



## Project Profile

**Client:**  
Port of Wilmington

# Dole Refrigerated Warehouse

**Design Professional:**  
A. Epstein & Sons International

**Location:**  
Wilmington, DE

**Delivery Method:**  
Construction Management

**Key Challenges:**

- To construct refrigerated space as well as shipping and loading docks for the distribution of products for the Dole Food Corporation.
- To construct an additional fruit ripening bay which was funded through value engineering.

This \$15.4 million project was completed in only 11 months. The warehouse is built on 5.5 acres and includes more than 60,000 square feet of cold storage space. The structure features 23 receiving doors for inbound cargo on the north side and 14 shipping doors for truck distribution on the south side. The warehouse was built on approximately 430 piles that averaged 120 feet in length. The structural slab is designed to allow for subgrade to settle without any negative effects on the building. In addition, more than 5,500 yards of concrete were used, including a 14 inch thick structural, insulated slab. The new warehouse stores tropical fruit from Central America and serves as Dole's distribution center for supermarkets and retail establishments throughout the Northeast and Canada.