

# Rock Island Storage Building



Board of Commissioners  
June 26, 2017

# TODAY

- **Current Project Status**
- **Board Action Requested This Afternoon**
  - Approval to Advertise for Bids to construct a new 20,000 square foot storage building



# PROBLEM DESCRIPTION

- Covered storage at Rock Island is very limited
  - Using limited space in both powerhouses
  - Most existing storage buildings date to 1970
  - Inefficient, congested & unsafe





# PROBLEM DESCRIPTION

- Storage is needed for the next 15 years and beyond as part of modernization
- Identified in the Strategic Facilities Plan as critical



# STRATEGIC FACILITIES GOAL

## Previously

- Reactionary
  - Short-term, just-in-time, cheap
  - Hodge-podge of facilities
  - Barriers to efficiency
  - Unpredictable costs to maintain & operate
  - Increasingly unsafe

## Today

- Proactive, long-range plan:
  - Productivity: Maximum efficiency
  - Service: Optimum service & customer experience
  - Value: cost stability & predictability
  - Safety: enhance customer & employee safety

# OBJECTIVE

- Build a climate controlled storage building on the hill above Powerhouse 2
- Create safer work areas by reducing congestion in both powerhouses
- Reduce risk of damage to critical replacement parts
- Improve the water supply system to meet current fire codes
- Consistent with the Strategic Facilities Plan

# PROJECT SCHEDULES

- Storage Building – Fall 2017
  - Designs Complete – July/August, 2017
  - Bid Opening – September, 2017
- Fire Protection - Fall/Winter 2017
  - New Sprinklers and Hydrants
  - Increased Fire Flow Capacity
    - Existing 50,000 gallon water reservoir
    - Additional pumps needed to meet flow requirements
    - Upsized piping to the building
    - Design will meet the Facilities Plan buildout

# REQUESTED ACTION

Resolution to Advertise for Bid 17-53  
Rock Island Storage Building





# NEXT STEPS

- **September:**
  - **Resolution to Award after receiving bids**
  - **Resolution Approving Budget Revision**
    - Financial Project RI170009 for Storage Bldg. incl. Fire Prot. Sys
      - Current Budget = \$1,100,000
        - Based on Just-in-Time philosophy
      - *Estimated* Total Project Costs = \$6,300,000\*
        - Storage Building = \$5,300,000
        - Fire Protection System = \$1,000,000

\*In line with Strategic Facilities Plan estimate

# QUESTIONS

