Meet DES
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Overview

• Who we are
• Clients and Locations
• Project Classifications
• Delivery Methods
• Consultant Selections
• Diverse Business Inclusion
• How to work with us
• Questions
Who We Are

• Public works project delivery for Washington state facilities*
  - $500M per biennium ($250M/year)**
  - Biennium: 1 July 2017 - 30 June 2019

* For state facilities except for the Universities, Dept of Transportation, Dept of Fish and Wildlife, Dept of Natural Resources, or State Parks and Recreation commission

** The proposed $4.1B capital budget hasn’t passed yet
**E&AS Clients**

Community & Technical Colleges (34)

- State Agencies
  - Social & Health Services (21)
  - Corrections (14)
  - Capitol Campus
  - Military Dept.
  - State Patrol
  - Veterans Affairs
  - ~20 small agencies

- Other
  - Ports
  - K-12 Schools
  - Cities
  - Counties
  - Universities
  - Municipalities
Project Classifications

• Minor Works: <$1M ($2M for Higher Ed)
  ➢ Some scope & budget flexibility
• Major Projects: ≥$1M ($2M for Higher Ed)
  ➢ Less scope & budget flexibility
  ➢ Additional Reqmts ≥$5M ($10M for Higher Ed)
    o Pre-Design
    o Life Cycle Cost Analysis
    o Constructability Review
    o Value Engineering
Delivery Methods

• Job Order Contracts (up to $350K per w/o)
  ➢ Eastern Region: Burton Construction
  ➢ Western Region*: Forma Construction
  ➢ NW Region: Saybr Contractors
  ➢ SW Region: Saybr Contractors
  ➢ Statewide 1: Burton Construction
  ➢ Statewide 2*: Centennial Contractors

*2 new Job Order Contracts added during 15-17 biennium
Delivery Methods Con’t

• Design Bid Build (Most Common)
  ➢ Projects are advertised for bidding online
  ➢ Upcoming projects are posted online; the estimated bid dates are updated quarterly

• Small Works Roster ($300K or less)
  ➢ Automated system sends notifications to contractors for small projects
  ➢ Apply online to be on the roster

• Design Build
Consultant Selections

- Expedited (less than $100K & urgent)
  - Reference File
- Small Project (less than $350K)
  - 3 person panel
  - Reference File or Advertise
- Large Project (over $350K)
  - 5 person panel
  - Advertise
- On Call (limited to $200K per project)
On-Call Consultants

• Biennial agreements
• Local (Campus Architects)
• State/Regional

- Architectural
- Electrical
- Testing
- V/E - Constructability
- Civil
- Mechanical
- HazMat
- Structural
- Survey
- Geotechnical
- Bldg Envelope - Roofing
- Security Systems
- Commissioning
**Diverse Business Inclusion**

- **Goals**
  - 10% Minority Business Enterprise
  - 6% Woman Business Enterprise
  - 5% Washington Small Business Enterprise
  - 5% Veteran

- **Inclusion plans required for:**
  - Construction Contracts over $1M
  - Consultant fees over $350K

- **B2Gnow tracks all agreements & contracts**
How to Work With Us

- Register on WEBS (Washington Electronic Business Solution)
  https://fortress.wa.gov/ga/webs
  - Bid Notifications
  - Consultant RFQ Notifications
- Advertisements in the Daily Journal of Commerce
- DES Website
How to Work With Us Con’t

• Consultants
   Advertised Consultant Selections
   Join the A/E Reference File
  https://des.wa.gov/services/facilities-leasing/public-works-design-construction/architecture-engineering-design-consultants
   Work with On-Call Consultants

• Contractors
   Join the Small Works Roster
  https://des.wa.gov/services/facilities-leasing/public-works-design-construction/construction-contractors
   Advertised Construction Projects
  https://fortress.wa.gov/ga/apps/EASBids/BidCalendar.aspx
   Subcontact with JOC Contractors
  https://des.wa.gov/services/facilities-leasing/public-works-design-construction/construction-contractors
Any Questions?

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