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Welcome!

PortGen: C1 Building Informational Meeting

February 26th, 2020 – International A



Diversity in Contracting

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Diversity in Contracting Department

The Diversity in Contracting (DC) department drives equitable economic development by supporting Women & Minority Business Enterprises (WMBE) and Disadvantaged Business Enterprises (DBE).

- Diversity in Contracting Policy Directive (Full launch in 2019)
 - Deliberate affirmative efforts
 - Community Engagement
 - Internal Trainings
 - External Trainings and Workshops
 - DC & Airport Dining and Retail partnership
 - Promotion of Opportunities
 - On-line resources
 - Supplier Database
 - WMBE Aspirational Goals and Inclusion Plans
- Federal Disadvantage Business Enterprise (DBE) Program
 - U.S. DOT – CFR 49 Part 26

Diversity in Contracting Policy Directive

Advance equity and address contracting disparities by increasing the utilization of Women Minority Business Enterprises and other disadvantaged firms

Goals - 5 year Benchmarks:

- Triple the number of WMBE firms doing business with the Port
- Increase to 15% the amount of spend on WMBE contracts within 5 years

Divisions are assigned individual WMBE goals – Are monitored by WMBE Program Manager and Divisions

Port-wide Utilization

WMBE Utilization	2016	2017	2018
Percent	5.3%	8.8%	11.8%
Firms	118	200	258

Headed in the Right Direction

2019 Q2 Results

By Division (non-public works spend only)

Division	WMBE	Total	%WMBE	WMBE Goal
Aviation (AV)	\$6,768,349	\$42,083,987	13.8%	12%
Corporate	\$3,762,199	\$24,981,581	13.1%	12.1%
Economic Dev. (EDD)	\$233,629	\$2,016,921	10.4%	12%
Maritime (MD)	\$778,143	\$4,287,440	15.4%	20%
NWSA	\$359,393	\$6,242,903	5.4%	N/A
Total	\$11,881,717	\$79,612,832	13.0%	12.4%

(Please Note: Northwest Seaport Alliance (NWSA) is part of a larger partnership with the Port of Tacoma. WMBE utilization results are only for those Port of Seattle controlled procurements.)



What can YOU do:

- **Get registered on VendorConnect**
- **Review the Port's Future Opportunity Listings on our Web Site**
- **Attend Pre-bid and Pre-Proposal meetings**
- **Continue to attend PortGen workshops and trainings**
- **Use our department as a supporting resource (we are here for you)**

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C1 Building Expansion

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C1 Building Expansion

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Overall Project Objectives

Improved customer service levels for airport dining and retail (ADR), airline club/lounge, gate holdroom, passenger amenities (Restroom, Meditation Room, Mother's Nursing Rooms) and airport revenue

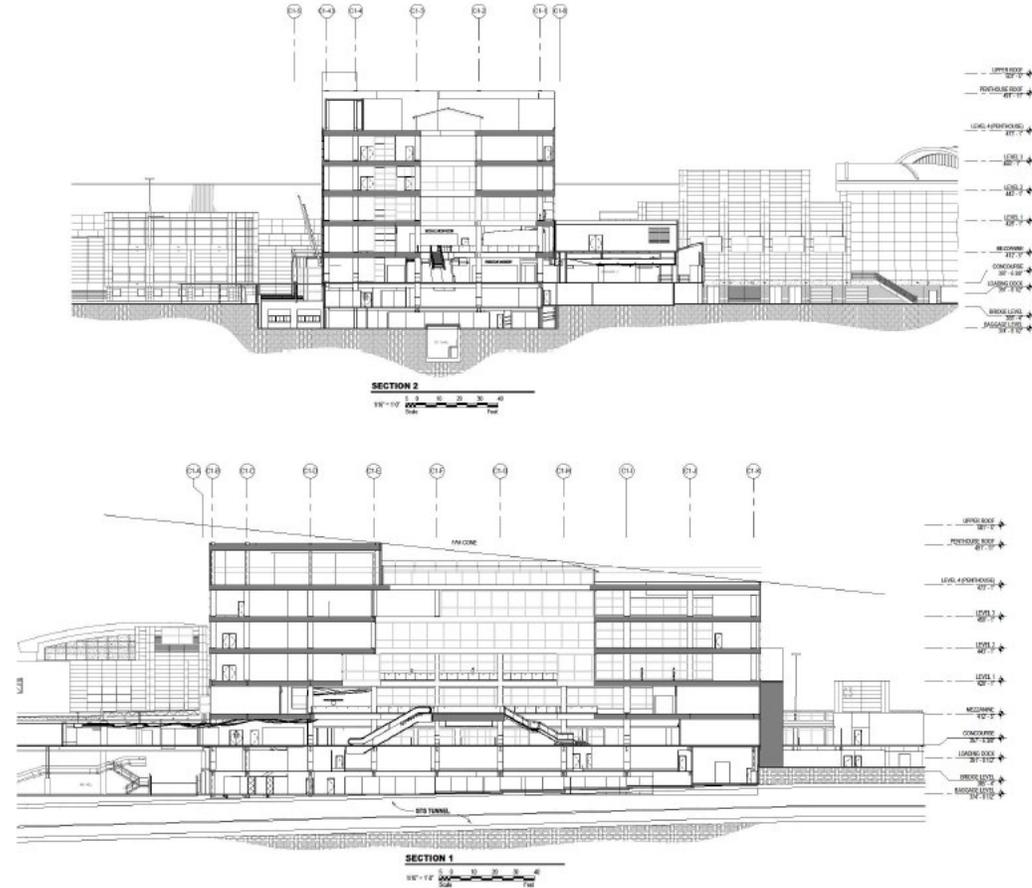


Scope Overview

- Project will add four floors to the existing building
 - Project will provide new Airport Dining and Retail (ADR) offerings
 - Project will create new leasable office space
 - Project will create new Premium Lounge spaces
- C1 Building Expansion will address current deficiencies ADR, Office, and Lounge deficiencies at SeaTac Airport



C1 Building Expansion



Project Delivery Services

1. Program Management
2. A/E Design Service
3. General Contractor/Construction Management (GC/CM)
4. Construction Management Support



- Project team created a Project Definition Document (PDD)
- Designer will be required to have experience designing to a “Target Value”
- What does Design Success Look Like?
 - Airport Dining and Retail Layout
 - Getting public to the 2nd floor
 - Vertical Circulation layout
 - Space lighting



- The construction scope of work will be delivered with a General Contractor, Construction Manager (GCCM)
- GCCM will be procured concurrently with A/E Design
- GCCM Pre-Design Services
 - Survey of existing conditions
 - Contractor insight and assistance with complex phasing
 - Phasing innovations to improve delivery schedule
 - Contractor to provide cost estimates at major design milestones to ensure that project is being designed to budget



- Construction Management
 - Port Inspection support
 - Port Resident Engineer support
- Program Management
 - Program Management Manager
 - Design Project Managers
 - Schedulers
 - Cost Estimators
 - Airport Dining and Retail Project Managers



- Sustainability Plan
 - The C1 Building Expansion was the first project to go through the Sustainable Project Assessment and Review Committee (SPARC)
 - Project team will return to Commission at 30% design to review sustainability options
 - Project team will be requesting Commission input on sustainability options
 - Project team will be reviewing project cost impacts associated with the options



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&

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Design Solicitation Overview

- Contract Duration: 6 years
- Estimated Contract Value: \$20 - \$21 Million
- Estimated Diversity in Contracting Aspirational Goal: 9%-15%



Design Schedule



GC/CM Solicitation Overview

- Contract Duration: Multi-Year
- Estimated Contract Value: \$185–195 Million
- Estimated Diversity in Contracting (WMBE) Aspirational Goal: 8%-15%



GC/CM Process and Schedule



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Networking

