

Lower Hill Block E: Parking Garage Information Session

December 14, 2022



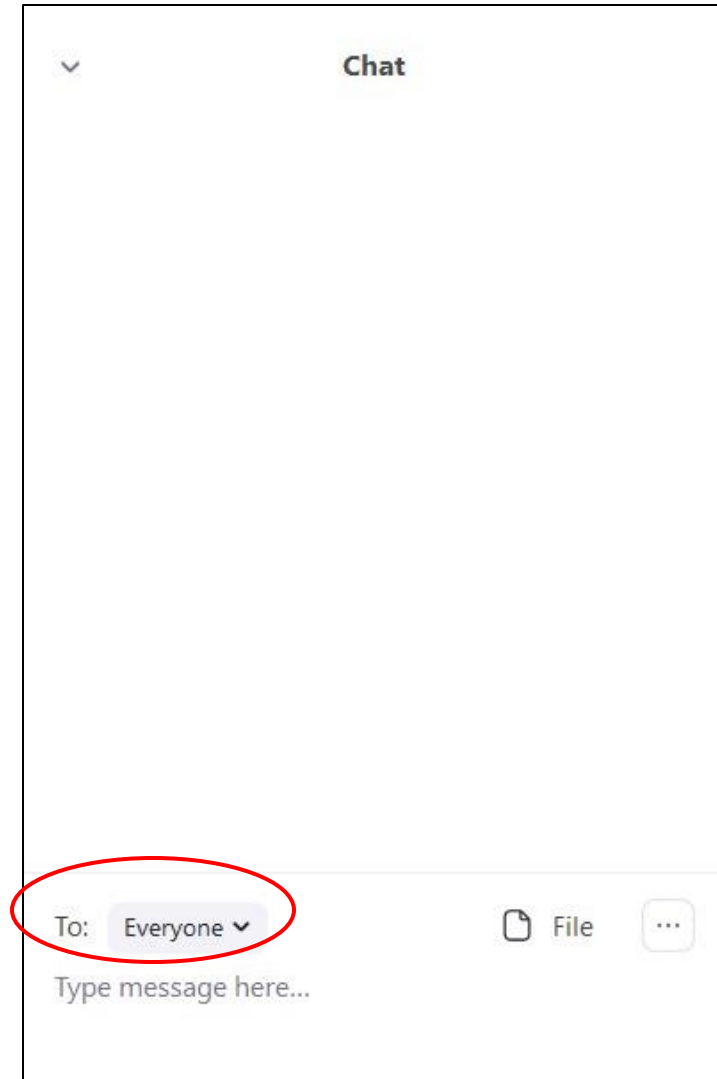
LOWER
HILL

REDEVELOPMENT



Thank you for joining us

- Session is being recorded and will be posted
- Registration will be published
- Using the Chat Feature
- Dedicated Q&A Segments
- Technical Difficulties? – Chat



Introductions



LOWER
HILL

REDEVELOPMENT



The Buccini/Pollin Group



The Lower Hill Redevelopment Team has been delivering



Big Tom's Barbershop Groundbreaking



FNB Financial Center Groundbreaking



First Source Center Ribbon Cutting

Meeting Objectives

- Celebrate Block G Progress
- Introduce Block E Parking Garage
- Create an opportunity for MWBE partnerships

Lower Hill Construction & M/WBEs

A Snapshot of Opportunities for Minority-Owned (MBE), Black-Owned, and Women-owned (WBE) Businesses through August '22

\$107,118,381
TOTAL SUBCONTRACTS AWARDED

\$43,935,430
TOTAL SUBCONTRACTS AWARDED TO M/WBES

BLOCK G1/G4

To date, the FNB Financial Center project has made contract commitments to 73 M/WBEs across Construction and Pre-Development.

- \$35.4 M in Contracts to MBEs (33%)
- \$23.9 M to Black-Owned Businesses
- \$8.5 M to Women-Owned Businesses

- Construction commitments to 42 M/WBE ranging from \$15k to \$7.4 M
- Construction on the FNB Financial Center is approx. 15% complete and minorities have accounted for 27% of the onsite labor hours



\$23,876,781
TOTAL SUBCONTRACTS AWARDED TO BLACK-OWNED BUSINESSES

BLOCK E

Block E is in Pre-Development and has contracting commitments to nearly a dozen M/WBEs

- Design began Q2 2022
- Document Release FALL 2022
- Bidding WINTER 2022
- Awards WINTER 2022
- Construction to Begin EARLY 2023



Looking for a job on this project or around Pittsburgh?



E. Holdings, Inc is a minority owned, Hill District business contracted by BPG to lead the Minority and Women-Owned inclusion efforts. Bidding opportunities will be released periodically as new projects throughout the development site come online. By signing up with E. Holdings, Inc, you will be added to our diversity bidding list and will receive updates about all opportunities, training sessions, partnership programs, and other assistance for M/WBE firms.

SAVE THE DATE!

10/25/22

Bidding & Information Session for more information contact:
E. Holdings, Inc.
diversity@eholdingsinc.com
Phone: 412-434-6571



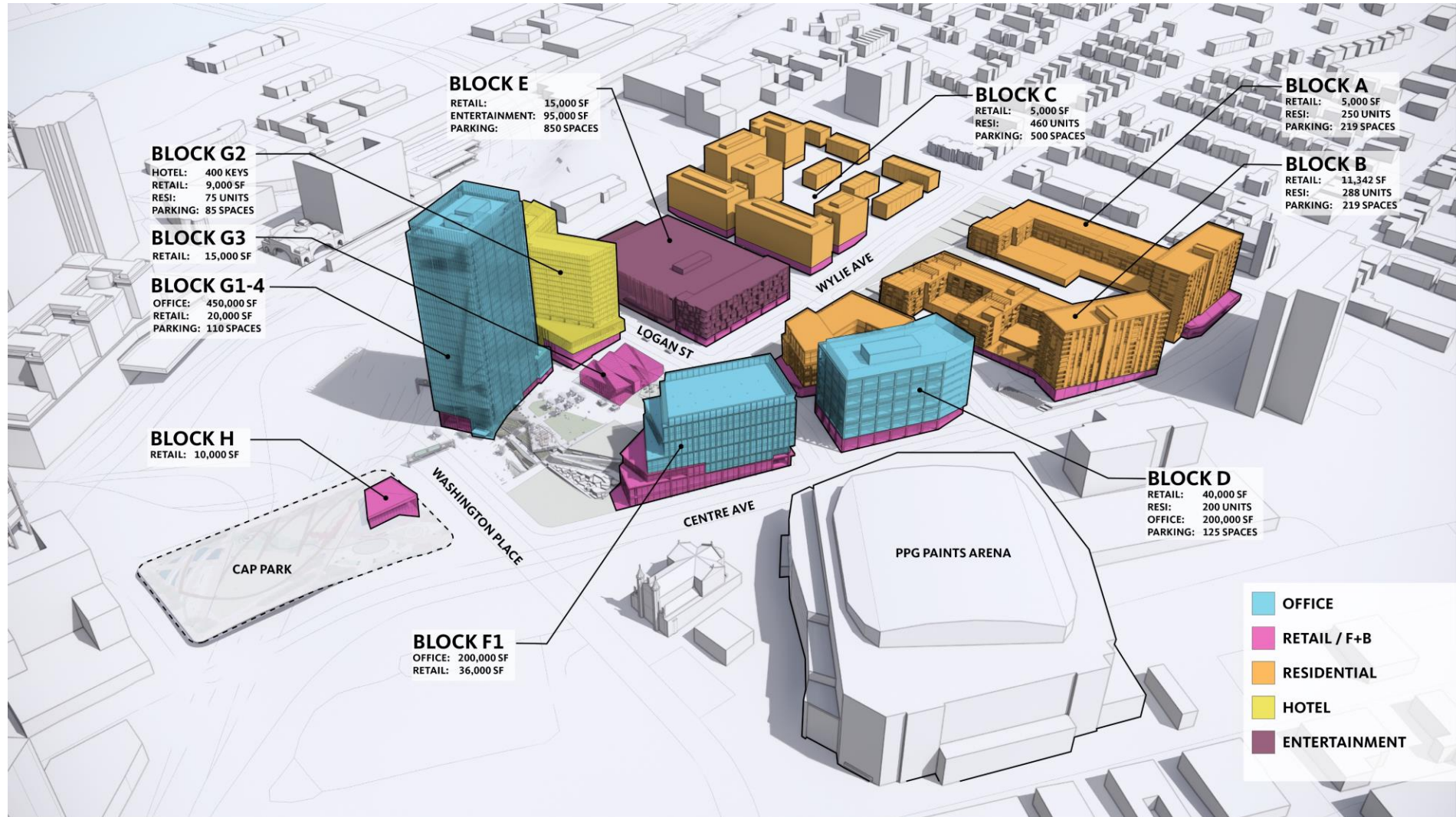
scan QR code for more info

11/05/22

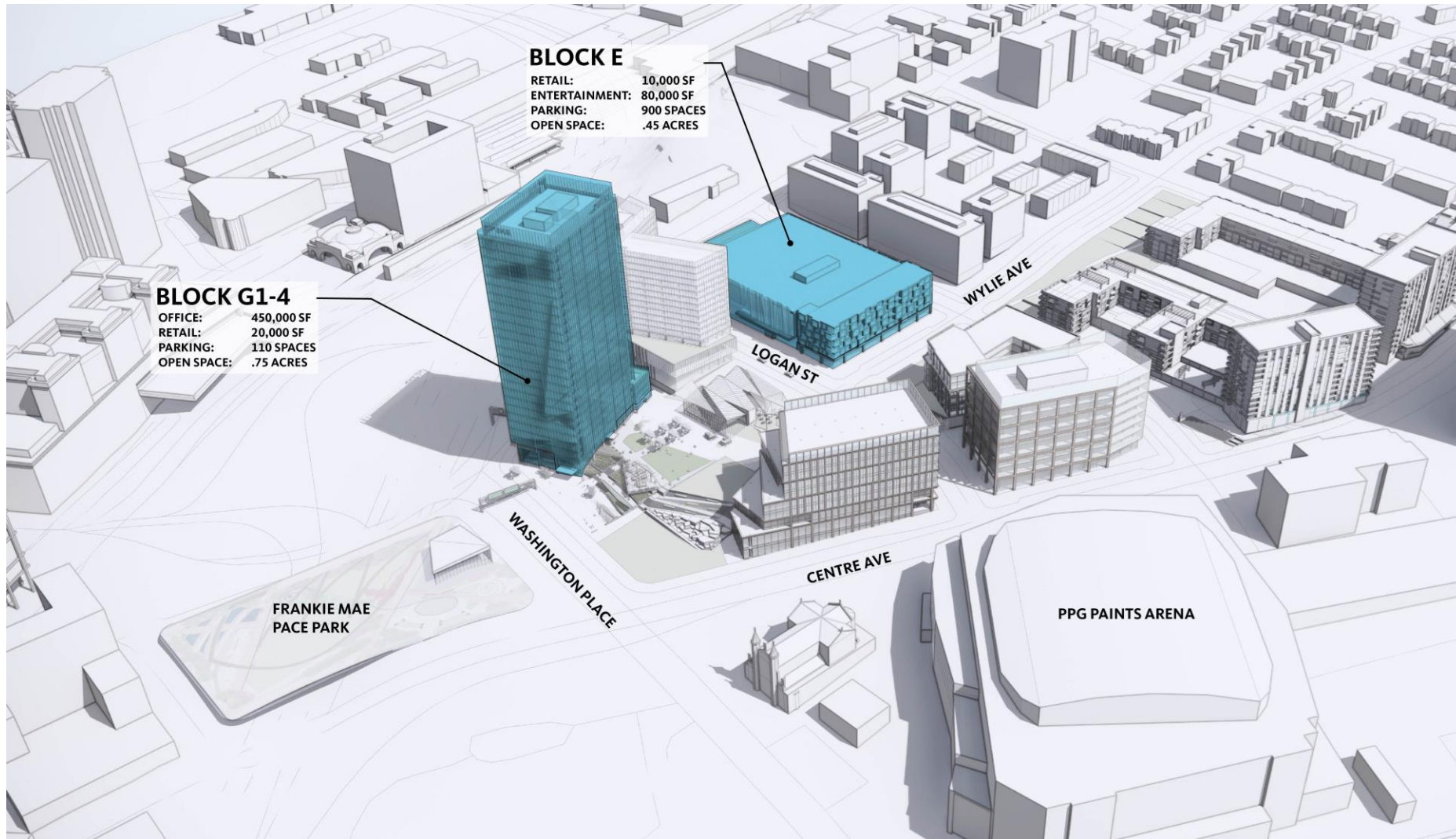
Union Trades Job Fair
David Lawrence Convention Center
Open to the Public
Reps from ALL unions will be there.
www.mbaawpa.org



Development Program



Lower Hill Development Program



Active Projects: Block G FNB Financial Center and Open Space



SNAPSHOT

440,000 RSF

Office Space
267,000 RSF Available

.7 Acres

Urban Open Space

50 – 50

LERTA split w/ GHDNRF
(\$7.18MM delivered 9/13/21)

\$45MM+

M/WBE Contracting
across 70+ Businesses

15,000 RSF

Ground Floor Commercial Space with Small Business
Retail Kiosks in UOS

CONSTRUCTION & REPORTING

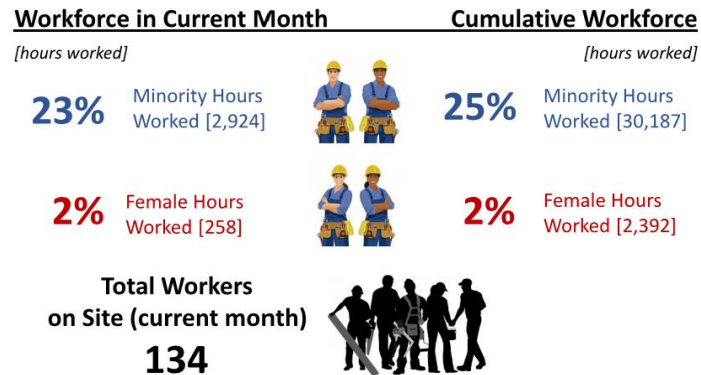
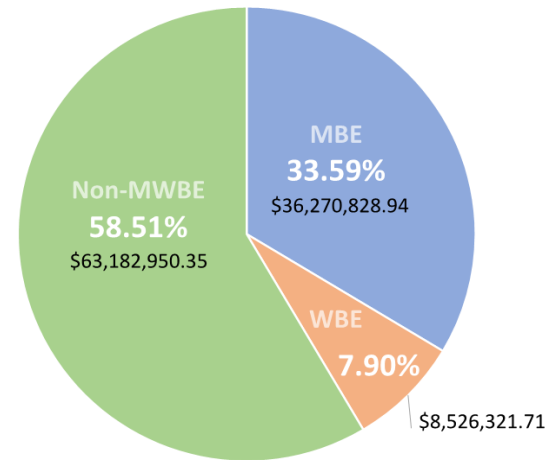
25% Complete
Steel & HVAC Commence in December 2022
Ongoing Compliance & Tracking with EMC, SEA, URA

Reinvestment Progress Update (Thru Nov.)

To date, the FNB Financial Center project has made contract commitments to **74 M/WBEs** across Construction and Pre-Development

- **\$36.3M** in contracts to Minority-Owned Businesses (33%)
- **\$24.7M** to **Black-Owned Businesses** (24%)
- **\$8.5M** to Women-Owned Businesses (8%)
- Construction commitments to **42 MWBEs** ranging from \$15k to \$7.4M
- Construction on the FNB Financial Center is approx. **26% complete** and **minorities** have accounted for **25% of the onsite labor**

Total Subcontract awards \$107,980,101.00



Block E Snapshot



4,500 Person
MUSIC VENUE (INDOOR ONLY)

900+ Space
PARKING GARAGE

.45 Acre
OPEN SPACE

50 – 50
LERTA SPLIT WITH
GREATER HILL
NEIGHBORHOOD
REINVESTMENT FUND

45%
M/WBE
CONTRACTING GOAL

\$8 Million over 20 Years
FOR HOUSING REHABILITATION AND STABILIZATION
FUND FROM PARKING TAX DIVERSION
(APPROXIMATE)

10,000 RSF
GROUND FLOOR COMMERCIAL SPACE
(WITH LOCAL BUSINESS INCUBATOR)

Block E Development Project Team

Design team.



Development team.



Block E Development – Logan & Bedford View

Bedford Ave

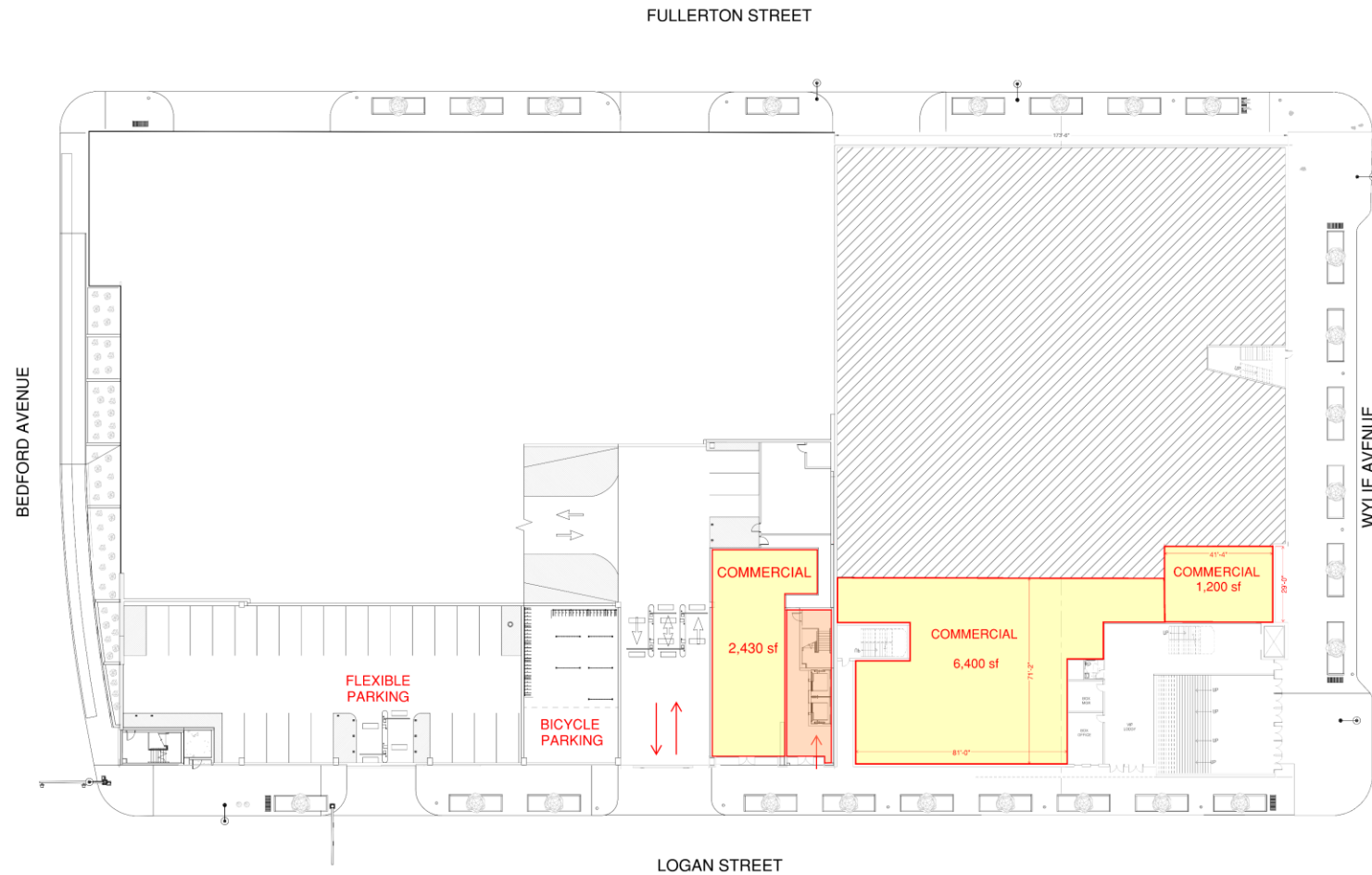


Logan Street

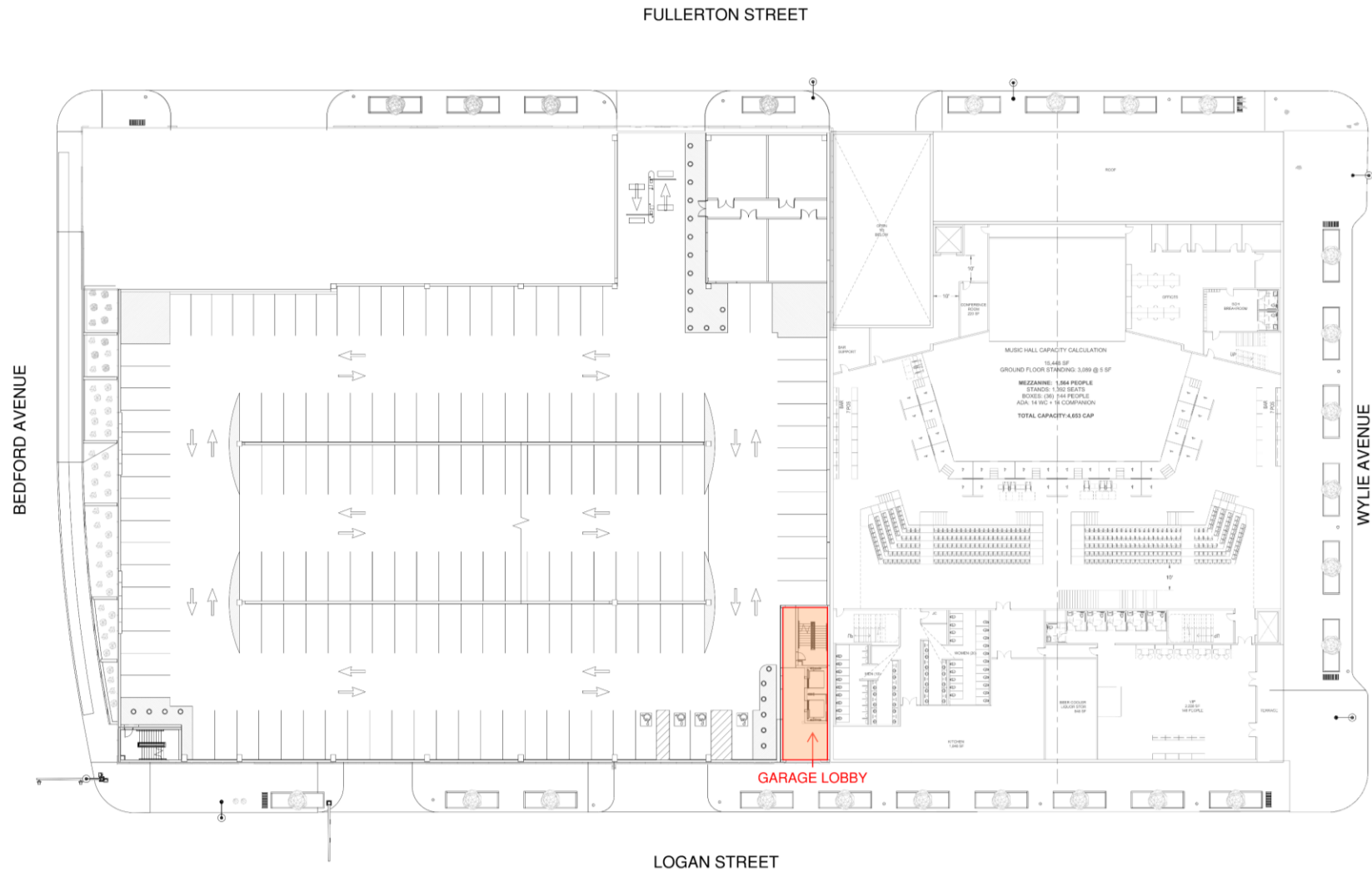
Block E Development – Beford & Fullerton View



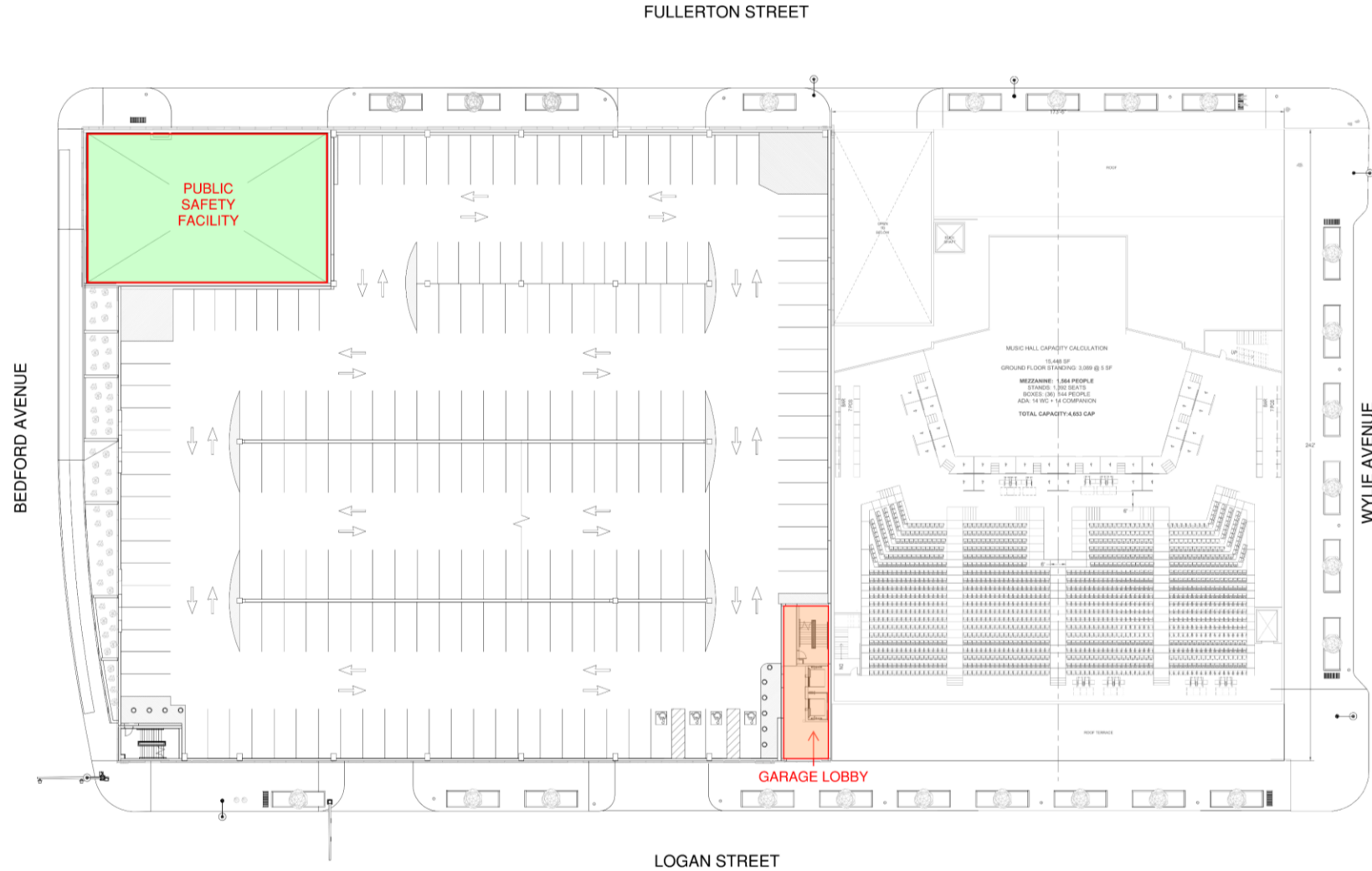
Block E Development – Street Level Plan



Third Floor Plan



Fourth – Fifth Floor Plan



CCIP M/WBE Goals

- **30% Minority and 15% Women business participation**

*Above and beyond typical inclusion goals per the
Community Collaboration and Implementation Plan (CCIP)*

- **Job Creation and Workforce Development:**

20% Minority Labor Force

- ✓ Local Residents of the Greater Hill District Community
 - ✓ Priority workforce opportunities
 - ✓ New Hires
-

CCIP M/WBE Goals

- **Workforce Opportunities**
 - Pre-apprenticeship programs from Partner4Work and Builder's Guild
 - Bidding requirements will include this participation
 - **Training Opportunities**
 - Riverside Center for Innovation Resource
 - Small business training
 - Workforce development / training
-

Carl Walker Construction



WE SOLVE PARKING

Carl Walker Construction is the premier contractor for all your parking facility needs. We offer sustainable design, new construction and expansion, restoration and preservation, as well as specialty concrete know-how, through self-performed, single-source solutions, to exceed every new project challenge.

Over hundreds of projects, from conception to completion, we have demonstrated a commitment to quality, building an industry standard that few others can achieve. Our experience, technical capability, proven resources, and a genuine passion for our work, continues to keep us BUILDING EXCELLENCE AT EVERY LEVEL.

Our Commitment:

- As part of this commitment to inclusionary business practices, Carl Walker Construction encourages women-owned, minority-owned, veteran-owned and small business participation on all our projects – regardless of funding requirements.
- As your construction partner, we will structure an effective and achievable local workforce and MWBE approach for the overall construction program and enforce its success with the subcontractors on this project.
- We also invest in our business partners through knowledge transfer through a wide-range of technical expertise in estimating, safety, project management and construction.



Carl Walker Construction



- **Procurement Strategy Designed to Maximize Participation**

Our team structures multiple trade packages in order to ensure practicable contracting opportunities that help companies build their portfolio of experience and grow their business.

- **Engagement Through Outreach**

Carl Walker Construction utilizes a multi-faceted and comprehensive outreach effort that allows for multiple opportunities to become engaged in the project through information in-person meetings, prequalification, bidding, scope reviews and contract awards.

- **General Conditions Purchase**

Carl Walker Construction works to involve qualified local contractors and vendors in the project through purchases of general condition items, such as professional services, office supplies, furniture and equipment, security, construction cleaning services and final cleaning services, to name a few.

- **Advocating on Behalf of our Industry**

We work alongside our association partners, the building and construction trades, our peers, elected officials and other agencies to help remove barriers and level the playing field.

- **Reducing Barriers to Success**

We work with our owners on solutions such as prompt payment programs, third-party checks and direct material purchases to help alleviate the financial burden many emerging firms experience. These solutions are developed on a project-by-project basis in collaboration with the owners.

Next Steps

Carl Walker will:

- ✓ collect all the bidders' information
- ✓ organize each company into the various bid packages, and
- ✓ group each company based upon their abilities and interests

Bid Package Issuances

- Carl Walker will organize, invite and facilitate:
 - ✓ Specific bid package meetings,
 - ✓ networking sessions specific to that scope of work
- Carl Walker will have conversations with M/W companies to aide in finding ways to work on the project in scopes of work that align with your capabilities.

Next Steps

This is the first session for information. Future sessions will be advertised and held with each of the Bid Package issuances.

Steps to Bid

1. Visit www.lowerhillredevelopment.com/construction-bidding.html
2. Complete the form and hit submit
3. Information will be sent to for inclusion in our interested bidders list
4. Bidding Documents will be issued

How To Bid

Bidding is open to everyone by invite only. Please fill out the form below to be added to the invite list!

** Indicates required field*

Name *

Company Name *

Email *

Phone Number *

Please indicate all Bid Packages that you're interested in by checking the boxes below.

Next Steps – Diverse Businesses

- Contact Us to let us know you are interested

via email diversity@eholdingsinc.com

Phone 412-434-6571

- Answer Our Call 

- Allow Us to Share Your Information

- Attend an upcoming M/W/DBE workshop(s)

- Need Training? (Bonding, training, insurance, other)

Contact Juan at Riverside Center for Innovation

Phone: 412-322-3523 email: jg@riversidecenterforinnovation.com

Website: riversidecenterforinnovation.com

Already heard from us?

Expect a follow-up call to discuss your specific qualifications+ interest in upcoming packages

LOWER
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Thank You!
Questions?

