

# Memorandum



To: **Gary Hartfield, Director**  
Small Business Development Division

From: **John G. Ellis, III, Senior Procurement Contracting Officer**  
Procurement Management Department Jackson Health System

CC: Veronica Clark, Laurie Johnson, Arnaldo Rodriguez, David Clark, Kenneth Robertson

Date: June 16, 2015

Re: ITB 15-13255-JE –Holtz East Tower (ET) 6B Renovation Project

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## Background:

The project scope of work will consist of complete interior demolition and renovations of the Holtz East Tower 6<sup>th</sup> Floor (6B) Nursing Unit at Jackson Memorial Hospital. The interior renovations will be to existing 13,100 square foot of pediatric med/surg inpatient unit, to a new pediatric med/surg, oncology, hematology and bone marrow transplant patients unit. All interior finishes are to be upgraded and MEPFP systems will be completely upgraded. The work will take place within an active pediatric healthcare setting on the 5<sup>th</sup> and 6<sup>th</sup> floor of the Holtz Women and Children Hospital. The estimated project is \$2,000,000.00.

## Minimum Requirements and Special Conditions:

Bidders (General Contractors) shall hold a current Certificate of Competency and/or license from the State of Florida as either a RGC or CGC (Registered or State Certified General Contractor). The General Contractor shall have experience of successfully completing a minimum of two (2) similar interior renovation projects within a healthcare facility within the last seven (7) years. Bidders shall also have knowledge, experience, and familiarity with current codes and requirements of authorities having jurisdiction; Agency for Health Care Administration (AHCA) & City of Miami, and knowledge and experience of providing construction services within an operational building where systems and services must continue without interruptions.

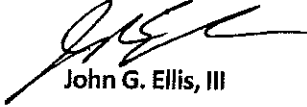
Mechanical, electrical, and plumbing sub-contractors shall hold a current Certificate of Competency and/or applicable license from the State of Florida in order to complete the required scope of work, and shall provide evidence of successfully completing a minimum of two (2) similar healthcare facilities projects that required AHCA review and inspections within the past seven (7) years. The electrical sub-contractor shall have knowledge and experience of NEC (2008) Article 517, and NFPA 99 (2005) Chapter 4.

## Recommendation:

It is the department's recommendation that the Construction Review Committee (RC) approve the Small Business Enterprise Construction (SBE-C) measure of 27.75% for the above-referenced contract.

If you have any questions regarding this matter, please contact my office at (305) 585-2243.

Regards,



**John G. Ellis, III**

Senior Procurement Contracting Officer  
Procurement Management Department  
Jackson Health System

**DEPARTMENTAL INPUT**  
**CONTRACT/PROJECT MEASURE ANALYSIS AND RECOMMENDATION**

Project Title: Jackson Memorial Hospital RFQ – Holtz East Tower 6<sup>th</sup> Floor (6B) Modernization

Contract/Project No. \_\_\_\_\_

**DESCRIPTION:** Provide general contracting and construction management services for a complete interior demolition and renovation of the Holtz East Tower 6<sup>th</sup> Floor (6B) Nursing unit at Jackson Health Systems.

DEPARTMENT: JMH-Capital Projects CONTACT: Viviana Alemany PHONE: (305) 585-7822

ESTIMATED CONSTRUCTION PROJECT BUDGET COST: \$2,000,000 FUNDING SOURCE: JMH Foundation Funded

**ANALYSIS**

Commodity/Service No. _____	SIC: _____	<u>Trade/Commodity/Service Opportunities</u>	
<p><b><u>Contract/Project History of Previous Purchases for Previous Three (3) Years</u></b></p> <p>Check Here <input checked="" type="checkbox"/> if this is a New Contract/Purchase with no Previous History</p>			
	<u>Existing</u>	<u>2<sup>nd</sup> Year</u>	<u>1<sup>st</sup> Year</u>
Contractor	_____	_____	_____
Ethnicity/Race	_____	_____	_____
Gender	_____	_____	_____
Contract Value	_____	_____	_____
COMMENTS: _____			

**RECOMMENDATIONS**

<u>CSBE GOAL</u> 27.75 %	<u>BID PREFERENCE</u> N/A	<u>NO MEASURE</u>	
<u>Analysis for Goal Recommendation</u>			
<u>Sub-Trade</u>	<u>Est. Cost</u>	<u>% of Item to base Bid</u>	<u>Availability</u>
Demolition	\$30,000	1.5%	
Drywall/ Framing	\$75,000	3.75 %	
Mechanical	\$325,000	16.25 %	
Electrical	\$450,000	22.5 %	
Fire Alarm	\$45,000	2.25 %	
Plumbing	\$325,000	16.25%	
Fire Sprinkler Fire Suppression Syst.	\$35,000	1.75 %	
Painting	\$35,000	1.75%	
Flooring	\$215,000	10.75 %	
ICRA Labor	\$15,000	.75%	
Doors & Frame	\$150,000	7.5 %	
Ceiling	\$50,000	2.5%	
Finishes/ Millwork/Accessories	\$250,000	12.5 %	
<b>TOTAL CSBE Recommendation</b>	<b>\$555,000</b>	<b>27.75%</b>	
<b>TOTAL Project Budget</b>	<b>\$2,000,000</b>	<b>100%</b>	

Basis for Recommendation: Demolition, Drywall/Framing, Painting, Flooring, Doors & Frame, Ceiling

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David Clark  
 David Clark, Corporate Director, Capital Projects
 

 Date: Small Business Development

Project Analysis for Goal Recommendation (CWP)

6/3/2015

**Project Title:** Jackson Memorial Hospital RFQ – Holtz East Tower 6th Floor (6B) Modernization

**Contract/Project No.**

**DESCRIPTION:** Provide general contracting and construction management services for a complete interior demolition and renovation of the Holtz East Tower 6th Floor (6B) Nursing unit at Jackson Health Systems.

**DEPARTMENT:** JMH-Capital Projects      **CONTACT:** Viviana Alemany      **PHONE :** ( 305) 585-7822

**ESTIMATED CONSTRUCTION PROJECT**  
**BUDGET COST: \$2,000,000**

**FUNDING SOURCE:** JMH Foundation Funded

Trades/Skills Required	Est. # of workforce required per trade	Est. # of total days to complete job
Bricklayers & Allied Craftsmen		
Carpenters	4	480
Carpet Workers		
Interior Specialists	6	720
Drywall Finishers	6	360
Electrical Workers	6	720
Elevator Construction		
Glazers		
Architectural Metal & Glass Workers		
Insulators & Asbestos Workers	4	480
Ironworkers		
Laborers	4	480
Millwrights, Machinery Erectors & Divers		
Operating Engineers, Building Work		
Painters & Allied Trades	4	80
Pipefitters, AC & Refrigeration	4	64
Plumbers	4	64
Roofers, Waterproofers & Allied Workers		
Sheetmetal Workers	6	360
Sign/ Display & Allied Trades		
Sprinkler Fitters	4	120
Teamsters, Trucking		
Welders	1	30
Pre-Cast / GRFC panels Erectors		