

# SeaTac International Airport International Arrivals Facility (IAF)

**Commission Update  
Third Quarter 2014**

# IAF Program

The International Arrivals Facility Program will replace Seattle-Tacoma International Airport's existing over-burdened Federal Inspection Services (FIS) facility with a modern and efficient International Arrivals Facility and is a critical part of realizing the Port Commission's Century Agenda objective to make the Airport the West Coast "Gateway of Choice" for international travel.

## Objective:

- Provide a facility that meets regulatory requirements and programming objectives
- Create a signature identity for international arrivals at Sea-Tac
- Improve level of service for Airport users and increase competitiveness with peer Airports

## Outcome:

- An efficient facility that optimizes airline operations and processes

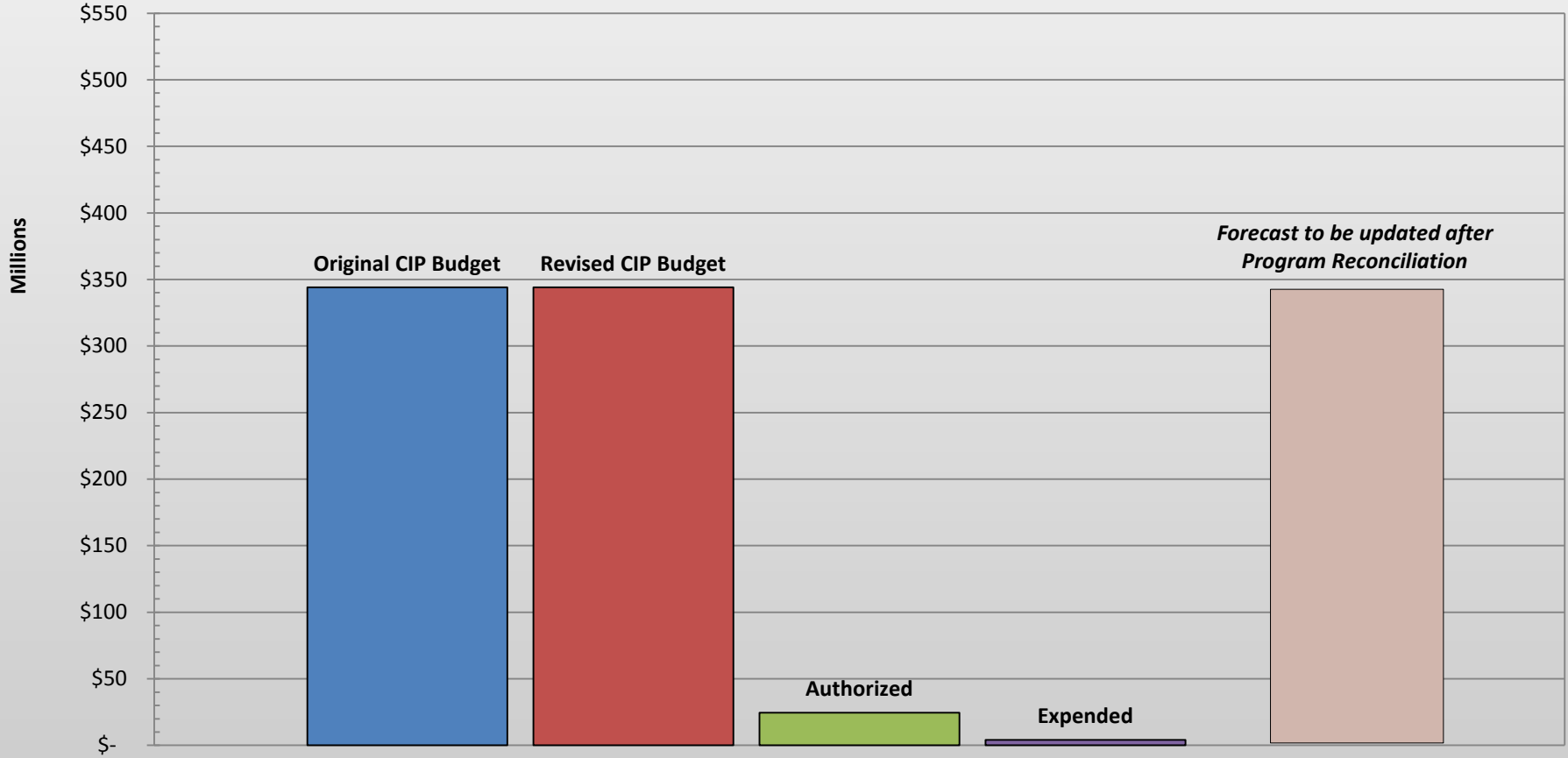
# IAF Program

## Customer Service Metrics

| Customer Service at Peak               | 1973 | 2013                      | YTD 2014<br>(thru Aug)    | IAF<br>2018 |
|--|------|---------------------------|---------------------------|-------------|
| International wide-body gates:         | ~4   | 11                        | 11                        | 18          |
| Flights held on board:                 | 0    | 23                        | 15                        | 0           |
| Flights held in corridor:              | 0    | 335                       | 419                       | 0           |
| Over ramp busing (possible times/day): | 0    | 2                         | 2                         | 0           |
| Lines at "Primary" (passport check):   | 0    | Long                      | Long                      | Modest      |
| Crowding at baggage                    |      |                           |                           |             |
| International carousels:               | 0    | Extreme                   | Extreme                   | Low         |
| Terminal carousel:                     | 0    | Medium                    | Medium                    | Low         |
| Double bag handling: FIS & bag claim:  | Yes  | Yes                       | Yes                       | No          |
| STS train wait (minutes):              | Low  | 4 (2 <sup>nd</sup> Train) | 4 (2 <sup>nd</sup> Train) | n/a         |
| Minimum connect time (minutes):        | n/a  | 90                        | 90                        | 75          |

# Budget

# IAF Program



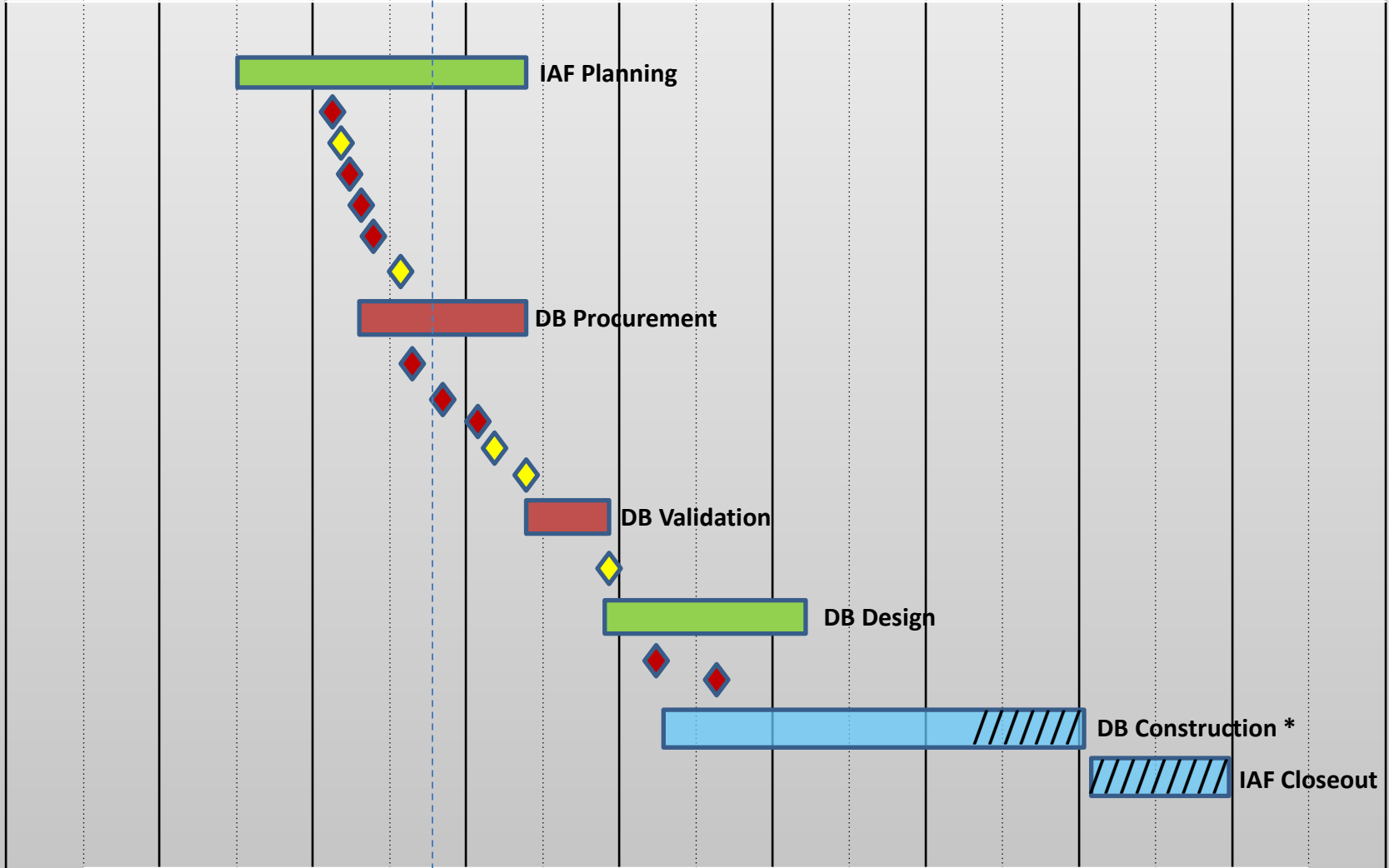
| FINANCIAL STATUS: IAF Program |                  |                                  |              |                                |                      |                                |                           |                                 |
|-------------------------------|------------------|----------------------------------|--------------|--------------------------------|----------------------|--------------------------------|---------------------------|---------------------------------|
|                               | CIP Budget<br>\$ | Approved<br>Budget Changes<br>\$ | Budget<br>\$ | Current<br>Authorization<br>\$ | Budget Changes<br>\$ | Remaining<br>Contingency<br>\$ | Expended to<br>Date<br>\$ | Forecast at<br>Completion<br>\$ |
| <b>C800583</b><br>IAF Program | \$ 344,000,000   | \$ -                             | TBD          | \$ 24,500,000                  | \$ -                 | \$ *                           | \$ 4,195,000              | TBD                             |



\*Contingency to be established in DB Validation Phase

# Overall Schedule

# IAF Program

2012      2013      2014      2015      2016      2017      2018      2019      2020



-  = Commission Briefing
-  = Commission Action

\* Completion date to be updated after Program Reconciliation

**Accomplishments:**

- Completed review and initial validation of the Programming and Planning Analysis Report
- Held pre-proposal meeting in support of RFQ Issuance
- Completed initial draft of Project Notebook

**Progress:**

- Began reconciliation of assumptions and alternatives to confirm Program
- Continued development of RFP, contract and terms
- Continued to advance drafting performance specifications

**Issues:**

- Cost estimates for captured Program were higher than anticipated. Reconciliation of scope and assumptions used to develop programming documents have delayed presentation of a final scope, schedule and budget.
- MII vote on budget increase will be required.
- CBP engagement - CBP's project design and participation standards are based on traditional design-bid-build project delivery.

# IAF Program

## Metrics:

### CIP: C800583 - International Arrival Facility

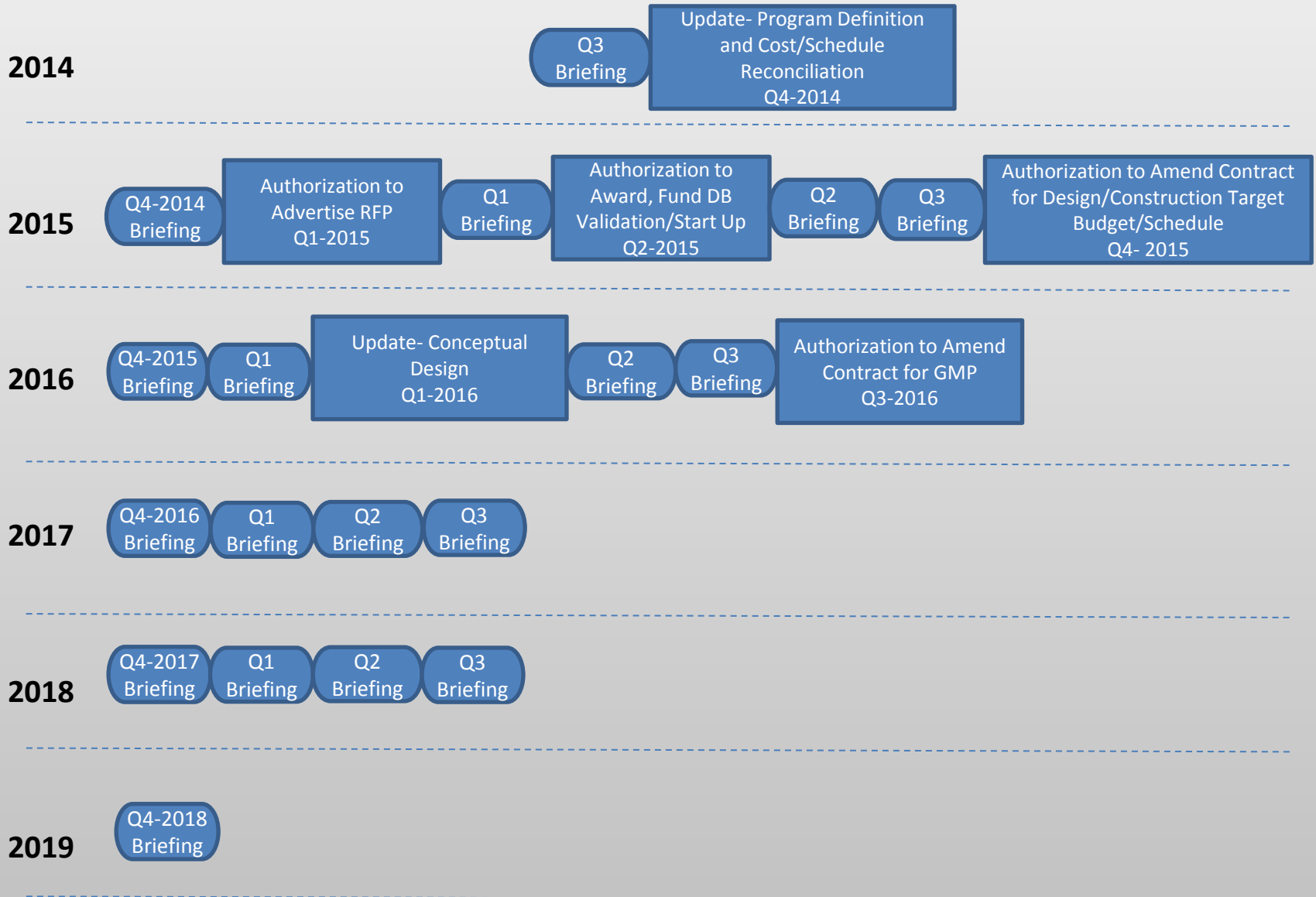
| Overall Program Progress         | Actual    | Planned /Forecast |
|----------------------------------|-----------|-------------------|
| Cashflow (for 3rd Qtr 2014)      | \$2.50 M  | \$3.24 M          |
| Expenditures to Date             | \$4.19 M  | \$4.19 M          |
| Current Authorizations           | \$24.5M   | \$344.0 M         |
| Budget                           | \$344.0 M | TBD               |
| SCS Participation (Program Mgmt) | 34.0%     | 21.0%             |

## Risks:

- Re-confirmed scope estimate remains higher than anticipated
- Continued program delay may impact established Design-Builder proposer partnerships
- New CBP space requests impact established programming assumptions

# ANTICIPATED COMMISSION ACTIONS and BRIEFINGS

## IAF Program





*Program Validation  
and  
Reconciliation Update*

# Program development stages:

- **Planning/Pre-validation**
  - Programming development
- **Validation**
  - Confirming program for presentation
- **Reconciliation**
  - Proofing presentation against goals

# Planning/Pre-Validation Scope



# Planning/Pre-Validation:

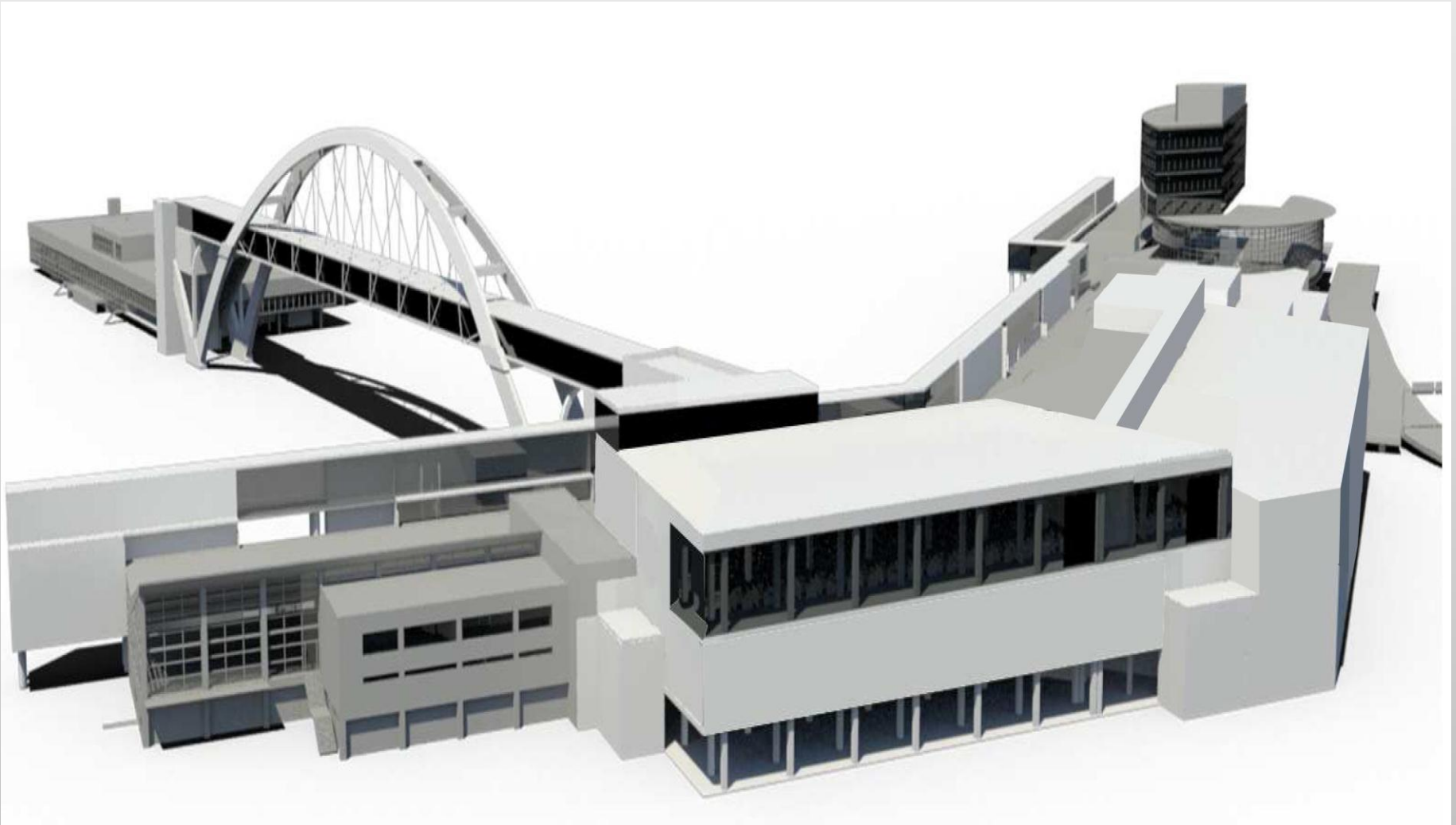
IAF Program

Captured Scope:

312,000 SF new facility

- Federal Inspection Services (FIS)
- Sterile Corridor
- Bridge

# Validation and Reconciliation Scope



# Validation:

## IAF Program

Captured Scope:  
385,000 SF new facility

- FIS
- Sterile Corridor
- Bridge

- Airline Relocations
- Airline Technical Representative services
- Bridge Constructability/Aesthetic
- Bridge Construction Approach
- Builder's Risk Insurance
- Emergency Generator
- CBP Fixtures, Furniture & Equipment
- SSAT International Corridor Extension
- Blast Analysis
- Enabling projects
  - SSAT Gate & Holdroom Reconfiguration
  - Temporary Relocation of South GT Lot
  - Removal, Storage of Existing Artwork
  - SSAT Modular Building
  - Relocate airline ramp offices
  - UA ramp CCTV
  - Guards at South Gate E45
  - Modifications to GML Hall

# Reconciliation:

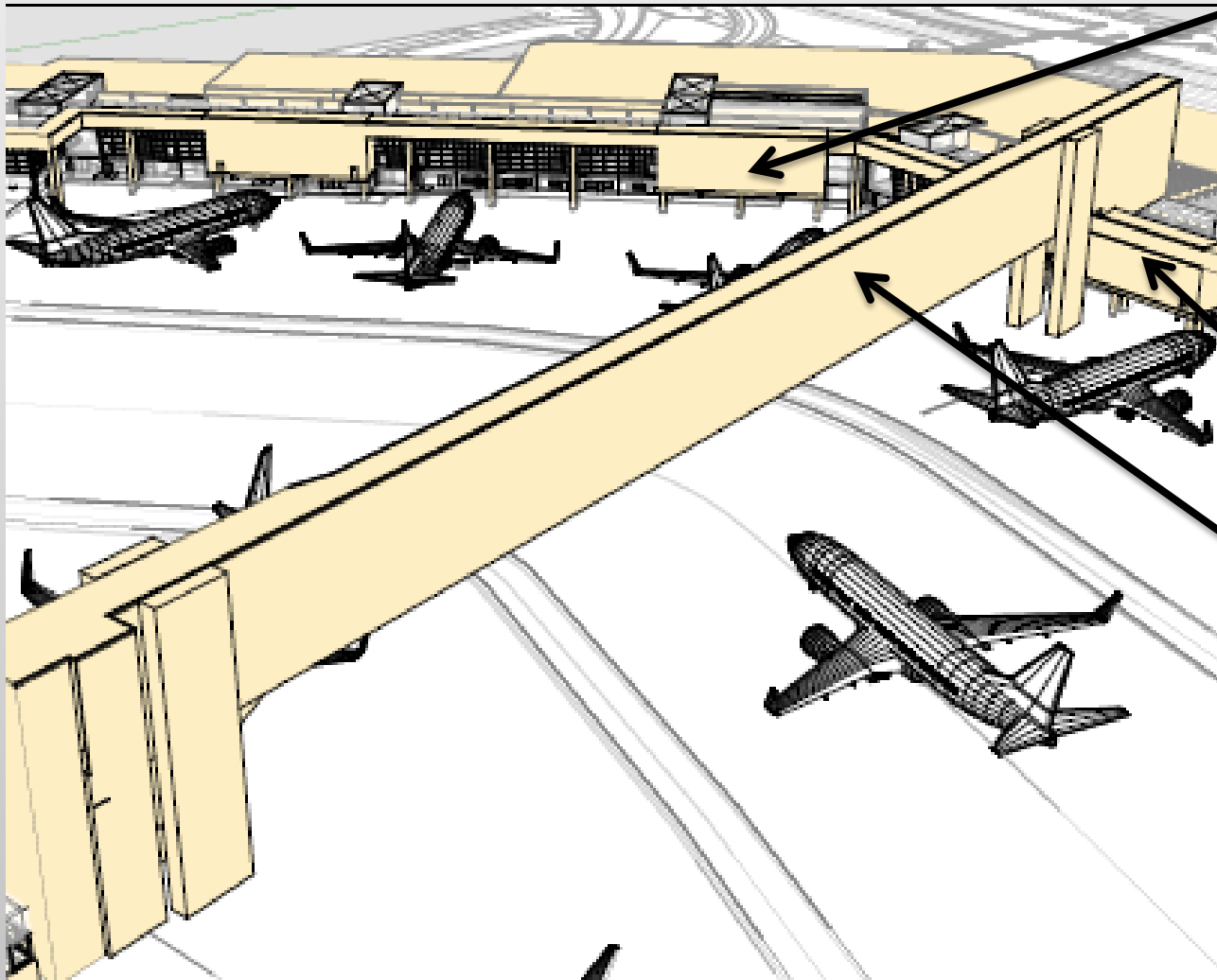
IAF Program

## Scope refinements:

- Exterior Egress Stair Enclosures
- Phase II Baggage Make-up Area
- Conditioned Rooftop Corridor (HVAC)
- Alternate Building Foundation System
- Consolidated Projects
  - Phase II EGSE at Concourse A
  - South Service Tunnel Wall Repair
  - South GT Lot Hardened Entrance
- Discretionary Projects
  - SSAT IC Renovation
  - CBP Air Cargo Field Office

# Current Program:

## IAF Program



Vertical  
Circulation Core

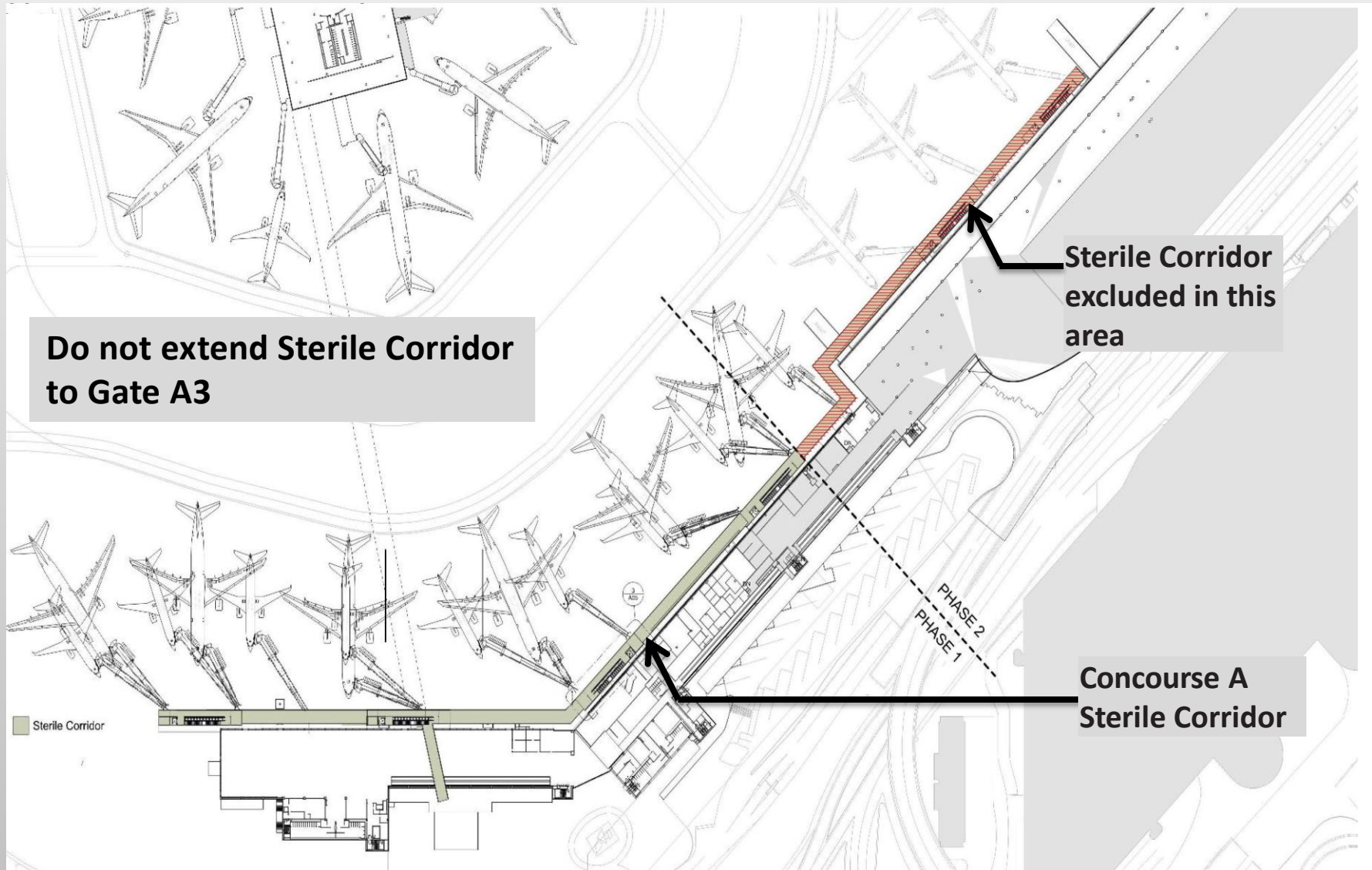
Elevated Sterile  
Corridor

Bridge



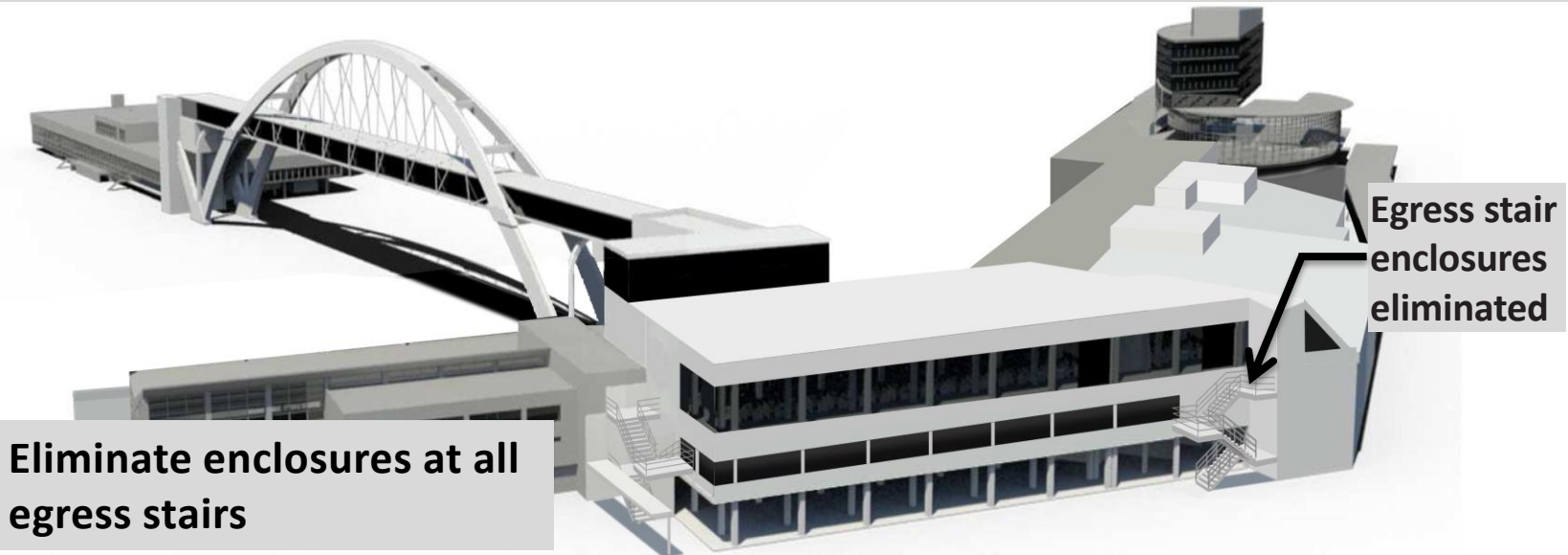
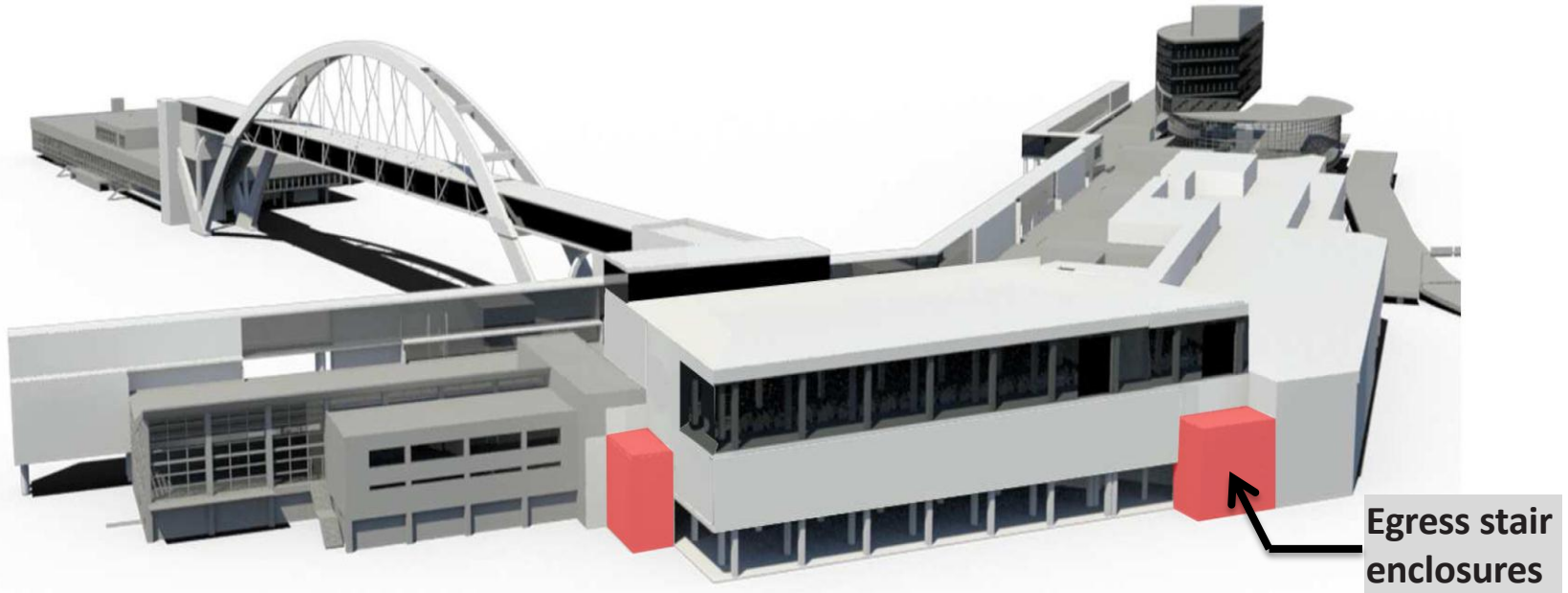
# Alternative Option:

IAF Program



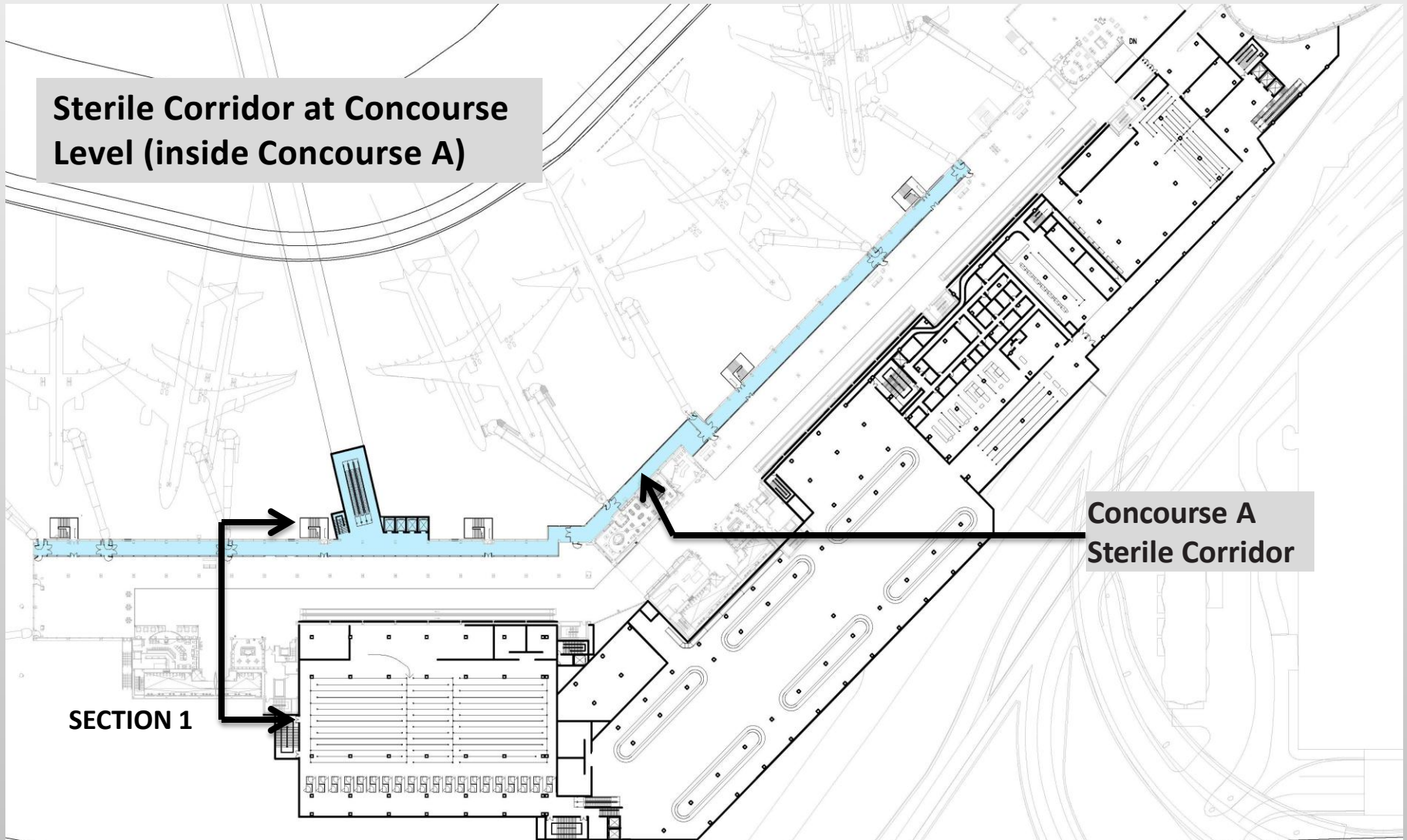
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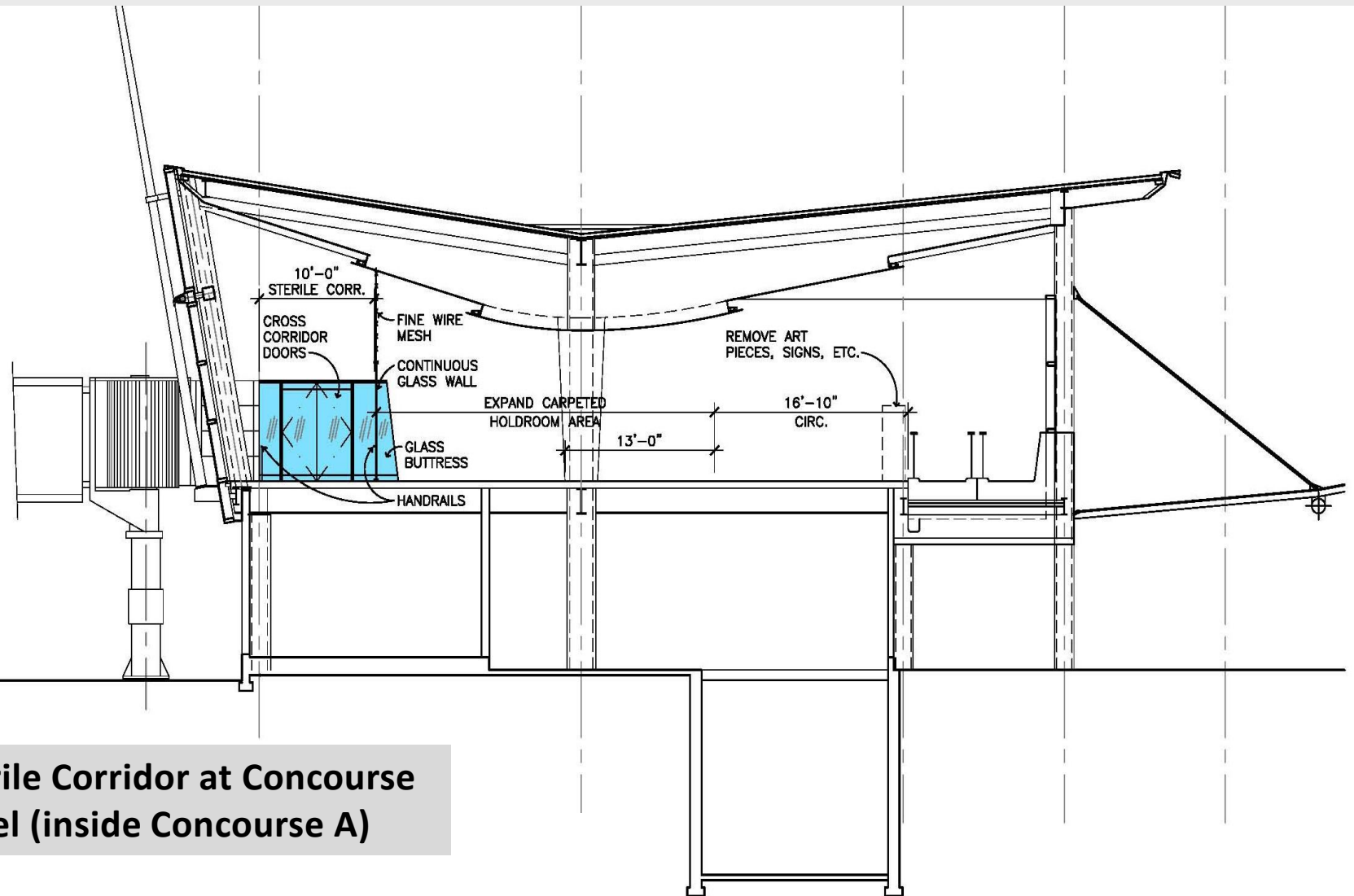
# Alternative Option:

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IAF Program



**Sterile Corridor at Concourse Level (inside Concourse A)**