

# WHATCOM COUNTY FACILITIES OCTOBER UPDATE

FILE UNDER AB 2019 554  
DATE RECEIVED: 11/6/2019  
SUBMITTED BY: Rob Ney  
(Facilities)  
 COUNCIL MEETING  
 Finance COMMITTEE  
EXHIBIT: \_\_\_\_\_



# COURTHOUSE EXTERIOR PROJECT SCOPE OF WORK

- ▣ REPAIR FAILING BRICK PANELS
- ▣ REPAIR FAILURES TO EXTERIOR FINISH INSULATION SYSTEM (EFIS) *STUCCO LOOKING EXTERIOR CLADDING*
- ▣ DEMO AND REINSTALL ROOFS 2 AND 15 (ROOF 15 IS GENERATOR ROOF)
- ▣ SEAL AND PROVIDE WATER INTRUSION BARRIER AT THESE TRANSITIONS AND LOCATIONS: EFIS TO BRICK, ROOF TO WALL, WINDOW TO BRICK, CAP FLASHINGS AT TOP OF PARAPETS
- ▣ REPLACE WINDOWS IN ORIGINAL COURTHOUSE
- ▣ REPLACE FAILED GLAZING UNITS AT '93 ADDITION (ADDED TO CONTRACT)

# FINDINGS

- ❑ EXISTING CONDITIONS DO NOT MATCH AS-BUILT RECORD PLANS (I.E. RECREATION AREA OF JUVENILE DETENTION)
- ❑ SOME ITEMS BETTER THAN EXPECTED (PARAPET WALL ON ROOF 2), MOST ITEMS AS EXPECTED OR WORSE THAN EXPECTED

# EXAMPLES OF EXISTING CONDITIONS



# BEFORE PICTURE ROOF 2 AND JD TRANSLUCENT WINDOWS



# DEMO PICTURE ROOF 2 AND JD TRANSLUCENT WINDOWS



# DEMO ROOF 2



# ROOF 2 REBUILD WITH INSULATION





# REBUILDING JD TRANSLUCENT WINDOW WALL



# REBUILDING TRANSITION BRICK TO EFIS



# UNEXPECTED- EMERGENCY DECLARED JUNE 2019



# EXISTING PROJECT: WHAT'S LEFT?

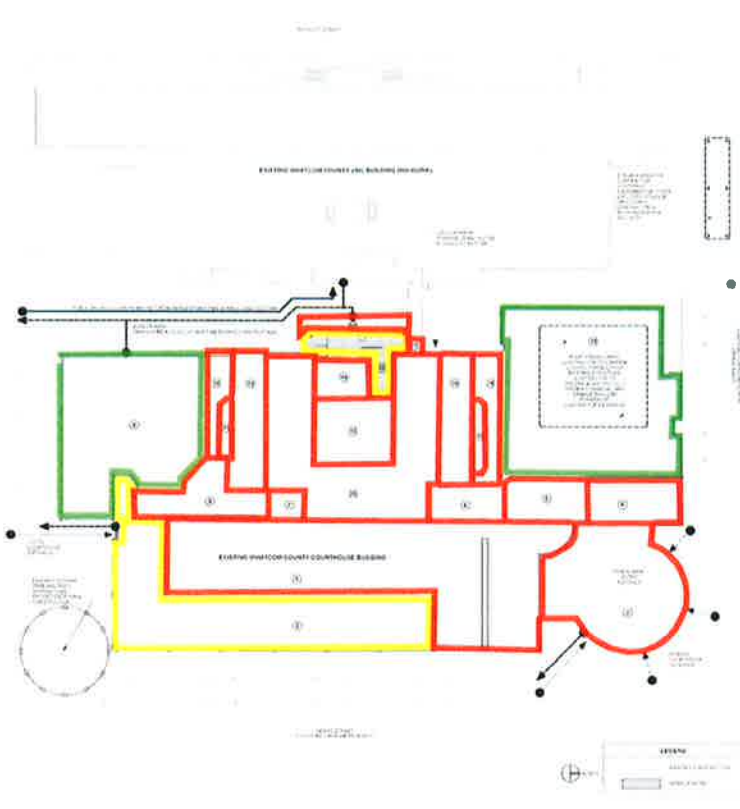
- ▣ 1993 FAILED WINDOWS, WILL BE INSTALLED VIA MAN LIFT ONCE DELIVERED
- ▣ '48 COURTHOUSE WINDOWS (ORIGINAL CH) DELAYED DUE TO SUBMITTAL PING PONG, WILL NOT BE DELIVERED UNTIL EARLY 2020
- ▣ ROOF 15 (GENERATOR ROOF)- HAD TO GO BACK TO THE DRAWING BOARD, PLACING GENERATOR ON THE GROUND, REDESIGNING ROOF 15 (COMPLETE CHANGE IN SCOPE TO EXISTING CONTRACT). NOW DESIGNED, HOWEVER UNPREDICTABLE WEATHER CONDITIONS FORCE DELAY OF RE-REROOF UNTIL SPRING OF 2020.

# PHASE 2 COURTHOUSE EXTERIOR MAINTENANCE PROJECT INTRODUCTION

- ▣ FACILITIES DESIRES TO CONTINUE MOMENTUM OF REPAIRING COURTHOUSE EXTERIOR ENVELOPE RESULTING FROM DELAYED MAINTENANCE.
- ▣ WILL BE REQUESTING FUNDS BE PLACED IN EXISTING PROJECT BASED BUDGET BEFORE END OF YEAR FOR CONTINUED PHASE 2 DESIGN. EST. CONSTRUCTION 2020

# WHAT IS PHASE 2 OF COURTHOUSE EXTERIOR PROJECT

- Recently Done
- In Process
- To Be Done



**ZONING & BUILDING CODE INFORMATION**

**SITE INFORMATION:**  
 ADDRESS: 1000 10th St  
 COUNTY: ...  
 ZONING: ...  
 DISTRICT: ...  
 PROJECT NO: ...

**PROJECT DESCRIPTION:**  
 ...

**APPLICABLE CODES:**  
 ...

**ACCESS & CONSTRUCTION RULES**  
 ...

**CONSTRUCTION RULES:**  
 ...

**PHASE TRAIL KEY:**  
 ...

**GENERAL NOTES:**  
 ...

**NOTES & REVISIONS:**  
 ...

**architects**

OWNER: ...  
 PROJECT: ...  
 ADDRESS: ...

PROJECT NO: A0.11



# OTHER PROJECTS- WHAT'S NEXT CIVIC CENTER

## SCOPE OF WORK:

- ▣ NEW HVAC SYSTEM COMPLIANT WITH ENERGY CODE
- ▣ INSTALL FIRE SUPPRESSION ON ALL UPPER FLOORS, NEW RATED CEILING TILE FOR FLOOR TO FLOOR SEPARATION
- ▣ NEW ELECTRICAL SWITCH GEAR
- ▣ REPLACE LIGHT FIXTURES WITH LED FIXTURES
- ▣ REMODEL 4<sup>TH</sup> FLOOR
- ▣ COSMETIC IMPROVEMENTS TO FLOORS 1-3
- ▣ MAKE GARDEN LEVEL ACCESSIBLE
- ▣ ELECTRICAL VEHICLE CHARGING STATION

# CIVIC CENTER TIMELINE

- ▣ USE EXISTING PROJECT BASED BUDGET FUND BALANCE FOR INITIAL ARCHITECTURAL DESIGN AND PERMITTING (EXISTING FUND BALANCE ROUGHLY \$2.3 MM)
- ▣ PUBLIC WORKS TO INCREASE FUND BALANCE FOR CONSTRUCTION WITH ROAD FUND INFUSION
- ▣ ESTIMATED COMMENCEMENT OF PHASE 1 SUMMER OF 2020 (ALL PHASES MUST BE COMPLETE WITHIN 5 YEARS OF PHASE 1 COMPLETION PER AGREEMENT WITH CITY).



# DETENTION DOOR PROJECT

- ▣ COMPETITIVE BID PROCESS. DAWSON CONSTRUCTION AWARDED BID #19-11 \$4.324MM
- ▣ SHOP DRAWINGS PREPARED AND APPROVED BY THE DESIGN TEAM
- ▣ DOORS BEING MANUFACTURED.
- ▣ ESTIMATED TO BE ON-SITE LATE JANUARY 2020- COMMENCE CONSTRUCTION.

# CRISIS STABILIZATION PROJECT

- ▣ BID AWARDED TO TIGER CONSTRUCTION  
\$10.397MM
- ▣ GROUND BREAKING SEPTEMBER 30<sup>TH</sup>
- ▣ CURRENTLY WORKING FOOTINGS AND  
UNDER SLAB WORK (PLUMBING, ETC.)
- ▣ SLIDESHOW