



**COMMISSION
AGENDA MEMORANDUM**

Item No. 4d

ACTION ITEM

Date of Meeting July 11, 2017

DATE: June 23, 2017

TO: David Soike, Interim Executive Director

FROM: Ralph Graves, Senior Director, Capital Development
Janice Zahn, Assistant Engineering Director, Construction Services

SUBJECT: Concourse B 400Hz Gate Improvements Project – Change Order 12

Amount of this request: \$0

Total estimated project cost: \$17,234,282

ACTION REQUESTED

Request Commission authorization for the Executive Director to execute Change Order 12 to Contract MC-0318388, Concourse B 400Hz Gate Improvement Project at Seattle-Tacoma International Airport, to extend the contract duration by 64 calendar days and for the amount of \$186,068. No additional funds are being requested.

EXECUTIVE SUMMARY

The gates on Concourse B are the only remaining aircraft gates that require 400Hz electrical connection upgrades. Upon project completion, the aircraft that use these gates will be able to plug in to the terminal rather than burning fossil fuel to power the aircraft auxiliary jet engine that, in turn, powers the flight deck controls.

A previous Commission action authorized a \$500,000 budget transfer from the Concourse B Gate Reconfiguration project (CIP #C800873) to the Concourse B 400 Hertz Upgrade project (CIP #C800019) and authorized execution of a change order for up to \$500,000. This transfer was the result of an agreement between the Port and Delta Air Lines for the design and construction of two new passenger boarding gates and the reconfiguration of four existing gates on Concourse B. These gates were not in the original scope of work of the 400Hz project. Staff and the contractor have completed the negotiation for this additional scope of work for an additional cost of \$186,068. This commission action requests approval to grant 64 days of contract time extension to complete this additional work that was not addressed in the original Commission request for change order.

JUSTIFICATION

Due to an agreement between the Port and Delta Airlines, new gates were added to Concourse B which were not included in the original scope of the 400Hz project. In order to provide

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electric power to these additional gates, the Commission authorized the Concourse B 400Hz project to execute a construction contract change order for up to \$500,000 to cover costs for design and construction of the work associated with six Delta gates on Concourse B (two new gates and modifications to four existing gates). The previous Commission action occurred on October 25, 2016 in item 6b but that action did not include approval for an extension to contract time.

DETAILS

Two added gates and four reconfigured gates will provide additional capacity and flexibility for up to six narrow-body aircraft to park at these same gates when wide-body operations are not required.

Scope of Work

The scope of work for this change order is to add new 400Hz ground electrical power to accommodate additional aircraft operations at two additional gates and four reconfigured gates on B Concourse. The original scope of work for the project added 400Hz power to the existing gates.

Schedule

Activity

Commission design authorization	2014 Quarter 4
Design start	2014 Quarter 4
Commission construction authorization	2016 Quarter 4
Construction start	2017 Quarter 1
In-use date	2017 Quarter 3

<i>Contract Cost Breakdown</i>	<i>Total</i>
<i>Original Contract Amount</i>	<i>\$ 2,999,000</i>
<i>Executed Change Orders 1-11</i>	<i>\$ 49,829</i>
<i>Current Bid item Adjustments</i>	<i>\$ 0</i>
<i>Current Contract Amount</i>	<i>\$ 3,048,829</i>
<i>Change Order #12</i>	<i>\$ 186,068</i>
<i>Revised Contract Amount (through CO #12)</i>	<i>\$ 3,048,829</i>

ALTERNATIVES AND IMPLICATIONS CONSIDERED

Alternative 1 – Do not authorize the added contract time. The contractor would be forced to pursue a contract time extension through our Dispute Resolution Process.

This is not the recommended alternative.

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Alternative 2 – Authorize the issuance of Change Order #12 for the amount of \$186,068 and 64 calendar days to add 400Hz power to six additional gates.

Cost Implications: None. This is a full and final change order for additional contract cost and time associated with this scope of work.

This is the recommended alternative.

FINANCIAL IMPLICATIONS

There is no additional funding being requested in this memo. The project has adequate funds to cover this request.

ATTACHMENTS TO THIS REQUEST

None

PREVIOUS COMMISSION ACTIONS OR BRIEFINGS

October 25, 2016 – The Commission authorized a \$500,000 budget transfer from the Concourse B Gate Reconfiguration project (CIP #C800873) to the Concourse B 400 Hertz Upgrade project (CIP #C800019).

December 2, 2015 – The Commission authorized the advertisement, award, and execution of a major construction contract for the Concourse B gates not to exceed \$3,567,282.

December 1, 2014 – The Commission authorized the restart for the design of the Concourse B 400Hz Gate Improvements project.

December 4, 2012 – The Commission authorized the advertisement, award, and execution of a major construction contract not to exceed \$8,242,000.

March 6, 2012 – The Commission authorized \$328,000 expense funding to CIP 800019.

October 11, 2011 – The Commission authorized a major construction contract in the amount of \$6,144,000 of the authorized \$12,883,000.

June 14, 2011 – The Commission authorized an additional \$3,489,000 to CIP 800019 increasing the total project budget to \$12,883,000.

June 28, 2007 – The Commission authorized \$9,385,000 (CIP 800019) to replace the 400Hz Ground Power Systems at the South Satellite and Concourse B plus upgrade 29 gates with 400Hz equipment and Potable Water Cabinets.

December 10, 2002 – The Commission authorized \$2,614,000 (CIP 102102) to replace and upgrade the 400Hz Ground Power system at the North Satellite.