



PROJECT WHALE

Amazon Fulfillment Facility
Pender Commerce Park | Wilmington, North Carolina

General Contractor: The Conlan Company

Roofing Contractor: Highland Roofing Company

Project Type: New Construction

Roof System: TPO

Roof Size: 700,000 Square Feet

Project Duration: Began March 2025 | Fulfillment center scheduled to be operational Fall 2026

Project Overview

Highland Roofing Company completed the roofing scope for a large Amazon Fulfillment Facility in Pender Commerce Park in Wilmington, NC. The project included roughly 700,000 square feet of TPO roofing spread across more than 20 separate roof areas, including the main roof, canopies, perimeter ledges, and lower roof sections.

Highland has been working in Pender Commerce Park since 2022, bringing local experience and a strong track record on large industrial projects.



Scope of Work

The project consisted of the installation of a TPO flat roofing system across all roof sections, designed to accommodate the operational demands of a high-capacity fulfillment center. The roof supports 50+ HVAC units, requiring detailed coordination and precise execution to ensure long-term performance and watertight integrity. The facility was semi-occupied during portions of construction, adding another layer of coordination and safety planning to the project.

Safety-First Execution

Safety was a top priority throughout the duration of the project. Given the roof height of approximately 90 feet, combined with Wilmington's frequent pop-up storms and unpredictable coastal weather patterns, Highland implemented rigorous safety measures well beyond standard requirements.

- Weekly safety training was conducted for all Highland personnel onsite
- Continuous monitoring of weather conditions to proactively manage risk
- Strict adherence to fall protection and jobsite safety protocols

As a result, the project was completed with zero safety incidents, reinforcing Highland's commitment to protecting both people and performance on complex commercial projects.

Collaboration & In-House Capabilities

Close collaboration between Highland, The Conlan Company, and other project partners was critical to the success of a project of this size and complexity. A key differentiator was Highland's in-house ES-1 Certified metal fabrication shop, which produced roughly 32,000 feet of edge metal for the facility. This capability allowed Highland to:

- Maintain tighter quality control
- Improve coordination and responsiveness
- Deliver a more cost-effective solution
- Reduce reliance on third-party fabricators

This integrated approach not only streamlines execution but also added value for the general contractor – an advantage that continues to position Highland as a preferred partner for large-scale commercial projects.

Results

- Approximately 700,000 square feet of TPO roofing installed
- 20+ roof sections completed, including complex transitions and elevations
- 50+ HVAC units successfully integrated
- Zero safety incidents



Why Highland

Highland Roofing Company was selected based on a highly competitive bid, extensive experience within Pender Commerce Park, and a demonstrated ability to self-perform critical components of the roofing scope.

As a certified installer for all major manufacturers, Highland continues to deliver durable, high-performance roofing systems for some of the most demanding facilities in the region.



Author – Vicki Walter, Marketing & Operations Specialist

Vicki Walter is the Marketing & Operations Specialist at Highland Roofing Company, where she supports marketing initiatives, client relations, and community involvement. With a background in integrated marketing, she helps connect Highland's work with the clients and communities it serves. Vicki is involved with Cape Fear CREW and the National Association of Women in Construction (NAWIC) as she continues to grow within the commercial construction industry.

