

**Juneau - Repair State Office Building Parking Garage
Phase 1 of 3**

**FY2013 Request: \$2,500,000
Reference No: 54507**

AP/AL: Appropriation

Project Type: Construction

Category: General Government

Location: Juneau Areawide

House District: Juneau Areawide (HD 3-4)

Impact House District: Juneau Areawide (HD 3-4)

Contact: Cheryl Lowenstein

Estimated Project Dates: 07/01/2012 - 06/30/2017

Contact Phone: (907)465-5655

Brief Summary and Statement of Need:

This project will repair the State Office Building (SOB) parking garages located in Juneau. The garages are 37 and 40 years old and the limited repairs previously recommended are expected to provide only 15 years of extended useful life, and do not contemplate necessary mechanical, electrical, or architectural repairs. Therefore, the pending report and cost estimate will provide a clearer understanding of the full scope of work required and the information needed to decide if repairs or full replacement would be in the State's best interest.

Funding:	FY2013	FY2014	FY2015	FY2016	FY2017	FY2018	Total
Gen Fund	\$2,500,000	\$2,500,000	\$2,500,000				\$7,500,000
Total:	\$2,500,000	\$2,500,000	\$2,500,000	\$0	\$0	\$0	\$7,500,000

<input type="checkbox"/> State Match Required	<input checked="" type="checkbox"/> One-Time Project	<input type="checkbox"/> Phased - new	<input type="checkbox"/> Phased - underway	<input type="checkbox"/> On-Going
0% = Minimum State Match % Required		<input type="checkbox"/> Amendment	<input type="checkbox"/> Mental Health Bill	

Operating & Maintenance Costs:

	<u>Amount</u>	<u>Staff</u>
Project Development:	0	0
Ongoing Operating:	0	0
One-Time Startup:	0	
Totals:	0	0

Additional Information / Prior Funding History:

none

Project Description/Justification:

North Garage

The SOB North Garage project is currently estimated to cost \$3.3M. The cost is derived from a limited structural report completed in 2010, which addressed sandblasting, cleaning, applying a binder and installing an epoxy slurry to existing concrete slabs. At this time, a deeper investigation and analysis is underway to confirm the requirements to fully rehabilitate the garage. The garage is 37 years old and the limited repairs previously recommended are expected to provide 15 years of extended useful life, and do not contemplate necessary mechanical, electrical, or architectural repairs. The pending report and cost estimate will provide a clearer understanding of the full scope of work required and the information needed to decide if repairs or full replacement would most cost effective.

South Garage

The SOB South Garage project is currently estimated to cost \$4.24M. The cost is derived from a limited structural report completed in 2010, which addressed demolition of the 2nd and 3rd level concrete slabs, reshoring, and installing new slabs. At this time, a deeper investigation and analysis

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is underway. The garage is 40 years old and the limited repairs previously recommended do not contemplate necessary mechanical, electrical, or architectural repairs. The pending report and cost estimate will provide a clearer understanding of the full scope of work required to fully rehabilitate the garage.