



# INSTITUTE FOR ORTHOPAEDIC SURGERY—EXPANSION & RENOVATION

2025 AIA Fort Wayne Design Awards

## DESIGNED TO DELIVER SEAMLESS, COMPASSIONATE CARE

The Institute of Orthopaedic Surgery (IOS) in Lima, Ohio, redefines what a regional healthcare facility can deliver in both patient experience and operational efficiency. The comprehensive renovation and expansion transformed an aging, undersized hospital into a state-of-the-art surgical and clinical environment, reflecting IOS's commitment to excellence in orthopaedic care. The project's design intent centered on enhancing patient dignity, improving workflow for staff, and supporting the advanced technology that drives modern surgical practice.

## ARCHITECT'S STATEMENT

**Design Considerations, Limitations, & Solutions** — The design challenge was twofold: modernize a dated facility while maintaining ongoing medical operations. Phased construction of the renovation and addition allowed IOS to continue serving patients without disruption. The reimagined entry sequence establishes a new identity for the organization—welcoming visitors with a bright, efficient reception and registration area that intuitively guides them through the facility.

Inside, the renovation introduced a new 28-bed perioperative suite, an epidural clinic, and an urgent care clinic with integrated imaging capabilities. The addition of three new operating rooms—adjacent to the three existing—doubled surgical capacity and improved procedural flow. To support this increase, the central sterile services suite was expanded and equipped with advanced sterilization technology. The result is a seamless continuum of care, where patients move efficiently from intake through recovery.

**Construction and Technical Systems** — The expansion utilizes a steel frame structure with concrete slab-on-grade construction, integrated with the existing hospital framework. The exterior transformation replaced dated mansard roofs and uniform façades with a clean, contemporary design that communicates precision and innovation. High-performance glazing systems enhance daylighting while improving thermal performance. Mechanical systems were fully upgraded with high-efficiency air handling units, dedicated air distribution to surgical suites, and humidity and pressure controls meeting current healthcare standards. The electrical system incorporates LED lighting throughout, with programmable dimming and occupancy sensors to conserve energy.

**Sustainability and Special Considerations** — While healthcare facilities present unique energy demands, sustainable design strategies were implemented to maximize long-term efficiency and occupant comfort. The use of low-VOC materials, advanced filtration, and acoustic treatments contribute to a healthier, quieter healing environment. Patient and provider well-being guided every design choice—improved lighting, privacy, and acoustic separation all work to reduce stress and enhance the overall experience. Accessibility was addressed beyond compliance, ensuring intuitive wayfinding, ADA-accessible patient rooms, and barrier-free transitions across renovated and new spaces.

**Impact & Vision** — The transformation of the Institute of Orthopaedic Surgery elevates both form and function—turning a once-generic hospital into a modern, patient-centered care environment. By doubling surgical capacity, enhancing clinical services, and creating a warm, dignified patient experience, the facility reflects IOS's dedication to innovation and compassion. Through careful planning, technical precision, and thoughtful design, the project delivers a healthcare environment as advanced and responsive as the care it provides.

## PROJECT INFORMATION

**Submission Category** — New Construction (Project cost greater than \$5 million)

**Project Type** — Healthcare Facility

**Project Cost** — \$28,000,000

**Project Address** — 801 Medical Dr. Suite B, Lima, Ohio 45804

**Date of Substantial Completion** — October 2024



OIO  
IOS



1 PHYSICIAN OFFICE & ORTHO URGENT CARE

OTO Orthopaedic  
Institute of...

OTO  
IOS

OIO  
IOS





IOS Hospital  
INSTITUTE FOR ORTHOPAEDIC SURGERY



Meeting Center

YOS Hospital  
INSTITUTE OF OPHTHALMIC SURGERY

TV screen displaying a menu with items like C.D., B.A., C.S., T.H., D.H., and A.

TV screen displaying 'WALK ZEND ALZHEIMER'

















