

Disney Swan & Dolphin Resort: Hotel Ballroom Renovation



Client
Tishman Hotel Corporation

Location
Lake Buena Vista, Florida

Contract Value
\$881,000

Completion
February 2008

Architect
Walt Disney World

Services
Management
Post Construction

Expertise
Fast Track
24/7 Onsite Management
Quality Control & Inspections
Safety Monitoring
Scheduling & Phasing
Daily Virtual Reporting & Monitoring
Project Warranty
Project Close-Out and Walk Through

Delivery Method
Competitive

Market Segment
Entertainment and Hospitality

Situation > Located in Lake Buena Vista, Florida, The Michael Graves designed Walt Disney World Swan and Dolphin Hotels are the most popular resorts on Disney Property.

Reservation commitments dictated that the owner hire a commercial contractor with the ability to meet an extremely aggressive schedule for the renovation of the 55,000 square foot ballroom. The project scope required an extensive understanding of Disney's construction processes and safety standards. T&G was selected for their 20 year history of 'show ready' projects with little disruptions to Disney guests.

Action > The renovation project included demolition of the existing wall coverings, installation of new carpet, partitions, trim work and ceiling treatments. Tight, day-to-day supervision and close coordination with all subcontractors was required to keep the site "show ready" throughout the construction process. T&G provided 24 hour-a-day on-site management to expedite the progress.

Results > Careful planning and diligent site cleanup meant zero impact to the business operations. The hotel was fully occupied, management received no complaints and the project was completed as expected. The Disney Company continues to rely on T&G as a long-term, trusted partner.