

FACILITIES ADVISORY COMMITTEE

OCTOBER 2017 - FEBRUARY 2018 - JUNE 2018

WORKSHOPS #1, #2, #3

OSPI SCAP, NTPS DISTRICT FACTS, K-12 CONSTRUCTION COSTS



WORKSHOPS #1, #2, #3 SUMMARY

The first three Facilities Advisory Committee (FAC) workshops focused, respectively, on providing contextual background information for school construction funding availability, North Thurston Public Schools (NTPS) facilities and its facilities and construction program, and K-12 construction market conditions and cost factors.

WORKSHOP #1

October 2017

School Construction Assistance Program (SCAP)

- Presented by the Office of the Superintendent of Publics Construction (OSPI)
- SCAP provides space for programs and/or growing student population
- Funds new construction, modernizations, and "new in-lieu"

WORKSHOP #2

February 2018

North Thurston Public Schools - District Facts

- Presented by the NTPS Construction and Design Department
- Provided overview of NTPS facilities and sites
- Outlined FAC roles and responsibilities

WORKSHOP #3

June 2018

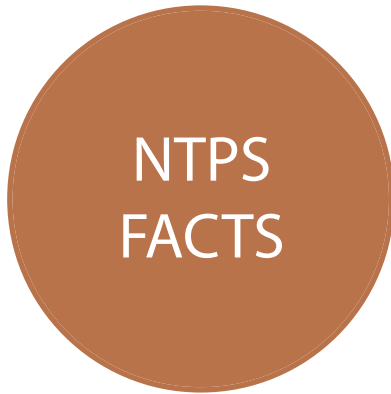
K-12 Schools Construction Costs

- Presented by The Robinson Company
- Past and current construction market trends
- Historical regional elementary school cost data
- Project cost breakdown

WORKSHOP #1: OSPI SCAP Funding Formula Drivers



WORKSHOP #2: NTPS Facts






22 schools, three administration buildings, two support facilities

1,813,696 total square feet of built space

9 undeveloped sites

184 portable classrooms

WORKSHOP #3: K-12 Construction Market Costs, Current Local Trends

-  Escalation at 4.5 - 5% for four consecutive years (2015 - 2019)
-  Labor shortages and fully booked contractors
-  Current cost projections and trends are predicted to persist for the next one to two years (2018-2019)



River Ridge High School Auxiliary Gym under construction, August 2018

PROJECT SOFT COSTS

Construction Soft Costs.....	16 - 18%
Project Development	30 - 32%
Planning Costs	100%

ELEMENTARY SCHOOLS

Historical Cost Data/SD (Average)

Addition/Modernization.....	\$314.15
Addition.....	\$549.45
Modernization.....	\$225.20
New Construction	\$367.83

LOOKING FORWARD

October's FAC workshop will explain the Facilities Cost Analysis currently underway for the six NTPS schools currently eligible for state matching funds.

Next FAC Workshop
Thursday, October 4
Rajinder H. Manhas
Activity Center