

# THE KOETTER GROUP

CONSTRUCTION • REAL ESTATE • BUILDING SERVICES • K-RAX BARREL STORAGE

**BUILDING THE FUTURE.  
RESTORING THE PAST.**



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**4 DIVISIONS.**  
**3 GENERATIONS.**  
**1 TEAM.**

# OUR STORY... SO FAR



**In 1954 Bob & Gladys Koetter started a small business framing houses. Since then, we have grown into one of the largest full-service design build commercial and industrial contractors, developers & construction managers in our area. We specialize in providing**

a complete turn-key project from land acquisition to a finished product. What began as Koetter Construction has grown into a third-generation multi-business operation collectively known as The Koetter Group. There are 4 divisions that make up The Koetter Group; Koetter Construction, Koetter Real Estate Services, Koetter Building Services &

our newest division K-RAX Premium Spirits Barrel Storage Systems. From start to finish, for projects large or small, we've got you covered! We pride ourselves on delivering a quality product to you and our experienced team will walk you through each step of the way.

## WE ARE PASSIONATE AT WHAT WE DO

*We complete projects on time, on budget and do it the right way the first time, everytime. We are solution oriented and always strive to exceed your expectations. We are driven to deliver on our promises and we feel we excel when we work together as a family.*



# BRINGING YOU ALL THE BEST



WE ARE DRIVEN TO DELIVER ON PROMISES  
AND QUALITY THE FIRST TIME.

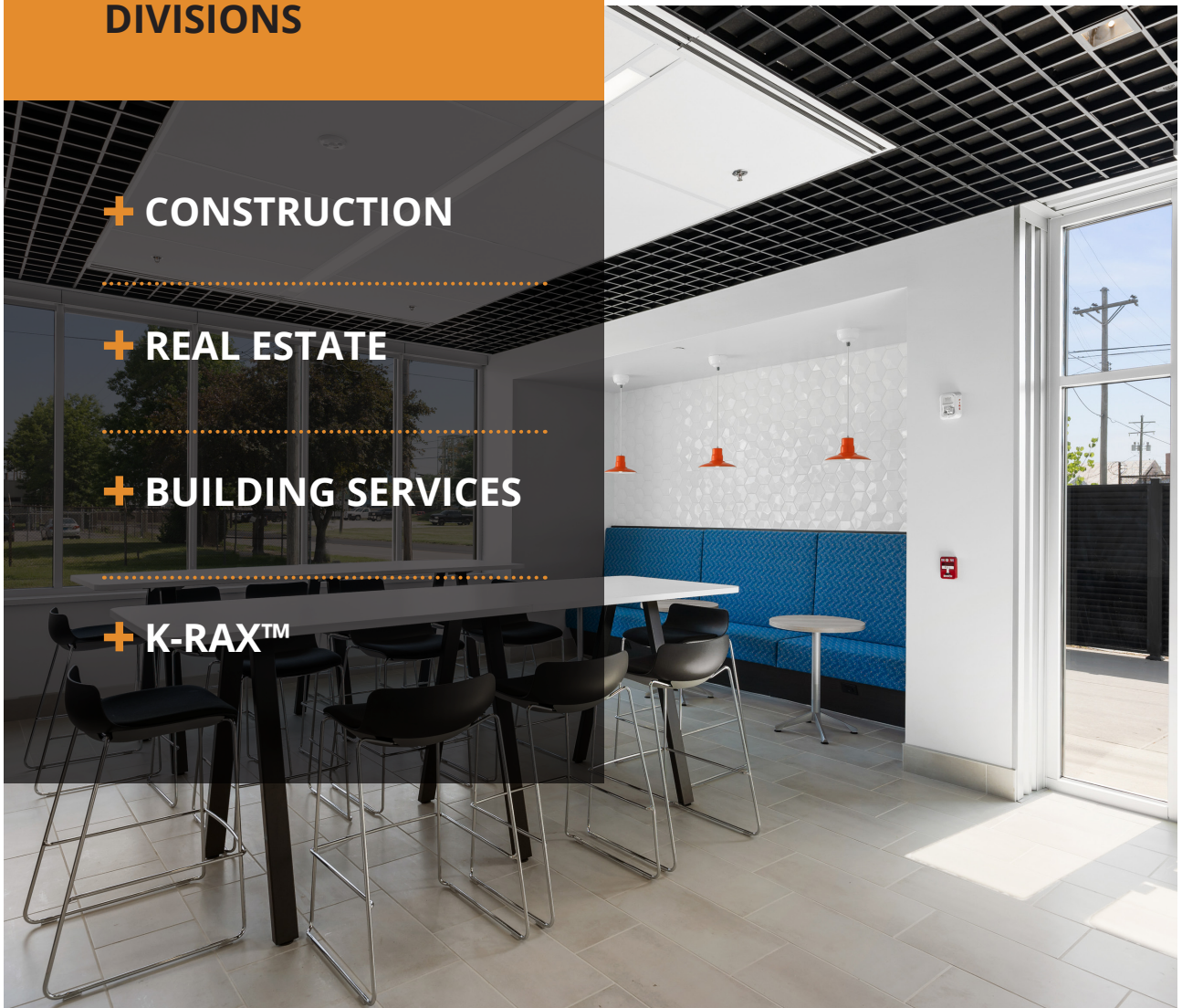
## OUR DIVISIONS

+ CONSTRUCTION

+ REAL ESTATE

+ BUILDING SERVICES

+ K-RAX™



# WHAT WE CAN DO FOR YOU



## CONSTRUCTION

With over 65 years of experience and self-performing trades, we have streamlined the development, design and construction processes making the process from start to finish simple and easy. We have completed projects in the manufacturing, industrial, educational, retail, religious, healthcare, offices, recreational, hospitality, entertainment and spirits industries.



## REAL ESTATE

Created to bring together the management and administrative skills necessary to successfully develop, sell and lease commercial, industrial and business properties in the Southern Indiana and Greater Louisville Region, our Real Estate Division specializes in both land development and facility management services.



## BUILDING SERVICES

Safety is a top priority, which is why we have an entire division dedicated to ensuring your workplace is safe for your employees and your investment is protected. We specialize in repairs & maintenance of your building, fall protection system installation and inspections, and remediation of barrel aging warehouses.



## K-RAX BARREL STORAGE SYSTEMS

We strive to build safer, stronger & more reliable structures designed to work better and more efficiently for distilleries and wineries of all sizes. We provide custom storage solutions to fit your needs with our premium rickhouse and portable racking system. For more information visit [kraxbarrelstorage.com](http://kraxbarrelstorage.com).



# CONSTRUCTION

SERVICES



With nearly 70 years of experience in the construction industry we continue to remain dedicated to quality and focused on customer satisfaction. As a family owned and operated business, our talented leaders and dedicated employees set us apart. Throughout our history we have streamlined the development, design and construction processes keeping us on the cutting edge of our industry. Today we operate as one of the largest full service, design-build general contractors and commercial developers of Southern Indiana and the Greater Louisville Kentucky area.

## SELF-PERFORMING TRADES:

- ARCHITECTURAL/DESIGN
- CIVIL
- MASONRY
- CONCRETE
- PRE-ENGINEERED STEEL ERECTION
- STEEL FABRICATION & ERECTION
- HARDSCAPES



**OLIVER ROE**  
PRESIDENT, KOETTER  
CONSTRUCTION

# CONSTRUCTION

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## 01 DESIGN BUILD

The highly detailed and completely custom process of a design build project is one of our specialties. We work with you from the beginning to bring your vision to life and throughout the process we bring you our expertise and industry experience to provide the best results within your timeframe and budget.

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## 02 GENERAL CONTRACTING

This is what we have built our name on. We are proud to provide a seamless operation from estimating to completion of your project all while keeping your vision top of mind. Competitive estimating, exceptional subcontractor relationships, experienced leadership, value engineering and especially our talented field personnel truly make a difference throughout this process.

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## 03 CONSTRUCTION MANAGEMENT

Every step from planning to completion we work together with owners, architects, engineers, subcontractors, and suppliers to ensure your project is on time, on budget, up to safety standards and of the highest quality the first time around. Having the knowledge, resources and experience of self-performing is a big advantage because we know firsthand what it takes to deliver a top-quality project.

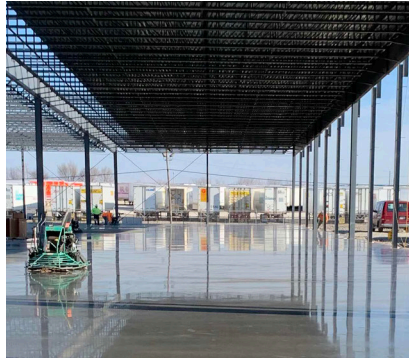
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# CONSTRUCTION SELF-PERFORMING TRADES



## CIVIL/SITE

- Building pads
- Roads
- Parking lots
- Truck maneuvering areas



## CONCRETE

- Foundations
- Structural slabs
- Tank foundations



## MASONRY

- Block & brick
- Cut limestone
- Glass block
- Natural & cultured stone
- Waterproofing
- Masonry Alternatives



## PRE-ENGINEERED STEEL & ERECTION

- Primary and secondary frame systems
- Building bracing
- Metal panel systems



## STEEL FABRICATION & ERECTION

- Steel Fabrication
- Design
- Engineering
- Detailing services
- Custom architectural metals



## HARDSCAPES

- Fire pits and fireplaces
- Walkways, stairs and patios
- Retaining walls
- Seat and knee walls
- Paver driveways
- Outdoor kitchens and grills



# 02



## REAL ESTATE SERVICES



30+



YEARS OF  
EXPERIENCE

850K+



BUILDING SQ. FT.  
OWNED / MANAGED

20+



INDUSTRIAL PARKS,  
OFFICE/MEDICAL &  
RETAIL DEVELOPMENTS

We specialize in both land development and facility management services. This includes land use analysis, land use approval coordination with governmental agencies, utility, drainage and roadway design, project management from inception to construction as well as budget preparation and estimating. Our facility management services provide interior and exterior preventative maintenance and upkeep, year round grounds maintenance and landscaping, coordination with all sub-contractors on tenant finishes, as well as mechanical and electrical systems maintenance and support.



**GREG SCHMIDT**  
PRESIDENT, KOETTER REAL  
ESTATE SERVICES

### SERVICES:

- LAND DEVELOPMENT
- SPACE FOR LEASE
- PROPERTY FOR SALE
- FACILITY MANAGEMENT



# BUILDING SERVICES



Our Building Services Division specializes in building repairs & maintenance, fall protection, inspection services and remediation. Our experienced team will walk you through any process to protect your investment and help you keep your employees safe, which is our top priority. All of our services and fall protection systems meet or exceed all OSHA/ANSI requirements and we guarantee a quality product and strive for exceptional service.



**BRIAN KEITH**  
PRESIDENT, KOETTER  
BUILDING SERVICES

## SERVICES:

- FALL PROTECTION
- INSPECTION AND INSTALLATION
- REMEDIATION
- BUILDING REPAIRS AND MAINTENANCE

# BUILDING SERVICES

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## 01 FALL PROTECTION

Our factory certified installers specialize in design, inspection and installation of cutting edge equipment to your facility anywhere falling is a risk.

- Guardrails; perimeter and warning line
  - Ladders and stairways; access
  - Engineered lifelines; rooftop and overhead
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## 02 REMEDIATION

Our remediation team has worked with several major distilleries restoring and improving the structural integrity of distillery rickhouses to provide a safer, more efficient work environment for their employees and visitors.

- Walk boards and walk ways
  - Stairways, floors and windows
  - Posts and dunnage
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## 03 BUILDING REPAIRS & MAINTENANCE

- Maintenance and upkeep of the building envelope
  - Repair roof leaks
  - Inspection services
  - Create and implement necessary maintenance schedules
  - Annual service contracts
  - Cosmetic repairs
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# K-RAX®

PREMIUM SPIRITS BARREL STORAGE SYSTEMS



As the newest division of The Koetter Group, K-RAX was established in 2019. We were brought into the spirits industry by performing fall prevention and remediation services for one of the largest bourbon distilleries in the world. As our work grew across several distilleries we were challenged with the idea of coming up with something better. At that point we decided it was time to provide a solution for a safer, stronger and more dependable barrel storage system. We teamed up with Koetter Woodworking and Brown + Kubican Structural Engineers and began the research and development phase of our product, followed by our first prototype. Countless hours, a lot of testing and many changes later we developed what is now K-RAX Premium Spirits Barrel Storage Systems.



**OPTION 1**  
CUSTOM STORAGE SOLUTIONS



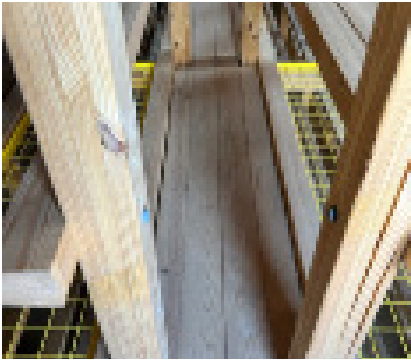
**OPTION 2**  
PREMIUM RICKHOUSE



**OPTION 3**  
PORTABLE RACKING SYSTEM

# RICKHOUSE FEATURES

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## SAFER WALKWAY

Full width walk aisles with toe kicks on both sides prevent & protect against injuries and lost time.



## MORE STABLE LUMBER

Our engineered timbers are made out of all Southern Yellow Pine. Kiln dried, heat treated & digitally control graded.



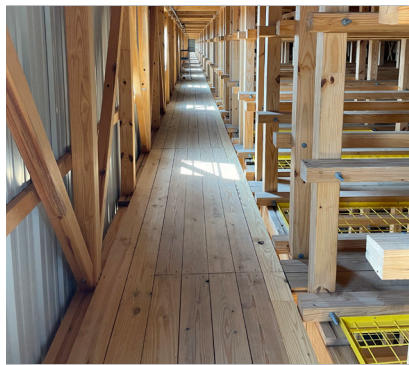
## STRONGER DUNNAGE

We use one continuous laminated section that resists bowing & twisting, providing faster & safer loading or unloading.



## RUGGED BRACING

We utilize wood & steel bracing with bolted connections, allowing for unbalanced loading & unloading.



## TOUGHER FLOORS

We use structural loaded floors designed to meet your requirements



## INCREASED PROTECTION

Wire mat panels at both ends of all barrel aisles provide fall protection to employees and visitors.



**THANK  
YOU!**

**WE APPRECIATE THIS OPPORTUNITY**

The Koetter Group  
Construction  
Real Estate  
Building Services  
K-RAX Premium Spirits Barrel Storage



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