

SafeCHECK

A New Way to Survey

Michael's

Berlin, NJ Location

CASE STUDY

Facility Overview

- Regional distribution center
- 67 dock positions
- 134 dock and door assets
- SafeCHECK done in 2 days

SUMMARY OF ALL ASSET RATINGS

1 STAR	DO NOT USE, structural failure present	4 assets	3%
2 STARS	Good condition with some wear. Plan to repair or replace in 2-4 years	80 assets	60%
3 STARS	Repair or replace within the next year	48 assets	36%
4 STARS	No evidence of wear present	0 assets	0%
5 STARS	Like new	0 assets	0%

MINER FOLLOW-UP



Dock Leveler: Do not use until repaired or replaced - Broken hold down
- Pit maintenance and cleaning needed



Door:
- Broken bottom panel
- Immediate repair or replace required



Door: Repair or replace in 2-4 years
- Shelter fabric shows wear
- Immediate repair or replace required

RESULTS

- \$60K worth of service and repair work on facility assets
- Upgrades in new equipment for facility: HVLS, restraints, bug screens and master control panels
- Miner began participating in design calls for a NEW distribution warehouse in Tracy, CA
- Michaels contracted with MINER for new 90 position project without sending out to bid
- Miner now working with Artistree, a Michaels portfolio company
- Michaels expects to spend \$3MM with Miner in 2021

"This is exactly what I need. I wish I would have had this before I turned in my budget for this year. This gives me counts and condition of equipment that I have been asking for but unable to get."

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