

# South Broward Hospital District Board Building Committee Construction Progress Report September 2022

<i>Active Projects</i>	<i>Contractor/Architect</i>	<i>Scheduled Completion Date</i>	<i>Current Status</i>	<i>Comments</i>
<b><u>Memorial Regional Hospital</u></b>				
Labor & Delivery Renovation	Turner Construction/HKS	May 2022	October 2022	Supply Chain
Linear Accelerator Replacement	Gerrits Construction/ACAI Associates	**June 2023	On Schedule	None
Emerg Dept and Trauma Bay Renovation	Turner Construction/Harvard Jolly	**January 2025	On Schedule	None
<b><u>Joe DiMaggio Children's Hospital</u></b>				
Bed Tower Expansion Floors 5-8	Robins & Morton/HKS Architects	November 2022	On Schedule	None
Emergency Department Renovation	Engel Construction/Harvard Jolly	**August 2023	On Schedule	None
<b><u>Memorial Regional Hospital South</u></b>				
OR Electrical Upgrade	Engel Construction/Saltz Michelson	November 2022	June 2023	Supply Chain
Wind Retrofit	Thornton Construction/Saltz Michelson	December 2023	On Schedule	None
Main Electrical Feeders	Thornton Construction/Saltz Michelson	**April 2023	On Schedule	None
<b><u>Memorial Hospital West</u></b>				
Cancer Institute Expansion	DPR Construction/HKS Architects	May 2023	On Schedule	None
Central Sterile Processing	Thornton Construction/Saltz Michelson	**September 2023	On Schedule	None
*Outpatient Nursing	Gerrits Construction/ACAI Associates	**June 2023	On Schedule	None
<b><u>Memorial Healthcare System</u></b>				
Outpatient Behavioral Health	ANF Group, Inc./Saltz Michelson	August 2022	November 2022	Supply Chain
MOBII Pediatric FitOut 2 & 3 FI Tenant Bld	Thornton Construction/Harvard Jolly	**August 2023	On Schedule	None
Urgent Care Center Miami Gardens	Gerrits Construction/Saltz Michelson	**March 2023	On Schedule	None
Primary Care Center Weston	Gerrits Construction/Saltz Michelson	**March 2023	On Schedule	None
<b><u>Memorial Hospital Miramar</u></b>				
Service Elevator	Engel Construction/Saltz Michelson	January 2023	On Schedule	None

\*Denotes Item Added to Report

\*\*Estimate Pending Permit



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South Broward Hospital District  
Board Building Committee  
Projects in Planning  
September 2022

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<b><u>Memorial Regional Hospital</u></b>	<b>Contractor / Architect</b>	
Family Birthplace 4 <sup>th</sup> Floor	Turner Construction	HKS Architects
Interventional Radiology	TBD	ACAI Associates
Kitchen Renovation	Robins & Morton	Harvard Jolly
Master Plan	Robins & Morton	HKS Architects
 <b><u>Joe DiMaggio Children's Hospital</u></b>		
Imaging Equipment Replacement	TBD	TBD
Rehab and U18 Expansion	TBD	Harvard Jolly
 <b><u>Memorial Regional Hospital South</u></b>		
Chiller Replacement	TBD	Saltz Michelson
HVAC System	TBD	Saltz Michelson
 <b><u>Memorial Hospital West</u></b>		
3 West HEPA Filtration	TBD	HKS Architects
Master Plan ICU/ED/MCI	TBD	HKS Architects
OR/Family Birthplace	TBD	HKS Architects
 <b><u>Memorial Healthcare System</u></b>		
Command Center	TBD	Saltz Michelson
DIO PAC Offices	TBD	Saltz Michelson
Free Standing Emergency Department	TBD	HKS Architects
Wellington ASC Conversion	TBD	Harvard Jolly
 <b><u>Memorial Hospital Miramar</u></b>		
Interventional Radiology Room	TBD	ACAI Associates
 <b><u>Memorial Hospital Pembroke</u></b>		
Chiller Replacement	TBD	Saltz Michelson



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**TO:** Scott Wester, President and Chief Executive Officer  
**FROM:** David Schlemmer, Vice President  
Construction and Property Management  
**SUBJECT:** Bid Opening: Interventional Radiology – Memorial Regional Hospital  
**DATE:** October 12, 2022

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Bids for the Interventional Radiology Project at Memorial Regional Hospital were opened at 4:00 P.M. on Wednesday, October 12, 2022, in the Executive Conference Room and through Teleconference. In attendance were Scott Wester, Leah Carpenter, David Smith, Paola Buitron-Bouw and David Schlemmer. Also in attendance (via telephone) were Walter Bussell and representatives from Engel Construction, Inc., Gerrits Construction, Inc., Thornton Construction Company, Inc., and Turner Construction Company.

The following bids were received for Interventional Radiology at Memorial Regional Hospital:

➤ Engel Construction, Inc.	\$ 1,895,083.31
➤ Gerrits Construction, Inc.	\$ 2,971,553.00
➤ Thornton Construction Company, Inc.	\$ 2,252,505.00
➤ Turner Construction Company	\$ 1,826,576.75

Mr. Schlemmer informed the group, as has been the standard practice, that the bids would be reviewed and verified for accuracy.

Recommendation for award will be presented at the next regularly scheduled Board Building Committee Meeting.



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**TO:** Scott Wester, President and Chief Executive Officer  
**FROM:** David Schlemmer, Vice President  
Construction and Property Management  
**SUBJECT:** Guaranteed Maximum Price – Family Birthplace, 4<sup>th</sup> Floor,  
Memorial Regional Hospital  
**DATE:** October 11, 2022

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Turner Construction, the Board approved Top Ranked Firm selected for construction of the Family Birthplace Project on the 4<sup>th</sup> Floor of Memorial Regional Hospital, submitted the attached Guaranteed Maximum Price (GMP) in the amount of \$43,850,159.

Vermeulens, our cost estimating firm, provided an estimated construction value of \$44,742,920 for the 4<sup>th</sup> Floor Family Birthplace Project at Memorial Regional Hospital.

Turner Construction issued competitive subcontractor bids based on construction documentation provided by the project architect, HKS Architects. Bids were received directly by the Memorial Healthcare System construction staff and opened in a controlled manner with oversight by myself, MHS Construction Services and MHS Office of the General Counsel. Turner Construction compiled the bids received and developed a schedule of values for the Healthcare System's review. Concurrently Memorial hired an independent construction estimator, Vermeulens, to provide assistance in validating the construction manager's costs. Subsequently construction services staff, myself, along with our architect, engineers and estimator, met with Turner Construction, in order to analyze the results of the bids and to compare those figures to the values produced by Vermeulens.

The Guaranteed Maximum Price (GMP) provided by Turner Construction is within the cost estimates of our independent cost estimator. Recommendation for approval of the submitted \$ 43,850,159 GMP will be presented at the next regularly scheduled Board Building Committee meeting.

#### ATTACHMENTS



September 26, 2022

Mr. David Schlemmer  
Vice President  
Memorial Healthcare System  
3111 Stirling Rd  
Fort Lauderdale, FL 33312

**Re: Memorial Regional Hospital Family Birthplace 4<sup>th</sup> Floor Renovation Project.**

Dear Mr. Schlemmer:

This letter shall serve as confirmation of our Guaranteed Maximum Price for the Memorial Regional Family Birthplace 4<sup>th</sup> Floor Renovation Project, in the amount of \$43,850,159.

Thank you again for the opportunity and looking forward to another successful project with The Memorial Regional Health Systems.

Sincerely,

A handwritten signature in black ink, appearing to read "Carmen S. Gonzalez".

Turner Construction  
Carmen S. Gonzalez  
Project Executive

Memorial Healthcare System  
3501 Johnson Street  
Hollywood, FL 33021

9.23.2022

Attention: David Schlemmer, VP - Construction & Property Management

**Re: Memorial Regional Hospital – 4<sup>th</sup> Floor Family Birthplace Renovation**

Dear David,

Please find enclosed our independent cost estimate for the above project based on contract documents. Based on our analysis, the estimated cost of construction should not exceed: \$44,742,920.

This estimate includes all direct construction costs, general contractor's overhead, and profit and contractor's contingencies.

Excluded from the estimate are hazardous waste removal, loose furnishings, and equipment, moving, administrative and financing costs.

This estimate is based on an analysis of comparable projects and adjustments for local market conditions.

If you have any questions or require further analysis, please do not hesitate to contact us.

Yours very truly,

James Vermeulen, PQS  
Managing Partner

