

PROJECT NO. 2022-354: WCC-PAINT 300,000 GALLON WATER TANK



CENTURY
WEST
ENGINEERING

August 25, 2022



Department of Enterprise Services/Department of Corrections
Attn: Young Kim
Submitted via email to ytkim@DOC1.WA.GOV and heandreasen@DOC1.WA.GOV

RE: PROJECT NUMBER 2022-354, WCC – PAINT 300,000 GALLON WATER TANK

Dear Selection Committee,

Century West Engineering Corporation (Century West) appreciates the opportunity to continue working with the Department of Enterprise Services (DES) and Department of Corrections (DOC) at the Washington Corrections Center (WCC). We are currently providing construction management services for the Reclaimed Water Implementation Project for WCC, which was awarded to us under our DES Civil Engineering On-Call contract. This is just one of several projects Century West has been fortunate to work on with both DES and DOC since being awarded the contract in 2019. Our familiarity with your project needs, personnel, and priorities as well as design standards, construction preferences, and public involvement processes, will ensure that we are able to deliver projects on time and within budget.

Century West is certified through the State of Washington as a Small Business Enterprise (SBE). Founded in 1969 and working in Washington for nearly that long, our longevity is based on repeat business from satisfied clients who trust our team to deliver high-quality results. Our goal throughout the duration of this project will be to provide DES and DOC with the superior level of service that you have come to expect from Century West.

We believe that our long history of successful delivery of design and construction projects makes us a strong choice to partner with you on this project. We hope to be granted the opportunity to continue to demonstrate our ability and commitment to DES and DOC. If you have questions or desire additional information, please do not hesitate to contact me at 509.951.9464 or mmorkert@centurywest.com.

Sincerely,

CENTURY WEST ENGINEERING CORPORATION

A handwritten signature in blue ink, appearing to read "Matt Morkert", followed by a long horizontal line.

Matt Morkert, PE
Project Manager



STATE OF WASHINGTON
DEPARTMENT OF ENTERPRISE SERVICES

*1500 Jefferson St. SE, Olympia, WA 98501
PO Box 41476, Olympia, WA 98504-1476*

Designated Point of Contact for Statement of Qualifications

Point of Contact Name and Title			Matt Morkert, PE Vice President / Project Manager				
Firm Name Century West Engineering							
Address 11707 E Montgomery Drive							
City		Spokane Valley		State	Washington	Zip	99206
Telephone			509.838.3810			Email	mmorkert@centurywest.com

Addresses of multiple office locations of firm (if applicable)

Address		33308 13th Place South, Suite 2	
City		Federal Way, Washington 98003	Phone 253.838.2507
Address		5500 Meadows Road, Suite 250	
City		Lake Oswego, Oregon 97035	Phone 503.419.2130
Address		22232 17th Ave SE, Suite 206	
City		Bothell, Washington 98021	Phone 425.286.6602
Address		421 North Pearl Street, Suite 206	
City		Ellensburg, Washington 98926	Phone 509.933.2477

Certification issued by the Washington State Office of Minority and Women's Business Enterprise (OMWBE)

- ☐ Minority Business Enterprise (MBE)
- ☐ Woman Business Enterprise (WBE)
- ☐ Minority Women Business Enterprise (MWBE)

Certification issued through the Washington State Department of Veteran's Affairs

- ☐ Veteran Owned Business

Certification issued through Washington Electronic Business Solution (WEBS)

- ☒ Small Business Enterprise (SBE)

Century West Engineering is certified as a Small Business Enterprise (SBE) by the Washington State Office of Minority & Women's Business Enterprise (OWMBE)

Addresses of multiple office locations of firm (continued)

Address	1020 SW Emkay Drive, Suite 100	
City	Bend, Oregon 97702	Phone 541.322.8962
Address	2120 N Lakewood Drive, Suite B	
City	Coeur d'Alene, Idaho 83814	Phone 208.758.0620
Address	105 Pine Street, Suite 105A	
City	Sandpoint, Idaho 83864	Phone 208.946.4380
Address		
City		Phone

COVID-19 Vaccine Requirements

21-14.1 - Proclamation by the Governor

Consultant confirms they have reviewed and understands the requirements of the Governors 21-14.1 COVID-19 Vaccine proclamation. <https://www.governor.wa.gov/sites/default/files/proclamations/21-14.1%20-%20COVID-19%20Vax%20Washington%20Amendment.pdf>

☒ Confirm reviewed and understand

Consultant has completed and attached COVID-19 Vaccine Verification Declaration form dated September 17, 2021 to this document.

https://www.des.wa.gov/sites/default/files/public/documents/Facilities/EAS/Forms/PW-Contractor_COVID19-VacVerificationDecCert_9-17-2021.pdf?=&3541a . Failure to attach COVID-19 Vaccine Verification Declaration will result in disqualifying submittal.

☒ Declaration form completed and attached.

PROCLAMATION BY THE GOVERNOR

21-14.1- COVID-19 VACCINATION REQUIREMENT

COVID-19 VACCINATION VERIFICATION DECLARATION FORM

AGENCY AGREEMENTS AND PUBLIC WORKS CONTRACTS

Contract No.:	<u>2022 – 354</u>
Project Name:	WCC - Paint 300,000 Gallon Water Tank
Consultant or Contractor Name:	Century West Engineering Corporation (Type/print full legal name of Consultant or Contractor Firm)

To reduce the spread of COVID-19, Washington state Governor Jay Inslee, pursuant to emergency powers authorized in [RCW 43.06.220](#), issued [Proclamation 21-14 – COVID-19 Vaccination Requirement](#) (dated August 9, 2021), as amended by [Proclamation 21-14.1 – COVID-19 Vaccination Requirement](#) (dated August 20, 2021) and as may be amended thereafter. The Proclamation requires consultants or contractors who provide goods and services or perform public works with a Washington state agency to ensure that their personnel (including subconsultants and subcontractors) who perform contract activities on-site comply with the COVID-19 vaccination requirements, unless exempted as prescribed by the Proclamation.

I hereby certify, on behalf of the consultant or contractor identified above, as follows (check one):

- ☒ **CONSULTANT OR CONTRACTOR HAS IMPLEMENTED A COVID-19 CONTRACTOR VACCINATION VERIFICATION PLAN THAT COMPLIES WITH THE VACCINATION REQUIREMENTS OUTLINED BY PROCLAMATION 21-14.1.**

The consultant or contractor:

- Has reviewed and understands the consultant's or contractor's obligations as set forth in [Proclamation 21-14 – COVID-19 Vaccination Requirement](#) (dated August 9, 2021), as amended by [Proclamation 21-14.1 – COVID-19 Vaccination Requirement](#) (dated August 20, 2021);
- Has implemented and agrees to update a COVID-19 Vaccination Verification Plan for its personnel that complies with Proclamation 21-14.1, and further:
 - Has required its subconsultants and subcontractors at every tier to develop, keep updated, and implement a COVID-19 Vaccination Verification Plan for their personnel, and has the subconsultant or subcontractor to prepare, submit and update (as necessary) a **COVID-19 VACCINATION VERIFICATION DECLARATION FORM(S)** from each subconsultant and subcontractor at every tier for the contract-referenced above, and agrees to make said **COVID-19 VACCINATION VERIFICATION DECLARATION FORM(S)** available for inspection upon the Agency's request; **and/or**
 - Has obtained a copy or visually observed proof of full vaccination against COVID-19 for the consultant's or contractor's personnel and has required its subconsultants and

subcontractors at every tier to do the same for all individuals subject to the vaccination requirement in Proclamation 21-14.1;

- Complies with the requirements for granting disability and religious accommodations for the consultant's or contractor's personnel (including the personnel of subconsultants or subcontractors), who are subject to the vaccination requirement in Proclamation 21-14.1;
- Has operational procedures in place to ensure that any contract activities that occur in person and on-site at Owner/Agency premises will be performed by personnel who are fully vaccinated or properly exempted as required by Proclamation 21-14.1 (including the personnel of its subconsultants or subcontractors), except for those contract activities performed for a short period of time during a given day and where moments of close proximity to others on-site will be fleeting – e.g., a few minutes for deliveries;
- Has operational procedures in place to enable consultant's or contractor's personnel (including subconsultants and subcontractors) who perform contract activities on-site and at Agency premises to provide compliance documentation that such personnel remain in compliance with Proclamation 21-14.1 and all applicable health and safety regulations, standards guidelines, etc.;
- Agrees to provide copies of COVID-19 Vaccination Verification Plans and related records within 24 hours of the Owner/Agency's request, except as may be prohibited by law. The consultant or contractor further agrees to cooperate with any investigation or inquiry by the Owner/Agency pertaining to the compliance of the vaccination requirements as outlined by Proclamation 21-14.1.

OR

- ☐ **CONSULTANT OR CONTRACTOR DOES NOT HAVE AND/OR CANNOT IMPLEMENT A COVID-19 CONTRACTOR VACCINATION VERIFICATION PLAN.** The consultant or contractor does not have and/or cannot implement a current COVID-19 Contractor Vaccination Verification Plan, and the consultant or contractor is not able to develop or provide a COVID-19 Contractor Vaccination Verification Plan or documentation demonstrating its personnel meet the COVID-19 vaccination requirements as set forth in Proclamation 21-14.1 and provide the same to the Owner/Agency on or before October 18, 2021. [Note: Compliance with Proclamation 21-14.1 is mandatory for on-site contract activities performed by the personnel of consultants or contractors at every tier as prescribed by the Proclamation.]

I hereby certify, under penalty of perjury under the laws of the State of Washington, that the certifications herein are true and correct and that I am authorized to make these certifications on behalf of the firm listed herein.

By: 

Signature of authorized person

Title: Operations Manager

Title of person signing certificate

Date: August 25, 2022

Matt Morkert, PE

Print Name of person making certifications

Place: Spokane, WA

Print city and state where signed

Return this COVID-19 Vaccination Verification Certification to the assigned DES Project Manager.

Executive Summary

Introduction to Century West

Founded in 1969 in the Pacific Northwest, Century West combines the talent of more than 75 employees in eight locations across Washington, Oregon, and Idaho. Our firm's area of expertise is civil engineering, largely for municipal clients. Century West's success is a direct result of our primary goal: **to listen to and understand our clients in order to develop innovative, cost-effective solutions to meet their needs.**

Since being awarded a civil engineering on-call with the Department of Enterprise Services (DES) in 2019, Century West has completed 10+ task orders on projects such as:

- Washington Corrections Center (WCC) Reclaimed Water Implementation
- WCC Sewerline Replacement
- Airway Heights Corrections Center (AHCC) Reclaimed Water Implementation
- Monroe Correctional Complex (MCC) Stormwater Evaluation

Familiarity with the Project

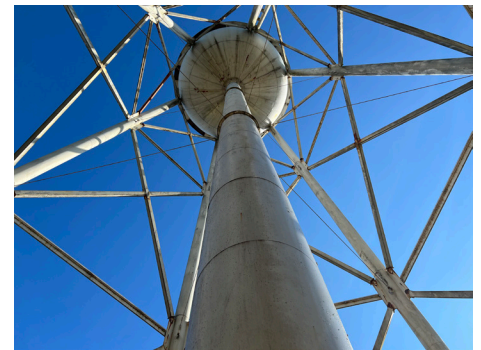
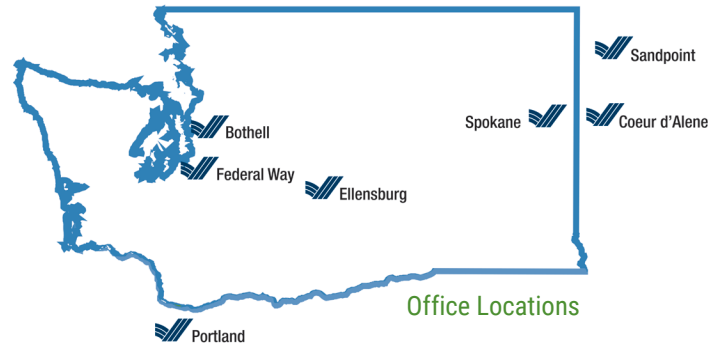
As described in more detail in our approach, working on a corrections facility campus comes with a unique set of challenges. Century West has been working at WCC since 2019 and understands working both within and outside the fence at corrections facilities. This understanding will save you time and cost versus a consultant who needs to get up to speed on how to work in this environment.

We were also the only consultant who attended the project site on August 11, 2022 with Andy Williams and Dennis Shelton to discuss the project. Through these discussions, we have a strong understanding of the condition of the existing water tank and associated features. We will apply our prodigious experience on similar water tank and reservoir rehabilitation projects to making sure design is complete ahead of authorization of construction funds anticipated for July 2023.

Why Choose Century West?

The Century West team is the best choice to support DES on this water tank rehabilitation project because we:

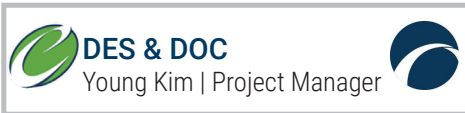
- Understand DES contracting and expectations
- Understand how to work at a corrections facility
- Are actively working at WCC specifically and can create value by combining site visits for multiple projects
- Bring significant experience on similar projects



Qualifications of Key Personnel

Century West has more than 75 employees that can be assigned to your projects as needed. We have structured our team to provide DES with comprehensive services in an efficient manner.

Reporting Hierarchy



WCC Staff

James Chavez | Dennis Shelton | Andy Williams

Project Management - Century West

Matt Morkert, PE | Principal-in-Charge
Dan Remmick, PE | Project Manager

Design Team - Century West

Trent Wrad, PE | Local Liaison
Tim Vasilenko, EIT | Project Designer
Hunter Carroll, EIT | Project Designer

Structural Engineer (as needed)

Peterson Structural Engineers

Century West Staff



Matt Morkert, PE | Principal-in-Charge

Proposed Percentage of Time: 5%

Education: B.S., Civil Engineering, Washington State University

Registration: Professional Engineer: Washington, 2003

Matt has over 20 years of experience in the engineering industry specifically working as a municipal engineer for various clients. Matt will provide design oversight and client contact services, assign company resources to the project as necessary, monitor budgets and schedules for projects, and ensure that DES and DOC are fully satisfied with the service they get from Century West. Matt's approach is to listen to the client's needs, brainstorm with the client on possible solutions, generate a preliminary design that meets the client's needs, and use the resources necessary to complete the project. For the past four years, Matt has served as the main point of contact for Century West's on-call civil engineering agreement with DES and has worked with many different DES project managers and agencies. This work has also allowed Matt to develop deep understanding for DES process and procedures.

Relevant Project Experience:

- WCC Reclaimed Water Implementation
- AHCC Reclaimed Water Implementation
- Airway Heights City Park Reservoir Recoating Project
- Airway Heights Deno Road Reservoir & Transmission Main Project
- Liberty Lake Water & Sewer District Garry Reservoir, Water Main, & Booster Station Project
- Newport South Bench Wells, Reservoir, & Transmission Main Project



Dan Remmick, PE | Project Manager

Proposed Percentage of Time: 20%

Education: B.S., Civil Engineering, University of Idaho

Registration: Professional Engineer: Washington, 2010

With 22 years of experience, Dan has specialized in working with stormwater, water, and wastewater systems. After graduating from the University of Idaho, Dan started his professional career as a Staff Engineer at the Idaho Department of Environmental Quality. Among his duties, he served as the compliance officer for public drinking water and wastewater systems. He also served on DEQ's Stormwater Technical Advisory Committee. This experience has provided Dan with a thorough understanding of the requirements placed on water and drainage utilities, as well as an appreciation for the difficulties faced by municipalities trying to meet the requirements. Dan has served his Washington clients on numerous roadway and stormwater projects that meet the requirements for stormwater treatment in eastern Washington.

Relevant Project Experience:

- Airway Heights City Park Reservoir Recoating Project
- Airway Heights Deno Road Reservoir & Transmission Main Project
- Moyie Springs, Reservoir Recoating (ID)
- Liberty Lake Water & Sewer District Garry Reservoir, Water Main, & Booster Station Project
- Edwall Water Reservoir & Transmission Main Project



Trent Ward, PE | Local Liaison

Proposed Percentage of Time: 10%

Education: B.S., Mechanical Engineering, University of Nevada, Reno

Registration: Professional Engineer: Washington, 1998

Trent has 34 years of experience in design, and construction management of municipal, public and private development projects. He has worked extensively with municipal planning officials, building departments and community development departments to facilitate environmental review processes (SEPA and NEPA) and land use processes (short plats, subdivisions, binding site plans and master planned developments) and has assisted the community development departments at the City of Gig Harbor with updates to their facilities plans and the Community Comprehensive Plan updates specifically with regards to transportation, stormwater, sanitary sewer and water facilities future planning and impacts.

Relevant Project Experience:

- Gig Harbor, Capital Improvements Program
- Gig Harbor, Water System Plan
- Gig Harbor, Storm Water Comprehensive Plan
- Gig Harbor, Wastewater Comprehensive Plan
- Gig Harbor, Transportation Comprehensive Plan



Tim Vasilenko, EIT | Project Designer

Proposed Percentage of Time: 30%

Education: B.S., Civil Engineering, Washington State University

Registration: Engineer-in-Training: Washington, 2012

Tim is a recent addition to Century West who brings five years of experience in the design of municipal and aviation projects. He is proficient in AutoCAD Civil 3D and brings experience performing engineering calculations, civil site design, surveying, and mapping.

Relevant Project Experience:

- WCC Sewerline Replacement
- Liberty Woodlands, Water System Replacement
- Spokane County, Lincoln Road Sewer Design



Hunter Carroll, EIT | Project Designer

Proposed Percentage of Time: 30%

Education: B.S., Civil Engineering, Washington State University

Registration: Engineer-in-Training: Washington, 2021

Hunter graduated in 2021 with his civil engineering degree from Washington State University. He works on transportation, sidewalk, and municipal water projects using AutoCAD Civil 3D, vehicle tracking, and EPANET. In addition to analysis and design, he assists in the preparation of plan sets, reports, cost estimates, and specifications.

Relevant Project Experience:

- WCC Reclaimed Water Implementation
- Liberty Lake Water & Sewer District, Eastside Water System Improvements
- Clark Fork, Water System Improvements
- Waverly, Water System Improvements

Peterson Structural Engineers

Century West has added Peterson Structural Engineers (PSE) to our team to provide inspection of the reservoir once the existing coating is removed, should we find areas that are more damaged than are presently apparent. Upon selection, this will be a contingent task in Century West's scope of work and budget. Below we have provided general qualifications for the firm.



PSE is a structural engineering and consulting firm specializing in structural evaluations and design. For over 50 years, PSE has provided design and consulting services for water-related infrastructure projects, including water storage tanks, reservoirs constructed of reinforced concrete and prestressed concrete, steel, elevated reservoirs and specialized unique systems. PSE frequently provides construction phase structural support protecting the owner's investment while also ensuring delivery of a constructed project that meets structural expectations.

PSE has an experience list of over 300 reservoir projects completed to date and contributes to the continued evolution of reservoir design standards. PSE is well-versed in the evaluation of existing reservoir structure and their staff has expertise in seismic analysis and the design of structural upgrades to prolong the life and resiliency of reservoir systems. With over 150 steel reservoirs under their belt, PSE's steel reservoirs are evaluated and designed per current AWWA D100 guidelines. Reservoir types include ground supported steel, elevated steel, hydropillars, and steel standpipes. They have provided design recommendations and repair documents to repair leaking or damaged reservoirs as well as seismic upgrades for at-risk structures constructed decades earlier. There are few structural engineering firms that possess more experience and technical acumen in water storage tanks and reservoirs than PSE.

Relevant Project Experience:

- Edmonds Five Corners Reservoir Improvements
- Fairview Steel Reservoir No. 1 Evaluation
- Monroe Steel Reservoir No. 2
- Seaside East Hills Steel Reservoir
- Clallam County PUD No. 1 Deer Park Steel Reservoir
- Clark Public Utilities Lakeshore Steel Tank Evaluation
- Clackamas River Water Redland Steel Reservoirs
- Horizon View #1 Reservoir & Pump Station
- Kennydale 320 Zone Reservoir
- Lee Forest Reservoir No. 1 Evaluation
- Lusted Water District Elevated Steel Reservoir

Relevant Experience

As we have demonstrated over the last four years, you can count on Century West's responsiveness and ability to design your projects quickly and produce quality deliverables. If selected for this project, you will receive the same high level of responsiveness that you have come to know and expect from our team. Below we have included descriptions for recent DES projects as well as our reservoir experience.

WCC Reclaimed Water Implementation | Shelton, WA

Century West provided design services for this reclaimed water implementation project for the WCC near Shelton. The DOC has an agreement with the City of Shelton to send their wastewater to the City and has the rights to use 120,000 gallons per day (gpd) of treated reclaimed water on the campus. The goal was to design improvements to implement reclaimed water irrigation, boiler make up source, and laundry water for the campus. Century West also completed the design of a 250,000-gallon welded steel water reservoir and 200 gallons per minute (gpm) booster station to provide consistent, reliable reclaimed water to the facility as the City of Shelton does not have the infrastructure in place to provide reclaimed water on a consistent basis. The storage tank was removed from the final bid documents due to a funding limitation. The project required significant correspondence and coordination between Mason County (the permitting agency), the City of Shelton (the reclaimed water supplier), WCC Staff, Washington State Department of Health (DOH), and the Washington State Department of Ecology (Ecology). All of these agencies played a key role in the direction of the design and eventual implementation of the project. Century West provided design and construction administration and inspection services for the project.

Delivery Method: Design-bid-build

Original Budget: \$1,046,000

Actual Budget: \$1,573,000 (scope increased to add alternate work not in original scope)

Dates: 2019 – 2021

Reference: Young Kim, DOC Project Manager, 360.725.8344, ytkim@doc1.wa.gov



AHCC Reclaimed Water Implementation | Airway Heights, WA

Century West provided design and construction inspection and management services to the DOC under our DES Civil Engineering On-Call contract. The project was for the design of a new reclaimed water system across the AHCC campus and connection to the irrigation system. Connections to the boiler plant and the laundry facilities were also designed with automatically activated, redundant potable water backup plumbing to ensure that the facilities were not out of water if there were a disruption in the reclaimed water supply. Special design considerations included disconnection of the irrigation system from the potable supply to safeguard against any potential cross connection issues including premises isolation for both the potable water supply and the reclaimed water supply. During construction, Century West had to come up with an innovative way to keep the facility with a usable source of water while the potable water supply was cut off to install a Reduced Pressure Backflow Assembly that interrupted the only source of supply for the campus. Century West performed significant coordination and permitting with the City of Airway Heights, DOH, and Ecology. Design was completed in mid-2020, and Century West provided construction inspection and administration services through final completion in 2021.

Delivery Method: Design-bid-build
Original Budget: \$1,293,000
Actual Budget: \$1,400,000
Dates: 2019 – 2021
Reference: Norman Sheppard, DOC Project Manager, 360.725.8525, norman.sheppard@doc.wa.gov



City Park Reservoir Recoating | Airway Heights, WA

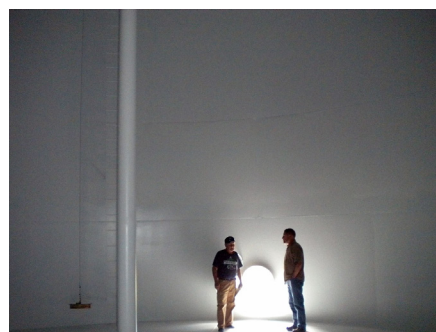
After many years of continual use, the exterior coating on the City's primary standpipe water reservoir showed signs of deterioration and the beginnings of rust formation. Complicating matters, the original primer on the tank was found to be lead-based and required full removal through abrasive blasting. Century West prepared bidding documents and specifications for recoating the tank, which required full encapsulation to protect the surrounding city park from lead contamination. We also coordinated with the several cell-phone companies that use the 140-foot-tall reservoir as a tower for cell phone antennas so that their equipment was temporarily removed during the recoating process. Century West also provided construction management and closeout services to complete the project.

Delivery Method: Design-bid-build
Original Budget: \$333,000
Actual Budget: \$333,000
Dates: 2019 – 2021
Reference: Kevin Anderson, Public Works Director, 509.244.5429 ext. 126, kanderson@cawh.org

Reservoir Recoating | Moyie Springs, ID

The interior coating of the Moyie Springs' 45 year-old water reservoir had deteriorated to the point of needing complete replacement. Century West prepared contract documents for complete removal of the old coating and application of a three coat, potable epoxy coating system in compliance with AWWA D102 standards. The project also included minor repairs to the reservoir, and spot repairs to the exterior coating. Century West also provided construction management and inspection services for this project.

Delivery Method: Design-bid-build
Original Budget: \$60,500
Actual Budget: \$73,225
Dates: 2018
Reference: Chad Farrens, Council Member, 208.267.5161



South Bench Reservoir, Wells, & Transmission Main Project | Newport, WA

Century West completed design and construction services for this project including serving as the resident inspector during construction. Century West was instrumental in assisting the City in finding more than \$3,900,000 in loan and grant funding for this project through CDBG and USDA-RD programs. Century West's team oversaw the design of the 500,000-gallon coated welded steel water reservoir, greensand filter treatment system for elevated manganese and iron levels, development of two new water well sources, and a 4,500 gpm booster pump system to match the system pressures of the existing system.

Delivery Method: Design-bid-build
Original Budget: \$2,891,000
Actual Budget: \$2,898,000
Dates: 2019 – 2022
Reference: Dave North, Public Works Director, 509.447.5611, pwd@newport-wa.org

Garry Reservoir, Water Main, & Booster Station Project | Liberty Lake, WA

Century West designed and provided construction drawings and specifications to the Liberty Lake Sewer and Water District. This project included design of a 250,000 gallon welded steel reservoir, approximately 3,500 linear feet of 8-inch ductile iron water main, and complete renovation of an existing booster station to replace the existing pumps, electrical controls, interior piping, and telemetry system. Century West provided bidding assistance and construction management services for the project.

Reference: Bijay Adams, General Manager, 509.922.5443, bijay@libertylake.org



Past Performance

Century West Engineering has completed several similar tank recoating projects in recent years, which has allowed our team to develop a tried-and-true process for ensuring these types of projects are completed on time and within budget. The specific project approach below introduces several key factors that will ensure we deliver a design that supports efficient and cost-effective construction of improvements. The following narrative will explain how we will approach these key factors, our previous experience with similar key factors and how we provided successful resolution for similar projects in the past. Following our project-specific approach, we have provided our general approach to project management, maintaining schedule and budget, and quality control that we apply to all projects to ensure our communication and deliverables meet client expectations.

SITE VISIT SUMMARY

We understand that the design funds for this project have been authorized but construction funds have not yet been obligated. It is anticipated that the construction funds will be authorized in the 2023-2025 biennium in July 2023. Our staff attended the informational meeting on the Washington Corrections Center site on August 11, 2022 with Andy Williams and Dennis Shelton to review other key aspects of the project that can best be illustrated and discussed in-person and on-site.

Approach to Project

Key Factor 1 - Timing of Design Completion

It is important for the design team to have the project ready to bid in anticipation of the authorization of construction funds in July 2023. Having the project fully designed and ready for bidding and construction can strengthen the request for construction funds. Our design team has that timeline in mind and is committed to making sure that the project is prepared for bidding on that schedule. The schedule on the following page illustrates our plan to complete design in May 2023. This allows enough schedule float to account for unforeseen circumstances while still being ready for bidding before construction funds are obligated by the legislature. Having a quality design finished

along with the cost estimate for the project can provide extra incentive to the legislature to commit the funds.

Century West understands the importance of meeting the schedule laid out above. We have demonstrated our ability to meet your schedule requirements on other DES projects. Recently, we completed the design of a sewer replacement project on the WCC campus to meet the end of biennium requirement allotted for the design funds. The design needed to be completed quickly due to the emergency nature of the repairs. Century West completed this design on time and within the agreed-upon budget.

Proposed Project Schedule

	2022			2023							
	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Kickoff											
Project Meetings											
Conceptual Design											
Design Development											
Construction Documents											
Final DOC Review											
Final Design Completion											
Bidding											

Key Factor 2 – Working on a Secure Facility Campus

This project is on the grounds of the WCC near Shelton, Washington. Working on a secure facility campus provides a unique set of challenges for a consultant team. It is imperative that your consultant understand the requirements of working on a corrections center campus to properly plan for challenges that may arise in project timelines and schedules. It is also important for the consultant to understand conduct requirements for the consultant team and ensure they are fully complied with. Having worked on several corrections center campus projects both prior to and during the COVID pandemic, Century West staff are prepared to comply with all DOC requirements as we have on past projects.

Century West has been working with WCC staff for several years and has a good working relationship with James Chavez, Dennis Shelton, Andy Williams, and many others. Our project experience on the WCC campus includes projects both inside the campus perimeter and inside the secure facility area. We accessed these areas for the reclaimed water project that is nearing completion. While this project will take place entirely outside the secure perimeter fencing, it is still on the campus and subject to the security requirements. Our experience and understanding of those requirements and conveying those requirements to subconsultants and construction contractors during bidding will be critical to project success. We are committed to ensuring those requirements are met for everyone on site.

We will ensure all staff working on the project:

- Meet the vaccination requirements for the facility
- Provide security information to complete security background check requirements
- Understand the contact limitations and protocols for inmates
- Understand the contracting requirements to include in the contract manual for working on a corrections center campus
- Ensure any necessary subconsultants understand and adhere to the same requirements



Key Factor 3 – Lead Paint Abatement Design

As is often the case with older coating systems, a portion of the coating on the existing reservoir contains lead and requires additional containment and abatement processes and construction methods to prevent contamination and damage to people and the environment. It is imperative that the design and specifications clearly identify the scope of work associated with removal of the lead paint/primer and give the contractors all the available information on the existing paint/primer.



Century West has reviewed the two inspection reports for the reservoir from 2004 and 2015. The lead primer has been tested and identified, and the testing results will be included in the bid documents for full transparency for the bidding contractors. Full disclosure and clarity of what is required will result in fewer change orders and accurate bid results from contractors.

We will develop bid specifications and drawings that closely confer all the details of the existing paint/coating removal portion of the project to bidders, and we will answer any questions bidders have. We will conduct a mandatory pre-bid meeting to review the project on site with bidders and allow them to see what they are bidding on and ask any additional questions that might develop from on-site review.

As we have done on several similar steel reservoir coating projects, we will work with you to select the best product to apply to the exposed metal after the existing coating is removed. Themec is the gold standard of steel reservoir coating products and has a long track record of performance. Sherwin-Williams also has a newer product intended to compete with Themec. We will discuss the project coating options with you and ensure that you are getting the best product for balancing initial cost and longevity based on a proven record of performance.

Facility staff also included a preliminary layout of the colors and text to be included on the reservoir with the new coating. We will make sure this layout and color scheme are included in the bid documents. We will incorporate a cursory life cycle cost analysis into the estimated product cost and product life of the coating system to give the facility an understanding of when the next coating may need to be applied to include in planning documents.

The existing antenna at the top of the tower will need to be removed and replaced after the new coating is applied. We understand the antenna is related to the motor pool and critical to the continued operation of the facility's radio system. We will identify options in the design documents and work with the selected contractor to determine the best way to keep this system operational during construction. Options may include relocating the antenna to a temporary tower during construction, determining if the antenna and equipment be attached to a temporary extension off the existing tower, or if the antenna system can be relocated to a different permanent location with the same performance. We will include a clear understanding of the challenge in the bid documents so that interested contractors have the information they need to provide accurate bids. Other consultants may not have the same level of direct knowledge relating to the project, which could result in project delays or scope creep during design and/or construction.

Key Factor 4 - Preparing for Unknown Structural Defects

One factor that accompanies all recoating projects for elevated tanks is related to structural deficiencies of steel members of the water reservoir structure. Until the coating system is removed and structural members are inspected, there is the potential for structural members to have defects that are hidden by the coating system and may cause failure in the future.

A recent failure of the connection point of the water column illustrates this risk. There were a few visual indicators of the imminent failure which resulted in a break in the column at the bottom of the water tank that caused significant damage. There may be other sections of the tank that have similar issues that are hidden under the existing coating system.

We have included Peterson Structural Engineers on the team to provide structural inspections and review of the tank as the coating is removed and any issues are identified. We would recommend a full inspection of the members by PSE after the coating is removed to ensure no other hidden structural issues are exposed. Their team has extensive experience with structural analysis of similar elevated steel reservoirs and will be on-call from their offices in Tacoma so they can be onsite when issues are identified.

Key Factor 5 - Ensuring Contractor Performance

As your consultant, it is our job to make sure the contractor performs the work according to the requirements of the bid documents. As we did on the recent Reclaimed Water Implementation project at the WCC campus, Century West is available to provide on-site inspection on a full- or part-time basis to observe the contractor's work and ensure that it is completed in accordance with the contract manual. While not a common occurrence, there are times when contractors attempt to cut corners during construction to meet schedules or budget demands. Our inspection personnel can be there to inspect the work and watch that the contractor delivers a quality product that meets the specifications provided. In the atmosphere of requiring the agency to take the lowest qualified bidder, it is imperative that the work be inspected for quality. We will work with DES to determine the appropriate level of inspection for this project.

Key Factor 6 - Commitment to Being on Site when Needed

As we have demonstrated on the Reclaimed Water Implementation project and R-Unit Sewer Replacement project, we are committed to being onsite with key personnel when needed. With new staff added in our Federal Way office, we can be onsite at WCC in about an hour when needed for visual inspections and coordination work. We will conduct on-site meetings during the design process for review of plans, in-person design discussions, and visual verification of design aspects. During construction, we plan to hold weekly or biweekly construction meetings. We prefer in-person meetings during construction to allow the flexibility of visual inspections of progress and process.

Our team is dedicated to your satisfaction, and we believe a large part of that is being on-site with you from project start to finish and our team is ready to make that happen. While all our staff are equipped with the tools to conduct virtual meetings and will accommodate whatever direction DOC and DES would like to take, it is our belief that these virtual meeting tools can never replace the necessity to be on-site and in person.

General Approach to Delivering Quality Projects

Project Management

Our approach to directing work is to first create a project administration plan that organizes the essential elements of a project and communicate them to the team. The essentials of a successful administration plan include:

- Project Scope & Objectives
- Project Organization
- Stakeholder Identification
- Lines of Communication
- Change Management
- Schedule
- Budget
- Risks/Challenges
- Team Resources
- Quality Control

As the project manager, Dan Remmick, PE will be responsible for scoping, contract management, subconsultant coordination, and overall project delivery. His comprehensive awareness of what each team member is responsible for and the basic understanding of the team's overall workload will ensure that critical milestones are achieved for each major phase of the project.

Dan's administration plan will consider the following factors:

- Assigning the most appropriate support staff member for each task—making sure that every person has the right combination of skills and experience for their role.
- Maintaining a consistent team throughout the duration of a project.
- Identifying conflicts, possible challenges, and potential bottlenecks early in the project.
- Developing a schedule with critical milestones that recognizes challenges associated with adverse weather, agency permits and approvals, funding cycles, and other elements.
- Lines of communication between DES, Century West team members, and stakeholders/regulatory agencies.



Dealing with Project Challenges & Solutions

Century West recognizes that there are a number of challenges faced by DES, such as obtaining the most value for the limited DES capital funds, working through regulatory and partner agencies, unforeseen underground conditions, public perception issues, and addressing traffic concerns.

Our engineering team puts a concerted effort into analyzing risks and developing strong contract documents (plans, specifications, and bid items) to alleviate construction challenges. Whether the challenge occurs during the design stage or the construction stage, Century West can draw from a deep background of engineering knowledge when proposing solutions to these issues.

Regardless of the project stage or the project challenge, one of the key elements that our team uses to address these situations is swift, effective coordination. While project challenges are not always the most pleasant to deal with, our project managers have built a reputation on addressing challenges quickly as they recognize that challenges left unchecked can oftentimes begin to affect budget and schedule.

Our construction inspection field staff have years of experience and use cutting edge communication technology and construction management equipment. Each field staff uses their remotely connectable iPad which can relay field conditions, work progress, and documentation in near real-time conditions. This ability to connect what is happening in the field with our multiple office locations allows us to provide our clients with prompt solutions if/as issues arise and allows us to leverage our vast experience no matter where an individual staff member is located.

Quality Assurance & Quality Control Review

Communication and experience are key to avoiding both design and construction changes. Century West has a low incidence of construction change orders on projects. We attribute this success to our QA/QC program, careful and independent internal review, and our experience on a wide range of municipal projects. In short, we are able to anticipate potential construction issues early and proactively work to avoid costly change orders and project overruns.

Our QA/QC procedures will ensure the deliverables we submit to permitting agencies are clear and accommodate all review points required by each agency. This provides the framework for quick and streamlined reviews by various agencies. Together with our team of permitting experts, we will eliminate unforeseen permitting requirements that would otherwise come to light during construction and cause delays and added cost.

When change orders during construction are unavoidable, we will support DES staff by providing the information they need to effectively negotiate with the contractor. We recognize our duty is to represent your best interest in the negotiations. Using our experience and bid tabulation library we can quickly determine the reasonableness of cost for contractor change order proposals to ensure you are not paying excessive costs when change orders are required.

We also understand through our experience with previous DES contracts that if the Maximum Allowable Construction Cost (MACC) for a project is more than \$1M, a written Quality Assurance Program (QAP) is required by the Master Contract. We can provide a QAP for any project we complete to be in accordance with this requirement.

Diverse Business Inclusion Strategies

Century West anticipates completing all work under this contract in-house. As described above, we may call upon local structural engineering experts Peterson Structural should cracks or other deficiencies be found in the water tank.

At Century West, we understand the importance of fostering partnerships with Disadvantaged Business Enterprise firms. Using disadvantaged, minority, women, and emerging small business (D/M/W/ESB) firms on our team allows us to be flexible in responding to our clients' needs and strengthens the community as a whole. It is our goal to improve our level of service with each project and allow small businesses the opportunity to learn and grow during our projects. Examples of measures we have taken to increase small business participation include:

- As a certified Small Business Enterprise through the Washington State Office of Minority and Women's Business Enterprises, finding opportunities to work with small firms whose cultures align with ours.
- Participating in Oregon Association of Minority Entrepreneurs (OAME) meetings and the annual conference. We met our women-owned logowear and swag vendor at OAME and have spent more than \$50,000 with them since 2018.
- Holding business development meetings with DBE firms, as we did with the recently established Cascade Trenchless Consulting. We are looking for opportunities to support each other on projects.
- Attending local conferences such as the American Public Works Association Oregon and Washington chapter bi-annual conferences and following up with DBE firms met there.
- Including a Teaming Partner Form on our website contact page that allows teaming partners to submit their qualifications to us directly for consideration on future projects.



IDAHO

COEUR D'ALENE | 208.758.0620
SANDPOINT | 208.946.4380

WASHINGTON

SPOKANE | 509.838.3810
BOTHELL | 425.286.6602
ELLENSBURG | 509.933.2477
FEDERAL WAY | 253.838.2507

OREGON

BEND | 541.322.8962
PORTLAND | 503.419.2130

www.centurywest.com