

# Link Ledger

Link Construction Group  
2022 Edition

YOUR LINK TO BUILDING A STRONGER FUTURE

## BUILDING A BRIGHT FUTURE FOR FLORIDA



SOUTH FLORIDA: 5350 NW 77 CT • DORAL, FL 33166 | CENTRAL FLORIDA: 4305 VINELAND RD • STE G-10A • ORLANDO, FL 32811

# Thank you...

*We would like to extend our gratitude to our clients, associates, and employees that make up “Team Link”. Together, we are the building blocks that make our company thrive and continue to be one of the top builders in South Florida.*

*With our team’s dedication and hard work, we have solidified successful partnerships beyond our expectations. Link is extremely thankful for the loyal patrons that return for our services on their new projects and we are equally appreciative of our new clients that join forces with us in turning their visions into reality. These working relationships are priceless to us.*

*We look forward to continued accomplishments, lasting partnerships, and building success. It is hard work, trust and loyalty that make it all possible. We are all family at Link Construction Group.*



**Guillermo “Willy” Fernandez**  
President



**Miguel “Mickey” Cerra**  
Executive Vice President



# ON THE COVER

MATER BRICKELL ACADEMY  
RIGHT IN THE HEART OF MIAMI

# CONTENTS

- 2 ..... PRINCIPALS' MESSAGE
- 4 ..... FEATURED COMPLETED PROJECTS
- 9 ..... FEATURED CURRENT PROJECTS
- 13 ..... LINK EXPANDS TO CENTRAL FL
- 14 ..... EMPLOYEE EVENTS
- 15 ..... AWARDS & RECOGNITION
- 15 ..... NEW HIRES



LINKCONSTRUCTIONGROUP.NET

5350 NW 77 COURT  
DORAL, FL 33166  
TEL: 305.665.9826  
FAX: 305.665.9851

4305 VINELAND ROAD  
SUITE G-10A  
ORLANDO, FLORIDA 32811  
TEL: 407.845.6594

# Featured **COMPLETED** Projects

## ST. THOMAS UNIVERSITY NEW DORMITORY & DINING HALL

MIAMI GARDENS, FL

Link Construction Group has once again partnered with University Housing Solutions and MKC Architects for construction of the student housing and dining hall at the St. Thomas University Campus.

The new four-story student dormitory provides housing for 300 students. The hybrid-style units contain private rooms and kitchen facilities, while providing access to laundry and study/lounging spaces. The L Shaped dormitory wraps around the new dining hall and beautifully landscaped courtyard.

The two-story dining hall combines recreation and functionality. The ground floor consists of the main dining space. The second floor includes a restaurant/bar with dual roof decks, green roofing terraces, an entertainment/performing stage, a café, and a yoga studio.

Architect: MKC Architects





## PROLOGIS MIAMI INTERNATIONAL TRADEPORT BUILDINGS 9 & 10 MEDLEY, FL

MIT Building 9, a 226,996 SF warehouse and office building for tenant DSV Air & Sea, is made up of 22,700 SF of office space, 72 dock bays, 235 car parking spaces and 185 FT area for a shared truck court.

Occupying the interior spaces of Building 10 are tenants Worldwide Logistics and Satellite Logistics. The 227,854 SF building incorporates 22,785 SF of combined office space, 195,069

SF of warehousing, 77 dock bays, and 247 car parking spaces.

The tenant improvements for both structures include main and warehouse offices, warehouse dock levelers and HVLS fans. The interiors of these class-A facilities feature detailed finishes, millwork, specialty flooring, and high-end fixtures throughout.

Architect: RLC Architects

**CITY OF WESTON BONAVENTURE  
FIRE RESCUE STATION NO. 21**  
WESTON, FL



Link Construction Group was honored to be selected to construct Bonaventure's first Fire Rescue Station located on 2.33 acres of land. The new state-of-the-art station houses a three-person ALS Rescue Company and a three-person ALS Engine Company. Its strategic location helps reduce the response time to its primary zones in the Bonaventure community.

The project is a new 12,578 SF facility for the City of Weston. The structure is built to withstand a category 5 hurricane and designed to operate 24 hours a day, seven days a week. The emergency generator is sized to run the entire workstation if electrical service is lost. The facility is complete with three drive-through apparatus bays, nine bunk rooms, a day room, a fully equipped kitchen, a TV room, exercise gym, restrooms/showers, decontamination room, extractor/laundry room, airboat storage, bunker gear, storage areas, emergency generator room, offices, and building support spaces.

Architect: Saltz Michelson Architects

**RECHTIEN  
INTERNATIONAL TRUCKS - MIAMI**  
MIAMI, FL

The renovation of Rechten International Trucks' Miami location entailed the erection of two entrance structural steel canopies, the replacement of existing storefront windows and doors with new impact resistant systems, providing handicap access at the main entrance, and the resealing and restriping of the existing parking lot. A complete renovation of the interior presents Rechten with a pristine, new facility. Interior renovations included demolition, removal and replacement of the ceiling grid and tile, new flooring, new interior partitions, new restrooms and upgrades to their plumbing, electrical, mechanical/HVAC, fire alarm and fire sprinkler systems.

Architect: Pereira Architects, PA



## CITY OF MIAMI GARDENS SENIOR FAMILY CENTER

MIAMI GARDENS, FL



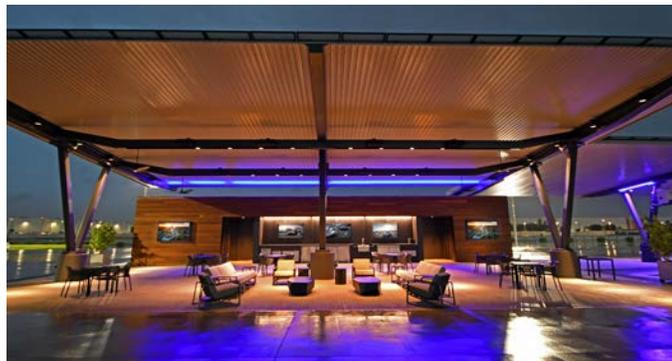
The State of Florida awarded the City of Miami Gardens the necessary funds to design and construct this new Senior Family Center. The Center serves as an important resource for both, the seniors and the neighboring residents. Its outdoor patio and pavilion are designed to showcase community events while the indoor multipurpose rooms can be used for formal and informal functions.

In October of 2021, Link Construction Group was awarded the Eagle Award for “Excellence in Construction” for this extraordinary Design-Build project. We are honored to have been part of this journey in providing a gathering place for the City of Miami Gardens’ community.

Architect: Silva Architects

## THE CONCOURS CLUB COMFORT STATION

OPA-LOCKA, FL



The Concoours Club Comfort Station is where automotive enthusiasts and collectors can relax and network among other performance driving aficionados during their visit to this high-end, members-only club in Opa-Locka. Located adjacent to the driving circuit at the exclusive club, this facility serves as an outdoor lounge, equipped with an AV system, storage and food prep areas, and an outdoor kitchen. The shell structure consists of a sleek masonry building with structural steel beams and deck, while the exterior façade is furnished with Timura wood paneling. The paddock lounge also features a 360 FT solar canopy, providing more than enough power for the entire building, in addition to its electrical vehicle charging stations.

Architect: DMAC Architecture



## PROLOGIS BUILDING 24 AT BEACON LAKES - KING OCEAN SERVICES

DORAL, FL

Prologis Building 24 at Beacon Lakes is our most recent industrial building completed with Prologis. Having worked on over 23 projects since partnering with them in 2014, Link has had a great opportunity to expand as we approach 4 additional, upcoming projects this year, extending into Palm Beach.

Building 24 is a 157,258 SF industrial warehouse for tenant King Ocean Services. This building consists of tilt-wall panels, structural steel, and 62 bay doors. The structure also features eight exhaust fans, full light fixtures for illumination, and a storefront system. The site work is comprised of a concrete apron and an underground utility system. Parking is equipped with the necessary infrastructure for future EV Charging Stations.

Architect: RLC Architects

## HIALEAH GARDENS TRADE CENTER

HIALEAH GARDENS, FL

Link Construction Group's inaugural project with Cadence Partners is the Hialeah Gardens Trade Center, a 180,650 SF warehouse building in a heavily active industrial neighborhood. The soil conditions required an extensive process of eliminating the organics to make the ground firm and structurally sound to support the new building. The shell building lends itself as flexible space for tenants looking to capitalize in Hialeah Gardens' logistical hub.

Architect: AR Architecture, LLC



# Featured **CURRENT** Projects



## **SKY HARBOUR OPA-LOCKA AIRPORT**

OPA-LOCKA, FL

Our Sky Harbour project with Paragon Development is comprised of three 53,496 SF metal and concrete buildings (housing four 11,766 SF hangars per building). The hybrid structures are formed with pre-engineered metal and concrete tilt demising walls, which are fully protected with a fire-stopping system.

Floor finishes are polished concrete with ceramic tile in the bathroom areas. Each hangar is fully equipped with office space, a kitchenette, full bathroom and shower areas, a high-velocity automatic fan for cooling purposes, and an electrical door that has a 180 FT span. All hangars are enclosed by an insulation system.

Architect: ODP Architecture & Design



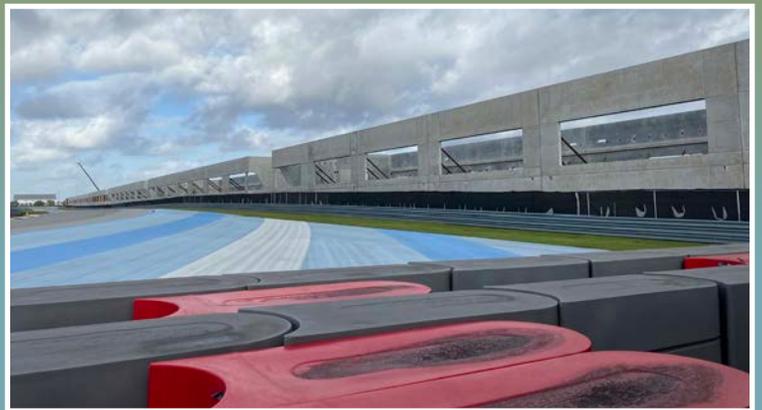
## **THE CONCOURS CLUB AUTO LOFTS**

OPA-LOCKA, FL

The Auto Lofts are six buildings that serve as luxury track-side garages and lofts for members and guests of the exclusive auto racing club. Each building has six to seven units which can be used for the tenants' storage of their High-Performance vehicles, gear, and any tools essential for their auto care. The first floor offers its own bedroom quarters, interior/ exterior terrace, car and gear storage, a helmet washer/dryer, and a kitchenette. The second floor presents an indoor/outdoor lounge. Both levels are equipped with air conditioning.

The project is a shell and interior build-out featuring tilt-wall construction, double-tee roof structure, CMU masonry, demising walls, and a hollow-core mezzanine slab topped with concrete. All buildings are fully equipped with fire sprinklers and a CO/NO<sub>2</sub> Monitoring System. Completion of this project is scheduled for the end of 2022.

Architect: RLC Architects





## MIAMI ASSOCIATION OF REALTORS GLOBAL HEADQUARTERS

MIAMI SPRINGS, FL

The new Global Headquarters for the Miami Association of Realtors will be a signature world-class office building located in the heart of Miami Springs. Scheduled to begin construction in August 2022, this project is a five-story building including 160 parking spaces on the first three levels. The facility is designed with 36,500 SF of office and conference space on the two levels above the garage and exterior open terraces with select landscaping. The project is planned with continuous natural light, accentuated by an exquisite glass curtain facade, luxurious natural finishes, and high-tech media displays throughout the building.

Architect: RSP Architects





## BROOKFIELD AIRPORT WEST COMMERCE CENTER

DORAL, FL

Airport West Commerce Center is Link's first project with Brookfield Properties. The proposed building is a 141,067 SF rear-load warehouse with tilt-up concrete, 30 dock doors, 16 dock levelers, and 2 drive-in ramps. The facility also includes tenant improvement warehouse office space.

Architect: RLC Architects



## BROOKFIELD COUNTYLINE COMMERCE CENTER

HIALEAH, FL

Brookfield Countyline Commerce Center is a 226,190 SF tilt-up panel warehouse with tenant improvement office space. Construction includes 52 dock levelers and dock seals, 235 parking spaces, including a truck parking lot, a concrete truck court, and a water retention area.

Architect: RLC Architects



# Featured **CURRENT** Projects



## **MATER BRICKELL PREPARATORY ACADEMY**

MIAMI, FL

Mater Brickell Academy is a seven-story, tuition-free public charter school offering grades 6-12, and is preparing to open for the 2022-2023 school year in August. Housing 1,500 students and 90 faculty and staff members, the new school is a much-awaited addition to the Downtown/Brickell residential neighborhood and hopes to be the educational

ecosystem for innovators and entrepreneurs.

The school is equipped with administrative offices, classrooms, laboratories, a parking garage, cafeteria, kitchen, a basement, and a gymnasium on the sixth floor.

This project is located within a dense residential neighborhood, adjacent to I-95, and near an apartment building, as well as a multi-story hotel. The site requires an extensive dewatering process. As Academica's largest build to date, Mater Brickell Preparatory Academy will be an honorable addition to the Charter School division.

Architect: CIVICA Architecture



## **PARKSIDE MEMORY CARE ASSISTED LIVING FACILITY**

TAMARAC, FL

This two-story Assisted Living Facility, dedicated to Memory Care residents, is high on the list of gratifying accomplishments for Link Construction Group. Located in Tamarac, this state-of-the-art assisted living quarters features 72 private and semi-private apartment studios, offering a home-like environment. The shared common areas allow the residents to engage with each other and their visiting loved ones. The 45,923 SF establishment is

equipped with a fully functioning kitchen. Each wing of the building will house warming stations, dining and living room areas, activity rooms, nurse's stations, laundry facilities, and even a beauty parlor.

In meeting the demands required for this specialized type of facility, the architects brilliantly incorporated several secure outdoor terraces and courtyards that allow the residents to enjoy serene alfresco settings surrounded by charming, tropical landscaping and water features.

Architect: Cabrera Ramos Architects, Inc.

# Big

# ANNOUNCEMENT

## *Link Expands to Central Florida*



**Alan Silver**  
Vice President of Central Florida

Link Construction Group is proud to announce our expansion into Central Florida. Our new venture allows us to branch into regions such as Orlando, Lakeland, Tampa, Jacksonville, and Tallahassee with continued opportunities for growth. The current industrial vacancy rate is higher in Central, compared to South Florida, allowing industrial developers opportunities to buy and develop more land for industrial projects, creating new, full-time jobs and subcontractor opportunities.

### **ALAN SILVER**

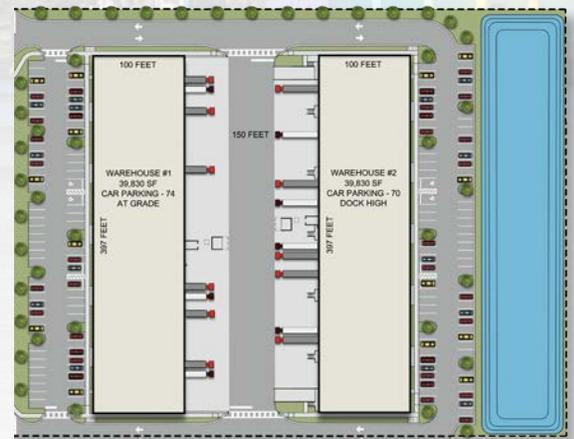
Link's new Orlando office is headed by Alan Silver, Vice President of Central Florida. An accomplished construction executive with an exceptionally strong background in operations, he has over 35 years of diverse experience in different market sectors. Link is honored to welcome Alan to our team.

## **CADENCE PARTNERS JUDGE BUSINESS CENTER BUILDINGS 1 & 2**

ORLANDO, FL

Kicking off our first project in Orlando with Cadence Partners, the Judge Business Center Buildings 1 & 2 are already in full production. Our team has hit the ground running on the new project which consists of two spec industrial buildings, each approximately 40,000 SF, for a total project size of 80,000 SF. The buildings are tilt-up concrete structures with clear heights of 24' and 28' respectively. They sit on a 7-acre site that will be improved to include two entrances/exits, a retention pond, a force main with a lift station, parking areas, and landscaping. Each building contains 21 rear bay doors and a combined total of 152 parking spaces for the entire site area.

Architect: C4 Architecture



# LINK CONSTRUCTION GROUP EVENT PHOTOS



**Annual Link  
Fishing Challenge**



**St. Thomas Phase II  
Topping Out**



**Mater Brickell Academy  
Topping Out**



**Taste of ABC  
Golf Tournament**



**NAIOP Central Florida  
Annual Golf Tournament**



**ABC Central Florida  
Construction Expo**



**Bonaventure Fire Station 28  
Ribbon Cutting**



**CASF Annual Charity  
Golf Tournament**



**City of Miami Gardens Senior  
Family Center Ribbon Cutting**



**Link Wears Pink**



**Halloween Office Event**



**Cystic Fibrosis Foundation  
Kickball Tournament**



**SFAGC  
Contractors and Clays Event**



**LBA Awards  
General Contractor of the Year**



**SFBJ Awards  
Best Places to Work**



**ABC Young Professionals  
Ax Throwing**



**CPR Certification Classes**



**Habitat for Humanity  
Blitz Build**



**Ugly Sweater Day &  
Toy Drive for Kids**



**End of the Year Office Party**

# AWARDS & SPECIAL RECOGNITION



**SFBJ 2022 Best Places to Work:** Ranked #2  
**SFBJ 2021 South Florida's Largest General Contractors & Construction Companies:** "The List" Ranked #14  
**SFBJ 2021 South Florida's Largest Hispanic-Owned Businesses:** "The List" Ranked #11  
**SFBJ 2021 Business of the Year:** Finalist



**Tilt-Up Achievement Award:** Costex Tractor Parts  
**LBA General Contractor of the Year 2021**



**ABC Excellence in Construction Awards:**  
 Eagle Award: Prologis Beacon Lakes 36 E-Commerce Facility  
 Eagle Award: City of Miami Gardens Senior Family Center



## WELCOME NEW LINK HIREES



**ALAN SILVER**  
Vice President of Central FL



**ARLENE ROVES**  
Marketing Coordinator



**CASEY MACK**  
Assistant Project Manager



**DANIELA MORALES**  
Receptionist



**JACKIE-LYNN NELSON**  
Assistant Project Manager



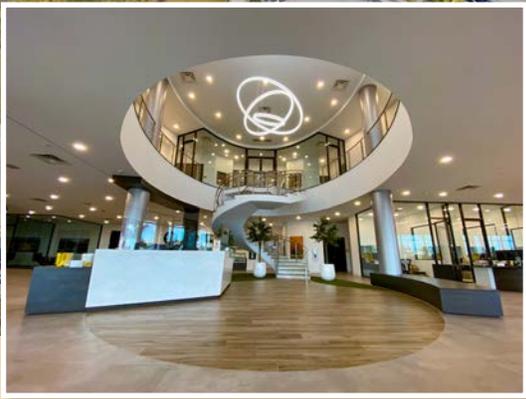
**KEITH PERRY**  
Safety Inspector



**LAURA VASQUEZ**  
Accounting Clerk



**STEVEN GOLDEN**  
Superintendent, Central FL



**G**uillermo Fernandez, President and Miguel Cerra, Executive Vice President, founded Link Construction Group on April 16, 2001. Headquartered in Doral, Florida, Link Construction Group is one of the leading Commercial Construction companies passionately serving South Florida with General Contracting and Construction Management support, as well as Design-Build, BIM, and many other services. Their combination of extensive experience and an unparalleled work ethic has enabled Link to continue to surge in the South Florida construction marketplace.



[WWW.LINKCONSTRUCTIONGROUP.NET](http://WWW.LINKCONSTRUCTIONGROUP.NET)

**Link**Ledger

YOUR LINK TO BUILDING A STRONGER FUTURE