

Westover Hills Baptist Hospital



This picture was taken to capture Westover Hills Baptist Hospital on the West Side of San Antonio, Texas.

The Baptist Health System originated in 1903 when 30 physician members of the Bexar County Medical Society joined them with more than two dozen business professionals. This group of people helped contribute to the organization of the San Antonio Associated Charities. As the Baptist Health System grew, so did the range of healthcare services they provided. Following this, over 100 years later, the Baptist Health Care System started to have acute care hospitals, urgent care clinics, imaging centers and free-standing emergency departments, in effort

“to help people achieve health for life through compassionate service inspired by faith.” With that commitment being at the forefront of everything Baptist Health Systems does, they are excited to announce the arrival of their new location that is being planted in the Westover Hills community, on the West Side of San Antonio, Texas. Westover Hills Baptist Hospital will occupy 72 acres of land, including medical office buildings, an ambulatory surgical center, and an acute care hospital, with the potential for additional medical and retail facilities in the future.

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GUEST COLUMN



By: National Center for Construction Education and Research

Workforce Development Solutions from the Leader in Construction Education

Historically, the passing of construction knowledge between generations has varied. Master craftsmen would train apprentices with their own unique and sometimes well-guarded techniques. Companies would teach new hires in different ways, and often, that education would not translate to a new employer, a new region or even a new job site. While individualized and company-specific training has value, it is not scalable or portable—especially considering the undeniably fluid nature of the construction workforce. The lack of consistency caused difficulty for hiring managers, who had no way to verify the skills of their candidates without formalized training records, and employers, who began to take notice of the correlation between a lack of training and their bottom line.

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SCOPE

Chamberlin installed 108,000 square feet of Carlisle's Tan TPO 115mil Fleeceback Membrane across six different roof levels. Our crews utilized 1,230 gallons of FlexFast Adhesive to install the membrane to Lightweight Insulating Concrete, dispensing the material using our Pace Carts. Our Sheet Metal crews installed 2,779 linear feet of Chamberlin Fabricated flashing & trim along the building envelope's perimeter, including 35 custom-fabricated Scupper Cover Plates. They also installed 4,400 linear feet of Chamberlin fabricated Coping and 350 linear feet of Chamberlin Fabricated Edge Metal. Chamberlin used the following suppliers for production: ABC Building Supply and Pac Clad Petersen Aluminum.

SCHEDULING & TEAMWORK

Scheduling is a critical aspect of Chamberlin's operations. The company recognizes the importance of delivering projects on time and within budget. To achieve this, Chamberlin employs sophisticated scheduling tools and techniques to plan and coordinate all aspects of its projects. By carefully mapping out project timelines, resource allocation, and task dependencies, Chamberlin ensures that its teams are able to work efficiently and effectively, minimizing delays and optimizing productivity.

At Westover Hills Baptist, scheduling took place on two different levels. To start each day off, we have daily huddles, these are held at General Contractor Robins Morton's trailer. These were held with all trades to ensure all scheduling & logistical conflicts were solved early in the day, to help uphold the strongest communication possible. Our Foreman, Sergio Rodriguez, performed excellently at this task. His efforts in coordination and conflict resolution ensured both Chamberlin and the client significantly reduced wasted hours and material on the job. Our crew leadership established the right reputation with that client, and we've heard nothing but

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compliments on their performance. Our work additionally allowed our client to dry-in their building in a sequential manner, which in turn allowed the remaining trades the opportunity to begin their work sooner. Our crew's hard work allowed the client to start the other trades by a combined total of three weeks ahead of schedule.

SAFETY IS KEY

Safety is the key to everything we do at Chamberlin, no matter how big or small. The company's commitment to maintaining the highest standards of safety reflects our dedication to protecting everyone and everything at the project site. The ways we prioritize safety include, but aren't limited to compliance with regulation, comprehensive safety training, implementation of safety protocols, collaborative safety planning and emphasizing safety at every stage of the project to maintain consistency.

We ensured strict adherence to all relevant safety regulations and standards set forth by OSHA. By staying updated on the latest safety requirements and guidelines, Chamberlin proactively implemented measures to mitigate potential hazards and create a safe working environment for its personnel. Prior to commencing work at the hospital, Chamberlin provided thorough safety training to all employees involved in the project. This training encompassed best practices for pace carts, heat-welding, all types of fall protection, jobsite safety, and specialty conditions. By equipping its workforce with the necessary knowledge and skills, Chamberlin aimed to minimize the risk of accidents and injuries. This knowledge came into play when our team discovered that several roof levels lacked enough tie-off points to efficiently complete the work. Our foreman & superintendent planned ahead, and consistently coordinated with the central crane for mobile fall-protection carts at

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each stage of work. Their determination ensured that every Chamberlin employee had every safety precaution in place, which allowed our crews to install a safe, leak-free job productively.

Chamberlin also established stringent safety protocols specific to the hospital project. This included the use of personal protective equipment (PPE), fall protection systems, and regular safety inspections to identify and address potential hazards. The company also promoted a culture of safety awareness, encouraging employees to report any safety concerns and actively participate in maintaining a secure work environment. We also engaged in collaborative safety planning with other contractors and stakeholders involved in the hospital project. By coordinating safety efforts across the construction site, Chamberlin contributed to a cohesive approach to risk management, ensuring that safety considerations were integrated into the overall project plan. By emphasizing safety at every stage of the Westover Hills Baptist Hospital project, Chamberlin demonstrated its unwavering commitment to protecting both its workforce and the integrity of the construction site. Our proactive safety measures have not only contributed to the completion of the project but has also reinforced our reputation as a responsible and safety-conscious industry leader.

QUALITY CONTROL

Our QAQC team performed excellently out at Westover Hills. Chamberlin performed their own quality control inspections to be proactive and meet the owner's needs. With that, every job walk was performed with a meticulous eye towards detail, and each generated report ensured quality installation the first time. It was important to our team that we conducted thorough quality inspections at key milestones throughout the entire project. These inspections encompassed detailed assessments of workmanship, material integrity, waterproofing effectiveness and compliance with design specifics.

DELIVER MORE

Our unique roll is performing as the subject-matter expert for our client and saving the client both time and money at every opportunity. The resources that Chamberlin brought to this project delivered more to our client than any other subcontractor could. Our ability to leverage Chamberlin's network of knowledge, expertise, experience, and connections will always be the most unique product we can deliver to our clients. We did this by successfully substituting Chamberlin-fabricated coping in lieu of the pre-fabricated Coping that would have been used otherwise. This resulted in a 10-percent savings across 4,400 linear feet of coping. Our proposal has allowed our subcontractor to save tremendously on time and money, since Chamberlin is able to measure, fabricate, and install the coping in stages.

Chamberlin strives to deliver more to our clients in every way that we can. By delivering more quality for a lower price to at Westover Hills Baptist, the client was able to stay ahead of schedule, due to the flexibility we were able to provide them with. Westover Hill Baptist Hospital was a success and we look forward to seeing the hospital transform into everything they are planning for it to be.



Photo 2: This is a before picture of what Westover Hills Baptist Hospital looked like at the beginning of the construction process.

Employee Profile



Vince Patterson
Senior Operations Manager
San Antonio, Texas

Where it All Started:

Before starting at Chamberlin Roofing & Waterproofing Vince worked on elevators. He always thought he would enjoy the "sales" side of things and enjoyed construction. Vince has known Art Canales for many years and asked him about sales and estimating to get a feel for how it worked. It just so happened that Chamberlin was hiring and he ended up interviewing and getting the job he applied for short after.

A Day in the Life:

Vince spends his day Growing the Team by providing support on a day-to-day basis, growing the business through client relationships and building the Chamberlin culture by mentoring our team and living the values.

Outlook:

In Vince's opinion customer service, safety, quality and teamwork are all important pieces of a successful business. You can't cut corners on any of these four things if you expect to stay in business and have repeat clients. As important as all of them are, safety is the most important. Going home to our loved ones every day is the most important thing we do.

Notable Projects:

Vince's career at Chamberlin was primarily spent in Service. There were many cool and unique projects he was able to contribute to. Now that Vince is in San Antonio, taking over the project SASH has been fun. It is a large waterproofing project in our San Antonio market, that includes air barrier and flashings, interior and exterior expansion joints, building sealants, site sealants and a traffic coating system.

Greatest Personal Accomplishment:

Vince received his college football scholarship from a high school whose team did not win, that had a 2-28 record, making it tough to be recognized. Vince worked extremely hard in high school and continued to do exactly that when he got to college, where he went on to be a four-year starter and four-year letter winner for a D-1A program.

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Photo 1: NCCER Fundamentals of Crew Leadership class in Chamberlin's San Antonio Market.

With these challenges in mind and an emerging workforce shortage, 11 leading contractors came together in the mid-1990s to standardize training and provide industry-recognized credentials. From those beginnings, the first standardized craft curricula were developed and led to the founding of the National Center for Construction Education and Research (NCCER) in 1996.

Nearly three decades later, NCCER is the leading not-for-profit foundation providing construction training for industry and career and technical education programs. The organization bridges the gap between industry and education with flexible workforce development and learning solutions that provide consistency and quality to ensure craft professionals and learners receive industry-recognized certifications and credentials. With training in over 40 crafts and multiple construction disciplines, NCCER's standardized, module-based program structure allows trainees to transition seamlessly from high school craft training to postsecondary or apprenticeship programs and into careers in the industry.

Whether learning to swing a hammer or oversee a project site, the following are the foundational components of NCCER that make its programs renowned for industry-leading craft training.

Curricula Developed by Experts

Industry plays a crucial role in ensuring NCCER curricula are up-to-date and fulfilling the needs and expectations of employers. Continually maintaining curricula that meet NCCER's rigorous and relevant educational standards is accomplished with the assistance and input of Subject Matter Experts (SMEs).



Photo 2: NCCER Mentoring Phase II in Chamberlin's Houston Market.

SMEs are experienced industry veterans who impart their wisdom by helping conceptualize, write and review components of NCCER Curricula. Their influence is reflected in textbooks, module tests, performance profiles, assessments and more. As new curricula are created or older ones updated, the experts provide the guidance needed to ensure learners are instructed on the necessary skills of their craft.

NCCER also works with committees and delegations made up of representatives from both industry and education. These groups provide additional feedback and guidance for NCCER products and services to help keep them in line with their ever-evolving sectors.



Photo 3: This photo shows one of the graduates from the recent Rapid Recovery Construction Academy in Fort Myers, Florida.

Modular Training and Credentials to Build Upon

Most construction craft professionals do not receive all their training at the same place or pace – many may start in high school, then move to a community college or apprenticeship program, or jump directly into full-time employment with on-the-job training and opportunities for upskilling. To account for this variability, NCCER's training is modular and flexible by design, and the credentials are tied to the individual learner.

Its vast catalog of craft modules provides the ability to pick and choose exactly what a company or educational institution needs. Each module of training can stand alone and includes a knowledge and performance test that results in a credential. Pre-designed programs are also available that meet the Department of Labor Office of Apprenticeship time requirements, making NCCER an ideal turn-key solution for contractors and associations. In addition, many crafts are tiered with up to four levels of advancement, offering a straightforward and logical progression of training.

The module and level-based curricula set the foundation for NCCER's portable credentials, which are awarded to trainees upon successful completion of educational benchmarks. These credentials allow a learner's progress to be tracked in NCCER's Registry, updated with which modules and levels were completed. It also provides recommended training to help address skill gaps.



Photo 4: This photo shows NCCER's Superintendent Program that they have.

This model allows for more efficient training and more effective communication between all parties.

Construction employers receive clear insight into potential hires to understand what skills they have and what they can do in the field.

The Digital Era

Over the past five years, NCCER has made significant strides in digital learning. From online testing to interactive learning aids embedded throughout digital curricula, the company has embraced technology and used it to empower its network with tools that meet modern needs. One example of this is the newly released Construction Superintendent Certification Program, NCCER's first completely online learning experience. From online testing to interactive learning aids embedded throughout digital curricula, the company has embraced technology and used it to empower its network with tools that meet modern needs. One example of this is the newly released Construction Superintendent Certification Program, NCCER's first completely online learning experience.

The new 16-course program assists contractors in developing and certifying qualified construction superintendent professionals who oversee the operations of a construction site, from planning to completion. It provides expert insight to learners, whether they are current project leaders looking to hone their skills, craft professionals seeking advancement, or recent graduates beginning their careers.

The courses can be taken as a fully online self-paced program or incorporated into company-driven initiatives to develop their field leadership.

With more online learning options coming in 2024, stay informed on these advancements by signing up for NCCER's bi-monthly Breaking Ground newsletter at nccer.org/subscribe.

How NCCER Can Help

Research has proven training leads to an increase in productivity and quality while reducing absenteeism, rework, and injury. It has also been cited as a key factor in recruiting and retaining talent, increasing client satisfaction, and driving company growth. NCCER understands that contractors are in the business of building, not developing training—and this is where NCCER can help.

NCCER's comprehensive workforce development system provides recruitment, training and retention resources. Contractors may use the entire system or just the pieces they need. A few ways companies utilize NCCER to solve workforce development challenges are through:

- Administering just-in-time training by identifying and training for competencies in which their people need further development.
- Evaluating individuals pre-hire or during onboarding for better job placement and evaluating their existing workforce to determine training needs.
- Utilizing the many resources available through NCCER's Build Your Future initiative to recruit students into construction careers.

Regardless of company size or specialization, NCCER provides resources and expert guidance on ways to build and enhance your construction workforce. Visit nccer.org/wfd to contact NCCER's workforce development solutions team for recommendations on how its programs might benefit your company.

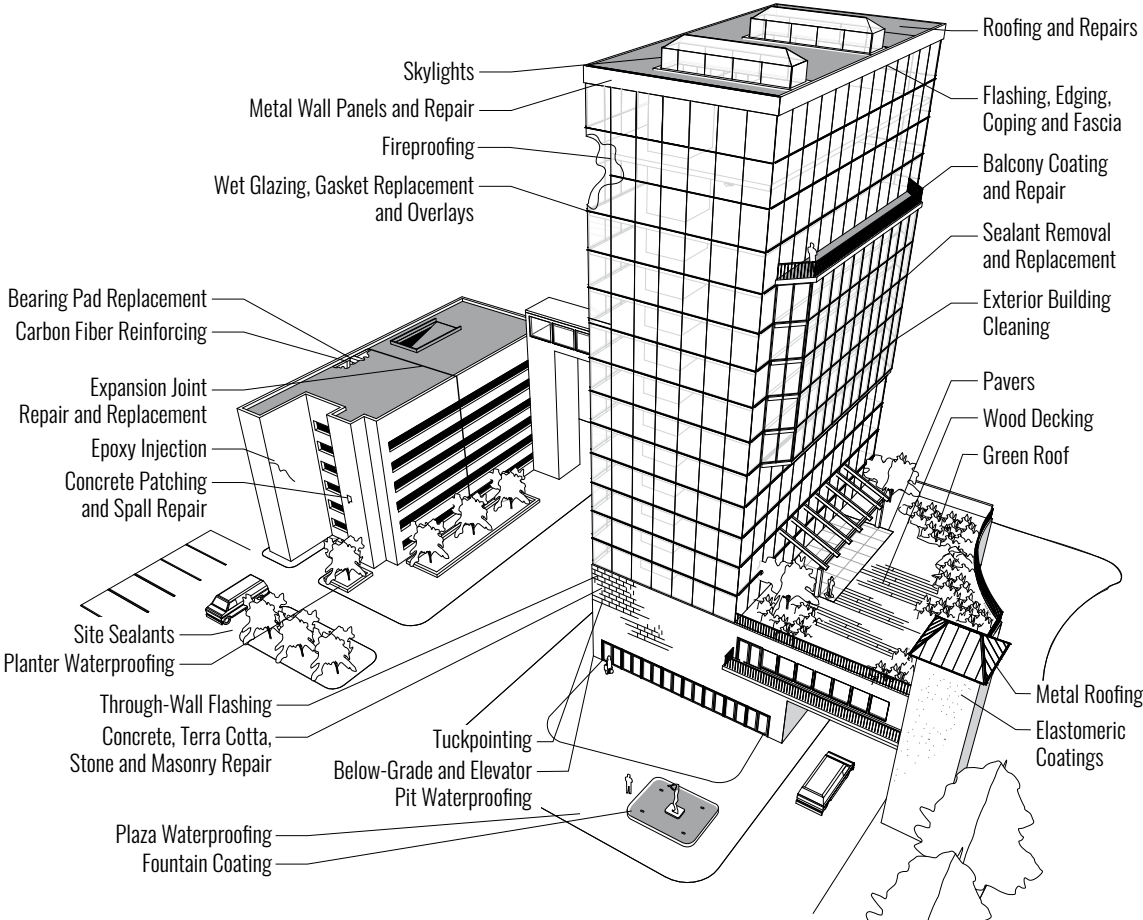


Photo 5: Check out the NCCER website here.

TOTAL BUILDING ENVELOPE

Chamberlin's CRW360 Program allows you to have real-time online access about your facility. Whether you manage one building or an entire portfolio, CRW360 gives you what you need, when you need it.

simple • secure • smart • convenient • real time



TOTAL BUILDING ENVELOPE SERVICES:

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|--|--|
| <p>EMERGENCY</p> <ul style="list-style-type: none"> + Leak Detection & Repair + Temporary Roof Dry-in's <p>PREVENTATIVE MAINTENANCE</p> <ul style="list-style-type: none"> + Roof Maintenance + Building Envelope Maintenance + Annual Maintenance Programs + Manufacturer Certified | <p>REMEDIAL</p> <ul style="list-style-type: none"> + Re-Roofing <p>RESTORATION</p> <ul style="list-style-type: none"> + Building Sealant Replacement + Roof Coating + Parking Garage Repairs |
|--|--|

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PROJECTS IN PROGRESS

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MICKEY LELAND - HOUSTON, TX

New Construction Roofing (65%) & Remedial Roofing (35%)
Contract Amount: \$6.9 million (approx.)
Owner: Houston Airport Systems
Consultant: Weathertight
Architect: Fentress
General Contractor: Austin-Gilbane, A Joint Venture
Scope of Work: Furnish and install an adhered 45 Mil Fleeceback KEE PVC Roof. Furnish and install Sheet Metal Shop Fabricated gravel guard, coping, gutters and downspouts, receiver and counterflashing, and sheet metal expansion joint covers. Tear off old SBS Modified Roof assembly and replace with a new adhered 45 Mil Fleeceback KEE PVC Roof. Furnish and install a fluid applied Tremco Alphaguard MTS roof coating.
Project Description: Mickey Leland International Terminal D IAH Airport

ISMAILI CENTER HOUSTON - HOUSTON, TX

New Construction Waterproofing
Contract Amount: \$3.4 million (approx.)
Owner: IMARA Houston, Inc.
Architect: DLR Group (Executive Architect) & Farshid Moussavi (Design Architect)
Consultant: SEAL
General Contractor: McCarthy Building Companies
Scope of Work: Installation of Bentonite Waterproofing, hot fluid-applied rubberized asphalt waterproofing, self-adhering sheet waterproofing, XPS rigid insulation, semi-rigid mineral wool insulation, fluid-applied membrane air barrier, sheet metal flashing, fire sealants, acrylic sealants, Elastomeric Coating and paver and pedestal system.
Project Description: 150,500 SF Community Center

DFW TERMINAL ECUP - DALLAS, TX

New Construction Roofing
Contract Amount: \$987,000 (approx.)
Owner: DFW Airport
Architect: Gensler
General Contractor: Suffolk Construction
Scope of Work: Installation of fleece backed TPO overcover board, ISO, vapor retarder and substrate board.
Project Description: New Central Utility Plant for the soon to be replaced Terminal C at DFW Airport.

SMU END ZONE - DALLAS, TX

New Construction Waterproofing
Contract Amount: \$1.2 million (approx.)
Owner: Southern Methodist University
Architect: Hellmuth, Obata & Kasabaum, Inc.
General Contractor: JE Dunn
Scope of Work: Below grade waterproofing, air barrier, traffic coating, joint sealant, insulation firestopping and hot applied.
Project Description: Extension of the Existing SMU Stadium

2708 SCENIC DRIVE - AUSTIN, TX

New Construction Roofing
Contract Amount: \$340,000 (approx.)
Owner: Orsini LLC
Architect: WW Architecture
General Contractor: Sebastian Construction Group
Scope of Work: Installation of single ply roofing.
Project Description: High-end Residential Building

TFC GARAGES - AUSTIN, TX

Remedial Waterproofing
Contract Amount: \$1.3 million (approx.)
Owner: Texas Facilities Commission
Consultant: WJE
General Contractor: Vaughn Construction
Scope of Work: Installation of traffic coating, joint sealant and Hi-Performance Coatings.
Project Description: Restoration of 8 Downtown Parking Structures

ALAMO COLLEGES SAC EMPOWERMENT - SAN ANTONIO, TX

Remedial Waterproofing
Contract Amount: \$275,000 (approx.)
Owner: Alamo Community College District
Architect: O'Connell Robertson
General Contractor: Vaughn Construction
Scope of Work: Installation of thermal insulation, fluid-applied membrane air barriers, sheet metal flashing and trim and joint sealants.
Project Description: The SAC Empowerment Center offers comprehensive educational supportive and retention services in a one-stop environment for both students and the community. Services are provided for adult learners including parents, Foster Youth, DACA and undocumented students, immigrants, refugees, international students, English language learners, first-generation college students, residents of public housing/homeless and transitional shelters and other individuals needing support to succeed in a college environment.

BEXAR CO. PRECINCT 4 NEW ADMINISTRATION BUILDING - SAN ANTONIO, TX

New Construction Waterproofing
Contract Amount: \$645,000 (approx.)
Owner: County of Bexar
Consultant: Huitt-Zollars, Inc.
Architect: Huitt-Zollars, Inc.
General Contractor: Byrne Construction Services
Scope of Work: 330 SQS of TPO roofing.
Project Description: Bexar County Government Administrative Office Building

OU SOFTBALL - OKLAHOMA

New Construction Roofing
Contract Amount: \$150,000 (approx.)
Owner: The Board of Regents for the University of Oklahoma
Architect: Populous Architects
General Contractor: Timberlake Construction
Scope of Work: Sub-Roof installation
Project Description: University of Oklahoma Women's Softball Stadium

NORMAN REGIONAL CANCER CENTER - NORMAN, OKLAHOMA

New Construction Waterproofing
Contract Amount: \$267,000 (approx.)
Owner: BW Norman IV, LLC
Architect: JHBR
Consultant: HGA
General Contractor: Manhattan Construction
Scope of Work: Installation of waterproofing, firestopping and sealants.
Project Description: Fully Operational Cancer Center for the NRHS Complex

For a complete list of specialty contracting services, visit www.chamberlinltd.com.

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