



# Healthcare Case Study



ADENA REGIONAL  
MEDICAL CENTER  
Chillicothe, OH  
75,000 SF

## The Challenge

Adena Hospital had many requirements for its 75,000 SF medical office building in southern Ohio. Adena needed a facility that would contain an ambulatory surgery center with five surgery rooms on the campus of their existing hospital. The building would also offer an imaging suite and a sleep lab. Their biggest challenge was finding space on the campus for this building. Bremner Healthcare Real Estate and Duke Realty Corporation were selected from an RFP process to take on the challenge.

## The Solution

Bremner Healthcare Real Estate and Duke Realty Corporation offered a solution providing a complete design, financing, construction, and asset management model in which Bremner and Duke would own and manage. The Bremner and Duke partnership expanded existing hospital parking areas, relocated public and private utilities, and established telecommunications and data connections to the existing hospital. The three-story building includes an outpatient surgery center with three operating rooms, seven post-anesthesia recovery beds and 28 rooms for patient intake and discharge. The pavilion also features a four-suite endoscopy and bronchoscopy unit, six-bed sleep studies center, imaging services, laboratory services and pain management services. Through careful planning, the corridors of MOB1 and MOB2 have been connected. The connection was constructed with no structural dependence on the existing facility, and without disruption of its day-to-day operations.