



City of Bothell™

Fire Stations 42 & 45

Rebuild Two New Stations On Existing Sites

Maintain Critical Life-safety Operations

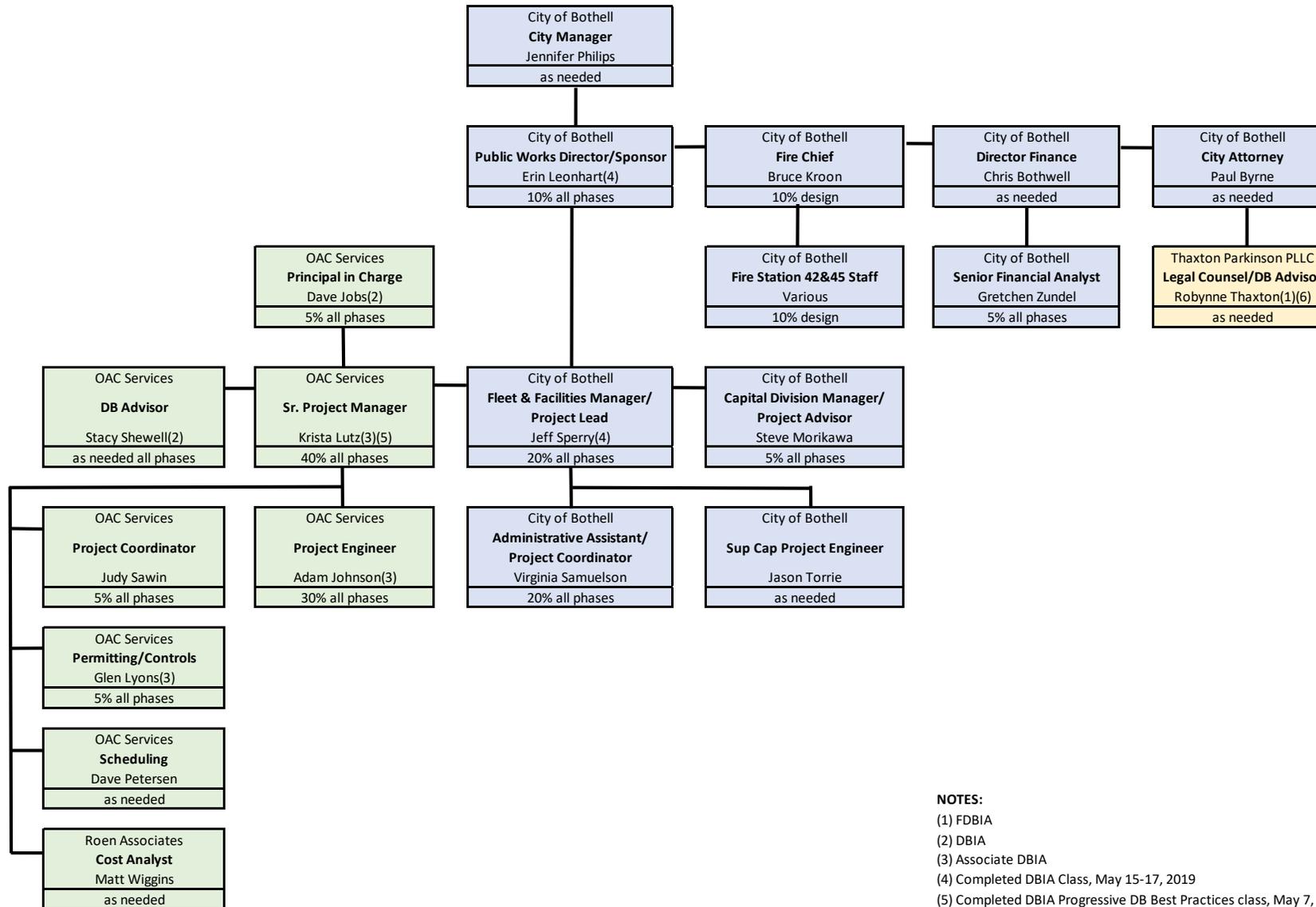
Outreach Meeting June 6th, 2019

Agenda



1. Introductions and Org Chart
2. Project Description
3. Budget and Funding
4. Schedule
5. Why Progressive Design Build
6. Project Management and Qualifications
7. Questions
8. Station tour

Introduction – Org Chart



- NOTES:**
- (1) FDBIA
 - (2) DBIA
 - (3) Associate DBIA
 - (4) Completed DBIA Class, May 15-17, 2019
 - (5) Completed DBIA Progressive DB Best Practices class, May 7, 2019
 - (6) Taught DBIA Progressive DB Best Practices Class, March 28, May 7, 2019

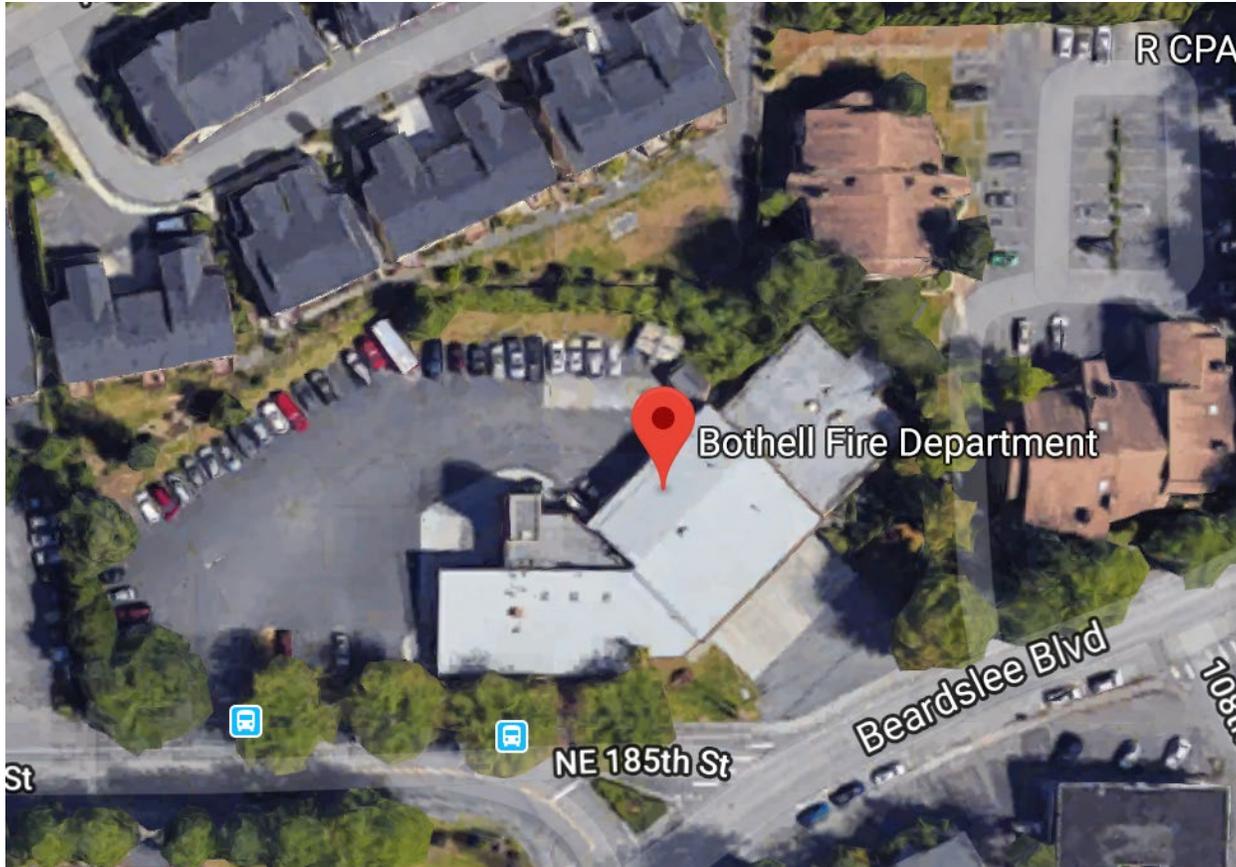


Project Description - Scope



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1. New rebuild of Fire Stations 42 & 45 on existing sites.
2. Temporary facilities and/or phased construction for both stations.
3. Maintain critical life-safety operations during construction.
4. Station 45:
 - a) Approx. 17,000 SF facility with 4 bays.
5. Station 42:
 - a) Approx. 26,000 SF facility with 5 bay drive through.
 - b) Approx. 3,000 SF detached reserve & support apparatus room structure; constructed as a separate non-essential building; 3 bays.
 - c) Training tower/facility if budget allows.

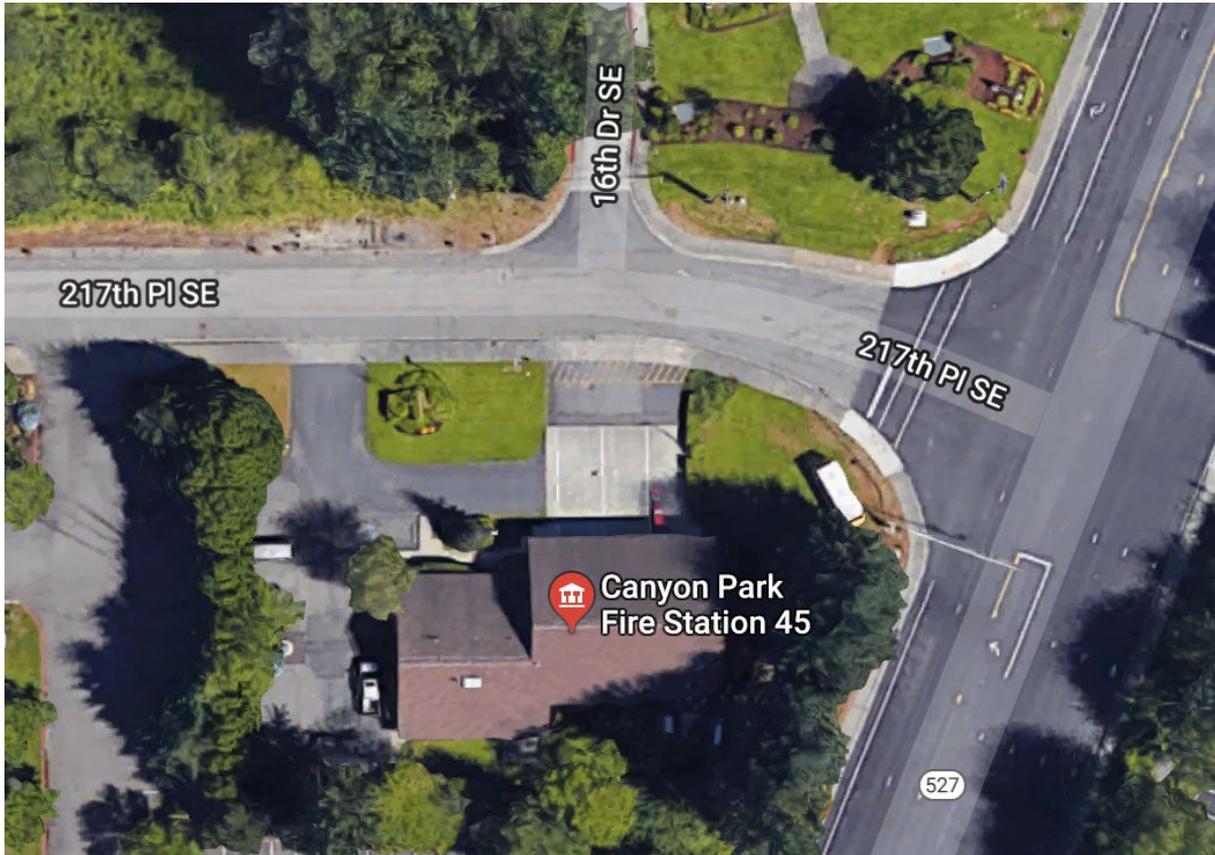


APPENDIX

Fire Station Site Test-to-Fit Diagrams
Fire Station 42

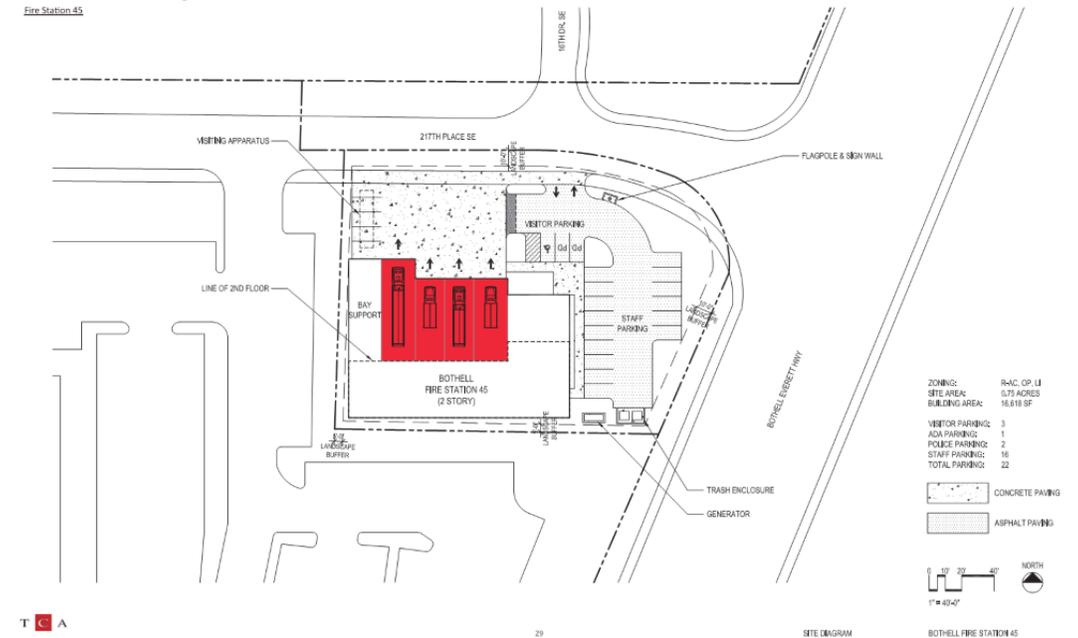


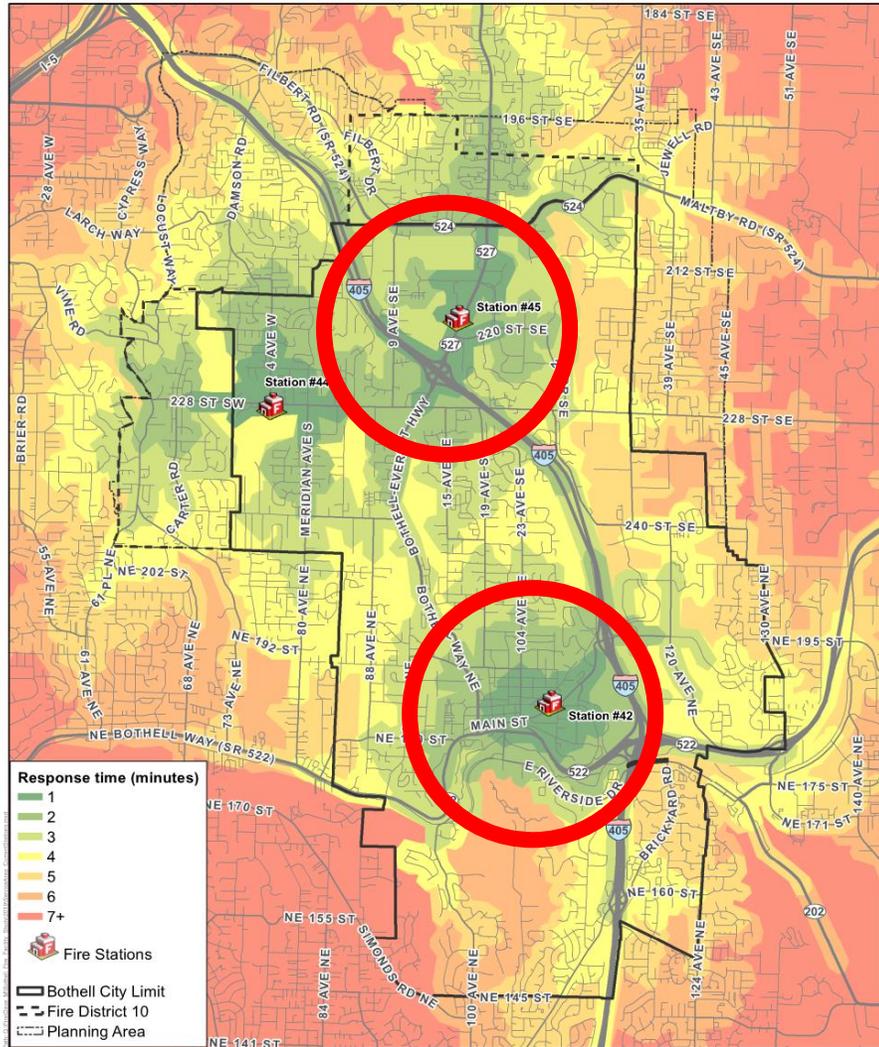
Project Description – Station 45



APPENDIX

Fire Station Site Test-to-Fit Diagrams
Fire Station 45





Bothell Fire Stations Response Times With Current Stations



The City of Bothell delivers this data (map) in an AS IS condition. GIS data inputs are produced by the City of Bothell for reference purposes. No representation or guarantee is made concerning the accuracy, currency, or completeness of the information provided.
Date: 5/10/2019



Funding - Budget



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Project Funding fully secured \$35.5 million capital bond approved by voters in November 2018.

Budget	
Costs for Professional Services (owner-direct only, not including design)	\$500,000
Estimated project design/construction costs (including contingencies):	\$24,000,000
Equipment and furnishing costs	\$1,500,000
Off-site costs (Temp. facilities, utilities.)	\$1,500,000
Contract administration costs (owner CM etc.)	\$1,500,000
Contingencies (owner)	\$3,000,000
Other related project costs (permitting, art)	\$500,000
Sales Tax	\$3,000,000
Total	\$35,500,000



Schedule



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Description	Fire Station	Duration	Start	Finish
Ad/Outreach/Q&A	42/45	1 months	5/24/2019	6/27/2019
PDB RFQ Process (pending PRC approval)	42/45	1 month	6/28/19	7/24/19
PDB RFP Process	42/45	1 month	7/26/19	8/21/19
PDB Contracting	42/45	2 months	8/27/19	11/5/19
Preliminary Design/Estimating/Validation	42/45	6 months	11/6/19	4/24/20
Final Design/Construction (Pending DB input)	45	2 years	Spring 2020	Spring 2022
Final Design/Construction (Pending DB input)	42	2 years	Spring 2021	Spring 2023



Why PDB? Meets RCW 39.10.300 Criteria



Public Benefit

1. Maintain critical life-safety operations during construction of two fire stations.
2. Substantial fiscal benefit to the City and tax payers by speeding up overall delivery.
3. Significantly reduced liability and risk exposure to the City and tax payers.

Opportunity for Greater Innovation and Efficiencies

1. Sites are small and constrained, demo of existing buildings, setup of temp facilities offsite, and construction of new facilities. Overlap and phasing of design and construction.
2. Coordination between the two projects, lessons learned, design standards, efficiencies.

Savings in Project Delivery Time

1. Efficient sequencing of design and construction with one team for both stations.
2. More flexibility with subcontractor procurement including design-assist and phasing.

Activities are Specialized

1. Stations require specialized equipment for decontamination, emergency communications, and vehicle maintenance.
2. Efficient phasing and effective use of temporary facilities are integral to project success.
3. Apparatus must be stored in an environmentally controlled space at all times.



Project Management



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Roles & Responsibilities Matrix

		City / OAC / Legal Team																	
DB Procurement:		20%	10%	5%	5%	5%	20%	5%	1%	1%	40%	5%	10%	1%	10%	1%	1%	1%	10%
Design:		20%	10%	5%	5%	5%	20%	5%	1%	1%	40%	25%	1%	1%	1%	1%	5%	1%	1%
Construction / Closeout:		20%	10%	5%	5%	5%	20%	5%	1%	1%	40%	25%	1%	1%	1%	1%	1%	1%	1%
ID	Item Description	Jeff Sperry	Erin Leonhart	Steve Morikawa	Bruce Kroon	Chris Bothwell	Virginia Samuelson	Gretchen Zundel	Jason Torrie	Paul Byrne	Krista Lutz	Adam Johnson	Dave Jobs	Judy Sawin	Stacy Shewell	Dave Petersen	Glen Lyons	Matt Wiggig (Roen, Est)	Robynne Thaxton (Legal, DB)
P2-100	Design-Build Procurement	X	X	X	X	X	X				X		X		X				X
P2-200	Project Management	X	X	X			X				X	X	X						
P2-300	PMP / Project Controls / Workflow Processes	X	X	X			X				X	X		X			X		
P2-400	Schedule Review and Analysis										X	X				X			
P2-500	Cost Review and Analysis							X			X							X	
P3	FF&E Coordination	X			X		X				X	X							
P3	Warranty Period	X					X				X	X							



Thank You / Questions



Dave Jobs,
Principal in Charge



Krista Lutz,
Project Manager



Jeff Sperry,
Project Lead



Steve Morikawa
Project Advisor



Bruce Kroon,
Fire Chief



Virginia Samuelson,
Project Coordinator