

# Jackson Health System Miracle Building Plan Outreach Roundtable



October 31, 2017

# \$1.5 billion

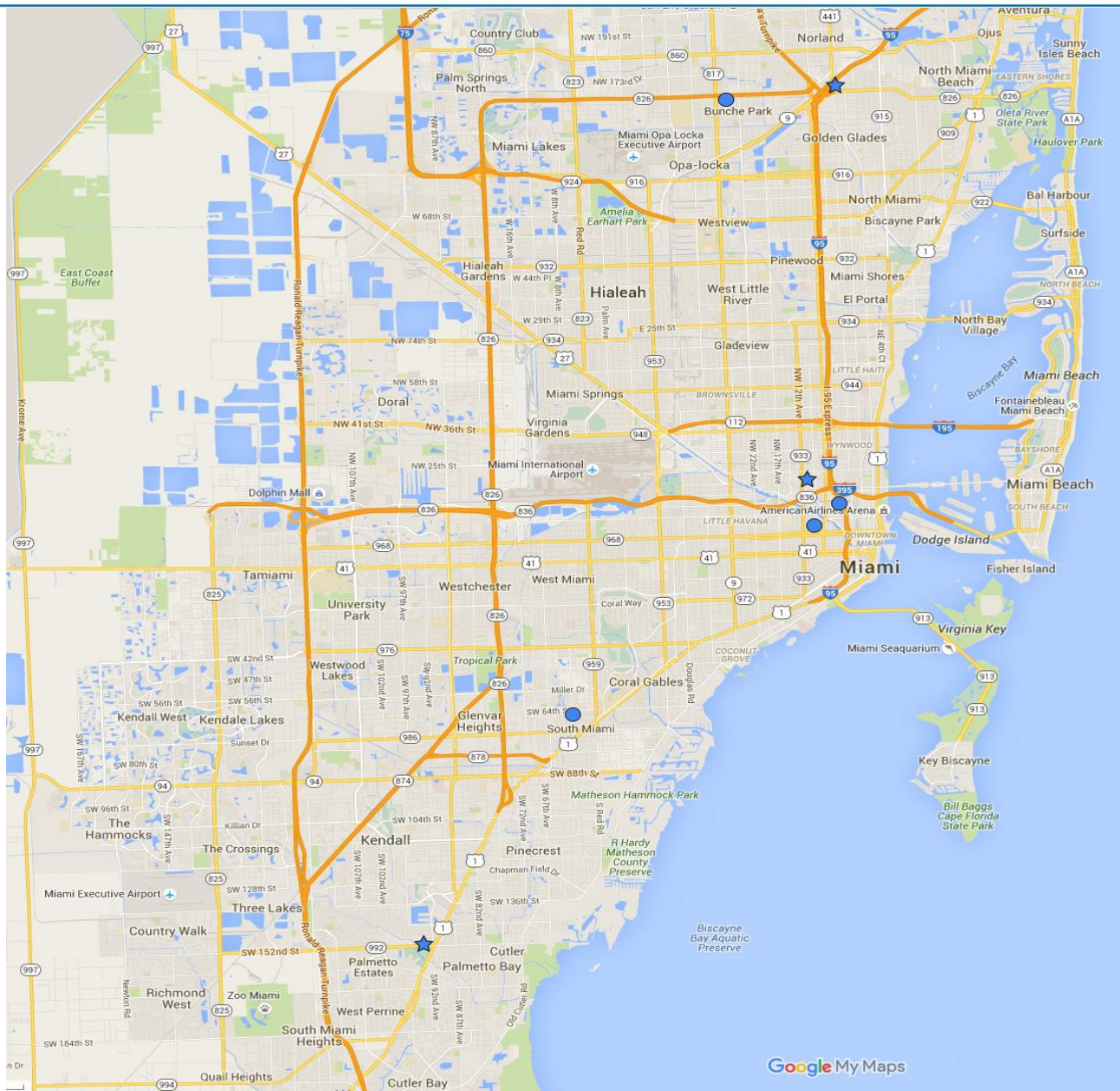
Expanded Footprint

Improved Patient Experience

World-Class Facilities

Innovative, Leading-Edge Care

A Stronger, More Competitive Public Health System



Today

Miracles made daily.



*Miracles made daily.*

# Jackson Miracle Building Plan Management Team

- William Seed  
Senior Vice President, Facilities, Design & Construction
- Isa Núñez, P.E., MBA  
Vice President, Facilities, Design & Construction
- David Clark, MBA, LEED AP  
Associate Vice President, Facilities, Design & Construction
- Tom Koulouris, Certified General Contractor, MBA  
Senior Program Manager - AECOM

# Jackson Miracle Building Plan Procurement and Small Business

- Kenneth Robertson, M.M., CPPO, CPPB  
Director of Procurement, Construction Services, Procurement Management
- Amber Lawhorn, MBA  
Director, Small Business Enterprise Program, Procurement Management
- Charesse Chester  
SBE Outreach and Advocacy Manager – AECOM/Creativision MEDIA

# Miracle Building Plan

6 Signature Projects  
6+ Urgent Care Centers

5 Architectural & Engineering Consultants  
4 Construction Management Firms  
7 SBE Protégé Firms



OHL  

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Arellano

  
MESSAM  

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CONSTRUCTION

# Jackson North Medical Center



\$85 million total budget

Emergency department expansion and renovation

Surgery consolidation and upgrades

Modernization of floors 3,4,5, and 6

Exterior façade and entrance modernization

HVAC, plumbing, and electrical systems

Parking expansion

*Miracles made daily.*

# Jackson North Medical Center OHL-Arellano

- Design Consultant **Gresham, Smith, and Partners**
  - SBE-A/E Goal **18.60%**
  - SBE-G/S Goal **0.50%**
- Construction Manager **OHL-Arellano Construction**  
SBE-C Protégé **Messam Construction**
- GMP: **\$58,852,003**
  - SBE-C Goal **32.77%**
  - SBE-G/S Goal **0.25%**
  - SBE-C Protégé Goal **6.31%**

# Jackson North Medical Center OHL-Arellano

## TRADES UNDER NEGOTIATION

- JNMC Bid Package 01, currently under scope negotiations (no awards thus far):
- Allied Bean Demolition (Demolition)
- RMC Company Inc (Framing/Drywall/Insulation)
- Atlass Hardware (Doors & Hardware)
- Mark Products (Casework)
- RSI of Florida (Roofing)
- Mars Contractors (Mechanical)

# Jackson North Medical Center OHL-Arellano

## CONSTRUCTION PACKAGES – SIX MONTH FORECAST

- Preliminary GMP approval for JNMC Bid Package 01
- Bid Package 01 buyouts underway
- Bid Package 02 100% CD to be issued 10/9/2017
  - Bid due date 11/9/2017
- Bid Package 03 & 04 to be issued early/summer 2018

# Jackson North Medical Center OHL-Arellano

## OUTREACH

- Every bid package we distribute a public and internal bid solicitation, including all certified SBE trades found on <http://www.miamidade.gov/smallbusiness/certification-programs.asp>
- All subcontractors/vendors (SBE or Non-SBE) can submit company information for prequalification by emailing  
Procurement Manager – Anntonela Raffaele,  
[araffaele@arellanogc.com](mailto:araffaele@arellanogc.com)
- OHL Arellano website - <http://www.ohlarellano.com/ethics/prequalification/>

# SKANSKA



# Jackson Memorial Medical Center Floor Modernizations



\$123 million total budget

Fulfills campaign  
commitments



Expanded list of  
renovations

East Tower floors  
4A, 4B, 6A, and 7A

West Wing floors 5  
and 7

South Wing floors 5,  
6, 7, and 8

*Miracles made daily.*

# JMMC Floor Modernizations

## Skanska USA

- Design Consultant **Perkins & Will Architects**
  - SBE-A/E Goal **17.67%**
  - SBE-G/S Goal **0.50%**
- Construction Manager **Skanska USA Building**  
SBE-C Protégé **SAGOMA Construction Services**
- GMP: **\$78,193,770**
  - SBE-C Goal **32.77%**
  - SBE-G/S Goal **0.25%**
  - SBE-C Protégé Goal **6.31%**

# JMMC Floor Modernizations

## Skanska USA

### PROJECT UPDATE

- Holtz ET 6B Pediatric Inpatient – Currently 95% complete. Construction – Finishes and Testing
- Holtz ET 3A Maternity Unit – Currently 51% complete. Construction – Overhead Rough and Drywall Installation and finishing
- Hybrid OR – Currently 55% complete. Construction – In wall Rough in (95%), Overhead Rough in (50%)
- Telemetry – Currently 95% complete. Construction – Permit Status
- Rape Treatment Center – Currently 50% complete. Construction – Phase 1 complete, Phase II commencing.

# JMMC Floor Modernizations

## Skanska USA

### PROJECT UPDATE (continued)

- PPE – Currently 95% complete. Construction – TCC/TCO Received
- Poison Control – Currently 60% complete. Construction – Overhead and In wall Rough ins
- North Dade HC – Currently 10% complete. Construction – Framing and Rough ins
- Mobile MRI – 100% - CO Received
- PPW – Construction commenced on 10/16)

# JMMC Floor Modernizations

## Skanska USA

### CONSTRUCTION PACKAGES – FORECAST

<u>Bid Package</u>	<u>Package Description</u>	<u>Target Bid/Buyout Date</u>
1	Central 7	November 2017
2	West Wing 12	November 2017
3	East Tower 4B	November 2017
4	ACC West 3/4/5	November 2017
5	West Wing 4&8	December 2017
6	HPB MTI Diagnostics	December 2017
7	Central Sterile (CSS)	December 2017
8	ACC West 2	January 2018

# Jackson Memorial Medical Center Emergency Department



\$200 million total budget

Emergency department expansion

Central energy plant

Operating and central sterile room  
modernization

Imaging department  
modernization

*Miracles made daily.*

# JMMC Emergency Department Skanska

- Design Consultant **HKS Architects**
  - SBE-A/E Goal **27.03%**
  - SBE-G/S Goal **0.45%**
- Construction Manager **Skanska USA Building**  
SBE-C Protégé **IGWT Construction**
- GMP: **\$107,237,990**
  - SBE-C Goal **32.77%**
  - SBE-G/S Goal **0.25%**
  - SBE-C Protégé Goal **6.31%**

# JMMC Emergency Department Skanska

## PROJECT UPDATE CENTRAL ENERGY PLANT UPGRADES

- Replace two 1100 KW essential generators with 2500 KW units.
- Relocate the 1600 KW portable generator to the chiller stand by system.
- A new dedicated fuel oil system to serve existing and new generators.
- New generator ventilation louvers.
- One new 1500 ton chiller to replace an existing 900 ton unit.
- Two new PCHP pumps for existing chillers D & E.
- Ten (10) new Automatic Transfer Switches in existing buildings.

# JMMC Emergency Department Skanska

## PROJECT UPDATE EMERGENCY DEPARTMENT PROGRAM

- 92 Adult ED exam rooms
- 24 PEDs ED exam rooms
- 50 observation rooms
- Imaging
- Total New Construction: BGSF 114,300
- Total Renovation: BGSF 47,564

# JMMC Emergency Department Skanska

## CONSTRUCTION PACKAGES – SIX MONTH FORECAST

Upcoming Design Activities and Bid Packages

<u>Activities</u>	<u>Description</u>	<u>Target Date</u>
1	Demolition Design	August 2017
2	A/E Design on New ED	February 2018
<u>Bid Package</u>	<u>Package Description</u>	<u>Target Buyout Date</u>
1	Demolition	December 2017
2	Site Utility	April 2018
3	New ED	April 2018

# JMMC Emergency Department Skanska

## PROJECT UPDATE EMERGENCY DEPARTMENT PROGRAM

- A RFP for the building Demo and enabling package for the new ED addition is slated to be out on December 15, 2017. Skanska is seeking at a minimum the SBE Goal for this package of 32.77%.
- Demo would be the North Wing and Elliott building on the Jackson Memorial Main Campus.
- The Demo package will include temporary pedestrian walkways and sidewalks to allow for building demolition.
- The enabling project package also due out in December will consist of underground utility relocates that are necessary for the new ED expansion.

# JMMC Emergency Department Skanska

## PROJECT UPDATE EMERGENCY DEPARTMENT PROGRAM

- A community outreach event will be scheduled for January 2018 (Date TBD). The goal is to increase SBE interest in the project and have contractors pre-qualified with Skanska.
- At this time, Skanska is not offering set-aside contracts for these projects but is considering this opportunity for the ED expansion.
- **Bid packages for the new ED will include the following:**
  - Mechanical-Electrical-Plumbing & Fire Protection /
  - Concrete / Masonry / Interior Trades: Drywall, Painting, Flooring /
  - Signage / Millwork / Security / Voice/Data / Glazing /
  - Sitework and Landscaping

# JMMC Emergency Department Skanska

## PRE-QUALIFICATION

### Contract Value

\$0 to \$250,000

\$250,001 to \$999,999  
(or single project limit)

\$1,000,000 to  
single project limit

### Information required

Company information only; project team to verify safety information during each bid solicitation

Above plus Experience Modification Rating (EMR) letter and data, Safety information, surety reference letter, trade credit references and project references

All above plus certified public accountant (CPA) prepared audited or reviewed financial statement

All information submitted to Skanska USA Building Inc. is held in the strictest confidence.

# JMMC Emergency Department Skanska

## PRE-QUALIFICATION

### Jeanne Chase, Prequalification Reviewer

Skanska USA Building

Risk Management

389 Interpace Parkway, 5th Floor

Parsippany, NJ 07054

Phone: 973 753 3439

Fax: 866 681 8021

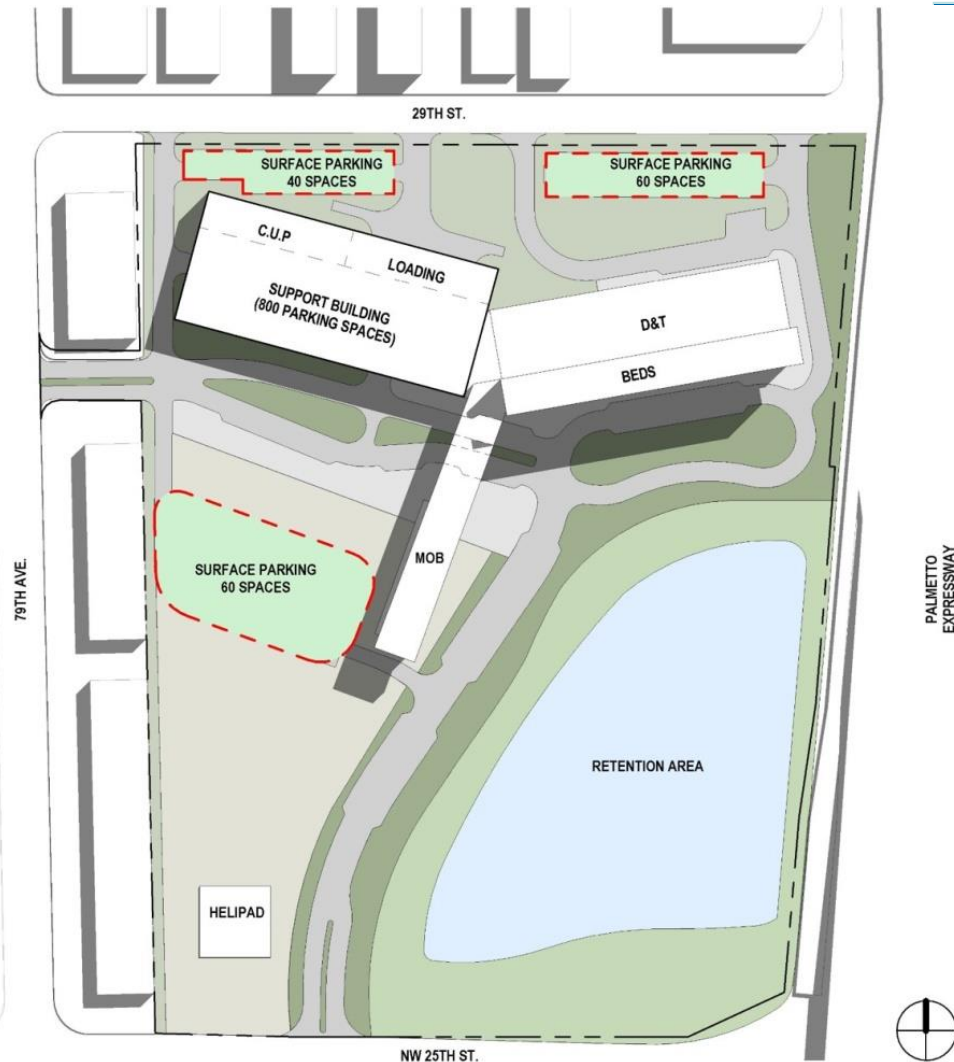
Email: [jeanne.chase@skanska.com](mailto:jeanne.chase@skanska.com)

### Pre-Qual Online

<https://apps.skanska.com/prequalinquiry/>



# Jackson West Medical Center



\$252 million total budget

Initial construction to include outpatient facilities and parking

Emergency department

Diagnostic center

Outpatient clinics

Flexible design can expand

Specialty subcontractors assisting design

Phased construction

Soil remediation begins next month

Site work and demolition begin in September

*Miracles made daily.*

# Jackson West

## W. G. Yates Construction

- Design Consultant **Perkins & Will Architects**
  - SBE-A/E Goal **24.02%**
  - SBE-G/S Goal **0.50%**
- Construction Manager **W. G. Yates Construction**  
SBE-C Protégés **Lunacon Construction /**  
**LEGO Construction**
- GMP: **\$140,459,681**
  - SBE-C Goal **34.05%**
  - SBE-G/S Goal **0.25%**
  - SBE-C Protégé Goal **12.62%**

# Jackson West W. G. Yates Construction

## PROJECT UPDATE

- **Currently in the Design Development Stage**
- 100% Construction Documents **potentially phased out:**
  - **Garage & MOB 100% CD Anticipated 1<sup>st</sup> Quarter of 2018**
  - **Hospital Anticipated 2<sup>nd</sup> Quarter of 2018**
- Project schedule is being developed. Currently pre-qualifying all subcontractors. Go to [jhs.wgyates.net](http://jhs.wgyates.net) for more information on Pre-Qualification with Yates Construction.
- Bid packages will include all trades typical of a green field hospital **commencing in 2017.**
- Currently permitting with agencies in conceptual/preliminary stages. Doral has approved the Master Site Plan.

# Jackson West W. G. Yates Construction

## CONSTRUCTION PACKAGES – THREE MONTH FORECAST

<u>Bid Package</u>	<u>Package Description</u>	<u>Target Buyout Date</u>
1	Site Drainage, utilities & asphalt	November 2017
2	Vibro Replacement(Rock Piers)	November 2017
3	Foundation Package	December 2017
4	Masonry & Miscellaneous Steel Package	December 2017

# Turner

Construction Company



Miracles  
*made daily.*



# Jackson South Medical Center



\$48.6 million total budget

Intensive care unit buildout

Second floor modernization

New pediatric emergency department

Behavioral health unit renovation

Infrastructure updates

Medical office building improvement

# Jackson South Medical Center Turner Construction

- Design Consultant **Bermello Ajamil & Partners**
  - SBE-A/E Goal **13.02%**
- Construction Manager **Turner Construction**  
SBE-C Protégé **MCO Construction**
- GMP: **\$27,354,651**
  - SBE-C Goal **32.77%**
  - SBE-G/S Goal **0.25%**
  - SBE-C Protégé Goal **6.31%**

# Jackson South Medical Center Turner Construction

## PROJECT UPDATE

- ICU Construction scheduled to start in November 2017.
- Balance of Renovation Scope is in the Design Document Phase with CD's scheduled to be complete by November 20, 2017.
- Renovation Work Packages will include the following:
  - 1<sup>st</sup> Floor Behavioral Health Unit Renovation
  - 1<sup>st</sup> Floor Pediatric Emergency Dept. Upgrade
  - 2<sup>nd</sup> Floor – Maternity Unit Renovation
  - 2<sup>nd</sup> Floor – Med/Surg Unit Renovation
  - Re-Roofing
  - Elevator Upgrades

# Jackson South Medical Center Turner Construction

## CONSTRUCTION PACKAGES – SIX MONTH FORECAST

<u>Bid Package</u>	<u>Package Description</u>	<u>Target Buyout Date</u>
10	Phase 2 -- Drywall, Framing, and Ceilings	February 2018
11	Re-Roofing (SBE)	February 2018
12	Phase 2 -- Tiling (SBE)	February 2018
13	Phase 2 - Flooring (SBE)	February 2018
14	Phase 2 – Painting (SBE)	February 2018
15	Phase 2 – Doors/Frames/Hardware (SBE)	February 2018
16	Phase 2 – Millwork	February 2018
17	Phase 2 – Specialties	February 2018
18	Phase 2 – Fire Protection	February 2018

# Christine E. Lynn Rehabilitation Hospital for the Miami Project to Cure Paralysis at UHealth/Jackson



*Miracles made daily.*

# Christine E. Lynn Rehabilitation Hospital for the Miami Project to Cure Paralysis at UHealth/Jackson



\$177.5 million total  
budget

Specialty trade  
contractors assisting  
design

Enabling first phase  
under construction

Demolition of  
Institute/Annex  
in 4<sup>th</sup> Quarter 2017

Foundations beginning 1<sup>st</sup>  
Quarter 2018



*Miracles made daily.*

# New Rehab Hospital

## Turner Construction

- Design Consultant **HDR Architecture**
  - SBE-A/E Goal **18.00%**
- Construction Manager **Turner Construction Company**  
SBE-C Protégé **Foster Construction of South FL**
- GMP **\$121,305,314**
  - SBE-C Goal **34.05%**
  - SBE-G/S Goal **0.25%**
  - SBE-C Protégé Goal **6.31%**

# New Rehab Hospital Turner Construction

## PROJECT UPDATE

- Project team has Completed the Design Development Document Phase for the new Rehab Hospital. The following Design Assist packages were awarded in May to provide preconstruction services during the balance of the design phase.
  - BP-01 Structural Steel - George's Welding (SBE-C Firm)
  - BP-02 Precast Concrete – Stabil Concrete
  - BP-03 Curtain Wall – Crawford Tracey
  - BP-04 Drywall, Framing & Ceilings – Titus Drywall
  - BP-05 Fire Protection - Spinklermatic
  - BP-06/07 HVAC/Plumbing – B and I Mechanical
  - BP-08 Electric & Fire Alarm – Tri-City Electric

# New Rehab Hospital Turner Construction

## PROJECT UPDATE

- Foundations Work Scheduled to begin 1st Quarter.
- Foundations and Superstructure Packages includes the following:
  - Cast-in-place concrete
  - Sub-grade waterproofing
  - Dewatering
  - Augercast Piles
  - Sitework and Utilities

# New Rehab Hospital Turner Construction

## CONSTRUCTION PACKAGES – SIX MONTH FORECAST

<u>Bid Package</u>	<u>Package Description</u>	<u>Target Buyout Date</u>
11	Dewatering	January 2018
12	Augercast Piles	January 2018
14	Sitework and Site Piped Utilities & Storm Drainage	January 2018
15	Cast-in-Place Concrete	January 2018
16	Sub-grade Waterproofing	January 2018

# Jackson Procurement Opportunities

# JHS Procurement Opportunities

## Construction Services:

CMs: Pre-Qualification and Various Bid Packages	(Ongoing)
Window Cleaning Services Pre-Qualified Pool ITB	(Future)
Central Building Waterproofing RPQ (SBE Set-Aside)	(Future)
ACC-East Roof Replacement (SBE Set-Aside)	(Future)
AHU #116 Replacement (SBE Measures TBD)	(Future)

# JHS Procurement Opportunities

Architectural and Engineering (A/E) Services:

Equitable Distribution Program (EDP)	(Ongoing Usage)
Arch/MEP/FP Continuing Term Contracts RFQ	(Future)
40-Year Surveys / Re-certifications (EDP)	(Future)

# How To Do Business With JHS

## Supplier Portal

- **An online procurement system which allows vendors to:**
  - Receive notification of upcoming procurement opportunities
  - View solicitation documents
  - Submit responses to solicitations
- **To access Supplier Portal:**
  - Visit [www.JacksonSupplierPortal.org](http://www.JacksonSupplierPortal.org)



# Business Services

- CSSFL is the local workforce board in charge of Miami Dade County & Monroe
- We connect employers with talent and offer incentives
- Part of the Employ Miami Dade initiative, CWP (Community Workforce Program) & JCH (Job Clearing House)
- Once projects are awarded, we work with you to fulfill the % of local hire mandated in your contract
- You can also contact us before and use our incentives to help offset your costs and present a more attractive bid.



# Business Services

- CareerSource serves over 15 ordinances:
  - Employ Miami-Dade, Community Workforce Program, Job Clearinghouse, Miami-Dade County Public Schools, Miami International Airport
- Within each ordinance the most recurring jobs are:
  - Pipe layer, Sheet Metal Worker, Superintendent, Construction Labor, Heavy Equipment Operator, Plumber, Electrician, Landscapers, Janitorial, Brick Mason, Roofers, etc.





# Miami-Dade County Small Business Development

For more information, please visit  
[www.miamidade.gov/smallbusiness](http://www.miamidade.gov/smallbusiness)

or call 305-375-3111



## **Next Scheduled Roundtable Meeting**

January 2018

## **Capital Projects Outreach Roundtable Documents**

[www.jacksonhealth.org/capital-projects-outreach-roundtable.asp](http://www.jacksonhealth.org/capital-projects-outreach-roundtable.asp)

## **Jackson Health System Social Media**



Instagram: @JacksonHealth



Twitter: @JacksonHealth



Facebook: Jackson Health System