



HALIFAX HEALTH

BOARD OF COMMISSIONERS MEETING

June 20, 2017
4:00 p.m. - France Tower
Conference Room A

HALIFAX HEALTH BOARD OF COMMISSIONERS MEETING
303 No. Clyde Morris Boulevard, Daytona Beach, FL
France Tower Conference Room A
4:00 p.m. June 20, 2017

AGENDA

Call to Order

Invocation & Pledge of Allegiance

Roll Call

Approval of Agenda

Mission Statement

Consent Agenda

Old Business

New Business

- Deltona Acute Care Hospital Development - \$6,500,000

Public Participation

Adjourn



OUR MISSION is to be the community healthcare leader through exceptional talent and superior patient centered service delivered in a financially sustainable manner.

OUR VISION is to develop talented teams dedicated to providing competent, accountable patient centered healthcare in a financially sustainable manner.

OUR VALUES:

Halifax Health will cultivate a positive workplace in which each team member is valued, respected, and has an opportunity for personal and professional growth. We will develop patient centered systems of care.

OUR SERVICE PHILOSOPHY:

Halifax Health will ensure that those we serve are treated with courtesy and respect in a safe, compassionate, and professional environment.

Halifax Health will provide exemplary medical, emotional, and spiritual care for each of our patients and their families.

Adopted 7/14/10



HALIFAX HEALTH

TO: Jeff Feasel, President and Chief Executive Officer
FROM: Eric Peburn, Executive Vice President and Chief Financial Officer
CC: Kent Bailey, Director of Finance
Jacob Nagib, Director, Engineering, Construction & Design
DATE: June 14, 2017
RE: Deltona Acute Care Hospital Development

A request totaling approximately \$6,500,000, including contingency, is being made for fees for the acute care hospital in Deltona in order to meet the time frame requirements of the Certificate of Need for construction to begin by December 2, 2017. These fees will be paid by H.H. Holdings, Inc. (see attached memo for consideration and approval by the H.H. Holdings, Inc. Board of Directors).

This request will ready the land for further construction of the hospital. The team continues to work on the total budget, project design and financing.

The current overall project budget is approximately \$112 million with a goal to reduce cost to \$100 million. We anticipate bringing the entire project budget for review and approval at the September Board meeting.



HALIFAX HEALTH

TO: Jeff Feasel, President and Chief Executive Officer
FROM: Eric Peburn, Executive Vice President and Chief Financial Officer
CC: Kent Bailey, Director of Finance
Jacob Nagib, Director, Engineering, Construction & Design
DATE: June 14, 2017
RE: Deltona Acute Care Hospital Development

This request is for fees associated with:

- Site structural fill - \$2,779,393
- Early release site development - \$2,492,114
- Development entrance and I-4 signage - \$380,000
- Architect/engineers/consultants professional fees - \$350,000
- Consultant professional fees - \$342,850

These fees are for the acute care hospital in Deltona in order to meet the time frame requirements of the Certificate of Need for construction to begin by December 2, 2017. These fees will be paid by H.H. Holdings, Inc. Following is a brief description of work to be completed.

Site Structural Fill – The timeline for this scope of work is approximately four (4) months. This duration necessitates that this scope of work start as soon as possible to meet the Certificate of Need deadline.

Early Release Site Development – This work includes underground utilities, storm water drainage and piping from the Central Energy Plant. The timeline for this scope of work starts either toward the end of or immediately after the Site Structural Fill scope of work is complete. This scope of work is critical in that it may impact the development of the Medical Office Building as piping is routed through the MOB parking.

Architect/Engineers/Consultants Professional Fees – Funds previously approved for design fees (April 2017 H.H. Holdings, Inc. Board of Directors meeting) fund design through the release of the Early Site and Structural Package. Additional funds are requested for the early release of the Central Energy Plant (CEP) design which was not part of the initial early release packages. The CEP scope of work is scheduled to be issued on September 18, 2017.

Consultant Professional Fees – In addition to the Architect/Engineers and their sub-consultants, other consultants on the project include ADAMS Management Services, Inc. for project management, ZevCohen & Associates, Inc. for structural fill design, Bio-Tech Consulting for Endangered Species relocation and Intertek/PSI for structural fill design and testing.

Development Entrance and I-4 Signage – This scope includes the proposed Halifax Health sign for the Halifax Crossing Development entrance and one large monument sign identifying Halifax Health facing Interstate 4 (I-4).

The amount above permits Robins & Morton and the Design Team to proceed with design of the early release scope of work for the Site Development, Central Energy Plant, and Foundations and Structure, and to start the Site Fill and Site Development work. We anticipate bringing the entire project for review and approval at the September Board meeting.

TOTAL CAPITAL COSTS **\$6,500,000**, including contingency