

Emergency Operations Training Facility

City / County Development Options

Pre-Design Estimates - 07/05/2007

	Joint Development Options at Minneapolis Fire Training Campus								Independent Development Options					
OPTIONS	Option A		Option B		Option C		Option D		Option E		Option F			
Description	Pre-Design Report Guiding Principles		Moderate Reduction in Guiding Principles		Designed to Budget Hardened Facility		Designed to Budget Office Building		County EOC Co-Located With New 911 / Emergency Communications Facility		City of Minneapolis Fire Training / EOC Facility at Fire Training Campus			
	This option would adhere to the Pre-Design Guiding Principles providing a dedicated EOC, separate fire training classrooms, optimal application of technology and office space for County & City staff.		This option would reduce the space allocated for the EOC and have the fire training classrooms serve as the break-out spaces during activation of the EOC. It would continue to recommend a hardened facility but provide a reduced budget to meet minimal technology configuration on opening day.		This option would attempt to value engineer the project scope to meet a budget that does not align with the project's pre-design guiding principles. This option continues to recommend a hardened facility but the space / occupancy program would need to be reduced by approximately 43% to meet budget.		This option would provide for a reduced space program and recommend the construction of a non-hardened facility similar to design standards for an office building. Technology funding would be at a minimal configuration to open.		This option would adhere to the Pre-Design Guiding Principles providing a dedicated contingent of EOC spaces, shared breakout rooms with Communications training classrooms, optimal application of technology and office space for County Emergency Preparedness Staff.					
Facility Size	42,400 GSF		37,200 GSF		24,200 GSF		32,500 GSF		19,000 USF		16,000 USF			
Space Program Components	Dedicated / Joint EOC		Reduced, Dedicated EOC SF, Combine EOC Break-Out Rooms with Fire Training Classrooms		Detailed Space Program Revision & Reduction Would be Required (43% Occupancy Reduction); Designed for Future Expansion		Reduced EOC Program SF; City Fire Training Classrooms would serve as EOC when necessary; Designed for Future Expansion		Dedicated, County EOC		City Fire Training Classrooms			
	City Fire Training Classrooms								County Emergency Preparedness Staff Offices		City Fire Training Staff Offices		City Fire Training Staff Offices	
	City Fire Training Staff Offices		City Fire Training Staff Offices				County Emergency Preparedness Staff Offices		County Emergency Preparedness Staff Offices		Minimal City EOC			
	County Emergency Preparedness Staff Offices		County Emergency Preparedness Staff Offices				County Emergency Preparedness Staff Offices		County Emergency Preparedness Staff Offices					
Hardening / M&E Redundancy	National Design Trends for "Essential Services" Facilities \$340 / GSF \$13,588,000		National Design Trends for "Essential Services" Facilities \$340 / GSF \$11,663,000		National Design Trends for "Essential Services" Facilities \$340 / GSF \$6,950,000		No Hardening or M&E Redundancy included in Scope; Office Building Design Standards \$185 / GSF \$6,950,000		National Design Trends for "Essential Services" Facilities \$340 / GSF \$7,943,000		Minimal Survivability (Weather Hardening and Emergency Power) City Design Standards \$225 / GSF \$3,600,000			
Land Acquisition	Sharx Property Acquisition Included in Recommendation \$1,200,000 (may be low due to current use / occupancy)		No Acquisition		No Acquisition		No Acquisition		No Acquisition Necessary		No Acquisition Necessary			
Subtotal Construction	\$19,739,000		\$15,377,000		\$9,645,000		\$9,645,000		\$10,581,000		\$5,200,000			
Technology	Core EOC - Optimal Configuration \$8,864,000		Core EOC - Minimal Configuration to Open; Designed to Allow Future Expansion / Enhancements \$3,935,000		Core EOC - Minimal Configuration to Open; Designed to Allow Future Expansion / Enhancements \$3,935,000		Core EOC - Minimal Configuration to Open; Designed to Allow Future Expansion / Enhancements \$3,935,000		Core EOC - Optimal Configuration \$1,919,000		Basic Communications - Designed to Allow for Future Expansion / Enhancements \$480,000			
Project Costs <i>City budget limited to max. \$5.6 million contribution</i>	County and Other Funding	City	County	City	County	City	County	City	County	City	County	City		
	\$22,973,000	\$5,630,000	\$13,682,000	\$5,630,000	\$7,950,000	\$5,630,000	\$7,950,000	\$5,630,000	\$12,500,000	N/A	N/A	\$5,680,000		
	\$28,603,000		\$19,312,000		\$13,580,000		\$13,580,000		\$12,500,000		\$5,680,000			

Note: "Order of Magnitude" Project costs also include consulting, furnishings, contingency and 7.5% escalation to midpoint of construction.

Note: Blue text depicts modification from Option A.

Note: Urban Area Security Initiative Grants have been applied for to fund Technology for the proposed project.

Note: Estimates limit City Funding. Options that are beyond the current combined budget of the City and County of \$13,580,000 will require UASI grants, State of Minnesota funding, or additional funding from Hennepin County or a combination of the three.