

Delivering Impact:

Progress, Performance, and Partnership on the NKO Project

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THE TEAM



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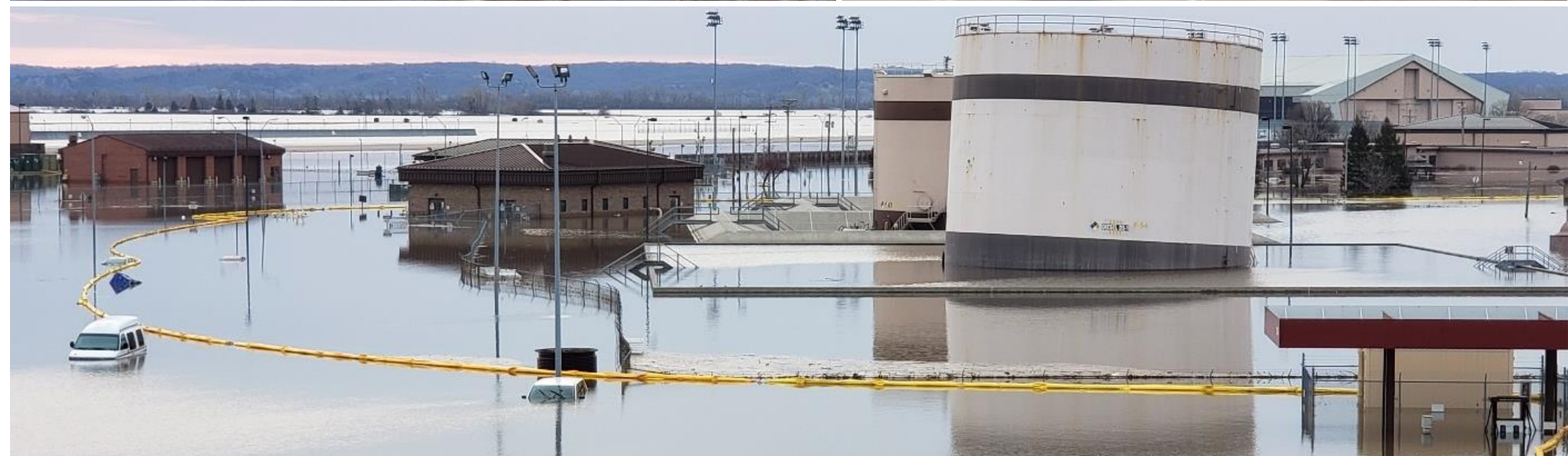
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THE WHY

The Missouri River Flood of 2019 inundated 1/3 of Offutt AFB, heavily impacting flying missions.

- Affected more than 130 facilities, 1.2M SF or workspace
- Displaced more than 3,500 personnel
- Destroyed nearly \$250M in simulators alone
- Eliminated 80% of their secure operating space
- 55th Wing currently functioning in repurposed ancillary facilities



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TEAM OVERVIEW



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U.S. AIR FORCE

**US Army Corps
of Engineers®**

Design Assist Partners

- User Group
- Base Operations
- Security
- Accrediting Agency



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THE PROJECT

The Non-Kinetic Operations (NKO) Facility and Defense Courier Station (DCS), a Federal Lump Sum Design-Build project valued at \$394M, awarded June 2023.

- (NKO) Three-story, 418,000 sq. ft. facility houses intelligence, training, and maintenance & reconnaissance squadrons. Approx. 188,000 sq. ft. of secure space.
- Facility includes simulator labs, training spaces, classrooms, an auditorium, telecommunication rooms, and simulator bay along with administration and support spaces.
- (DCS) Single-story 4,800 sq. ft. facility with 2,200 sq. ft. secure environment for dispatch, reception, and processing of classified mail and parcels.



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PARTNERSHIP

- Mission Focused
- Engaged End User
- Creating a Team Culture
- Leaning Forward



PARTNERSHIP

- Collaborative Approach to Design/User Group Decisions
- Proactive Modification Process
- Project Leadership Team/Executive Leadership Team Meetings
- Team Building Events



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DESIGN PROGRESS

- Lean Forward on Design Packages, advance information to mitigate risk of early mobilization
- Split Design Packages (DP) developed concurrently
 - DP1 = Site and Civil, site work to begin before overall design completion: Delivered in 8 months
 - DP2 = Foundations, structural concrete, structural steel, and under slab rough-in. Delivered in 10 months.
 - DP3 = MEP, roof, precast, curtainwall, interiors and balance work.
- Early engagement with the Accrediting Official (AO) and CTTA
 - In-person Kick-off at other facility under construction



FIELD PROGRESS

- Early mobilization – April 2024
- Structural topping out – December 2024
- Construction Dry-in – October 2025
- RF Shielding Substantially Complete – February 2026
- Stand-alone and in-situ Mock-ups
- Collaborative Quality Assurance Program



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PERFORMANCE

- Safety
- Security
- Quality
- Schedule
- Cost Control
- Quarterly Performance Discussions



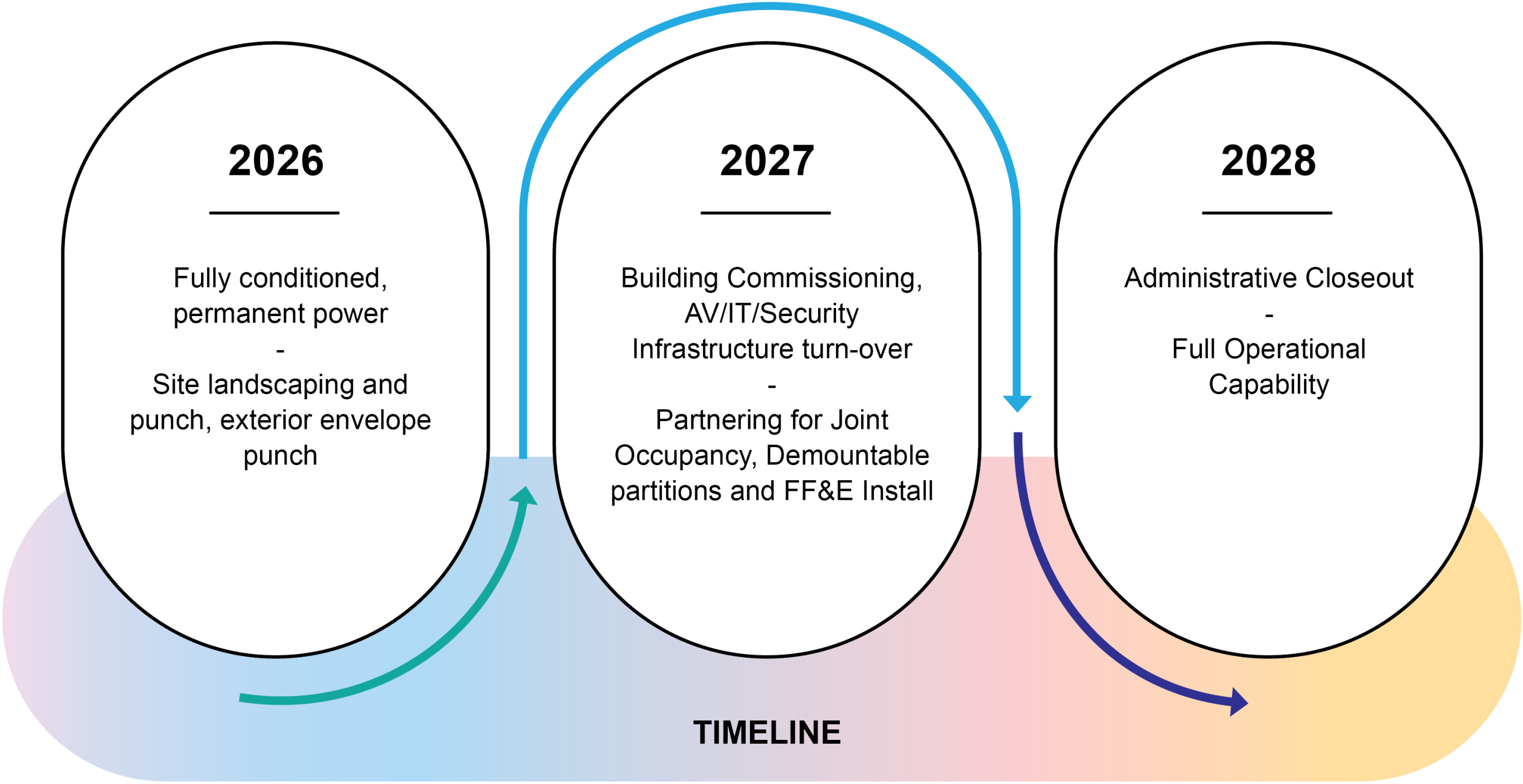
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COMPLETING THE MISSION



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THANK YOU!



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