



## Project Profile

**Abraxis BioScience**  
Costa Mesa, California  
\$6,000,000



*Completed March 2010*

### Client Overview

Abraxis BioScience is a fully integrated biotechnology company dedicated to delivering progressive therapeutics and core technologies that offer patients and medical professionals safer and more effective treatments for cancer and other critical illnesses.

### Project Overview

Abraxis initially engaged LCS to perform a building evaluation prior to their purchasing a 165,000 square foot building. LCS went through the entire building, evaluating all of the buildings "systems" and compiled a "due diligence report" which uncovered an array of deficiencies that would require repair or replacement prior to occupying the building.

After purchasing the building, Abraxis went forward with renovating their new facility. LCS was then hired to repair, restore, and upgrade the buildings deficiencies and began the renovation of the three-story building in early May 2009.

The first and third floor improvements were previously demolished during the previous owner's abatement of the older asbestos fireproofing. The second floor was the only operational area in the building which had been recently renovated as "state-of-the-art" pharmaceutical laboratory space.

The project presented many challenges; the sophisticated mechanical systems controls were badly damaged during the first floor abatement process requiring the installation of a new building automation system before the laboratory could be deemed functional. Additionally, seismic structural upgrades were provided for the entire building which included the installation of viscous fluid dampers or large shock absorbers to minimize structural damage that could occur during significant seismic events. The project also included a Tier 3 Data Center required for Abraxis' critical IT systems.

The second floor of Abraxis' new building will include labs for chemistry, biology, formulation, and a Biological Safety Lab 3 (BSL3), as well as an animal handling suite or "vivarium". These new lab areas will provide the technology necessary to propel Abraxis closer to their goals for finding new treatments for cancer and other pathological disorders.



LCS

### Project Team:

Senior Project Manager: David Carlos  
Superintendent: Jim Koons  
Architect: Ware Malcomb

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