

Project Authorization for Fabulich Center Envelope Restoration

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Project Authorization Fabulich Center Envelope Restoration



As referenced in Resolution No. 2021-08-PT, Exhibit A, Delegation of Authority Master Policy, Paragraph IV.B.(2), states project costs exceeding \$300,000 require approval from Port Commission.

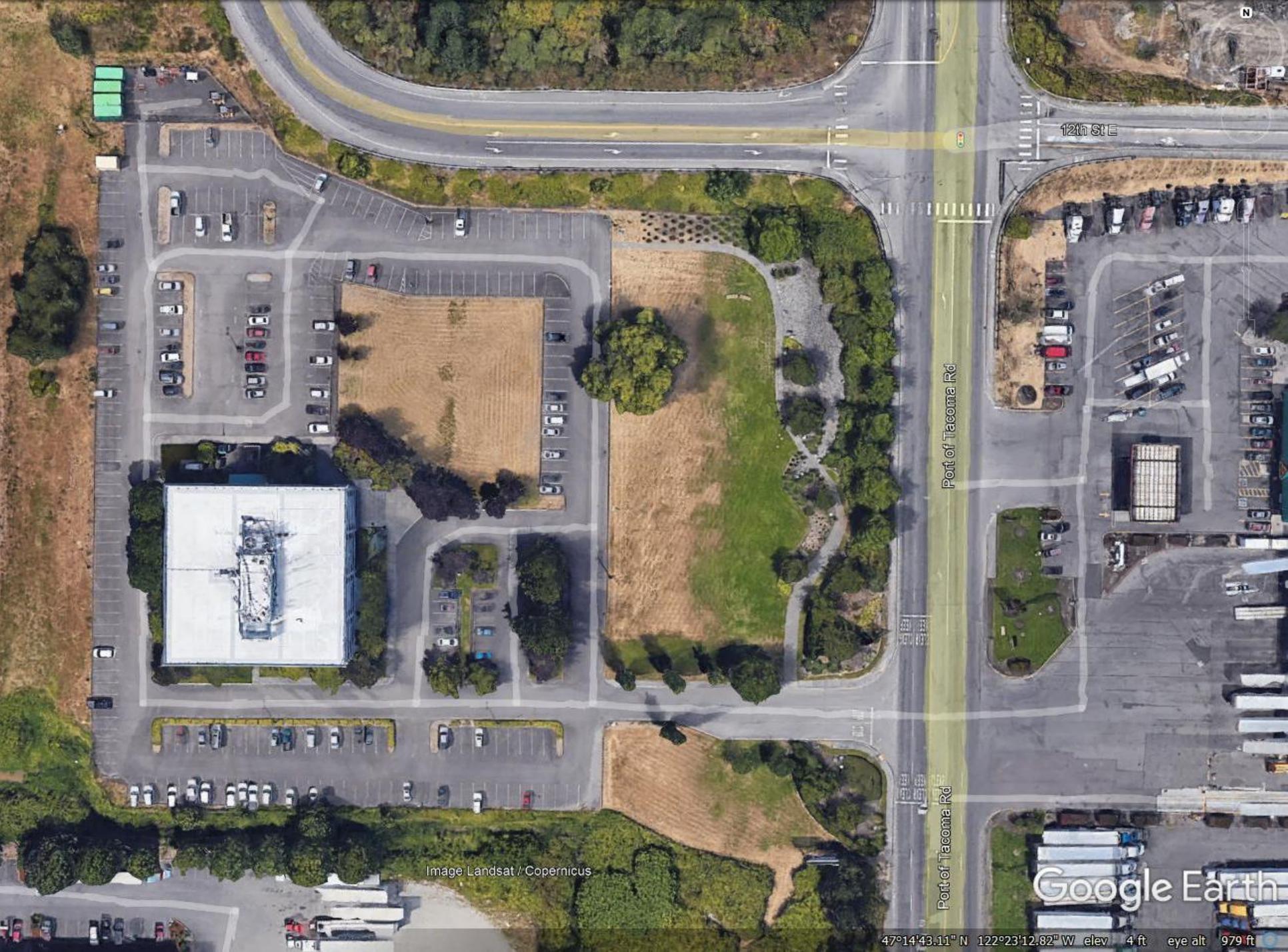
Request project authorization in the amount \$590,000, for a total authorized amount of \$650,000, for the Fabulich Center Envelope Restoration, Master Identification No. 101529.02.

Background

Fabulich Center Envelope Restoration



- The Fabulich Center was built in 1984.
- Water staining and damage is occurring on the inside of the exterior walls.
- An envelope assessment was performed on April 5, 2021.
 - Water intrusion was identified at the window frame sealant as well as through the concrete/stucco faces of the building.
- Re-sealing the exterior of the building will stop the water intrusion.



12th St E

Port of Tacoma Rd

Port of Tacoma Rd

Image Landsat / Copernicus

Google Earth

47°14'43.11" N 122°23'12.82" W elev 4 ft eye alt 979 ft

Background Fabulich Center Envelope Restoration



Background Fabulich Center Envelope Restoration



Background Fabulich Center Envelope Restoration



Project Description and Details

Fabulich Center Envelope Restoration



The proposed improvements include the following:

- Repair cracks and spalls on the concrete/stucco faces.
- Prepare and re-seal all exterior faces of the building.
- Replace sealant around all window frames.

Project Schedule

Fabulich Center Envelope Restoration



Activity	Timeframe
Advertise Bids	Early May 2022
Bid Opening	Mid-May 2022
Contract Award	Late May 2022
Contract Completion	Late October 2022

Source of Funds

Fabulich Center Envelope Restoration



- The estimated cost of the Construction for this project is \$590,000.
- The estimated budget for this project is \$650,000.
- The current Capital Investment Plan (CIP) allocates \$650,000 for this project.

Financial Summary

Fabulich Center Envelope Restoration



Item	This Request	Total Previous Requests	Total Request	Total Project Cost	Cost to Date	Remaining Cost
DESIGN	\$0	\$60,000	\$60,000	\$60,000	\$20,208	\$39,792
CONSTRUCTION	\$590,000	\$0	\$590,000	\$590,000	\$0	\$590,000
PROJECT TOTAL	\$590,000	\$60,000	\$650,000	\$650,000	\$20,208	\$629,792

Environmental Impacts/Review Fabulich Center Envelope Restoration



Permitting: n/a

Remediation: n/a

Stormwater: n/a

Air Quality: n/a

Conclusion

Fabulich Center Envelope Restoration



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