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
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
### 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
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
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

• OHL Arellano website - http://www.ohlarellano.com/ethics/prequalification/
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
JMMC Floor Modernizations
Skanska USA

- Design Consultant
  - SBE-A/E Goal
    - 17.67%
  - SBE-G/S Goal
    - 0.50%

- Construction Manager
  - SBE-C Protégé

- GMP:
  - SBE-C Goal
    - 32.77%
  - SBE-G/S Goal
    - 0.25%
  - SBE-C Protégé Goal
    - 6.31%

Perkins & Will Architects
Skanska USA Building
SAGOMA Construction Services

GMP: $78,193,770

SBE - A/E Goal 17.67%
SBE - G/S Goal 0.50%
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

<table>
<thead>
<tr>
<th>Bid Package</th>
<th>Package Description</th>
<th>Target Bid/Buyout Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Central 7</td>
<td>November 2017</td>
</tr>
<tr>
<td>2</td>
<td>West Wing 12</td>
<td>November 2017</td>
</tr>
<tr>
<td>3</td>
<td>East Tower 4B</td>
<td>November 2017</td>
</tr>
<tr>
<td>4</td>
<td>ACC West 3/4/5</td>
<td>November 2017</td>
</tr>
<tr>
<td>5</td>
<td>West Wing 4&amp;8</td>
<td>December 2017</td>
</tr>
<tr>
<td>6</td>
<td>HPB MTI Diagnostics</td>
<td>December 2017</td>
</tr>
<tr>
<td>7</td>
<td>Central Sterile (CSS)</td>
<td>December 2017</td>
</tr>
<tr>
<td>8</td>
<td>ACC West 2</td>
<td>January 2018</td>
</tr>
</tbody>
</table>
### 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**
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%
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

<table>
<thead>
<tr>
<th>Activities</th>
<th>Description</th>
<th>Target Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Demolition Design</td>
<td>August 2017</td>
</tr>
<tr>
<td>2</td>
<td>A/E Design on New ED</td>
<td>February 2018</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Bid Package</th>
<th>Package Description</th>
<th>Target Buyout Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Demolition</td>
<td>December 2017</td>
</tr>
<tr>
<td>2</td>
<td>Site Utility</td>
<td>April 2018</td>
</tr>
<tr>
<td>3</td>
<td>New ED</td>
<td>April 2018</td>
</tr>
</tbody>
</table>
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

<table>
<thead>
<tr>
<th>Contract Value</th>
<th>Information required</th>
</tr>
</thead>
<tbody>
<tr>
<td>$0 to $250,000</td>
<td>Company information only; project team to verify safety information during each bid solicitation</td>
</tr>
<tr>
<td>$250,001 to $999,999 (or single project limit)</td>
<td>Above plus Experience Modification Rating (EMR) letter and data, Safety information, surety reference letter, trade credit references and project references</td>
</tr>
<tr>
<td>$1,000,000 to single project limit</td>
<td>All above plus certified public accountant (CPA) prepared audited or reviewed financial statement</td>
</tr>
</tbody>
</table>

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

Pre-Qual Online
https://apps.skanska.com/prequalinquiry/
Jackson West Medical Center

$252 million total budget

Initial construction to include outpatient facilities and parking

Flexible design can expand

Specialty subcontractors assisting design

Phased construction

Soil remediation begins next month

Site work and demolition begin in September
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%
**PROJECT UPDATE**

- **Currently in the Design Development Stage**
- **100% Construction Documents potentially phased out:**
  - Garage & MOB 100% CD Anticipated 1\textsuperscript{st} Quarter of 2018
  - Hospital Anticipated 2\textsuperscript{nd} 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.
<table>
<thead>
<tr>
<th>Bid Package</th>
<th>Package Description</th>
<th>Target Buyout Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Site Drainage, utilities &amp; asphalt</td>
<td>November 2017</td>
</tr>
<tr>
<td>2</td>
<td>Vibro Replacement(Rock Piers)</td>
<td>November 2017</td>
</tr>
<tr>
<td>3</td>
<td>Foundation Package</td>
<td>December 2017</td>
</tr>
<tr>
<td>4</td>
<td>Masonry &amp; Miscellaneous Steel Package</td>
<td>December 2017</td>
</tr>
</tbody>
</table>
## Jackson South Medical Center

<table>
<thead>
<tr>
<th>Project</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>Intensive care unit buildout</td>
<td>$48.6 million total</td>
</tr>
<tr>
<td>Second floor modernization</td>
<td></td>
</tr>
<tr>
<td>New pediatric emergency department</td>
<td></td>
</tr>
<tr>
<td>Behavioral health unit renovation</td>
<td></td>
</tr>
<tr>
<td>Infrastructure updates</td>
<td></td>
</tr>
<tr>
<td>Medical office building improvement</td>
<td></td>
</tr>
</tbody>
</table>
Jackson South Medical Center
Turner Construction

• Design Consultant
  • SBE-A/E Goal
    Bermello Ajamil & Partners
    13.02%

• Construction Manager
  • SBE-C Protégé
    Turner Construction
    MCO Construction

• GMP:
  • 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:
  o 1st Floor Behavioral Health Unit Renovation
  o 1st Floor Pediatric Emergency Dept. Upgrade
  o 2nd Floor – Maternity Unit Renovation
  o 2nd Floor – Med/Surg Unit Renovation
  o Re-Roofing
  o Elevator Upgrades
<table>
<thead>
<tr>
<th>Bid Package</th>
<th>Package Description</th>
<th>Target Buyout Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>10</td>
<td>Phase 2 -- Drywall, Framing, and Ceilings</td>
<td>February 2018</td>
</tr>
<tr>
<td>11</td>
<td>Re-Roofing (SBE)</td>
<td>February 2018</td>
</tr>
<tr>
<td>12</td>
<td>Phase 2 -- Tiling (SBE)</td>
<td>February 2018</td>
</tr>
<tr>
<td>13</td>
<td>Phase 2 - Flooring (SBE)</td>
<td>February 2018</td>
</tr>
<tr>
<td>14</td>
<td>Phase 2 – Painting (SBE)</td>
<td>February 2018</td>
</tr>
<tr>
<td>15</td>
<td>Phase 2 – Doors/Frames/Hardware (SBE)</td>
<td>February 2018</td>
</tr>
<tr>
<td>16</td>
<td>Phase 2 – Millwork</td>
<td>February 2018</td>
</tr>
<tr>
<td>17</td>
<td>Phase 2 – Specialties</td>
<td>February 2018</td>
</tr>
<tr>
<td>18</td>
<td>Phase 2 – Fire Protection</td>
<td>February 2018</td>
</tr>
</tbody>
</table>
Christine E. Lynn Rehabilitation Hospital for the Miami Project to Cure Paralysis at UHealth/Jackson
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 4th Quarter 2017

Foundations beginning 1st Quarter 2018
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.

  o BP-01 Structural Steel  - George’s Welding (SBE-C Firm)
  o BP-02 Precast Concrete – Stabil Concrete
  o BP-03 Curtain Wall – Crawford Tracey
  o BP-04 Drywall, Framing & Ceilings – Titus Drywall
  o BP-05 Fire Protection - Spinklermatic
  o BP-06/07 HVAC/Plumbing – B and I Mechanical
  o 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:
  o Cast-in-place concrete
  o Sub-grade waterproofing
  o Dewatering
  o Augercast Piles
  o Sitework and Utilities
# New Rehab Hospital

**Turner Construction**

## CONSTRUCTION PACKAGES – SIX MONTH FORECAST

<table>
<thead>
<tr>
<th>Bid Package</th>
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<th>Target Buyout Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>11</td>
<td>Dewatering</td>
<td>January 2018</td>
</tr>
<tr>
<td>12</td>
<td>Augercast Piles</td>
<td>January 2018</td>
</tr>
<tr>
<td>14</td>
<td>Sitework and Site Piped Utilities &amp; Storm Drainage</td>
<td>January 2018</td>
</tr>
<tr>
<td>15</td>
<td>Cast-in-Place Concrete</td>
<td>January 2018</td>
</tr>
<tr>
<td>16</td>
<td>Sub-grade Waterproofing</td>
<td>January 2018</td>
</tr>
</tbody>
</table>
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
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

or call 305-375-3111
Next Scheduled Roundtable Meeting
January 2018

Capital Projects Outreach Roundtable Documents
www.jacksonhealth.org/capital-projects-outreach-roundtable.asp

Jackson Health System Social Media

Instagram: @JacksonHealth
Twitter: @JacksonHealth
Facebook: Jackson Health System