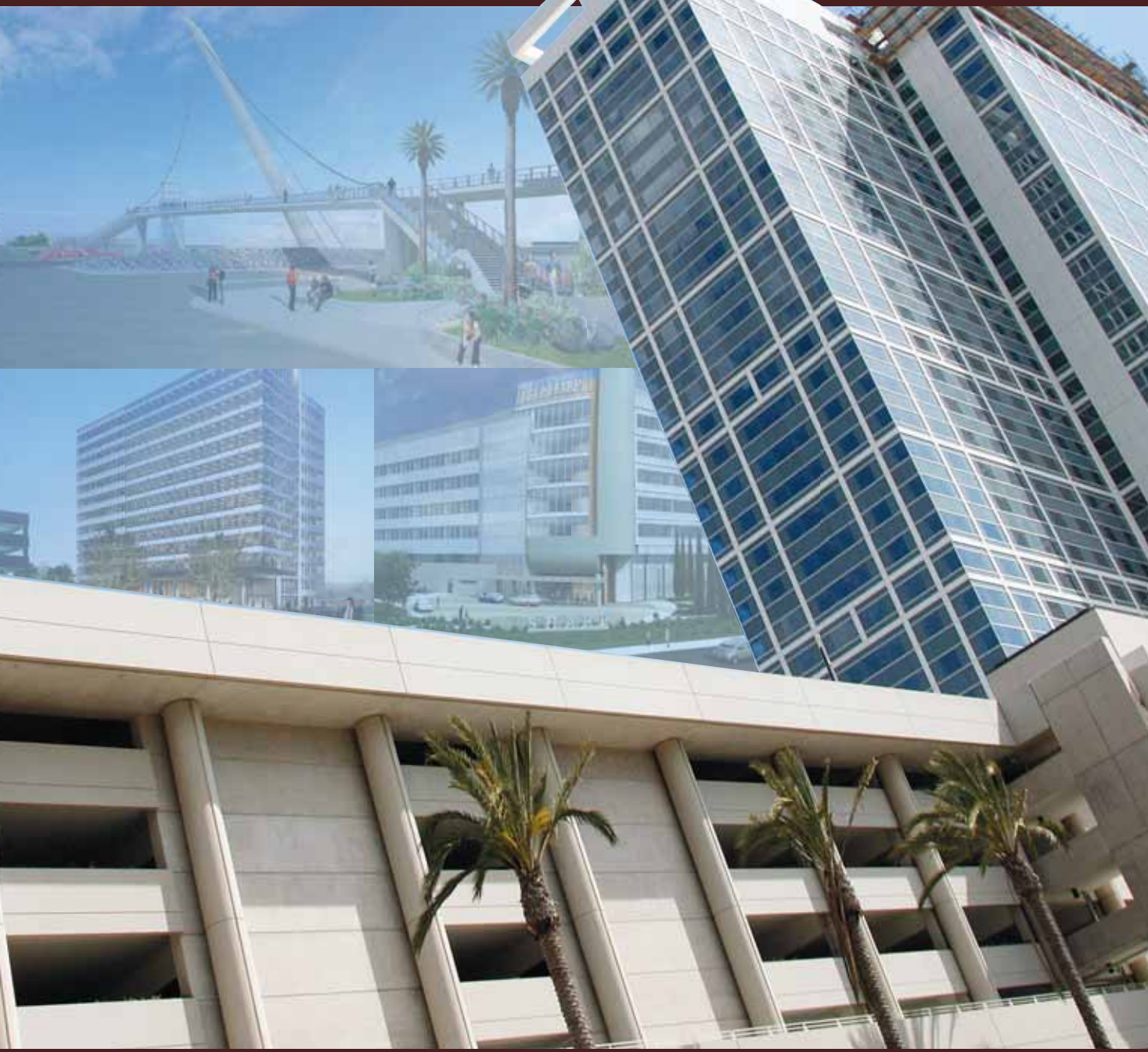


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STRUCTURES



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Photo courtesy of Reno Contracting

Scripps Clinic to Target Aging Population, 4-S Ranch Residents

6-Story Structure to Have 'Majestic, Crisp' Exterior

BY HELEN KAILO CHANG

With San Diego's population aging rapidly, Scripps Clinic Rancho Bernardo saw the need for more services targeted at the elderly. Its new \$100 million facility, scheduled to open in mid-September, will include new areas designed to support senior clients.

"It's targeted at internal medicine, because of the aging population," said Melody Stewart, senior administrative director at Scripps Clinic Rancho Bernardo, who manages the project for the nonprofit hospital.

Los Angeles-based Kilroy Realty Corp., a real estate investment trust with projects throughout Southern California, is responsible for the actual development.

Pacific Cornerstone Architects Inc., based in Sorrento Valley, was engaged to design the building's exterior, core interior, site layout and parking structure.

General contractor **Reno Contracting**, a Mission Valley-based commercial contractor with revenue last year of \$217 million, is the builder.

Scripps said \$43 million of the \$100 million will be spent on interior technology and operations expenses. When completed, Scripps will have a 19-year lease with Kilroy for the facility.

The structure, located across the street from the current building, broke ground in October 2006. And once completed, the six-story facility will expand the current clinic's capacity by more than 50 percent, to 146,000 square feet from 90,000 square feet.

Walt Fegley, president of Reno Contracting, said that one of the most challenging aspects of the project is safely installing the high-tech facilities.

Safe Use of Gases

These facilities require gases and compressed air needed for the digital imaging

Continued on Page 29



Stephen Whalen

Top, Scripps Clinic Rancho Bernardo, a \$100 million facility, is set to open in mid-September. Above, Walt Fegley, president of Reno Contracting, says that one of the most challenging aspects of the project is safely installing the high-tech facilities.

Clinic:

Continued from Page 6

center, surgical suites and labs.

The interiors also feature condensed office spaces, which required "coordination of manpower and utilities," Fegley said.

The design was meant to blend in with the environment, said Scripps' Stewart. The exterior is made from a granite veneer, giving it a "majestic, clean, crisp look," said general contractor Fegley. "It makes the building pop."

Another challenge, said Fegley, was coordinating construction schedules with neighboring businesses.

The businesses, including Northrop Grumman Corp., were affected on a daily basis by truck deliveries and the operation of other vehicles.

But the project itself has run very smoothly, said Reno's Fegley and Scripps' Stewart, mostly because of detailed planning in advance, which entailed the selection of materials, improvements and target dates.

Scripps' Stewart said the opening of 4-S Ranch has added demand for hospital services, which the clinic will help meet.

With the high cost of gas, "there is a need for health care at the local level," she said. "Community health care is what our patients want."

Rancho Bernardo's aging population also required more internal, surgical and hospitalization services.

"Pediatric growth was not the focused target," said Stewart.

The new facility gives the clinic more room for 25 specialty services aimed at senior patients, including ambulatory surgery, cardiology, digital imaging, neurosurgery and organ transplants.

The facility will also be able to accommodate more patients for same-day and urgent care.

Scripps plans to expand staff once the clinic is finished. It will add 27 physicians during the next five years, to bring the total to more than 80. The clinic will employ 250 nurses, medical assistants and related employees.

Scripps has been in Rancho Bernardo for 20 years.

Helen Kaiao Chang is a freelance business journalist.

Photo courtesy of Reno Contracting

Workers broke ground on Scripps Clinic Rancho Bernardo in October 2006 and the \$100 million complex is expected to be ready in September.



DiamondView Tower
Tenant Interiors



Concert:

Continued from Page 23

Ideal for live recordings, the recording booth contains the most advanced technology with digital, artificial and acoustic options.

Steiger says that the main concert hall is expected to be very desirable to musicians seeking to perform chamber music, as it's quiet with no outside noise.

"LMN began the project from the inside out," Steiger said.

He says the firm asked the right questions, and learned what kinds of spaces users wanted, what the culture of the department was and how the design could reflect that culture.

"They were more concerned with what was going inside the building, rather than making it an architectural monument — that's a hallmark of this firm," said Steiger.

UCSD anticipates a fall 2009 completion of the Conrad Prebys Music Center on Russell Lane.

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