

Build New York Award Winners



2008 Build New York Award Winner – New/Renovation Project

The Bathgate area of the Bronx is a densely populated portion of the borough that desperately needed a new high school. The available sites were few and most could not be used without displacing large numbers of residents or local businesses. One site considered was an old vacated industrial park owned by the Port Authority. The New York City School Construction Authority (SCA) studied the empty facility and determined that the site could satisfy their needs.

Through competitive bidding, Leon D. DeMatteis Construction Corporation and its team were successful and accepted the challenge to take this abandoned industrial building that had not been serviced for years and convert it into a vibrant structure for learning. And do it in an almost impossible time frame.

What's more, the DeMatteis team was required to selectively demolish the existing building. The only portions of the original industrial building that remained were the reinforced concrete footings that had been placed on compacted fill. In lieu of installing new footings, the design required installation of micro piles through the existing footings. These 40-ton micro piles were used to accommodate the additional loads imposed by the introduction of a second floor to the building.

In addition to the micro piles, the work included removal of the façade, selected demolition of the existing structure, and removal and refabrication of the existing columns to accommodate the new building height. Another major challenge to the DeMatteis team occurred when excavated material to be disposed of was found to be contaminated. The material had to be stockpiled on site until an authorized dump was found, and this limited the areas the team could work in until the material was removed.

Before commencement of the work, the SCA negotiated an accelerated schedule of 14 months, making this the most aggressive fast-track SCA school project to date. Frequent, even daily, meetings with team members were essential to anticipate problems, avoid delays and keep the project on track. Due to the DeMatteis team's extraordinary efforts, the project was completed within the original accelerated contract time and within the contract price, despite approximately 150 design or field-mandated changes.

A DeMatteis employee was assigned the task of acting as community liaison representative for the project. Within the first two weeks of construction he attempted to visit with all the residents and businesspeople of the community, offering to assist in any way and answer any questions about the construction process. During the course of the work he advised the residents of the different activities and what they might expect. As the work progressed, the residents became more interested in the building process and excited at the prospect of a resurgence in the neighborhood.

The new Bathgate High School is a beacon of hope that stimulated the Bathgate community. The first classes entering the school in September 2007 were very proud to be part of the beginning of an excellent opportunity for learning. (Photos: Bernstein Associates)



Bathgate High School Educational Complex Bronx

Team Members

General Contractor

Leon D. DeMatteis

Construction Corporation

Owner

*New York City School Construction
Authority*

Architect

John Ciardullo Associates, P.C.

Engineer

DVL Consulting Engineers Inc.

Contributing Team Members

Richard F. DeMatteis and

Scott L. DeMatteis – Principals

Steve Tartaro – Vice President

of Construction

Drew Langer – Superintendent

Ben Mena – Project Manager

Craig Collins – Chief Project Officer

(NYC SCA)

Kiwesa King-Yara – Project Officer

(NYC SCA)

John Ciardullo, RA NCARB – President

(John Ciardullo Associates, P.C.)

Jose Valencia – Vice President

(DVL Consulting Engineers, Inc.)

