Located in Issaquah, Washington, Swedish Hospital and Medical Office Building is a 600,000 square foot building project. It was the first major hospital built in King County, Washington using Building Information Modeling. Sellen Construction made the decision to use SUPERCAP Underlayment to cap the concrete base slabs, rather than having traditional concrete steel floor finishing specified. In September 2011, Hammes, Sellen and Collins Woerman announced at the Chicago Healthcare Symposium the project not only was completed way ahead of schedule…it came in nearly $35 million dollars under budget!

The Swedish Hospital and Medical Office Building is a 603,500 square foot six story hospital. The 600,000 square foot building project. It was the first major hospital built in King County, Washington. We were able to deliver the freestanding emergency department and outpatient facilities in schedule…it came in nearly $35 million dollars under budget!

"These results were possible because we maximized our design and construction productivity and cost-effectiveness through the use of several advanced project management techniques," adds Eric Oliner, a Vice President with Hammes. "We were able to deliver the free-standing emergency department and outpatient facilities in eight months compared with 12 months for traditional construction methods, and at a core and shell cost of $7.5 per square foot (PSF) versus initial cost estimates that exceed $11.5 PSF."

"The SUPERCAP System capped nearly 100% of the concrete base slabs. This eliminated the need for traditional concrete finishing, got rid of high alkalinity, corrected any concrete deflection, reduced vapor emissions to below 3-lbs, and the need for major floor prep. The old rule of thumb for production, we’d get about 1,000 sq. ft. per day per man. Using SUPERCAP allowed us to achieve 6-8k – 8-10k... fewer men, less time and no nooners. Plus we didn't have any need or associated costs for mobilizing finishing equipment, a significant cost that we totally eliminated. SUPERCAP gave us the peace of mind that we could achieve with our schedule and we didn't have any issue with floor flatness and not one change order to date for additional floor prep – a huge benefit.

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"The LATICRETE SUPERCAP System’s contribution to LEAN building is difficult to overstate, it clearly eliminates dozens of wasteful tasks offending productivity increases similar to those achieved by an assembly line. SUPERCAP plays an integral role for Integrated Project Delivery (IPD), just like an insurance policy that eliminates waste before it occurs.

"SUPERCAP will improve quality, increase work flow, require less human effort, less capital, less time of for less cost."

"Starting with Building Information Modeling (BIM), SUPERCAP transforms a virtual elevation into an actual elevation without deflection. It provides the build team with the confidence of a known elevation that exceeds Floor Flatness and Floor Levelness specifications or, at above grade. The ensuing value stream ensures that off-site fabrication and onsite assembly occur without substrate disconnects.

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