



CHEMTRACK CORNERSTONE^{JV}

ChemTrack/Cornerstone JV is a Joint Venture between ChemTrack Alaska, Inc. (ChemTrack), a leading environmental services company based in Anchorage, and Cornerstone General Contractors, Inc. (Cornerstone), a top tier construction company also based in Anchorage. ChemTrack/Cornerstone JV offers a wide array of general contracting and construction management services for every stage of project development.

ChemTrack is an 8(a) Economically Disadvantaged Woman-Owned Small Business that developed from an Alaskan construction company founded by Sig Jokiel in 1973 into an environmental services and engineering company in 1985. In 2008, Carrie Jokiel, who joined ChemTrack in 2002, became a partner and added business administration and project administration expertise to the firm. In May of 2010, Carrie became the majority owner of ChemTrack Alaska, Inc. ChemTrack's primary North American Industry Classification System (NAICS) code is 562910 Remediation Services; and their secondary NAICS code is 236220 Commercial and Institutional Building Construction. Learn more about ChemTrack at www.chemtrack.net.

Since 1993, Cornerstone has been an industry leader and trusted general contractor specializing in collaborative project delivery methods for new commercial construction and the precision renovation of existing facilities. Cornerstone is led by longtime principals Joe Jolley (President) and Mike Quirk (Vice President). In its first 24 years, Cornerstone completed landmark projects in education, government, healthcare, housing, military, and industrial sectors across Alaska. The company maintains a staff of 44 employees with an expansive complement of facilities, yard space, equipment, and bonding capacity to support planning, design, and construction of numerous projects simultaneously. Cornerstone's primary NAICS codes are 236210 Industrial Building Construction, 236220 Commercial and Institutional Building Construction, and 238110 Poured Concrete Foundation and Structure Contractors. Learn more about Cornerstone at www.cornerstoneak.com.

In 2017, ChemTrack entered into the U.S. Small Business Administration's All Small Mentor-Protégé Program as protégé to Cornerstone. The purpose of participating in this program is for Cornerstone's mentorship to enhance ChemTrack's capabilities and assist the firm in meeting the goals established in ChemTrack's business plan, which include improving the company's ability to successfully compete for, negotiate, administer, and successfully perform contracts under ChemTrack's primary and secondary NAICS Codes. As a result of this program, ChemTrack/Cornerstone JV was formed to pursue opportunities that are well-suited for the capabilities of the combined companies and their highly qualified personnel.



NAICS Codes

- 236210 Industrial Building Construction**
- 236220 Commercial and Institutional Building Construction**
- 238910 Site Preparation Contractors**
- 562910 Remediation Services**

WHAT WE OFFER

ChemTrack/Cornerstone JV offers a comprehensive selection of general contracting and construction management services. We specialize in collaborative project delivery methods, such as Construction Manager/General Contractor (CM/GC), Construction Manager at Risk (CM@R), Design/Build, and Integrated Project Delivery (IPD). We offer an inclusive team-based approach that allows our highly-skilled construction professionals to work closely with clients to achieve their project goals on time and under budget. Our core services include the following:

Pre-Development

- Early Acquisition
- Feasibility Studies
- Field/Site Investigations
- Conditions Assessments
- Environmental Assessments
- Hazardous Materials Field Testing
- Hazardous Waste Management
- Asbestos and Lead Abatement
- Removal, Handling & Disposal of PCBs
- Demolition of Buildings and Debris Removal
- Storage Tank Removal
- Groundwater and Soil Treatment
- Delivery Method Analysis
- Concept Design
- Engineering Support

Pre-Construction

- Design and Constructability Review
- Value Engineering
- Pre-Purchasing/Early Procurement
- Subcontract Preparation and Packaging
- Early Selection of Key Subcontractors
- CPM Schedule Development
- Cost Estimating and Variance Reporting
- Quality Control Plan Development

- Safety Planning
- Disruption Planning
- Site Logistics
- Building Information Modeling (BIM)

Construction

- Subcontractor Solicitation
- Coordination of Construction Activities
- CPM Schedule Management
- Cost Management
- Document Coordination
- Quality Assurance/Quality Control
- Safety Management
- Permitting
- Accounting/Administration
- Self-performed Work
- Dispute Resolution
- Close-out Services

Service Continuation

- Warranty Management
- Maintenance Management
- Emergency Response
- Tenant Improvements
- Renovations and Additions

ChemTrack-Cornerstone JV is comprised of two established companies with proven safety records and decades long histories of service to government entities.

CONTACT US

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