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Simone Development and Montefiore Health System break ground on 115,000 s/f pediatric facility

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Rendering of 104 Corporate Park Drive - Harrison, NY

Harrison, NY Executives of Simone Development Cos. and Montefiore Health System joined with officials from the town and Westchester County to break ground on a development that will change the way pediatric specialty care is delivered throughout Westchester County. Simone Healthcare Development, an affiliate of Simone Development Cos., is renovating a now vacant four-story office building at 104 Corporate Park Dr. into a 115,000 s/f facility that will be leased to Montefiore.

Some of the planned specialties to be offered in the new facility include: Maternal fetal medicine,

sports medicine, infusions, psychological services, a comprehensive imaging suite and laboratory services. There will also be pediatric urgent care, operated by Westmed Medical Group,.

The renovated building will incorporate various green building technologies such as LED lighting, high efficiency HVAC, and high solar reflective index roofing material.

Shown (from left) are: NYS assemblyman David Buchwald; Guy Leibler, Simone Healthcare; Seth Mandelbaum, McCullough Goldberger & Staudt; Susan Fox, White Plains Hospital; deputy county executive Ken Jenkins; Joseph Simone, Simone Dev.; NYS senator Shelley Mayer; Steven Safyer, MD, Montefiore and Albert Einstein College of Medicine; Michael Cabana MD, M.P.H., Montefiore and Albert Einstein College of Medicine; and Harrison town mayor/supervisor Ron Belmont

Parking will be provided in a new 200-space garage connected to the building. Construction is scheduled for completion in the fourth quarter of 2020. The Westchester County Industrial Development Agency (IDA) supports the project and anticipates it will create 100 construction jobs and 250 permanent healthcare related jobs.

Perkins Eastman is the architect for the project.

“This is a very exciting day for Simone Healthcare Development as we begin our work to transform this building into a pediatric specialty care center for Montefiore Health System. Over the past few years healthcare has become a prominent feature in the Westchester Avenue corridor. We are proud to have Montefiore’s expertise in pediatric care in our building,” said Joseph Simone, president of Simone Development.

“The pediatric specialty care center will be a first of its kind in the region, offering comprehensive ambulatory pediatric specialty care in one state-of-the-art building. When a child needs treatment for a medical problem, that child will be seen by a team of world class specialists without having to travel long distances from doctor to doctor, and appointment to appointment,” said Steven Safyer, MD CEO Montefiore Health System and Albert Einstein College of Medicine. “When up and running, it will provide a comfort zone for children and families in the entire region. We are proud again to be partnering with Simone Healthcare Development on this forward thinking program.”

Just this year, the Children’s Hospital at Montefiore (CHAM) again ranked in the U.S. News and World Report List of Best Children’s Hospitals in the United States. CHAM’s Gastroenterology & GI Surgery team earned the #1 spot in the New York Region, with other specialties such as orthopedics, neurology and urology also coming in among the top 50 in the nation.

“As the new chair of pediatrics for Montefiore and Albert Einstein College of Medicine, I am joining

this health system at a historic moment” said Michael Cabana, MD, M.P.H. “We are transforming the way healthcare is delivered to kids in Westchester. Through this first-class center, we will connect them to the finest pediatric care available across the region.”

“Montefiore’s pediatric specialty care center will be a welcome addition to our thriving medical community. With the repurposing of the I-287 corridor, I am thrilled that Simone Healthcare Development seized the opportunity to create a vibrant and much-needed unique model of children’s services. Montefiore has a strong history of leadership in the field of pediatrics, with the Children’s Hospital at Montefiore being among the best in the region and the town/village of Harrison looks forward to working with the team as the project moves ahead,” said town supervisor/mayor Ron Belmont.

Westchester County executive George Latimer said, “The redevelopment of 104 Corporate Park Dr. is just one piece of the major transformation that is fully under way along the County’s I-287 corridor. The state-of-the-art medical pavilion will provide a critical service to children during a time of need, taking the place of an office building that wasn’t being used. Not only are we doing good by the services and jobs that will be created, we are doing good by the children this center will serve.”

The redevelopment of 104 Corporate Park Dr. continues the major transformation underway along Westchester’s I-287 corridor where vacant office parks are being repurposed into new uses including outpatient care facilities, rental housing, retail stores and a Life Time Fitness center. Construction is underway on a site adjacent to 104 Corporate Park Dr. on a 121,000 s/f Wegmans supermarket which his slated to open in spring of 2020.