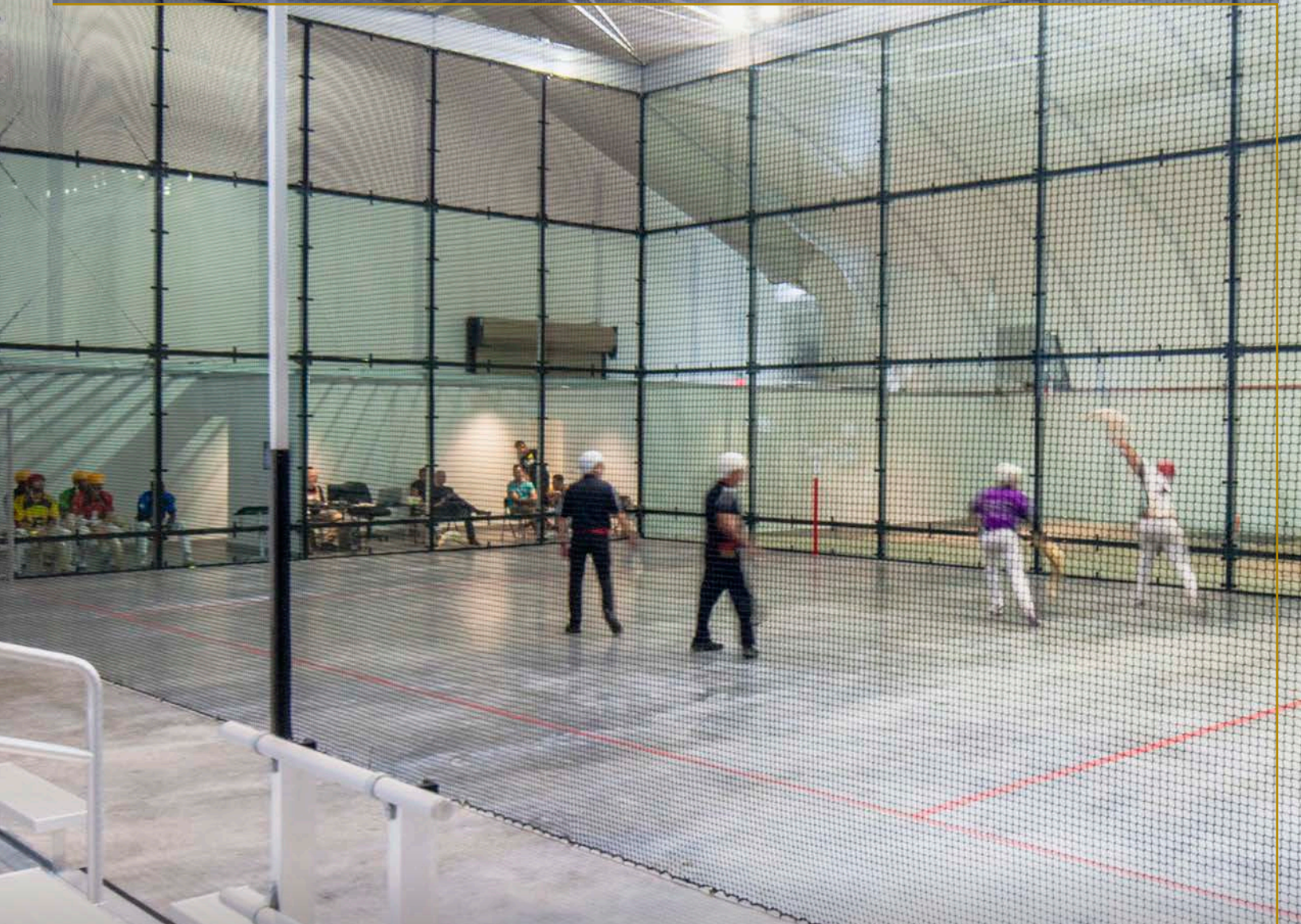


Link Construction Group  
2018 Spring Edition

# LINK Ledger

YOUR LINK TO BUILDING A STRONGER FUTURE



# BUILDING ACTION FOR SOUTH FLORIDA



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# IN MEMORY OF JOHN J. BRUNETTI SR.

Link Construction Group would like to remember the prominent businessman, philanthropist, and heralded figure in the sports world, John Brunetti Sr.

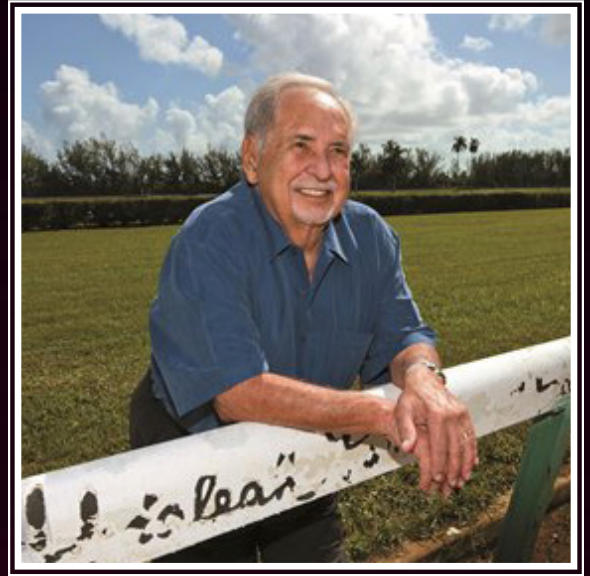
Link had the honor to work with Mr. Brunetti on the renovation and restoration of his historic racetrack, Hialeah Park. We continued to work for he and The Brunetti Organization, with their Florida City Casino and Jai Alai Fronton, King's Court Key.

As a student of University of Miami, in the 1950s, Brunetti had a passion for horse-racing in South Florida and he fell in love with the beautiful Hialeah Race Track. He went on to create a successful real estate and construction business in New Jersey and Florida and purchased his beloved race track in 1977.

As his love for horse racing continued through breeding and competing, he fought to return his race track to its historic glory days. Through his tireless vision, Mr. Brunetti restored Hialeah Park and Casino, bringing back racing and gaming, which has renewed the beauty and the popularity of the park.

As a philanthropist, he gave generously to his alma mater, University of Miami, for medical research, athletics, and education. He was also a great proponent for human rights, veteran's services, public broadcasting, and for the humane retirement of thoroughbred race horses.

John Brunetti Sr. was 87 years old. He is survived by his wife, Tracee; his sons, John Jr. and Steven; and his sister, JoAnn Brunetti.



JOHN J. BRUNETTI SR.





# Li**nk**Ledger

Spring 2018

**ON THE COVER**  
KINGS COURT KEY  
JAI ALAI &  
POKER ROOM

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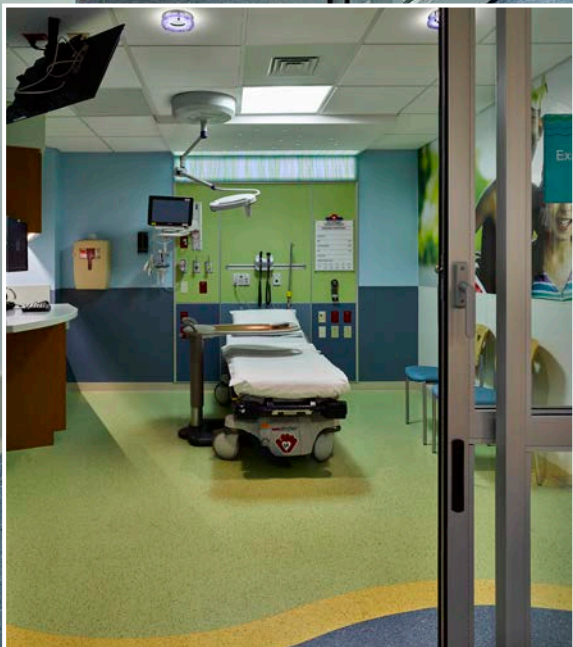
# Featured Completed **PROJECTS**

## **JOE DIMAGGIO CHILDREN'S HOSPITAL ER EXPANSION**

HOLLYWOOD, FL

This project consisted of a 5,430 SF renovation and 3,407 SF expansion to the existing Pediatric Emergency Room Department, located at the hospital's main campus. This project addresses the facility's high demand through the expansion of fast track services within the existing pediatric ED department. Treatment and Support spaces included in this project are seven holding bays, nine exam rooms (five of which have isolation capabilities), triage, nurses' station, administrative and operational offices, staff lounge, reception and waiting areas, storage facilities, environmental services, laboratory room, voluntary work area, clean supply room, and a soil workroom. New roof top air handler unit and new electrical distribution panel-boards are some building system improvements also associated with this project.

All work was performed within a fully functional campus in consideration to the health and safety of all patients and staff.





# ... BUILDING ACTION FOR SOUTH FLORIDA



## KINGS COURT KEY JAI ALAI & POKER ROOM

FLORIDA CITY, FL



Link has recently completed the construction for this new Florida City Fronton & Poker Room. The site sits on 8 of the 38 acres, that will eventually be developed by Kings Court Key, an affiliate of Hialeah Park. The project, which was designed by Ewing Cole in collaboration with Beame Architects, includes site improvements, a Sprung Tent Structure to house the Jai Alai Court, and a separate, modular building, which serves as its Poker Room.

This project has become another destination to attract visitors to South Miami-Dade County.

Florida City Mayor Otis Wallace sees this as "a catalyst for further development of other businesses and just one more destination to draw visitors."



## TD BANK ON WEST FLAGLER STREET

MIAMI, FL

This branch is a one story, 2,550 SF bank, with a business occupancy classification, and class IIB construction type. It includes a 3-lane, remote drive-through canopy, consisting of steel structure and photovoltaic panels for the roof covering. Life safety systems include smoke detectors in the mechanical return air ducts, with individual monitoring stations. Energy systems include photovoltaic panels on both the drive through canopy roof and main roof, lighting controls, occupancy sensors, low flow plumbing fixtures, tight thermal envelope, and solar sunshades on the windows. Pending LEED Gold Certification.



## TRUJILLO BROTHERS DISTRIBUTION HEADQUARTERS

MIAMI, FL

A new 151,380 SF, dock height, tilt-wall warehouse and office building on an approximately 5.7 acres site. Structure consists of tilt up with twin tee roof structure. Incorporated in the design is the office portion - two stories with complete quality finishes. The warehouse portion will be conditioned with +/- 18,000 SF of freezer and cooler. The dock equipment selected consists of levelers, restraints, speed doors, rail leveler and dock shelters.



## THE AUTO FIRM

MIAMI, FL

This project's execution entailed the demolition and remodeling of the interior office, the conversion of a portion of the warehouse space into office space, installation of four new AC split systems, installation of a compressed air system for the mechanic shop, a new fire alarm system, new lighting inside offices and warehouse, new ACT, placement of new tile throughout, resealing and restriping of parking lot, and demolition and install of handicap ramp into building.



# Featured Current PROJECTS

## PROLOGIS BEACON LAKES INDUSTRIAL PARK

MIAMI, FL

Beacon Lakes is a premier, master-planned, commercial development, located in the Airport West/Doral sub-market, with Class-A, institutional-grade logistics and distribution space.

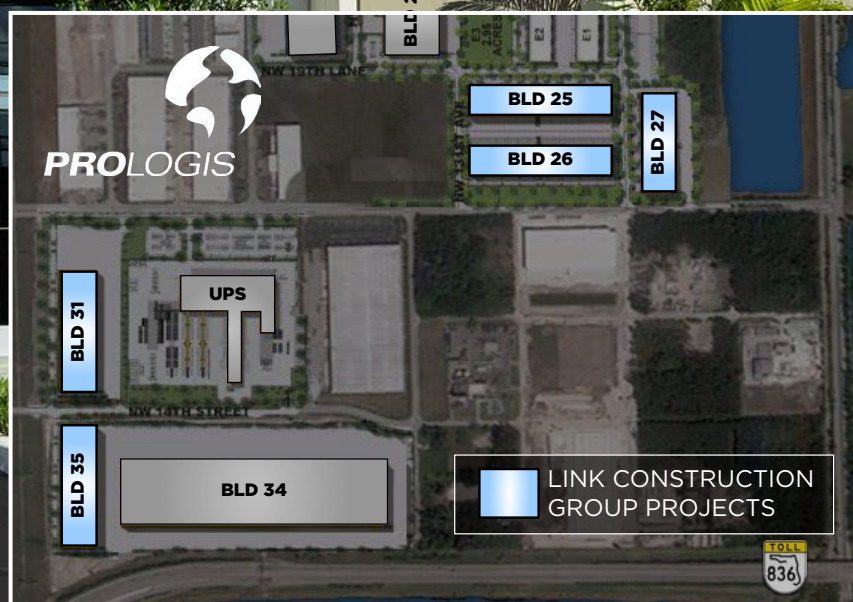
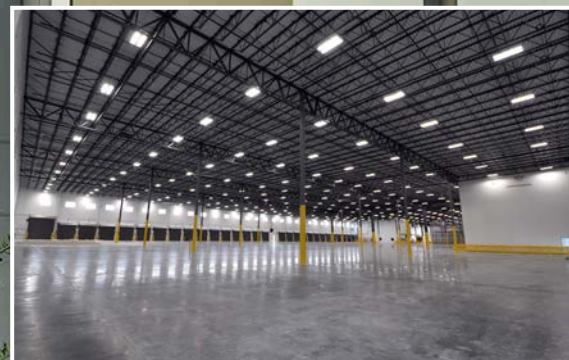
Beacon Lakes is owned and developed by Prologis, a top-tier owner and developer with proven focus on relationships and customer retention. The park includes 478 acres ready for industrial and retail development. Beacon Lakes provides 4.6 million square feet of Class-A warehouse and 495,000 square feet of future retail development.

Our Team is thankful to have successfully completed a large percentage of this park. As of today our industrial team has built four buildings and built-out spaces for several of their lessees. These include Bollere, Duty-Free, Geodis, JAS Forwarding, Triton, Time Transport and more. We have also completed a large amount of roadway construction in the park. Our team is currently gearing up to start another building. See map below for a full look of our completed/current work in the park.

***"The work performed at our grounds, was successfully executed, and exceeded our expectations, yet again."***

***Link Construction Group not only performed as the general contractor, but also ownership of the overall organization, and progress, of the project."***

***-Danny Rivero  
Development Manager for Prologis***







## MIAMI-DADE COUNTY PUBLIC SCHOOLS M-1 NEW K-8 CENTER

MIAMI, FL

Our team along with MDCPS kicked-off another GOB project for a New K-8 Center in West Kendall. Zyscovich and our team have been commissioned to deliver the \$15.8 million Phase I of the new school, which will be named at a future date. Phase I consists of a new 58,765 SF, two-story facility which will house 750 student stations and includes: classrooms, labs, student and staff restrooms, media center with media production lab, digital iTV and CCTV, Administrative Area, full-production kitchen and serving areas accommodating 1,200 student stations, interior dining area, music lab/performance platform, P.E. shelter, primary and kindergarten play areas, parent and bus drop-offs and covered walkways, staff and visitor parking, service yard, landscaping, drainage and irrigation systems, perimeter fencing, and a marquee sign.



## MIAMI-DADE COUNTY PUBLIC SCHOOLS CUTLER BAY MIDDLE SCHOOL

CUTLER BAY, FL

This project is part of Miami-Dade County Public School's General Obligation Bond. Various areas of the school will be remodeled and renovated. Our team will replace Building 1, 2, 3 and 4. We will also renovate the cafeteria/kitchen.

A new 3-story, 45,000 SF building will be added. The objective of the project is to provide a total of 1,217 student stations. The new construction would provide approximately 615 new student stations and the remaining buildings 5 and 6, combined with the Music Lab in the Auditorium provide a total of 602 existing student stations.



## DOWNTOWN DORAL CHARTER ELEMENTARY SCHOOL EXPANSION

DORAL, FL

Link has been contracted to perform the expansion at the Downtown Doral Charter Elementary School, that we recently completed for Codina Partners and MDCPS. This 2-story, 12 class room expansion, is 12,000 SF, with a new artificial turf field and an exterior dining pavilion. All work is being completed while the facility is fully occupied and active. We also remodeled an existing classroom into a computer lab, added a teacher lounge, and a counselors area.



## DESIGN-BUILD SERVICES FOR FIRE STATION NO. 2 ADDITION/RENOVATIONS & A NEW TROLLEY MAINTENANCE BUILDING

CORAL GABLES, FL

Link Construction Group has teamed up with Silva Architects to perform Design-Build services for City of Coral Gables' Fire Station No. 2, located at 525 S. Dixie Highway. In addition to performing renovations and additions to this iconic Fire Station, the second phase of this project will feature a new Trolley Maintenance Building, to serve the City Beautiful's public transportation needs. This project will be developed to receive LEED Silver certification, and will plan for continuous operations while construction proceeds.





# LITTLE HAVANA NUTRITION & ACTIVITIES CENTER CORPORATE OFFICE

Situated in the heart of Miami's famous Little Havana District, Link Construction Group is currently constructing a 4-story building, to be used as a commercial, multi-purpose community complex, while also serving as little LHANC's corporate headquarters. The project includes a parking lot area and a playground which meet and/or exceed local code requirements. This building is built on a recently empty lot, adjacent to the existing Little Havana Nutrition & Activities Center. Once this new building has the City approval for occupancy, LHANC will move out from the old to the new building. Following the move, the project will proceed to the final phase, which is to demolish the existing building and start building the parking lot.

This new building, designed for high occupancy, will have a fully operational fire sprinkler system, elevators, child and adult daycare, health clinic, office areas, fitness center, dining area, entertainment and multi-purpose rooms. Little Havana Nutrition & Activities Center's building has 43,099 SF of gross bldg area and provides 103 parking spaces—20 on street and 83 in new parking lot.

In continuing with our successful client relationship, this will be the third project Link Construction Group will have completed for Little Havana Nutrition & Activities Center.





# IN THE MEDIA

PRESS, AWARDS, ACCOLADES & MORE

South Florida  
**BUSINESS JOURNAL**

- Best Place to Work - Ranked #11
- Top General Contractor - Ranked #13



- CEO/Entrepreneur of the Year -  
Guillermo Fernandez



- Eagle Award Winner - Hialeah Park  
Racing & Casino

**ENRSoutheast**

- Top Contractor - Ranked # 89



# EYE IN THE SKY!

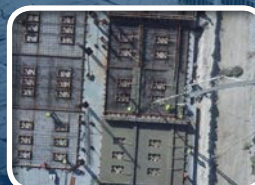


**Y**ou may have noticed that Link has been flying a drone over our jobsites. The Link drone is a DJI Mavic Pro, that is capable of flying up to 400 feet, over our projects, as long as FAA airspace, and weather, allow us to do so.

Currently, the drone is being used to showcase certain construction phases that require a lot of ground movement and that can be seen from the air. Excavations, concrete pours, flying panels, and roof installations are ideal for aerial action shots. We also fly out for a project's events such as ground breakings and grand openings.

With the drone's GPS positioning and stabilization, it records the jobsite as smooth as a helicopter would. It could also take photo stills of the entire site, as long as the size of project fits in the camera's viewer from the maximum height.

The drone footage is used to highlight the excellent work we put into our jobs, for social media, and other marketing materials. We also send the footage to the project's owners so they can get a dynamic view of how their project is coming along, and to have an interesting historic record of how their property came about.







# GUIDO DEL VALLE

## LINK'S DIRECTOR OF OPERATIONS

Guido joined the Link family in September of 2012 as an Assistant Project Manager. Quickly, Guido gained the respect of his peers and managers. Since his recruitment to the firm, Guido has continued to be promoted from his original position of Assistant Project Manager to later Project Manager and now Director of Operations. This is due to his excellent work ethics, dedication and commitment to our firm, its projects, and clients.

As Director of Operations, Guido del Valle will work with all Departments and the various project teams to help monitor and streamline Link's standards and requirements. Guido will be working to review and fine tune our processes from project turnover to close-out to establish Link's base criteria and standards to facilitate our teams' production and to document Link's expectations. This process will be ongoing and will generate Link's Project Manual documenting Link's minimum standard and expectations for all our projects and their management.

Another of his goals will be to work with Estimating to provide Operational support throughout the Bid Process to help limit scope gaps and to engage the various project teams earlier as needed on a per-project basis.

"The timing of this promotion has been a momentous part of our continued growth and future goals. I believe Guido's readiness for this next career move was in-line with our company needs. It's been a seamless transition and his engagement as our new DOO has already proven positive results and has added a new energy to the team. Thank you, Guido, for your continued dedication and commitment to our company and always leading by example" said Mickey Cerra, Executive Vice President.



# WELCOME

## NEW LINK EMPLOYEES



**CHIP CIPOLATO**  
SUPERINTENDENT



**PATRICK GONZALEZ**  
SUPERINTENDENT



**GEOFFREY McCORKLE**  
PROJECT MANAGER



**FERNANDO ARANGO**  
PROJECT MANAGER



**ARLIN MEDINA**  
ASST. PROJECT MGR



**JB NELSON**  
SUPERINTENDENT



**JONATHAN ROLLINS**  
PROJECT MANAGER



**ABRAHAM JASSIR**  
SENIOR ESTIMATOR

# CONGRATULATIONS

## LINK PROMOTIONS

**JONATHAN CERRA**  
ESTIMATING  
ASSISTANT

**ALEJANDRO PALENCIA**  
ASSISTANT PROJECT  
MANAGER





# LINK CONSTRUCTION GROUP EVENT PHOTOS



**End of the Year Luncheon**  
BLT Prime - Trump Doral



**Annual Fishing Challenge**  
Bayside Market Place



**Groundbreaking Ceremony**  
Miramar Mega Center



**ABC Fall GC Showcase**  
Hard Rock Hotel and Casino



**ABC 2nd Tuesday**  
Sponsored by Link



**Relief Efforts**  
Hurricane Irma



**Fall Career Fair**  
Florida International University



**Ugly Christmas Sweater Breakfast**  
LiNK Lounge



**Toy Drive**  
Toys for Kids Miami



**Holiday Decoration Contest**  
LiNK Headquarters



**Halloween**  
LiNK Headquarters



**Western Employee Lunch**  
LiNK Headquarters



**Grand Opening Ceremony**  
TD Bank Flagler Branch



**Groundbreaking Ceremony**  
State School M1 K8 Center



**Blitz Build**  
Habitat for Humanity



**Red Nose Day**  
LiNK Headquarters



**Solar Eclipse**  
LiNK Headquarters





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YOUR LINK TO BUILDING A STRONGER FUTURE

Seventh Avenue Transit Village and Theater  
Liberty City, FL



Guillermo "Willy" Fernandez  
President

Miguel "Mickey" Cerra  
Executive  
Vice President

**G**uillermo Fernandez, President and Miguel Cerra, Executive Vice President, incorporated Link Construction Group on April 16, 2001. Since its inception, Link Construction Group has been providing superior services in all segments of the construction market, including Healthcare, Retail, Commercial, Industrial, Educational, Public, Financial, Parks, Gaming, Low-Income Housing Communities and Multi-Family Developments.

Their combination of extensive experience and an unparalleled work ethic have enabled Link to continue their growth

in the South Florida construction marketplace.