State of Washington
Capital Projects Advisory Review Board (CPARB)
PROJECT REVIEW COMMITTEE (PRC)

APPLICATION FOR RECERTIFICATION OF PUBLIC BODY

RCW 39.10 Alternative Public Works Contracting
General Contractor/Construction Manager (GC/CM) and/or Design-Build (DB)

The PRC will consider recertification applications based upon agency's experience, capability, and success in undertaking Alternative Public Works Contracting utilizing the General Contractor/Construction Manager (GC/CM) and/or Design-Build (DB) project delivery process. **Incomplete applications may delay action on your application**.

Identification of Applicant

a) Legal name of Public Body (your organization): ***Port of Seattle***
b) Mailing Address: ***2711 Alaskan Way, Seattle, WA 98121***
c) Contact Person Name: **Kyle Dilbert** Title: **Sr. Manager, Construction Contracting**
d) Phone Number: **206-499-6125** E-mail: **Dilbert.k@portseattle.org**
e) Expiration Date of current Certification: **1/23/2023** GC/CM **1/23/2023** DB
f) Type of Certification Being Sought: **X** GC/CM **X** DB

1. Experience and Qualifications for Determining Whether Projects Are Appropriate for GC/CM and/or DB Alternative Contracting Procedure(s) in RCW 39.10
(RCW 39.10.270 (2)(a)) Limit response to two pages or less.

Provide your agency's processes. If there have been any changes to your agency's processes since certification/recertification addressing items (a) and (b) below, please submit the revised process chart or list with the reasoning for the changes.
(a) The steps your organization takes to determine that use of GC/CM and/or DB is appropriate for a proposed project; and
(b) The steps your organization takes in approving this determination.

The Port of Seattle's process for determining when the use of GC/CM or DB is appropriate for specific projects generally remains unchanged since our original certification in 2014 (see Attachment A). We continue to utilize our Acquisition Planning process at the beginning of a project to evaluate if any alternative project delivery methods are appropriate. The Acquisition Planning form (see Attachment B) that is used has been updated over time to reflect best practices. In addition, the Port added an additional Project Delivery Method Recommendation Form that more formally documents the rationale for the determination. This form has been updated based on the RCW 39.10 reauthorization (see Attachment C). The Project Team then provides the recommendation to the Leadership Team for their concurrence and subsequently to the Port of Seattle Commission for their approval to use GC/CM or DB on a project.

2. Project Delivery Knowledge and Experience
(RCW 39.10.270 (3)(b)(i)) Limit response to two pages or less.

Please describe your organization's experience in delivering projects under Alternative Public Works in the past three years and summarize how these projects met the statutes in RCW 39.10.
(a) Include the status of each alternative delivery project *[planned, underway, or completed, projects, start and completion dates, and projected/actual construction cost]*. Describe cost overruns or schedule delay, and any Litigation and Significant Disputes on any Alternative Delivery Project since Previous certification/recertification.

Contract # / WP / or CIP	Title	Project Complete	Type	Project Value/Estimate	Construction Start/Completion Dates	Cost overun, schedule delay, litigation or significant disputes
M0318716 MC-0320362	Sites 23-25 Restoration (T117)	No	GC/CM	$16,000,000.00	8-17-2020 / In Progress	Partial work suspension 7-13-2022 due to delays in procuring the last subcontract package as well as supply chain issues. Work expected to resume in November.
MC-0319014 MC-0320490	Main Terminal Low Voltage - GC/CM	No	GC/CM	$74,000,000		NA
MC-0319862	Interim Westside Fire Station	No	Design Build	$5,571,697.00		Schedule delay
MC-0320161 MC-0320698	C Concourse Expansion - GC/CM	No	GC/CM	$200,000,000	7-26-2022 / In Progress	NA
MC-0320492	TSE Phase II: Bollards and ADA Ramps Design Build	No	Design Build	$13,807,637.00	2-3-2022 / In Progress	NA
MC-0320574 MC-0320575	Post IAF Airline Realignment - GC/CM	No	GC/CM	$45,000,000		NA
MC-0320844	106 CBP Facility Renovation - Design Build	No	Design Build	$5,900,000.00		NA
MC-0320962 MC-0320968	Primary Fire Station Continuing Operations Preservation - GC/CM	No	GC/CM	$15,000,000		NA
MC-0320999	Telecom Meet Me Room - Building - Design Build	No	Design Build	$5,997,405.00		NA
MC-0321000 MC-0321001	Concourse Low Voltage - GC/CM	No	GC/CM	$15,000,000		NA
MC-0321098	T46 Substation Replacement - Design Build	No	Design Build	$5,000,000		NA
MC-0318087	International Arrival Facility	No	Design Build	968,000,000	10-31-2016 / In Progress	Working through disputed claims

All of the above projects awarded after 2019 went through our acquisition planning and project delivery method recommendation process (Attachment B/C). This process includes direct evaluation of the project criteria against the RCW 39.10 requirements to ensure that these projects met the requirements of the statute.

(b) List lessons learned from your experience.

Lessons Learned

1. Agree upon format of estimates with GC/CM & SC/CM, Designer, and Owner prior to quantifying costs.
2. Utilizing SC/CM when appropriate has been helpful for our complex operations
3. Contracting with the GC/CM as early as possible in design (As early as 5%)
4. The Port is still improving on our basis of design & Spec development. Our early D/B projects could have benefited from improved BOD documents.
5. APW have provide excellent opportunity for our WMBE Program. Our usage of goals & commitments in this space has led to excellent results.

3. Personnel with Construction Experience Using the Contracting Procedure

(RCW 39.10.270 (3)(b)(ii) Limit response to two pages or less.

Please provide an updated matrix/chart showing changes in your agency's personnel with management and construction experience using the alternative contracting procedure(s) since the previous certification. Provide a current organizational chart and highlight changes since previous certification/recertification. Do not include outside consultants.

Since the last recertification, the Port of Seattle has experienced normal staffing changes, due to staff departures, retirements, and hiring of new employees. The Construction Management functions remained within the Engineering Department and our procurement functions remained the within the Central Procurement Office. In the last two years, the Port has increased the utilization of alternative delivery projects. Construction Management also did make internal organization changes which are shown current organization charts. See Attachment D and E for the updated matrix of agency personnel, alternative delivery projects started since 2019 and current organization charts.

4. Resolution of Audit Findings on Previous Public Works Projects
(RCW 39.10.270 (3)(c)) Limit response to one page or less.

If your organization had audit findings on **any** public works project since the **PREVIOUS** certification/recertification application, please specify the project, briefly state those findings, and describe how your organization is resolving them.

There have been no audit findings. The Port's Internal Audit department does routinely provide project audits of our public works contracts to identify areas of concern and recommendations to ensure successful project delivery

5. Project Data Collection

Please provide a matrix listing all projects with a total value of greater than $5 million, including projects with a design agreement or DB agreement awarded within the last 3 years. This list shall also include projects within the public body's capital plan projected to start within the next three (3) years.

- Project Title
- Description of Project
- Agency's Project Number
- Project Value
- Delivery Method *[DB, or GC/CM - either actual or as-planned]*
- Is the project complete *[Yes or No]*

See Attachment F – project matrix.

6. **GC/CM Self Performance** *(complete only if requesting GC/CM recertification)*

Please provide GC/CM project information on subcontract awards and payments, and if completed, a final project report. As prepared for each GC/CM project, please provide documentation supporting compliance with the limitations on the GC/CM self-performed work. This information may include but is not limited to a construction management and contracting plan, final subcontracting plan and/or a final TCC/MACC summary with subcontract awards, or similar.

See attachment G for our subcontracting data for GC/CM

7. Subcontractor Outreach

Please describe your subcontractor outreach and how the public body will encourage small, women and minority-owned business participation.

The Port of Seattle places an emphasis on the recruitment of small, women and minority-owned businesses to pursue contracting opportunities. This is done in part by an intentional policy directive set by Port Commission and maintaining an active outreach program. In 2018, Port Commissioners adopted a new Diversity in Contracting policy, Resolution 3737 that drives equity in Port contracting. The new policy addresses historical disparities in women and minority business enterprise (WMBE) participation in Port contracting.
The Resolution requires:

- Annual Division/Department WMBE goal setting
- Contract goal seating analysis to determine feasibly of WMBE aspirational goals
- Key Employee Diversity in Contracting Performance goals
- Annual report to Commission
- Inclusion Plans/Planning
- Outreach/Technical Assistance

Outreach Efforts

The Port has established a proactive plan of outreach to include small, women and minority-owned businesses.

- The Port notifies WMBE businesses of contracting opportunities by listing them in local newspapers, business journals, ethic media outlets and on our e-procurement portal Vendor Connect.

- The Port issues a weekly opportunities digest that notifies WMBE businesses of the latest opportunities at the Port, upcoming workshops and events.

- The Port also issues a quarterly newsletter which lets WMBEs know where we are in achieving our diversity goals, highlights news and updates from the Port, and showcases different WMBE businesses

- The Port host and participates in procurement, trade and job fairs, matchmaking sessions, business roundtables, monthly community meetings, and panels throughout the year.

- The PortGen program provides workshops, outreach communication to WMBE firms tailored towards those department/division's contracting opportunities, prime and WMBE meet and greet sessions, and the expansion of the number of WMBE businesses within the Port's new Supplier Database (Vendor Connect).

  Dependent upon the contracting methodology, special PortGen sessions are presented when administering either GC/CM or D/B projects.

  The PortGen Program is categorized into three different types: PortGen First Look which focuses on a specific upcoming opportunity which allows firms to learn about the project to see if they should apply, and also allows them the opportunity to build relationships with prime contractors. PortGen Connections which focuses on connecting WMBE firms to key decision makers. PortGen Essentials which focuses on the basics of what a firm needs to know about the Port and contracting with the Port.

- The Port also sponsors Advanced PortGen, an advanced training workshop series, where WMBE firms of all types are taught different topics that they need to know regarding government contracting and are also introduced to different government agencies and technical assistance agencies.

- The Port sponsors the Business Accelerator program, a mentorship program using a cohort model, in which 13 cohort associates receive in-depth training and guidance on what they need to know to grow their business and one-on-one guidance from a mentor.

- Partners with Community and Government Organizations - The Port partners with community organizations and outside government agencies that have similar goals in supporting small, women and minority-owned business growth and expanding the pool for our agencies to utilize.

Audiences

The community outreach and engagement efforts are focused, targeted strategic and mark broad awareness in the general community with several targeted efforts.

The target audiences for this outreach are:

- Primary: Small, women and minority-owned business firms in the Greater Puget Sound area.
- Secondary: Economic development experts and community advocates who work with underrepresented communities to expand economic opportunity and equity.
- Tertiary: General business owners in Washington State including primes

SIGNATURE OF AUTHORIZED REPRESENTATIVE

In submitting this application, you, as the authorized representative of your organization, understand that the PRC may request additional information about your organization, its construction history, and the experience and qualifications of its construction management personnel. You agree to submit information in a timely manner and understand that failure to do so may delay action on your application.

The 2021 Legislature updated RCW 39.10.330(8) stating that Design-Build contracts must require the awarded firm to track and report to the public body and to the office of minority and women's business enterprises (OMWBE) its utilization of the OMWBE certified businesses and veteran certified businesses. By submitting this application, you agree to include these reporting requirements in project contracts.

PRC strongly encourages all project team members to read the Design-Build Best Practices Guidelines as developed by CPARB and attend any relevant applicable training. If the PRC approves your request for recertification, you also agree to provide additional information if requested. Public Bodies may renew their certification or recertifications for additional three-year periods provided the current certification has not expired.

Signature: Kyle Dilbert

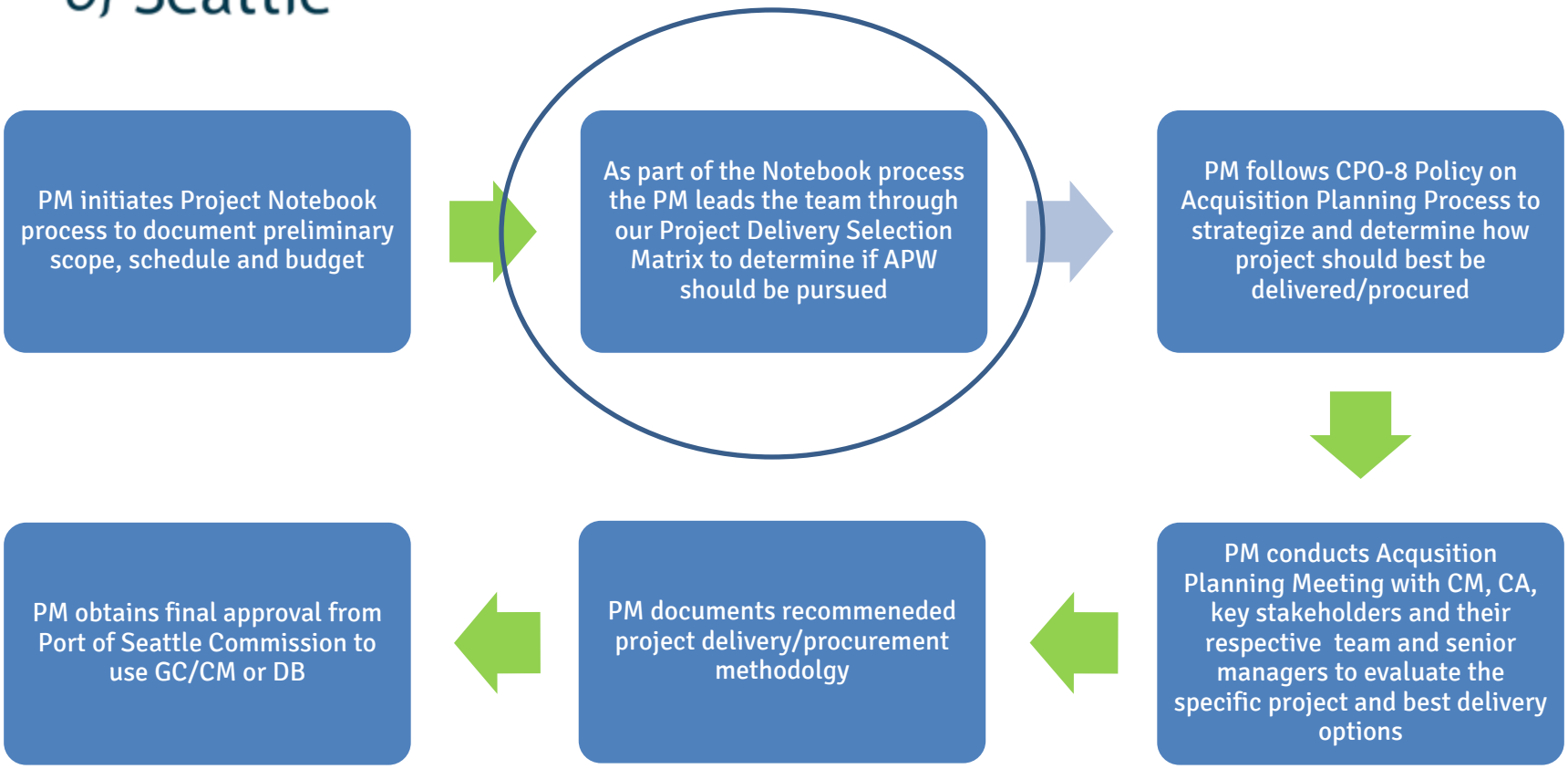
Name: *(please print)* Kyle Dilbert

Title: Sr. Manager, Construction Contracting

Date: October 20, 2022

Attachment A

PORT PROJECT DELIVERY REVIEW FLOW CHART



Legend

PM: Project Manager

CM: Construction Manager

CA: Contract Administrator

Attachment B
ACQUISITION PLANNING FORM
FOR: A PROJECT

Go to Acquisition Planning Tips for more information.

Meeting Date:	Click for date
Project Name:	Enter Name
CIP Number:	Enter #
Work Project Number:	Enter #
Project Manager	Enter Name
Project Sponsor(s)	Enter Name

List Name/ Department of All Attendees (this is updated after you conduct your meeting(s). An attendance sheet is available Here:
Enter Names

PROJECT DESCRIPTION

Statement of Need: *briefly describe why we need this project.*
Enter text

Scope of Work: *briefly describe the scope of work.*
Enter text

Project Location:	Enter text
For Aviation, will contractor be required to obtain a Customs Seal?	Select
For Seaport/ Real Estate, will contractor be required to obtain a Transportation Worker Identification Credential (TWIC) Card?	Select
Contractor Access Plan Requirements (Badging) please list:	Enter text
Will Contractor need a Port email address?	No
Will Contractor need access to a Port computer system?	No
Will Contractor require office/ logistics space?	No
List any other item the Port may need to provide to Contractor, along with justification:	Click here to enter text

ROUGH ORDER OF MAGNITUDE

Estimated Total Project cost:	$
Estimated Construction Cost:	$
Estimated Project Soft Cost:	$
Is Project Sales Tax Exempt?	Enter text
If yes above, describe why it's applicable to this project; and include the State's Department of Revenue's binding determination. If the binding determination has not been requested, include date of when it will be requested to DOR.	
Grant Funded (in whole or in part from state or federal agencies):	No

If yes above, describe here any special conditions that may impact funding drawdowns, such as, contract execution or contract completion deadlines

PROPOSED PROJECT MILESTONES

Early in the acquisition planning phase, many of these dates will not be known—only general in nature, such as the quarter or month, and year.	
Project Notebook Approval	Select Month/ Year
Commission Authorization: Design	Select Month/ Year
Commission Authorization Construction: Advertise, Award, and Execute	Select Month/ Year
Design Consultant Advertisement	Select Month/ Year
Design Consultant Contract Execution	Select Month/ Year
Design Start	Select Month/ Year
Design Completion	Select Month/ Year
Construction Advertisement	Select Month/ Year
Construction Contract Execution	Select Month/ Year
Issue Notice to Proceed for Construction	Select Month/ Year
Estimated Construction Time (Number of Days or Months)	Enter text
Estimated Construction Completion (Month or Quarter)	Enter text

Has this schedule been agreed upon with the tenant or owner?	Yes
Are there any special "grand opening" dates that may affect the solicitation/ construction schedule? Is there a fish window? Are there other special permit requirements? Please describe; include potential schedule impacts.	
Click here to enter text.	

PROCUREMENT METHOD

Discuss the procurement method best for this project (design-bid-build, design/build, general contractor/construction manager (GCCM), job order contracting, or sole source). Please include if considering PCS or Small Works to support a major works contract. The method should be discussed and agreed-upon in consultation with project management, construction management, and Central Procurement Office. For alternative contracting approaches specifically identify the alternative contracting method, include all CPARB requirements and conduct final decision meetings prior to completion of this portion of the form.
Enter proposed procurement method

RCW 53.08.135: If using Port Crews for some portion of the work in a major contract, prepare the Port Crew Analysis form and obtain approval – Form found Here	
Will a portion of the work be performed by Port Crew/ Forces?	No

If PCS or Small Works Method, outline CPO-4 Memo justification below:
Click here to enter text.

Attachment B
ACQUISITION PLANNING FORM
FOR: A PROJECT

PERFORMANCE AND DELIVERY REQUIREMENTS

List performance and/ or delivery requirements which may affect the solicitation or product delivery:
Click here to enter text.

List any known risk(s) which may affect the solicitation or product delivery:
Click here to enter text.

Does the project modify or replace a building system that has maintenance inventory? If yes, please describe which means are necessary to dispose/surplus material or parts. Additionally, if yes, please invite Deb Sorenson (Aviation) to AP meeting.
Click here to enter text.

SERVICES REQUIREMENTS

Please describe how those services will be attained in the 3rd column. If existing IDIQ, include contract number, expiration date, remaining funds, and estimate for this service. If project-specific, include rough estimate. A discussion in developing a strategy to procure while considering the overall project schedule should occur during the meeting.		
Project Management	Select	
Project Controls	Select	
Asset Plan Development	Select	
Regulated Materials Management (RMM)	PCS	
Construction Management	Select	
Design & Engineering Consultant	Select	
Construction Safety	Select	
Site Investigation: Geotechnical	Select	
Site Investigation: Environmental	Select	
Site Investigation: Underwater	Select	
Site Investigation: Utilities	Select	
Site Investigation: Structural	Select	
Site Investigation: Surveying	Select	
SEPA/NEPA	Select	
Material Testing/ Inspection	Select	
LEED and Sustainability	Select	
Quality Assurance/ Quality Control	Select	
Commissioning/ Start up	Select	
Permitting: Environmental	Select	
Permitting: Easements	Select	
Permitting: Right of Way	Select	
Tenant Relocations	Select	
Other	N/A	Include additional services not listed above.

Attachment B
ACQUISITION PLANNING FORM
FOR: A PROJECT

If external services are utilized, please identify who is responsible for managing the external service and how interfacing within the project team and other departments will be performed.
• Click here to enter text.

PRODUCT REQUIREMENTS

What types of major supplies or equipment will be needed for this project? Please explain if any are long-lead items, including estimated duration.
Click here to enter text.

If you listed supplies/equipment above, must it interface with an existing Port system? If so, please explain.
Click here to enter text.

For future projects, is it critical that the supplies/ equipment be standardized for maintenance purposes? Please explain.
Click here to enter text.

Does an approved Competition Waiver exist for any product/equipment that will be used in this project? If yes, please provide waiver title, number, location, and expiration date. Also, confirm below that the waiver covers this project scope:
Click here to enter text.

If a Competition Waiver is being considered, please provide details below of the equipment/ material needed and justification below. Included the lead project sponsor responsible for preparing the waiver for review, in addition to the anticipated submittal date to CPO:
Click here to enter text.

Will there be Port-furnished equipment or material for this project? If so, please list equipment and equipment cost, including the benefit for Port-furnished versus contractor purchase. Considerations must be made regarding product storage until installation, identifying special insurance with Risk Management, product delivery lead times and product warranty periods. Once the equipment or material is received by the Port, who will receive and inspect it? Will there be labor charges to deliver the item from storage to project site? This must be <u>discussed and agreed-upon</u> between project management, construction management and Central Procurement Office. This is not the preferred method. Please include rationale for providing port-furnished equipment or material:
Click here to enter text.

WARRANTY REQUIREMENTS

Will this project require additional warranty periods or non-standard maintenance? If yes, please explain.
Click here to enter text.

ADDITIONAL INTERNAL PORT REQUIREMENTS

Small Contractor & Supplier Program Analysis	Click here to enter text.

Attachment B
ACQUISITION PLANNING FORM
FOR: A PROJECT

Project Labor Agreement Checklist (bring filled out checklist to the acquisition planning meeting)	Click here to enter text.
Risk Management Analysis for special insurance requirements (equipment leasing, Port-furnished equipment, design/build method)	Click here to enter text.
Does an Inter-local Agreement, Memorandum of Understanding, or Memorandum of Agreement, Utilities Apply?	Not Applicable

Please provide information if this project is associated with another Port project; and/ or if there will be any tenant-performed work that may affect this project. Identify the schedule impact to this project and the linked projects.
Click here to enter text.

ACTION ITEMS

Acquisition Planning Meeting (during project notebook development)	Enter Date
Acquisition Planning Meeting; Subsequent meeting to finalize all items in this Form	Enter Date
Submit Competition Waiver to CPO at 60% Design, if required	Enter Date
Meeting with Purchasing at 60% Design (if pre-purchase)	Enter Date
Next Action Steps: *List any decision-making items that are still pending below along with deadline.*	
Click here to enter text.	

Decision Summary: *Summarize the decisions made collectively as a group.*
Click here to enter text.

Draft Version ☐	Date	Final Version ☐	Date	Revision ☐	Date

Attachment C
Project Delivery Method Recommendation Form

PART 1: PROJECT INFORMATION

Project CIP/Name: Enter CIP No. and Name

Scope Summary:
Provide short paragraph of project scope

Estimated Project Costs:	Estimated Bid Value	Enter costs
	Other Construction Costs	Enter costs
	Soft and Other Project Costs	Enter costs

Project Funding Source: Enter funding source

Milestone Schedule (assuming Design Bid Build):

Design:	Start Enter Qtr/Year	End Enter Qtr/Year
Construction:	Start Enter Qtr/Year	End Enter Qtr/Year

Other Relevant Project Information:

1) Is the completion date critical for this project? ☐Yes / ☐No
   Explain: Either not applicable or provide short explanation
2) Does the project include phasing or tenant build out? ☐Yes / ☐No
   Explain: Either not applicable or provide short explanation
3) What is the risk of significant scope change for this project? ☐High / ☐Medium / ☐ Low
   Explain: Provide short explanation
4) What is the degree of stakeholder scope control for this project? ☐High / ☐Medium / ☐ Low
   Explain: Provide short explanation
5) Will operational impacts or constraints be a key consideration? ☐Yes / ☐No
   Explain: Either not applicable or provide short explanation
6) Is the project a standalone system? ☐Yes / ☐No
   Explain: Either not applicable or provide short explanation
7) Does the project include work by Port Construction Services? ☐Yes / ☐No
   Explain: Either not applicable or provide short explanation

PART 2: APPLICABLE PROJECT DELIVERY METHODS

Design-Bid-Build (DBB) Procurement Methodology

This procurement method will be considered for all projects.

Design-Build (DB) Procurement Methodology

If the answer to either question 1 (including either subpart a, b, or c), question 2, or question 3 is yes then the DB procurement methodology can be considered for the project (see RCW 39.10.300). DB procurement cannot be used to procure operations and maintenance services for a period longer than three years.

1) Is the total project cost over $2 million? ☐Yes ☐No
   a) Will the construction activities be highly specialized where the design-build approach is critical in developing the construction methodology? ☐Yes / ☐No

      Explain: Either not applicable or provide short explanation

   b) Will the design-build approach provide greater innovation or efficiencies between the designer and the builder? ☐Yes / ☐No

      Explain: Either not applicable or provide short explanation

   c) Will the DB approach provide significant savings in project delivery time? ☐Yes / ☐No

      Explain: Either not applicable or provide short explanation

2) Is this a parking garage project? ☐Yes ☐No
3) Does the project include the construction of portable facilities per WAC 392-343-018, pre-engineered metal buildings, or not more than ten prefabricated modular buildings per installation site? ☐Yes ☐No

Additional Considerations:

- Design-Build includes three general types. If the DB procurement methodology is being considered for the project, which type(s) are you considering? Refer to Comparison of DB Types for guidance. ☐Progressive ☐Traditional ☐Bridging

  Explain: Provide short explanation

General Contractor/Construction Manager (GC/CM) Procurement Methodology

If the answer to any of the five questions below is yes then the GC/CM procurement methodology can be considered for the project (see RCW 39.10.340).

1) Does the project involve complex scheduling, phasing, or coordination? ☐Yes / ☐No

   Explain: Either not applicable or provide short explanation

2) Does the project involve construction at an occupied facility which must continue to operate during construction? ☐Yes / ☐No

   Explain: Either not applicable or provide short explanation

3) Is the involvement of the general contractor/construction manager during the design stage critical to the success of the project? ☐Yes / ☐No

   Explain: Either not applicable or provide short explanation

4) Does the project encompass a complex or technical work environment? ☐Yes / ☐No

Explain: Either not applicable or provide short explanation

5) Does the project require specialized work on a building with historic significance? ☐Yes / ☐No

Explain: Either not applicable or provide short explanation

Additional Considerations:

- Should the Port procure the project as a heavy civil construction project? A heavy civil construction project is defined as a civil engineering project where the predominant features of which are infrastructure improvements. ☐Yes / ☐No

  Explain: Either not applicable or provide short explanation

- If the mechanical scope is above $3 million, should the Port and selected GC/CM consider the alternative subcontractor selection process (RCW 39.10.385) for the mechanical subcontractor? ☐Yes / ☐No

  Explain: Either not applicable or provide short explanation

- If the electrical scope is above $3 million, should the Port and selected GC/CM consider the alternative subcontractor selection process (RCW 39.10.385) for the electrical subcontractor? ☐Yes / ☐No

  Explain: Either not applicable or provide short explanation

Building Engineering Systems Procurement Methodology

"Building engineering systems" means those systems where contracts for the systems customarily have been awarded with a requirement that the contractor provide final approved specifications, including fire alarm systems, building sprinkler systems, pneumatic tube systems, extensions of heating, ventilation, or air conditioning control systems, chlorination and chemical feed systems, emergency generator systems, building signage systems, pile foundations, and curtain wall systems. If the answer to the question below is yes then the Building Engineering Systems procurement methodology can be considered for the project (see RCW 39.04.290).

1) Does the project include the design, fabrication, and installation of a building engineering system? ☐Yes ☐No

Explain: Either not applicable or provide short explanation

Job Order Contracting (JOC) Procurement Methodology

"Job order contract" means a contract in which the contractor agrees to a fixed period, indefinite quantity delivery order contract which provides for the use of negotiated, definitive work orders for public works (as defined under the DBB procurement methodology).

The following limitations apply for job order contracts per RCW 39.10.440 and 39.10.450:

- The maximum amount that may be awarded per contract is $4 million per year for a maximum of three years.
- The maximum dollar amount for a work order is $500,000 (excluding sales tax) and no more than 20% of the dollar value of a work order may consist of items not contained in the unit price book identified in the job order contract.

- Any permanent, enclosed building space constructed under a work order shall not exceed 3,000 gross square feet.
- The initial contract term cannot exceed two years, with an option of extending or renewing the contract for one year.
- The Port can only have three job order contracts in effect at any one time.
- At least 90% of the work included in the contract must be subcontracted to entities other than the job order contractor.
- The contract must be awarded and signed before July 1, 2021.

Given the above limitations is job order contracting a consideration for this project? ☐Yes ☐No

Explain: Provide a short explanation

PART 3: PROJECT DELIVERY METHOD RECOMMENDATION

Does the project funding eliminate any potential project delivery methods identified in Part 2 above? ☐Yes / ☐No

Explain: Either not applicable or provide short explanation

The following project delivery methods can be considered for this project:

Project Delivery Method	Yes	No
Design, Bid, Build	☒	☐
Progressive Design-Build	☐	☐
Traditional Design-Build	☐	☐
Bridging Design-Build	☐	☐
General Contractor/Construction Manager	☐	☐
Heavy Civil General Contractor/Construction Manager	☐	☐
Building Engineering Systems	☐	☐
Job Order Contracting (JOC)	☐	☐

Based upon the information provided in Part 1 and other project details identify the advantages and disadvantages for each project delivery method considered in the attached table. The assessment should at a minimum consider the following criteria:

- Project Schedule – consideration of critical milestones and construction phasing.
- Project Costs – consideration of competitive bidding, additional alternative delivery contractor costs, change order costs, and other risk costs.
- Project Scope / Quality – consideration of level of scope definition, qualifications as part of contractor selection process, constructability and value engineering during design.
- Stakeholder Approval / Decisions - consideration of ownership of design process, stakeholder involvement and approvals.

- Airport Operations – consideration of operational impacts or limitations during construction and much control the Airport has with each project delivery method.
- Project Risks – consideration of identified project risks and their impact on the project delivery methods.

Recommendation:

Project Team Meeting Date: mm/dd/yyyyy

Participants: TBD (AVPMG), TBD (EN/CM), TBD (CPO)

Summarize recommendation referencing information in the summary table (see below, add more pages for more options)

Project Delivery Method Meeting Date: mm/dd/yyyy (delete if not required)

Participants: TBD (AVPMG), TBD (EN/CM), TBD (CPO)

The recommendation is to proceed with xxx.

Project Delivery Method Comparison – Advantages and Disadvantages

	Project Delivery Method 1 Design Bid Build (DBB)	Project Delivery Method 2 TBD
Advantages	• text	• text
Disadvantages	• text	• text
Risks	• text	• text
Opportunities	• text	• text

Project Delivery Method Comparison – Advantages and Disadvantages

	Project Delivery Method 3 TBD	Project Delivery Method 4 TBD
Advantages	• text	• text
Disadvantages	• text	• text
Risks	• text	• text
Opportunities	• text	• text

Attachment D - Updated Matrix of Port Personnel

Personnel with Construction Experience Using Various Contracting Procedures

Name and Title	Summary of Experience	Project Name	Project Size	Project Delivery Type	Role during Project Phases: Planning/Procurement	Role during Project Phases: Design	Role during Project Phases: Construction	Role Start	Role Finish
CONSTRUCTION MANAGEMENT PERSONNEL									
Janice Zahn, Interim Director of Engineering	31 yrs experience in the design, construction and project management of capital projects, with last 20 years at the Port. Extensive directly relevant experience with alternative contracting methods. Construction Manager and Project Manager and design experience, many of which are alternative delivery projects. Currently Chair of CPARB and former Chair of PRC. Actively involved with many CPARB subcommittees and task forces, including Design-Build, MC & EC/CM, RCW 39.10 Reauthorization, GC/CM Heavy Civil, bidder responsibility, Best Value subcommittee and the IPV/BV task force. Licensed CCM, PE, MSCE. CMAA and DBIA member and TRB CM and Project Delivery subcommittee member.	Concourse D Hardstand Project	$38.4 M	D-B	x	x	x	2016	2019
		Alternative Utility Facility	$36.4 M	Building Engineering	x	x	x	2015	2017
		International Arrivals Facility	$968 M	Progressive D-B	x			2013	present
		North Satellite Expansion Program	$659M	GC/CM with MC & EC/CM	x	x	x	2013	present
		Main Terminal Low Voltage Renewal/Upgrade	$80M	GC/CM with ECCM.	x	x	x	2019	present
		Main Terminal Improvements	$800M	GC/CM	*			2022	present
		Concourse Low Voltage	$15M	GC/CM	*			2022	present
		Concourse B Exit Lane	$3M	Building Engineering	x	x	x	2021	Present
		Post IAF Airline Relignment	$45M	GC/CM with MC & EC/CM	x	x		2021	present
		Site 23 and 25 Restoration	$15M	Heavy Civil GC/CM	x	x	x	2018	present
		Interim Westside Fire Station							
		Main Terminal Low Voltage Renewal/Upgrade	$75M	GC/CM	x	x		2019	present
		C Concourse Expansion	$225M	GC/CM with MC/CM & EC/CM	x	x	x	2022	present
		South Concourse Evolution Program	$1,000M	GC/CM with MC/CM & EC/CM	x	x		2022	present
Scott Thomas, Senior Construction Manager	39 yrs of experience in construction project management. 22 years at the Port as Construction Manager and Resident Engineer. 17 years at several construction companies working in the roles of Project Manager, Project Engineer, Lead Estimator, Vice President, with many years experience in scheduling and claims management. Licensed PE and CCM.	Consolidated Rental Car Facility	$245 M (Const.)	GC/CM		x	x	2008	2014
		Main Terminal Security Enhancements - Phase II	$20M	D-B	x	x	x	2021	present
		North Satellite Expansion Program	$659M	GC/CM with MC/CM & EC/CM	x	x	x	2013	2022
		C Concourse Expansion	$225M	GC/CM with MC/CM & EC/CM	x	x	x	2022	present
		South Concourse Evolution Program	$1,000M	GC/CM with MC/CM & EC/CM	x	x		2022	present
Tyler Symbol, Construction Manager	16 yrs of construction management experience with progressing levels of responsibility at the Port of Seattle. Licensed PE.	Consolidated Rental Car Facility	$245 M (Const.)	GC/CM		x	x	2008	2014
		Concourse D Hardstand Project	$38.4 M	D-B	x	x	x	2016	2019
		International Arrivals Facility	$968 M	Progressive D-B	x	x	x	2013	present
Jonathan Ohta, Senior Construction Manager	32 yrs experience in design and construction project management with progressing levels of experience. 20 yrs with the Port of Seattle as a Resident Engineer and Construction Manager. 12 yrs as a designer. Licensed PE.	Pier 69 Solar	$300K	Building Engineering	x	x	x	2017	2019
		Site 23 and 25 Restoration	$15M	Heavy Civil GC/CM	x	x	x	2018	present
		Central Waterfront Elevator Refurbishment	$3M	Building Engineering Systems	x	x	x	2019	present
		WTCW HVAC	$3M	Building Engineering Systems	x	x	x	2019	present
		Terminal 25 Remediation/Restoration	$25M	Heavy Civil GC/CM	x	x		2019	present
		Terminal 106 CBP	$5M	D-B	x			2021	2022

		Terminal 46 Substation	$5M	D-B	x			2021	2022
Heather Munden, Construction Manager	15 yrs of construction management experience with progressing levels of responsibility at the Port of Seattle. BS and MS in Civil Engineering. Certified Construction Manger (CCM) Licensed PE. Associate DBIA	Shilshole Bay Marina Renovation	$100M	GC/CM			x	2005	2006
		Interim Westside Fire Station	$5M	D-B	x	x	x	2018	present
		C1 Building	$250M	GC/CM with MC & EC/CM	x			2019	present
		Concourse B Exit Lane	$3M	Building Engineering	x	x	x	2021	Present
		Post IAF Airline Relignment	$45M	GC/CM with MC & EC/CM	x	x		2021	present
Brian Sweet, Sr. Construction Manager	35+ years of construction & facility management experience. BS & MS in Civil Engineering. Professional Engineer; Certified Construction Manager (CMAA); Assoc. DBIA.	Primarry Fire Station Continuity of Operation	$20M	GC/CM with MC & EC/CM	x			2022	present
		Concourse Low Voltage	$15M	GC/CM	x			2019	present
		Telecommunications Meet Me Room	$3M	D-B	x	x		2019	present
		Main Terminal Low Voltage Renewal/Upgrade	$80M	GC/CM with ECCM.	x	x	x	2019	present
		Shilshole Bay Marina Renovation	$100M	GC/CM			x	2007	2008
		Snoqualmie Falls Redevelopment	$260M	CMAR			x	2010	2013
		Main Terminal Improvements	$800M	GC/CM	*			2022	present
		Concourse Low Voltage	$15M	GC/CM	*			2022	present
Rad Milosavljevic, Construction Manager	30 years of construction experience with progressing level of responsibility from inspection to management of large capital improvement program projects. Projects include work in both public and private sector environments. 21years with the Port of Seattle. BS and MS. in Aeronautical Engineering, CMAA Member	Consolidated Rental Car Facility	$245 M (Const.)	GC/CM		x	x	2008	2014
		North Satellite Expansion Program	$659M	GC/CM with MC/CM & EC/CM	x	x	x	2013	present
		C Concourse Expansion	$225M	GC/CM with MC/CM & EC/CM	x	x	x	2021	present
Toto Anuraga, Resident Engineer	31 yrs Electrical Construction and Design experience with Elcon Corp. As PM and Resident Engineer. BS Electrical Engineering.	Sound Transit Southlink Lightrail Project, from Seatac to Angle lake.	$20M	D-B	x	x	x	2012	2017
		WSDOT ATMS at I-5, I-90 and SR-520	$45M	D-B		x	x	2009	2012
		Telecom Meet Me Room	$6M	D-B	*	*		2020	present
Sara Mitchell, Resident Engineer	8 years of construction and design experience. Worked at the Port of Seattle since 2009 with the construction and project management of capital projects. Licensed EIT. BS and MS in Civil	International Arrivals Facility	$968 M	Progressive D-B	x	x	x	2015	present
Chris Sherwood, Construction Manager	22 years of construction management experience with progressing levels of responsibility at the Port of Seattle. BS in Civil Engineering. Licensed PE.	Shilshole Bay Marina Renovation	$100M	GC/CM			x	2005	2007
		International Arrivals Facility	$968 M	Progressive D-B		x	x	2018	present
Nick Schmitz, Resident Engineer	43 years of Construction experience as a Contractor's Field Engineer, Superintendent, Project Manager and Resident Engineer for the Austin Company. Over 23 years doing design build work for the Boeing Company. Last 20 years at the Port of Seattle.	Alternative Utility Facility	$36.4 M	Building Engineering	x	x	x	2015	2017
		Main Terminal Low Voltage	$75M	GC/CM	x	x		2022	present
Moshe Berman, Resident Engineer	10 years of Construction Management experience working at the Port of Seattle. BS in Mechanical Engineering. Licensed Professional Mechanical Engineer in WA.	Main Terminal Low Voltage Renewal/Upgrade	$80M	GC/CM with ECCM.	x			2019	present
		Alternative Utility Facility	$36.4 M	Building Engineering		x	x	2015	2017
		Concourse Low Voltage	$15M	GC/CM	*			2022	present
Matt Weiss, Resident Engineer **Robert Dahl**, Resident Engineer	6 years Construction Management experience at the Port of Seattle. BS in Civil Engineering. Professional Engineering License. 7 years of Construction Management experience working at the Port of Seattle. BS in Construction Management, AA in Architecture.	Pier 69 Solar	$300K	Building Engineering	x	x	x	2018	2019
		Concourse D Hardstand Project	$38.4 M	D-B	x	x	x	2016	2019
		Interim Westside Fire Station	$5M	D-B	x			2019	present
		Concours B Exit Lane	$3M	Building Engineering	x	x	x	2021	Present
		Post IAF Airline Relignment	$45M	GC/CM with MC & EC/CM	x	x		2021	present
Kim Law, Resident Engineer	22 years construction experience in construction management including airport and seaport at the Port and WSDOT. BS in Civil Engineering.	Primary Fire Station Continuity of Operations Project	$20M	GC/CM with MC & EC/CM	x			2022	present

		North Satellite Expansion Program	$659M	GC/CM with MC/CM & EC/CM			x	2017	2022
Andrew Vied, Resident Engineer	7 years experience in telecommunications design, and construction management at the Port of Seattle. BS in Electrical Engineering and EIT.	Concourse D Hardstand Project	$38.4 M	D-B			x	2018	2018
		Main Terminal Low Voltage Renewal/Upgrade	$75M	GC/CM with ECCM.	x	x	x	2020	present
Stacy Heilgeist, Resident Engineer	20 years Construction Management experience with progressing levels of responsibility at the Port of Seattle. BS in Business.	Pier 69 Solar	$300K	Building Engineering	x	x	x	2017	2018
		Sites 23/25 Restoration	$15M	Heavy Civil GC/CM			x	2021	present
Sean Culp, Resident Engineer	16 years of Project Management and Construction Managment in Oil and Gas as well as Construction. BS in Mechanical Engineering, BBA in Managment Information Systems, AS in Health and Sciences	TSE Phase II Bollards	$20M	D-B		x	x	2022	present
		Interim Westside Fire Station	$8M	D-B	X	X	X	2019	2022
		Bainbridge Island Fire Staion 22	$10M	D-B	X	X	X	2017	2019
		Owens Lake Dust Mitigation Project	$250M	HEAVY Civil GCCM	X	X	X	2016	2017
		Midway City Natural Gas Fueling Staion	$5M	Civil, Mechanical	X	X	X	2015	2016
PROJECT MANAGEMENT PERSONNEL									
Eileen Francisco, Aviation Project Management Director	34 years professional experience in engineering management experience in public & private sectors. 19 years experience with the Port of Seattle in variety of roles in Capital Program development, Planning , project management & asset management. 2 years, Interim Director of Facilities and Capital Programs, 6 years, Assistant Director of Aviation Project Management. MPA, MA	International Arrivals Facility	$968 M	Progressive D-B		x	x	2018	present
		C Concourse Expansion	$384M	GC/CM		x	x	2020	present
		Main Terminal Low Voltage Renewal/Upgrade	$120M	GC/CM with MC & EC/CM	x	x		2022	present
		Terminal Security Enhancements: Bollards and Ramps	$13.8 M	D-B	x	x	x	2022	present
		WSDOT SR509 Completion Project, Stage 2 24th Ave S to S 188th St	$200 M	D-B	x			2022	present
Dave Soike, Chief Operating Officer	42 years professional experience in engineering management experience in the public sector. 42 years expereince with the Port of Seattle in a variety of roles in Engineering, Project Management and Executive Director levels.	International Arrivals Facility	$968 M	Progressive D-B	x	x	x	2013	present
Trevor Emtman, Capital Program Leader	31 yrs professional experience in engineering, capital project deleivery and managment: 3 yrs Engineering and Consulting Services, 10 years Power Systems Design, 18 years with Port of Seattle (Sr. Engineer and Capital Program Leader). MBA, Licensed Electrical Engineer, P.E. DBIA Trained	Alternative Utility Facility	$37.2M	Building Engineering Systems	x	x	x	2014	2019
		Main Terminal Low Voltage Renewal/Upgrade	$120M	GC/CM with MC & EC/CM	x	x		2018	present
Michael Dysart, Capital Project Manager	26 years total. 20 years US Navy NAVFAC Civil Engineer Corps experience. 1 year US Army Corps of Engineer Resident Engineer. 6 years Port of Seattle. Level III federal contracting officer for facilities support and Major Construction projects. Focus on Facilities Lifecycle Management (Planning, acquisition, maintenance and disposal) MSE Project Managment, Licensed PE (WA).	International Arrivals Facility	$968 M	Progressive D-B		x	x	2015	2018
		Alternative Utility Facility	$36.4 M	Building Engineering Systems	x			2014	2014
Greg Carey, Assistant Director Aviation Project Management	23 years. 18 years as construction project manager in both public and private sectors- 8+ years with Port of Seattle. MBA	International Arrivals Facility	$968 M	Progressive D-B		x	x	2017	2019
		C Concourse Expansion	$384M	GC/CM		x	x	2021	present
		Main Terminal Low Voltage Renewal/Upgrade	$120M	GC/CM with MC & EC/CM	x	x		2019	present

		Terminal Security Enhancements: Bollards and Ramps	$13.8 M	D-B	x	x		2019	2022
		Concourse D Hardstand Project	$38.4M	D-B			x	2019	2020
		Interim Westside Fire Station	$10M	D-B		x	x	2019	2022
		Exit Lane Breach Control Replacement (B)	$4M	Building Engineering Systems	x	x	x	2021	2022
Janet Sheerer, Capital Program Leader **Adam Olson**, Capital Project Manager	28 years. 21 years Port of Seattle at Sea-Tac International Airport as Capital Construction Project Manager and Capital Program Leader focused on delivery of high visibility, complex terminal projects. 10 years at the Port of Seattle at Sea-Tac International Airport as a Construction Manager and a Capital Project Manager delivering small works construction projects, tenant projects, capital projects, and a complex building expansion program.	International Arrivals Facility	$968 M	Progressive D-B	x	x	x	2013	present
		C Concourse Expansion	$384 M	GC/CM	x	x	x	2020	present
		C Concourse Expansion	$384 M	GC/CM	x	x	x	2019	present
Frederick Robinson, Capital Project Manager	25 yrs: 5yrs in the practice of architecture and design, 6yrs public sector project management for City of Philadelphia, 9yrs aviation design and project management for Philadelphia International Airport, 5yrs aviation design and project management for Seattle-Tacoma International Airport. Focus on project recovery and delivery of critical, high visibility projects. Registered Architect, AAAE CM certification	International Arrivals Facility	$968 M	Progressive D-B	x	x	x	2014	2017
		North Satellite Expansion Program	$659M	GC/CM with MC & EC/CM		x	x	2018	2021
Heather Bornhorst, Capital Program Leader	30 years total, 25 years with the Port of Seattle in a variety of planning, asset owner/project sponsor, project management, and management positions supporting project delivery. Extensive work in public works contracting. Bachelors in Civil Engineering (Transportation) and Masters in Civil Engineering (Construction Engineering). DBIA trained.	Terminal Security Enhancements: Bollards and Ramps	$25M	GC/CM	x	x		2022	present
		WSDOT SR509 Completion Project, Stage 2 24th Ave S to S 188th St	$200 M	D-B	x			2021	present
		Sound Transit South 200th Link Extension, SeaTac Airport Station to Angle Lane Station	$169 M	D-B	x	x	x	2013	2017
		Consolidated Rental Car Facility	$245 M (Const.)	GC/CM	x	x	x	2008	2014
Alan Olson - Capital Program Leader	29 yrs total, 15 years with the Port of Seattle within Port Construction Services and the Aviation Project Management Group in Construction Management and Project/Program Management positions. Primary focus on terminal infrastructure and tenant improvement projects under CMGC and Design Build, most of which were also delivered using Tenant Reimbursement Agreement (TRA). BA/MA Liberal Arts/Int'l Relations, DBIA trained, LEED Green Associate trained.	SEA Gateway/North Main Terminal Redevelopment Program	$500 M	D-B & TRA	x	x	x	2019	present
Ray Moreno, Capital Project Manager	32 years total, 24 years as construction project manager supporting public works contracting. 10 years with the Port of Seattle as a construction project manager. Bachelors in Civil Engineering (Transportation) and licensed PE (WA). DBIA trained.	Terminal Security Enhancements: Bollards and Ramps	$13.8 M	D-B	x	x	x	2021	present
		WSDOT SR509 Completion Project, Stage 2 24th Ave S to S 188th St	$200 M	D-B	x			2021	present
		International Arrivals Facility	$968 M	Progressive D-B	x			2013	2014
Sean Anderson - Capital Program Leader	33 years with the Port of Seattle in a variety of roles including facilities planning, project management and management position. Masters in Architecture and DBIA trained.	Concourse D Hardstand Project	$38.4 M	D-B	x	x	x	2016	2019
		Interim Westside Fire Station	$10M	D-B	x	x	x	2018	present
		Exit Lane Breach Control Replacement (B)	$4M	Building Engineering	x	x	x	2020	present
		Post IAF Airline Relignment	$102M	GC/CM with MC & EC/CM	x	x		2021	present
		Primary Fire Station Continuing Operations Preservation	$25M	GC/CM	x			2022	present
JJ Jordan - Capital Project Manager	13 years total industry experience, 4 years at the Port of Seattle at Sea-Tac International Airport as a Capital Project Manager delivering small works construction projects, tenant projects, and capital projects. Masters in Construction Management with a focus in the Sustainable Built Environment.	Exit Lane Breach Control Replacement (B)	$4M	Building Engineering Systems			x	2022	present
Anne Porter, Director, Waterfront Project Management	36 years professional experience in public sector, 3 years in director position, responsible for all non-airport capital projects. MBA, licensed PE.	Shilshole Bay Marina Renewal & Replacement	$81.5M	GC/CM	x	x	x	2002	2006
Emma Del Vento, Capital Program Leader, Waterfront Project Management	20+ years professional experience of planning and project management experience in public & private sectors. 3+ years experience in current position responsible for all Waterfront Northwest Seaport Alliance capital projects. AICP, LEED AP.	U.S. Forces Korea Relocation Porgram	$13B	Cost Plus Award Fee	x	x		2007	2010
Arthur Kim, Capital Project Manager III, Waterfront Project Management	12 years project management experience. 4 years in construction. PMP	T46 N. Substation #1 Replacement	$6.7M	Design-Build & JOC	x	x	x	2021	Present
		FT Asphalt Replacement Project	$160K	JOC	x	x	x	2019	2019
Genevieve Pla-Rucki, Capital Program Leader, Waterfront Project Management	30 years of engineering and project management experience in public sector. 3 years in current position, responsible for delivery of Maritime, Economic Development, and Environmental Capital programs. MSCE, licensed PE.	Seattle Multimodal Terminal at Colman Dock (WSDOT)	$467M	GC/CM Heavy Civil with EC & MC/CM	x	x	x	2009	2019

		Sites 23-25 Restoration	$25 M	GC/CM Heavy Civil			x	2021	2022
Tim Leonard, Capital Project Manager V, Waterfront Project Management	38 years professional engineering design and project management experience including 22 years in public sector as Capital Project Manager for the Port of Seattle. BSCE, licensed PE.	T25 South Restoration	$75M	GC/CM Heavy Civil	x	x		2021	Present
Rod Jackson, Capital Project Manager IV, Waterfront Project Management	33 years professional experience which includes 7 years POS engineering design and 3+ years experience in POS Small Works project managment at Sea-Tac airport. 23 years experience as a project manager responsible for Port of Seattle Seaport, Real Estate EDD and Maritime capital projects long with other responsibilities. BS in Civil Engineering.	WTCW HVAC Replacement	$4.08M	Building Engineering Systems	x	x	x	2018	Present
		Central Waterfront Elevators	$3.4M	Building Engineering Systems	x	x	x	2019	Present
		P66 Roof Upgrade	$3.3M	Design Bid Build	x	x	x	2018	Present
		WTCW "*GREEN*" Roof Replacement	$2.4M	Design Bid Build	x	x	x	2021	Present
		P69 Underdock Utilities	$3.8M	Design Bid Build	x	x	X	2020	Present
		C14 Downey Bldg Upgrade	$3.9M+	Design Bid Build	X	X	X	2021	Present
Stefan Wynn, Capital Project Manager IV, Waterfront Project Management	Registered Architect with 25 year Project Management experience, including Design build and GCCM projects. 2 yrs Public sector experience.	T106 CBP Facility upgrade	$8M	Design-Build	x	x	x	2022	Present
Tin Nguyen, Senior Manager, Waterfront Project Management	15+ years of professional experience in construction and project management in the public and private sectors. 5+ years of senior management experience leading project teams in the delivery of capital projects. MBA, CCM, PMP, and LEED AP.	University of Washington PACCAR Hall Phase 1	$8.0M	EC/CM			x	2008	2009
		Providence Medical Center Colby Office Building TI	$3.0M	Design-Build		x	x	2016	2016
		Swedish Hospital Administration Office TI	$1.0M	Design-Build		x	x	2016	2016
CONTRACTING AND PROCUREMENT									
Nora Huey, Director of Central Procurement Office	31 yrs: 14 at Port & 7 at King County	Concourse D Hardstand Project	$38.4 M	D-B	x			2016	present
		Alternative Utility Facility	$36.4 M	Building Engineering	x			2015	present
		International Arrivals Facility	$649 M	Progressive D-B	x	x		2013	present
		North Satellite Expansion Program	$659M	GC/CM with MC & EC/CM	x	x	x	2013	present
Kyle Dilbert, Sr Manager Construction Contracting	18 years;4 year at the Port, 4 years at the Colorado Department of Transportation, and 10 years in the Federal Government. Numerous D/B, GC/CM projects in the Port and other state and federal level agencies. FAC-C Level II Federally certified, and active PRC Member.	West Side Fire Station	$5M	D-B	X			2019	Present
		Telecom Meet me Room	$6M	D-B	X			2021	Present
		Firestation Continuning Ops	$15M	D-B	X			2022	Present
		106 CBP Facility Renovation	$5.9M	D-B	X			2020	Present
		Post IAF Airline Relignment	$45M	GC/CM	X			2021	Present
		T117 Sites 23-25 Restoration	$16M	GC/CM	X			2022	Present
		Transportation Security Enhancements	$14M	D-B	X			2020	Present
		C Concourse Expansion	$200M	GC/CM	X			2019	Present
		Main Terminal Low Voltage	$100M	GCCM	X			2019	Present
Angela Peterson, Manager Construction Contracting	25 years; 12 at Port of Seattle, 8 at Port of Tacoma, 2 at King County, 5 at KDW Architects (design-build firm). DBIA, GC/CM, and JOC training, Masters Certificate in Government Contracting from George WA University,	AUF	$28M	Building Engineering	X			2015	2017
		Telecom Meet me Room	$6M	D-B	X			2021	Present
		Firestation Continuning Ops	$15M	D-B	X			2022	Present
		106 CBP Facility Renovation	$5.9M	D-B	X			2020	Present
		Post IAF Airline Relignment	$45M	GC/CM	X			2021	Present
		Transportation Security Enhancements Bollards	$14M	D-B	X			2019	Present
		C Concourse Expansion	$200M	GC/CM	X			2019	Present
		Concourse B Exit Lane	$3M	Building Engineering	x	x	x	2021	Present

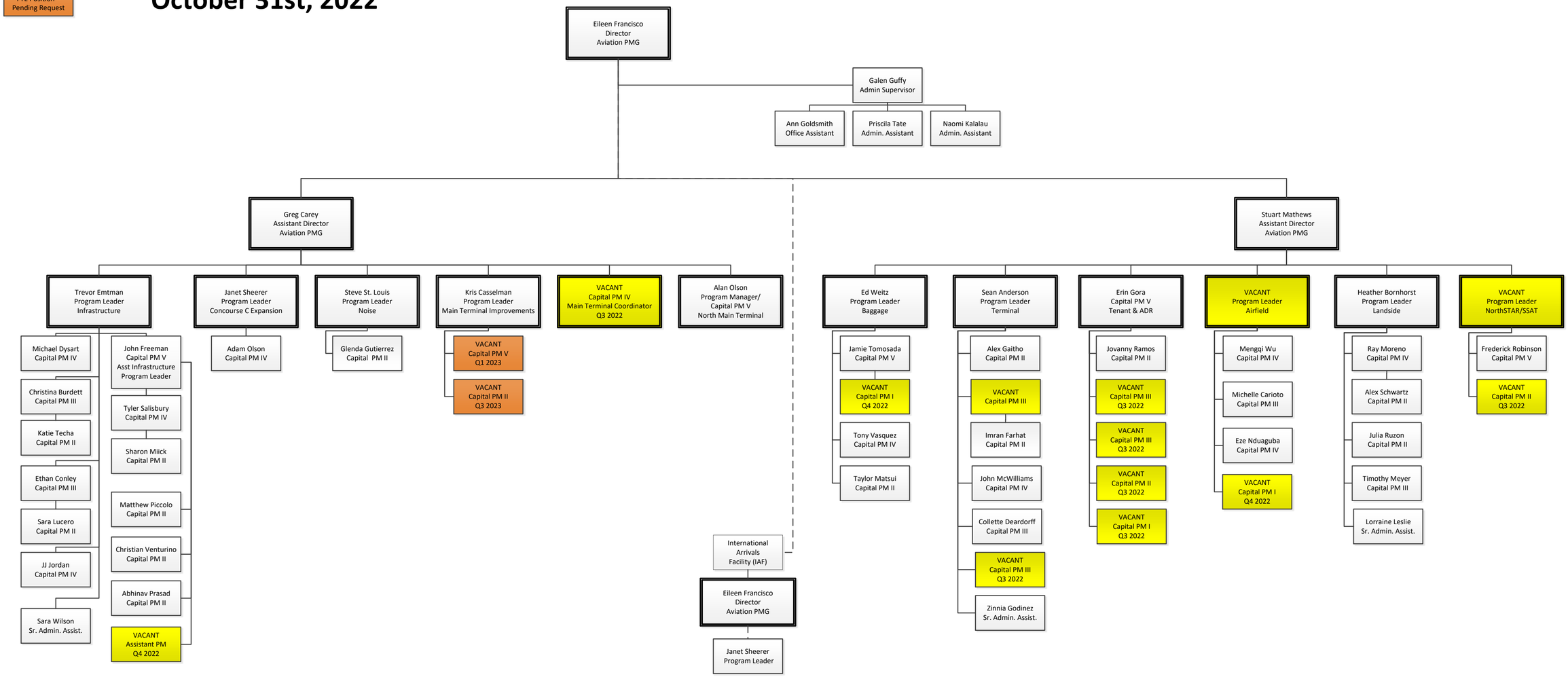
		Central Waterfront Elevator Refurbishment	$3M	Building Engineering	x	x	x	2019	present
		WTCW HVAC	$3M	Building Engineering	x	x	x	2019	present
		Main Terminal Low Voltage Renewal/Upgrade	$100M	GCCM	X			2019	Present
Beth Sisk, Contract Adminstrator	5 years at the Port of Seattle. DBIA and GC/CM training.	Transportation Security Enhancements	$14M	DB	X	X	X	2019	Present
		C Concourse Expansion	$160M	GC/CM	X	X	X	2019	Present
		T117 Sites 23-25 Restoration	$16M	GC/Cm	X	X	X	2020	Present
James Aguero, Contract Adminstrator	5 years at the Port of Seattle. DBIA and GC/CM training.	Terminal 46 Substation	$5M	DB	X			2022	Present
Tina Hemingway, Contract Administrator	20 years at Port of Seattle. DBIA training	West Side Fire Station	$5M	D-B	X	X	X	2019	Present
		Firestation Continuning Ops	$15M	GC/CM	X			2022	Present
		Concourse D Hardstand Project	$38.4 M	D-B	x	X	X	2018	present
		International Arrivals Facility	$649 M	Progressive D-B			X	2019	Present
Lisa Albanese, Contract Administrator	5 years at the Port of Seattle, 5 years at City of Seattle Library. DBIA and GC/CM training.	Main Terminal Low Voltage Renewal/Upgrade	$100M	GC/CM	X	X	X	2019	Present
		Telecom Meet me Room	$6M	D-B	X	X		2021	Present
		Post IAF Airline Relignment	$45M	GC/CM	X	X		2021	Present
		106 CBP Facility Renovation	$5.9M	D-B	X	X		2020	Present
		Concourse B Exit Lane	$3M	Building Engineering	x	x	x	2021	Present
		Central Waterfront Elevator Refurbishment	$3M	Building Engineering	x	x	x	2019	present
		North Satellite Expansion Program	$659M	GC/CM with MC & EC/CM			x	2019	present
		WTCW HVAC	$3M	Building Engineering	x	x	x	2019	present
Valarie Jarvi, Contract Administrator	30 years Public Works construction contracting experience (15 private; 15 public) with 8 years at the Port. Experience includes contract management, construction management and project management.	International Arrivals Facility	$649 M	Progressive D-B	x	X	X	2013	2019
		Concourse D Hardstand Project	$38.4 M	D-B	x			2016	2017

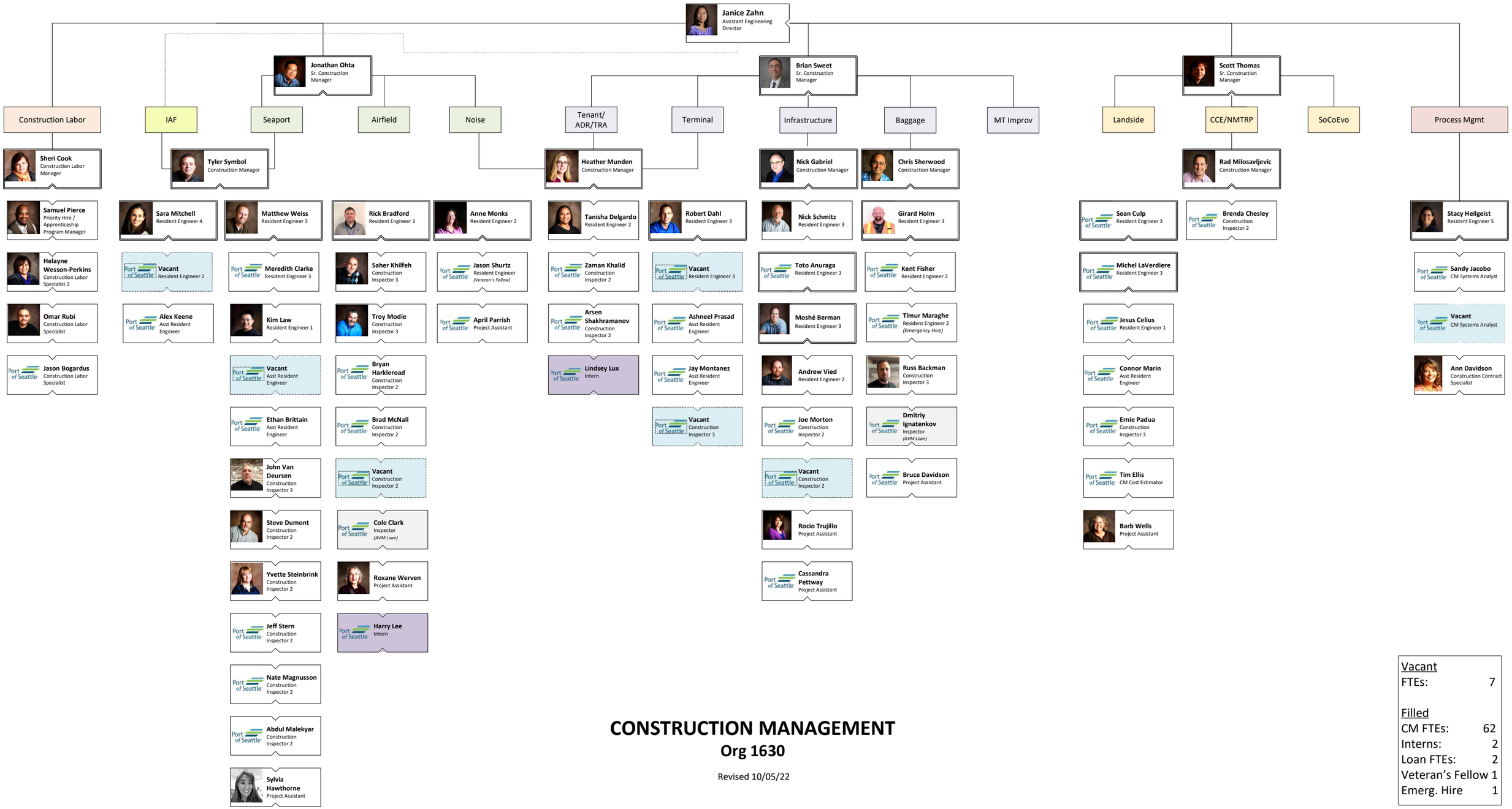
Key

Vacant FTE Budgeted Position

Vacant FTE Position – Pending Request

AV/Project Management
October 31st, 2022





CONSTRUCTION MANAGEMENT

Org 1630

Revised 10/05/22

Vacant	
FTEs:	7
Filled	
CM FTEs:	62
Interns:	2
Loan FTEs:	2
Veteran's Fellow	1
Emerg. Hire	1

Port of Seattle

Central Procurement Office
Updated September 26, 2022

Director – Central Procurement Office
Nora Huey
Position 3559

Sr. Administrative Assistant
Annae Paynter
Position 3649

Contract Administrator I
Vacant
Position 2422

Sr. Manager - Construction Contracting
Kyle Dilbert
Position 2058

Contract Administrator IV
Tina Hemingway
Position 1308

Noise Program

Sr. Manager - Service Agreements
Sofia Mayo
Position 3614

P-Card/Buyer III
Sherry Weiss
Position 6482

Sr. Manager - Purchasing
Mark Little
Position 1236

Sr. Administrative Staff Assistant
Ed Tay
Position 2593

Administrative Assistant
Taña Brown
Position 2600

Sr. Manager, Strategic Partnership & Analytics
Mandela Thomas
Position 6005

Manager, Construction Contracting
Angela Peterson
Position 2219

Contract Administrator V
Yanet Maldonado
Position 5589

Contract Administrator V
Hala Rabbo
Position 5873

Contract Administrator V
Pamela Tupper
Position 4288

Contract Administrator V
Community Engagement
Carol Hassard
Position 6357

Buyer V
Farlis Lewis
Position 6006

Purchasing Manager
Suzanne Brown
Position 0674

Planning & Analytics Manager
John van Deinse (10/10/22)
Position 3079

Contract Administrator IV
Leila Gonzalez-Rigatto
Position 0630

Contract Administrator V
Vacant
Position 6454

Contract Administrator II
Liz Willig
Position 5255

Contract Administrator III
Lisa Albanese
Position 0451

Contract Administrator II
Shelly Williams
Position 1111

Contract Administrator III
Elizabeth Sisk
Position 0127

Contract Administrator II
James Aguero
Position 2361

Contract Administrator II
Nicolas Thoumsaint
Position 5932

Contract Administrator II
Marilyn Montenegro
Position 6326

Alternative Public Works
Small Works

Contract Administrator III
Todd Rehm
Position 2059

Contract Administrator III
Valarie Jarvi
Position 0242

Contract Administrator II
Michael VanCleve
Position 5870

Contract Administrator II
Moraa Omwega
Position 2001

Contract Administrator II
Salue Lek
Position 2362

Contract Administrator II
Nicole Osby-Evans
Position 6327

Traditional Low Bid

Contract Administrator IV
Jason Gates
Position 4366

Contract Administrator III
Approved 2023
New Position

Contract Administrator II
Vikky Leung Ramos
Position 2341

Contract Administrator II
Lisa Maddox
Position 5588

Contract Administrator II
Aja Mosely
Position 6375

Corporate/Maritime Team

Contract Administrator III
Tamara Hamel
Position 0216

Contract Administrator III
Josephine Wilson
Position 3451

Contract Administrator II
Enrique Quiroz
Position 6328

Contract Administrator III
Carmen Martinez
Position 5256

Contract Administrator II
Tae Stacy
Position 6329

Contract Administrator II
Matt Macomber
Position 6483

Aviation Team

Contract Administrator II
Mazarine Ebengho Bompalanga
Position 2112

Contract Administrator II
Amira Beasley
Position 6008

Contract Administrator II
Position 5571

Community Engagement and Economic Development Team

Buyer IV
Shai Ron
Position 3569

Buyer IV
Vacant
Position 0339

Buyer III
Colby Wattling
Position 5128

Buyer III
Chelsea Ding
Position 6007

Buyer III
Vacant
Position 1267

Evaluative Procurements

Buyer II
Alma Harrell
Position 0493

Buyer II
Melanie Wickliff-Small
Position 0669

Buyer II
Shawn Shinkle
Position 1023

Buyer II
Andrea Marbet
Position 6481

Buyer II
Zabihullah Qazizada
Position 6480

Traditional Low Bid
Direct Buy
3 Quote
Legal

CPO Systems Administrator
Karen Hovde
Position 2676

CPO Price/ Data Analyst
Alberto Sandoval
Position 4730

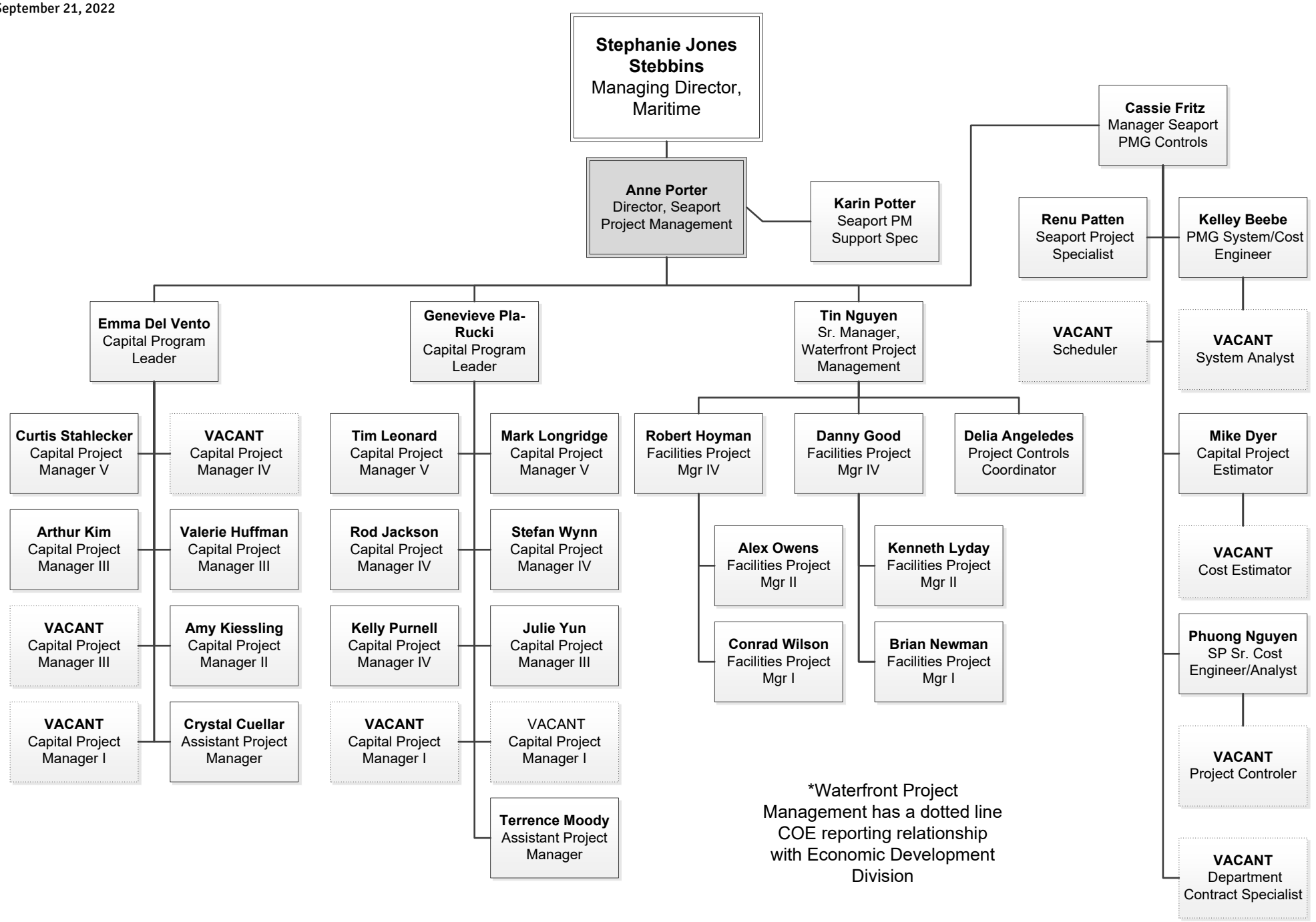
CPO Data Analyst
Vacant
Position 4279

Planning Analyst
Brandon Harmon (10/10/22)
Position 4731

PeopleSoft /MWBE Analyst
Vacant
Position 5274

Waterfront Project Management

September 21, 2022



Contract # / WP / or CIP	Title	Description	Status	Project Complete	Type	Project Value/Estimate
M0318716		The Terminal 117 Habitat Restoration Project is intended to serve as a component of a final settlement of federal, state and Tribal Natural Resource Trustees' (Trustees) claims against the Port of Seattle (Port) for natural resource damages (NRD) resulting from alleged releases to the (1) Lower				
MC-0320362	Sites 23-25 Restoration (T117)	Duwamish Waterway (LDW), (2) Lockheed West, and (3) Harbor Island	Active	No	GC/CM	$16,000,000.00
MC 2022	MAIN TERMINAL ENHANCEMENTS - Construction	Smoke control and sprinkler installation, ceiling, lighting, mezzanine security improvements, restroom renovations, ceiling signage, sewer & domestic water improvements, Baggage level optimization plan implementation, bag claim devices renewal and replacement, elevator renewal and replacement, new signage, updated standards/requirements, aesthetic visioning implementation,	Future	No	GC/CM	$800M
MC-0318308	T-5 Berth Modernization	The Work includes the rehabilitation and strengthening of the existing marginal wharf at Terminal 5, including berth deepening and electrical upgrades. A portion of the existing wharf, selected supporting piling and the existing fender system shall be removed. The slope shall have timber pinch pile and steel toe wall stabilization measures installed. New supporting waterside concrete piling and landside steel pipe piling shall be driven. A new concrete marginal wharf face shall be installed including a unit fender system and crane rail. A new landside crane beam shall be installed parallel to the waterside. The berth shall be dredged to the indicated depth. A new electrical substation shall be installed, and power and data distributed behind the wharf to secondary electrical service substations. The project shall be phased such that the indicated northern portion is complete prior to	Active	No	Design Bid Build	$190,553,933.15
MC-0319014		This solicitation is for a general contractor/construction manager (GC/CM) to work together on construction phasing, operational coordination, and execution. The Main Terminal Low Voltage project team has Commission approval of funding to complete the project design and to advertise and execute a contract with a GC/CM. During design, the Port will negotiate a				
MC-0320490	Main Terminal Low Voltage - GC/CM	maximum allowable construction cost (MACC) with the GC/CM.	Active	No	GC/CM	$74,000,000
MC-0319131	Concourse C New Power Center	The Project includes a new Power Center (double-ended unit substation) on Concourse C. This new Power Center shall include buildout of a new electrical room with new walls, floor, mechanical cooling and positive pressurization. The new electrical room will be built via expansion of an existing space, and include concrete floor removal and installation of new and modification of existing utilities within this space.	Closing	Yes	Design Bid Build	$5,003,231.00
MC-0319240	North Terminals Utilities Upgrade Project - Phase 1	The North Terminal Utilities Upgrade extends full size mechanical utility piping to the north east end of the airport. The extension will increase available heating and cooling capacity available in this area in support of current and anticipated expansions. Chilled water, steam and pumped condensate return piping will be routed from the central plant to a new valve room located under the departures drive hear the north esplanade. The new pipe connects to Mechanical Room 3, Mechanical Room 4, the North Satellite, and the Hardstand Hold Room. The valve room includes provision for future	Closing	Yes	Design Bid Build	$13,410,711.26
MC-0319267	Airline Offices and Restroom Renovation (Restroom Renovations Enabling Pha	This project involves non-load bearing construction of new interior space below the existing concourse level. The scope of the project is to house relocated tenants, reconfiguration of existing interior spaces, and renovations and enlargement of one set of restrooms on the ramp level of Concourse C. Construction includes selective demolition, slab on grade, phased installation of a new HVAC unit on the roof and associated duct work, framing, drywall, exterior walls, interior finish work, doors and windows, lighting, power, controls, communications, and fire protection.	Closed	Yes	Design Bid Build	$5,719,240.37
MC-0319501	Baggage Optimization Phase 2	Construct a new Checked Baggage Inspection System and Checked Baggage Resolution Area (CBRA) that expands on the centralized baggage screening area in the airport's central terminal.	Active	No	Design Bid Build	$295,734,987.34
MC-0319530	SSAT Infrastructure Upgrade	The Work includes replacement of major portions of the existing heating, ventilation and air conditioning system for the Concourse level of the South Satellite terminal building.	Active	No	Design Bid Build	$31,191,640.97
MC-0319561	SafeDock Upgrade and Expansion	This project will install Safedock Advanced (laser) Visual Docking Guidance Systems (AVDGS) units with camera and scanning functionality at passenger aircraft gates at South Satellite, and on B, C, and D concourses.	Active	No	Design Bid Build	$8,743,734.42
MC-0319606	P66 (BHICC) Interior Modernization Project	Interior tenant improvements to the existing Bell Harbor International Conference Center at Pier 66. The tenant improvements include Refreshing materials, updating finishes, and minor interior reconfiguration of 32,728 SF on Level 3 (the Conference Center) of the existing pier including associated structural, mechanical, electrical, plumbing and AV work, and signage to improve wayfinding. New energy efficient lighting and lighting controls throughout to meet the Seattle Energy Code requirements. Providing (1) enlarged windows, and (3) new windows on the exterior façade. All windows will be high performance systems and meet the requirements of the Seattle Energy Code. One new operable partition and (2) new sliding glass partitions. A new internal communicating ramp (not required for exiting) between levels 2 and 3 to enhance accessibility within the building. All improvements for the conference center tenant will be within the existing footprint of the facility. The interior improvements will not change the occupant type, or increase the number of conference rooms, breakout spaces, ball rooms, or	Closing	Yes	Design Bid Build	$7,307,700.56
MC-0319616	Stormwater Pond Bird Deterrent Improvement	This project will upgrade eleven (11) existing pond netting systems or replace the existing netting system with bird balls for Industrial Wastewater System (IWS) and Stormwater ponds at the Airport.	Closed	Yes	Design Bid Build	$5,113,195.90
MC-0319733	Shilshole Bay Marina Customer Service Facilities	Construction of new buildings, paving and overlay,	Closed	Yes	Design Bid Build	$10,688,346.48
MC-0319856	2020 Airfield Pavement Replacement	This project will replace sections of failing concrete and asphalt pavements and some utility upgrades as follows: Cargo 2 east Ground Service Equipment (GSE) storage and laydown area; Service Road Adjoining Cargo 3 and related IWS; Area between the Airport Rescue and Fire Fighting (ARFF) station and North Satellite Taxilane; Section between Taxiway B; Taxilane W and upgrade of IWS channel drain west of Concourse B; Section between Taxiway B and Taxilane W, west of Cargo 7; and Individual damaged concrete panels at various locations on the airfield.	Closing	Yes	Design Bid Build	$14,676,835.41
MC-0319862	Interim Westside Fire Station	DESIGN-BUILD PROJECT: The Interim Westside Fire Station is located adjacent to the Seattle-Tacoma International Airport (STIA) airfield on the west side, adjacent to the PACCAR Hangar. This facility is to serve as a satellite fire station to the main fire station located at the airport. The project would provide a fully functional shelter for two of the Fire Department's Aircraft Rescue Fire Fighting (ARFF) trucks and equipment, and the necessary living quarters to accommodate four (4) shifts of five (5) firefighters each shift. This facility will have direct access to the airfield enabling the Fire Department to meet the FAA's mandated response time	Active	No	Design Build	$5,571,697.00
MC-0319874	Restroom Renovations Phase 4 - FAA Phase 2	The work in this project includes converting office space and restaurant kitchen space into restrooms in 4 locations and renovating 3 existing restrooms on Concourse B, C, and D of the terminal building. One of the office conversions includes enlarging two airport hold rooms and building a new customer service kiosk	Active	No	Design Bid Build	$9,672,030.00
MC-0319924	Job Order Contract Small Projects Portwide 2019	The Port of Seattle (Port), through various capital and expense departments, manages a multitude of assets and infrastructure at various locations throughout King County. In order to respond to the various needs of these assets the Port requires a flexible Public Works contracting tool in order to accomplish small construction projects, provide efficient scheduling, meticulous subcontractor management and exceptional quality control. The intent of the Contract is to establish a Job Order Contract (JOC) delivery	Active	No	JOC	$8,000,000.00
MC-0319986	Ph2 GSE Electric Charge Stations - Part B	The Project includes a new power center (double-ended unit substation) on concourse B. This new power center shall include buildout of a new electrical room with new walls, floor, mechanical cooling and positive pressurization. The new electrical room will be built via expansion of an existing space and include concrete floor removal and installation of new and modification of existing utilities within this space. This project also includes charging stations for electric ground support equipment on concourse A, concourse B, and the South Satellite. The charging stations include, chargers, concrete equipment pads, steel bollards and rails, electrical, and communication	Active	No	Design Bid Build	$6,920,365.22
MC-0320017	Air Cargo Rd / S 170th St Improvements	The project includes improvements to Air Cargo Rd. from S. 166th St. to S. 170th St., to S. 170th St. from Air Cargo Rd. to International Blvd., and to the Cell Phone Waiting Lot and its access. The improvements include pavement rehabilitation, traffic signals, roadway illumination, signage, sidewalks, parking lot modifications, bus stops, utilities, landscaping, and intelligent transportation systems.	Active	No	Design Bid Build	$5,387,089.65
MC-0320161		The C1 Building is an existing three-story building located between Concourses C and D. With limited land and facility constraints, this project reflects a unique opportunity to expand vertically and create needed				
MC-0320698	C Concourse Expansion - GC/CM	facilities to meet current unmet demand for both passenger and tenant	Active	No	GC/CM	$200,000,000
MC-0320162	Parking Garage Elevator Modernization	This project involves the comprehensive modernization of ten (10) elevators located in Cores B and C, the replacement of seventeen (17) cab interiors located in Elevator Cores A, D and E (including hall lanterns, call buttons and lighting) and the replacement of the motor drives for elevators located in Cores D and E. The modernization scope includes replacement or refurbishment of all major elevator components in the hoist ways, cabs, lobbies and machine rooms for both cores of elevators. Additionally, related building components in the machine and mechanical rooms, hoist ways and lobbies will be replaced or added to meet current code requirements and Port standards (including the replacement of existing HVAC units in the B-	Active	No	Design Bid Build	$8,845,846.86
MC-0320171	Remote Aircraft Deicing	This project will consist of the following pavement and utility upgrades/improvements: Construct new PCCP crossover Taxiway (Taxiway Y), between Taxiway A & B north of Taxiway G, Construct new ACP de-icing pads and Taxiway Y shoulders, Construct associated Taxiway Y Industrial Waste System, Storm Drain, and Electrical improvements.	Active	Yes	Design Bid Build	$6,211,220.99
MC-0320308	2021 Airfield Pavement Replacement Project	This project will replace sections of failing concrete and asphalt pavements and some utility upgrades in various locations on the Airfield at STIA:	Active	Yes	Design Bid Build	$20,142,962.34
MC-0320348	Parking Revenue Infrastructure	Installation of a Park Assist M4 camera-based automated parking guidance system (APGS) throughout the garage (approximately 12,300 stalls) and electric vehicle supply equipment (EVSE) in the form of 94 Level-2 and 12 Level-1 electric vehicle (EV) charging stations.	Active	No	Design Bid Build	$8,142,499.43
MC-0320386	JOC Noise Remediation and Other Small Construction Projects 2021	The Port of Seattle (Port), through various capital and expense departments, manages a multitude of assets and infrastructure at various locations throughout King County. In order to respond to the various needs of these assets the Port requires a flexible Public Works contracting tool in order to accomplish our noise remedy sound insulation program and other small construction projects, provide efficient scheduling, meticulous subcontractor management and exceptional quality control. The intent of this solicitation is to establish a Job Order Contract (JOC), pursuant to RCW 39.10.420.	Active	No	JOC	$8,000,000.00
MC-0320492	TSE Phase II: Bollards and ADA Ramps Design Build	The intent of the project is to provide security and accessibility improvements at the Main Terminal Arrivals and Departures curbsides, and in the Main Garage at the pedestrian sky bridge entrances and Courtesy Vehicle Plaza. These existing facilities all have varying types of structures with their own unique structural performance characteristics. The Main Terminal Arrivals curbside includes both an elevated cast-in-place concrete beam and slab system and slab on grade. The Main Terminal Departures curbside includes elevated cast-in-place concrete beam and slab system. The Main Garage was originally constructed with a cast-in-place waffle slab, and then expanded to the north and south with post-tension concrete beam and slab	Active	No	Design Build	$13,807,637.00
MC-0320530	2022 Airfield Pavement and Supporting Infrastructure Replacement Project	The 2022 Airfield Pavement and Supporting Infrastructure Replacement Project replaces distressed airfield pavement and infrastructure at the Seattle-Tacoma International Airport (SEA). Specific project elements include Portland Cement Concrete Pavement, Asphalt Concrete Pavement and Joint Seal replacements. Industrial Waste System Channel Drain upgrades, other Utility Improvements, including demolition of abandoned utilities and providing an Over-Height Vehicle Damage Protection System	Active	No	Design Bid Build	$19,016,017.64
MC-0320574		Concourse A has long been used solely for domestic flights at Seattle-Tacoma International Airport (SEA). With the opening of the International Arrivals Facility (IAF), these gates become international capable and would be best used by airlines with international flights. This project will relocate an Airlines, to Concourse B and move another Airline from Concourse B into those vacated gates on Concourse A. The project will construct associated office and support spaces. Furthermore, United Airlines will self-perform the				
MC-0320575	Post IAF Airline Realignment - GC/CM	construction of their new lounge on Concourse B under a Memorandum of	Active	No	GC/CM	$45,000,000
MC-0320619	Fishermen's Terminal Maritime Innovation Center	Complete renovation of existing Seattle Ship Supply Building at Fishermen's Terminal to house the approximately 15,000 square feet Maritime Innovation Center: a home port business incubator to support the work of the Maritime Blue Accelerator, in formal partnership with the State of Washington's Department of Commerce. The redevelopment of the former Seattle Ship Supply building will preserve the existing timber structural framework and is designed to achieve the highest level of sustainable design and construction through earning a Living Building Challenge certification. Fishermen's Terminal Site Improvements is also included. Note: date is place holder for	Future	No	Design Bid Build	$14,000,000
MC-0320844	106 CBP Facility Renovation - Design Build	This project would renovate the existing CBP facility at Terminal 106's Warehouse B and incorporate spaces made available by a to be vacated warehouse tenant. The proposed renovated facility would allow consolidated CBP operations from their Terminal 102 facility.	Active	No	Design Build	$5,900,000.00
MC-0320880	Widen Arrivals	The Widen Arrivals Roadways project includes the widening of the southbound lanes of the Northern Airport Expressway to provide an additional two lanes for a total of six lanes from S 170th St into the Departures and Arrivals curbsides and Main Garage. This requires the relocation and expansion of the roadways to the west given the location of the columns supporting the Light Rail Transit guideway. The project will include several retaining walls, major utility relocations, excavation, fill, grading, asphalt paving, concrete paving, drainage, sign bridges, signage, concrete barrier and striping. In addition to the improvements described above, the project will relocate the north rental car bus curb further north	Future	No	Design Bid Build	$49,000,000
MC-0320945	Terminal Solid Waste	Construction of a new addition to the airfield side of the existing Central Terminal (CT) building of SeaTac International Airport. It includes two areas of building expansion that will support an improved solid waste operation for the Central Terminal.	Future	No	Design Bid Build	$5,363,000
MC-0320962		The Port is using a GC/CM for the capital improvement project to extend the utility of SEA's primary fire station, the current eastside fire station. Update mechanical systems to improve indoor air quality, including removal of 2 existing AHU. Upgrade electrical systems to support mechanical system modifications. Replacement of existing kitchen range including exhaust. Renovation of existing dormitory. Update communication infrastructure for expanded networking and Alert System replacement (CAD-RMS).				
MC-0320968	Primary Fire Station Continuing Operations Preservation - GC/CM	All work must maintain current 24/7 Fire Department operations.	Future	No	GC/CM	$15,000,000
MC-0320983	Restroom Renovation Phase 5 - FAA Phase 3	This phase, titled Restroom Renovations Phase 5 – FAA Phase 3, will renovate five (5) restrooms sets (Men's & Women's). The total work will renovate and build five (5) restroom locations with one location adding additional amenities including; Service Animal Relief Area, a family restroom with adult changing table, and a Nursing Suite with a private lactation room. The project will demolish current restroom spaces and reconfigure them for better user experience. New LED lighting and new facades will improve the overall look and feel of the restrooms. The project will modify the HVAC system and improve the air circulation. The project will also be adding purple pipe to facilitate a later project to use reclaimed water.	Future	No	Design Bid Build	$12,500,000
MC-0320994	2023 AIRFIELD PAVEMENT & INFRASTRUCUTRE 2/2	The 2023 Airfield Projects Contract #2 comprises 5 airfield projects planned for construction in 2023. 1. Secure Area Vehicle Checkpoint 2. Cascade Road Electrical Duct bank Expansion 3. Snow Storage Expansion 4. Perimeter Intrusion Detection (PIDS) Infrastructure 5. Over Height Vehicle Damage	Future	No	Design Bid Build	$30,500,000
MC-0320999	Telecom Meet Me Room - Building - Design Build	The Meet Me Room (MMR) project will establish a new secure connection point for the telecommunication entering and exiting Airport. This project will prepare the site by installing the underground structures required to connect to existing infrastructure, construct and install the building, construct the tray infrastructure within the building, install and connect the required utilities, install security fencing and finish landscaping.	Active	No	Design Build	$5,997,405.00
MC-0321000		Replacement will include but is not limited to panelboards, motor control centers, switchboards, feeders, meters, and transformers. New metering will be provided in all replaced panelboards in accordance with Port of Seattle standard design criteria, along with connection to the STIA metering network. Renewal / replacement of mechanical equipment (HVAC, fire protection systems, etc.) will be included where necessary in order to support new electrical equipment. This project will create new electrical closets for relocated equipment in each project area as well as a new				
MC-0321001	Concourse Low Voltage - GC/CM	electrical room in Concourse D to support future power demands.	Future	No	GC/CM	$15,000,000
MC-0321005		Objectives of the South Satellite Terminal (South Concourse) Renovation. Primary - Extend Useful life of Facility Structural/Seismic Upgrades Building				
MC-0321006	South Concourse Evolution GC/CM	Systems Upgrades Civil/Utilities Environmental and Sustainability Upgrades	Active	No	GC/CM	$1.88
MC-0321007	2023 AIRFIELD PAVEMENT & INFRASTRUCUTRE 1/2	Concrete and asphalt pavement replacement and utility improvements in various locations on the airfield at Seattle Tacoma International Airport.	Future	No	Design Bid Build	$15,000,000
MC-0321014	APARTMENTS NOISE PROGRAM - Construction	The Sound Insulation Program scope of work typically includes installation of new sound transmission class (STC) rated windows, doors, and storm doors, as well as supplemental ventilation requirements and ancillary code requirements. There are 215 units within 5 apartment complexes up to 3 stories tall. This is a Project Labor Agreement (PLA) project with FAA	Future	No	Design Bid Build	$16,500,000
MC-0321029	Checkpoint 1 Relocation	Relocate Checkpoint 1 and increase effective area provided for passenger security screening.	Future	No	Design Bid Build	$26,700,000
MC-0321098	T46 Substation Replacement - Design Build	Replace Terminal 46 Substation No.1 located at the north end of the terminal. Provide an equipment pad and fence for the new Seattle City Light (SCL) transformer, per SCL standards. Coordinate with SCL for service reconnection via the new transformer and provide a metering section in the new Substation No. 1 per SCL standards. Installation of new Substation No.1 per basis of design, Port design standards, and National Electrical Code to minimize interruption of power and the need for temporary power at Terminal 46. The new Substation No.1 shall be installed prior to demolition	Future	No	Design Build	$5,000,000.00
MC-0321113		Phase 3 concludes the Baggage Optimization Program (BOP) allowing for complete baggage flexibility to check in any bag into any ticket counter and be delivered to any airplane, passenger volume growth, and meets TSA safety mandates. This phase will tie-in all the south end systems to centralized screening, tie-in the International Arrivals Facility (IAF), and finalize the sortation and ticket counter connections. Due to the lack of interconnectivity until the project is complete, near continuous operation, and a fixed footprint this project is complex and has various constraints that requires detailed construction sequencing plans the Port is recommending				
MC-0321114	Baggage Optimizaton Phase 3 - GC/CM	the use of GC/CM contract delivery (per RCW 39.10.340).	Future	No	GC/CM	$300,000,000
MC-0321118	P66 Fender Upgrade	Pier 66 Fender system rehabilitation	Future	No	Design Bid Build	$7.5M
MC-0321129	P66 Shore Power	Provide shore power connection for cruise ships while at berth at Pier 66's Bell Street Pier Cruise Terminal. Power to be provided across Terminal 46 via duct bank and then submarine cable in Elliott bay between terminals. Electrical equipment installed at the south end of Pier 66 will distribute the power to the cruise ship connection.	Future	No	Design Bid Build	$15M
MC-0321189	NEPL Improvements Phase II	North Employee Parking lot improvements include retaining wall, irrigation, electrical feeders, and signage	Future	No	Design Bid Build	$7,716,000
MC-0321202	Terminal 91 Berths 6 & 8 Redevelopment		Future	No	Design Bid Build	$50,000,000
MC-801127	BAGGAGE CLAIM DEVICE R&R PROG	Improve the outdated and dark appearance of baggage claim by continuing improvements that began in 2017 with replacement of all wall panels. The project would bring baggage claim 5 through claim 16 up to the same standard of finishes as found in the Gina Marie Lindsay Hall (GML) through	Future	No	Design Bid Build	$11-12M
N/A	CHIRRP -		Future	No	GC/CM	$200-225M
N/A	Widen Arrivals Approach		Future	No	undecided	$75-90M
N/A	STS Fixed Facilites		Future	No	Design Bid Build	$75-90M

Attachment G

2022 POS Recertification - Project info on Subcontract Awards

Sites 23-25 Restoration Project (T117) Heavy Civil GCCM Subcontractor Bidding Summary

Number	Contract #	ITEM	SUBCONTRACTOR NAME	BID PRICE
1	Final MACC	Electrical	Kolkay Electric	$ 50,000.00
2	Final MACC	Site Security (Fencing)	Commercial Fence Corp	$ 98,000.00
3	Final MACC	Landscaping	Green City Inc	$ 1,600,000.00
4	Final MACC	Marine	American Construction	$ 1,150,000.00
5	Final MACC	MACC Self-Performed Work (Negotiated)	Scarsella	$ 4,227,515.20
6	Final MACC	Rock Steps and Rock Wall (Negotiated)	Scarsella	$ 94,829.54
7	Final MACC	Asphalt Paving (Negotiated)	Scarsella	$ 5,600.00
8	Final MACC	Concrete Flatwork (Negotiated)	Scarsella	$ 1,720.00
9	Final MACC	Existing Sheet Piling Trim and Grind (Negotiated)	Scarsella	$ 51,834.00
10	Final MACC	Traffic Control (Bid)	Scarsella	$ 213,353.62
11	Final MACC	Trucking (Bid)	Scarsella	$ 458,018.80
12	Final MACC	Water Treatment (Bid)	Scarsella	$ 474,080.02
13	Final MACC	Structures	American Construction	$ 305,000.00
14	Final MACC	Site Furnishings (Mechanical)	MNG	$ 77,712.11
15	Final MACC	Street Sweeping	Sustainability	$ 212,160.00
				$ 9,019,823

Number		SUMMARY BY GCCM	CONTRACTOR NAME	TOTALS
1		Total work negotiated to be self-performed by the GCCM	Scarsella	**$ 4,381,498.74**
2		Total Work GCCM winning bid	Scarsella	**$ 1,145,452.44**
3		Total work bid out by the GCCM		**$ 3,492,872.11**
4		**Self-Performance Percentage**		42.22% (negotiated) 11.04% (bid)
5		**Total Subcontractors**		**$ 9,019,823.29**

Main Terminal Low Voltage GCCM Subcontractor Bidding Summary

Number	Contract #	ITEM	SUBCONTRACTOR NAME	BID PRICE	MC/CM, EC/CM & SCCM Subtotals
1	Final MACC	Bid Package 1 - Abatement	Performance Abatement Services	$ 2,972,154.00	
2	Final MACC	Bid Package 2 - Select Demo, Capentry and Specialties	M. A. Mortenson	$ 3,205,103.00	
3	Final MACC	Bid Package 3 - Framing, Drywall and Paint	Northwest Partitions Inc	$ 1,678,000.00	
4	Final MACC	Bid Package 4 - Mechanical	Vet First Mechanical	$ 2,657,547.00	
5	Final MACC	ECCM - Electrical	Veca	$ 42,983,257.00	$ 42,983,257.00
				$ 53,496,061.00	$ 42,983,257.00

Number		SUMMARY BY GCCM, MCCM AND ECCM	CONTRACTOR NAME	TOTALS
1		Total work bid to be self-performed by the GCCM	M. A. Mortenson	**$ 3,205,103.00**
2		Total work bid out by the GCCM		**$ 7,307,701.00**
3				
4		Total work self performed by the ECCM	Veca	**$ 42,983,257.00**
5		**Self-Performance Percentage**		4.33%
6		**Total Subcontractors**		**$ 53,496,061.04**

Concourse C Expansion GCCM Subcontractor Bidding Summary

Number	Contract #	ITEM	SUBCONTRACTOR NAME	BID PRICE	MC/CM, EC/CM & SCCM Subtotals
1	EWP-1	QA QC	Materials Testing & Consulting Inc	$ 67,500.00	
2	EWP-1	Temporary Fence + Barriers	MidMountain Contractors	$ 226,845.59	
3	EWP-1	Water Treatment System	Water Tectonics	$ 274,842.00	
4	EWP-1	Rubbish Removal	United Recycling	$ 56,115.00	
5	EWP-1	Transportation - Shuttle Bus	Starline Luxury Coaches	$ 52,383.00	
6	EWP-2	Demolition	Ascendent Demolition	$ 130,663.02	
7	EWP-2	CIP Concrete & Waterproofing (Foundation)	MidMountain Contractors	$ 2,969,500.00	
8	EWP-2	Plumbing & HVAC	Apollo Mechanical	$ 113,445.00	$ 113,445.00
9	EWP-2	Electrical	VECA Electrical	$ 150,694.30	$ 150,694.00
10	EWP-2	Earthwork & Utilities	MidMountain Contractors	$ 3,275,000.00	
11	EWP-2	Micropiles & Shoring	Condon-Johnson	$ 1,641,000.00	
12	EWP-2	Concrete Paving	Gary Merlino	$ 1,667,600.00	
13	EWP-3	Final Cleaning	Accountable Custodial & Maintenance	$ 3,080.65	
14	EWP-3	Selective Demolition	Ascendent Demolition	$ 189,199.80	
15	EWP-3	Millwork	Mission Bell	$ 193,284.00	
16	EWP-3	DFH (Furnish)	Barclay Dean	$ 87,280.00	
17	EWP-3	Coiling Counter Doors	Overhead Door of Seattle	$ 9,345.00	
18	EWP-3	Drywall, Framing, DFH (Install), ACT	RP Painting & Drywall	$ 183,777.00	
19	EWP-3	Flooring	Fin Workspace Interiors	$ 188,874.86	
20	EWP-3	Paint	NW Complete Contracting	$ 28,139.00	
21	EWP-3	Code Signage	Image360	$ 6,363.68	
22	EWP-3	Office Furniture	SourceBlue (Turner)	$ 100,000.00	
23	EWP-3	Fire Protection	Apollo Mechanical	$ 89,757.00	$ 89,757.00
24	EWP-3	Plumbing & HVAC	Apollo Mechanical	$ 851,700.00	$ 851,700.00
25	EWP-3	Electrical & Low Voltage	VECA Electrical	$ 3,046,738.00	$ 3,046,738.00
26	EWP-3	Access Flooring	EZ-AXEZ LLC	$ 59,677.00	
27	EWP-3	MUX Server	Smiths Detection	$ 176,788.00	
28	EWP-4	Elevators	Schindler Elevator	$ 4,345,596.00	
29	EWP-5	Curtain Wall - Long Lead	Crown Corr	$ 5,239,538.00	$ 5,239,538.00
30	EWP-6	Ramp Virtual Tower (Long Lead) (Equipment)	SAAB North America	$ 398,453.00	
				$ 25,823,178.90	$ 9,491,872.00

Number		SUMMARY BY GCCM, MCCM AND ECCM	CONTRACTOR NAME	TOTALS
1		Total work bid to be self-performed by the GCCM	Turner	**$ 100,000.00**
2		Total work bid out by the GCCM		**$ 16,231,306.60**
3				
4		Total work self performed by the MCCM	Apollo Mechanical	**$ 1,054,902.00**
5				
6		Total work self performed by the ECCM	VECA Electrical	**$ 3,197,432.00**
7				
8		Total work self performed by the SCCM (Curtain Wall)	Crown Corr	**$ 5,239,538.00**
9				
10		**Total Subcontractors**		**$ 25,823,178.60**