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## INTRODUCTION

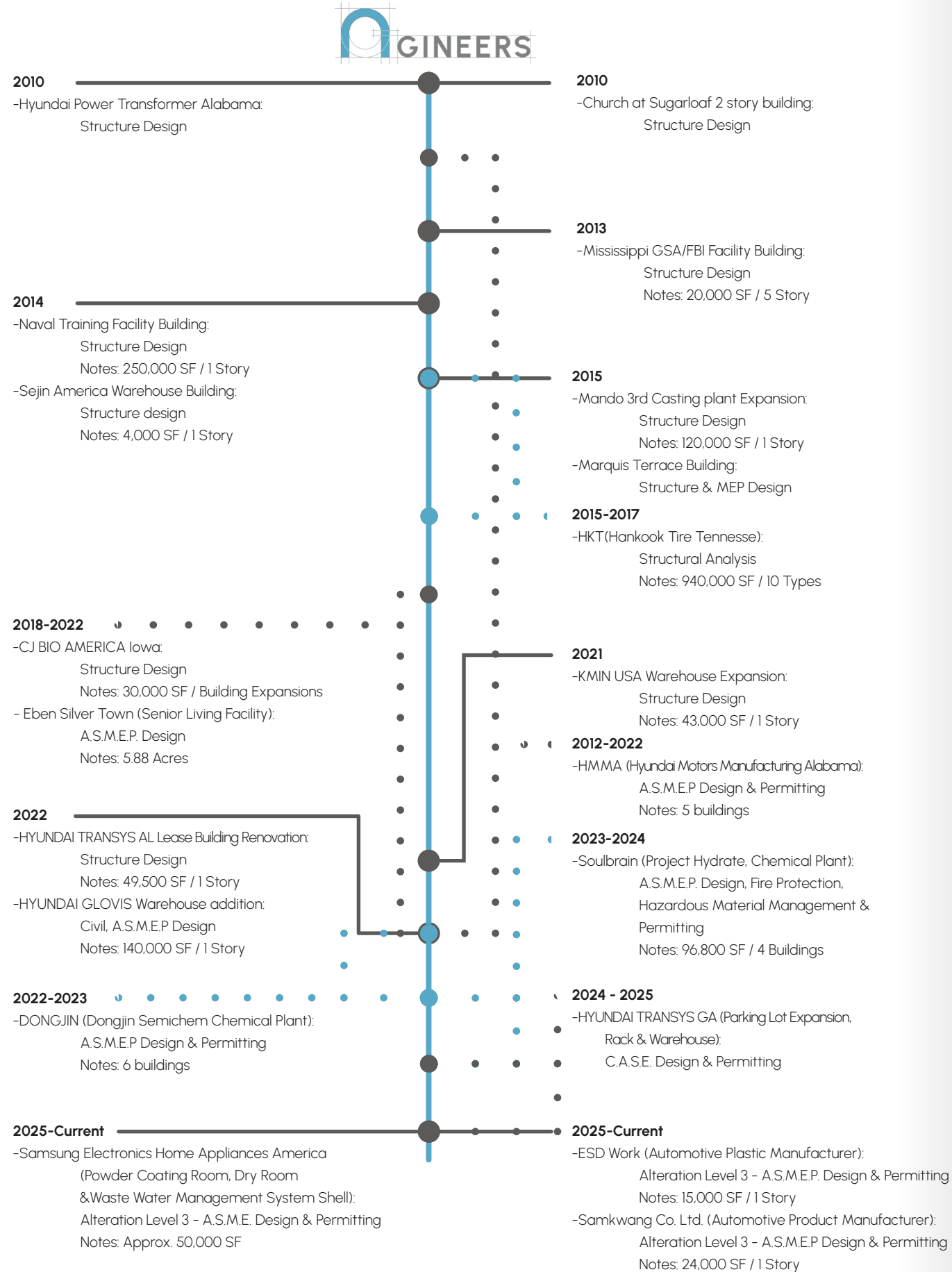


"N-Gineers offers extensive design and engineering services achieving compliance with industry standards as the starting point. A key aspect of our professional services involves fostering the expertise of our associates. We deploy well-trained, educated, and skilled engineers on our projects, ensuring adherence to strict quality control protocols within the industry. This commitment is demonstrated through their proficient understanding of construction means and methods, as well as project management procedures."

A stylized, handwritten signature in blue ink, appearing to read 'Sung Chung'.

Sung Chung, PE  
Principal Engineer

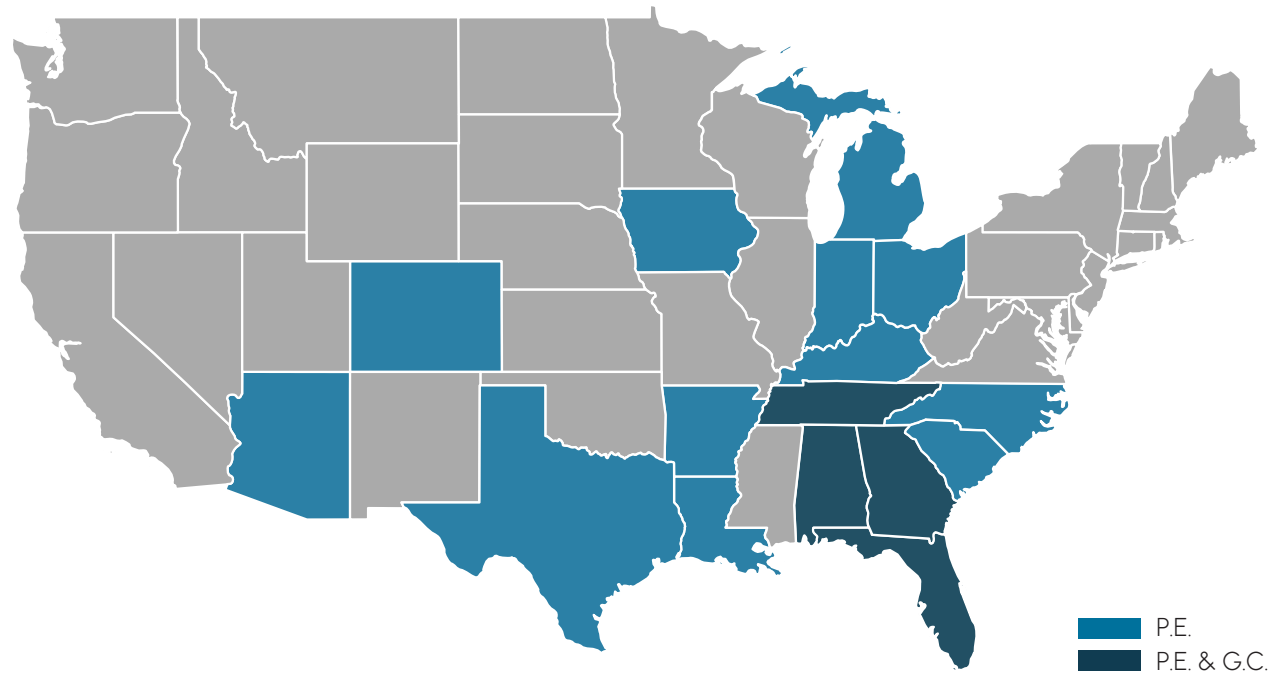
## BRIEF PROJECT HISTORY



## OUR CLIENTS







*N-Gineers is ready to start your project in 16 different States right now*

Professional Engineer in the state of **ALABAMA**  
 Professional Engineer in the state of **ARIZONA**  
 Professional Engineer in the state of **ARKANSAS**  
 Professional Engineer in the state of **COLORADO**  
 Professional Engineer in the state of **FLORIDA**  
 Professional Engineer in the state of **GEORGIA**  
 Professional Engineer in the state of **INDIANA**  
 Professional Engineer in the state of **IOWA**  
 Professional Engineer in the state of **KENTUCKY**  
 Professional Engineer in the state of **LOUISIANA**  
 Professional Engineer in the state of **MICHIGAN**  
 Professional Engineer in the state of **NORTH CAROLINA**  
 Professional Engineer in the state of **OHIO**  
 Professional Engineer in the state of **SOUTH CAROLINA**  
 Professional Engineer in the state of **TENNESSEE**  
 Professional Engineer in the state of **TEXAS**

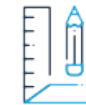
General Contractor Qualifying Agent & Company in the state of **ALABAMA**  
 General Contractor Qualifying Agent & Company in the state of **FLORIDA**  
 General Contractor Qualifying Agent & Company in the state of **GEORGIA**  
 General Contractor Qualifying Agent & Company in the state of **TENNESSEE**

Qualified Residential Building Inspector by **INTERNATIONAL CODE COUNCIL**  
 Qualified Commercial Building Inspector by **INTERNATIONAL CODE COUNCIL**



#### ENGINEERING DESIGN

Our engineering associates and staff members provide professional engineering services to our industrial, commercial and residential clients. Our in-house engineering team is capable of providing fast and efficient engineering solutions in the structural, electrical, mechanical and plumbing fields.



#### ARCHITECTURAL DESIGN

We believe that there should be a fine collaboration between the entire team of architects, engineers, owners and contractors. Incorporating our goals with plan review agencies allows us to provide a well-rounded architectural design service. We approach our designs from various creative angles with no pre-conceived notions in order to provide a unique experience for each client, project and application.



#### INTERIOR DESIGN

N-Gineers provides up-to-date designs that look magnificent while satisfying the structure's sustainability according to local city ordinances. All designs drawn by our design staff are based upon 4 conditions: space efficiency, cost-effective, safety and client's demand & satisfaction. The build environment is further enhanced through our attention to detail. We focus on every individual element to ensure ultimate comfort for the client we make decisions which best accentuate the unique features of the space.



#### SITE ANALYSIS

N-Gineers provides the owner with services to assist in site selection for a project. We provide analyses of the owner's program and alternative sites, site utilization studies, planning and zoning requirements, site context, historic resources, utilities, environmental impact, parking and site circulation. Working together with civil engineers and landscape architects, we review local zoning requirements and/or ordinances that impact site and proposed usage.



#### CONSTRUCTION ADMINISTRATION

N-Gineers Construction Administration Services are used to conduct regular team meetings on site with design, construction and owner representatives. Our team observes compliance of construction completed to date, reviews payment applications, executes change orders and reviews product submittals. We also fulfill Answer Requests for Information (RFI) on time.



#### PROPERTY INSPECTION

Atrained expert gathers on-site information and conducts an inspection on the residential, commercial and industrial structures. We evaluate many aspects, including plumbing, water and sewer systems, electrical systems, and structural systems. We then provide a report to inform our client of the necessary remediation.

## WORK SAMPLES

INDUSTRIAL





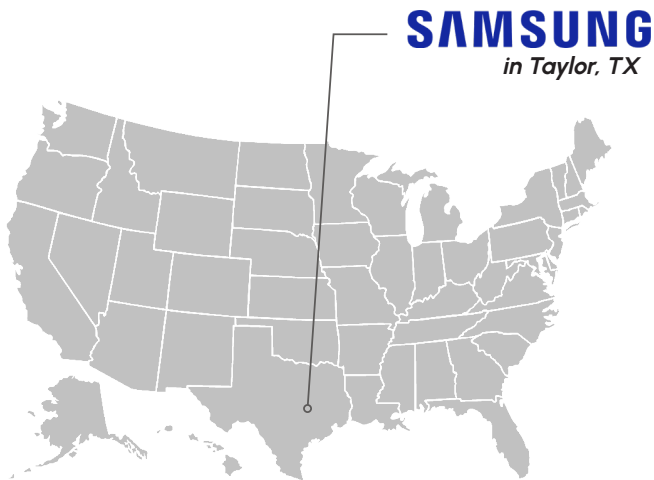
# SAMSUNG TAYLOR

2023 - Present  
Structural Review

N-GINEERS, LLC is a leading firm specializing in industrial projects with a proven track record of excellence. Our expertise and dedication have positioned us as a trusted partner for industries requiring swift and reliable support. One of our most notable collaborations has been with the Samsung Taylor semiconductor plant, where we have played a crucial role in ensuring seamless structural modifications to support their fast-paced production changes.

Since mid-2023, our team has been actively engaged in structural review work for Samsung Taylor. Our commitment to timely and accurate responses has been greatly enhanced by our multilingual team. With most of our employees being fluent in both Korean and English, we have eliminated language barriers, ensuring efficient communication and prompt action on all tasks. This has allowed us to deliver exceptional results without any delays.

Our long-standing relationship with the Samsung manufacturing facility is a testament to the strong business rapport we have built over time. At N-GINEERS, we take pride in our ability to adapt quickly to the dynamic needs of our clients, providing innovative solutions and unparalleled support in the industrial sector.



Photography 01 - Aerial view Sourced from SAMSUNG Semiconductor Official Website  
<https://semiconductor.samsung.com/sustainability/corporate-citizenship/community-engagement/building-a-bright-future-together-at-our-taylor-texas-fab/>

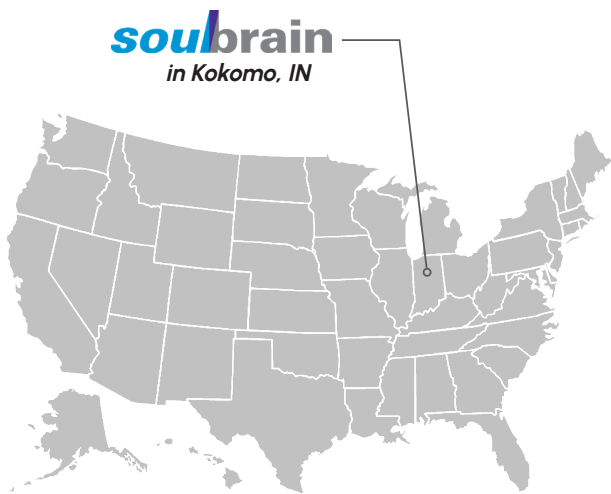
PKG NO.	REVIEWED STRUCTURAL ELEMENTS	PKG NO.	REVIEWED STRUCTURAL ELEMENTS
TM014	PIPE RACK 1_UNISTRUT CHEMICAL	TM009-1/2	SUEI-MS-03A61-001 -SUE LEVEL3 61 AREA
TM014	GCS OB-A UNISTRUT STRUCTURAL	TM009-1/2	SUEI-MS-03A62-001 -SUE LEVEL3 62 AREA
TM014	GCS OB-B UNISTRUT STRUCTURAL	TM009-1/2	SUEI-MS-03A63-001 -SUE LEVEL3 63 AREA
		TM009-1/2	SUEI-MS-03A64-001 -SUE LEVEL3 64 AREA
		TM009-1/2	SUEI-MS-03A65-001 -SUE LEVEL3 65 AREA
TM012-4	PIPE RACK 2_GCS01/02	TM009-1/2	SUEI-MS-04A61-001 - SUE LEVEL4 61 AREA
TM012-4	GCS-PZ-01A02-SUP-001	TM009-1/2	SUEI-MS-04A62-001 - SUE LEVEL4 62 AREA
TM012-4	GCS-PZ-01A03-SUP-002	TM009-1/2	SUEI-MS-04A63-001 - SUE LEVEL4 63 AREA
TM012-4	GCS-PZ-01A04-SUP-003	TM009-1/2	SUEI-MS-04A64-001 - SUE LEVEL4 64 AREA
TM012-4	GCS-PZ-01A05-SUP-004	TM009-1/2	SUEI-MS-04A65-001 - SUE LEVEL4 65 AREA
TM012-4	GCS-PZ-01A06-SUP-005		
TM012-4	GCS-PZ-01A07-SUP-006		
TM012-4	GCS-PZ-01A08-SUP-007		
TM012-4	GCS-PZ-01A09-SUP-008	TM009-1/2	SUEI-MS-DS-001 - DS C-D/14-15
TM012-4	GCS-PZ-01A10-SUP-009	TM009-1/2	SUEI-MS-DS-002 - DS C-D/19-20
TM012-4	GCS-PZ-01A11-SUP-010		
TM012-4	GCS-PZ-01M02-SUP-011	TM009-1/2	SUEI-MS-04A61-001 - DS 61 AREA
TM012-4	GCS-PZ-01A12-SUP-012	TM009-1/2	SUEI-MS-04A62-001 - DS 62 AREA
TM012-4	GCS-PZ-01M03-SUP-013	TM009-1/2	SUEI-MS-04A63-001 - DS 63 AREA
TM012-4	GCS-PZ-01M04-SUP-014	TM009-1/2	SUEI-MS-04A64-001 - DS 64 AREA
TM012-4	GCS-PZ-01M05-SUP-015	TM009-1/2	SUEI-MS-04A65-001 - DS 65 AREA
TM012-4	GCS-PZ-01M06-SUP-016		
TM012-4	GCS-PZ-01M07-SUP-017	ADDITIONAL	[T1 Ph1] 1~2F A~B.5~24
TM012-4	GCS-PZ-01M08-SUP-018	ADDITIONAL	T1-PS-034-R00_SUE IF FIZ (E~F, 1~2) HEAT EXCHANGE SEAT
TM012-4	GCS-PZ-01M09-SUP-019		
TM012-4	GCS-PZ-01M10-SUP-020	TM009-1/2	SUEI-MS-RISER-01~05 - OAC DRAIN 61~65
TM012-4	GCS-PZ-01M11-SUP-021	TM009-1/2	SUEI-MS-RISER-06 - A-B/3-4
TM012-4	GCS-PZ-01M12-SUP-022		
TM014	GCS MEZZANINE-A UNISTRUT STRUCTURAL	TM009-1/2	SUEI-MS-05A61-001 - SUE LEVEL5 61 AREA
TM014	GCS 30-31 UNISTRUT STRUTURAL	TM009-1/2	SUEI-MS-05A62-001 - SUE LEVEL5 62 AREA
		TM009-1/2	SUEI-MS-05A63-001 - SUE LEVEL5 63 AREA
		TM009-1/2	SUEI-MS-05A64-001 - SUE LEVEL5 64 AREA
		TM009-1/2	SUEI-MS-05A65-001 - SUE LEVEL5 65 AREA
ADDITIONAL	30-31 PIPE RACK	TM009-1/2	SUEI-MS-06A61-001 - SUE LEVEL6 61 AREA
ADDITIONAL	T1 SUE MPS 3F AHU SUPPORT FRAMEWORK	TM009-1/2	SUEI-MS-06A62-001 - SUE LEVEL6 62 AREA
ADDITIONAL	SUE IF RACK(1A & LCH) & DS AREA SUPT DWG FOR PE REVIEW	TM009-1/2	SUEI-MS-06A63-001 - SUE LEVEL6 63 AREA
ADDITIONAL	(T1 Ph1) 1~2F A~B.5~24 AREA SUPT (SAM.SUNG)	TM009-1/2	SUEI-MS-06A64-001 - SUE LEVEL6 64 AREA
ADDITIONAL	TANK ANALYSIS	TM009-1/2	SUEI-MS-06A65-001 - SUE LEVEL6 65 AREA
		TM009-1/2	SUEI-MS-06A65-001 - SUE LEVEL6 41 AREA
TM009-1/2	SUEI-MS-01A61-001 - SUE LEVEL1 61 AREA		
TM009-1/2	SUEI-MS-01A62-001 -SUE LEVEL1 62 AREA	TM009-1/2	FIZI-MS-01A41-001 - FIZ LEVEL1 41 AREA
TM009-1/2	SUEI-MS-01A63-001 -SUE LEVEL1 63 AREA	TM009-1/2	FIZI-MS-01A61-001 - FIZ LEVEL1 61 AREA
TM009-1/2	SUEI-MS-01A64-001 -SUE LEVEL1 64 AREA		
TM009-1/2	SUEI-MS-01A65-001 -SUE LEVEL1 65 AREA		



# SOULBRAIN - PROJECT HYDRATE

**2023 - 2024**  
**A.S.M.E.P Designs + Fire Protection + Permitting Services**  
 96,800 SF (Main Building + Unloading Building + Guard House + Empty Drum Canopy)  
 75,236 SF (ISO Tank Area)

Soulbrain MI, a leading supplier for the electric vehicle industry, planned to establish operations in Kokomo, Indiana, by the end of 2025. As a subsidiary of South Korea-based Soulbrain Holdings, the company has initially planned to invest \$75 million to build a 30,000 SF manufacturing facility in Kokomo. The new plant focuses on increasing the production of high-purity electrolyte for lithium-ion batteries, supporting the growth of the electric vehicle industry in the region. The project is part of the Greater Kokomo Economic Development Alliance's industrial park initiative, with the company breaking ground in March 2023. The Indiana Economic Development Corporation has committed up to \$1.1 million in incentives to support the investment. Soulbrain MI has aimed to contribute to the development of sustainable and environmentally friendly energy solutions for the next generations of transportation.



Photography 01 - Aerial view from North West



Visual representation 01 - 2 Point Perspective by the entrance of the plant

## Our involvements

N-Gineers is an efficiency-based firm with multiple experiences in industrial projects; so, we produce design and construction documents faster than the competition. N-Gineers has developed and produced architectural, structural, mechanical, electrical, and plumbing designs with hazardous material management for the four buildings plus outdoor storage for the new chemical plant within seven months; the total building area of the four buildings and a storage zone is about 172,400 SF. Two of the four buildings are classified to be of mixed occupancy with an industrial hazard of contents. N-Gineers has managed to digest the complex manufacturing process of lithium-ion batteries and executed the best manufacturing solutions for the plant, fulfilling the needs of the client.



Visual representation 02 - 2 Point Perspective by the Unloading Building



Visual representation 03 - Aerial view from South East





Photography 01 - Main Lobby Space



Photography 02 - The Main building from the East

## DONGJIN - Semichem Chemical Plant

2022-2023

Civil, A.S.M.E.P Designs + Permitting Services - 6 Buildings

TOTAL BUILDING AREA: 85,978 SF

(BUILDINGS ARE 1. MAIN BUILDING 2. UTILITY BUILDING 3. TANK FARM 4. GUARD HOUSE 5. UNLOADING CANOPY 6. WASTE REPOSITORY)

Dongjin Semichem Texas, Inc., a South Korean pioneer in the production of fine chemicals for the electronics industry, has selected Killeen, Texas, as the strategic location for their new manufacturing facility. This significant investment of \$70 million will not only generate 70 new employment opportunities in the region but also bolster Killeen's position as a thriving economic center. The company was particularly attracted to Killeen due to its ample available land, competitive incentive packages, a skilled workforce, and its strategic proximity to major transportation arteries. This cutting-edge facility will manufacture high-quality chemicals that are essential for various electronic applications, contributing to the region's economic growth and technological advancement. As a result of this investment, Killeen will become a hub for the production of advanced materials, attracting further investment and innovation in the



Photography 03 - The Main building from the South



Photography 04 - The Main building from the NorthEast





Photography 01 - Aerial view

## HYUNDAI - HMMA, EV LINE EXPANSIONS

2022

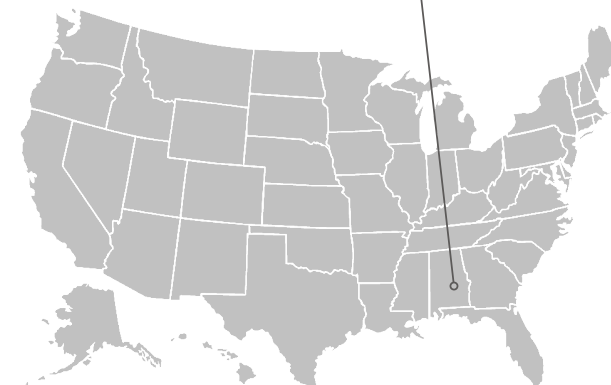
**Civil, A.S.M.E.P Designs + Permitting Services**

*140,000 SF / FOUR Single Story Buildings*

*(MEP for a Paint Shop Building, Civil, A,S,M,E,P for 2 General Assembly Buildings, an Engine Shop Building, and a Warehouse Building for Hyundai Glovis )*

In response to the surging demand and growth within the electric vehicle (EV) industry, Hyundai has strategically chosen to expand its current facility, gearing up for heightened EV production capabilities. This expansion encompasses pivotal components, including a cutting-edge paint shop, two expansive general assembly buildings, an innovative engine shop, and a purpose-built warehouse catering to Hyundai Glovis. The total building area, spanning approximately 140,000 square feet, underscores Hyundai's commitment to meeting the evolving needs of the electric mobility market. With a forward-looking vision, this expansion positions Hyundai as a key player in the burgeoning EV sector, ensuring increased efficiency and innovation across the entire production process. As the automotive landscape undergoes a transformative shift towards sustainable practices, Hyundai's proactive expansion signals a strategic investment in the future of electric transportation.

HYUNDAI  
**GLOVIS**  
in Montgomery, AL



### Our involvements

Our comprehensive scope of work for Hyundai's cutting-edge facilities encompasses the meticulous design and implementation of Mechanical, Electrical, and Plumbing (MEP) systems for the Paint Shop Building, as well as Civil, Architectural, Structural, Mechanical, Electrical, and Plumbing (A,S,M,E,P) services for both General Assembly Buildings, the Engine Shop Building, and the Warehouse Building dedicated to Hyundai Glovis. With a commitment to excellence in engineering and construction, we are poised to deliver state-of-the-art solutions that not only meet but exceed industry standards. Our expertise extends across the entire spectrum of facility development, ensuring seamless integration of MEP systems for the Paint Shop, and comprehensive planning and execution for the diverse needs of the General Assembly, Engine Shop, and Warehouse buildings. Through this multifaceted approach, we contribute to Hyundai's forward-thinking vision in advancing automotive technology and sustainable practices, solidifying our position as a trusted partner in the realization of innovative and efficient manufacturing facilities.



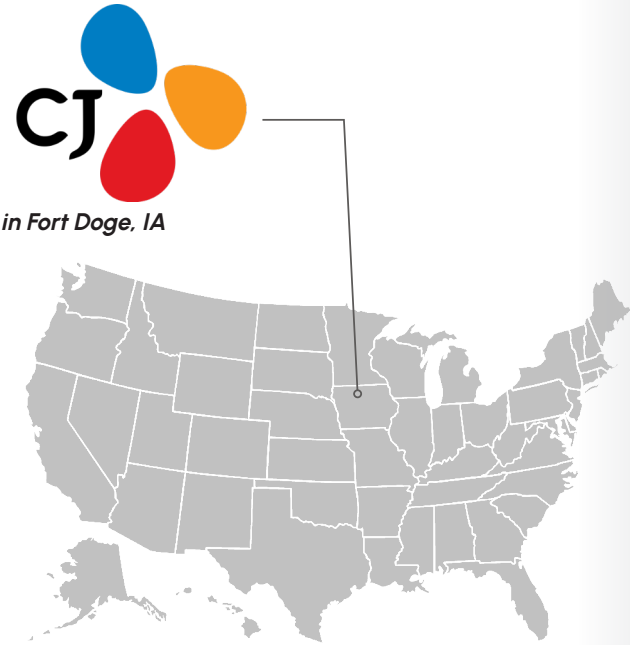
# CJ Bio America

2018-2022  
Structural Design

G	Overbridge Addition	N/A
G2	Building Expansion	27,000 SF / 4 story Building Expansion
Zeta	Building Expansion	1,974 SF / 4 story Building Expansion

CJ Bio America, a subsidiary of CJ CheilJedang, has been steadily expanding its operations within the United States. The company, known for its production of amino acids and other bio-based products, has made significant investments in its various facilities across the country. The company's commitment to growth and innovation has been evident in its expansion plans. By investing in new facilities and technologies, CJ Bio America has been able to increase its production capacity and expand its product offerings. This growth has not only benefited the company but has also had a positive impact on the local economies where its facilities are located.

As CJ Bio America continues to expand its operations in the United States, it is poised to play a significant role in the country's bio-based industry. The company's focus on innovation and sustainable practices aligns with the growing demand for environmentally friendly products, making it well-positioned for future success.



Photography 01 - CJ Bio America by the Entrance



Visual representation 01 - Representation (Projects highlighted in skyblue with red outlines)



Photography 02 - CJ Bio America Aerial View before Construction





Photography 01 - Aerial view (image taken by Kwon Yang Lee)

## HL MANDO G2 - 3<sup>RD</sup> CASTING PLANT

2015

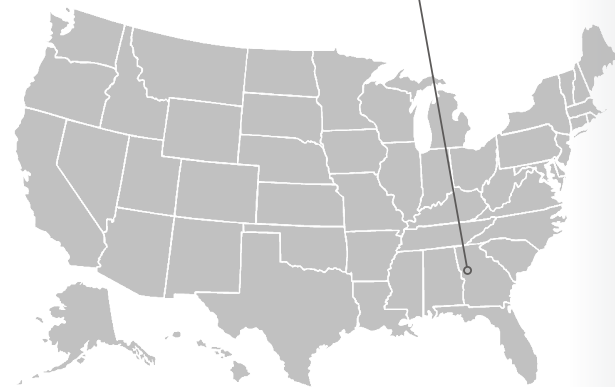
### Structure Design

120,000 SF Casting Plant Addition

20,000 SF Miscellaneous One Story Steel Framed Storage Building Addition

Embarking on the forefront of structural engineering excellence, our team takes pride in spearheading the design for two groundbreaking additions: a 120,000 square feet Casting Plant and a 20,000 square feet Miscellaneous One Story Steel Framed Storage Building. Our commitment to precision and innovation shines through as we meticulously craft the structural frameworks that will define these cutting-edge facilities. The 120,000 SF Casting Plant Addition exemplifies our expertise in large-scale structural design, ensuring a robust and seamlessly integrated expansion for advanced industrial processes. Simultaneously, the 20,000 SF Miscellaneous Storage Building underscores our versatility, as we apply our mastery of steel framing to create a purpose-built space tailored to unique storage needs. With an unwavering dedication to engineering excellence, we stand at the forefront of shaping the future, providing clients with structurally sound solutions that align seamlessly with their vision for progressive industrial infrastructure.

**HL Mando**  
in Hogansville, GA



## HYUNDAI POWER TRANSFORMERS USA

INDUSTRIAL

2010

### Structural Designs

16,000 SF (Office Design Alteration)

Hyundai Power Transformers USA (HD-HPT), a subsidiary of Hyundai Electric Systems, has been steadily expanding its operations within the United States. The company, a leading manufacturer of power transformers, has made significant investments in its facilities to meet the growing demand for its products.

One of the most notable expansions for HD-HPT occurred in Montgomery, Alabama. The company invested over \$14 million to expand its manufacturing facility, creating 50 new jobs in the process. This expansion was driven by strong market demand and was expected to increase the facility's productivity by 10%. The expansion included the construction of a new warehouse and the expansion of yard storage to accommodate materials and spare parts.

HD-HPT's continued expansion in the United States is a testament to the company's commitment to the North American market. By investing in its facilities and workforce, HD-HPT is positioning itself as a key player in the power transformer industry.

**HD HYUNDAI**  
POWER TRANSFORMERS  
USA

in Montgomery, AL



Visual representation 01 - Aerial view from North West



