Time & Change: Building the Future

- Arts District
- Interdisciplinary Health Sciences Center
- Interdisciplinary Research Building
- Health Sciences Faculty Offices and Optometry Clinic
- WMC Inpatient Tower
- Regional Ambulatory
WHO TO CONTACT
osuoutreach@holder.com
PROJECT OVERVIEW
School of Music
- +/- 83,000 GSF
- 4 Stories
- Performance, Rehearsal & Teaching Space

Department of Theater
- +/- 103,000 GSF
- 4 Stories
- Performance, Rehearsal & Teaching Space

Arts District

June 2019 break ground
Q2 2021 substantial completion
TRADE PACKAGES

Arts District

- Paint
- Carpet/Tile
- Waterproofing
- Masonry
- Signage
- Fencing
- Fireproofing
- Concrete
- Millwork
- Drywall/ACT
- General Trades
- Demolition
- Sitework

- Glass
- Landscape / Hardscape
- Roofing
- Metal Panels
- Fire Protection
- Specialties
- Window Coverings
- Doors
- Security
- Audio/Visual
- Equipment
- Overhead Doors
- Theatrical Systems
Document Release Dates:

April 2019 – 70% Enabling Package
May 2019 – 85% Construction Documents
July 2019 – 100% Construction Documents
**Basis of Evaluation**

- Competitive Pricing
- Contract Compliance
- Completion of “Scope Checklist”
- Plan to Execute the Work
- EDGE Participation Plan
- Project Team
- Schedule
- Unit Prices
INTERDISCIPLINARY RESEARCH FACILITY

• 270,000 GBSF
  • Four Floors with Basement & Penthouse (single bar)
  • Concrete Frame
  • Brick and Glass Façade

• Vivarium
  • 23,000 SF – Housing rodent and zebra fish research (basement)

• Core Lab
  • 8,000 SF (basement)

• Experimental Research
  • 135,000 SF – 100 wet labs in 10 PI’s (Floors 1 thru 4)

• Computational Research
  • 28,400 SF – Accommodating 30 PI’s (floors 1 thru 4)

• Office / Collaborative Space
  • 16,000 SF Admin / Collaborative Space

• Support Spaces
  • 72,000 SF (loading dock, support & MEP Penthouse)
## Interdisciplinary Research Facility

### Bid Packages

<table>
<thead>
<tr>
<th>Category</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>Surveying</td>
<td>Exterior Windows</td>
</tr>
<tr>
<td>Trailers</td>
<td>Aluminum Storefront Entrances</td>
</tr>
<tr>
<td>Portable Restrooms</td>
<td>Exterior CFS &amp; Sheathing</td>
</tr>
<tr>
<td>Dumpsters</td>
<td>Elevators</td>
</tr>
<tr>
<td>Material Hoist</td>
<td>Fire Protection</td>
</tr>
<tr>
<td>Temporary Trash Chutes</td>
<td>Millwork and Moldings</td>
</tr>
<tr>
<td>Earthwork / Site Utilities</td>
<td>Cabinetry, Casework, Countertops</td>
</tr>
<tr>
<td>Asphalt Paving</td>
<td>Doors, Frames, &amp; Hardware</td>
</tr>
<tr>
<td>Site Concrete</td>
<td>Overhead Rolling Doors / Grilles</td>
</tr>
<tr>
<td>Landscaping</td>
<td>Interior Partitions</td>
</tr>
<tr>
<td>Concrete</td>
<td>Ceilings</td>
</tr>
<tr>
<td>Masonry – (CMU &amp; Brick)</td>
<td>Flooring (Carpet &amp; Vinyl)</td>
</tr>
<tr>
<td>Structural Steel</td>
<td>Tile (Floor &amp; Wall)</td>
</tr>
<tr>
<td>Metal Stairs and Railing</td>
<td>Painting</td>
</tr>
<tr>
<td>Roofing</td>
<td>Laboratory Casework &amp; Specialties</td>
</tr>
<tr>
<td>Window Treatments</td>
<td>Signage (Interior &amp; Exterior)</td>
</tr>
</tbody>
</table>
SCHEDULE

- **SCHEMATIC DESIGN**: 2/1/19-5/1/2020
- **SUBCONTRACTOR PROCUREMENT**: 9/1/2019-6/1/2020
- **SITEWORK**: 1/1/2020-6/1/2020
- **STRUCTURE / SKIN**: 3/1/2020-11/1/2020
- **MEP**: 11/1/2020 - 2/1/2022
- **START-UP / COMMISSIONING**: 7/1/2021 - 2/1/2022
- **SUBSTANTIAL COMPLETION**: 2/1/2022
The Ohio State University Wexner Medical Center

- Inpatient Hospital - Q3 2020-Q4 2024
- Garage - Q2 2019-Q2 2021
- Central Sterile Processing Building - Q2 2019-Q4 2020

Chrystal Stowe, Smoot Construction – Diversity and Inclusion Coordinator
Inpatient Tower

- Expanding and replacing up to 840 beds in Rhodes and Doan
- Early work begins Q3 2019
- Completed end of 2024
- Renovation work in The James
- Renovation work in University Hospital

### Wexner Medical Center Inpatient Hospital
**Preliminary EDGE Subcontracting Plan - Goals by CSI Trade Division**

<table>
<thead>
<tr>
<th>Construction Trade Division</th>
<th>Project Goal</th>
<th>Construction Trade Division</th>
<th>Project Goal</th>
</tr>
</thead>
<tbody>
<tr>
<td>Division 1 - General Requirements</td>
<td>10%</td>
<td>Division 12 - Furnishings</td>
<td>0%</td>
</tr>
<tr>
<td>Division 2 - Existing Conditions</td>
<td>25%</td>
<td>Division 13 - Special Construction</td>
<td>0%</td>
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<tr>
<td>Division 3 - Concrete</td>
<td>10%</td>
<td>Division 14 - Conveying</td>
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<tr>
<td>Division 4 - Masonry</td>
<td>10%</td>
<td>Division 21 - Fire Protection</td>
<td>0%</td>
</tr>
<tr>
<td>Division 5 - Metals</td>
<td>20%</td>
<td>Division 22 - Plumbing</td>
<td>15%</td>
</tr>
<tr>
<td>Division 6 - Wood, Plastic, and Composite</td>
<td>20%</td>
<td>Division 23 - Mechanical</td>
<td>15%</td>
</tr>
<tr>
<td>Division 7 - Thermal and Moisture Protection</td>
<td>10%</td>
<td>Division 26 - Electrical</td>
<td>15%</td>
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<tr>
<td>Division 8 - Openings</td>
<td>20%</td>
<td>Division 27 - Communication</td>
<td>10%</td>
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<td>Division 9 - Finishes</td>
<td>15%</td>
<td>Division 31 - Earthwork</td>
<td>20%</td>
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<tr>
<td>Division 10 - Specialties</td>
<td>25%</td>
<td>Division 32 - Exterior Improvements</td>
<td>25%</td>
</tr>
<tr>
<td>Division 11 - Equipment</td>
<td>5%</td>
<td>Division 33 - Utilities</td>
<td>20%</td>
</tr>
</tbody>
</table>
Parking Garage

- 700,000 SF
- 1,800 spaces
- 7 stories
- Connected with new tower above 10th
- Potential vertical expansion
- Post tension cast-in-place structure
- Begin construction Q2 2019
- End construction Q1 2021

G.1 Bid Packages
Bid Package #002-Site Demo, Excavation, and Site Utilities 00 24 13.02
Bid Package #003-Soil Augmentation 00.24.13.03
Bid Package #005-Earth Retention Systems 00 24 13.05
Bid Package #012.01-Electrical-Underground 00 24 13.12.01

G.2 Bid Packages
Bid Package #001-Cast In Place Concrete 00 24 13.01
Bid Package #004-Paving, Sidewalks, and Curbs 00 24 13.04
Bid Package #006-Gen. Trades, Carpentry, Doors & Hardware, Painting 00 24 13.06
Bid Package #008-Curtainwall, Storefront, Glass and Glazing 00 24 13.08
Bid Package #009-Elevators and Vertical Transportation 00 24 13.09
Bid Package #010-Plumbing and Plumbing Insulation 00 24 13.10
Bid Package #011-Mechanical, Mechanical Ins., TAB, and Controls 00 24 13.11
Bid Package #012.02-Electrical, LV, CCTV, Security, Access Control 00 24.13.12.02
Bid Package #013-Fire Suppression 00 24 13.13
Bid Package #014-Structural Steel and Misc. Metals 00 24 13.14
Bid Package #015-Site Improvements, Landscaping, Irrigation 00 24 13.15
Bid Package #016-Roofing, Sheetmetal, Flashings, and Trims, veg. roofs 00 24 13.16
Bid Package #017-Garage Striping 00 24 13.17
Bid Package #018-Caulking, Sealants, Firestopping, Waterproofing 00 24 13.18
Bid Package #019-Masonry 00 24 13.19
Bid Package #020-Signage 00 24 13.20
Bid Package #021-Traffic Control
OFF-SITE CSS

Central Sterile

Existing Site
CSS Offsite

- Corner of Kenny and Ackerman
- Greenfield site
- 60,000 SF building
- Operational by 2021
- OSU furnished processing equipment
- Warehouse space
- Central distribution
- Truck Storage Building

**Bid Package Group #1**

BP#1.1.0  Mass Excavation, Stockpile, and SWPPP  
BP#1.1.1  Site Demolition, Sitework, and Utilities  
BP#1.1.2  Bituminous and Concrete Paving  
BP#1.2.0  Concrete  
BP#1.3.0  Structural Steel and Miscellaneous Metals  
BP#1.4.0  Mechanical / HVAC  
BP#1.5.0  Electrical  
BP#1.6.0  Plumbing  
BP#1.7.0  Fire Suppression  
BP#1.8.0  Material Hoist

**Bid Package Group #2**

BP#2.1.0  Cold Formed Metal Framing, Interior Partitions, and Ceilings  
BP#2.2.0  Roofing  
BP#2.3.0  Metal Panels  
BP#2.4.0  Aluminum Storefront, Windows, Glass  
BP#2.5.0  General Trades  
BP#2.6.0  HM Frames, Doors, Hardware  
BP#2.7.0  Overhead Coiling Doors  
BP#2.8.0  Loading Dock Equipment

**Bid Package Group #3**

BP#3.1.0  Masonry  
BP#3.2.0  Auto Openers / Airlock Doors  
BP#3.3.0  Epoxy Flooring  
BP#3.4.0  Tile, Resilient Flooring, and Carpet  
BP#3.5.0  Paintings and Coatings  
BP#3.6.0  Telecom  
BP#3.7.0  Exterior Improvements
Jeffk@daimlergroup.com
Wexner Medical Center
Regional Ambulatory Facility

Project Details

- Two buildings totaling approximately 245,000 SF
- Medical Office Building - 5-story building
- Ambulatory Surgical Center - 2-story building

Preliminary Phased Construction Schedule

- October 2018: BP #1 Mass Excavation Commenced
- April 2019: BP #2 Core & Shell and Site Improvement
- June 2019: BP #3 Tenant Improvements
- June 2019: Building Construction Begins
- Spring 2021: Construction Completion
Wexner Medical Center
Regional Ambulatory Facility

Earthwork / Site Utilities  Exterior CFS & Sheathing
Asphalt Paving         Elevators
Site Concrete          Fire Protection
Landscaping           Millwork / Finish Carpentry
Concrete              Doors, Frames & Hardware
Masonry (CMU & Brick)  Overhead Rolling Doors
Structural Steel       Interior Metal Framing / Drywall / ACT
Metal Stairs and Railing/ Misc.
Metals
Rough Carpenter
Roofing
Window Treatments
Aluminum Storefront / Entrance / Curtain Wall / Glass
Flooring
Painting
Signage
HEALTH SCIENCE FACULTY OFFICE
AND OPTOMETRY CLINIC

PROJECT DETAILS

✓ 6 STORIES, 116,000 SF
✓ MEDICAL OFFICE BUILDING AND STAFF OFFICES

PHASED CONSTRUCTION SCHEDULE

✓ PHASE 1 BIDS FEBRUARY 2019:
  ENVIRONMENTAL/DEMOLITION/ENABLING ELECTRIC
✓ PHASE 2 BIDS MARCH 2019:
  FOUNDATION/CONCRETE/ STEEL/EGRESS STAIRS
✓ PHASE 3 BIDS MAY 2019: CORE & SHELL & TENANT IMPROVEMENT PACKAGES
✓ SUMMER 2020 COMPLETION
Doing Business with Gilbane

1. Haven’t worked with Gilbane as a first-tier partner?

   Visit outreach.gilbaneco.com to register

2. Worked as a first-tier partner with Gilbane?

   Visit www.ibidpro.com to update your information

Team Contact Information

David Williams
Project Executive
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614-948-0081

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Project Manager
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614-948-0076

Craig Wagner
Chief Purchasing Agent
cwagner@gilbaneco.com
614-948-4071
150,000 SF Renovations and 100,000 SF New Construction

Includes demolition of existing structures, renovation of existing buildings and construction of a new building with upgraded and flexible facilities

The goal is to create a collaborative campus for interprofessional education throughout the Health Sciences

Program elements will include classrooms, anatomy labs, community life, administrative and building support spaces

Work will be completed in five phases to maintain academic operations throughout construction
<table>
<thead>
<tr>
<th>BP#</th>
<th>Bid Packages</th>
</tr>
</thead>
<tbody>
<tr>
<td>01A</td>
<td>Demo/Clearing/Fencing</td>
</tr>
<tr>
<td>01B</td>
<td>Asbestos Abatement</td>
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<tr>
<td>03A</td>
<td>Concrete Foundations</td>
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<tr>
<td>04A</td>
<td>Masonry/Stone</td>
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<tr>
<td>05A</td>
<td>Structural Steel</td>
</tr>
<tr>
<td>05B</td>
<td>Miscellaneous and Ornamental Metals</td>
</tr>
<tr>
<td>06A</td>
<td>General Trades/Rough Carpentry</td>
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<tr>
<td>06B</td>
<td>Casework</td>
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<tr>
<td>07A</td>
<td>Metal and Membrane Roofing</td>
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<td>08A</td>
<td>Exterior Curtainwall/Interior Glass</td>
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<tr>
<td>09A</td>
<td>Drywall/Paint</td>
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<tr>
<td>09B</td>
<td>Terrazzo Flooring</td>
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<tr>
<td>09C</td>
<td>Carpet/Resilient Floor Tile/Ceramic Tile</td>
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<tr>
<td>14A</td>
<td>Elevators</td>
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<tr>
<td>21A</td>
<td>Fire Protection Systems</td>
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<tr>
<td>22A</td>
<td>Plumbing Systems</td>
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<tr>
<td>23A</td>
<td>HVAC/Controls</td>
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<tr>
<td>26A</td>
<td>Electrical/Communications/Technology</td>
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<tr>
<td>27A</td>
<td>Audio/Video</td>
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<tr>
<td>31A</td>
<td>Sitework/Utilities</td>
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<tr>
<td>32A</td>
<td>Hardscapes – Site Concrete, Asphalt</td>
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<tr>
<td>32B</td>
<td>Landscaping</td>
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<tr>
<td>99A</td>
<td>Final Cleaning</td>
</tr>
</tbody>
</table>
Hamilton Hall Renovations
July 2019 – January 2020

New Building Addition
August 2020 – August 2022
Certification Program

- The State of Ohio’s Encouraging Diversity, Growth and Equity (EDGE) program establishes an annual procurement goal (currently set at five percent) for state agencies, boards and commissions, as well as guidelines for state universities in awarding contracts to certified EDGE businesses. The EDGE program is an ethnicity-and-gender neutral program designed to assist socially and economically disadvantaged businesses in obtaining state government contracts in the following areas: construction, architecture and engineering; professional services; goods and services; and information technology services.

R.C. Codes 123.152
EDGE Website: das.ohio.gov/eod
Certification Limits

EDGE Graduation and
Participation Time Limits

10-Year Time Limit
Graduation
• Economically Disadvantaged Business Owner
• Economically Disadvantaged Business
EDGE Program Eligibility

• Owned and controlled by a U.S. citizen and Ohio resident who is both socially and economically disadvantaged.
• Social disadvantage:
  • Ethnicity
  • Female gender
  • Chronic, physical or mental disability
  • Business owner's long term residence in an environment isolated from the mainstream of American society
EDGE Program Eligibility

- **Ethnicity:**
  - **African Americans or Blacks**
    - All persons having origins in any of the black racial groups of Africa
  - **American Indian**
    - All persons who maintain culture and have origins in a federally recognized Indian tribe as listed in the current "Federal Register Notice of Indian Entities Recognized and Eligible to Receive Services" from the U.S. Bureau of Indian Affairs.
  - **Asians**
    - All persons having origins in any of the original people of the Far East, including China, Japan and Southeast Asia. India has been included in the definition of "Asian." Subsequent to that, Pakistan was included because the country came about as a division from India.
  - **Hispanics or Latinos**
    - All persons of Spanish or Portuguese culture with origins in Mexico, South or Central America or the Caribbean Islands, regardless of race.
EDGE Program Eligibility

- Economic disadvantage:
  - Two-year average personal income of less than $250,000;
  - Personal net worth of less than $250,000 at time of application; and
  - Fair market value of all assets less than $4 million
The Certification Process:

In a nutshell…

• EOD reviews the application and supporting documentation for completeness and begins the audit process
  • Validation of application information
  • Ownership and control

• EOD completes an onsite interview and additional documentation may be requested

• EOD analyzes documentation and the information gathered during the interview; and makes a determination as to approval or disapproval

• EOD notifies client as to determination and next steps
Documents Required

For all EDGE applicants:

1. Proof of U.S. citizenship
2. Proof of Ohio residency
3. Proof of social and economically disadvantaged group (EDGE)
4. Resume
5. Registered trade name or fictitious name (Ohio Secretary of State)
6. Federal and State tax returns

Please see edge.ohio.gov for a detailed list.

Ohio Department of Administrative Service
Stacy Cornett, Program Administrator
Bobbi Bell-Bartholomew, Program Administrator
Columbus Urban League

Evelyn Cleveland, Intake Coordinator

Minority Business Assistance Centers

Mission: To advance business opportunities for minority and small disadvantaged business enterprises and provide market access that leads to sustainable business relationships.

Location: Huntington Empowerment Center at the Columbus Urban League
788 Mt. Vernon Ave.
Columbus, OH 43203

Hours of Operation: Monday – Friday, 9:00 A.M. to 5:00 P.M.
(Office is closed daily from 12:00 P.M. to 1:00 P.M.)

Phone: (614) 372-2358
Email: mbac@cul.org
Website: www.cul.org/mbac/

Services

• Technical Assistance
• One-on-One Counseling
• Training
• Financial Readiness Services
• Identifying Accesses to Capital
• Contract Assistance
• Bonding Programs
• MBE/EDGE Certification Assistance

To schedule an appointment to learn about the resources available to you, visit:
http://odsa.force.com/mbac/mbcassistance_request
Expedited Process

The expedited certification process is available, upon request from a Minority Business Assistance Center (MBAC), when

- an applicant desires to submit a bid or proposal in response to a procurement solicitation and certification is a requirement to be responsive; or
- has a pending Minority Business Development Division (MBDD) financing or bonding application where certification is a requirement.
Access to Financial Assistance

A frequent obstacle to minority and small business expansion and growth is the lack of capital. The Minority Business Development Division administers a variety of loan and bond programs. The below programs; an example of products offered that promote the growth and establishment of minority and small enterprises in Ohio.

- **Minority Business Bonding Program** – provides surety bonds up to $1,000,000 to approved state certified minority businesses.

- **Minority Direct Loan Program** - provides funding up to $1,500,000 for eligible projects like land, building, machinery or equipment at rates as low as 3% interest for the state’s portion of the loan.