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COMMITTEE MEMBERS <u>Trustees</u>

Art Sperber, Chair Carol Chaplin, Vice Chair Shaun Carey, Member Jenifer Rose, Member Lisa Gianoli, Alternate Richard Jay, Alternate **Staff Liaison** Gary Probert, Chief Planning & Construction Officer **PRESIDENT/CEO** Daren Griffin, A.A.E.

CHIEF LEGAL COUNSEL Ian Whitlock

CLERK OF THE BOARD Lori Kolacek

Revisions have been made to correct Board Memo links. All changes made to this agenda non-substantive.

--AMENDED-- AGENDA PLANNING & CONSTRUCTION COMMITTEE

Date: Tuesday, May 16, 2023
Time: 9:30 AM (to begin no earlier than 9:30 a.m., but may be later)
Location: Reno-Tahoe International Airport, 2001 E. Plumb Lane, Reno Admin Offices, Main Terminal Building, Second Floor

Public Meeting Notice: Notice is given in accordance with NRS 241.020

Public Attendance Options:

1. Attend the meeting at the address indicated above; or

- 2. Watch on Zoom: <u>https://us02web.zoom.us/j/86158344370</u>; Webinar ID: 861 5834 4370; or
- 3. Dial in to listen only: 1-669-900-6833 and enter the Webinar ID when prompted

Members of the public who require special accommodations at the meeting are requested to notify the Clerk of the Board by email at <u>lkolacek@renoairport.com</u> or by phone at (775) 328-6402.

<u>Public Comment</u>: Any person wishing to make public comment may do so in person at the Board meeting, or by emailing comments to <u>lkolacek@renoairport.com</u>. Comments received **prior to 4:00 p.m. on the day before the meeting** will be given to the Board for review and included with the minutes of this meeting. To make a public comment during the Zoom meeting, please make sure your computer or device has a working microphone. Use the "Chat" feature to submit a request to speak. When the time comes to make public comments, you will be invited to speak. Public comment is **limited to three (3) minutes** per person. No action may be taken on a matter raised under general public comment.

This Agenda Has Been Posted at the Following Locations:

- 1. Airport Authority Admin Offices, 2001 E. Plumb Lane, Reno
- 2. https://notice.nv.gov/
- 3. <u>https://www.renoairport.com/airport-authority/public-meeting-information/agendas-minutes</u>

Supporting Materials: Supporting materials for this agenda are available on the Airport's website at <u>https://www.renoairport.com/airport-authority/public-meeting-information/agendas-minutes</u>, and will be available at the meeting. For further information you may contact the Board Clerk at (775) 328-6402 or <u>lkolacek@renoairport.com</u>.

1. CALL TO ORDER

2. ROLL CALL

3. PUBLIC COMMENT

4. APPROVAL OF MINUTES

<u>4.1</u> April 11, 2023, Planning and Construction Committee Meeting

5. INFORMATION, DISCUSSION AND/OR POSSIBLE ACTION

5.1 On-Call CM Services overview

6. ITEMS RECOMMENDED FOR APPROVAL BY THE FULL BOARD

- 6.1 <u>Board Memo # 05/2023-20</u>: Authorization for the President/CEO to execute a Purchase Order for the procurement of three (3) Automated Exit Lanes for the Reno-Tahoe International Airport, with DormaKaba, in a not-to-exceed amount of \$315,000 *(for possible action)*
- 6.2 Board Memo # 05/2023-24: Authorization for the President/CEO to execute Change Order No. 1 to the Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project - Phase 4 at Reno-Stead Airport, with Granite Construction Inc., in the amount of \$306,044.40 for a revised contract totaling \$4,782,520.40, pending acceptance of a Federal Aviation Administration's Airport Improvement grant (for possible action)
- 6.3 <u>Board Memo # 05/2023-25</u>: Authorization for the President/CEO to execute Amendment No. 4 (Taxiway Alpha & Aircraft Apron Reconstruction Project - Phase 4) to the Professional Service Agreement for the 2023 Annual Construction Management Service for the Airport Capital Improvement Plan at Reno-Stead Airport, with Atkins North America, in the Amount of \$296,600, for a total of \$379,750, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant *(for possible action)*
- 6.4 <u>Board Memo # 05/2023-26</u>: Authorization for the President/CEO to execute a Construction Contract for the Taxiway B Reconstruction and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport, with Granite Construction, accepting the Base Bid and Bid Alternate 1 in the amount of \$8,767,767 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize awarded Airport Improvement Program grant on the project, and an Owner's Contingency in the amount of \$200,000, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant (*for possible action*)

- 6.5 <u>Board Memo # 05/2023-27</u>: Authorization for the President/CEO to execute a Professional Service Agreement for Construction Management Services for the Taxiway B Reconstruction and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$397,155, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant *(for possible action)*
- 6.6 Board Memo # 05/2023-28: Authorization for the President/CEO to execute a Construction Contract for the Remote Economy Parking Lot Construction Project Phase 2 at Reno-Tahoe International Airport, with Sierra Nevada Construction, Inc. accepting the Base Bid in the amount of \$3,598,007 and authorize an Owner's Contingency in the amount of \$200,000 *(for possible action)*
- 6.7 <u>Board Memo # 05/2023-29</u>: Authorization for the President/CEO to execute a Professional Services Agreement for Construction Management Services for the Remote Economy Parking Lot Phase 2 Project at Reno-Tahoe International Airport, with Cumming, in the amount of \$214,000 *(for possible action)*
- 6.8 <u>Board Memo # 05/2023-30</u>: Authorization for the President/CEO to execute a Professional Service Agreement for Construction Management Services for Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$1,058,550 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize pending Airport Improvement Program grant on the project *(for possible action)*

7. PROJECT UPDATE PRESENTATIONS

- 7.1 Ticketing Hall project update
- 7.2 Engineering & Construction Project Schedule update

- <u>8.1</u> Administrative Award of Contracts (Expenditures)
- 8.2 Monthly Project Status Report

9. MEMBER COMMENTS, QUESTIONS AND REQUESTS FOR AGENDA ITEMS

10. PUBLIC COMMENT

11. ADJOURNMENT

^{8.} INFORMATIONAL ITEMS (provided for reference only)

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COMMITTEE MEMBERS Trustees

Art Sperber, Chair Carol Chaplin, Vice Chair Shaun Carey, Member Jenifer Rose, Member Lisa Gianoli, Alternate Richard Jay, Alternate **Staff Liaison** Gary Probert, Chief Planning & Construction Officer **PRESIDENT/CEO** Daren Griffin, A.A.E.

CHIEF LEGAL COUNSEL Ian Whitlock

CLERK OF THE BOARD Lori Kolacek

--DRAFT--

MINUTES PLANNING & CONSTRUCTION COMMITTEE

Date: Tuesday, April 11, 2023
Time: 9:30 AM (to begin no earlier than 9:30 a.m., but may be later)
Location: Reno-Tahoe International Airport, 2001 E. Plumb Lane, Reno Admin Offices, Main Terminal Building, Second Floor

1. CALL TO ORDER

The meeting was called to order at 10:00 a.m.

2. ROLL CALL

Roll was taken by the Clerk of the Board. All members were present.

3. PUBLIC COMMENT

None.

4. APPROVAL OF MINUTES

4.1 March 7, 2023, Planning and Construction Committee Meeting

Motion: Move to approve the March 7, 2023, minutes as presented Moved by: Shaun Carey Seconded by: Jenifer Rose Aye: Trustees Sperber, Chaplin, Carey, Rose Vote: Motion passed

5. INFORMATION, DISCUSSION AND/OR POSSIBLE ACTION

5.1 Introduction of Jackie Borman, Engineering & Construction Manager

Gary Probert, Chief Planning & Construction Officer, introduced Ms. Borman to the Committee.

6. ITEMS RECOMMENDED FOR APPROVAL BY THE FULL BOARD

6.1 <u>Board Memo # 04/2023-12</u>: Authorization for the President/CEO to execute a Professional Services Agreement for consultant services for design of the Airfield Signage Replacement & Taxiway Renaming Project at Reno-Tahoe International Airport, with Wood Rodgers Inc., in the amount of \$248,000 *(for possible action)*

This item was presented by Jon Lau, Project Manager. After discussion and comments, the Committee took the following action:

Motion: Move to recommend that this item be presented to the full Board on March 9, 2023, for consideration and approval of the proposed motion: "Authorize the President/CEO to execute the Professional Services Agreement for consultant services for design of the Airfield Signage Replacement & Taxiway Renaming Project at Reno-Tahoe International Airport, with Wood Rodgers inc., in the amount of \$248,000, and authorizes the President/CEO, or her designee, to sign."

Moved by: Carol Chaplin Seconded by: Shaun Carey Aye: Trustees Sperber, Chaplin, Carey, Rose Vote: Motion passed

6.2 <u>Board Memo # 04/2023-15</u>: Authorization for the President/CEO to execute a Professional Services Agreement for Executive Program Management and Support Services (EPMSS) for five (5) years with Red Brick Consulting, including a \$7,362,882 allocation for April 2023 to June 30, 2024 (*for possible action*)

This item was presented by Gary Probert, Chief Planning & Construction Officer. After discussion and comments, the Committee took the following action:

Motion: Move to recommend that this item be presented to the full Board on March 9, 2023, for consideration and approval of the proposed motion: "Authorize the President/CEO to execute a Professional Services Agreement for Executive Program Management and Support Services for Five (5) Years with Red Brick Consulting, including a \$7,362,882 allocation for April 2023 to June 30, 2024." **Moved by:** Jenifer Rose

Seconded by: Carol Chaplin Aye: Trustees Sperber, Chaplin, Carey, Rose Vote: Motion passed

6.3 <u>**Board Memo # 04/2023-16**</u>: Acceptance of the RNO Workspace Study Phase 2 recommendations for a replacement joint-use administrative headquarters and police station to be located in an existing overflow public parking surface lot, also known as the Yellow Lot, at the Reno-Tahoe International Airport *(for possible action)*

This item was presented by Lissa Butterfield, Manager of Planning & Environmental Services. After discussion and comments, the Committee took the following action: **Motion:** Move to recommend that this item be presented to the full Board on March 9, 2023, for consideration and approval of the proposed motion: "Accept the RNO Workspace Study Phase 2 Recommendations for a Replacement Joint-Use Administrative Headquarters and Police Station to be Located in an Existing Overflow Public Parking Surface Lot, also Known as the Yellow Lot, at the Reno-Tahoe International Airport."

Moved by: Shaun Carey Seconded by: Jenifer Rose Aye: Trustees Sperber, Chaplin, Carey, Rose Vote: Motion passed

6.4 <u>Board Memo # 04/2023-17</u>: Authorization for the President/CEO to execute a Construction Contract for the Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport, with Q&D Construction, LLC, for the Base Bid in the Amount of \$9,683,268.00, and authorize an Owner's Contingency in the amount of \$900,000 *(for possible action)*

This item was presented by This item was presented by Jon Lau, Project Manager. Trustee Rose disclosed that Q&D Construction is a customer of a business she owns, Community Office Solutions, and represents less than 5% of their overall business. With that disclosure, she will participate in this vote. After discussion and comments, the Committee took the following action:

Motion: Move to recommend that this item be presented to the full Board on March 9, 2023, for consideration and approval of the proposed motion: "Authorizes the President/CEO to execute a Construction Contract for the Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport, with Q&D Construction, LLC, for the Base Bid in the Amount of \$9,683,268.00, and authorize an Owner's Contingency in the amount of \$900,000.00." Moved by: Carol Chaplin Seconded by: Shaun Carey

Aye: Trustees Sperber, Chaplin, Carey, Rose Vote: Motion passed

6.5 <u>Board Memo # 04/2023-19</u>: Authorization for the President/CEO to execute a Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project - Phase 4 at Reno-Stead Airport, with Granite Construction Inc., accepting the Base Bids and Bid Alternates 1 through 10 in the amount of \$4,476,476 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize awarded Airport Improvement Program Grant on the project, as well as an Owner's Contingency in the amount of \$300,000, pending acceptance of a Federal Aviation Administration's Airport Improvement Program Grant (*for possible action*)

This item was presented by Bryce Juzek, Project Manager. Trustee Rose disclosed that Granite Construction is a customer of a business she owns, Community Office Solutions, and represents less than 5% of their overall business. With that disclosure, she will participate in this vote. After discussion and comments, the Committee took the following action:

Motion: Move to recommend that this item be presented to the full Board on March 9, 2023, for consideration and approval of the proposed motion: "Authorize the President/CEO to execute a Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project - Phase 4 at Reno-Stead Airport, with Granite Construction Inc., accepting the Base Bids and Bid Alternates 1 through 10 in the amount of \$4,476,476 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize awarded Airport Improvement Program grant on the project, as well as an Owner's Contingency in the amount of \$300,000, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant."

Moved by: Shaun Carey

Seconded by: Carol Chaplin

Aye: Trustees Sperber, Chaplin, Carey, Rose

Vote: Motion passed

7. PROJECT UPDATE PRESENTATIONS

7.1 Concourse design update

A brief update on the progress of the concourse design was presented by Lissa Butterfield, Manager of Planning & Environmental Services.

7.2 Ticketing Hall project update

A brief update on the progress of the Ticketing Hall project was presented by Amanda Twitchell, Sr. Project Manager.

7.3 Engineering & Construction Project Schedule update

An update on the current project development was presented by Chris Cobb, Director of Facilities & Maintenance, and Jackie Borman, Engineering & Construction Manager.

8. INFORMATIONAL ITEMS (provided for reference only)

8.1 Monthly Project Status Report

8.2 Administrative Award of Contracts (Expenditures)

There was no discussion on these items.

9. MEMBER COMMENTS, QUESTIONS AND REQUESTS FOR AGENDA ITEMS

None.

10. PUBLIC COMMENT

None.

11. ADJOURNMENT

The meeting was adjourned at 11:20 a.m.



To: All Board Members

Memo #: 05/2023-20

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute a Purchase Order for the procurement of three (3) automated exit lanes for the Reno-Tahoe International Airport, with DormaKaba, in a not-to-exceed amount of \$315,000

STAFF RECOMMENDATION

Staff recommends that the Board authorize the President/CEO to execute a Purchase Order for the procurement of three (3) Automated Exit Lanes for the Reno-Tahoe International Airport, with DormaKaba, in a Not-to-Exceed Amount of \$315,000.

PURPOSE

The purpose of this action is to authorize the President/CEO to execute a Purchase Order to procure three (3) automated exit lanes for the Reno-Tahoe International Airport with DormaKaba.

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety & Security
- Strategic Priority #6 Customer Experience

BACKGROUND

RTAA is currently one of 155 airports that has TSA personnel posted at the Sterile Area Exit to ensure passengers only flow out of the area and not into it. TSA continues to try to eliminate the funding for these positions every year but has been required to maintain the funding by congressional action. It is only a matter of time before TSA will successfully eliminate funding for this position. It is likely that the requirement for TSA to staff the exit lanes will be eliminated prior to the end of 2023. If this occurs, RTAA Security would be required to staff the lane during operational hours. Installing the Exit Lanes early will put us ahead of the curve and reduce staffing pressure. In addition to a benefit to the RTAA, the RNO TSA will benefit as they can reassign the staff for this post. This will allow TSA to focus additional staffing to the screening of passengers and baggage, providing a benefit to our passengers.

The project will install three automated exit lanes equipment at the exit location from the Sterile Area. This request is for the procurement of the equipment only.

DISCUSSION

DormaKaba has been directly selected for the procurement of the equipment based on research and past experiences with the product. RTAA completed a program study of the automated exit lanes on November 10, 2015, with Paul Cavin Architect. The program study identified different exit lane manufacturers currently in use in the United States and functioning in the TSA's jurisdiction. Manufactures identified in the program study were Record USA, Automatic Control Systems Inc., Isotec Security, Kaba Access and Data Systems Americas with Kaba as the selected manufacturer. Recently, Kaba merged with Dorma creating DormaKaba.

RTAA selected DormaKaba as requirements included wanting a "plug and play" system, easy installation, expandable and relocatable as the airport's demand increases, and the most secure system. The DormaKaba product is the least obtrusive and processes the most passengers per hour. The selected exit lanes are short enough to allow passenger stacking at the entrance end to occur outside of the concourse travel lanes and allow stacking at the elevators at the exit end of the exit lanes. With three lanes, the system can handle 10,800 passengers per hour. Even if two lanes become inoperable the RTAA will still be able to exit 3,600 passengers per hour.

There is a need to go through a sole source vendor due to the inability to design without having to make the selection in advance given the variability in the dimensions of each of the vendors' products – no two are the same and there is no industry "standard" size or specifications that would allow for technical specifications to be designed and posted in a solicitation. NRS 332.115 (1) (a) allows for items to be contracted from a sole source without award by a competitive solicitation for contracts for instances like this.

Board approval for the construction project and construction management services shall be procured at a later date.

FISCAL IMPACT

The purchase is funded by CIP funds in the amount of \$315,000.

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the Board authorizes the President/CEO to execute a Purchase Order to procure three (3) automated exit lanes for the Reno-Tahoe International Airport, with DormaKaba, in a Not-to-Exceed Amount of \$315,000".



To: All Board Members

Memo #: 05/2023-24

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute Change Order No. 1 to the Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project -Phase 4 at Reno-Stead Airport, with Granite Construction Inc., in the amount of \$306,044.40 for a revised contract totaling \$4,782,520.40, pending acceptance of a Federal Aviation Administration's Airport Improvement grant

STAFF RECOMMENDATION

Staff recommends the Board authorize the President/CEO to execute Change Order No. 1 to the Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project - Phase 4 at Reno-Stead Airport, with Granite Construction Inc., in the amount of \$306,044.40 for a revised contract totaling \$4,782,520.40, pending acceptance of a Federal Aviation Administration's Airport Improvement Grant.

PURPOSE

The purpose of this action is to request authorization for the President/CEO to execute Change Order No. 1 to the Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project - Phase 4 at Reno-Stead Airport, with Granite Construction Inc., in the amount of \$306,044.40 for a revised contract totaling \$4,782,520.40, pending acceptance of a Federal Aviation Administration's Airport Improvement Grant.

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #2 General Aviation
- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety and Security

BACKGROUND

Granite Construction Inc. was awarded the original construction contract Base Bids and Bid Alternates 1-10 at the April 2023 Board Meeting in the amount of \$4,476,476 [#05/2023-19]. All the work associated with this year's project was covered by the Airport Improvement Program (AIP) Grant. The Airport Improvement Grant (AIG) funding was going to be rolled to next year's project funds as there was insufficient work broken out in this year's project. The

- Base Bid 1
 - Removal and reconstruction of approximately 42,850 square yards of apron and Taxiway Alpha improvements, drainage improvements, and associated striping.
 - Electrical lighting upgrades to the taxiway edge lighting
 - Installation of new airfield pavement markings.
- Base Bid 2
 - Removal and reconstruction of approximately 2,250 square yards of taxiway improvements, drainage improvements, and associated striping.
 - Electrical lighting upgrades to the taxiway edge lighting
 - Installation of new airfield pavement markings.
- Alternates 1-5
 - Each alternate includes removal and reconstruction of approximately 1,000 1,700 square yards of apron/taxiway.
 - Installation of new airfield pavement markings.
- Alternates 6-10
 - LED apron lighting upgrades to existing light poles.

DISCUSSION

On April 18, 2023, the FAA contacted the RTAA Engineering staff and stated their desire that the Airport Improvement Grant in the amount of \$311,467 be used for the Taxiway A & Aircraft Apron Reconstruction Project – Phase 4 project and not rolled to Phase 5. The intention of the grant is for additional pavement reconstruction. Change Order No 1 is expanding the western limit of Phase 4 adding additional Taxiway Alpha and Apron pavement.

Change Order No 1 includes:

- Increases the area of removal and reconstruction of asphalt pavement along Taxiway Alpha and the Aircraft apron by approximately 4,260 square yards.
- Installation of new airfield pavement markings.

The change order would add an additional 7 calendar days for the work associated with Change Order No 1, extending the current contract duration of 52 calendar days to 59 calendar days for construction. The following is the estimated schedule shown in Table 1 – Preliminary Schedule:

Activity	Date
Board Approval	April 13, 2023
Notice to Proceed	June 12, 2023
Taxiway A & Aircraft Apron Reconstruction Project Phase 4	June 12 – August 10, 2023

Table 1 – Preliminary Schedule

National Championship Air Races	September 3 – September 19, 2023
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COMPANY BACKGROUND

Granite Construction Company has a local office in Sparks, Nevada. Work associated with this project is expected to be performed by the staff based in the Reno/Sparks area and will primarily utilize locally based subcontractors and material suppliers. Granite Construction Company has completed numerous airside and landside projects at both Reno-Tahoe International and Reno-Stead Airports including the Taxiway C Reconstruction Projects at both RSA and RNO airports in 2015, RTS Taxiway A & Aircraft Apron Reconstruction Projects Phase 2 & 3 and the most recent RWY 16R-34L Reconstruction project.

FISCAL IMPACT

Fees associated with adding Change Order No 1 to Taxiway A and Aircraft Apron Reconstruction Project - Phase 4 will include the Construction Contract (Granite Construction), and Construction Management (Atkins) will be funded from a combination of the pending FAA Airport Improvement Grant and the RTAA Special Fund totaling \$311,467. The change order will be funded through the FAA's Airport Improvement Grant of \$292,000 (93.75%) and the RTAA Special Fund of \$19,467 (6.25%). The breakout of this year's funding is shown below in Table 2 – FAA Grant Funding

Grant Name	Total Amount	FAA Share	RTAA Share	FAA Percentage
AIP	\$4,914,667	\$4,607,500	\$307,167	93.75%
AIG	\$311,467	\$292,000	\$19,467	93.75%
Total	\$5,226,134	\$4,899,500	\$326,634	93.75%

Table 2 – FAA Grant Funding

If approved, the construction contract would be increased by Change Order No. 1, in the amount of \$306,044.40, for a revised total of \$4,782,520.40.

With Change Order No. 1, the overall anticipated budget for the Taxiway A & Aircraft Apron Reconstruction Project – Phase 4 (including construction, construction management, contract administration, other direct costs, and contingency) is estimated at \$5,526,134 and a breakdown is provided below in Table 3 – Project Estimate at Completion:

	Contract Administration (Kimley Horn)	Construction Management (Atkins)	Construction (Granite)	Other Direct Costs *	Owner's Contingency **	Estimate At Completion
Current Cost	\$79,399	\$284,200	\$4,476,476	\$60,849.60	\$300,000	\$5,200,924.60
Change Order #1 Request	\$0	\$12,400	306,044.40	\$6,765.00	\$0	\$311,467.40
	\$79,399	\$296,600	\$4,782,520.40	\$67,614.60	\$300,000	\$5,526,134.00

Table 3 – Project Estimate at Completion

* Other Direct Costs include but are not limited to reimbursable agreement with the FAA, administrative costs, advertising, printing, permits and miscellaneous fees.

** Owner's Contingency to be paid through the RTAA Special Fund if needed.

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the Board authorize the President/CEO to execute Change Order No. 1 to the Construction Contract for the Taxiway A & Aircraft Apron Reconstruction Project - Phase 4 at Reno-Stead Airport, with Granite Construction Inc., in the amount of \$306,044.40 for a revised contract totaling \$4,782,520.40, pending acceptance of a Federal Aviation Administration's Airport Improvement Grant."



To: All Board Members

Memo #: 05/2023-25

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute Amendment No. 4 (Taxiway Alpha & Aircraft Apron Reconstruction Project - Phase 4) to the Professional Service Agreement for the 2023 Annual Construction Management Service for the Airport Capital Improvement Plan at Reno-Stead Airport, with Atkins North America, in the Amount of \$296,600, for a total of \$379,750, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant

STAFF RECOMMENDATION

Staff recommends the Board authorize the President/CEO to execute Amendment No. 4 (Taxiway Alpha & Aircraft Apron Reconstruction Project - Phase 4) to the Professional Service Agreement for the 2023 Annual Construction Management Service for the Airport Capital Improvement Plan at Reno-Stead Airport, with Atkins North America, in the Amount of \$296,600, for a total of \$379,750, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant.

PURPOSE

The purpose of this action is to request authorization for the President/CEO to execute Amendment No. 4 of the Professional Services Agreement for the 2023 Construction Management services for the Taxiway Alpha & Aircraft Apron Reconstruction - Phase 4 project with Atkins of North America at Reno-Stead Airport. The amendment of the PSA is in the amount of \$296,600, for a total contract value of \$379,750. The execution of the amendment is pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant. This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #2 General Aviation
- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety and Security

BACKGROUND

To implement the construction of capital projects, the RTAA has retained Atkins North America to provide CM services. These services augment RTAA staffing for specialized technical services and seasonal construction periods. Construction Management services are industry

standards and are required by FAA regulations to ensure proper administration, inspection, and quality assurance for federally funded construction projects which this project qualifies under.

The CM services include, but are not limited to, program administration, project management, client coordination, agency coordination, pre-construction services, design review, cost estimates, project controls (cost and schedule), bid evaluation, contract administration, construction management, owner's representation, construction inspection, materials testing, survey controls, quality assurance, certified payroll compliance, and other related tasks.

DISCUSSION

This amendment adds Construction Management (CM) services to the Atkins 2023 Annual Work Plan for:

• Work Order 23-05 Taxiway Alpha and Aircraft Apron Reconstruction Project - Phase 4

Construction Management Services for the Taxiway Alpha & Aircraft Apron Reconstruction Project – Phase 4 (Work Order 23-05) as shown in Table 2 below, is being added at this time in conformance with the standard provision in the Board approval for construction contracts: "Construction Management services will be retained by a separate amendment to the agreement for 2023 Annual CM Services with Atkins North America."

The services and corresponding fee negotiations for the above Work Order is based on the duration of construction and the scope listed for the design of this project. See attached exhibits for project location. The services consist of owner's representation, construction management, project administration, a resident engineer, quality assurance, survey controls, construction inspection, materials testing, contract administration, tenant coordination, Disadvantage Business Enterprise (DBE) compliance, certified payroll and apprenticeship conformance reviews.

The fee breakdown for construction management services associated with Taxiway Alpha and Aircraft Apron Reconstruction Project - Phase 4 and additional bid alternates associated with the project is shown below in Table 1 – Fee Breakdown. Current funding from the FAA has the Basis of Award being based on the Base Bids and Bid Alternates 1 through 10. Therefore, this request for Construction Management Services is for the Base Bids and Bid Alternates 1 through 10 and Change Order Number 1.

Task	Amount			
Construction Management Services - Base Bid 1	\$187,000			
Construction Management Services - Base Bid 2	\$61,700			
CM Services Bid Alternate 1	\$7,100			
CM Services Bid Alternate 2	\$7,100			
CM Services Bid Alternate 3	\$7,100			
CM Services Bid Alternate 4	\$7,100			
CM Services Bid Alternate 5	\$7,100			

Table 1 – Fee Breakdown

CM Services Bid Alternate 6-10	\$0
CM Service Change Order Number 1	\$12,400
Total Awarded (Base Bid 1&2 Bid Alternate 1 - 10)	\$296,600

The following Table 2 - 2023 Annual Work Plan, itemizes the individual project specific work orders from previous approvals and the pending Amendment Number 4:

Work Order	Project	Funding	Board Approval	PM/CM Fee
23-01 (RNO & RTS)	Project Programming and Admin. Services	Airport Improvement Program (AIP) Grant	AAOC	\$49,000
		Amendment No. 1		
	ADM & Maintenance Office Remodel Project	Capital Improvement Project	CEO's Authority	\$16,560
		Amendment No. 2		
22-03 (RNO)	Arrival/Departure Escalator Modernization	PFC 15	CEO's Authority	\$7,590
	·	Amendment No. 3		
23-04 (RNO)	MZ3 Replacement Project	Capital Improvement Project	CEO's Authority	\$10,000
	<u>.</u>	Amendment No. 4		
23-05 (RTS)	Taxiway Alpha and Aircraft Apron Reconstruction Project, Phase 4	Airport Improvement Program (AIP) Grant + O&M	Pending	\$296,600
			Total	\$379,750

Table 2 - 2023 Annual Work Plan with Atkins

The preliminary schedule for the Taxiway A & Aircraft Apron Reconstruction Phase 4 work is as follows:

Table 3 – Preliminary Schedule

Activity	Date
Board Approval	May 18, 2023
Notice to Proceed	June 12, 2023
Taxiway A & Aircraft Apron Reconstruction Phase 4	June 12 – August 10, 2023
National Championship Air Races	September 3 – September 19, 2023

COMPANY BACKGROUND

Atkins North America has a local office of approximately 35 members in Reno, Nevada and is headquartered in Tampa, Florida. The work associated with this project will be performed by personnel based in Reno. Atkins has performed PM/CM services at Reno-Tahoe International and Reno-Stead Airports since 2006. The local Atkins personnel have extensive experience in terminal facility construction, airfield pavements, phasing of airport construction, and specific inspection and materials testing staff for Airport projects. Additionally, their North American Aviation Group has extensive expertise and resources in all aspects of aviation related capital projects.

FISCAL IMPACT

Amendment No. 4 (Work Order 23-05) will be funded through a pending FAA AIP Grant.

The FAA share and RTAA share is shown below in Table 4 – FAA Grant Funding:

Grant Name	Total Amount	FAA Share	RTAA Share	FAA Percentage
AIP	\$4,914,667	\$4,607,500	\$307,167	93.75%
AIG	\$311,467	\$292,000	\$19,467	93.75%
Total	\$5,226,134	\$4,899,500	\$326,634	93.75%

Table 4 – FAA Grant Funding

The overall anticipated budget for the Taxiway A and Aircraft Apron Reconstruction Project -Phase 4 (including construction, project management, contract administration, other direct costs, and owner's contingency) is estimated at \$5,526,134 and a breakdown is provided below in Table 5 – Project Estimate at Completion:

Table 5 – I Toject Estimate at Completion						
	Contract Administration (Kimley Horn)	Construction Management (Atkins)	Construction (Granite)	Other Direct Costs *	Owner's Contingency **	Estimate At Completion
Current Cost	\$79,399	\$284,200	\$4,476,476	\$60,849.60	\$300,000	\$5,200,924.60
Change Order #1 Request	\$0	\$12,400	306,044.40	\$6,765.00	\$0	\$311,467.40
	\$79,399	\$296,600	\$4,782,520.40	\$67,614.60	\$300,000	\$5,526,134.00

Table 5 – Project Estimate at Completion

*Other Direct Costs include but are not limited to reimbursable agreement with the FAA, administrative costs, advertising, printing, permits and miscellaneous fees.

** Owner's Contingency to be paid through the RTAA Special Fund if needed.

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the authorization for the President/CEO to accept pending Federal Aviation Administration Airport Improvement Program Grant Offer and execute Amendment No. 4 (Taxiway A & Aircraft Apron Reconstruction Project - Phase 4) to the Professional Service Agreement for the 2023 Annual Construction Management Service for the airport capital improvement plan at Reno-Stead Airport, with Atkins North America, in the Amount of \$296,600, for a total of \$379,750."



To: All Board Members

Memo #: 05/2023-26

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to Execute a Construction Contract for the Taxiway B Reconstruction and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport, with Granite Construction, accepting the Base Bid and Bid Alternate 1 in the amount of \$8,767,767 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize awarded Airport Improvement Program grant on the project, and an Owner's Contingency in the amount of \$200,000, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant

STAFF RECOMMENDATION

Staff recommends that the Board authorize the President/CEO to execute a Construction Contract for the Reconstruction of Taxiway B and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport, with Granite Construction, accepting the Base Bid and Bid Alternate 1 in the amount of \$8,767,767 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize awarded Airport Improvement Program grant on the project, and an Owner's Contingency in the amount of \$200,000, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant.

PURPOSE

The purpose of this action is to request authorization for the President/CEO to execute a construction contract for the partial reconstruction of Taxiway B near Runway 8/26 and the construction of a new General Aviation (GA) Run-Up Area on the north side of Taxiway C at the Reno-Tahoe International Airport (RNO).

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #2 General Aviation
- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety and Security

BACKGROUND

The proposed project included a base bid to reconstruct segments of Taxiway B near Runway 8/26, with alternate 1 to construct a new general aviation run-up area, and alternate 2 to reconstruct Taxiway M that intersects Taxiway A and Taxiway B. With the bids presented, the FAA only awarded funding to award the base bid and alternate 1. This project does not include reconstruction of Taxiway M.

Reconstruction of Taxiway B replaces approximately 6,510 square yards of existing Portland Cement Concrete (PCC) and the adjacent asphalt taxiway pavement shoulders. The proposed RNO General Aviation (GA) Run-Up Area is for GA pilots to conduct engine runups. The location of the runup is at the north side of Taxiway C near the Stellar development. Currently, engine runups are performed on the taxiways and aprons. The runup area consists of approximately 2,800 square yards of asphalt and associated asphalt pavement, lights, striping and signage.

DISCUSSION

This project is an Airport Improvement Project (AIP) to reconstruct portions of Taxiway B near Runway 8/26 and construction of a new GA Run-up on the north side of Taxiway C. The existing Taxiway B pavement surfaces are showing signs of deterioration due to extended use and service life constraints. The pavement management program (PMP) report identifies the area to be reconstructed. Reconstruction of the taxiway will require the taxiway geometry to be updated to new standards.

Taxiway B improvements include pavement rehabilitation of Taxiway B on each side of Runway8-26 and within the Runway Safety Area (RSA), however, not any of the Runway 8-26 pavement. Included in this area is full width taxiway pavement rehabilitation, taxiway shoulder, and airfield lighting improvements. Airfield electrical upgrades will include lighting, signage, and conduit/conductors.

The GA Run-up area construction located on the north side of Taxiway C will include the new asphalt pavement to allow a single GA airplane to pull off the taxiway to conduct their runup. Included in this work is new pavement, taxiway shoulder, and airfield lighting improvements.

The project was advertised on February 21, 2023. Bids were opened on March 23, 2023. Bids were received from Granite Construction and Q&D Construction. Below in Table 1 is a summary of the bids:

Scope	Engineer's Estimate	Granite Construction	Q&D Construction
Base Bid 1 (Taxiway & Apron)	\$5,676,125	\$7,252,252	\$10,999,970
Bid Alternate 1 (Taxiway & Apron)	\$1,303,438	\$1,515,515	\$1,611,190
Bid Alternate 2 (Taxiway & Apron)	\$1,092,805	\$1,920,921	\$1,502,840
Total Awarded (Base Bid & Bid Alternate 1)	\$6,979,563	\$8,767,767	\$12,611,160

Table 1 – Bid Tabulation

Granite Construction was the low responsive and responsible bidder.

A project schedule will be worked out with Granite Construction to ensure proper phasing. Construction is estimated to begin promptly after receiving the FAA AIP funding. The total duration for all phases of construction is one hundred eighty (180) consecutive calendar days.

Construction Management services shall be procured separately with Board approval.

COMPANY BACKGROUND

Granite Construction Company has a local office in Sparks, Nevada. Work associated with this project is expected to be performed by the staff based in the Reno/Sparks area and will primarily utilize locally based subcontractors and material suppliers. Granite Construction Company has completed numerous airside and landside projects at both Reno-Tahoe International and Reno-Stead Airports.

FISCAL IMPACT

The Construction is funded by a FAA AIP grant in the amount of \$8,149,937 and up to a 15% allowance of \$1,222,490. The local share is \$624,829, with a total available project budget of \$9,997,256.

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the Board authorizes the President/CEO to execute a Construction Contract for the Reconstruction of Taxiway B and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport, with Granite Construction, accepting the Base Bid and Bid Alternate 1 in the amount of \$8,767,767 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize awarded Airport Improvement Program grant on the project, and an Owner's Contingency in the amount of \$200,000, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant."



To: All Board Members

Memo #: 05/2023-27

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute a Professional Service Agreement for Construction Management Services for the Taxiway B Reconstruction and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$397,155, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant

STAFF RECOMMENDATION

Staff recommends that the Board authorize the President/CEO to execute a Professional Service Agreement for Construction Management Services for the Taxiway B Reconstruction and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$397,155, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant.

PURPOSE

The purpose of this action is to request authorization for the President/CEO to execute a professional service agreement for the partial reconstruction of Taxiway B near Runway 8/26 and the construction of a new General Aviation (GA) Run-Up Area on the north side of Taxiway C at the Reno-Tahoe International Airport (RNO).

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #2 General Aviation
- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety and Security

BACKGROUND

In order to implement the construction of capital projects, the RTAA has CME on an on-call list to perform Construction Management (CM) services. These services augment RTAA staffing for specialized technical services and seasonal construction periods. CM services are industry standards and are required by FAA regulations to ensure proper administration, inspection, and quality assurance for federally funded construction projects which this project qualifies under.

The CM services include, but are not limited to, program administration, project management, client coordination, agency coordination, pre-construction services, design review, cost estimates, project controls (cost and schedule), bid evaluation, contract administration, construction management, owner's representation, construction inspection, materials testing, survey controls, quality assurance, certified payroll compliance, and other related tasks.

DISCUSSION

The services and corresponding fee negotiations for this project is based on the duration of construction and the scope listed for the design of this project. The services consist of owner's representation, construction management, project administration, quality assurance, construction inspection, materials testing, contract administration, tenant coordination, Disadvantaged Business Enterprise (DBE) compliance certified payroll, and apprenticeship conformance reviews.

COMPANY BACKGROUND

Construction Materials Engineering is a local engineering firm with a multidisciplinary team of 50 employees. For more than 40 years, CME has worked on projects in northern Nevada's from planning through construction. From inspections and materials testing to geotechnical engineering and construction administration, CME has versatility and local experience that matters. The team combines innovation and skill to provide cost-effective solutions for a variety of public and private sector projects ranging from transportation and mining to water/wastewater, residential, commercial, and industrial as well as K-12 and higher education. CME provides a diverse blend of technical expertise and is one of the largest AASHTO accredited materials testing laboratories in the region to support projects of all sizes.

FISCAL IMPACT

The Construction is funded by a FAA AIP grant in the amount of \$8,149,937 and up to a 15% allowance of \$1,222,490. The local share will be \$624,829, with a total available project budget of \$9,997,256.

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the Board authorizes the President/CEO to execute a Professional Service Agreement for Construction Management Services for the Taxiway B Reconstruction and General Aviation Run-Up Area project accepting the Base Bid and Alternate 1 at Reno-Tahoe International Airport with Construction Materials Engineering Inc., in the amount of \$397,155, pending acceptance of a Federal Aviation Administration's Airport Improvement Program grant".



To: All Board Members

Memo #: 05/2023-28

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute a Construction Contract for the Remote Economy Parking Lot Construction Project Phase 2 at Reno-Tahoe International Airport, with Sierra Nevada Construction, Inc. accepting the Base Bid in the amount of \$3,598,007 and authorize an Owner's Contingency in the amount of \$200,000

STAFF RECOMMENDATION

Staff recommends the Board authorize the President/CEO to execute a Construction Contract for the Remote Economy Parking Lot Construction Project Phase 2 at Reno-Tahoe International Airport, with Sierra Nevada Construction, Inc. accepting the Base Bid in the amount of \$3,598,007 and authorize an Owner's Contingency in the amount of \$200,000.

PURPOSE

The purpose of this action is to request authorization for the President/CEO to execute a Construction Contract for the Remote Economy Parking Lot Construction Project Phase 2 at Reno-Tahoe International Airport, with Sierra Nevada Construction, Inc. accepting the Base Bid in the amount of \$3,598,007 and authorize an Owner's Contingency in the amount of \$200,000.

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety and Security
- Strategic Priority #6 Customer Experience

BACKGROUND

The Remote Economy parking lot is located adjacent to the FAA's Airport Surveillance Radar ASR (Radar) Tower at RNO. The proposed parking lot is on 4 acres of undeveloped land and 2 acres of existing pavement that was transferred from the Enterprise surface Lot. It is bordered to the west by Terminal Way, south by the rental car surface storage and maintenance lots, to the east by Aviation Way and the FAA tower, and to the north by the Nevada Department of Transportation (NDOT) southbound off ramp.

The Remote Economy parking lot is an undeveloped and vacant lot that has been occasionally used for rental car overflow parking, and a construction staging lot. With the increase in customer parking demands, the parking lot is being developed to provide additional parking for airport tenant employees and as a low-cost customer parking lot.

The proposed parking lot has been deemed essential to Airport Landside Operations. With the earlier than expected return of passenger levels over the pre-pandemic levels, the RTAA is in immediate need of additional parking spaces. The RTAA is unable to wait for the additional recovered parking spaces that the ConRAC project will provide when it is completed at a date yet to be determined.

Over the past several years, the RTAA has been able to find offsite parking at Wooster High School, nearby hotels, and the Reno-Sparks Convention Authority to accommodate the additional parking needs. To accommodate passengers using the offsite parking locations, the RTAA rented shuttles to transport the passengers back and forth to the airport and the parking locations. The cost of shuttling was unsustainable. With the return of conventions and schools returning to full-time, the use of the previously used parking lots is not available.

In Phase 1 (2022), the RTAA Commercial Business Development team negotiated with Enterprise Rent-A-Car (also owners of National and Alamo rental cars) a land swap with the RTAA. Phase 1 of the project combined Enterprise's two surface lots into one by removing the existing fences separating their two lots, paving the alley that separated the lots, and expanding their north surface lot towards the west to the state motor pool. This increased the efficiency for Enterprise by consolidating their two surface lots into one large surface lot. In return, the RTAA received the existing pavement north and east of Enterprise's North surface lot for immediate use in time for the 2022 Holiday Season.

Phase 1 of the Remote Parking Lot was completed in November of 2022. Construction consisted of approximately 68,200 square feet (1.6 acres) of asphalt pavement, storm drain improvements and lighting providing an additional 200 parking spaces.

DISCUSSION

The Remote Economy Parking Lot Phase 2 project is the second phase of the two-phased project to bring a project total of 589 additional parking spaces at RNO.

Phase 2.1 is reconfiguring the existing entrance to the Remote Economy parking lot off Aviation Way. Gates and ticket dispensers will be added to the entrance, along with slurry sealing, reconfiguring the parking spaces, moving light poles, shuttle stops, and adding video cameras. Phase 2.2 is the construction of 124,504 square feet of new asphalt pavement, 745 lineal feet of new storm drain line, light poles, cameras, emergency call boxes and landscaping.

Construction Documents for the Remote Economy Parking Lot Construction Project Phase 2 was publicly advertised on March 21, 2023, at the following locations: Reno Gazette Journal (RGJ), RTAA's website, and Nevada Government eMarketplace (NGEM). A pre-bid was held on March 29, 2023, with two contractors in attendance. The bid opening occurred on April 12, 2023, with one contractor submitting a bid. Bid results are shown below in Table 1 – Bid Tabulation below.

Bidder	Base Bid
Sierra Nevada Construction	\$3,598,007
Engineer's Estimate	\$3,004,385

Table 1 – Bid Tabulation

The low, responsive, and responsible bidder is Sierra Nevada Construction in the amount of \$3,598,007. The bids were reviewed for conformance with the bid requirements by RTAA staff, with the recommendation to award the construction contract to Sierra Nevada Construction.

The total project duration is one hundred and twenty (120) calendar days. The Notice to Proceed is expected to be issued June 5, 2023, with construction estimated to be completed by early October 2023. The following is the estimated schedule shown in Table 2 – Preliminary Schedule:

Activity	Date
Board Approval	May 18, 2023
Notice to Proceed	June 5, 2023
Construction	June 5 – October 3, 2023
Notice of Completion	October 3, 2023

 Table 2 – Preliminary Schedule

COMPANY BACKGROUND

Sierra Nevada Construction is a full-service general engineering and building contractor with a local office in Sparks, Nevada. Work associated with this project is expected to be performed by the staff based in the Reno/Sparks area and will primarily utilize locally based subcontractors and material suppliers. Sierra Nevada Construction has completed other projects at Reno-Tahoe International Airport. Most recently the Airfield Maintenance Yard Reconstruction Project, Landside Pavement Repairs Project 2019 Phase 1, and the Blue Lot Reconstruction Project.

FISCAL IMPACT

The design services were approved with the RTAA Capital Improvement Project FY 2021-22 midyear budget. The construction budget for Phases 1 & 2 in the amount of \$3,872,000 was approved with the RTAA Capital Improvement Project budget for FY 2022-2023. An additional \$1,000,000 was approved with the 2022-2023 mid-year budget.

The overall anticipated budget for the Remote Economy Parking Lot Construction Project Phase 2 is estimated at 4,124,778. The project budget breakdown is provided below in Table 3 – Project Estimate at Completion:

Contract Administration (JUB)	Construction Management (Cummings)	Construction (SNC)		Owner's Contingency	Estimate At Completion
\$42,900	\$214,000	\$3,598,007	\$69,871	\$200,000	\$4,124,778

Table 3 – Project Estimate at Completion
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* Other Direct Costs include but are not limited to administrative costs, advertising, printing, permits, miscellaneous fees, and owner supplied equipment.

With the completion of Phase 1, the remaining project budget is \$3,503,985. The difference between the remaining budget and the Phase 2 Project Estimate at Completion is \$620,793. To fund the shortfall, the funds will come from three sources: the remaining funds from the design budgets for the Remote Economy Lot and Blue Lot Reconstruction (\$118,894), and the RTAA General Fund (\$501,899).

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the Board authorize the President/CEO to execute a Construction Contract for the Remote Economy Parking Lot Construction Project Phase 2 Reno-Tahoe International Airport, with Sierra Nevada Construction, Inc. accepting the Base Bid in the amount of \$3,598,007 and authorize an Owner's Contingency in the amount of \$200,000."



To: All Board Members

Memo #: 05/2023-29

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute a Professional Services Agreement for Construction Management Services for the Remote Economy Parking Lot Phase 2 Project at Reno-Tahoe International Airport, with Cumming, in the amount of \$214,000

STAFF RECOMMENDATION

Staff recommends the Board authorize the President/CEO to execute a Professional Services Agreement for Construction Management Services for the Remote Economy Parking Lot Phase 2 Project at Reno-Tahoe International Airport, with Cumming, in the amount of \$214,000.

PURPOSE

The purpose of this action is to request authorization for the President to execute a professional services agreement with Cumming for construction management services for the construction of the Remote Economy Parking Lot Phase 2 Project at Reno-Tahoe International Airport, in the amount of \$214,000.

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety and Security
- Strategic Priority #6 Customer Experience

BACKGROUND

In order to implement the construction of capital projects, the RTAA has retained Cumming to provide construction management (CM) services. These services augment RTAA staffing for specialized technical services and seasonal construction periods. CM services are industry standards and are required by FAA regulations to ensure proper administration, inspection, and quality assurance for federally funded construction projects.

The CM services include, but are not limited to, program administration, project management, client coordination, agency coordination, pre-construction services, design review, cost estimates, project controls (cost and schedule), bid evaluation, contract administration, construction management, owner's representation, construction inspection, materials testing, survey controls, quality assurance, certified payroll compliance, and other related tasks.

DISCUSSION

This amendment adds Construction Management (CM) services to the Cummings 2023 Annual Work Plan for:

• Cumming Work Order 23-01 Remote Economy Parking Lot Construction Project Phase 2

Construction Management Services for the Remote Economy Parking Lot Phase 2 Project (Cumming Work Order 23-01) as shown in Table 2 below, is being added at this time in conformance with the standard provision in the Board approval for construction contracts: "Construction Management services will be retained by a separate amendment to the agreement for 2023 Annual CM Services"

The services and corresponding fee negotiations for the Work Order is based on the duration of construction and the scope listed for the design of this project. The services consist of owner's representation, construction management, project administration, a resident engineer, quality assurance, survey controls, construction inspection, materials testing, contract administration, tenant coordination, Disadvantage Business Enterprise (DBE) compliance, certified payroll and apprenticeship conformance reviews.

The following Table 1 - 2023 Annual Work Plan with Cumming, itemizes the individual project specific work orders from previous approvals and pending Amendments:

Work Order	Project	Funding	Board Approval	PM/CM Fee
23-01 (RNO)	Remote Economy Parking Lot Phase 2	Capital Improvement Project	Pending	\$214,000
			Total	\$214,000

Table 1 – Cumming 2023 Annual Work Plan

The preliminary schedule for the Remote Economy Parking Lot Phase 2 Project work is as follows:

Table 2 – Preliminary Schedule

Activity	Date
Board Approval	May 18, 2023
Notice to Proceed	June 5, 2023
Construction	June 5 – October 3, 2023
Notice of Completion	October 3, 2023

COMPANY BACKGROUND

Cumming Group is an international company with a local office in Reno, Nevada. The work associated with this project will be performed by personnel based in the Reno office. Cumming has performed Project Management and Construction Management services for public sector

clients for the last 20 years. The local team includes qualified professionals with extensive experience delivering projects for public agencies. Additionally, the parent company has experience at other airports all over the country.

FISCAL IMPACT

The design services were approved with the RTAA Capital Improvement Project FY 2021-22 midyear budget. The construction budget for Phases 1 & 2 in the amount of \$3,872,000 was approved with the RTAA Capital Improvement Project budget for FY 2022-2023. An additional \$1,000,000 was approved at the 2022-2023 mid-year budget.

The overall anticipated budget for the Remote Economy Parking Lot Construction Project Phase 2 is estimated at \$4,124,778 and a breakdown is provided below in Table 3 – Project Estimate at Completion:

Contract Administration (JUB)	Construction Management (Cumming)	Construction (SNC)		Owner's Contingency	Estimate At Completion
\$42,900	\$214,000	\$3,598,007	\$69,871	\$200,000	\$4,124,778

Table 3 – Project Estimate at Completion

* Other Direct Costs include but are not limited to administrative costs, advertising, printing, permits, miscellaneous fees and owner supplied equipment.

With the completion of Phase 1, the remaining project budget is \$3,503,985. The difference between the remaining budget and the Phase 2 Project Estimate at Completion is \$620,793. To fund the shortfall, the funds will come from three sources: the remaining funds from the design budgets for the Remote Economy Lot and Blue Lot Reconstruction (\$118,894), and the RTAA General Fund (\$501,899).

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the authorization for the President/CEO to execute a Professional Services Agreement for Construction Management Services for the Remote Economy Parking Lot Phase 2 Project at Reno-Tahoe International Airport, with Cumming, in the amount of \$214,000."



To: All Board Members

Memo #: 05/2023-30

From: Daren Griffin, President/CEO

Subject: Authorization for the President/CEO to execute a Professional Service Agreement for Construction Management Services for Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$1,058,550 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize pending Airport Improvement Program grant on the project

STAFF RECOMMENDATION

Staff recommends that the Board authorize the President/CEO to execute a Professional Service Agreement for Construction Management Services for Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$1,058,550 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize pending Airport Improvement Program grant on the project.

PURPOSE

The purpose of this action is to request authorization for the President/CEO to execute a Professional Service Agreement for Construction Management Services for Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport with Construction Materials Engineering Inc (CME).

This action is in support of the Reno-Tahoe Airport Authority (RTAA) Strategic Priorities as identified in the Reno-Tahoe Airport Authority Fiscal Year (FY) 2019-2023 Strategic Plan.

- Strategic Priority #3 Facilities for the Future
- Strategic Priority #4 Safety & Security
- Strategic Priority #6 Customer Experience

BACKGROUND

In order to implement the construction of capital projects, the RTAA has CME on an on-call list to perform Construction Management (CM) services. These services augment RTAA staffing for specialized technical services and seasonal construction periods. CM services are industry standards and are required by FAA regulations to ensure proper administration, inspection, and quality assurance for federally funded construction projects which this project qualifies under.

The CM services include, but are not limited to, program administration, project management, client coordination, agency coordination, pre-construction services, design review, cost estimates, project controls (cost and schedule), bid evaluation, contract administration, construction management, owner's representation, construction inspection, materials testing, survey controls, quality assurance, certified payroll compliance, and other related tasks.

DISCUSSION

The services and corresponding fee negotiations for this project is based on the duration of construction and the scope listed for the design of this project. The services consist of owner's representation, construction management, project administration, quality assurance, construction inspection, materials testing, contract administration, tenant coordination, Disadvantaged Business Enterprise (DBE) compliance, certified payroll, and apprenticeship conformance reviews.

COMPANY BACKGROUND

Construction Materials Engineering is a local engineering firm with a multidisciplinary team of 50 employees. For more than 40 years, CME has worked on projects in northern Nevada's from planning through construction. From inspections and materials testing to geotechnical engineering and construction administration, CME has the versatility and local experience that matters. The team combines innovation and skill to provide cost-effective solutions for a variety of public and private sector projects ranging from transportation and mining to water/wastewater, residential, commercial, and industrial as well as K-12 and higher education. CME provides a diverse blend of technical expertise and is one of the largest AASHTO accredited materials testing laboratories in the region to support projects of all sizes.

FISCAL IMPACT

The Construction is funded by FAA PFC Application #15 in the amount of \$16,082,403 and congressionally directed spending in the form of an pending AIP grant in the amount of \$3,589,000.

COMMITTEE COORDINATION

Planning and Construction Committee

RECOMMENDED MOTION

Staff recommends that the Board adopt the following motion:

"It is hereby moved that the Board authorizes the President/CEO to execute a Professional Service Agreement for Construction Management Services for Terminal Loop Road Reconstruction, ADA, Safety/Security Improvements, and Canopy project at Reno-Tahoe International Airport with Construction Materials Engineering Inc. in the amount of \$1,058,550 and authorize adjustment of Airport Improvement Program cost allocation line items to maximize pending Airport Improvement Program grant on the project".

			ENGINEERING & CONSTRUCTION - PROJECT SCHEDULE 2023											
			PLANNING/EN	NVIRONMENT A	PROGRAM	I STUDY RFC	SOQ/PROPOSA	L DESIGN	BIDDING	CONSTRU	CTION PRO	JECT CLOSEO	UT BA: BOA	RD ACTION
Project Name	RNO/ RTS	PM	JAN 2023 W1 W2 W3 W4 V	FEB 2023	MARCH 2023		MAY 2023 W18 W19 W20 W21 W2	JUNE 2023	JULY 2023	AUG 2023	SEPT 2023 35 W36 W37 W38 W39	OCT 2023	NOV 2023	DEC 2023 B W49 W50 W51 W52
Airport Improvement Program (AIP)														
Runway 16R-34L Reconstruction - Phase 2	RNO	тс												
Taxiway B/M & GA Runup Areas Design (Rebid Spring)	RNO	JL					BA							
RTS Apron & Taxiway A Phase 3	RTS	BJ												
RTS Apron & Taxiway A Phase 4	RNO	BJ				BA	BA							
Airfield Signage & Taxiway Renaming (Design)	RNO	JL				ВА								
Capital Improvement Program (CIP) 2021-22														
Airport Terminal Lift Station	RNO	то												
Air Cargo Way Lift Station	RNO	JL												
FAA VALE PCA Replacement	RNO	то						BA						
Capital Improvement Program (CIP) 2022-23														
Airfield Admin & Airport Duty Mngr Office Remodel	RNO	то	BA											
Remote Economy Lot - Phase 2	RNO	BJ					BA							
Terminal Arc Flash Study Phase 2	RNO	то												
Ticketing Hall Expansion	RNO	AT												
MZ3 HVAC Replacement	RNO	AT												
Shared Use Phase 1	RNO	то			BA									
HQ/PD Workspace Study	RNO	LB				BA								
Passenger Facility Charge (PFC 14)														
Terminal Development (Concourse) Planning Study	RNO	LB		Design	RFQ		CMAR RFQ	BA						
Passenger Facility Charge (PFC 15)														
Terminal Loop Road Reconstruction	RNO	JL				BA	BA							
Arrival/Departure Escalators	RNO	то												

	ŗ		ENGINEERING & CONSTRUCTION - PROJECT SCHEDULE 2023										
	ŗ	PLANNING/E	VIRONMENTA	L PROGRAM	STUDY RF	Q/SOQ/PROPOSA	L DESIGN	BIDDING	CONSTRUC	TION PRO	JECT CLOSEOU	T BA: BOA	RD ACTION
Project Name	RNO/ PM	JAN 2023		MARCH 2023	APRIL 2023		JUNE 2023	JULY 2023	AUG 2023	SEPT 2023	OCT 2023	NOV 2023	DEC 2023
	RTS	W1 W2 W3 W4 W	W5 W6 W7 W8 W	79 W10 W11 W12 W13	W14 W15 W16 W1	7 W18 W19 W20 W21 W2	2 W23 W24 W25 W26	W27 W28 W29 W30 V	V31 W32 W33 W34 W3	5 W36 W37 W38 W39	W40 W41 W42 W43 W4	4 W45 W46 W47 W4	W49 W50 W51 W
Customer Facility Charge (CFC)													
CONRAC - Design	RNO TO												
Miscellaneous													
Dermody Master Development at RTS	RNO GP												
Stellar - GA East Development	RNO JL												
NV Army National Guard at RTS (Misc Project Review)	RTS BJ												
Home Gardens - Tolles	RNO TC												1
	+												·



Administrative Report

Date: May 16, 2023

To: All Board Members

From: Daren Griffin, President/CEO

Subject: Administrative Award of Contracts (Expenditures) Pursuant to Resolution No. 557 for the Month of April 2023

BACKGROUND

At the July 14, 2022, Board of Trustees' Meeting of the Reno-Tahoe Airport Authority, the Board approved Resolution No. 557 authorizing the President/CEO to administratively award contracts for:

- budgeted professional services when the scope of work is \$200,000 or less, and to approve amendments where the sum of the total net of amendments per agreement does not to exceed \$50,000; and
- budgeted goods, materials, supplies, equipment, technical services, and maintenance contracts when the estimated amount to perform the contract, including all change orders, is \$250,000 or less; and
- budgeted construction contracts when the estimated amount to perform the work is \$500,000 or less, and approve change orders to construction contracts where the sum of the total net of change orders per contract does not exceed \$250,000; and
- budgeted Construction Management and Administration professional service agreements and amendments ("Work Order") where a single Work Order does not exceed \$250,000.

All construction contracts exceeding \$500,000 must be approved by the Board of Trustees, along with a request to establish an Owner's Contingency. Additionally, if the Board of Trustees originally approved the construction contract, any construction change order exceeding the sum of the total of the contract and Owner's Contingency must also be approved by the Board.

DISCUSSION

Resolution No. 557 requires that the President/CEO provide the Board of Trustees with a monthly administrative report listing of all agreements and purchase orders in excess of \$25,000 and approved administratively as a result of this Resolution. Further, all change orders and amendments approved administratively as a result of this Resolution shall be included in a separate administrative report regardless of value.

April 2023 – Agreements and POs in Excess of \$25,00

Date	ate Name of Dollar Description		Description	Funding Source	Department / Division
02/07/23	Korn Ferry (US)	\$80,000.00	A PSA was issued for the Recruitment of the Chief Marketing & Public Affairs Officer to include services, administrative fees and travel/per diem expenses of candidates.	FY23 O&M	People Ops
04/10/23	Incline Technology Consulting, LLC	\$219,397.50	A multi-year Technical Services Agreement was issued for annual preventative and corrective maintenance for electronic physical security and security operations center technology systems, including 24x7x365 help desk / on-call services.	FY23 O&M	Technology & Information Systems
04/11/23	Spirit Airlines, Inc.	\$50,000.00	A PO was issued for Airline Marketing Incentive for new carrier.	FY23 O&M	Air Service Development (Non- Departmental)
04/11/23	JFC & Associates	\$247,537.00	A multi-year Technical Services Agreement was issued for the upgrade, implementation services, and SaaS annual contract for IBM Maximo to version 7.6.1.x.	FY23 CIP	Technology & Information Systems
04/13/13	Scheidt & Bachmann, USA, Inc.	\$58,798.28	An Equipment Contract was issued for Gate Controls and Accessories associated with existing parking system for the Economy Lot Construction Project).	FY23 CIP	Engineering & Construction
04/17/23	WTR Electric, Inc.	\$29,228.00	A PO was issued for Material & Labor to replace a portion of analog cable.	FY23 O&M	Technology & Information Systems
04/25/23	Ennis Paint, Inc.	\$25,222.05	A PO was issued for thermoplastic hold bar materials.	FY23 O&M	Airfield Maintenance
04/27/23	Q&D Construction LLC	\$27,680.00	A Contract was issued for repairs due to a car accident to the Mini-Warehouses. This was informally bid to Moody Weiske, Bruce Purves Construction, and Norman Ventures, Inc.	FY23 O&M	Airport Economic Development
05/02/23	Incline Technology Consulting, LLC	\$92,724.56	A Technical Services Agreement was issued for Genetec Archiver (Video Storage) Replacement.	FY23 O&M	Technology & Information Systems

April 2023 – Change Orders, Amendments, and Work Orders

Date	Name of Company	Dollar Amount	Description	Funding Source	Department / Division
04/03/23	Reyman Brothers Construction, Inc.	\$14,988.50	Owner's Contingency CO#1 was issued for modifications to scope to include MEP. See attached. Contract + COs = \$1,557,882.50.	FY23 CIP	Engineering & Construction
04/04/23	QSI, Inc. dba PAR Western Line Contractors, Inc.	\$59,000.00	Amendment #6 associated with the Technical Services Agreement for landside snow removal services. This is a Time & Materials (T&M) agreement only, and this amendment provided for additional T&M above the FY23 projected services and replaced Amendments #4 & #5. Revised Technical Services total including Amend #6 = \$116,302.93	FY23 O&M	Landside Operations
04/06/23	Reyman Brothers Construction, Inc.	\$49,185.24	Owner's Contingency CO#2 was issued for modifications to scope to include demolition of drinking fountain, wall repairs and revisions to bathrooms. See attached. Contract + COs = \$1,607,067.74.	FY23 CIP	Engineering & Construction
04/10/23	Atkins North America, Inc.	\$10,000.00	WO#23-04 was issued for CM Services associated with the MZ3 Replacement Project associated with the Ticketing Hall Construction. Base Contract + Total WOs = \$2,749,419.38.	FY23 CIP	Engineering & Construction
04/14/23	R&R Partners, Public Affairs, LLC	\$5,000	Amendment #1 to the PSA for consulting services was created to add additional hourly T&M for police consulting. PSA + Amendment #1 = \$105,000.00.	FY23 O&M	Police
04/27/23	Ainsworth Associates Mechanical Engineers	\$38,800.00	Amendment #1 was issued for a preparation of a two-phased approach for a Fire Risk Assessment to review foam-based fire protection on RTS Hangars 5 & 6. Revised total, including Amendment #1 = \$80,700.00.	FY23 O&M	Engineering & Construction
05/04/23	Atkins North America, Inc.	\$198,000.00	WO #23-06 for CM Services associated with the TWY Remediation Project to include observations, meetings, and submittals. Base Contract + Total WOs = \$ Base Contract + Total WOs = \$2,947,419.38.	FY23 CIP	Engineering & Construction

Key to abbreviations:

AIP = Airport Improvement ProjectCO = ChangCIP = Capital Improvement ProgramNTE = Not tCFC = Customer Facility ChargePFC = Passe

CO = Change Order NTE = Not to Exceed PFC = Passenger Facility Charge WO = Construction Mgmt Work Order PO = Purchase Order PSA = Professional Service Agreement

RENO-TAHOE AIRPORT AUTHORITY OWNER'S CONTINGENCY CHANGE ORDER

CCO No.	1	
Contractor:	Reyman Brothers Construction, Inc.	
Project:	Airfield AdmIn & Airport Operations Admin Office Remodel	=7.7
Solicitation #:	ITB 22/23-17	

Summary of Change and List of Attachments:

Contingent Change Order No. 01	
Changes per attached Change Proposal Request 2R (attached)	

Owner's Contingency Change C	Order Summar <u>y:</u>		Change in Contract Date	es:	
Owner's Contingency Total:	\$ 235,000.00		Original Duration (Days):	150	
Total Previously Authorized:	\$ 0.00		Previous Authorization:	0	
Total Change this CCO:	\$ 14,988.50	ADD	This Authorization:	10 ADD	
Remaining Contingency Balance:	\$ 220,011.50		Revised Contract (Days):	160	
Contract Summary:			Distribution to:		
Original Contract:	\$ 1,554,679.00		RTAA PURCHASING	Х	
Total Previously Authorized COs	\$ -11,785.00		PM	Х	
Total Previously Authorized CCOs	\$ 0.00		CM	Х	
Contract Sum Prior to this CCO	\$ 1,542,894.00		ENGINEER	Х	
Total Change this Authorization:	\$ 14,988.50	ADD	CONTRACTOR	Х	
New Contract Sum Incl this CCO:	\$ 1,557,882.50				
Contractor mature	Date:	3/30/23	For TO Project Mgr Signature	Date: 03/31/23	
Contractor Name & Title: DAR	EL LINGUTT 7	P.M.	RTAA Project Manager: Te	d Ohm, Sr. Facilities Project Manage	
N/A			In	4/8/23	
Construction Mgr Signature	Date:		RTAA Mgr Signature	Date:	
Const Mgr Name & Title: Linda Shi	elds, Sr Construction N	RTAA Mgr Engineering & C	Construction: Jackie Borman		
Engineer/Architect Signature Date: 3/30/23					

Engineer/Architect Name & Title: Jeff Purcell, Project Architect MANAGUTC. Not valid until signed by ALL parties. Execution of this Contingency Change Order by both Owner and Contractor constitutes a binding agreement and serves as a full accord and satisfaction of any claim, demand, lien, stop notice or further request for compensation, past or present, known or unknown, and/or time extension arising out of or by virtue of the work described above in the Contingency Change Order. Contractor's signature indicates agreement herewith, including any adjustments in the Contract Sum or Contract Time.

DESCREAN
REYMAN

CONSTRUCTION

GENERAL BUILDING CON	TRACTORS
----------------------	----------

"Committed to Your Su	uccess"	
	3.22.23	
	Change Proposal Request	2R
HOME OFFICE: 151 S. 18TH ST. SPARKS, NV 89431 TEL: 775-356-0150 FAX: 775-356-0247	Paul Cavin Architect, LLC 1575 Delucchi Lane Reno NV 89502	
FAA: 775-356-0247	re: RTAA Duty Manager Office Bldg. Remodel	
	Dear Paul,	
reymanbrothers.com	Presenting the following Change Proposal for review and approval.	
	Project modifications per attached PR 001.	
LICENCES:	Classic Finishes (see attached)	\$1,653.00
NEVADA	Triumph Electric (see attached)	\$1,647.08
#12481C	Gardner Engineering (see attached)	\$8,636.00
CALIFORNIA #702410	RBC: 10 man hrs @ \$109.74 / hr	\$1,097.40

sub-total		\$13,033.48
OH&P @ 15%		\$1,955.02
	TOTAL ADD	\$14,988.50

CONTRACT TIME ADJUSTED: Add 10 Calendar Days

Sincerely,

Jace & . Callender

Jace E. Callender Project Manager Approved by: ____ Paul Cavin Design

Date Approved: _____



Proposal Request

PROJECT: (name and address) WA-2023-70 RTAA Base Operations Building Reno-Tahoe International Airport

OWNER: (name and address) Reno-Tahoe Airport Authority 2001 East Plumb Lane Reno, Nevada 89502 Date: ARCHITECT: *(name and address)* Paul Cavin Architect, LLC 1575 Delucchi Lane, Suite 120

Reno, Nevada 89502

CONTRACT INFORMATION:

Contract For: General Construction

Architect's Project Number: 22025 Proposal Request Number: 001

Proposal Request Date:

CONTRACTOR: (name and address) Reyman Brothers Construction, Inc. 151 S. 18th Street Sparks, Nevada 89431

The Owner requests an itemized proposal for changes to the Contract Sum and Contract Time for proposed modifications to the Contract Documents described herein. The Contractor shall submit this proposal within Seven (7) days or notify the Architect in writing of the anticipated date of submission.

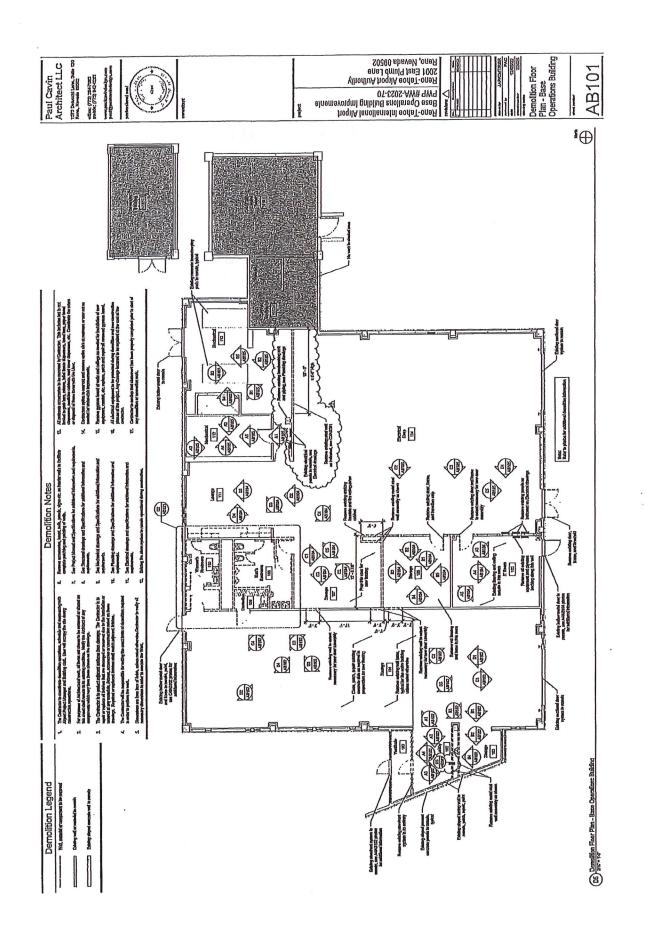
(Insert a detailed description of the proposed modifications to the Contract Documents and, if applicable, attach or reference specific exhibits.)

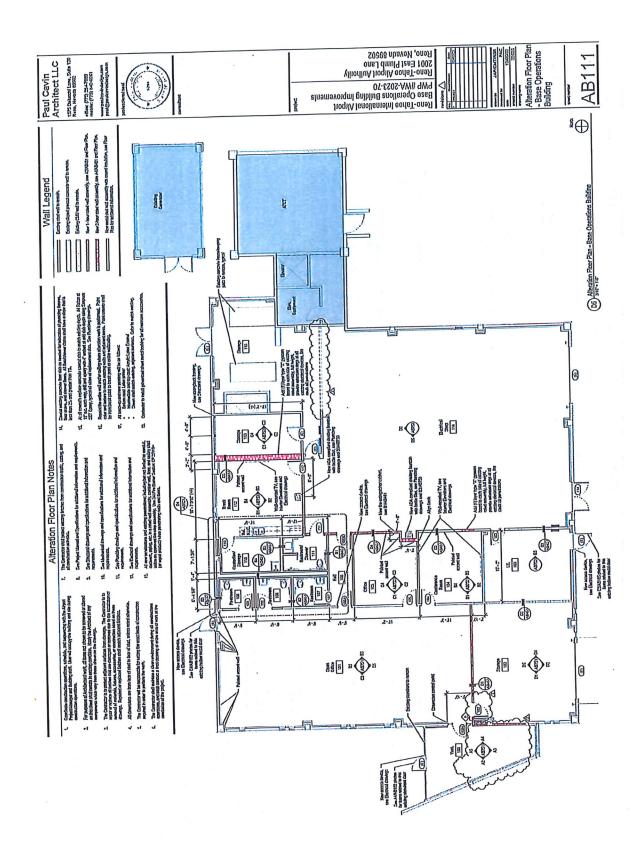
Please provide a Contractor Proposal Request for the modifications shown clouded with Delta 2 on the attached revised drawings. These modifications include modifications to the original floor plan design at the Vestibule 100 and associated rated walls as well as new opening in the Electrical Shop area and a door shift/flip at Storage 102. Also required modifications to Mechanical, Plumbing and Electrical in these areas as well.

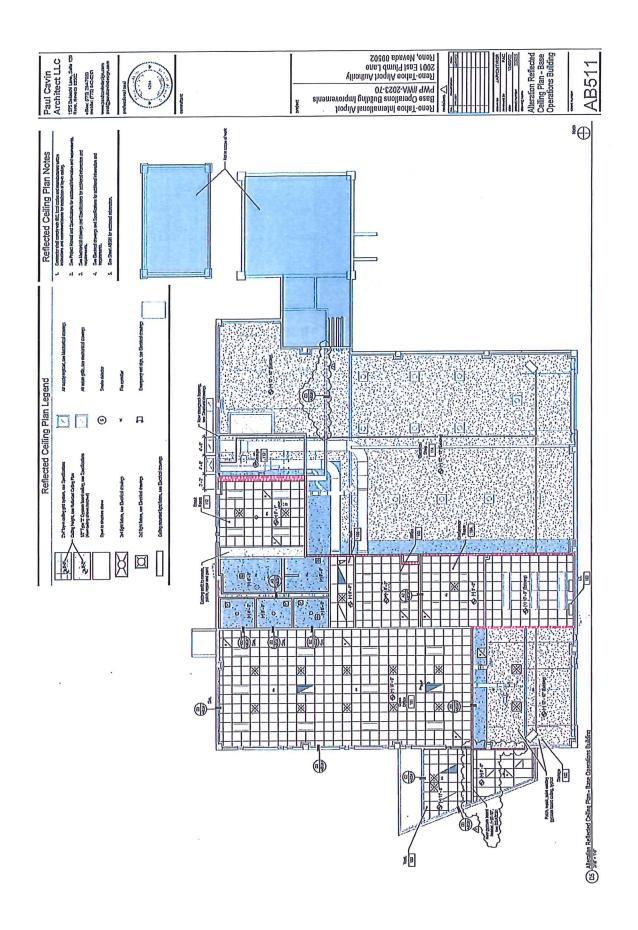
THIS IS NOT A CHANGE ORDER, A CONSTRUCTION CHANGE DIRECTIVE, OR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED IN THE PROPOSED MODIFICATIONS.

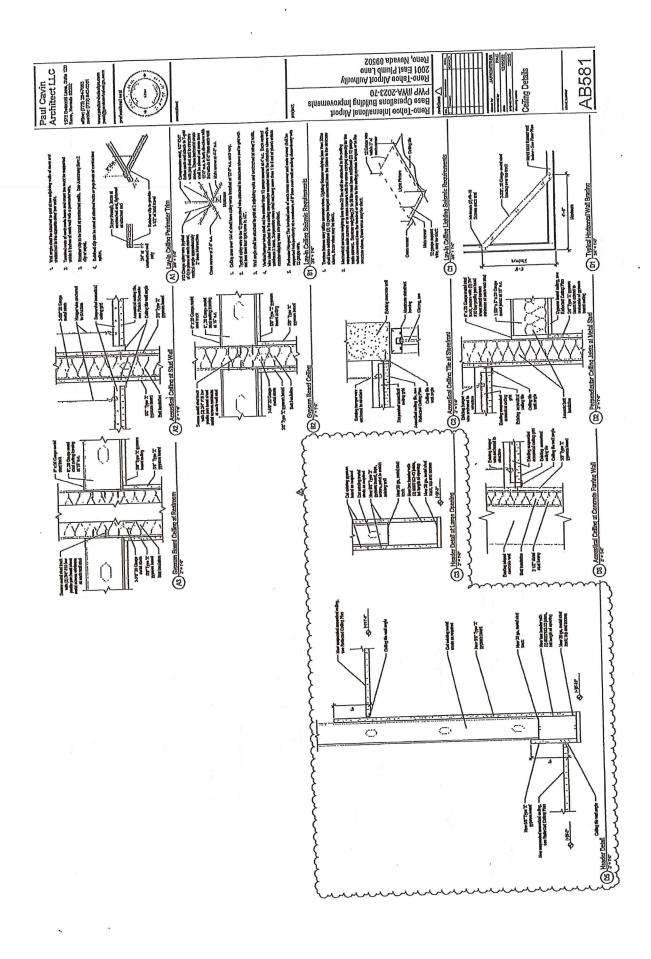
REQUESTED BY THE ARCHITECT:

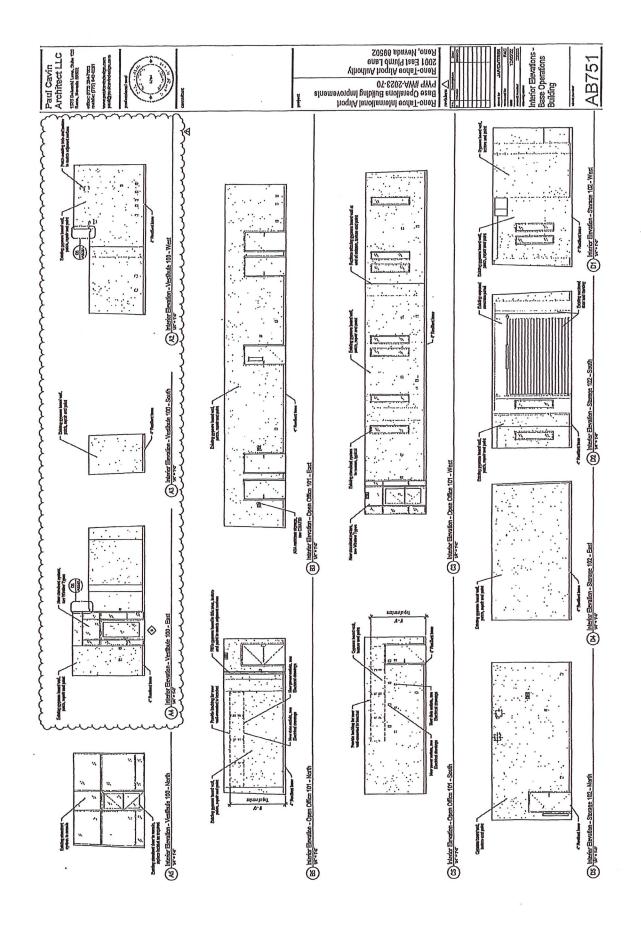
Jeffrey Purcell, Project Manager PRINTED NAME AND TITLE

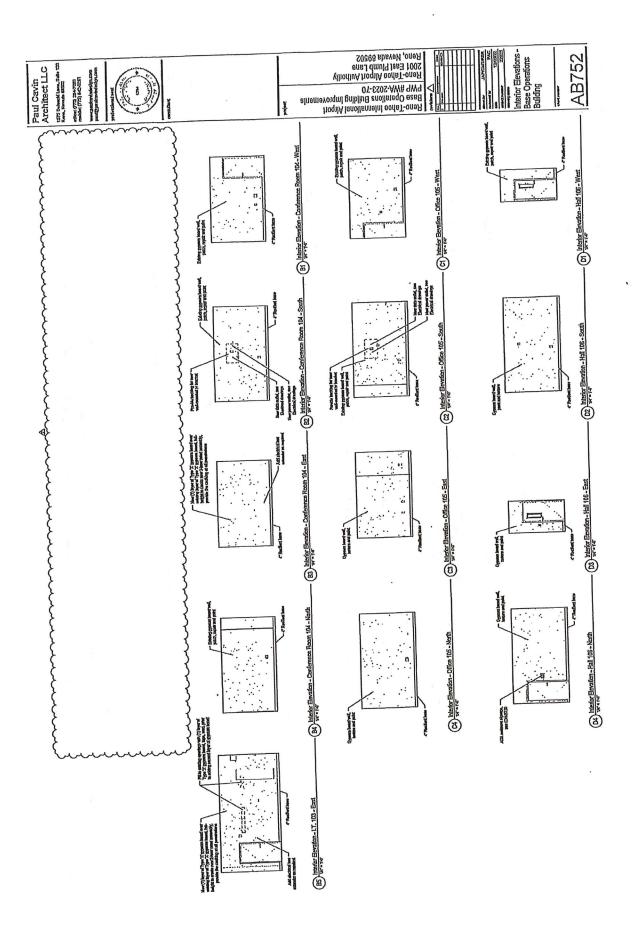




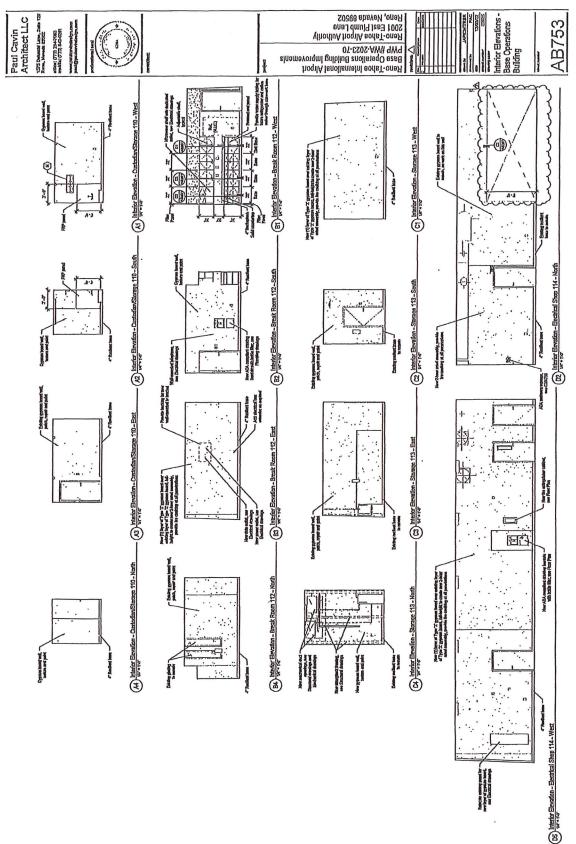


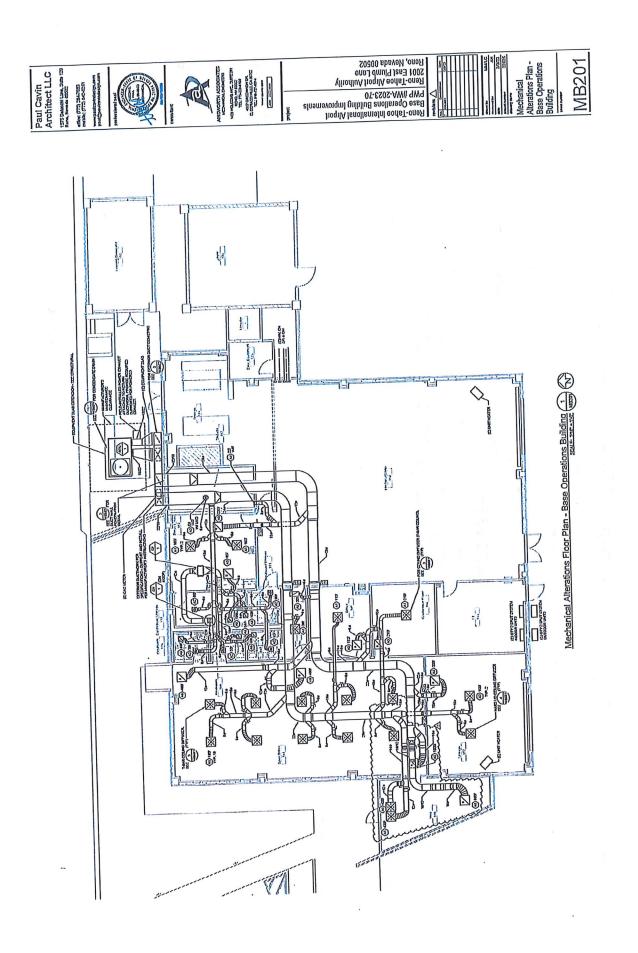


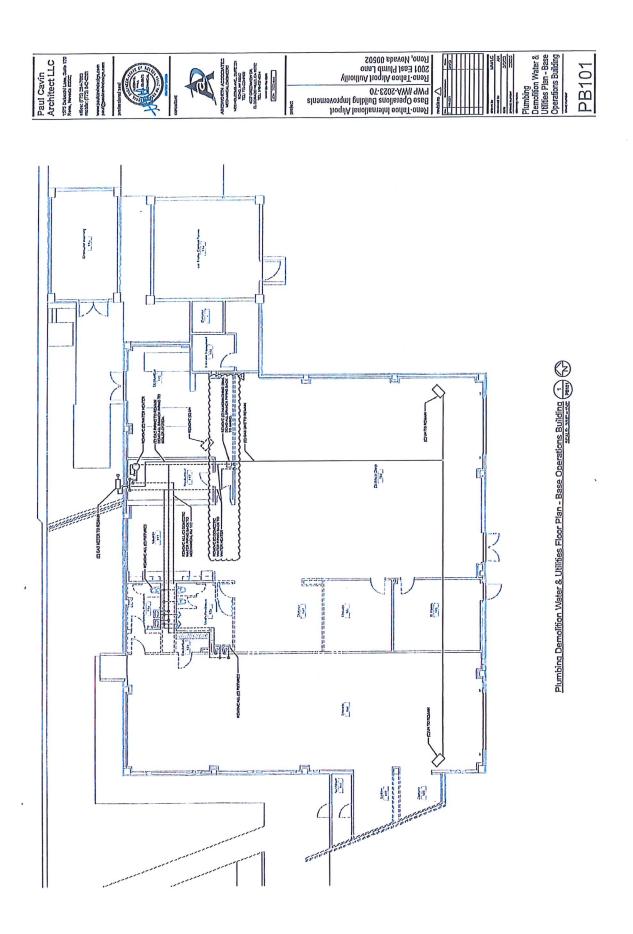


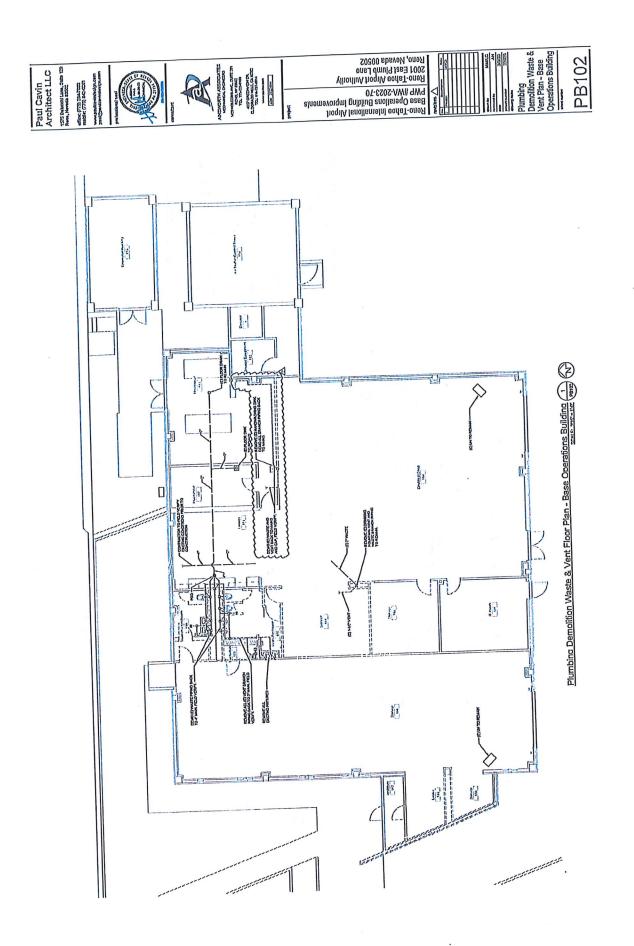


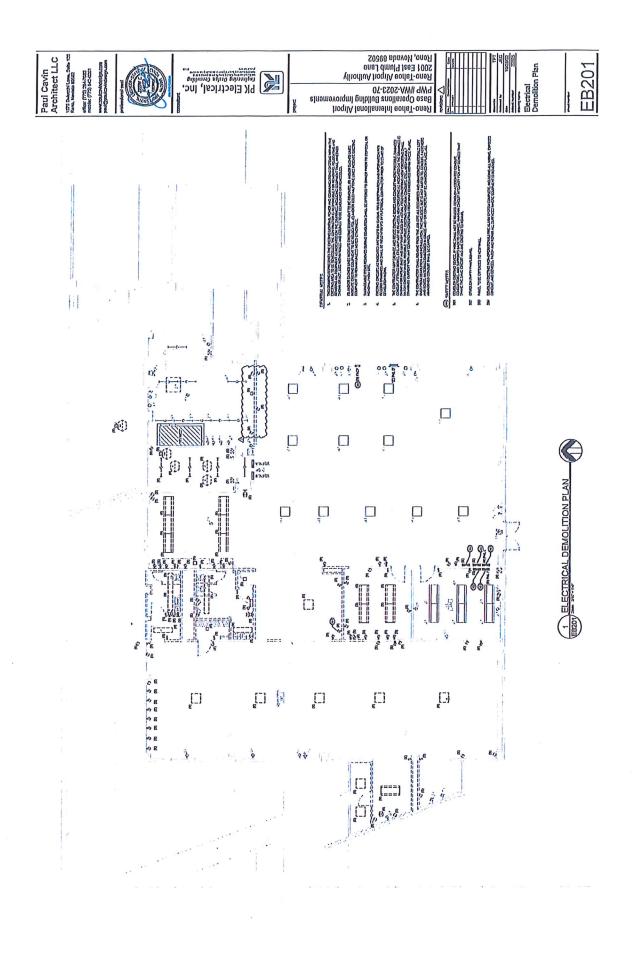
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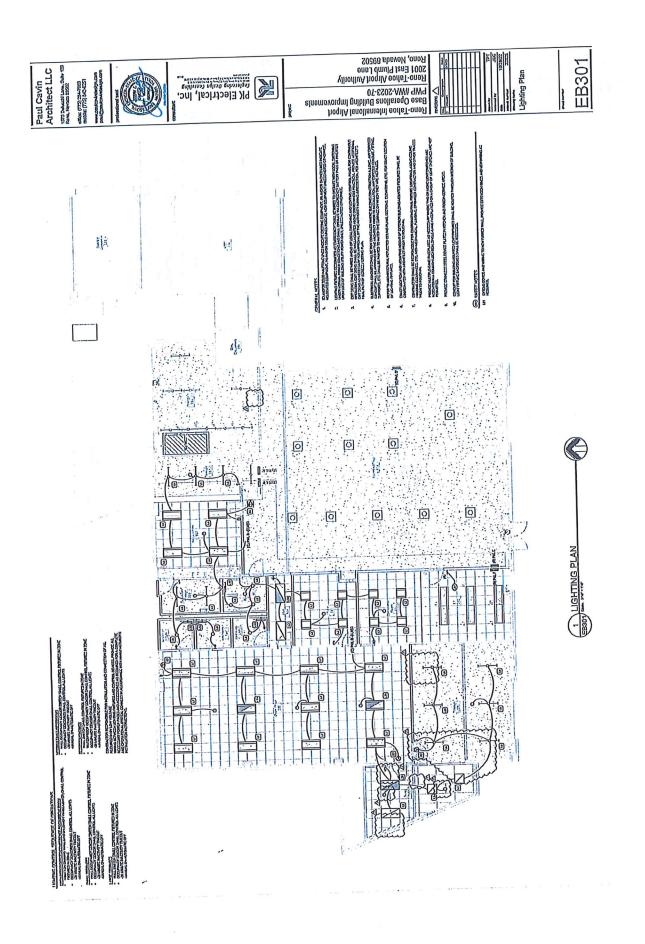


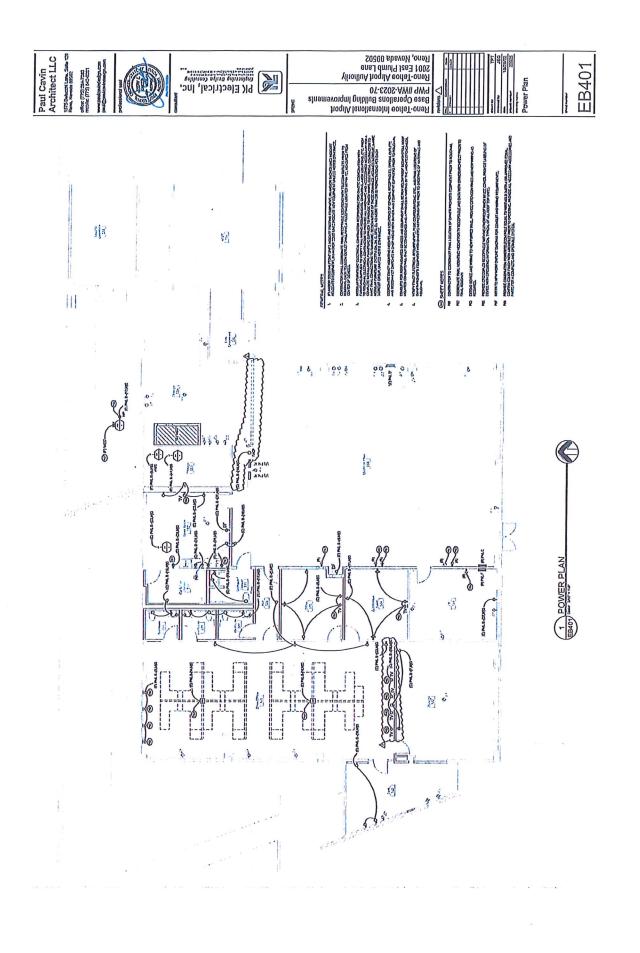


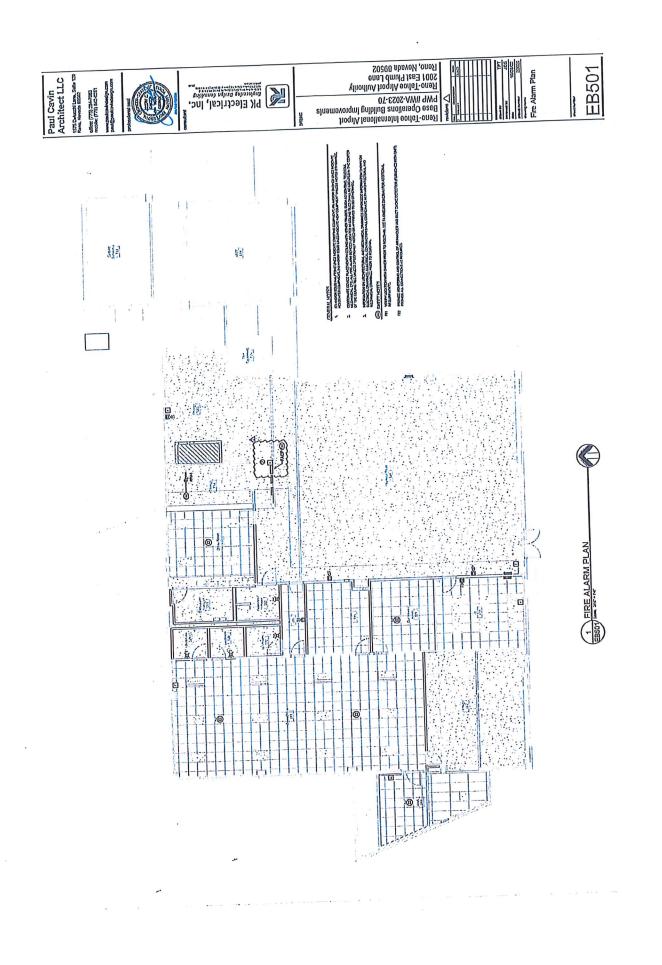


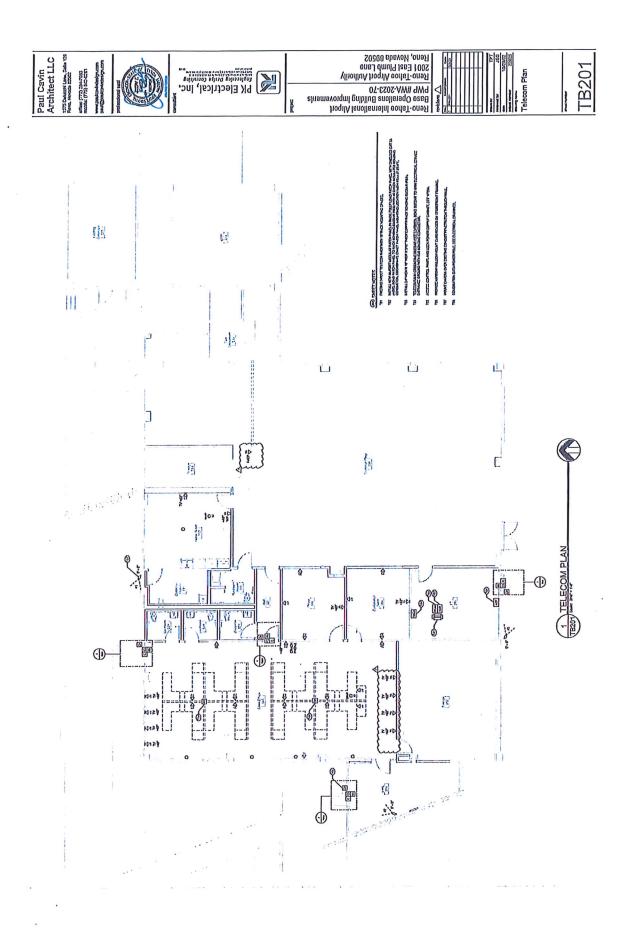












775,470,5218 Office 775,470,5303 Fax



Nevada Contractors Licenses: #80455 • C4 #80454 • C17

708 N. Cunter Straut . Reno, NV 89501

March 14, 2023

Reyman Brothers Construction 151 S 18th St Sparks, NV 89431 (775) 356-0150

Re: Reno-Tahoe International Airport Base Operations and Airfield Maintenance Office Improvements.

To whom It may concern,

We are pleased to provide you with our estimate to furnish and install the following services and materials for the above-referenced project. We are signatory to our respective trade unions, fully licensed, and bondable at a rate of approximately 2.50%. Please review the following for scope and exclusions.

This estimate is based on AIA Document G709 – 2018, Proposal Request Number 001, received on March 9, 2023.

Work Included:

Proposal Request Number 001:

- Furnish and Install new 800S162-43 Metal Stud Box Header with 5/8" Type X Gypsum Board and 90°Cornebead Tape and Finished to match existing gypsum board per Detail C3 on AB581, as shown on AB511 Rev.2 "PR-001" dated 03/03/23.
- Furnish and Install new 600S162-33 Metal Stud Box Header with 5/8" Type X Gypsum Board and 90°Cornebead Tape and Finished to match existing gypsum board per Detail D5 on AB581, as shown on AB511 Rev.2 "PR-001" dated 03/03/23.
- Furnish and Install new 362S162-33 Metal Stud Furring Wall behind Door#102, with 5/8" Type X Gypsum Board one side, Tape and Finished to match existing gypsum board.
- Credit for deletion of demising wall, D1 on A451, between Vest. 100 and Storage 102A as shown on original drawings.

Credit for Wall Deletion (Including Tax): (\$961.00) Proposal Request Number 001 Estimate (Including Tax): \$2,614.00

TOTAL PROPOSAL REQUEST NUMBER 001 ESTIMATE (INCLUDING TAX): \$1,653.00

775,470.5218 Office 775,470,5303 Fax



Nevada Contractors Licenses: #80455 • C4 #80454 • C17

708 N. Cuntur Straat . Rano, NY 89501

Work Excluded:

**Demolition

**Wood, Plywood, Wood Blocking/Firestopping, and or wood carpentry.

**Metal, Aluminum, and/or Plastic Corner Guards.

**Access Panels and/or Installation of.

**Aluminum Brake Metal, and/or any Extruded Metal Products to match Storefronts or Windows.

**Metal Flashing & Copings.

**110 & 220 3 phase power sources.

**Grouting hollow metal door frames.

**Color coding, I.D. banding sprinklers pipe painting.

**Striping and signage paint.

**Concrete floor sealers/hardeners.

**Repair and patching Classic Finishes scope of work, due to damage by others.

**Electrical/mech/plumbing fixture support wires.

**Fire rating light fixtures and electrical outlets.

**Firesafing, fire-caulking, firestopping.

**Sound batt and/or Thermal Insulation.

**Caulking/sealants.

**Classic Finishes standard exclusions consist of the following:

#IIOvertime (Over 40 Hours/Week); Weekends, Nightwork, or Shiftwork.

##Temporary heat or weather protection.

##Lighting, task, and area type.

##All water requirements, minimum at 50 psi.

##Testing, permits, bonds, fees, grade setting.

##Temporary facilities, barriers, enclosures, and waste management.

No shop drawings, design build, as-built drawings, engineering, or calculations.

All work proposed must be ready for continuous progress and in-sequence work. Costs incurred by Classic Finishes, due to the delay by others shall be billed to General Contractor accordingly.

Should Classic Finishes be awarded this project, our bid Proposal in its entirety shall be included as an exhibit to the contract, as it is specific to our scope. <u>Our Scope is limited to the above referenced scope</u> inclusions and exclusions, no other assumptions have been made.

We thank you for the opportunity to submit an estimate for the above upcoming project. If you have any questions or comments, please feel free to call.

Classic Finishes, LLC Nevada Licenses:

1) #80455-C4: Limit: Unlimited 2) #80454-C17: Limit: Unlimited

Respectfully submitted,

Lorenzo Taormina Estimating

copy: rg

Quoted pices valid for 30 days unless otherwise noted. All material is guaranteed to be as specified. All work to be completed in a workmanlike manner, according to standard practices. Any alteration or deviation from above specifications involving extra cost will be executed only upon written orders and will become an extra charge over and above the proposal. All agreements contingent upon strikes, accidents, or delays beyond our control. Our workers are fully covered by worker's compensation insurance. Issuance of subcontract deems acceptance to all conditions act forth.

> Exterior Panel Systems • Commercial • Lath • Plaster Acoustic Ceilings • Drywall • Paint • Wall Covering

1360 Greg Street Suite 106 HV Election Oct 205 Phone (775)-355-1960				State Stat
1360 Greg Street Suite 106 RV Elson UNITED Phone (775)-355-196	TRIUM	PH ELECTRIC	, IN G	
1360 Greg Street Suite 106 HV Election Correction Phone (775)-355-1960		u/	lic, (0%/16%),	Citizen,
	Eporte Nevada 89431	Bid Limit: UNLIMITED	Phone	(775)-355-197) (775)-355-196

COR #1

COR#1	CRANCE ORDER REPORTSE	
Proposal Submitted To:	Phone:	Fax:
RBC Date: Thursday, March 16, 2023	Job Name: RTAA PR 排1	Job Location: Reno NV

Scopp on Work To Pariorm

COLUMN STATE

Per PR #1

- 1. Provide electrical demo as shown.
- Change wall lighting Occ sensors to ceiling.
 Shift power, lighting and data devices as shown.
- 4. Revise fire alarm drawing

Attachments:

- 1. Bid Summary
- 2. Labor Breakdown
- 3. Delta fire quote



1360 Greg Street Suite 106 Sparks, Nevada 89431 NV License# 0067820 Bid Limit: UNLIMITED Fax (775)-355-1977 Phone (775)-355-1965

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	Cut, patch and paint
1	Temp power and lighting
L	Bonds
-	Overtime

an pipulon	
Price	\$1,647.08

Respectfully Submitted By, Ryan Flickinger

ACCEPTANCE OF PROPOSAL The above scope of work, exclusions, prices, specifications and conditions are satisfactory and are hereby accepted Date:

Print Name:

Signature:

3/16/2023 9:03:42 AM

RTAA Duly Managers office Remodle : PR #1 Totals (Summary) - Bid Summary: Default

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Labor hours per square fool	
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Net Profit %	,04
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Page 1

S/10/2023 8	01.00 /101							
		RTAA Duly Manag	ers office Remodi	:PR	11			
		Job Nun	nber: CO1242-1					
		Bid Su	mmary: Default					
		Exten	sion By Phase					
ltem #	Description		Quantity	Price			Labor Hr U	Ext Lab Hr
des service	THEN ALL STREAM OF STREAM		07 Miso	<i>that</i>			NASA SERVI	
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* Targel, Labor column 2

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Proposal / Breakdown

Job Name: PCO 許 PR #1-Document G709-2018 RTAA Base Operations Building Date:

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Description of work to be performed: Request for Proposal on Document G709-2018 noting changes floor plan. After we have already completed our fire alarm drawings are now in for internal review.resulting in us possibly stoping our process. Change/update fire alarm drawings to reflect new floor plan.

Submitted by: Danin Tuxon

3557714724 ×	Berching	Total Change Order Cost
17		
1,147.24	4	Total
	·S	Overhead
997.60	\$	Subtotal
		Fixed Price Changes
		Materials
	S	.Labor

Phone 775-359-0396 Cell 775-313-6592

03/09/23

•



270 East Parr Boulevard Reno, Nevada 89512 ph (775) 329-4133 • fx (775) 329-4564 • www.gardnereng.com

March 21, 2023

Reyman Brothers Construction151 South 18th streetSparks, Nevada 89431Phone(775) 356-0150Fax(775) 356-0247

Attention Mr. Darrell Linscott Project Manager <u>dlinscott@reymanbrothers.com</u>

Reference RTAA Duty Manager Office Remodel GEI Job # 6638 – CE #1 Revision 2

Subject Vestibule Changes (PR001)

Dear Darrell;

The following are our cost estimates associated with the vestibule changes as detailed in PR-001 dated 3/3/2023. The original order of spiral has been delivered to the site, so credit for the original is miniscule. Please see the attached spreadsheet for an explanation of all associated costs. *This has been revised to 32 hours in the field, as per the email dated 3/21/2023*

Total costs for this scope of work.....\$8,636.00 (Eight Thousand Six Hundred Thirty Six Dollars)

This change estimate is based solely on direct cost elements such as labor, materials and normal markups, and does not include any amount for changes in sequence of work, delays, disruptions, rescheduling, extended overhead, acceleration, wage, material or other escalations beyond the prices upon which this proposal was based, or any other impact costs. The right is expressly reserved, and notice of potential claim is made, for any and all of these and other related items of cost prior to any final payment under this contract.

Please feel free to contact us if you have any questions or need any additional information.

Thank you,

GARDNER ENGINEERING INC.

D. Robinson

Danny Robinson Project Manager (775) 329-4133

NV Lic. #'s 13048, 13048A · CA Lic. # 494346

GARDNER ENGINEERING, INC.

Project Name: Change Estimate # Date: RTAA Duly Manager Office Remodel CE #1 Vestibule Changes (PR#001) Revision 2 March 21, 2023

Description	Material Quantily	Shop Labor	Field Labor	Unit Cost	Total	Category Total	
Materials							
Sheet Metal Duct and Fillings	1.00			1,692.00	1,692.00		
Misc Plumbing Caps	1.00			89.00	89.00		
						1,781.00	
Labor							
Sheet Metal		16.00	32.00	105.00	5,040.00		
Plumbers			4.00	105.00	420.00		
					-	5,460.00	
Subcontracts and Other Costs							
Truck	3.00			40.00	120.00		
					-		
ertherter letter of the							
	· · ·				-	120.00	
	-11						
	_			Materials		1,781.00	
	_	1		Equipment		- 148.00	
	_	Sales Tax 8.265%					
		Labor					
	_	Subcontracts and Other Costs					
		Sublotal					
			0	verhead & Profit	15.00%	1,127.00	
				Bond		· ·	
			Change	e Estimate Total		8,636.00	



RENO-TAHOE AIRPORT AUTHORITY OWNER'S CONTINGENCY CHANGE ORDER

CCO No.	2	P
Contractor:	Reyman Brothers Construction, Inc.	
Project:	Airfield Admin & Airport Operations Admin Office Remodel	
Solicitation #:	ITB 22/23-17	

Summary of Change and List of Attachments:

Contingent Change Order No. 02

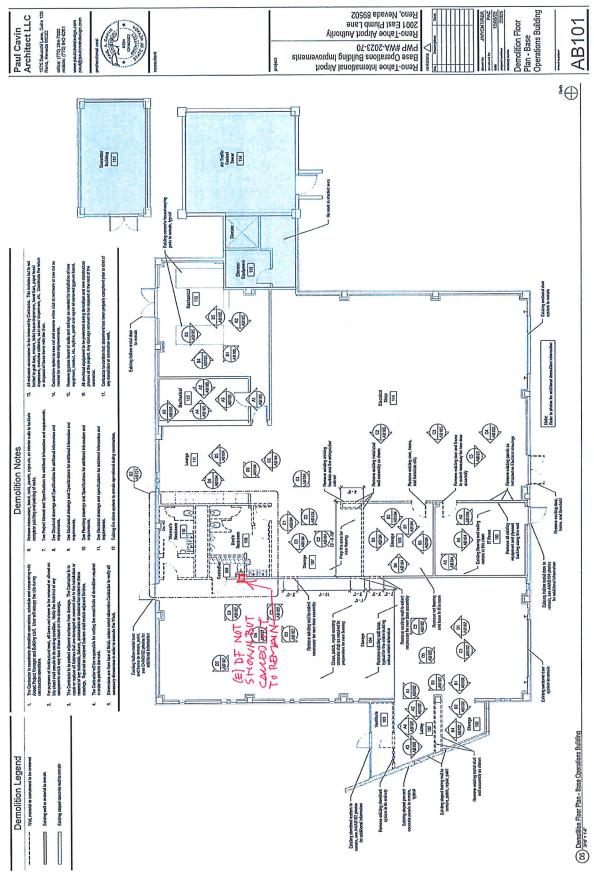
Changes per attached Change Proposal Requests 1, 3, and 4 (attached)

Owner's Contingency Change C	Order Summary:	Change in Contract Dat	es:
Owner's Contingency Total:	\$ 235,000.00	Original Duration (Days):	150
Total Previously Authorized:	\$ 14,988.50	Previous Authorization:	
Total Change this CCO:	\$ 49,185.24 ADI	D This Authorization:	12 ADD
Remaining Contingency Balance:	\$ 170,826.26	Revised Contract (Days):	172
Contract Summary:		Distribution to:	
Original Contract:	\$ 1,554,679.00	RTAA PURCHASING	Х
Total Previously Authorized COs	\$ -11,785.00	PM	Х
Total Previously Authorized CCOs	\$ 14,988.50	CM	X
Contract Sum Prior to this CCO	\$ 1,557,882.50	ENGINEER	Х
Total Change this Authorization:	\$ 49,185.24 ADI	D CONTRACTOR	Х
New Contract Sum Incl this CCO:	\$ 1,607,067.74		
	WAA DATE: 415	Froject Mgr Signature	. Ohm 4/6/2023 Date:
Contractor Name & Title:	RELL LINGGOTT	RTAA Project Manager: To	ed Ohm, Sr. Facilities Project Manage
N/A Construction Mgr Signature	Date:	RTAA Mgr 2	Digitally signed by Jackie Borman, PE DN: cn=Jackie Borman, PE, o=Manager of Engineering and Construction, ou=Reno- Tahoe Airport Authority, email=jborman@renoairpontesin, c=US Date: 2023.04.06 (r):211-007.00
		RTAA Mgr Engineering &	Construction: Jackie Borman
Engineer/Architect Signature		5/2023	
Engineer/Architect Name & Title:	PAUL CHNIN, ARCHI	TECT	

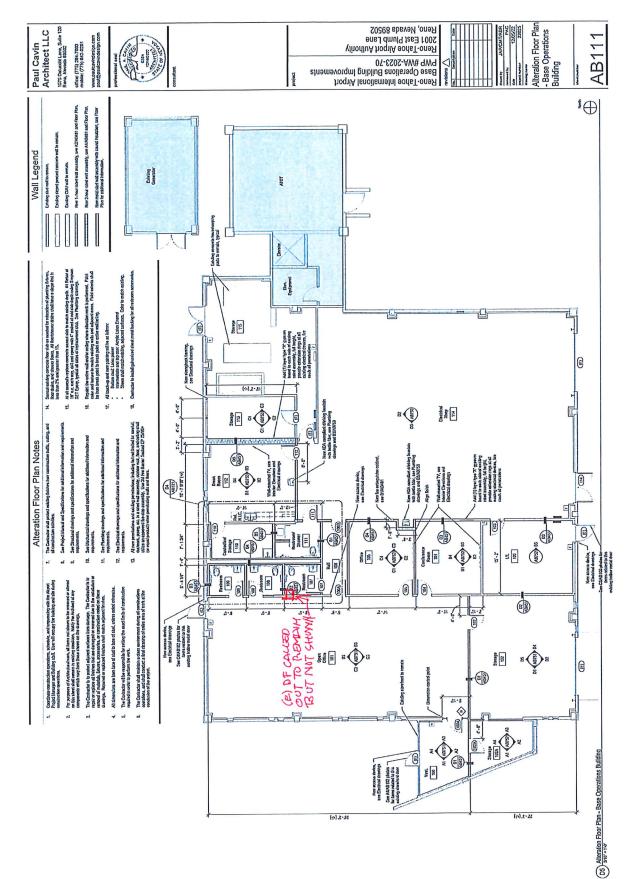
Not valid until signed by ALL parties. Execution of this Contingency Change Order by both Owner and Contractor constitutes a binding agreement and serves as a full accord and satisfaction of any claim, demand, lien, stop notice or further request for compensation, past or present, known or unknown, and/or time extension arising out of or by virtue of the work described above in the Contingency Change Order. Contractor's signature indicates agreement herewith, including any adjustments in the Contract Sum or Contract Time.

DEYM			
CONSTRUCTIO	ON	GENERAL BUILDING CONTRACTORS	
"Committed to Your St	lccess" 3.15.23		
	5. 10.25	Change Proposal Request	1
HOME OFFICE: 151 S. 18TH ST. SPARKS, NV 89431 TEL: 775-356-0150 FAX: 775-356-0247	Paul Cavin Architect, LLC 1575 Delucchi Lane Reno NV 89502		
1 AX. 110-000-0241	re: RTAA Duty Manager Office Bldg. Remo	odel	
	Dear Paul,		
reymanbrothers.com	Presenting the following Change Proposal fo	r review and approval.	
	Remove existing drinking fountain and repair	opening per attached CPR 005 response	
LICENCES:	Classic Finishes (see attached)		\$236.00
NEVADA #12481C	RBC: 3 man hours @ \$109.74 / hour		\$329.22
CALIFORNIA #702410			
		sub-total OH&P @ 15% TOTAL ADD	\$565.22 \$84.78 \$650.00
		CONTRACT TIME ADJUSTED: NA	
	Sincerely,		
	Jace &. Coallinde	Approved by: Paul Cavin Design	
	Jace E. Callender Project Manager	Date Approved:	

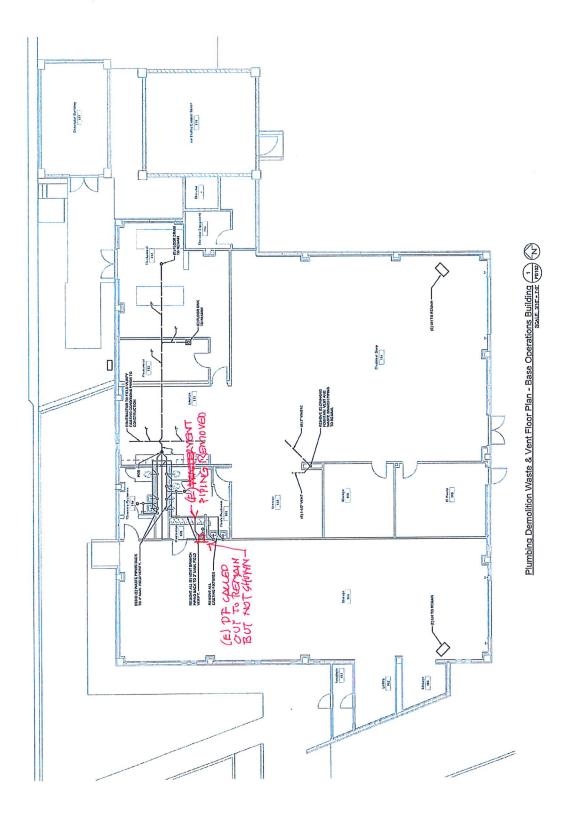
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PROJECT NAME:					C'S RFI NO.	5
RTAA Duty Manager Office Bldg	remodel				B'S RFI NO.	`
TO	Tomouot	FROM:	REYMAN B		STRUCTION	
Paul Cavin Architects LLC			TEL: 775-3			
Faul Gavin Architects LLO			FAX: 775-3			
	DEOL			00-0247		
[PONSE BY		b		
	System Eng.Consultants			Mechanica		
				Plumbing		
				Electrical		
	Structural Eng. Consulta	nts:				
XXX	Other Consultants:					
	1					
SUBCONTRACTOR: RBC						
SUBJECT: Existing Drinking Fo	ountain		1			
CATEGORY:		-				
XXX NEED FOR CLARIFIC	ATION		OMISSION			
UNFORSEEN CONDI				TION PRO	BLEM	
CONFLICT WITHIN D			OTHER			
	COOMENTO					
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	Ecc. C. Correcte			DATE:	3.13.23	
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RESPONSE:						
Drinking fountain was m	islabeled in photo a	as to rem	ain. Remov	ve		
drinking fountain.						
Jeffrey Purcell						
Paul Cavin Architect LL	•					
03/13/2023	S. S			C. C. Martin		
ATTACHMENTS:				-		
SIGNATURE:				DATE:		



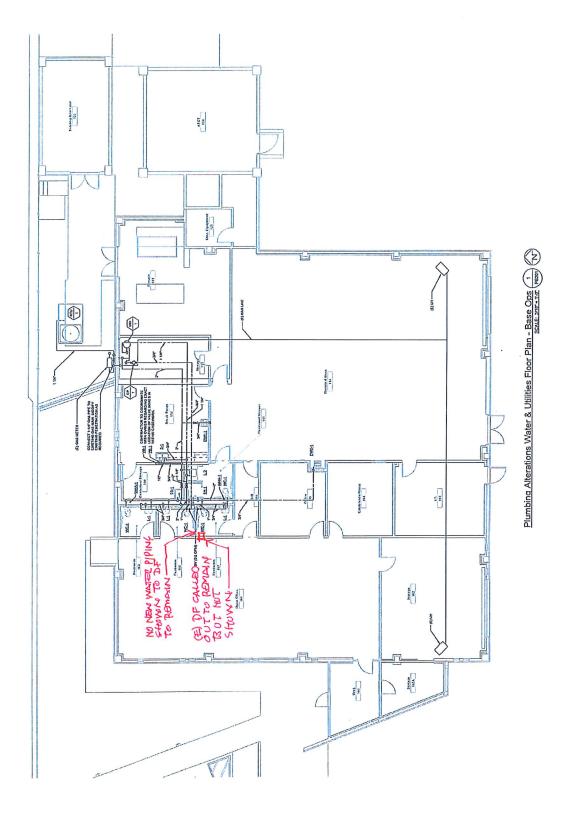












775.470.5218 Office 775.470.5303 Fax



Nevada Contractors Licenses: #80455 • C4 #80454 • C17

708 N. Center Street • Reno, NV 89501

March 14, 2023

Reyman Brothers Construction 151 S 18th St Sparks, NV 89431 (775) 356-0150

Re: Reno-Tahoe International Airport Base Operations and Airfield Maintenance Office Improvements.

To whom it may concern,

We are pleased to provide you with our estimate to furnish and install the following services and materials for the above-referenced project. We are signatory to our respective trade unions, fully licensed, and bondable at a rate of approximately 2.50%. Please review the following for scope and exclusions.

This estimate is based on documents received March 13, 2023, from Reyman Brothers Construction.

Work Included:

Drywall Patch

• Furnish and Install 7/8" 20GA Hat Channel and 5/8" Type X as necessary to patch drywall after removal of drinking fountain shown in detail C3 on AB102. Tape and Finish Drywall Patch to match existing adjacent drywall finishes.

Total Drywall Patch Estimate (Including Tax): \$236.00



Nevada Contractors Licenses: #80455 • C4 #80454 • C17

708 N. Center Street + Reno, NV 89501

Work Excluded:

**Demolition

**Wood, Plywood, Wood Blocking/Firestopping, and or wood carpentry.

- **Metal, Aluminum, and/or Plastic Corner Guards.
- **Access Panels and/or installation of.
- **Aluminum Brake Metal, and/or any Extruded Metal Products to match Storefronts or Windows.
- **Metal Flashing & Copings.
- **110 & 220 3 phase power sources.
- **Grouting hollow metal door frames.
- **Color coding, I.D. banding sprinklers pipe painting.
- **Striping and signage paint.
- **Concrete floor sealers/hardeners.
- **Repair and patching Classic Finishes scope of work, due to damage by others.
- **Electrical/mech/plumbing fixture support wires.
- **Fire rating light fixtures and electrical outlets.
- **Firesafing, fire-caulking, firestopping.
- **Sound batt and/or Thermal Insulation.
- **Caulking/sealants.
- **Classic Finishes standard exclusions consist of the following:
 - ##Overtime (Over 40 Hours/Week); Weekends, Nightwork, or Shiftwork.
 - ##Temporary heat or weather protection.
 - ##Lighting, task, and area type.
 - ##All water requirements, minimum at 50 psi.
 - ##Testing, permits, bonds, fees, grade setting.
 - ##Temporary facilities, barriers, enclosures, and waste management.
 - ## No shop drawings, design build, as-built drawings, engineering, or calculations.

All work proposed must be ready for continuous progress and in-sequence work. Costs incurred by Classic Finishes, due to the delay by others shall be billed to General Contractor accordingly.

Should Classic Finishes be awarded this project, our bid Proposal in its entirety shall be included as an exhibit to the contract, as it is specific to our scope. <u>Our Scope is limited to the above referenced scope inclusions and exclusions, no other assumptions have been made</u>.

We thank you for the opportunity to submit an estimate for the above upcoming project. If you have any questions or comments, please feel free to call.

Classic Finishes, LLC Nevada Licenses:

1) #80455-C4: Limit: Unlimited 2) #80454-C17: Limit: Unlimited

Respectfully submitted,

Lorenzo Taormina Estimating

copy: rg

Quoted prices valid for 30 days unless otherwise noted. All material is guaranteed to be as specified. All work to be completed in a workmanlike manner, according to standard practices. Any alteration or deviation from above specifications involving extra cost will be executed only upon written orders and will become an extra charge over and above the proposal. All agreements contingent upon strikes, accidents, or delays beyond our control. Our workers are fully covered by worker's compensation insurance. Issuance of subcontract deems acceptance to all conditions set forth.

Exterior Panel Systems • Commercial • Lath • Plaster Acoustic Ceilings • Drywall • Paint • Wall Covering

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REYMAN	
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GENERAL BUILDING CONTRACTORS

"Committed to Your Success"

CONSTRUCTION

	(3.31.23) Chang	e Proposal Req	uest	4
	Chang	e rioposariteq	uesi	4
HOME OFFICE: 151 S. 18TH ST. SPARKS, NV 89431 TEL: 775-356-0150 FAX: 775-356-0247	Paul Cavin Architect, LLC 1 575 Delucchi Lane Reno NV 89502			
FAA. 775-356-0247	re: RTAA Duty Manager Office Bldg. Remodel			
	Dear Paul,			
reymanbrothers.com	Presenting the following Change Proposal for review ar	nd approval.		
×	Remove existing and install new mortar bed at bathroom per attached RFI 010.	ms in Base Operations	Bldg	
	RBC: Demo existing mortar bed 16 man hrs @ \$109.74 / hr.			\$1,755.84
NEVADA #12481C	Install new mortar bed:			¢0.004.70
CALIFORNIA #702410	Material 65 50lb bags @ \$41.62 / bag + 8% tax Labor 32 man hrs. @ \$109.74 / hr. Equipment rental Water buffalo for 2 days			\$2,921.72 \$3,511.68 \$414.00
		sub-total OH&P @ 15%	TOTAL ADD	\$8,603.24 \$1,290.49 \$9,893.73
		CONTRACT TIM	=	
		NA		
а. 	Sincerely,			
	Jace &. Callender	Approved by: Paul Cavin De		
	Jace E. Callender Project Manager	Date Approved	:	
I				

的出现的。如何有些可能是不是可能是可能是可能。 第二章	REQUEST FC	PR INFO	RMATIO		的的复数短期的	
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					C'S RFI NO.	10
RTAA Duty Manager Office Bldg	g remodel				B'S RFI NO.	
ТО		FROM:			STRUCTION	
Paul Cavin Architects LLC			TEL: 775-38	56-0150		
			FAX: 775-3	56-0247		
	RESP	ONSE BY:				
	System Eng.Consultants			Mechanical	l	
	oystern Eng.conduitemen			Plumbing		
				Electrical		
	1		L	Lieunda		
	Structural Eng. Consultar	nts:				
XXX	Other Consultants:					
	-					
SUBCONTRACTOR: HDSP						
SUBJECT: existing mortar bed						
CATEGORY:			-			
NEED FOR CLARIFIC	ATION		OMISSION			
XXX UNFORSEEN CONDI			COORDINA	TION PRO	BLEM	
CONFLICT WITHIN D			OTHER			
	OCOMENTS		Johnen			
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appear to be suitable to accept the ATTACHMENTS:	e new floor material spe	EST.	se advise.	TIME IMPAC DATE: essed sla	T: 3.16.23 b with a self	-leveling
appear to be suitable to accept the ATTACHMENTS: CONTRACTOR SIGNATURE: RESPONSE: Remove existing mortar material such as either (specified. Jeffrey Purcell Paul Cavin Architect LL(e new floor material spe	EST.	se advise.	TIME IMPAC DATE: essed sla	T: 3.16.23 b with a self	-leveling

SUBCONTRACTOR/SUPPLIER CONTRACTOR CERTIFICATION NAME: RBC ADDRESS: Have verified field requirements ar PHONE: CONTACT Darrell Linscott MANUFACTURER: SIGNED: NO.SPEC SECTION: Jac. U. Gattender	d the attached, and nd compliance with ros. Construction n Street / 89431
SUBCONTRACTOR/SUPPLIER CONTRACTOR CERTIFICATION NAME: RBC ADDRESS: I hereby certify that I have reviewed have verified field requirements and the Contract Documents. PHONE: CONTACT Darrell Linscott MANUFACTURER: SIGNED: NO.SPEC SECTION: Jac. U. Contender	/APPROVAL: ad the attached, and ad compliance with ros. Construction a Street / 89431
NAME: RBC ADDRESS: I hereby certify that I have reviewed have verified field requirements and the Contract Documents. PHONE: CONTACT Darrell Linscott MANUFACTURER: SIGNED: NO.SPEC SECTION: Jac. U. Gattinder,	d the attached, and nd compliance with ros. Construction n Street / 89431
PHONE: CONTACT Darrell Linscott ADDRESS: 151 S. 18th Sparks, NV MANUFACTURER: SIGNED: Jace & Continuence NO.SPEC SECTION:	n Street / 89431
NO.SPEC SECTION:	DATE: 3.30.23
NO.SPEC SECTION:	
RESUBMITTAL? NO [X] YES [] OF PREVIOUS SUBMITTAL NO.	
	ΓΙΟΝ DATE
[] Civil[] MechanicalCopies to:[] Civil[] MechanicalContr.[] Structural[] ElectricalInsp.	
Date Sent: File	
Date Due: Owner	
Date Rec'd: Other	
REMARKS:	x
	REVIEWED: Exceptions Noted No Re-submittal Re REJECTED: Re-submittal Requi
Reno, N 775.84 paul@paulca Documents, it is not an approval. Correction during this review do not relieve the contract requirements of the drawings and specificat Review of a specific item shall not include ap is a component. The contractor and sub-con and confirming dimensions at the job site; ir fabrication processes or to the means, meth procedures of construction; coordination of performing work in a safe and satisfactory m	e information given in the Contra is or comments made on the sub ctor from compliance with the poproval of an assembly of which ntractor are responsible for: corr afformation that pertains solely to ods, techniques, sequences and Work with all other trades; and f
Paul Cavin Architect LLC By: Jeffrey Purcell	Date: 03/30

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ARDEX K 13™

Premium Self-Leveling Underlayment

Levels and smooths a variety of interior substrates

Installs up to 1 1/2" (4 cm)

Pourable or pumpable

Walkable in 2 to 3 hours

Install moisture-insensitive tile and stone after 6 hours, most other floor coverings after 16 hours



systemONE

ARDEX Americas 400 Ardex Park Drive Aliquippa, PA 15001 USA 888-512-7339 www.ardexamericas.com

ARDEX K 13™

Premium Self-Leveling Underlayment

Suitable Substrates

- Concrete (structurally sound)
- Absorbent terrazzo on concrete†
- Properly installed ARDEX moisture control systems on concrete:
 - o ARDEX MC[™] RAPID
 - o ARDEX PU 50™
 - o ARDEX VR 98™
- Other approved, non-porous materials on concrete⁺:
- Epoxy terrazzo; non-porous (non-absorbent) cementitious terrazzo
- o Ceramic, quarry or porcelain tiles
- o Epoxy coatings
- o Non-water-soluble adhesive residue
- o Concrete treated with certain curing compounds (test areas only; for full instructions, see www.ardexamericas.com/properprep)

†Must be sound, solid and well-bonded to underlying, structurally sound substrates.

Suitable Applications

- All grade levels
- Dry areas only
- Interior applications only

Job Conditions

During installation and cure, substrate and ambient temperatures must be a minimum of 50°F / 10°C.

Step 1: Moisture Evaluation and Testing

This product is intended for interior, dry spaces. Hydrostatic pressure, plumbing leaks, flood factors and other sources of water infiltration must be identified and corrected prior to installation. This product is not a vapor barrier and will allow free passage of moisture vapor. Test concrete in accordance with ASTM F2170. For highmoisture floor coverings and adhesives, this product can be installed over concrete with relative humidity (RH) levels up to 99% provided each on-grade or below-grade slab is built on a vapor retarder, which remains effective and intact, in conformance with ASTM E1745.

All other cases: Moisture control is required if the RH exceeds the most stringent of the following: 1) the limitations imposed by the flooring manufacturer; 2) the limitations imposed by the adhesive manufacturer.

If moisture control is required, see "Moisture Control System Selection" section below. If moisture control is not required, see the "Priming Method Selection" section below.

Moisture Control System Selection (if moisture control is required)

ARDEX MC RAPID can be used at RH levels up to 100% on all grade levels.

For ARDEX VR 98 or ARDEX PU 50 to be used, the concrete must meet the following conditions:

1. RH levels are 98% or below (85% for radiant-heated slabs).

2. The slab is either above-grade, or, the slab is built on a vapor retarder, which remains effective and intact, in conformance with ASTM E1745.

If moisture control is not required, choose the appropriate primer in accordance with the next section.

Priming Method Selection (*if moisture control is not required*)

Primers

- ARDEX P 51[™] Primer
- ARDEX P 82 ™ Ultra Prime
- ARDEX P 4[™] Pre-Mixed, Rapid-Drying, Multipurpose Primer

Substrate (interior, dry substrates only)	Porosity	Primer
Concrete and cementitious terrazzo on concrete		ARDEX P 51 mixed 1:1 or ARDEX P 4
	Non-absorbent (non- porous; burnished)	ARDEX P 82 or ARDEX P 4
	Extremely absorbent	ARDEX P 51 "double prime" or ARDEX P 4
Other approved, non-porous materials on concrete (see the "Suitable Substrates" section above)		ARDEX P 82 (all) or ARDEX P 4 (all except adhesive residue)

Step 2: Substrate Preparation (Proper Prep™)

For full details on ARDEX Proper Prep, reference the following articles at ardexamericas.com/properprep:

- Article 1.1: Preparing Concrete for ARDEX Underlayments
- Article 1: Preparing Concrete for Bonded ARDEX
- ApplicationsProper Prep Brochure

Shot blasting or other mechanical means must be used for Proper Prep. Sanding is not a sufficient means of cleaning or preparing concrete. Do not use acid etching, adhesive removers, solvents or sweeping compounds, as these are bond breakers.

Handle and dispose of asbestos and other hazardous materials in accordance with prevailing regulations, which supersede the recommendations in this document.

All substrates must be sound, solid and thoroughly clean of all bond-breaking contaminants, including but not limited to overwatered or otherwise loose or weak material; unapproved sealers

Minimum Preparation

Depending on the selected moisture control system or primer, additional prep may be needed, as follows:

Primer	Minimum Preparation
ARDEX P 4	Substrate must be clean
ARDEX P 51 ARDEX VR 98 ARDEX PU 50	Substrate must be clean and absorbent (ASTM F3191)
ARDEX P 82	Substrate must be clean and not absorbent. Non-water-soluble adhesive residue must be wet scraped to thin, well-bonded residue (rfci.com).
ARDEX MC RAPID	Mechanically remove all adhesive residue, sealers, curing compounds, tiles, mortars and epoxy coatings.
	Concrete and terrazzo substrates must be clean and prepared to a minimum CSP 3 / maximum CSP 5 (icri.org).

Vacuuming

Following preparation, thoroughly vacuum to remove all excess dirt and debris.

Step 3: Treating Joints and Cracks

Under no circumstances should this product, the moisture control system and/or the selected primer be installed over moving joints or moving cracks. Honor all moving joints, including expansion joints and isolation joints, as well as all moving cracks, up through the product and flooring.

While dormant control joints and dormant cracks may be pre-filled, this filling is not intended to act as a repair method that will eliminate the possibility of telegraphing. Nonstructural materials are unable to restrain movement within a concrete slab. Cracks will telegraph in any area that exhibits movement, such as an active crack, an expansion or isolation joint, or an area where dissimilar substrates meet. We know of no method to prevent this telegraphing.

If ARDEX MC RAPID, ARDEX VR 98 or ARDEX PU 50 will be installed (see "Moisture Testing" section above):

All dormant joints and dormant cracks greater than a hairline (1/32"/0.8 mm) that will not be honored must be pre-filled with ARDEX ARDIFIX™ Low Viscosity Rigid Polyurethane Crack and Joint Repair and sand broadcasted to refusal in strict accordance with the technical data sheet.

If ARDEX MC RAPID, ARDEX VR 98 or ARDEX PU 50 will not be installed, dormant cracks and dormant joints can be patched with ARDEX FEATHER FINISH® Self-Drying, Cement-Based Finish Underlayment or similar trowel-applied material in accordance with the technical data sheet.

Step 4: Install Appropriate Moisture Control System or Priming Method

Moisture Control System Installation (if moisture control is required)

If moisture control is required, install ARDEX MC RAPID, ARDEX VR 98 or ARDEX PU 50 in accordance with the appropriate technical data sheet (www.ardexamericas.com/products). To select the appropriate moisture control system, see the "Moisture Control System Selection" section above.

Priming (if moisture control is not required)

See the "Priming Method Selection" section above to select the appropriate primer based on the substrate.

Primers may need longer drying times with low surface temperatures and/or high ambient humidity. Do not install product before primer has dried thoroughly.

Absorbent Concrete: ARDEX P 51 Mixed 1:1

Dilute ARDEX P 51 with water at a rate of 1:1 by volume. Apply evenly with a clean, soft-bristled push broom. Do not use paint rollers, mops or spray equipment. Do not leave bare spots. Brush off puddles and excess primer.

It is critical to ensure that the ARDEX P 51 is dry prior to proceeding with the next installation step. To determine if the ARDEX P 51 is dry after a minimum of 30 minutes (max. 24 hours), pour water onto the surface of the primer in several areas and rub it with your finger. If the water remains clear, the primer is dry. If the water turns cloudy or milky, additional drying time is needed. Extremely Absorbent Concrete: ARDEX P 51 "Double Prime"

Make an initial application of ARDEX P 51 diluted with 3 parts water by volume. Let the initial application dry thoroughly (1 - 3 hours), and then install a second application of ARDEX P 51 mixed 1:1 with water as detailed directly above.

Non-Porous Surfaces: ARDEX P 82

Follow the mixing instructions on the container, and apply with a short-nap or sponge paint roller, leaving a thin coat of primer. Do not leave any bare spots. Back roll with a dry roller to remove excess primer. ARDEX P 82 should be applied within 1 hour of mixing. Allow to dry to a thin, slightly tacky film (min. 3 hours, max. 24 hours).

Various, Approved Substrates: ARDEX P 4

Apply a thin, even layer to the substrate using a short-nap roller, sponge paint roller or paintbrush. Allow the primer to dry to a thin, opaque, white film (min. 30 minutes; 70°F / 21°C). Once dry, there is no time limit before the subsequent installation may proceed. However, please note that the subsequent installation should proceed as soon as possible to avoid surface contamination or damage to the primed surface.

Step 5: Mixing and Application

Recommended Tools

ARDEX T-1 Mixing Paddle • ARDEX T-10 Mixing Drum • 1/2" (12 mm) heavy-duty drill (min. 650 rpm) • appropriate measuring bucket • ARDEX T-4 Spreader • ARDEX T-5 Smoother • cleated athletic shoes with non-metallic spikes

Safety and OSHA Compliance

Handle each bag with care, emptying it in a manner that avoids creating a plume of dust. While mixing, use the ARDEX DUSTFREE™ or a standard "gutter hook" vacuum attachment in combination with a heavy-duty, bucket-style vacuum (Shop-Vac[®] or similar) and HEPA dust extraction vacuum system.

Application Data

Water ratio:	High-flow / thin; average depth less than 1/4" (6 mm):
	6 quarts (5.68 L) of clean water per bag
	Regular flow; average depth between 1/4" (6 mm) & 1 1/2" (4 cm):
	5.75 quarts (5.44 L) of clean water per bag
Flow time:	10 minutes (70°F / 21°C)

Thickness of Application

Application	Max. Thickness	
Over ARDEX VR 98	1/4" (6 mm)	
Over substrates primed with ARDEX P 82 or ARDEX P 4	1/2" (12 mm)	
All other applications	1 1/2" (4 cm)	

Manual

Mix two bags at a time. Pour the water in the mixing container first, and then add powder while mixing with an ARDEX T-1 Mixing paddle and a 1/2" (12 mm) heavy-duty drill (min. 650 rpm). Mix thoroughly for approximately 2 to 3 minutes to obtain a lump-free mix. Do not overwater! Yellowish foam while mixing, or settling of the sand aggregate while placing, indicates overwatering.

Pour the mix onto the floor. Spread with the ARDEX T-4 Spreader. Immediately smooth the material with the ARDEX T-5 Smoother. Work in a continuous manner during the entire self-leveling installation. Wear cleated athletic shoes with non-metallic spikes to avoid leaving marks in the liquid.

Install at a minimum thickness of 1/8" (3 mm) over the highest point in the floor, which typically results in an average thickness of 1/4" (6 mm) or more over the entire floor.

To match existing elevations, product can be tapered to as thin an application as the sand in the material will allow. If a true featheredge is needed, ARDEX recommends using ARDEX FEATHER FINISH or other unsanded ARDEX patching material for transitions.

Please note that for thin applications, the profile of the substrate can affect the flatness and smoothness of the product. The thickness of the application should be calculated based on the surface profile of the substrate and the specified tolerances of the floor covering.

Pumping

Product can be pumped using ARDIFLO[™] Automatic Mixing Pumps. ARDIFLO Pumps provide high productivity and smooth, consistent installations. Pumps may be rented or purchased from an authorized ARDEX Distributor. Please contact the ARDEX Technical Service Department with regard to pumping.

Wear Surface

This product is not to be used as a permanent wear surface, even if coated or sealed. Install a suitable floor covering material, such as carpet, vinyl flooring, ceramic tile, etc. For resurfacing and leveling indoor concrete floors in warehouses, storage areas, hallways or other areas where a wear surface is required, use ARDEX SD-T[®] Self-Drying, Self-Leveling Concrete Topping or other ARDEX self-leveling topping.

Step 6: Drying Time and Installation of Flooring

All dry times are calculated at 70°F (21°C). Drying time is a function of jobsite temperature and humidity conditions. Low substrate temperatures and/or high ambient humidity will extend the drying time. Adequate ventilation and heat will aid drying. Forced drying can dry the surface of the product prematurely and is not recommended.

		Thicknesses greater
	(9 mm) or less	than 3/8" (9 mm)
Walkable:	2 - 3 hours	
Moisture-insensitive tile	6 hours	
(ceramic, quarry, porcelain):		
Carpet, vinyl sheet, vinyl tile,	16 hours	Mat test ⁺⁺
vinyl plank, rubber,		
linoleum:		
All other floor coverings:	Mat test ⁺⁺	

^{+†}Mat testing: Allow the installation to dry a minimum of 24 hours prior to mat testing in accordance with ASTM D4263. To do this, place a piece of heavy plastic or a smooth rubber mat down over a 2' X 2' area. After 24 hours, lift the barrier material and inspect for surface darkening. A darkened area indicates excessive moisture is still present, and further drying time is required. Repeat the above test at regular intervals until no darkening is observed.

Notes

FOR PROFESSIONAL USE ONLY by licensed, bonded contractors who are trained in the application of this product and/or similar products. Not sold by ARDEX through home improvement centers. For information on ARDEX Academy trainings, visit ardexamericas.com.

In accordance with industry standards, and to determine the suitability of the products for the intended use, always install an adequate number of properly located test areas including the finish flooring. As floor coverings vary, always contact and rely upon the floor covering manufacturer for specific directives, such as maximum allowable moisture content, adhesive selection and intended end use of the product. If the installation is not proceeding as expected, contact the ARDEX Technical Service Department before proceeding further.

Never mix with cement or additives outside of ARDEX recommendations. Observe the basic rules of concrete work, including the minimum surface and air temperatures detailed above. Install quickly if the substrate is warm, and follow the warm weather installation guidelines available on our website.

Dispose of packaging and residue in accordance with prevailing regulations. Do not flush material down drains. Do not reuse packaging.

Precautions

Carefully read and follow all precautions and warnings on the product label. For complete safety information, please refer to the Safety Data Sheet (SDS) available at www.ardexamericas.com.

Technical Data According to ARDEX Quality Standards

All data based on a partial, in-lab mix. Mixing and testing completed at 70°F / 21°C and in accordance with ASTM C1708, as applicable. Physical properties are typical values and not specifications.

Coverage:	Per bag at 1/4" (6 mm): 28 sq. ft. (2.6 sq. m)
	Coverage varies with texture of substrate surface.
Max. Thickness:	Varies up to 1 1/2" (4 cm); see the "Thickness of
	Application" section above.
Compressive	5,300 psi (371 kg/cm2) at 28 days
Strength (ASTM	
C109/mod – Air	
cure only):	
Flexural Strength	1,000 psi (70 kg/cm2) at 28 days
(ASTM C348):	
Drying Time:	16 hours (most floor coverings)
	See the "Drying Time and Installation of Flooring"
	section above.
VOC:	0
Packaging:	50 lbs (22.7 kg) bag
Storage:	Store in a cool, dry area. Do not leave units exposed
	to sun.
Shelf Life:	1 year, if unopened and properly stored
Warranty:	ARDEX L.P. Standard Limited Warranty applies. Also
•	eligible for the ARDEX/HENRY SystemOne™
	Warranty when used in conjunction with select
	HENRY [®] Flooring Adhesives See
	ardexamericas.com/services/warranties for full
	warranty details.

Made in the USA.

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Visit www.youtube.com/ARDEX101 to watch ARDEX product demonstration videos. For recommended installation tools, visit DTA USA at www.dtausagroup.com. For easy-to-use ARDEX Product Calculators and Product Information On the Go, download the ARDEX App.







ARDEX Americas 400 Ardex Park Drive Aliquippa, PA 15001 USA 888-512-7339 www.ardexamericas.com

O United Rentals [•]			RENTAL QUOT	ГЕ
BRANCH 552 3223 N DEER RUN RD CARSON CITY NV 89701-1452 775-884-4745		Customer	# 217809347	7
JOBSITE QUOTE 151 S 18TH ST SPARKS NV 89431-5581 Office: 775-356-0150 Cell	L: 775-830-6868	Quote Dat Estimated UR Job Lo UR Job # Customer P.O. # Ordered B Written B Salespers	e : 03/30/23 Out : 04/10/23 10 In : 04/11/23 10 c : 151 S 18TH S' : 45 Job ID: : QUOTE y : DARRELL LINS y : VERA MURPHY on : HOUSE ACCOUN	COTT T
REYMAN BROTHERS CONSTRUCT 151 S 18TH ST SPARKS NV 89431-5581	FION		This is not an invo do not pay from th	Dice

RENTAL ITEMS: Qty Equipment Description	Minimu		Week 4 Week	Estimated Amt
				Estimated Amt
Qty Equipment Description 1 9207005 TRAILER WATER TANK 500 SALES/MISCELLANEOUS ITEMS:		um Day	Week 4 Week	Estimated Amt
Qty Equipment Description 1 9207005 TRAILER WATER TANK 500	0 GALLON	um Day 164.00 Price	Week 4 Week 475.00 999.0 Rental Subtotal: Unit of Measure	Estimated Amt 0 164.00 164.00
Qty Equipment Description 1 9207005 TRAILER WATER TANK 500 SALES/MISCELLANEOUS ITEMS: Qty Item	0 GALLON	um Day 164.00 Price	Week 4 Week 475.00 999.0 Rental Subtotal: Unit of Measure	Estimated Amt 0 164.00 164.00 Extended Amt.
Qty Equipment Description 1 9207005 TRAILER WATER TANK 500 SALES/MISCELLANEOUS ITEMS: Qty Item	0 GALLON	um Day 164.00 Price	Week 4 Week 475.00 999.0 Rental Subtotal: Unit of Measure EACH Sales/Misc Subtotal: Agreement Subtotal: Fuel: Rental Protection: Tax:	Estimated Amt 0 164.00 164.00 Extended Amt. 4.00 4.00 164.00 4.00 24.60 13.88
Qty Equipment Description 1 9207005 TRAILER WATER TANK 500 SALES/MISCELLANEOUS ITEMS: Qty Item	0 GALLON	um Day 164.00 Price	Week 4 Week 475.00 999.00 Rental Subtotal: Unit of Measure EACH Sales/Misc Subtotal: Agreement Subtotal: Fuel: Rental Protection: Fuel:	Estimated Amt 0 164.00 164.00 Extended Amt. 4.00 4.00 164.00 164.00 24.60
Qty Equipment Description 1 9207005 TRAILER WATER TANK 500 SALES/MISCELLANEOUS ITEMS: Qty Item 1 REFUELING SERVICE CHARGE SMALL	0 GALLON	um Day 164.00 Price	Week 4 Week 475.00 999.0 Rental Subtotal: Unit of Measure EACH Sales/Misc Subtotal: Agreement Subtotal: Fuel: Rental Protection: Tax:	Estimated Amt 0 164.00 164.00 Extended Amt. 4.00 4.00 164.00 4.00 24.60 13.88

This proposal may be withdrawn if not accepted within 30 days. The above referenced Rental Protection Plan, environmental, and tax charges are estimates and are subject to change.

NOTICE: This is not a rental agreement. The rental of equipment and any items listed above is subject to availability and subject to the terms and conditions of the Rental and Service Agreement, which are available at https://www.unitedrentals.com/legal/rental-service-terms-US and which are incorporated herein by reference. A COPY OF THE RENTAL AND SERVICE AGREEMENT TERMS ARE AVAILABLE IN PAPER FORM UPON REQUEST.

1

KEYMAN

CONSTRUCTION

GENERAL BUILDING CONTRACTORS

3.28.23 Change Proposal Request 3 HOME OFFICE: 1975 Delucchi Lane Reno NV 89502 1575 Delucchi Lane Reno NV 89502 FAX: 775-356-010 re: RTAA Duty Manager Office Bldg, Remodel Dear Paul, reymanbrothors.com Presenting the following Change Proposal for review and approval. Project modifications per attached PR 002. Classic Finishes (see attached) \$3,892.00 Triumph Electric (see attached) \$27,075.55 NEVADA #12481C RBC: 24 man hrs @ \$109.74 / hr \$2,633.76 CALIFORNIA #702410 Sincerely, Sincerely, Jace E. Callender Project Manager	"Committed to Your St	uccess"		
HOME OFFICE: Paul Cavin Architect, LLC 151 S. 18TH ST. Reno NV 89502 SPARKS, NV 8931 re: RTAA Duty Manager Office Bldg. Remodel Dear Paul, Dear Paul, reymanbrothers.com Presenting the following Change Proposal for review and approval. Project modifications per attached PR 002. Classic Finishes (see attached) LICENCES: NEVADA NEVADA RBC: 24 man hrs @ \$109.74 / hr #702410 Sincerely, Sincerely, CONTRACT TIME ADJUSTED: Add 12 Calendar Days Jace E. Callender Date Approved by:		3.28.23		
HORE OFFICE: 1575 Delucchi Lane 151 S. 15TH ST. Ren NV 89502 SPARKS, NV 89431 re: RTAA Duty Manager Office Bldg. Remodel Dear Paul, Dear Paul, reymanbrothers.com Presenting the following Change Proposal for review and approval. Project modifications per attached PR 002. Classic Finishes (see attached) LICENCES: NEVADA #12481C NEVADA #12481C RBC: 24 man hrs @ \$109.74 / hr CALIFORNIA #702410 Sincerely, Sincerely, Sincerely, Jaco E. Callender Project Manager Date Approved by:		Cl	hange Proposal Request	3
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reymanbrothers.com reymanbrothers.com reymanbrothers.com reymanbrothers.com reymanbrothers.com reymanbrothers.com resenting the following Change Proposal for review and approval. Project modifications per attached PR 002. Classic Finishes (see attached) Classic Finishes (see attached) Triumph Electric (see attached)	FAX: 775-356-0247	re: RTAA Duty Manager Office Bldg. Remode	I	
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Jace &. Callender Jace E. Callender Project Manager				
Jace E. Callender Date Approved: Project Manager Date Approved:		Sincerely,		
Jace E. Callender Date Approved: Project Manager Date Approved:				
Project Manager		Jace & . Callender		
			Date Approved:	
		i reject manager		



Proposal Request

PROJECT: (name and address)	CONTRACT INFORMATION:	Architect's Project Number: 22025						
WA-2023-70 RTAA Base Operations	Contract For: General Construction	Proposal Request Number: 002						
Building								
Reno-Tahoe International Airport	Date:	Proposal Request Date:						
OWNER: (name and address)	ARCHITECT: (name and address)	CONTRACTOR: (name and address)						
Reno-Tahoe Airport Authority	Paul Cavin Architect, LLC	Reyman Brothers Construction, Inc.						
2001 East Plumb Lane	1575 Delucchi Lane, Suite 120	151 S. 18th Street						
Reno, Nevada 89502	Reno, Nevada 89502	Sparks, Nevada 89431						
The Owner requests an itemized proposal for changes to the Contract Sum and Contract Time for proposed modifications to								

The Owner requests an itemized proposal for changes to the Contract Sum and Contract Time for proposed modifications to the Contract Documents described herein. The Contractor shall submit this proposal within Seven (7) days or notify the Architect in writing of the anticipated date of submission.

(Insert a detailed description of the proposed modifications to the Contract Documents and, if applicable, attach or reference specific exhibits.)

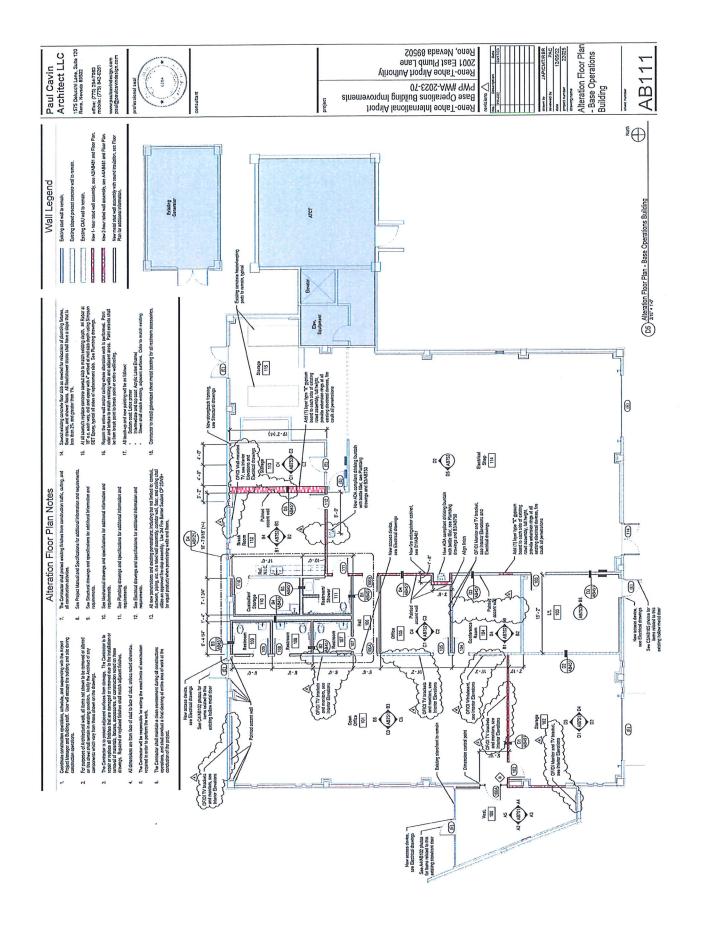
Please provide a Contractor Proposal Request for the modifications shown clouded with Delta 4 on the attached revised drawings. These modifications include additional owner requested power and data receptacles, backing for OFOI TV monitors and new location for drinking fountain at the Break Room.

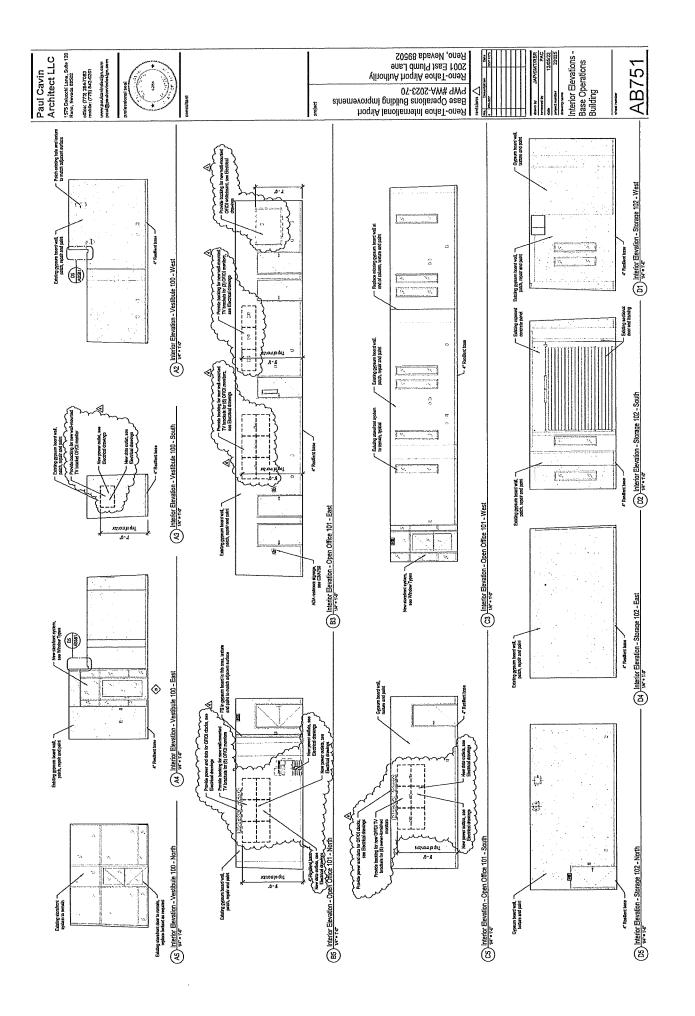
THIS IS NOT A CHANGE ORDER, A CONSTRUCTION CHANGE DIRECTIVE, OR A DIRECTION TO PROCEED WITH THE WORK DESCRIBED IN THE PROPOSED MODIFICATIONS.

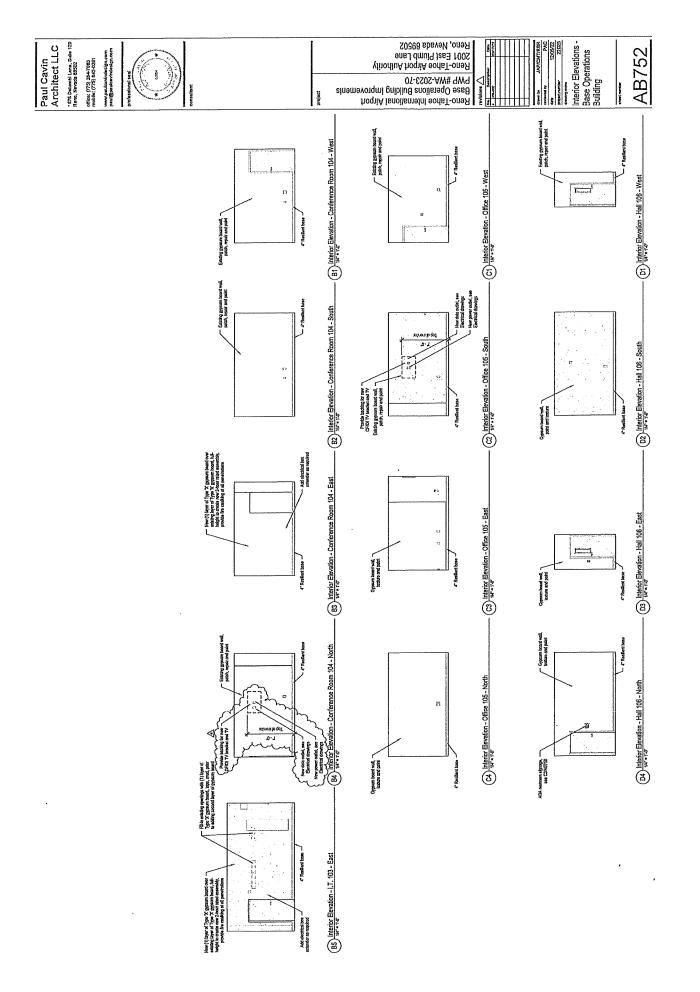
REQUESTED BY THE ARCHITECT:

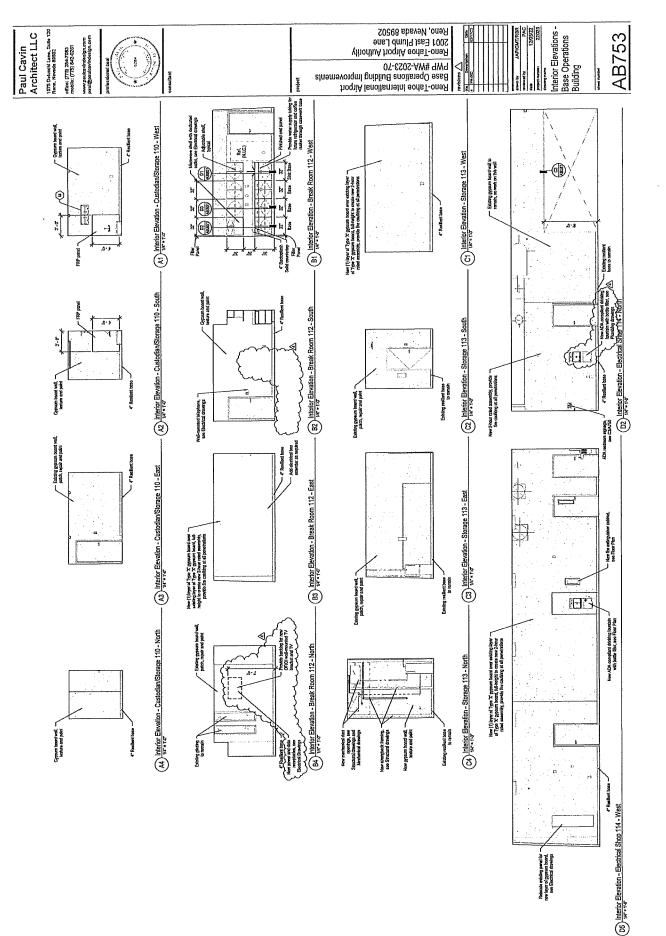
Jeffrey Purcell, Project Manager PRINTED NAME AND TITLE

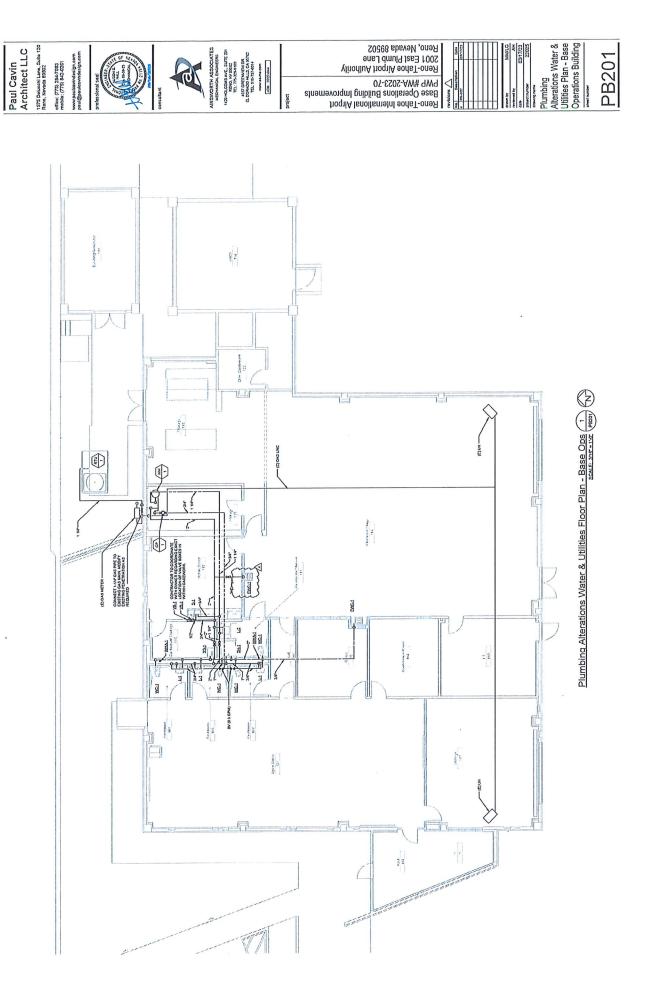
AlA Document G709 – 2018. Copyright © 1993, 2001 and 2018. All rights reserved. "The American Institute of Architects," "American Institute of Architects," "Anerican Institut

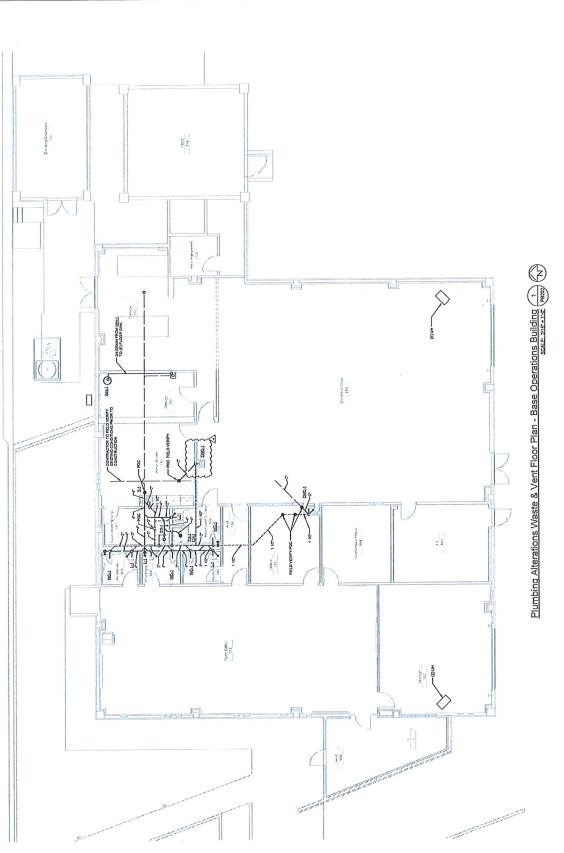


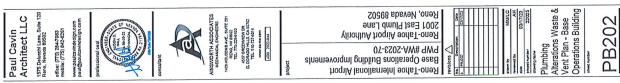








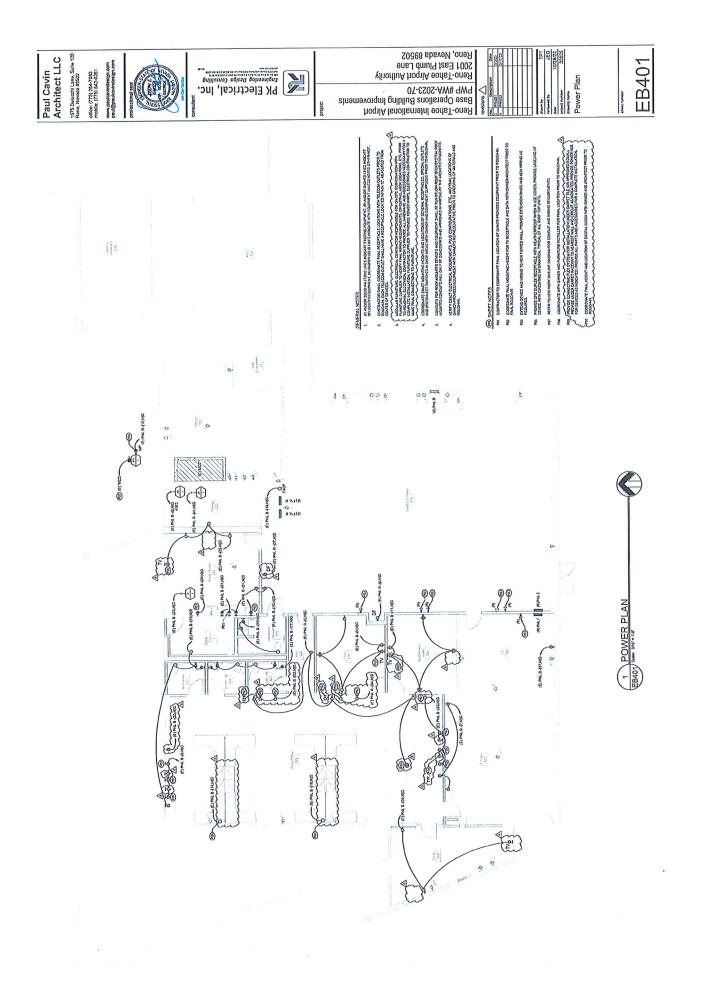


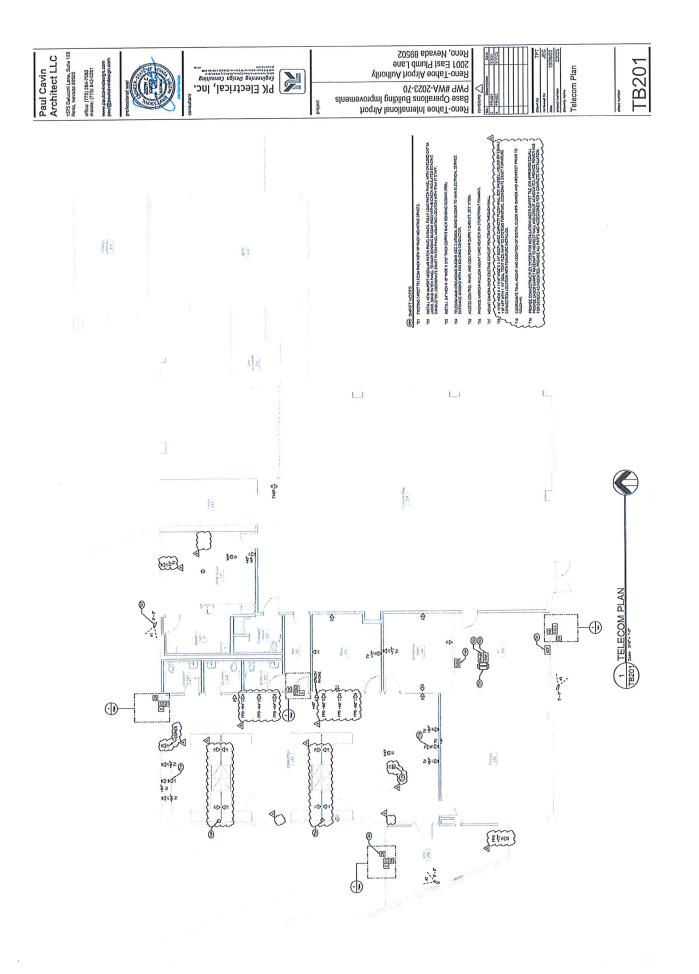




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775.470.5218 Office 775.470.5303 Fax



Nevada Contractors Licenses: #80455 • C4 #80454 • C17

708 N. Center Street • Reno, NV 89501

March 27, 2023

Reyman Brothers Construction 151 S 18th St Sparks, NV 89431 (775) 356-0150

Re: Reno-Tahoe International Airport Base Operations and Airfield Maintenance Office Improvements.

To whom it may concern,

We are pleased to provide you with our estimate to furnish and install the following services and materials for the above-referenced project. We are signatory to our respective trade unions, fully licensed, and bondable at a rate of approximately 2.50%. Please review the following for scope and exclusions.

This estimate is based on AIA Document G709 – 2018, Proposal Request Number 002, received on March 21, 2023.

Work Included:

Proposal Request Number 002:

- Furnish and Install 6" 16GA Flat Strap Backing at (5) new TV Monitor/Whiteboard locations as indicated on AB111 Rev.4 PR-002.
- Patch Gypsum Board at (4) locations where backing is to be installed in existing walls. Tape and Finish patches to match existing drywall surfaces.
- Patch Drywall in existing walls where an electrical trench will be necessary for new electrical.
 Furnish and Install 5/8" Type X as necessary to patch existing drywall surfaces. Approximately (30) new locations in existing walls. Tape and Finish patches to patch existing.
- Demolition of existing gypsum board for installation of backing in existing wall is by others.

TOTAL PROPOSAL REQUEST NUMBER 002 ESTIMATE (INCLUDING TAX): \$3,892.00



Nevada Contractors Licenses: #80455 • C4 #80454 • C17

708 N. Center Street • Reno, NV 8950

Work Excluded:

**Demolition

**Wood, Plywood, Wood Blocking/Firestopping, and or wood carpentry.

**Metal, Aluminum, and/or Plastic Corner Guards.

**Access Panels and/or installation of.

- **Aluminum Brake Metal, and/or any Extruded Metal Products to match Storefronts or Windows.
- **Metal Flashing & Copings.
- **110 & 220 3 phase power sources.
- **Grouting hollow metal door frames.
- **Color coding, I.D. banding sprinklers pipe painting.
- **Striping and signage paint.
- **Concrete floor sealers/hardeners.
- **Repair and patching Classic Finishes scope of work, due to damage by others.
- **Electrical/mech/plumbing fixture support wires.
- **Fire rating light fixtures and electrical outlets.
- **Firesafing, fire-caulking, firestopping.
- **Sound batt and/or Thermal Insulation.
- **Caulking/sealants.
- **Classic Finishes standard exclusions consist of the following:
 - ##Overtime (Over 40 Hours/Week); Weekends, Nightwork, or Shiftwork.
 - ##Temporary heat or weather protection.
 - ##Lighting, task, and area type.
 - ##All water requirements, minimum at 50 psi. ##Testing, permits, bonds, fees, grade setting.
 - ##Temporary facilities, barriers, enclosures, and waste management.
 - ## No shop drawings, design build, as-built drawings, engineering, or calculations.

All work proposed must be ready for continuous progress and in-sequence work. Costs incurred by Classic Finishes, due to the delay by others shall be billed to General Contractor accordingly.

Should Classic Finishes be awarded this project, our bid Proposal in its entirety shall be included as an exhibit to the contract, as it is specific to our scope. <u>Our Scope is limited to the above referenced scope</u> inclusions and exclusions, no other assumptions have been made.

We thank you for the opportunity to submit an estimate for the above upcoming project. If you have any questions or comments, please feel free to call.

Respectfully submitted,

Lorenzo Taormina Estimating

copy: rg

Quoted prices valid for 30 days unless otherwise noted. All material is guaranteed to be as specified. All work to be completed in a workmanlike manner, according to standard practices. Any alteration or deviation from above specifications involving extra cost will be executed only upon written orders and will become an extra charge over and above the proposal. All agreements contingent upon strikes, accidents, or delays beyond our control. Our workers are fully covered by worker's compensation Insurance. Issuance of subcontract deems acceptance to all conditions set forth.

Exterior Panel Systems • Commercial • Lath • Plaster Acoustic Ceilings • Drywall • Paint • Wall Covering



1360 Greg Street Suite 106	NV License# 0067820	Fax	(775)-355-1977
Sparks, Nevada 89431	Bid Limit: UNLIMITED	Phone	(775)-355-1965

COR #2

	CHANGE ORDER REQUEST	
Proposal Submitted To: RBC	Phone:	Fax:
Date: Sunday, March 26, 2023	Job Name: RTAA PR #2	Job Location: Reno NV

SCOPE OF WORK TO PERFORM

Per PR #2

Provide power and communication systems per revised drawings TB201 and EB401.

Attachments:

- 1. Bid Summary
- 2. L-M Breakdown
- 3. Powercomm quote
- 4. Connectrac quote



1360 Greg Street Suite 106 Sparks, Nevada 89431 NV License# 0067820 Bid Limit: UNLIMITED Fax (775)-355-1977 Phone (775)-355-1965

	EXCLUSIONS
-	Cut, patch and paint
-	Temp power and lighting
-	Bonds
-	Overtime

	PRICE	
Price	\$27,075.55	

Respectfully Submitted By, Ryan Flickinger

ACCEPTANCE OF PROPOSAL The above scope of work, exclusions, prices, specifications and conditions are satisfactory and are hereby accepted Date:

Print Name:

Signature:

RTAA Duty Managers office Remodle : RTAA PR #2 Totals (Summary) - Bid Summary: Default

Material	
Non-Quoted	\$3,852.04
Quotes	0.00
Sales Tax (8.27%)	318.37
Total Material	\$4,170.41
Labor	
Direct (138.86 hours @ \$95.00)	\$13,191.70
Non-Productive Labor	950.00
Total Labor (148.86 hours)	\$14,141.70
Direct Job Expenses	\$100.00
Tools and Miscellaneous Materials	0.00
Subcontracts Powercomm quote	5,131.85
Job Subtotal (Prime Cost)	\$23,543.96
Overhead (0.00%)	0.00
Profit (15.00%)	3,531.59
Job Total	\$27,075.55
Actual Bid Price	\$27,075.55
Material to Direct Labor ratio: 0.24	
Prime Cost per square foot	\$0.00
Job Total per square foot	\$0.00
Actual Bid Price per square ft	\$0.00
Labor cost per square foot	\$0.00
Labor hours per square foot	0.00
Gross Profit %	13.04
Gross Profit \$	\$3,531.59
Net Profit %	13.04

3/26/2023 11:42:58 AM

RTAA Duty Managers office Remodle : RTAA PR #2 Job Number: CO1242-2 Bid Summary: Default Extension By Phase

		Extension By Phase						
Item #	Description	Quantity	Price	U	Ext Price	Labor Hr	U	Ext Lab Hr
	01 F	aceway, Fittings & Bo	Kes					
1000	1/2" EMT	280	50.00	С	140.00	4.50	С	12.60
1001	3/4" EMT	50	100.01	С	50.01	5.00	С	2.50
1002	1" EMT	240	145.01	С	348.02	5.50	С	13.20
1003	1-1/4" EMT	120	235.02	С	282.02	6.00	C	7.20
1004	1-1/2" EMT	50	295.01	С	147.51	6.25	С	3.13
1146	1-1/4" Liquidtight (metallic)	4	334.55	С	13.38	5.50	С	0.22
1341	1-1/2" EMT Elbow	4	805.14	С	32.21	0.30	Е	1.20
1456	1/2" Set Screw Steel Insul Throat Conn	30	24.99	С	7.50	0.05	Е	1.50
1457	3/4" Set Screw Steel Insul Throat Conn	2	50.01	С	1.00	0.06	Е	0.12
1458	1" Set Screw Steel Insul Throat Conn	14	75.04	С	10.51	0.07	E	0.98
1459	1-1/4" Set Screw Steel Insul Throat Conn	4	124.96	С	5.00	0.09	Е	0.36
1460	1-1/2" Set Screw Steel Insul Throat Conn	4	160.01	С	6.40	0.12	Е	0.48
1556	1/2" Set Screw Steel Cplg	28	25.00	С	7.00	0.05	Е	1.40
1557	3/4" Set Screw Steel Cplg	5	50.00	С	2.50	0.06	E	0.30
1558	1" Set Screw Steel Cplg	40	75.01	С	30.00	0.07	E	2.80
1559	1-1/4" Set Screw Steel Cplg	22	119.98	С	26.40	0.09	Е	1.98
1560	1-1/2" Set Screw Steel Cplg	9	164.99	С	14.85	0.11	Е	0.99
1933	1-1/4" Seal-tite Conn (Str)	2	866.24	С	17.32	0.15	Е	0.30
1954	1-1/4" Seal-tite Conn (90 Degree)	2	1,535.56	С	30.71	0.30	Е	0.60
2278	1/2" 1-Hole Strap	40	10.00	С	4.00	4.29	С	1.72
2279	3/4" 1-Hole Strap	7	20.00	С	1.43	4.29	С	0.31
2280	1" 1-Hole Strap	16	30.00	С	4.80	4.29	С	0.69
2357	1" Conduit Hanger w/Bolt	27	86.00	C	22.93	12.50	С	3.33
2358	1-1/4" Conduit Hanger w/Bolt	17	115.00	С	19.71	13.25	C	2.27
2359	1-1/2" Conduit Hanger w/Bolt	7	135.00	С	9.64	13.25	С	0.95
2552	Hex Nut 3/8" Zinc Plated	204	24.63	С	50.20	0.20	С	0.41
2554	3/8"x1-1/2" Bolt	51	31.16	С	15.88	5.25	С	2.68
2555	3/8" Self Drill Anchor	138	20.00	С	27.62	3.00	С	4.14
2557	Angle Bracket for 1/4-3/8 Rod	51	120.00	С	61.14	8.00	С	4.08
2571	4" Square Box (1/2 & 3/4 KO's)	2	199.99	С	4.00	0.18	Е	0.36
2572	4" Square x 1-1/2" Deep Box w/bkt (1/2&3/4 KO's)	10	275.00	С	27.50	0.20	Е	2.00
2574	4" Square x 2-1/8" Deep Box w/brkt (1/2&3/4 KO's)	4	275.03	С	11.00	0.20	Е	0.80
2578	4-11/16" Square Box Box (Deep)	6	350.08	С	21.00	0.22	Е	1.32
2731	4" Square-1G Plaster Ring-5/8"D	14	99.99	С	14.00	0.07	Ē	0.98
2760	4-11/16"-1G Plaster Ring-3/4"D	6	194.97	С	11.70	0.08	Е	0.48
6462	12x12x6" Screw Cover Pull Box-Nema 1	2	28.14	Е	56.28	1.30	Е	2.60
8206	1-1/4" EMT Field Bend	10	0.00	Е	0.00	0.50	Е	5.00
8230	3/4" Field Knockout (labor only)	1	0.00	E	0.00	0.41	Е	0.41
8231	1" Field Knockout (labor only)	6	0.00	Е	0.00	0.44		2.64
8232	1-1/4" Fleid Knockout (labor only)	4	0.00	Е	0.00	0.47	Е	1.88
25348	1" EMT Field Bend	16	0.00	Е	0.00	0.45	Е	7.20
20010	01 Raceway, Fittings & Boxes Total				1,535.17			98.11
		02 Wire & Cable						
2787	#12 THHN CU Solid Wire	1,305	220.00		286.99	6.50		8.48
4367	#14-12-10 Wire Termination Labor	12	0.00	Е	0.00	0.10	Е	1.20
	02 Wire & Cable Total				286.99			9.68
		03 Distribution						
3960	20A 1P 120/240V Bolt-On Circuit Breaker	4	22.14	Е	88.56	0.50	Е	2.00
0000	03 Distribution Total	•			88.56			2.00

* Target, Labor column 2

RTAA Duty Managers office Remodle : RTAA PR #2 Job Number: CO1242-2 **Bid Summary: Default** Extension By Phase

		Extension by Phase						
Item #	Description	Quantity	Price	U	Ext Price	Labor Hr	U	Ext Lab Hr
		05 Wiring Device & Covers	s					
4511	20A/125V Spec Grade Dup Rcpt (5-20R)	8	220.00	С	17.60	0.15	Е	1.20
4673	1G Plastic Duplex Receptacle Plate	8	54.00	С	4.32	0.06	Е	0.48
4674	1G Plastic Blank Plate	2	45.00	С	0,90	0.08	Е	0.16
4705	2G SS Blank Plate	2	173.00	С	3.46	0.10	E	0.20
4791	4" Square Flat Blank Cover w/KO	2	50.00	С	1.00	0.07	Е	0.14
8261	Ground Screw with Bare Pigtain	8	67.78	С	5.42	1.20	С	0.10
	05 Wiring Device & Covers Total				32.70			2.28
		07 Misc						
2550	3/8" All Thread	204	70.01	С	142.69	7.00	С	14.27
3107	1/8" Poly Pull Line	431	10.00	М	4.31	4.00	М	1.72
6839	Red Wirenuts	48	220.00	M	10.56	2.00	С	0.96
8918	6X1/4" Pan Head Tapping Screw	32	10.00	С	3.20	0.02	Е	0.64
16553475	24" Sliding Box Hanger	28	3.50	Е	98.00	0.10	Е	2.80
T0001	Hubbell box	2	25.00	E	50.00	0.20	Е	0.40
T0002	Power pole credit	2	-200.00	E	-400.00	-2.00	Е	-4.00
Т0003	Connect trac flex system power and Data	1	1,999.86	E	1,999.86	10.00	Е	10.00
	07 Misc Tolal				1,908.62			26.79
	Job Total				3,852.04			138.86

J-23-1108 RTIA Duty Manger Office CO#2 - PR 02 Added Data Drops at Base Operations Building

Item		MATERIA	L			Tax	Material	LA	B	O R	Rate	Total
No.	QTY	Description	Unit	Per	Subtotal	8.265%	Total	Unit	Per	Total	\$105.00	Labor
1	4,000	Berk-Tek LANmark 10189550 Orange CAT6A FTP	0.73	E	2,920.00	241.34	3,161.34	6.00	М	24.00		\$2,520.00
2	31	Leviton 6ASJK-R06 Orange CAT6A sheilded jack	13.06	E	404.86	33.46	438.32	0.15	E	4.65		\$488.25
3	16	Leviton 42080-4WS 4 port wall plate	1.95	E	31.20	2.58	33.78	0.15	Е	2.40		\$252.00
4	31	Leviton CAT6A Patch Cord 4	13.45	E	416.95	34.46	451.41	0.05	E	1.55		\$162.75
5	31	Leviton CAT6A Patch Cord 15	21.24	E	658.44	54.42	712.86	0.05	Е	1.55		\$162.75
6	31	Test and Label	1.40	E	43.40	3.59	46.99	0.05	Е	1.55		\$162.75
7	31	Terminate Cables at Patch Panel	0.00	E	0.00	0.00	0.00	0.15	Е	4.65		\$488.25
8	-1,850	Berk-Tek LANmark 10189550 Orange CAT6A FTP	0.73	E	(1,350.50)	-111.62	-1,462.12	6.00	м	(11.10)		-\$1,165.50
9	-20	Leviton 6ASJK-R06 Orange CAT6A sheilded jack	13.06	E	(261.20)	-21.59	-282.79	0.15	Е	(3.00)		-\$315.00
10	-10	Leviton 42080-4WS 4 port wall plate	1.95	E	(19.50)	-1.61	-21.11	0.15	E	(1.50)		-\$157.50
11	-20	Leviton CAT6A Patch Cord 4	13.45	Е	(269.00)	·22.23	-291.23	0.05	Е	(1.00)		-\$105.00
12	-20	Leviton CAT6A Patch Cord 15	21.24	E	(424.80)	-35.11	-459.91	0.05	Е	(1.00)		-\$105.00
13	-20	Test and Label	1.40	E	(28.00)	-2.31	-30.31	0.05	E	(1.00)		-\$105.00
14	-20	Terminate Cables at Patch Panel	0.00	E	0.00	0.00	0.00	0.15	E	(3.00)		-\$315.00
15		新闻于 为1975年1996年1996年1996年1996年1996年1996年1996年199			0.00	0.00	0.00			0.00		\$0.00
16					0.00	0.00	0.00			0.00		\$0.00
17		自然而自治地			0.00	0.00	0.00			0.00		\$0.00
18					0.00	0.00	0.00			0.00		\$0.00
19		民國保護部分			0.00	0.00	0.00			0.00		\$0.00
20					0.00	0.00	0.00	e and		0.00		\$0.00
21	24	A Station of the state of the			0.00	0.00	0.00			0.00		\$0.00
					Total Mat	erial Costs	\$ 2,297.22		Ι	abor Co	ost Subtotal	\$ 1,968.75
										Cleanu	p 3% Labor	\$ 59.06
Material Handling 3% Labor									\$ 59.06			
										Too	ls 3% Labor	\$ 59.06

Total Labor Costs \$2,145.94

Total Material and Labor Costs \$ 4,443.16

Overhead Markeup + 10% \$ 444.32

Profit Markup + 5% \$ 244.37

\$ 5,131.85

Approved By: _____ Date: _____

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QUOTATION



ELECTRIC SUPPLY 1095 Spice Islands Dr. - Suite 105 Sparks, NV 89431 Phone: (775) 302-5781

To track/manage this order, please click here

Bill To: TRIUMPH ELECTRIC 1360 GREG STREET, SUITE 106 SPARKS , NV 89436

775-355-1965

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Order Number 3895913 Order Date Page 3/24/2023 12:37:04 1 of 2

Quote Expires On 4/23/2023 Commodity quotes are good through the end of business day unless specifically stated

Ship To:

TRIUMPH ELECTRIC / SHOP ACCT 1360 GREG STREET, SUITE 106 SPARKS, NV 89436

Customer ID:	65012						
	PO Number			Job Name		Taker	
RTA	A (CONNECTI	RAC)				NICHOLAS.PEI	JIS
<u>(</u>	Quantities		Iten	ID	Pricing UOM	Unit	Extended
Ordered	Allocated	Remaining	Iten.	Description		Price	Price
-			D LOT	BILLING			1,999.90
			LOI	PRICE FOR THE FOLLOWING:			
				NECTRAC LOT PRICE			
				LOT BILL ITEMS			
1		EA 1.0		A - CT.A1.1-15.4C RANCE FITTING 1, IN-WALL w/ 15'	EA 1.	0	
		1.0		rired conduit. 4-circuit.	1.	0	
2		EA	•	- CT.B.PT.4C.1-06S	EA		
-		1.0	6' R	CEWAY POWERTRAC pre-wired straight	1.	0	
			segn	ent. 4-circuit.			
2		EA	RTA	- CT.01-CL-FX.1-10	EA		
		1.0		S: FLEX/EXPRESS raceway wire	ι.	0	
				gement clips. Qty: 10.			
1		ΕΛ		A - CT.02-FM-ER.1	EA .		
		1.0		RAMP: FLEX/FLEX-MAX	1.	0	
				f-raceway tion ramps.			
2		EA		- CT.02-FM-SRS.1-06	EA		
-		1.0		DE RAMP SET: FLEX/FLEX-MAX. (2) 6	1.	0	
			sets.	12 linear feet/6' per side].			
1		ЕΛ	RTA	- CT.02-FM-SRS.1-01	EA		
		1.0	1' SI	DE RAMP SET: FLEX/FLEX-MAX (2) I'	1.	0	
				2 linear feet/l' per side].			
4		EA		- CT.01-TC-FX.1-03	EA		
		1.0		P COVER: FLEX/EXPRESS.	1.	0	
I		EA	RTA	- CT.AC-BTR1.1-DG	EA		



Document ID: 3895913

QUOTATION



ELECTRIC SUPPLY 1095 Spice Islands Dr. - Suite 105 Sparks, NV 89431 Phone: (775) 302-5781
 Order Number

 3895913

 Order Date
 Page

 3/24/2023 12:37:04
 2 of 2

Quote Expires On 4/23/2023 Commodity quotes are good through the end of business day unless specifically stated

	Quantilies			Item ID	Pricing UOM	Pricing	Unit	Extended
Ordered	Allocated	Remaining	Disp.	Item Description			Price	Price
		1.0		BASE TRIM 1 accessory for single-channel raceway. Hides openings in walls or furniture. DARK GRAY.		1.0		
1	·	EA 1.0		RTAA - CT.B.PHE.4C.1 RACEWAY POWER END HUB. Required to finish any powered run. 4-circuit.	EA	1.0		
1		EA 1.0		RTAA - CT.C.DT2.1-DG DATA DEVICE 2. DATA DEVICE. Fits up to (8) keystone modules. DARK GRAY.	EA	1.0		
1		EA		RTAA - CT.C.PW1.1-Q11-DG POWER DEVICE 1. RECEPTACLE. 20A quad outlet. All circuit 1. DARK GRAY.	EA	1.0		
I		EA 1.0		RTAA - CT.AC-RIF.1 ROUGH-IN FRAME accessory. Optional wall entry opening scaffold for new construction installations. END LOT BILL ITEMS	EA	1.0		

APPLICABLE SALES TAX WILL BE AMOUNT: 1,999.90 ADDED AT THE TIME OF SALE. U.S. Dollars

Main Electric Supply Company LLC terms and conditions apply and may be found at

https://www.mainelectricsupply.com/about/termsofservice. All inventory is subject to prior sale. For additional information, please contact your sales representative. The images are for reference only and may not represent the actual product.



Document ID: 3895913

RENO-TAHOE AIRPORT AUTHORITY PLANNING AND CONSTRUCTION COMMITTEE PROJECT STATUS REPORT MAY 2023

ENGINEERING PROJECTS

RENO-STEAD AIRPORT PROJECTS

Taxiway Alpha and Adjoining Aircraft Parking Apron Rehabilitation

This project consists of the design for the reconstruction of the asphalt cement (AC) general aviation Apron and the adjoining Taxiway Alpha. In addition, the project will correct the FAA identified non-complying intersection of Taxiway A2 and the apron, and the replacement of the aging apron lighting head fixtures to LED fixtures at RTS. The apron consists of approximately 255,070 square yards of AC and Taxiway A consists of 30,540 square yards of AC. Design consists of geotechnical services, final design, and bidding for Apron construction in multiple phases. Construction is anticipated to be constructed in approximately six phases.

Phase 3 – Construction

Granite Construction was awarded the construction contract at the April Board meeting for the Base Bid 1, Base Bid 2, Alternate 1, and Alternate 5 pending receipt of the FAA grants. The RTAA has received the two base bid grants and issued Granite a Notice to Proceed for July 25, 2022. The first phase of construction was completed September 5 to allow for the Reno Air Races. Granite has paved out the second phase of this year's work. Due to a value engineering in the pavement section the RTAA was able to add in paving Bid Alternates 2, 3, and LED lighting upgrade Bid Alternates 5 & 6 to the original contract. The storm drain structures are finished and set to be installed in mid-May.

Phase 3 – The following are project milestones:

٠	Award of Construction	April 14, 2022
٠	Notice for Construction	July 20, 2022

Phase 3 – The following are the next steps:

Substantial Completion May 2023

Phase 4 – Construction

The design of Phase 4 was completed and went out to bid in March 2023. This year's current contract includes approximately 51,205 square yards of new TWY A & Apron improvements and LED Lighting upgrades. **Change Order No. 1 adds an additional 4,340 square yards of TWY A & Apron improvements**. Construction start date will be dependent upon receipt of the FAA AIP/AIG grant.

Phase 4 – The following are project milestones:

•	Design Completed	February 2023
•	Issue for Bid	March 2023
•	Bids Opened	March 23, 2023

Board Approval April 13, 2023

Phase 4 – The following are the next steps:

- Change Order No. 1 May 18, 2023
 Notice for Construction TBD
 - **RENO-TAHOE INTERNATIONAL AIRPORT PROJECTS**

Pavement Management Program (2022-2025)

The Pavement Management Program (PMP) scope consists of airfield and landside pavement inspections at both Reno-Tahoe International (RNO) and Reno-Stead (RTS) Airports. The program is funded from the Capital Improvements Budget for this fiscal year.

An RFQ for the PMP was issued and four SOQs were received on September 28, 2021. The Evaluation Committee shortlisted three firms and conducted interviews on November 5, 2021. Scope and fee negotiations occurred in December 2021-January 2022, and the RTAA Board of Trustees approved the PSA with RDM International at the February 2022 Board Meeting.

The pavement inspections process has been revised for the 2022-2025 cycle. In the past, the inspections of the airport pavements were split up into thirds over a 3-year cycle. This year, with RDM International, the inspections of all the airport pavements will occur in one-year and producing a report based on projected projects over the following 3-years. Both methods are acceptable to the FAA. RNO airfield and runway pavement inspections began end of April and occur during scheduled runway closures. Pavement inspections were completed in May and pavement coring will be done during June. RDM submitted final reports to the RTAA and we have provided these to the FAA PHX ADO on March 14, 2023.

The following are project milestones:

•	Consultant Interviews	November 5, 2021
•	Design PSA Approval	February 10, 2022
•	Kickoff Meeting	February 22, 2022
•	Pavement Inspections	April/May 2022
•	Final Report Delivered	March 14, 2023

The project is on schedule with the next steps listed below: • GIS/Closeout May 2023

Ticketing Hall Expansion Project (Part of the MoreRNO Program)

All footings have been poured and the majority of the structural steel has been erected. **A majority of the slab on grade was poured in April and the remainder was poured in mid-May.** The new air handler unit was successfully installed and the contractor is working on installing the hydronic piping and ductwork to the unit. The walker duct installation is complete. The next step in the floor sequence will be self-leveling which is anticipated to occur in May,

Planning & Construction Project Status Report

utilities. The project is currently on schedule and within budget.

followed by tile in July. Overhead work continues for the installation of new ductwork and other

June 6, 2022

September 8, 2022

October 12, 2022

October 13, 2022

February 9, 2023

The following are project milestones:

- Construction Document (90%) Submittal June 3, 2022
- Submit for Permit
- Construction Documents (100%) Submittal July 8, 2022 July 14, 2022
- Pre-package GMP for Board Approval
- Full GMP Board Approval
- Enabling Work Complete •
- Construction Walls Erected
- Change Order No. 1 Awarded

The project is on schedule with the next steps listed below:

 Substantial Completion March 2024

Taxiway B/M Reconstruction & General Aviation Runup Areas (Design)

The original project has been redefined per input and comments from the FAA and RNO Tower. The revised project consists of the design for the reconstruction of the Portland Cement Concrete (PCC) Taxiway (TWY) B on either side of Runway 8/26, reconstruction of TWY M between TWY A & TWY B from an Asphalt Cement (AC) taxiway to a PCC taxiway. In addition, an asphalt cement General Aviation (GA) Runup Area at the north end of TWY C. The project will include the reconstruction of the TWY's, asphalt shoulders, and edge lighting, pavement markings and drainage upgrades.

Wood Rodgers was selected as the design consultant for the original project and an amendment was approved for the redesign of the project. The revised plans were re-bid and opened on March 28, 2023. Two bids were received and the low responsive bidder is Granite Construction. Based on available FAA AIP grant funding, staff will only be requesting award of the Base Bid (TWY B Reconstruction) and Alternate 1 (General Aviation Runup Area Construction). The request for award of construction will be presented to the Board at the May 2023 meeting.

The following are project milestones:

•	Re-design Completion	February 21, 2022
٠	Bid Advertising	February 21, 2022
٠	Bid Opening 2022	March 23, 2022
٠	Re-Bids Opened	March 28, 2023
•	Board of Trustees Meeting/Award	May 2023

The project is on schedule with the next steps are listed below:

Begin Construction

Terminal Arc Flash Study

Arc-Flash Hazard Assessments are required by OSHA and NFPA 70E as a part of an Electrical Hazard Assessment. The Terminal Arc Flash study will be inclusive to the panelboard level or a minimum of 100-amp protective devices. Devices that are found to be non-coordinated will be

TBD

indicated in a summary report of which corrective action will need to be addressed as a separate task. Arc Flash labels will be provided as recommended by the study. Labels will be installed by the airport facilities staff with guidance by our office. To complete the study, intensive field investigation is needed as well as detailed review of record drawings to determine electrical equipment make and model, conductor size, approximate conductor lengths, fuse sizes, etc. We are estimating approximately 510 points of Arc Flash for the main terminal and concourse and approximately 200 points of Arc Flash for offsite buildings. Phase 1 was completed in June 2022. **Phase 2 has started and the consultant is in the process of reviewing the reports**.

The following are project milestones:

	PSA Executed	July 8, 2021
٠	1 st Phase Completion	June 2022

The project is on schedule with the next steps listed below:

• 2nd Phase Completion July 2023

Airport Terminal Lift Station Project

This project is to replace and relocate the electrical controls for the north and south terminal lift stations. New level sensors and monitors will be installed, the existing control panels will be reviewed, and specifications will be given for repair or replacement. A new lift station bypass pump connection will be installed for emergency use.

The design consultant, Shaw Engineering specializes in sewer lift station design.

Bids were opened on March 31, 2022, and was substantially over budget. The bid was canceled. The project was re-bid June 1, 2022, and bids were opened on June 29, 2022. Two bids were received, and Triumph Electric was deemed the low responsive bidder with a bid of \$249,500. Construction began on April 10, 2023. The South lift station will be complete by the end of May and the North lift station is anticipated to be complete by the end of June 2023.

The following are project milestones:

٠	Redesign Complete	May 13, 2022
٠	Rebid Advertised	June 1, 2022
•	Rebid Opening	June 29, 2022
•	Intent to Award	July 19, 2022
٠	Notice to Proceed	Oct/Nov 2022
•	Start of Construction	April 10, 2023

The project is on schedule with the next steps listed below:

Project Completion June 30, 2023

Air Cargo Way Lift Station Project

The lift station located in Air Cargo Way that serves the Air Cargo building and FedEx building has been failing and needs replacement. The lift station will be relocated outside of the road to allow safer access to the lift station when needing maintenance. This project will replace a lift

station with equipment that is past its design life cycle and create a safer environment for our maintenance teams.

Shaw Engineering specializes in this field of civil engineering and has been direct selected and approved by the Board to do the design. The project design was completed in December and went out to bid in January. Bids were opened on February 24, 2022. Farr Construction was deemed the low responsive bidder and has been awarded the construction contract at the April Board Meeting. Farr Construction began construction on September 19, 2022. Substantial completion of construction of the lift station work except for the generator was on December 2nd. The emergency backup generator is anticipated to be installed in July 2023.

The following are project milestones:

PSA Executed	September 9, 2021
 Design Completed 	December 2021
 Bidding Advertising 	January 26, 2022
Bids Opened	February 24, 2022
Board Approval	April 12, 2022
Substantial Completion	December 2, 2022

The project is on schedule with the next steps listed below:

Emergency Generator Install July 2023

Terminal Loop Road (Part of the MoreRNO Program)

The Terminal Loop Road Reconstruction, ADA, and Safety/Security Project is for the full reconstruction of the existing PCC portion of the Terminal Loop Road, will also include improvements associated with Safety/Security and the Americans with Disabilities Act of 1990 (ADA). The full project consists of the reconstruction of six travel lanes, two pick-up and drop off lanes, drainage improvements as necessary, curb and gutter, post curb, sidewalk, a new crosswalk, landscaping, electrical, street lighting, guidance and traffic signs, striping, security bollards and new ADA pedestrian ramps.

An evaluation committee comprised of RTAA staff reviewed the submittals and determined Kimley-Horn and Associates Inc. as the most qualified firm for the project. The evaluation was based on the qualifications and experience requirements stipulated in the RFQ. The PSA for design services was presented to the Board of Trustees and approved at the October 14, 2021, Board meeting.

Kimley-Horn has completed the early phases of design including data gathering and reaching out to the different departments at the RTAA to determine levels of security and design options. Construction will be coordinated with the Ticketing Hall Expansion Project to ensure safety of airport staff and patrons and maintain consistency of construction phasing of the two projects. Recommendations for ADA, sidewalks, and security were discussed among the stakeholders were presented at the April Planning and Construction Committee Meeting.

Three qualified bids were received on February 8, 2023. Q&D Construction is the low apparent bidder. Q&D was awarded the project at the April Board meeting and will begin construction in July. **A PSA for Construction Management services with CME will be presented to the Board for award at the May Board meeting.**

The following are project milestones:

- Board Approval for Design
- Notice to Proceed •
- Design Completed
- Bidding Advertising
- Bid Opening
- **Board Approval**

The project is on schedule with the next steps are listed below:

 Construction July 2023

Arrival/Departure Escalator Modernization Project

The arrival/departure escalators located on the east side of the main lobby were replaced in 2002 and are now 21 years old. The purpose of this project is the "preservation of infrastructure" by modernizing and refurbishing the four (4) public use escalators for arriving and departing passengers. The project consists of two (2) phases: design and construction. The design phase involves selecting a consultant to research commercially available products and provide a detailed design, phasing plan, and bid package. The construction phase will involve awarding a contract to a contractor to procure the identified equipment and refurbish the escalators. This phase will include procurement, delivery, and installation.

October 14, 2021

January 11, 2023

February 8, 2023

April 13, 2023

December 19, 2022

October 2021

An RFO for design was issued and two SOOs were received on October 27, 2021. The Evaluation Committee selected H+K Architects as the most gualified consultant. The PSA with H+K Architects in the amount of \$98,000 design fees was presented and approved at the December 9, 2021, Board Meeting.

The project is funded in PFC 15 in the amount of \$2,889,000. The project was bid May 24, 2022, and bids were opened on June 28, 2022. One bid was received by Kone, Inc. and staff reviewed the bid and found all documents fully executed and to be responsive. The bid amount was for \$1,890,000. The project was awarded by the Board at the August 11, 2022, meeting. The contractor will take measurements onsite and begin the procurement process in September 2022, with construction anticipated to begin in mid-April of 2023.

Escalator shop drawings have been submitted, reviewed and comments sent back to Kone Inc. The contractor has mobilized onsite and began installing construction walls for the escalator modernization.

The following are project milestones:

- Design PSA Board Approval
- Notice to Proceed for Design •
- Design Complete
- Bids Advertised
- Bids Opened •
- Board Approval •
- Notice Procurement

December 9, 2021 December 10, 2021 May 2022 May 24, 2022 June 28, 2022 August 11, 2022 September 2022

The project is on schedule with the next steps are listed below:

 Construction April 10, 2023

<u>Remote Economy Lot Project – Phase 2</u>

The Remote Economy Parking Lot is an undeveloped site and is approximately 4 acres. It is bordered to the west by Terminal Way, south and east by the rental car surface storage and maintenance lots, and to the north by the NDOT off ramp. The Remote Economy Parking Lot Project consist of all the necessary grading, utilities, drainage, lighting, pavement, and card access gates.

J-U-B Engineering, Inc. (JUB) was selected from list of firms that previously submitted on the RFQ for the Parking Lot reconstruction. The PSA for design services was presented to the Board of Trustees at the March Board meeting for approval.

Phase 1 has been completed.

Design of Phase 2 was completed, and the project was advertised for bid on March 21, 2023. Bids were received on April 12, 2023, with one contractor submitting a bid. The low responsive bidder was Sierra Nevada Construction (SNC). Staff will be requesting award of construction at the May 2023 Board meeting.

The following are project milestones:

- Substantial Completion Phase 1
- Bids Advertised

Bid Opening

November 18, 2022 March 21, 2023 April 12, 2023

The project is on schedule with the next steps are listed below (Phase 2):

Board Approval

May 18, 2023

Construction

June 2023

FAA VALE PCA/GPU Replacement

The FAA's VALE Program provides Airport Improvement Program (AIP) grant funding to commercial service airports such, as the RNO, that are in non-attainment or maintenance of National Ambient Air Quality Standards areas for emission reduction projects proven to benefit local air guality. VALE AIP funding comes from Noise & Environmental Set Aside funds and does not affect regular RNO entitlements or discretionary allotments. The program is to improve environmental issues with aging equipment by replacing with new efficient equipment.

This project will include the replacement of 26 Pre-Conditioned Air (PCA) units, 26 Ground Power Units (GPU), 1 portable PCA and 1 portable GPU for the Passenger Boarding Bridges (PBB). The PCA units provide fresh conditioned heat or cooling to the aircraft while they are at the PBB. The new units are much more energy efficient than the units being replaced which are at the end of their useful lives. The GPU provide a constant regulated power that is specific to aircraft. The new GPUs are much more efficient than those being replaced which are at the end of their useful lives. The installation of the submeters will allow for electrical usage to be tracked to the respective users.

The PSA with PK Electric, Inc. for design services of \$86,000 is being presented to the Board of Trustees at the March Board meeting for approval.

The VALE PCA and GPU Replacement Project was advertised on February 22, 2023. A mandatory pre bid was held on March 3, 2023; 5 contractors attended. Bids were opened on April 17, 2023. One responsive bid was received from Q&D Construction. Staff are working with the FAA on grant funding of the project. It is anticipated that staff will bring the project for award at the June 2023 board meeting.

The following are project milestones:

Consultant Selection	February 2022
Design Complete	July 26, 2022
Bid Advertising	February 22, 2023
Bid Opening	April 17, 2023

The project is on schedule with the next steps are listed below:

Board Approval
Construction
June 2023
TBD

Airfield Administration & Airport Duty Managers Offices Remodel Project

Airfield Administrative Offices: The current airfield administrative offices are located within the existing vehicle maintenance building. The office space is inadequate in the number of offices and the size of the offices, are inefficient in layout and continuity, located in areas with inadequate heating and cooling systems, located adjacent to loud work, and many offices don't meet the American Disabilities Act (ADA) requirements. In addition, the vehicle maintenance storage areas/rooms have been minimized due to conversion to offices. Management and administrative staffing levels have increased since the original building was constructed in 1978. The proposed project would consolidate the administrative/management staff to a central location, provide a professional atmosphere to conduct business and significantly increase the efficiency of the administrative operations as well as the vehicle maintenance services at Airfield Maintenance.

Airport Duty Managers Office: The existing Airport Duty Managers (ADM) offices are located in the Airport Vassar Annex (AVA) warehouse building. The building houses the ADMs, Airport Communications and Purchasing departments. Traveling between the ADM's current office location to anywhere on the airfield or landside requires the ADM's to travel a circuitous and congested section of deteriorated roadway, drive at a low rate of speed, and weave between Air Cargo aircraft. The congestion is created by tugs towing multiple containers as well as other ground equipment in the area. Additional delays can occur if aircraft are pushing back or taxiing in the area as aircraft always have the right of way. The ADM's have a mission critical role to provide quick emergency response. In addition, they need to have quick response during winter operations and to wildlife hazard management. The mission critical roles are hampered by the remote location and lack of connectivity to the airport operation.

RTAA Engineering staff direct selected Paul Cavin Architect LLC based on their experience providing required services, knowledge of weather conditions in the Reno area, knowledge of local labor and material costs, and overall performance with RTAA and other agencies in the Reno area.

The scope of work will include design services and providing construction documents for the bidding of the Airfield Administrative and Airport Duty Managers Offices and was presented and approved by the Board at the June 9, 2022, Board Meeting.

The consultant has completed the plans and specifications and the project is currently out to bid. Three responsive bids were received on December 13, 2022. The low responsive bidder was Reyman Brothers and was awarded by the Board at the January 12, 2023 meeting.

Contractor began construction March 15, 2023, with anticipated completion July 2023.

The following are project milestones:

- Consultant Selection
- Board Approval of Design
- Award PSA
- Design Complete
- Bidding Advertising
- Bids Opened
- Board Approval
- Construction Start

The project is on schedule with the next steps are listed below:

Anticipated Completion

July 2023

May 2022

June 9, 2022

July 5, 2022 November 1, 2022

November 8, 2022

December 13, 2022

January 12, 2023

March 15, 2023

Shared Use – Construction Only

The construction portion of the Shared Use project includes installation of 12 gate podiums, 12 scanner podiums, and 18 ticketing inserts with corresponding electrical and data runs.

PK Electric, Inc., is providing design services for the electrical and data runs.

The original millwork bid was received and was substantially over budget. Project specifications were revised and rebid. Two bids were received with MSM the being the low bidder. **The Board awarded MSM the contract to provide the millwork at the March 9, 2023 Board Meeting.** The electrical/data improvement along with installation of the millwork was bid and Q&D was the low bidder. Q&D was awarded the contract by the CEO since the contract was under \$500,000 per Resolution 557.

The following are project milestones:

٠	Mill Work Bid Advertising	December 17, 2022
•	Millwork Bids Open	February 15, 2023
٠	Electrical/Data Design Complete	January 2023
•	Board Approval – Shared Use Millwork	March 9, 2023
•	Electrical/Data Bid Advertising	March 2023
٠	Electrical/Data Bids Opened	April 14, 2023

The project is on schedule with the next steps are listed below:

•	Electrical Installation	April 2023
٠	Millwork Installation	May 12, 2023

MZ3 Replacement Project

This project will include demolition of an existing roof mounted multi-zone mechanical unit that provides conditioned air to the RTAA TIS Department offices. The multi-zone unit will be replaced by two (2) fan coil units that will be installed in an existing mechanical room. The scope of work also includes installation of new ductwork and new grid ceilings, lights, and diffusers.

A design contract was awarded to Ainsworth Associates Mechanical Engineers, through an Administrative Award of Contract, on July 25, 2022. Design was completed on September 19th and subsequently submitted for permitting with the City of Reno. An Invitation to Bid was issued on October 14th and a mandatory pre-bid meeting was held on October 25th. The bid opening was be held on November 17th. Two responsive bids were received and Gardner Engineering, Inc. was the low apparent bidder. The project is currently in the submittal and procurement phase.

Construction began on March 27th and will be completed in 4 phases to minimize impact to the TIS staff. The project scope requires coordination with the ticketing hall expansion, which is occurring regularly.

The following are project milestones:

- Contract Award
- Design Complete
- Bids Advertised
- Bids Opened
- NTP for Procurement
- NTP for Construction

July 25, 2022 September 19, 2022 October 14, 2022 November 17, 2022 January 2023 March 27, 2023

The project is on schedule with the next steps listed below:

Project Completed June 2023

Concourse Redevelopment Project (Part of the MoreRNO Program)

The project includes full replacement of the two existing Terminal Concourses, that were originally constructed in 1981, full or partial replacement of the two connector concourses, a new Central Utility Plant (CUP), airfield pavement (apron and taxiway/taxi-lane) work, infrastructure and utility relocation, and demolition of existing structures and pavements.

The project has the following primary goals and objectives:

- Replace the existing twenty-three (23) gate-concourses with twenty-eight (28) gateconcourses,
- Provide taxi-lanes sized to accommodate ADG III aircraft, including dual taxi-lanes between the replacement concourses,
- Maintain the same level of Remain Over Night (RON) aircraft parking spaces after construction,
- Construct a new CUP and protect critical building infrastructure from flooding,
- Provide for expanded and improved spaces for amenities, concessions, holdrooms, circulation, and airport operations,
- Improve passenger and employee experience with higher ceilings, natural light and mountain views, outdoor spaces, intuitive wayfinding, and exceed ADA requirements

with adult changing tables in ADA restrooms, an outdoor pet relief area, and built-in lactation rooms with extra amenities such as windows and family seating,

- Improve first floor employee safety and overall functional experience with 50-foot drive tunnels, open interior circulation halls, orderly distribution and location of airport, airline, and concession spaces, and a centralized distribution center, and
- Reduce construction impacts on passengers, tenant employees, and aircraft operations when possible.

The following are project milestones:

- Planning Study Completed
- Design RFQ Issued
- Consultant SOQs Received
- Selection Committee Meeting
- Short-List Interviews
- Notice of Intent to Award
- Scope & Fee Kick Off Meeting
- FAA Approval to Collect PFCs

Next steps for the project are listed below:

- Scope and Fee Negotiations
- CMAR RFP Issued
- CMAR RFP Pre-Proposal Meeting
- Design PSA Board Approval (Pt. 1)
- CMAR RFP Proposals Due
- Notice to Proceed for Design (Pt. 1)
- Design PSA Board Approval (Pt. 2)

Runway 17R-35L Remediation

The Contractor has completed construction staging and began grinding the concrete on a test area to determine if yielding anticipated results. The Contractor is continuing grinding on the runway. Staff is working daily with the contractor and consultants to document and track efforts to remediate RWY 17R-35L.

Next steps for the project are listed below:

Remediation efforts completed June 15, 2023

PLANNING PROJECTS

RNO Workspace Study, Phase 2 (Part of the MoreRNO Program)

A Professional Services Agreement (PSA) for consultant services was executed on September 13, 2021, for the RNO Workspace Study in the amount of \$100,000. Approval for the PSA was granted by the RTAA Board of Trustees at the August 2021 Board of Trustees Meeting. The scope of work included an evaluation and recommendations for administrative workspaces for RTAA staff based at RNO. Although the primary focus was on landside administrative functions, consideration was also given to Airport Communications, Airfield Maintenance, Fire, Police, Purchasing, Security, Airside Operations, Landside Operations, and Building Maintenance.

April – May 2023 May 9, 2023 May 19, 2023 June 2023 June 21, 2023 July 2023 August 2023

February 2023

March 29, 2023

April 6-7, 2023

April 10, 2023

April 18, 2023

April 24, 2023

February 13, 2023 March 13, 2023 The final deliverable documented immediate life-safety issues in existing offices and locations, current and future space needs, new office/workspace configuration options, new office/workspace location options, alternate use options for existing spaces, and rough order of magnitude costs for location options. The RNO Workspace Study final deliverable was provided on April 13, 2022.

In May 2022, staff began discussions with H+K Architects regarding supplementing the original RNO Workspace Study PSA with an amendment focused on the relocation and expansion of the Administrative Headquarters (HQ) and the Police Station. The goal for Phase 2 is to solidify the location and scope of a future Administrative HQ and Police Station and enable staff to move forward with design and construction, pending future funding. The final deliverable will be a basis of design report.

Amendment No. 1 to the PSA with H+K Architects, in the amount of \$289,280, was approved at the June 9, 2022, Board Meeting, increasing the total value of the PSA to \$389,280. A Notice to Proceed was issued on July 1, 2022.

As of October 2022, the Study has completed the Space Program and Potential Locations Phase and transitioned into the Alternatives Phase.

In the Space Program and Potential Locations Phase, staffing projections and space program assumptions were re-analyzed and revised based on new information. The Admin HQ space program is now approximately 1.8 acres, while the Police Station space program is now approximately 1.3 acres. Additionally, twenty-eight (28) alternate sites were identified for the Admin HQ and/or the Police Station. Two (2) of those alternate sites were off-airport and required acquisition.

In the Alternatives Phase, the project team, in collaboration with the Working Group (WG) identified ten (10) criteria for the Police Station Phase 1 evaluation, and seven (7) criteria for the Admin HQ Phase 1 evaluation. The Phase 1 evaluation focused on critical issues that helped identify the most viable sites for continuation into the more detailed Phase 2 evaluation.

Upon completion of the Phase 1 evaluation process, eight (8) of the original twenty-eight (28) alternative sites were selected to move forward into the Phase 2 evaluation process. Seven (7) alternative sites were further analyzed for the Admin HQ, three (3) alternative sites for the Police Station, and two (2) alternative sites as co-location sites.

The Phase 2 evaluation process was completed in December. The top two (2) sites for a standalone Admin HQ were the Yellow Lot and the area south of Hyatt Place. The top two (2) sites for a standalone Police Facility were the Yellow Lot and the existing Admin area on the second floor of the Terminal Building. The Yellow Lot was also identified as the best location for a joint-use, co-located facility. The recommended alternate, as agreed upon by the project team, Working Group, and Executive Team, was shared with the Planning & Construction Committee on February 7 and the Board of Trustees on February 9.

The project team has completed a draft Basis of Design Report and updated cost estimates to include soft costs. The total cost of the project is \$79 million including

hard and soft costs. On April 13, the RTAA Board of Trustees accepted the primary study recommendations and approved moving the project forward into design.

Item	Recommendations
Space Program	Accommodate 20-year employment growth in design or expansion capability. Minimize required footprint with multistory, joint-use facility.
Location	Overflow Public Parking Surface Lot AKA the Yellow Lot.
Building Orientation	Primary entrance on north side of building, facing Terminal Building. Immediate airside and landside access for police vehicles.
Building Organization	First Floor: Shared reception area and all police-only functions. Second Floor: Joint-use functions and public meeting rooms. Third Floor and higher: Administrative functions.
Schedule	Police fully relocated by June 30, 2025 (preferred) but no later than December 31, 2025. Schedule subject to change if Concourse Redevelopment phasing changes.
Delivery Method	Construction Manager at Risk.

The primary study recommendations included the recommendations below.

Next steps for the Planning Study include finalization of the Basis of Design Report and hand-off of the project to the Engineering & Construction team for design solicitation.

The project team is supported by a Working Group (WG) that includes participation from Ops & Public Safety, People Operations, Commercial Business, Facilities & Maintenance, IT, Planning, and Engineering. Additionally, there are five (5) representatives from the Police Division in the WG who are providing critical input and feedback.

The following are project milestones:

: 10	nowing are project milestones.	
•	Phase 1 Completed	April 13, 2022
•	Amendment No. 1 Board Approval	June 9, 2022
•	Notice to Proceed for Study	July 1, 2022
•	WG Meeting #1 (Kick Off)	July 29, 2022
•	WG Meeting #2 (Alternate Brainstorming)	August 18, 2022
•	Police Only Meeting #1 (Spaces, Functions)	August 19, 2022
•	ET Briefing #1 (Staffing, Spaces)	August 23, 2022
•	ET Briefing #2 (Alternates)	September 6, 2022
•	WG Meeting #3 (Eval. Matrix)	September 9, 2022
•	Police Only Meeting #2	September 29, 2022
•	WG Meeting #4 (Phase 1 Eval.)	October 20, 2022

• ET Briefing	#3 (Phase 1 Eval.)	October 25, 2022
P&C Commi	ttee Update	November 8, 2022
• ET Briefing	#4 (Recommended Alt.)	December 6, 2022
WG Meeting	#5 (Phase 2 Eval.)	December 1, 2022
WG Meeting	#6 (Space Plans)	December 22, 2022
ET Briefing	#5 (Open Office, Space Plans)	January 3, 2023
 WG Meeting 	#7 (Open Office, Space Plans)	January 9, 2023
WG Meeting) #8 (Final Meeting)	February 2, 2023
P&C Commi	ttee	February 7, 2023
 WG Meeting 	#9 (Regroup Meeting)	March 31, 2023
P&C Comn	nittee	April 11, 2023
Board of T	rustees (Trans. to Design)	April 13, 2023
ext steps for the p	project are listed below:	

Next steps for the project are listed below

•	Basis of Design Report	May 2023
•	Transition to Design	May 2023