



Globally Proven
Construction Solutions

TOYOTA® PARTS DISTRIBUTION CENTER

Project Snapshot



Situation -

Vancouver, B.C. — The Toyota® Parts Distribution Center is a very busy shipping and receiving facility for all Toyota dealerships in northwest North America. It is a massive space with high up-time demands to fulfill orders. After years of use, areas of the existing concrete floor coating had worn through, spalled, or otherwise gone bad.

Toyota had long-time concrete floor repair partner, Roselli Construction, based in Burnaby, B.C., evaluate the floor and make a recommendation. Roselli Construction is a quality first concrete restoration and coatings application company. Roselli crew leader Chris Powell is one of Vancouver's leading experts in concrete floor coating systems. Roselli tackles concrete projects both large and small for a variety of markets. From minor concrete patching to an intrusive concrete slab restoration, Roselli's attention to detail, workmanship, and customer service exceeds owner expectations.

Challenge -

Roselli had been doing repairs at the parts distribution center for approximately five years. After performing a thorough floor analysis, they determined that Toyota's only option was to prep and re-coat the industrial floor with a new coating system. There was a big challenge, however: they would only have weekends to do the concrete floor work. Toyota's distribution center is in full operation mode Monday to Friday with no time to hand the industrial floor over for repair.

A LATICRETE Solution -

At that time, Roselli discovered SPARTACOTE®, and began working with SPARTACOTE product champion Nate Barker. Roselli got comfortable with the product and well versed in its fast cure chemistry. Roselli provided Toyota management with some SPARTACOTE flooring samples. Next, they did a mock up around a loading bay and coated industrial traffic lines. Then, they gave the area back to Toyota to test. Toyota ran industrial traffic over it (e.g. forklifts, pallet jacks, etc.), placing the SPARTACOTE coating test area through the ringer for months.

After Toyota was satisfied with the coatings test area, they gave the Roselli crew the go-ahead to do the entire industrial floor. Roselli has completed around 25,000 ft² (2,323 m²) so far with another 60,000 ft² (5,574 m²) of aisles yet to coat. The coatings crew uses a simple SPARTACOTE FLEX SB™ clear polyaspartic coating system over bare concrete prepared to a CSP 2. Roselli had a special tint base made "Toyota green" by Nate Barker. This color is for the facility's walkways and the safety lines.

OWNER:

Toyota Motors
Vancouver, British Columbia
Canada

LOCATION:

British Columbia,
Canada

INSTALLER:

Roselli Construction
Burnaby, British Columbia
Canada

DISTRIBUTOR:

Brock White Construction Materials
Burnaby, British Columbia
Canada



Having years of experience doing concrete surface preparation work, Roselli performed all the prep. The company has three 30 inch (76 cm) planetary floor grinders that are all dustless-equipped. All surface prep work is done dry. The Roselli crew does around 5,000 ft² (465 m²) each weekend—including both the prep and the coatings. Additionally, they use SPARTACOTE® FAST FIX™ to repair concrete holes, cracks, and spalls. And they saw cut out all the existing control joints and fill them with new joint fill material.

Roselli says they're able to deliver on their promises by working with Nate Barker and LATICRETE.

Dan Roselli is enthusiastic about the project, stating, "It's always great to have good partners. We're most happy with the time you save applying this material. It layers in rapid succession. The walkways we did are about 6 ft (1.8 m) wide. We grind off the old coating and then put down the cross coatings for the walkway safety lines. The SPARTACOTE material has resolved many challenges for us and has given us the opportunity to secure this type of work."

Outcome -

Toyota® is happy with Roselli's progress on the industrial floor and thus, the project continues. Toyota management loves the durability of the SPARTACOTE polyaspartic coatings and the fast turnaround time for their busy industrial environments. And they recently executed an order for more coatings work.

