

## **Best of 2010 - Best Transportation, Vertical: North Terminal Development Consolidation Project Phase 1, Miami**

January 1, 2011

The \$855-million North Terminal Phase 1 represents one portion of the \$2.95-billion Miami North Terminal Expansion program, created to handle the ever-increasing passenger traffic demands at Miami International Airport.



*Photo Parsons-Odebrecht Joint Venture*

Phase one consisted of 1.3 million sq ft of new construction and 1.1 million sq ft of renovation and involved the opening of 30 gates, more than 115 ticket counters, three Skytrain stations and approximately 5,000 ft of train guideway.

Parsons-Odebrecht Joint Venture began the fast-track project in March 2007. About half of the construction took place atop a 50-year-old terminal. Perhaps the most difficult challenge was a demanding, fast-pace schedule that required construction to occur within the footprint and surrounded by an existing active terminal. Parsons-Odebrecht worked at an average production rate of \$30 million per month in 2008 and \$24 million per month in 2009, while maintaining passenger flow and without disrupting existing systems.

The team's phasing strategy delivered portions of the project early. The approach simplified maintenance of traffic and resulted in savings of two years in the project schedule.

The project employs a linear terminal design as opposed to the "finger" design that it replaced. The configuration of the terminal is such that aircraft can pull directly in and out of gates rather than having to maneuver around or wait for other aircraft. The design provides for a greater utilization of the facility, resulting in a seven-to-eight gate usage per day vs. a two-to-three gate usage per day.

Either international or domestic flights can use the gates, with conversion accomplished instantaneously by employing automatic doors that ensure proper separation of domestic and international passengers. The linear design also creates symmetry throughout the building.

The project features high-end finish materials, including stainless steel, terrazzo, acoustical ceilings and plenty of glass. The curtain wall system and skylights allow natural light into the building. The team used low- or no-VOC paint, recycled tile, recycled carpet, low-wattage lighting and low-flow plumbing fixtures.

Although design development started prior to the establishment of LEED standards, many of the design features meet current standards, and the project team is working to obtain LEED certification.

Not many projects of this size and complexity within an active existing facility such as the Miami International Airport can claim they were able to maintain the schedule, avoid disruption to operations and resolve all disputes without a claim, yet that's what Parsons-Odebrecht Joint Venture accomplished. The job was completed in August 2009.

### **Key Players**

**Owner:** Miami-Dade Aviation Department (MDAD)

**Contractor:** Parsons-Odebrecht Joint Venture

**Architects:** Leo A. Daly, Bermello-Ajamil & Partners, Rodriguez and Quiroga, Wolberg Alvarez, Corgan Associates

**Engineers:** TLC Engineering, Edwards and Kelcey, EAC Consulting, Fraga Engineers, Donnell, Duquesne & Albaisa, P.A., Johnson, Avedano, Lopez, Rodriguez & Walewski Eng. Group Inc., Hammond and Associates, Martinez Engineering Group, Varley-Campbell and Associates, Wolfberg Alvarez

Best Of 2010

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The Southeast's construction and design industries may have taken a hit during the recent economic downturn, but construction and design excellence is still in abundant supply throughout the region, judging by the winners of Southeast Construction's "Best Of 2010" competition.



### **Slide Show**

Photo Submitted by KM/Plaza

Best Multifamily Residential/Hospitality - W Hotel and Residences, Miami Beach.

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Best Retail  
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Best Transportation, Horizontal  
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Best Worship

In fact, this year's awards competition received another robust group of entries. More than 180 projects from the states of Florida, Georgia and the Carolinas were submitted for consideration and competed within 22 different categories, based on construction type.

An independent jury of industry experts reviewed the entries, and met in September to finalize this year's winners. Eligible projects had to be located within the four-state region and completed between Sept. 1, 2009, and Sept. 1, 2010.

"Best Of" awards were given to the top entry in a category that the judges deemed to be truly exceptional. "Awards of Excellence" also were presented to projects that the judges unanimously considered worthy of recognition.

In all, this year's judges recognized 55 of the 183 entries with awards. The aim of the annual "Best Of" awards program is to honor those projects that best achieve the established goals of the project team; overcame significant challenges; adopted innovative approaches; and exhibited exceptional teamwork.

This year's judges included seven individuals representing different sectors or the regional A/E/C industry. They included: Tim Ackert, project director with the City of Orlando Venues Program; Ken Cristol, president of Cristol Marketing Co. in Longwood, Fla.; Ted Garrison, president of Garrison & Associates in Ormond Beach, Fla.; Bruce Kershner, executive vice president of the Underground Utility Contractors of Florida, Longwood; Cheryl Maze, associate with TLC Engineering for Architecture in Orlando; John Page, business development manager with ValleyCrest, Orlando; and Mark P. Wylie, president and CEO of the Associated Builders & Contractors of Central Florida.

We thank the judges for their contribution of their industry expertise, professionalism and time to help us determine this year's winners.

### **Top Winners**

The winner of the top award for best overall project was indicative of the quality recognized by this year's judges. Brasfield & Gorrie took home this year's "Judges Award" for its work on the \$88-million Georgia Aquarium Dolphin Expansion project in Atlanta. The project team included numerous of the same players that built the original aquarium several years ago.

David Kimmel, president and chief operating officer for the Georgia Aquarium – and previously with program manager Heery International when the original facility was built – said the project team deserved the special recognition.

“They were able to build it and develop it with the constraints of existing animals,” says Kimmel, who also mentioned the challenges of working around visitors and special events. “The people made the project successful by their understanding of the aquarium and aquarium staff and working as a partnership.

“The award is a nice recognition for the work they did,” he continued. “As hard as this project was, this team made it look easy. They deserve a lot of kudos.”

The aquarium project was chosen for the top award after this year’s judges nominated a total of five entries for further consideration for the “Judges Award.”

After these five finalists were determined, all seven judges reviewed the projects once more and voted again to determine the winner.

**The other four projects nominated for the Judges Award included: Shands Cancer Hospital at the University of Florida in Gainesville, which won the award for Best Health Care; Atlantic Coast High School in Jacksonville, Fla., this year’s Best K-12 winner; the Duke University East Campus Steam Plant in Raleigh, N.C., which won the top prize in the Renovation/Restoration category; and the North Terminal Development Consolidation Project, Phase 1, in Miami, Fla., which won for Best Vertical Transportation.**

*Southeast Construction* is proud to honor the 55 projects that represent the very best in one of the nation’s top construction markets. We invite you to read on for more information about this year’s collection of Southeast projects representing the “best” construction and design of today.

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