



Facilities Project Review Committee Meeting

January 16, 2025

11:30 a.m., Hybrid Meeting

1300 NW Wall, 1st Floor, DeArmond Room

Via Zoom:

<https://us02web.zoom.us/j/82393694246?pwd=YnNIUSsxR1VFL2hRWmZvV1ZSLzdQUT09>

Meeting ID: 823 9369 4246

Passcode: 489504

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1. Introductions for staff and committee members – All
 2. Membership update—Whitney Hale
 3. Courthouse Expansion Project –Eric Nielsen, Wayne Powderly, Lee Randall
 4. Questions/comments – All



Deschutes County encourages persons with disabilities to participate in all programs and activities. To request this information in an alternate format please call (541) 617-4747.



Deschutes County
Courthouse Expansion
BUDGET STATUS REPORT
Current Through: 11/22/2024

	Budgeted Amounts		Actual Spend	Remaining	Comments
	Original Budget	Revised Budget	to Date	Balance	
CONSTRUCTION COSTS					
Cost of Work - Construction	\$ 34,152,393	\$ 37,842,844	\$ 4,732,186	\$ 33,110,658	Pence Contract (thru OCO #2)
Subtotal	34,152,393	37,842,844	4,732,186	33,110,658	
AJ Tucker - Demolition, Stone Salvage, and Storage	-	172,426	138,182	34,244	Pence Contract (\$34,244 credited back)
Subtotal Construction Costs	34,152,393	38,015,270	4,870,368	33,144,902	
DIRECT COSTS					
Architecture / Engineering / Interiors / Low Voltage	2,800,397	2,712,357	2,419,158	293,199	LRS ASAs (thru #9)
CM/GC Pre-Construction	62,040	62,040	62,040	-	Pence Contract
Land Use Attorney	50,000	30,000	-	30,000	
Land / Building Survey / TOPO	40,000	30,000	-	30,000	
Arborist / Tree Surgeon	9,799	-	-	-	
Historic Conservationist/Tribal Survey	20,000	-	-	-	
Geotechnical Reports and Inspections	39,197	39,197	-	39,197	
Commissioning	97,000	97,000	65,429	31,571	
Traffic Impact Analysis	35,000	15,000	-	15,000	
Hazmat Assessment / Abatement	60,000	30,000	-	30,000	
Construction Testing and Special Inspections	100,000	70,000	-	70,000	
Miscellaneous (Marketing, Postcards, Prints/reprographics)			1,661	(1,661)	
					11/22/2024 - Revised budget after adjustments to other line items and transfers to Pence, LRS, and Cumming Group budgets for change orders and additional services. Actual spend to date shown in the budget receiving the transfer.
Unknown Additional Services Contingency	165,672	188,613	-	188,613	
Subtotal Direct Costs	3,479,105	3,274,207	2,548,288	725,919	
ADMINISTRATION COSTS					
Project Management / Owners Representative	401,220	472,714	350,383	122,331	Cumming Contract thru ASA 2
Subtotal Administration Costs	401,220	472,714	350,383	122,331	
OTHER PROFESSIONAL FEES					
Miscellaneous / Insurance	78,394	69,889	69,889	-	
Subtotal Other Professional Fees	78,394	69,889	69,889	-	
PERMITS AND FEES					
Land Use Approval	48,996	48,996	-	48,996	Inlcuded in Plan Check and Permits
Plan Check and Permits	342,974	442,974	1,196,077	(753,103)	
System Development Charges (SDC's) and Engineering Review	385,320	485,320	-	485,320	Inlcuded in Plan Check and Permits
BOLI Fee	7,500	7,500	-	7,500	Inlcuded in Plan Check and Permits



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	Budgeted Amounts		Actual Spend to Date	Remaining Balance	Comments
	Original Budget	Revised Budget			
Unknown Additional Permits and Fees Contingency	117,719	147,719	-	147,719	Included in Plan Check and Permits
Subtotal Permits and Fees	902,509	1,132,509	1,196,077	(63,569)	
OWNER COSTS / THIRD PARTY CONTRACTS					
FFE (incl A-V Systems / communications, fit-out)	900,000	650,000	-	650,000	Includes OJD's \$500k
External / Internal Signage	25,000	25,000	-	25,000	
Telephone / Data / Network Build	58,796	58,796	-	58,796	
Mover / Relocation / Temp Facilities/ Fairgrounds Building Rental	50,000	50,000	11,178	38,822	
Misc / Bldg & Grounds R&M / Supplies / Furn & Fixt.	-	-	49,193	(49,193)	
Travel Expenses	-	-	370	(370)	
City Services & Street Improvements & Utility Connections	215,584	165,584	25,858	139,726	
Green Energy Costs Mandated per Oregon State (1.5%)	600,000	658,457	-	658,457	
					11/22/2024 - Revised budget after adjustments to other line items and transfers to Pence, LRS, and Cumming Group budgets for change orders and additional services. Actual
Client Construction Contingency	845,000	-	-	-	spend to date shown in the budget receiving the transfer.
					11/22/2024 - Revised budget after adjustments to other line items and transfers to Pence, LRS, and Cumming Group budgets for change orders and additional services. Actual
Unknow Owner Costs / Third Party Contingency	269,438	-	-	-	spend to date shown in the budget receiving the transfer.
Subtotal Owner Costs / Third Party Contracts	2,963,818	1,607,837	86,599	1,521,238	
PROJECT TOTALS	\$ 41,977,438	\$ 44,572,426	\$ 9,121,604	\$ 35,450,821	

Original Budget	\$ 42,000,000
Cost Escalation	1,900,000
Subtotal	43,900,000
AJ Tucker	172,426
OJD FF&E	500,000
Revised Budget	\$ 44,572,426