

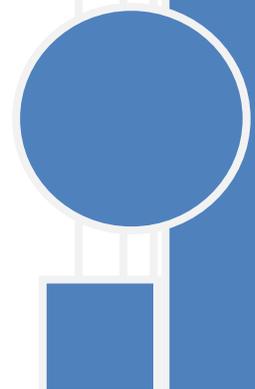
Reconstruction Projects Dedicated to the Renovation and Replacement of State- Owned Assets

Planning Process Update #17
October 9, 2014

In accordance with Act 178 (H. 864) as passed the House and Senate - Section 2 (b)(15)(G) "The Commissioner of Buildings and General Services shall notify the House Committee on Corrections and Institutions and the Senate Committee on Institutions at least monthly of updates to the planning process for the projects described in this subdivision(b)(15)(A-H) including any updates on material changes to the planning or funding of the Waterbury State Office Complex, as well as Section 33(e) – Agriculture and Agency of Natural Resources Laboratory."



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OVERVIEW

This is the fourth requested report for the legislature on status of 2014 construction projects for the Department of Buildings & General Services. Progress is being made on all active projects with substantial completion of the majority by late 2014.

VERMONT STATE HOSPITALS

Total project expenditures for the Vermont State Hospital Replacement Facilities are currently at \$43,027,903. This remains within the total project budget of \$43,700,000.

25 Bed Inpatient Facility – Vermont Psychiatric Care Hospital - Berlin, VT:

The facility is currently operating with twenty beds occupied and they are expecting to open the final five beds in the next few weeks. Warranty issues are being addressed in a timely manner once we are notified. There remain a few issues that have come up since the first unit has opened related to safety and security. Resolution of these issues is being pursued with the design and construction teams and will be implemented as soon as agreement on the proposed solution is achieved. Pricing on the first proposed solution is currently underway.

Total project expenditures and encumbrances are currently at \$28,188,000, still within our project budget of \$28,500,000.

WATERBURY COMPLEX RECONSTRUCTION

(SEE PROGRESS BY VISITING THE BGS WEBSITE - [HTTP://BGS.VERMONT.GOV/FUTUREUSEWATERBURY](http://BGS.VERMONT.GOV/FUTUREUSEWATERBURY))

This year's construction season has allowed us to make good progress on many areas of the project. Most elements of exterior work have benefited from the seasonable weather. The project has missed an opportunity related to getting ahead on the Historic Core masonry restoration. As the summer passed, project members struggled through the process of finding the best methodology to restore the facade to as close to the original luster as possible while cause minimal impact to the physical properties of the masonry as possible. This challenge is now behind us and it is full steam ahead.

- Project Budget: \$124,655,000
- Encumbered to Date: \$110,655,234
- Paid to Date: \$ 38,366,449

Historic Core

- Selective demolition is complete at the south end of the Historic Core and is about 80% complete in the north end
- Bracing and shoring activities are now focused in north end
- Concrete slab placements on top of the CLSM (controlled low strength material) continue.
- Under slab insulation and vapor barrier installation has started and the first slab on grade is only a few days away.
- Structural enhancements are still progressing in the south end.
- Mechanical and electrical infrastructure continues to progress.
- Spray foam installation has started on the south end of the complex
- Granite window infill's at the basement level are now complete
- Exterior brick cleaning is now 75% complete
- New roof work has started on the Center Building
- Asbestos plaster has been discovered in between the sub-floor and finish floor in the Center Building. This unforeseen condition has caused the most recent impact to the project. Collectively we are currently determining and identifying the plan and process to overcome this most recent hurdle.

New Office Building

- Both slab on grade installations continue
- Slab on deck placements are complete
- Interior Stairs are currently being installed
- Mechanical and electrical infrastructure continues
- Exterior framing and sheathing is underway
- Interior framing has now started
- Roofing is on going
- Slate masonry on the exterior façade has also started this month
- The plan is to have the roof and shell enclosed by the time winter hits.

Central Plant

- Slab on grade placements ongoing
- Under slab infrastructure installations continue
- Biomass equipment is showing up on Monday 10-6-14. This is the exact date agreed to over three months ago.
- Equipment assembly will occur over the next couple of weeks
- The landscape around the plant is approaching the finish grades.

Site

- New domestic water installation is approximately 95% complete
- Sanitary sewer is close to 95% complete
- Storm infrastructure is about 50% complete and some areas within the treatment swales have been final graded, top soiled and hydro seeded.
- Base pavement has been installed at some to parking lots to the north end of the site
- Underground electrical infrastructure is 50 % complete
- Plant generated Heating and Chilled Water underground infrastructure is 95% complete

Jobs

- The project is now exceeding 200 workers on any given day

AGRICULTURE AND AGENCY OF NATURAL RESOURCES LABORATORY- RANDOLPH, VT

SITE: Gathering of in-depth site information is currently underway with sounding for underground utilities and surveying of the parcel to allow continuation of site design. Discussion between the State and VTC are also beginning to develop agreements to define and document the extent of collaboration between all parties.

A/E CONTRACT: The A&E design team has begun the programming process and is developing conceptual lab configurations as well as working on adjacencies of the various lab functions to support the long term operation of the facility. A number of operational questions have been raised that are being brought to the Ag and ANR Leadership Teams to decide the most appropriate direction to proceed. The initial programming meetings have been very productive with the involvement of the final lab service providers working with us to describe their operation and needs. The design team and the users are working extremely hard to allow us to provide the necessary pricing for inclusion in this year's capital bill.

Comments from Jolinda LaClair and Trey Martin – Agency of Natural Resources, 9/23/2014

- AG and ANR leadership team will meet with respective agency IT directors to develop a strategy for improving, and merging critical technology to ensure Lab and field program software programs effectively interface, and support the build out of operational efficiencies. A strategic plan for technology in the collaborative lab will be developed in the next year, key to operational success.
- Collaborative Lab Director Position will be posted to SoV website this week; hope to hire this critical leadership position by December 1st.
- Following the Joint Fiscal Committee decision two weeks ago to approve the selection of the VTC site and authorize the conceptual design process, both ANR and AAFM leadership have met separately with VTC interim president Dan Smith to outline opportunities and process for discussions over the next eight to twelve weeks.
- Initial discussion focused on framing the vision of a state – college collaboration, including campus partnerships, internship prospects, curriculum and degree program development, business partnerships, and workforce training opportunities. Connection to other institutions of higher education was also discussed – given VTC's proximity to Vermont Law School, Dartmouth, Middlebury and UVM.
- ANR, AAFM and VTC will meet together going forward, on a monthly basis to develop an articulate vision for the December 1 deadline. The next meeting is scheduled for October 9. Informal discussions will also continue in order to support those monthly meetings.

VERMONT DEPARTMENT OF HEALTH LABORATORY – COLCHESTER, VT

Construction is wrapping up on the health lab project. The initial punch list has been developed, and substantial progress has been made in completing the outstanding items. We have experienced problems with the differential pressure sensors that has delayed the completion. Commissioning of the facility has been underway for a few weeks but has been delayed by the differential pressure sensors. These need to be fully operational in order for the commissioning agents to perform the various failure scenarios to verify the facility is safe to operate for the staff as well as the public. Things should be resolved in the next few weeks with the planned continuation of commissioning the first week in October, allowing VDH to move in early November and to have the CDC inspection occur November 15th & 16th. The Temporary Certificate of Occupancy was received in late September 2014. The Certificate of Substantial Completion should be achieved in early to mid-October 2014. We are currently at our budget of \$39,050,000. Ribbon cutting ceremony with Governor Shumlin is scheduled for Wednesday, October 22nd at 11:00am.