

MIAMI BEACH

City of Miami Beach, 1700 Convention Center Drive, Miami Beach, Florida 33139, www.miamibeachfl.gov

OFFICE OF THE CITY MANAGER

LTC # **435-2016**

LETTER TO COMMISSION

TO: Mayor Philip Levine and Members of the City Commission

FROM: Jimmy L. Morales, City Manager

DATE: October 20, 2016

SUBJECT: **Miami Beach Convention Center Construction Recent Events**

The purpose of this LTC is to advise the Mayor and City Commission of recent events which have impacted the Convention Center Renovation and Expansion Project, as well as the current status of the upcoming project milestone.

CURRENT ACCOMPLISHMENT

This past Monday, October 17th, marked a significant achievement in the first year of the project. The International Jewelry Show concluded its 4 day event and it was the last event to take place in the Convention Center until Art Basel Miami Beach (ABMB) opens on December 1st. The significance is that all of the planned shows and events that were scheduled on the 2016 Convention Center calendar were able to take place within the western half of the building as planned and without interruption. This is an important accomplishment that took a collaborative effort between the City's project team, the Contractor (Clark) and their trades, the Convention Center building manager (Spectra), and the Fire and Building Departments.

RECENT EVENTS

The project achieved this primary goal despite having to overcome several obstacles and events, including most recently, Tropical Storm Matthew and a fire incident within the construction side of the building this past week. These incidences were costly in terms of both time and dollars, and will continue to put pressure on the project team to reach the next milestone; turning over the building to Art Basel Miami Beach (ABMB) on November 17th for show load-in.

Tropical Storm Matthew

Tropical Storm Matthew caused the project to lose a total of 4 days. The Hurricane Preparedness plan was kicked into action on Tuesday, October 4th, immediately after Governor Scott declared a state of emergency. October 4th and 5th were spent planning and preparing the site for the potential storm. Thursday, October 6th, the day that the Storm skirted past Miami Beach, the jobsite was closed and planned inspections were cancelled. That Friday, October 7, was spent remobilizing, securing, and assessing the project site regarding the impact, which thankfully was very minor. It was not until Monday, October 10th, that the project was back to full mobilization and production.

Fire Incident

On October 17th, the Fire Department responded to a call initiated by Clark of smoldering insulation in Hall B up at the roof level. The smoldering insulation was extinguished and

the suspected cause, a welding operation, is still being investigated. However, the work inside the building was shut down that day and the following day while the Building and Fire Departments investigated and confirmed the building was safe to reoccupy. It is important to note that operations on the west side of the building (the Jewelry Show) were not interrupted, due to the 2-hour fire separation wall that was built for that specific purpose.

NEXT STEPS

Beginning yesterday, and over the next 30 days, Clark will be fully occupying the building to prepare it for turn-over on November 17th to Art Basel for load-in of their full-hall 2016 show. In a project that is schedule critical, with event dates that cannot change, it is necessary to make up for the time lost. The project team will need to go through extraordinary measures to achieve the upcoming turn-over date, which is still on schedule, including possibly working around-the-clock, bringing in additional manpower, materials and equipment and deferring non-essential work until the next phase of the project.

If there are any questions, please do not hesitate to contact myself or Maria Hernandez at Extension 2584.

JLM / MH

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