



Staff Report

Date: February 19, 2025

Subject: Helipad Project

Attachments: (1) *FEC Heliports*

Background: The completion of the helipad is a strategic, cost-saving decision that will benefit both hospital operations and the community. With the majority of materials already owned by the District, completing the project now will prevent future cost escalations associated with delayed construction or potential regulatory changes. Project was posted for public bid in the Visalia Times Delta/Tulare on 1/14/25 and again on 1/21/25.

Ledger: ✓ = Recommended C = Meets Criteria NC = Does not meet criteria NR = No Response

	CONTRACTOR	STATUS	TOTAL COST
✓	FEC Heliports	C	\$ 918,000.00
	Helidex	NR	
	Heliport Systems, Inc.	NR	

The information presented in this report has been gathered/produced by District staff, and reviewed by/with the following consultant(s):

- Legal Review
- Financial Review
- Other:



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February 10, 2025

RE: Tulare Hospital Helipad

ON Tuesday January 21st, FEC Heliports met with Brett Scott, Construction Manager Tulare Local Healthcare District, and Jeff Wright, Heliplanners, to review the existing conditions of the location of the helistop and for FEC to review the condition of the material delivered to the project site in 2012.

After an initial discussion with Brett, Jeff, and the crane company we proceeded to the roof. All columns for the helistop and walkway appear to be in place, however FEC will need a surveyed drawing from the hospital to determine if there are any discrepancies to the drawings. Additionally, we looked for a location to locate the Foam Mixing Skid as there is no location indicated on the initial drawings. There appears to be a spot in the Northeast corner of the penthouse that will be suitable, but this will need to be verified with the Architects.

After returning, the ground level Brett and Jeff W. departed, and I went through the yard to determine if any of the helistop material was missing and determine the condition of that material. Following is a list of material that was located in various areas of the yard.

- Structural steel – All beams, columns, and braces were accounted for. See photos 1 to 5.
- Safety Netting – All safety net panels were accounted for except one ISNS-9. The total quantity of safety net outriggers could not be completely verified due to the way they are stacked on the ground. See photos 6 to 8.
- Aluminum decking – All aluminum decking and gutters were accounted for. See photos 8 to 12.
- Electrical equipment – None of the lighting equipment was located except for the 6-foot pole for the windcone assembly. All equipment will need to be replaced and upgraded to LED.
- Foam mixing skid – The foam mixing skid and 1% AFFF has been sitting out exposed to the elements and will need to be replaced. However, California no longer allows the use of AFFF so it will need to be upgraded to a 3% NFF system per the latest addition of NFPA 418. Additionally, the foam nozzles and manual pull stations are missing and will need to be replaced. See photos 13 to 14.
- Fuel-water separator – The separator tank is in good condition, but the heater and high oil level sensor will need to be replaced since they have been exposed to the elements. See photos 15 to 16.
- Handrails – All handrails were accounted for. See photos 17 to 19.
- Nonskid paint – The nonskid paint was not located and will need to be replaced.
- Exit stairs – The material was accounted for, but the handrails will need to be verified if they are still straight as other material is laying on top of them. See photos 20 to 21.



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- Hardware and miscellaneous material – The deck clamps were found in a crate and the galvanizing has deteriorated and the clamps need to be refurbished, or new clamps need to be used. The new clamps that would need to be used are different from those that were provided in 2012 as these are no longer manufactured. The isolation rubber that is used between the aluminum decking and structural steel will need replaced as the material provided has dry rotted. Additionally, new deck caulk and hardware will need to be provided.



Photo 1



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Photo 2



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Photo 3



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Photo 4



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Photo 5



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Photo 6



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Photo 7



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Photo 8



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Photo 9



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Photo 10



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Photo 11



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Photo 12



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Photo 13



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Photo 14



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Photo 15



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Photo 16



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Photo 17



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Photo 18



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Photo 19



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Photo 20



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Photo 21



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Pricing for engineering and items that will need to be replaced.

ENGINEERING DESIGN PACKAGE

- Update drawing package as required.
- (1) Electronic Operations and Maintenance manuals for submittals.
- (1) Electronic set of drawings.
- FEC Heliports is currently designing using AutoCAD.
- All design services to meet or exceed current FAA and NFPA 418 criteria.

MATERIALS PACKAGE

- FEC standard clamping hardware for all supplied aluminum as required
- Caulking for deck
- Neoprene isolation between aluminum and steel for the deck and walkway as required
- Non-Skid Paint for deck and walkway which includes FAA Markings for Helipad
- (1) HP0908 LED Internally Lighted Windcone, 10' tall, with HP0333 foundation
- (16) HP2090G LED Green/IR Perimeter Lights for Helipad for use with NVG's
- (3) HP3080P Red LED Obstruction lights
- (10) HP0649 LED walkway floodlights
- (1) HP2040 LED 3-color locating beacon with HP0418 foundation
- (1) HP0832 Radio Lighting Controller
- HP0796-150H NFF Fire Suppression equipment to meet NFPA 418 2024, includes premade skid with deluge valve, proportioner, fire panel and manual pull stations. Also includes (8) additional nozzles to deliver NFF at the helistop, and (40) 5-gallon pails of NFF foam (10) for testing and (30) to top off unit after test to completely fill bladder tank.
- Perimeter shrouds

Price for engineering and materials

\$225,000.00

INSTALLATION PACKAGE

- Installation based on Prevailing Wage
- An experienced FEC Heliports non-union crew to install all supplied equipment on your site. This price is based on a single mobilization to your site. This price includes (1) return trip for initial start-up and training. Additional trips will be priced separately. Painting of the deck and walkway is included in this price. Also included is any required drug testing or attendance at onsite safety courses. FEC's California Contractors license number is 1105536.

Installation price

\$693,000.00



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Schedule

- Fabrication – 12-16 weeks after approved drawings and completed contract signed
- Installation – 8-10 weeks weather permitting, FEC Heliports works 12-hour days 7 days a week

EXCEPTIONS & CLARIFICATIONS

- This price is based on FEC designed and supplied equipment only
- Pricing good for 60 days, then call for update.
- Pricing in this document reflects terms of this quote and any negotiated contract terms in which this quote is included only. Any reference to “contract documents” in any documents shall refer to FEC approved drawings and specs only.
- FEC’s Standard 12-month warranty applies which begins upon completion of FEC Heliports scope of work and is not tied to the substantial completion date of the overall project. Extended warranties are available when applicable. If painting is delayed to the mutual benefit of both parties a separate 12-month warranty will be issued for painting.
- FEC’s Standard Insurance Applies, Requirements in addition to our standard insurance will be priced separately. FEC is not able to offer individual deductions for OCIP style programs due to the way FEC’s company insurance is structured.
- All final elevations of any items that FEC interfaces with are to be confirmed prior to FEC arrival on site. At no point does FEC accept responsibility for any of these items and the resolution of any discrepancies at any time is not the responsibility of FEC.

Items NOT included in this pricing:

- Permitting or bonding (bonding rate 2%)
- Taxes or Duties of any kind (taxes, if applicable, will be broken out as a separate line item)
- Design and supply of electrical connections, junction boxes, or conduit as shown on FEC approved drawing package
- Design and supply of piping from the FEC gutter to a fuel water separator
- Design and supply of piping from fuel water separator to location as shown in drawing package
- Design and supply piping from standpipe to FEC supplied NFF foam mixing skid
- Design and supply of piping from the FEC supplied NFF foam mixing skid to nozzles surrounding the helistop
- Crane Service or offloading
- Shipping will be billed at cost plus 15%
- FAA or CalTrans Division of Aeronautics submittals and approvals
- Any items not specifically listed in this document



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Other items that need to be considered that are not currently included in the above pricing.

- It is FEC Heliports understanding that the OSHPD approvals from 2011-12 still apply per conversations with Brett Scott, if drawings need to go back to OSHPD for review this will be priced separately.
- The structural steel was galvanized in 2011-12, does the hospital want this material cleaned and/or regalvanized?
- Onsite inspections are not included in this pricing, it is assumed that these inspections will be paid for by the hospital or general contractor.
- If there is distortion in material due to the orientation it was stored that could not be seen during the inspection, these items will be handled on a case-by-case basis and brought to the immediate attention of the hospital or general contractor.
- What certifications are required for onsite personnel?

FEC appreciates the opportunity to provide this information. If you have any questions, please give me a call or email at any time.

Regards,
Jeff Sterwerf
Project Manager
FEC Heliports
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513-378-6703-cell phone



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FEC Heliports recommended work to be performed by others

Each helipad is custom designed, so there may be additional work not identified here until the design process is completed and approved. See drawing submittal for clarification. Any lighting fixture quantities, pipe sizes and volumes mentioned are considered estimates.

CRANE SERVICE

- FEC will need dedicated crane service at this location for approximately 5 to 7 days, weather permitting.
- Crane will need to reach all areas of the helipad and walkway install.
- Largest pick can be finalized when structure is designed, but in most cases does not exceed 6,500 lbs.
- FEC will work directly off the trucks and will need limited lay down area.
- If installation is done by FEC Heliports, FEC personnel will assist in rigging the equipment to be lifted.

ELECTRICAL

FEC will supply all fixtures. Supply & design of conduit and wiring by others (not all fixtures applicable to every job, see drawing submittal for clarification).

Lighting

- HP2090G LED Perimeter lights, 6 watts, 120V, typical Helipad has (16) lights
 - FEC will mount, EC will make final connections
- HP0649 LED walkway floodlights, 12 watts each, 120V
 - EC will mount and make final connections
- HP2040 LED 3 color locating beacon, 140 watts, 120V
 - EC will mount and make final connections
 - HP0418 mounting base may be required, see final drawings. Mounting base can be supplied in advance for installation by others.
- HP3080P Red obstruction lights, 6 watts, 120V
 - EC will mount and make connections
- HP0832 Radio Lighting Controller, 30 watts, 120V
 - EC will mount and make connections
- HP0908 Internally lighted windcone assembly which includes (2) floodlights and (1) Red LED Obstruction light, 56 watts, 120V
 - EC will mount and make connections
 - HP0333 mounting base may be required, see final drawings. Mounting base can be supplied in advance for installation by others.

Note: Obstruction lights and windcone typically on photocell, beacon always on, perimeter lights and walkway floodlights controlled by Radio Lighting Controller or switch.



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Fuel/Separator

- Heater can operate at 208V or 240V single phase, 5KW per heater at 240V
 - EC will mount and make final connections, heater provided with FWS
- Connect High Oil Level Sensor Panel, 600 watts, 120V
 - EC will mount and make final connections, sensor and panel provided with FWS
 - Sensor cable inside FWS to be connected to panel by EC

Fire suppression (H-2 category only)

- Control panel, 600 watts, 120V
 - EC will make final connections
- Manual pull station, 24V, mount and wire
 - EC will mount and make final connections

MECHANICAL

Not all items are included with every job. See drawing submittal for verification.

Fuel/Water Separator

- Connect gutter, which is provided and installed by FEC, to the fuel water separator with 4" black iron pipe (or as stipulated by local code) from the (3) downspout locations to the 6" flanged inlet connector of the separator
- Install (4) PVC vents, material provided by FEC, see FEC dwg. HP0285 for details
- Outlet piping is 6", which can discharge directly onto the roof or be hard piped to a roof drain
- Fill separator with 300 gallons of fresh water and set drain-off tube per FEC operations manual

Fire Suppression if H-2

- Skid measures approximately 10'-6" x 4' x 6' tall (size may vary) and should be in weatherproof and conditioned room with 18"-24" of clearance for maintenance.
- Bring water from standpipe to foam mixing skid in 3" or 4" black iron pipe (or as stipulated by code) to connect to the deluge valve on the skid.
- Run piping from skid out to fixed nozzles (6 typ.) locations as designated on drawing. Nozzles mounted by Sprinkler Contractor.
- GPM and pressure requirements provided on FEC approved drawings. Contractor responsible for all piping routes and calculations to meet requirements as shown. Certified sprinkler contractor required to pull any permits related to fire suppression.
- 3% NFF foam provided by FEC and to be pumped into skid by sprinkler contractor. Quantity for filling and one test to be determined by FEC.



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Note: Contractor responsible for testing with local fire marshal. FEC can be present if needed, but separate pricing and two weeks' notice will be required for trip, unless coordinated with other onsite activities