 condo residences. Located at 1300 South Miami Ave. in Brickell, the development will have retail shops at the ground level and feature 3 on-site restaurants.

Contractors Goal

Using Doka formwork solutions for the first time, Concrete Contractor, Commercial Forming has selected Framax wall formwork on this project. The primary goal was to use a formwork system for the shear walls that was easy for the crew to use and fast to set and strip. The contractor was most impressed with the ease of assembly of the panels, the reduction of the overall parts and pieces compared to previously used systems, as well as the ease of which the material can be re-configured for different wall applications on the site. Another advantage, was that the integrated Framax stripping corners and shaft platforms allowed the contractor to strip and then set the stair and elevator cores in one crane pick.

Customer Advantage

One of the advantages with the Framax system is the Xlife plywood on the panels. "On a structure with this many floors, you would need to re-ply all of your facesheets with conventional wall systems. With the Xlife facesheet, this time consuming and expensive operation is eliminated, keeping the project on time and on budget" stated Fernando Doreste, Sr. Account Manager, Doka Florida.

The Framax Xlife is a revolutionary design from Doka with a special plastic surface that takes the number of reuses way up and pushes follow-up costs way down. This feature combined with the tried-and-tested steel frame, hot-dip galvanized and powder coated, makes the Framax Xlife system exceptionally economical.

The Framax Xlife wall formwork system allowed the men to reconfigure the formwork easily from one side of the project to another. "We were able to reduce our work force by almost 20%" stated Ron Rafumoff, General Superintendent, Commercial Forming.

Overall, Commercial Forming was very impressed with their experience and already secured formwork for their next project, the Centro Building in Brickell. Framax Xlife wall formwork in use at the SLS Brickell project in Miami, Florida with Commercial Forming.

The Facts

Location: Miami, FL

Type of structure: Mixed-used development

Square footage: 10,000 of Doka Formwork

Concrete contractor: Commercial Forming

Products: Framax Xlife wall formwork, Stripping Corners, Shaft Platforms, Platform K

Doka Engineering Team: Jeffrey Causey and Matthew Eldridge

On-site Field Service: Douglas Robinson

The Challenge

The biggest challenge for the customer was to find a panelized wall formwork system that would be easy for the working crew to learn, use, and reconfigure.

The Solution

The fast learning curve and high efficiency of the Framax wall system, enabled the customer to reduce the working crew by 20% and speed construction time.



▲ The SLS Brickell Hotel and Residences is a 52-story tower which will house 133 hotel rooms and suites and 450 condo residences.



▲ The biggest challenge for the customer was to find a panelized wall formwork system that would be easy for the working crew to learn, use, and reconfigure.



▲ The intergrated Framax stripping corners and shaft platforms allowed the contractor to strip and lift the stair and elevator cores in one crane pick.



The Professional

"We were able to reduce our work force by almost 20% ".

Ron Rasumoff

General Superintendent, Commercial Forming



▲ The eight-story, 419-unit residential building uses a total of 60,000 sq. ft. of Doka slab formwork.

Residential Construction Rises with Dokaflex

The residential construction wave in Miami continues with the Broadstone Brickell Lofts. The eight-story, 419-unit residential building uses a total of 60,000 sq. ft. of Doka floor formwork.

Finding Solutions

Dokaflex was the preferred solution selected by the contractor due to its flexibility and ease of use. MC Velar Construction had previously used the system on the Park Square project and was familiar with the system. The elevator shear walls are being constructed with Framax wall formwork with Stripping Corners and Shaft Platforms. Frami hand set wall formwork is in use on the garage columns due to it's light weight. Dokamatic Tables are used on the main building and on the garage main decks in conjunction with Doka 10k per leg scaffold on the ramp area.

Two of the major challenges on this job are that the load bearing masonry walls are in place on the perimeters. The contractor has to strip the tables out of existing balconies. Work is being completed at a faster rate than with conventional shoring. The contractor can strip and set 10,000 square feet of deck formwork in one day. The final benefit for the contractor was fast, safe and quick cycle times.



 Designed for simple site operations, the Dokaflex system provides a high number or re-use cycles.

The Facts

Project name: Broadstone Brickell

Location: 145 Southwest 13th Street, Miami, FL

Type of project: Eight-Story, 419-unit residential building

Square footage: 60,000 sq. ft. of slab formwork per floor

Concrete contractor: MC Velar Construction.

Products: Dokaflex, Frami, Dokamatic Tables, 10K Frames

Doka Engineering Team: Matthew Eldridge

On-site Field Service: Douglas Robinson

The Challenge

The major challenges on this job are that the load bearing masonry walls are in place on the perimeters. The contractor has to strip the tables out of existing balconies.



The Solution

Work is being completed at a faster rate than with conventional shoring. Utilizing a combination of Dokaflex and Dokamatic Tables, the contractor can strip and set 10,000 sq. ft. of deck formwork in one day.



 Dokaflex is a flexible hand set system for floor slabs. Each assembly is possible with just one worker.



"This is our second successful project with Dokamatic Tables and when we complete this one we will be taking the material to our next project two blocks away Le Parc at Brickell." —Julio Guerrero

James Acosta, Project Manager, MC Velar (left), Julio Guerrero, Superintendent, MC Velar (right)



▲ Pre-assembled Dokamatic Tables get the job done on this nine-floor hotel project.



Aloft Hotels Speed Up Construction Process

Starwood's Aloft Hotels, a sister brand of W Hotels, is building a 239-room hotel in South Beach. The new hotel is located across the street from the Perry hotel and a block away from the W Hotel South Beach.

A Good Investment

The concrete contractor, MC Velar, choose Dokamatic Tables for this project based on previous success at the Park Square apartment project in Doral, Florida. The main benefit is that the cycle time is greatly reduced from conventional shoring. MC Velar has been using Dokamatic Tables for over a year on various projects. The typical hotel bays in Aloft allow the contractor to maximize the benefits and size of the Dokamatic Tables. The 8.5 kip Eurex prop capacity allowed the customer to reshore the floors on an 8 - x 8-foot grid, significantly speeding up the process while reducing labor costs – a savings over the conventional post-for-post method. In this design, having the posts inside of the slab gives the contractor a working area contained within the working deck around the perimeter.



The innovative design of the Dokamatic table allows for economical forming of large slab areas. Standard accessories can be attached for easy and quick adaptation to changing requirements on site.

The Facts

Project name: Aloft Hotel

Location: 2360 Collins Ave, Miami Beach, FL

Type of project: Nine-floor hotel

Square footage First level-25,000 sq. ft.; 13,000 sq. ft. each typical floor

General contractor: Plaza Construction

Concrete contractor: MC Velar

Products: Dokamatic Tables, Eurex props

Doka Engineering Team: Kyle Hermansen and Glendee Glasier

On-site Field Service: Douglas Robinson

The Challenge

Efficiently complete a nine-floor hotel on a fast cycle time.

The Solution

Dokamatic Tables were the best solution thanks to the adaptability to any slab requirement.





▲ Large tables set in place as a gang reduced crew size and increased cost savings on this project.

 Fast assembly in combination with fast cycling of slab formwork was the key in a successful completion.



"It's the first time I'm using the Dokamatic table sytem. It's fast, good, strong, lightweight, easy to level. I like it all the way around. "

Glen Clingan Superintendent, MC Velar



▲ Dokamatic tables are available in 4 rentable standard sizes. Additionally, any custom size can be assembled to meet any jobsite requirement.

The



Living Large at the Surf Club

The Surf Club is a historic 1920s landmark property, set on a 9-acre Atlantic ocean front property. Once a glamorous hidden playground for celebrities such as Elizabeth Taylor, Ava Gardner and Dean Martin, the property is now being completely restored. Pritzker prize-winning architect Richard Meier has been charged with designing a new 80-room boutique hotel, Four Seasons Hotel & Residences, as well as two residential glass towers that will feature 157 private residences.

Complex Design Involves Planning

This job has taken extreme coordination between all parties involved due to the complexity and magnitude of the overall structure within the tight schedule. The two 12-story towers feature homes and penthouses with private gardens, pools and elevators. The most challenging aspect is the Hotel SkyMat Slab. It is a 6-foot-thick concrete slab that will be built over and cantilevered over large areas of the existing historical building. Doka Staxo shoring was the solution chosen by Baker Concrete. Extreme planning was necessary around not only the existing structure, but also for the bracing of the historical building.

The Doka shaft platforms in conjunction with the Framax wall forms were the solution for all of the interior cores.

allowing the contractor to pick all cores in a single pick with the trailing platforms in order to maximize productivity and minimize crane time. The integrated safety features of the Framax and Staxo Shoring systems have been complimented by Jose Bobadilla, safety director, Coastal Construction.

Doka worked closely with the site supervisors to provide the solutions required to reduce labor costs and maintain a high level of safety.

"A lot of different companies were interested in quoting some of the various areas on this job," said Jack Bullis, General Superintendent, Baker Concrete. "But, based on our good, long-standing relationship and the solutions available, we choose Doka."

 The Surf Club project is using over 35,000 sg. ft. of Framax Xlife on the shear walls. All of the cores have shaft platforms with trailing platforms for the remedial work. Addtionally, over 20,000 sq. ft. of Staxo 100 is used to support the 6' thick skymat slabs.



"Using Doka's self climber, we don't need as many people, it cuts down the manpower and increases production. I really enjoy using this system "

Kenneth Sloan,

The

Head Foreman Doka Self Climber. Baker Concrete

Strong in Engineering Capabilities!

Teamwork and Engineering play a vital role in completing a project efficiently. From engineering in our local Southeast office and National Support office, to engineering support from our International High Rise Competency center, we are ready to take on the most complex projects. Our strong network of in-house engineers guarantees to provide the most efficient solutions in a timely manner.

▲ Load-bearing tower, Staxo 100 was the optimal choice to support the 6' thick Sky Mat (transfer slab) at the Surf Club project in Miami.



Surf Club Customer Testimonial Video

See a birds-eye-view of the project and hear what our customers are saying.



http://youtu.be/Zj033eDqFzs



The Framax Xlife panels provide a tie spacing of 20 sq. ft. per tie. This means up to 20% fewer ties and correspondingly shorter forming times. Labor costs for stripping and finishing of tie holes are also reduced.





Extreme planning was necessary not only around the existing structure, but also for the bracing of the historical building.

The Facts

Location: :	9011	Collins Ave.,	Surfside, FL

Type of project: Hotel and Condominium

Square footage: over a million

Architect: Kobi Karp

Formwork: Framax Xlife, Shaft Platforms, Staxo 100

Design Consultant: Richard Meier

Contractor: Coastal Construction

Concrete contractor: Baker Concrete

Overall project cost: \$50 million shell

Construction Time Frame: 12 months

Doka Engineering Team: Matthew Eldridge, Khariff Saddler, Florian Palme, Martin Rab, Frank Mendoza, Volker Michels, Nicholas Zarazza, Dinesh Patel

On-site Field Service: Douglas Robinson

The Challenge

The most challenging aspect is the Hotel SkyMat Slab. It is a 6-foot-thick concrete slab that will be built over and cantilevered over large areas of the existing historical building.

The Solution

The

Doka Staxo shoring was the solution chosen by Baker Concrete. Extreme planning was necessary around not only the existing structure, but also for the bracing of the historical building. The Doka shaft platforms in conjunction with the Framax wall forms were the solution for all of the interior cores.



"We are going to use the Staxo system that is designed and engineered by Doka to support what will be a sky mat (transfer slab) which is 6 ft. thick. Both slabs are about 6100 sq. ft. One of the major advantages with Staxo is that Doka designs it. Their engineers, sales force and technicians work directly with me to help design the most efficient horizontal system that we can come up with for this size of the slab."

Jack Bullis, General Superintendent, Baker Concrete

The Facts

Location: Ft. Lauderdale Airport

Type of project: Terminal Expansion Square footage: 250,000 sq. ft. expansions, first of three expansions

Concrete contractor: Gulf Builders LLC

Overall project cost: \$450 million

Start date and scheduled end date of work: Completion expected in 2018

Products: Staxo 100, Frami, Framax, Dokamatic Table

Doka Engineering Team: Ahmet Tanriover, Chris Lewis, Matthew Eldridge, Andrew Schissler

On-site Field Service: Douglas Robinson

The Challenge

Developing a shoring system with tables which covered all different heights and widths.

The Solution

Staxo 100 shoring system and Dokamatic tables allowed Gulf Builders to assemble the system on the ground and fly it into place. The contractor could also strip and move the tables and shoring towers all at one time.



▲ Load-bearing tower Staxo 100 and Dokamatic Tables in use on the 250,000 sq. ft. airport terminal expansion.



"We are using the Dokamatic Table and Staxo system which works great for the higher elevations. We chose Doka and we will continue choosing Doka."

Eric Morales, General Superintendent, Gulf Building

Slabs and Shoring at Fort Lauderdale Airport

A six-year, \$450 million expansion of Fort Lauderdale airport's Terminal 4 is underway to nurture international traffic growth and improve service. With completion expected in 2018, the terminal will double in size and add four new gates. By adding a bridge to Terminal 3, international passengers will be able to easily make connecting flights by going through airport security only once.



Planning the Project

As work began, there were extensive planning efforts between Gulf Builders and Doka. One of the major challenges was developing a shoring system with tables which covered all different heights and widths. The structure is a grid of pile caps, grade beams, cast-in-place concrete beams, columns, stairs and elevator cores. To work with all these elements, Gulf builders chose to use the Staxo 100 shoring system and Dokamatic tables. This allowed the contractor to assemble on the ground and fly into place. The contractor could also strip and move the tables and shoring towers all at one time.

"We go back and forth 8 to 10 times with the engi-

neers, they are always available and very accommodating," said Jason Smith, Project Manager, Gulf Building, Ft. Lauderdale Airport Terminal 4 Project. "Doka has the answers right away and the submittals overnight. It's been a good experience."

Formwork Products

"We use Frami for all the sheer walls," said Eric Morales, General Superintendent, Gulf Building, Ft. Lauderdale Airport Terminal 4 Project. "Now we are using the Dokamatic Table and Staxo system which works great for the higher elevations. It's sturdy, durable, and I can honestly say Doka has been good for The Professional

"The Staxo and Dokamatic tables were chosen for the various heights and the schedule on the project. We could set the forms up and move them in a cycle sequence to keep up with the extensive demanding schedule required by the airport. "

Dave Single, Sr. Account Manager, Doka



▲ Framax Xlife column formwork has been designed as the most adaptable formwork for any jobsite column dimensions. Changing column sizes are simple to adapt on the jobsite, therefore reducing over all material requirements and jobsite costs.

us. They have been servicing us properly, on-time, we haven't had any problems."

"I like the Staxo system," said Smith. "Out of one truck you can get 15,000 sq. ft. pre-built, flown into place and then jack up in a matter of days. So it's a very versatile system."

This project involves 250,000 sq. ft. expansions and is the first of three expansions. The construction involves a series of columns with embeds and beams that will be infilled with structural steel.

"With the embeds going up all the way through the columns on all four sides, we choose to use the Frami system with the stack up poured in 3 heights," said Dave Single, Sr. Account Manager, Doka. "That way we can close the forms in and column embeds exactly where they are supposed to be. For the larger columns we chose the Framax forms for the same reason, very versatile."

The Staxo 100 system with the integrated climbing ladders added the safety feature that the crew can climb up inside the Staxo form, as there are tie off points. "So, from the safety aspect everyone has been very pleased and happy with the system," said Single.



The innovative Dokamatic tables are designed to dramatically increase formwork handling production whenever medium . and large floor slabs have to be cast.



"The Frami and Framax system are very versatile, they can accommodate small to large size columns. We have used them all over the job from our foundations to the 30 - 40 feet high stackable column areas."

Jason Smith, Project Manager, Gulf Building

The



In Brief

New Videos Available

How to Assemble Dokaflex



Watch a step-by-step instructional video on how to assembly the one-man flexible hand set system for floor slabs.



http://bit.ly/FloorFormwork

Dokaflex vs. Shoring Frames Time Trials



Two Carpenters with years of experience using Aluminum shoring frames use Dokaflex for the 1st time.



http://bit.ly/DokaflexTimeTrials

Doka Engineering Team Credit on projects listed on Page 2:

Margaritaville: Scott Bellamy

Bay Harbor Islands: Matthew Longtin, Andrew Schissler Vela Vista Commodore Country Club: Matthew Longtin, Andrew Schissler Field Service and Customer Site Support provided by Doug Robinson on all projects.

Cover photo credit: Smith Aerial Photography



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