

BELLOWS BYLINE

W.S. BELLOWS CONSTRUCTION CORPORATION



Message from the CEO

By: Jim Stevenson



In March 2008 W. S. Bellows Construction Corporation received a second place National AGC safety award out of over 400 nationwide applicants. In addition to Bellows Construction, three other Texas contractors were recognized as finalists in their respective divisions. Being a finalist meant that your company was in the top three nationally. Each finalist made a presentation, after which first, second and third place recipients were determined. W. S. Bellows Construction Corporation received the highest safety award of any Texas contractor.

On August 6th the Houston Chapter AGC presented the Ray Lambright Excellence in Safety Award to Tom Bellows posthumously. This award honors leaders in the construction industry who show excellence in promoting safety. Tom Bellows was the cornerstone of our safety program, always putting safety ahead of all other concerns for Bellows.

Additionally, on August 20th ConocoPhillips honored Bellows with a jobsite safety luncheon. We have been fortunate in that we have had well over one million man-hours on the ConocoPhillips projects without a lost-time accident. As our work at Conoco/Phillips is approaching its conclusion, I reminded everyone at the celebration of the importance of finishing well. I related that the summer Olympic Games provided a great illustration of the importance of finishing strong. As I watched the track and field qualifying events, I saw runners that slowed down at the finish line thinking they had qualified only to be passed at the last moment and experience disappointment. I was heartbroken as I watched Lolo Jones run the finals in the 110m hurdles, only to hit the next to last hurdle and fail to medal. Just as those Olympic athletes worked and trained their entire lives to make it to that point only to experience failure at the end, so too, if each of us didn't continue our safety effort all the way to the finish line, everything we worked so hard to achieve and prove to Conoco/Phillips could be lost as well.

Winning awards is gratifying, but that is not what drives Bellows' dedication to safety. First and foremost, we want to ensure that each and every day every employee is able to go home safely and enjoy the fruits of their labor. We must always be aware of the hurdles and remain ever vigilant at all times with safety. ■



It's a Family Affair

By: Thomas Kubin

Thomas, Charlie, David Kubin

Since 1989, our business relationship with Texas Children's Hospital (TCH) has been very successful. We have worked with TCH on some of the most challenging and rewarding projects in our company's history. At some point in time, my father, my brother and I have each worked with TCH. I worked on the original 5-story Critical Care facility from 1989 to 1991, and David worked on the Clinical Care Center from 1999 to 2002. Since the beginning of the relationship, our father, Charlie, has worked continuously on all of their projects, including the Meyer Building, the 17-story Critical Care Center vertical expansion, and the 8-story Feigin Center addition.

TCH is a client that is very receptive to our expertise and is extremely helpful when we need them to be. For instance, when we were working on the Critical Care facility tie-in to the existing Abercrombie Building, TCH made certain we had access to tie in, while we provided the expertise in getting it accomplished without disturbing the client's operation. It was a challenging project and together we made a great team.

Charlie is the one who really takes care of TCH and to him they are more than a client. He considers them more like family and he treats them that way. Together they have created great memories and a respected relationship over the years. Charlie has always put TCH's well-being above all else. He conducts himself professionally with them, but with a personal approach. Through blood, sweat and tears, he has earned their respect, and that is why they continue to work with him and Bellows. We would never want to lose or disappoint TCH, and we hope our relationship continues for a long time.

Sometimes people ask David and me what it is like to work with our father at Bellows. Our response is, "It has been our pleasure." Bellows has given us an opportunity to work together and we have enjoyed learning from our father. We feel extremely lucky to have experienced working with him on the TCH projects. David and I agree that he is the consummate teacher and has an abundance of wisdom in this business to share. We have learned so much from him and have also had fun along the way. As he likes to say, "It's been a good movie." ■

For nearly 20 years, W.S. Bellows Construction has had a constant presence at Texas Children's Hospital. From huge multi-story expansion projects to small interior renovations, Bellows has completed over 20 major projects for Texas Children's. The enduring

expansion project – the largest in the hospital's history and one of the nation's largest building projects for a healthcare facility. It added more than 1.2 million square feet to the hospital's campus and included the 15-story addition to the West Tower, a new

Cover Story Texas Children's Hospital



working relationship has fostered the hospital's immense expansion throughout the Texas Medical Center, making Texas Children's one of the largest pediatric hospitals in the nation.

It all started in 1989 with the construction of Texas Children's original 12-story Feigin Center and 6-story West Tower, which was originally the hospital's primary inpatient facility.

A decade later, Texas Children's launched a \$345-million, 4-year

16-story Clinical Care Center and renovations to the pre-existing West Tower floors, Abercrombie Building and Feigin Center.

"They have a voracious appetite for space," said Charlie Kubin, Bellows' Executive in Charge. "And the West Tower Expansion was no small feat."

Because of the scale of the vertical expansion, Bellows had to start working from the ground up, building two levels below grade, adding two major structural

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HOSPITALS IN
THE U.S., TEXAS
CHILDREN'S
PROVIDES
MEDICAL CARE
IN MORE THAN
40 PEDIATRIC
SUBSPECIALTIES
AND IS THE
PRIMARY PEDIATRIC
TEACHING
HOSPITAL FOR
BAYLOR COLLEGE
OF MEDICINE. U.S.
NEWS & WORLD
REPORT RANKED
TEXAS CHILDREN'S
6TH AMONG
THE NATION'S
PEDIATRIC
HOSPITALS IN THE
2008 EDITION
OF AMERICA'S
BEST CHILDREN'S
HOSPITALS.

and reinforcing other columns to support the new floors.

FKP Architects designed the interior to be a family-centered and comfortable healing environment. Colorful hallways, curved walls and indirect lighting create a soothing aesthetic, and accommodating family rooms on patient floors provide welcome distractions with televisions, books, coffee areas and a fish aquarium.

Completed in an aggressive 24-month timeframe, the expansion includes eight patient room floors and also houses a family center, business center, library, laundry facility, mechanical areas, high-rise elevator bank and physician sleep rooms with workout areas. It also included the Texas Children's Heart Center, which integrated services that were previously spread throughout the complex into a unified 4-floor area that houses offices, examining rooms, laboratories, operating rooms and a recovery area. Two floors were shelled for future expansion.

Timing and coordination with Texas Children's staff was key in keeping the complex and fast-paced expansion from interfering with the daily operations of the hospital.

"We built 17 stories right on top of them, and the building remained fully functioning," said Kubin. "No one even knew we were there. That was really something special."

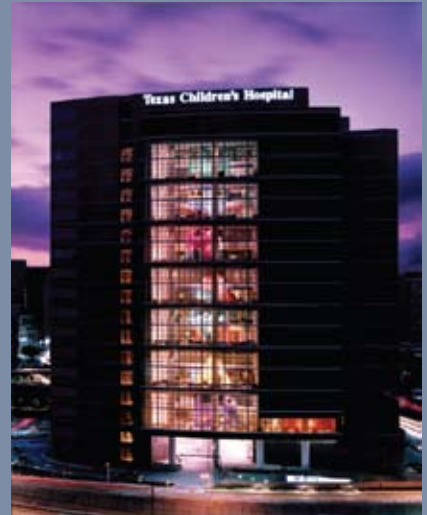
Texas Children's new Clinical Care Center was built concurrently with the West Tower Expansion and provided its own set of unique challenges.

Located adjacent to the West Tower off Holcombe and Fannin, the 780,000-square-foot building included four levels of underground parking. The prep work alone took nearly a year and required digging down over 50 feet, installing a permanent dewatering system and then building back up to grade. The resulting six-foot-thick mat foundation required nearly 40 million pounds of concrete.

"It's not a simple operation," said Kubin. "Digging deep holes underneath adjacent buildings is unique – no one else goes that deep. It's very expensive and time-consuming to build parking underneath, but you only have the one chance to do it."

The building itself offers outpatient clinical care services and houses Texas Children's Cancer Center, outpatient chemotherapy areas, a laboratory, a pharmacy and a food court on the third floor. Floors alternate between medical office space and clinic space, and the interior design carries over from the West Tower, incorporating the same playful colors and shapes. Pedestrian bridges and underground tunnels connect the Clinical Care Center to the West Tower.

In the midst of Texas Children's massive expansion project, Tropical Storm Allison hit Houston in 2001. The storm dropped large amounts of rain over the area and put the stability of the



Texas Medical Center to test. Many of the hospitals lost power and suffered flooded basements because of the storm. Texas Children's, however, never lost electricity or its ability to serve its patients – a true testament to the quality of work Bellows had done for the hospital.

"During the flood, Texas Children's was one of the few not to lose power," said Nelson Kirkham, Bellows' Superintendent. "We had installed flood doors that kept the water out. West Tower never lost electricity for a moment."

Following the storm, the renovation phase of Texas Children's expansion project continued. The original 6-floor base of the West Tower was renovated to expand diagnostics

and create Texas Children's Newborn Clinic. The Abercrombie Building was refurbished to include various support facilities for the hospital, a new acute treatment area for the Emergency Center and a Neonatal Intensive Care Unit family sleep area – providing 20 new private, hotel-like rooms for families of patients.

Since Texas Children's clinical services had been moved into the new Clinical Care Center, the remaining Feigin Center was repurposed from a mixed-use clinical building into a dedicated research facility. The existing structure was vertically expanded, adding eight floors atop the original 12. The expansion required raising up the six existing elevators, adding three new elevators and installing mechanical, HVAC and venting equipment to support the research facilities. The new Feigin Center included research laboratories, office space, an internet café and a conference center. More renovations were started in 2008 and are slated for completion in early 2009.

Off-site, Bellows and Jackson & Ryan Architects were responsible for building Texas Children's Meyer Building. Located off Braeswood and Old Spanish Trail, the 6-story building and parking garage houses Texas Children's administrative staff.

In 2006, Texas Children's embarked on a new era of growth with its 4-year, \$1.5 billion "Vision 2010" plan – the largest expansion program ever done by a single children's hospital. One of the major capital projects included in the plan is the new Texas Children's Maternity Center.

Bellows broke ground on the Maternity Center in 2008 and is working toward a 2011 completion date. The Maternity Center will house clinic and office spaces, some pediatric components and a 4-level parking



garage. It will offer comprehensive care for mothers and their babies under one roof and connect with Texas Children's through a 2-story pedestrian and patient bridge.

Looking back on a building relationship that has withstood the test of time, Bellows has clocked over two decades and \$1 billion worth of work with

Texas Children's and maintained an impressive safety record throughout.

"They've been very good clients to work for – honest and forthright, as we are," said Kubin. "We've gotten to know a lot of good people. It makes for a very good team." ■

TEXAS CHILDREN'S HOSPITAL

Owner

Texas Children's Hospital

Architect

FKP Architects, Inc.

Landscape Architect (Clinical Care Center)

White Oak Studio

Structural Engineer

Walter P. Moore & Associates

MEP Engineer

Burns, Delatte & McCoy, Inc.

Window Wall Consultant

Peter M. Muller

Security Consultant

Schiff and Associates

Subcontractors and Suppliers

A to Z Fabrications

ABC Door Company

American Door Products

American Stair

American Waterproofing

Arrowall Company

Astro Fence Co.

Audio Visual Technologies Group

AYG Construction

Baker Concrete Construction

Balco Metalines

W. W. Bartlett

Bell Bottom Foundation Co.

Berger Iron Works

Betco Builders Equipment & Tool Co.

Betco Scaffolds

Biggs Safe & Lock

Bilco Company c/o J. M. Maly

Brander International

Branson Roofing

Buell Sales & Service Co.

Buffalo Cabinet Shop

Building Specialties

C&C Sailmakers

CECO Concrete Construction

Chamberlin Waterproofing & Roofing Systems

Champagne-Webber

Charlie's Concrete Pumping

Clunn Acoustical Systems

Coastal Waterproofing

Cold Spring Granite

Composite Panel Technologies

Concor of Texas

Cowser Associates

DESCO Coatings of Houston

Die Bold

Diversified Thermal

Door King

Door Pro Systems

Elevator Safety Inspectors

Empire Fabricators

Evans Interiors

Fabri-Co

Fisk Electric Company

Fletcher Mackey

Foster Stained Glass

Frameworks Manufacturing, Inc.

Gibson's Landscape Contractors

Gowan

Griesenbeck Architectural Products

Griffin Dewatering Corporation

Gulf Coast Glass & Erection Co.

HBS National Corporation

Hendee Enterprises

Hercules Concrete Pumping Service

High Rise Systems

Holes Incorporated

Hou Scape

Houston Builders Hardware

Houston Door & Specialties

Houston Steel Equipment Company

Humphrey Company

Hudson Building Systems

Ideal Medical Systems

Intellisys Group

Joe Valencik

Justin Berndt Enterprises

Katy Steel Company

King & Company

Kitchen Equipment Fabrication Company

Kronberg's Flags & Flag Poles

Laurie Huffman/Site Source

Lisanti S.R.L.

Lone Star Lead Construction

J. M. Maly

Marek Brothers Systems

Master Builders

Max Grigsby Company

McCoy

Milstead Photography

NAH

National Terrazzo Tile & Marble

Northstar Fire Protection of Texas

Novus Systems

Offenhauser Company

Original Concrete Pumping Service

Otis Elevator Company

Overhead Door Company of Houston

Owens & Burnett

Pacific Fibre & Rope Co.

Pawling Corporation c/o Trevathan Marketing Group

Pearland Industries

Pecos Company

Peter Pepper Products

Pioneer Concrete of Texas

Pioneer Contract Services

Presray Corporation

Projex International

Raco Interior Products

Redondo Manufacturing Company

Safety Steel Service

Salsbury Industries

Schnable Foundation Company

Schlitzberger's Family Craft

Sharon Companies

Sheplers

Solid Surfaces, Inc.

Southern Systems

Southern Tile & Terrazzo Company

St. George Sign Company

Stanley Access Technologies

Star Crane Service

Star Specialties

Steel Designs

Steris Corporation

Sterling Janitorial Service

Striping Unlimited

Sunbelt Rentals

Sunbelt Works

Tartaglia Construction

Texas Cold Finished Steel

Texas Granite Company

Texas Industries

Texas Window Cleaning

The Davey Tree Expert Company

The Lee Quigley Company

Tiny Bubbles Co.

Tobin & Rooney

TRW Modernfold

Translogic Corporation

Tricon Tool & Supply

TXI

Unistrut

Universal Sprinkler Corporation

Vernon Masonry

Vision Products

W. L. Lashley & Associates

Wall Coverings International

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