

Armed Forces Reserve Center
Rutland, Vermont

Industry Forum Presentation

October 4, 2007



US Army Corps
of Engineers
Louisville District

US Army Corps of Engineers, Louisville District

Forum Overview

Welcome / Introductions

Army Reserve (AR) Nationwide Construction

Rutland VT Armed Forces Reserve Center (AFRC)

Request for Proposal (RFP) Technical Features

Contracting Issues

Procurement Technical Assistance Center

Small Business Perspectives

Informal Discussions – All Participants



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The Army Reserve Support Team (RST)

MCAR / MMCAR / BRAC

Full Facility Restoration (FFR)

Real Property Exchange (RPX)

Overall AR Criteria Management

Furniture Procurement

AR Facility Reduction Program

Building Information Modeling (BIM)

Nationwide Construction Management



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Military Construction Army Reserve

Nation-wide Design Program - 1995

MOA Established Design and Construction - December 2004

Design Agent/Project Management

Real Estate Program Management

Construction Agent



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Typical Reserve Center Complex

Components

Armed Forced Reserve Center (AFRC)

Arms Vault / Recruiting / Admin Offices / Training / Supply /
Classroom / Assembly Area Functions

Vehicle Maintenance Building (VMF)

Heated Storage Building / Area

Unheated Storage Building (UHS)

Parking

Both Privately Owned Vehicles (POV) and Military Equipment Parking (MEP)



Example Reserve Projects

USARC; Fort Dodge, Iowa



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Example Reserve Projects

USARC; Mesa, Arizona



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Example Reserve Projects

USARC; Camp Bullis, Texas



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Example Reserve Projects

USARC; Pittsburgh, Pennsylvania



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Overview of the Rutland AFRC Project

FY08 Construction Award - Part of BRAC05 Law

Army Reserve Led Joint Use Facility in Partnership with the
VT National Guard

Construction Strategy of Design-Build

Project Support - from the New England District of the US
Army Corp of Engineers

Multiple Stakeholders



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Rutland AFRC Facilities

Complex Components

- Armed Forced Reserve Center (Training Center) 64,500 g.s.f
- Vehicle Maintenance Building 6,750 g.s.f.
- Heated Storage (included in Training Center) 6,180 g.s.f.
- Unheated Storage Building 3,300 g.s.f.
- Multi-Purpose Classroom 7,300 g.s.f.
- TOTAL BUILDINGS

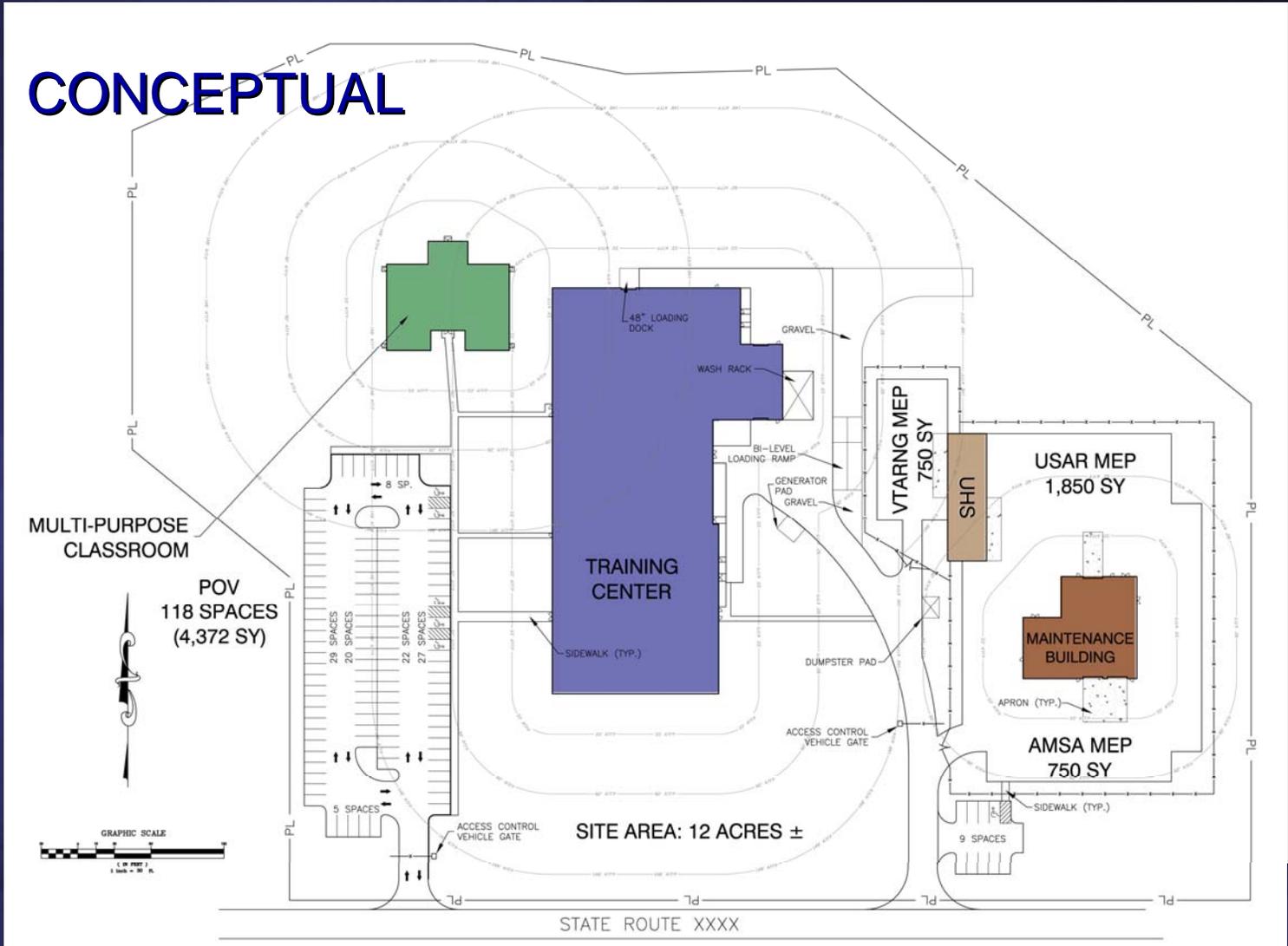
88,030 g.s.f
- Parking
 - Privately Owned Vehicles (POV)
 - Military Equipment Parking (MEP)



Rutland Concepts

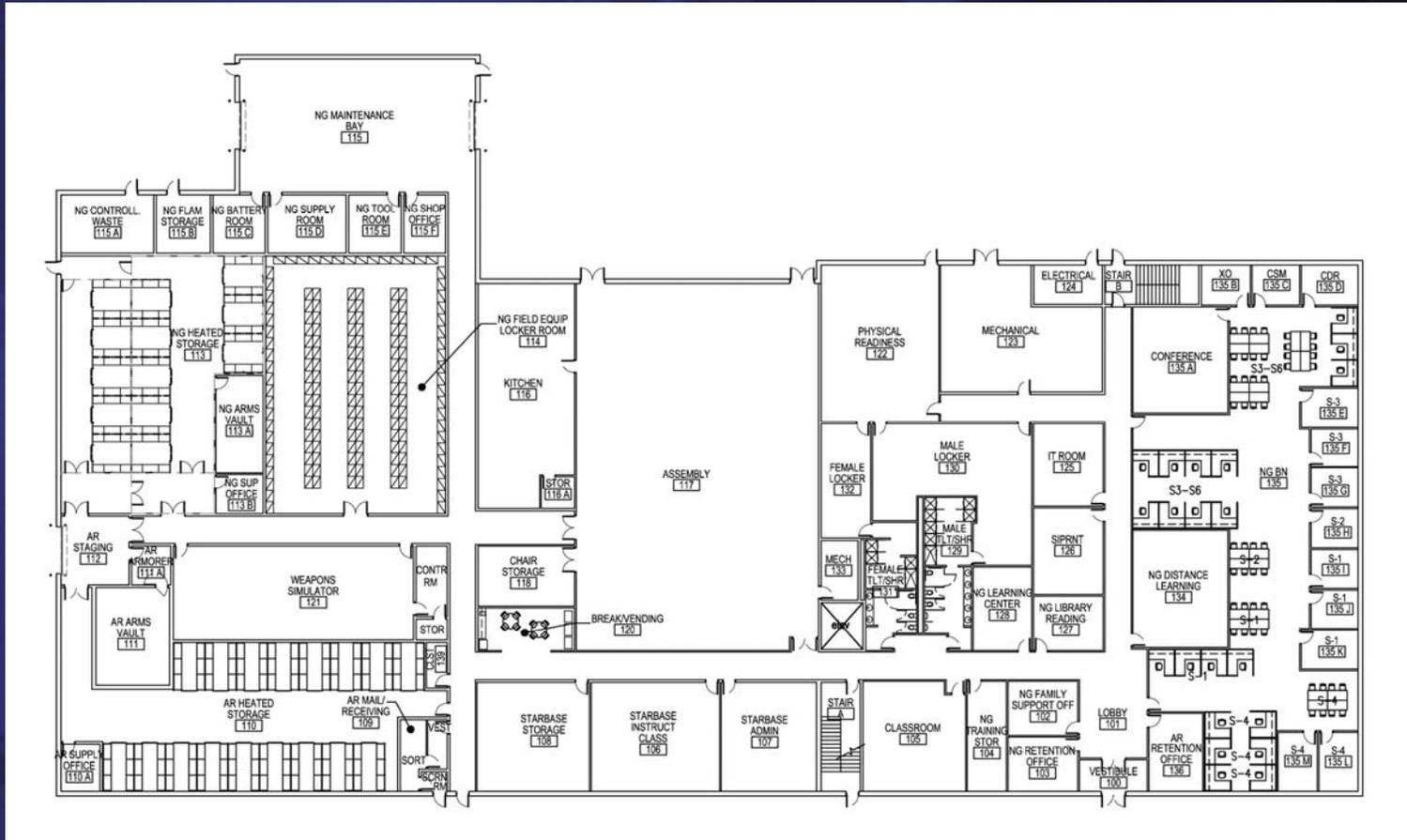
Site Plan

CONCEPTUAL



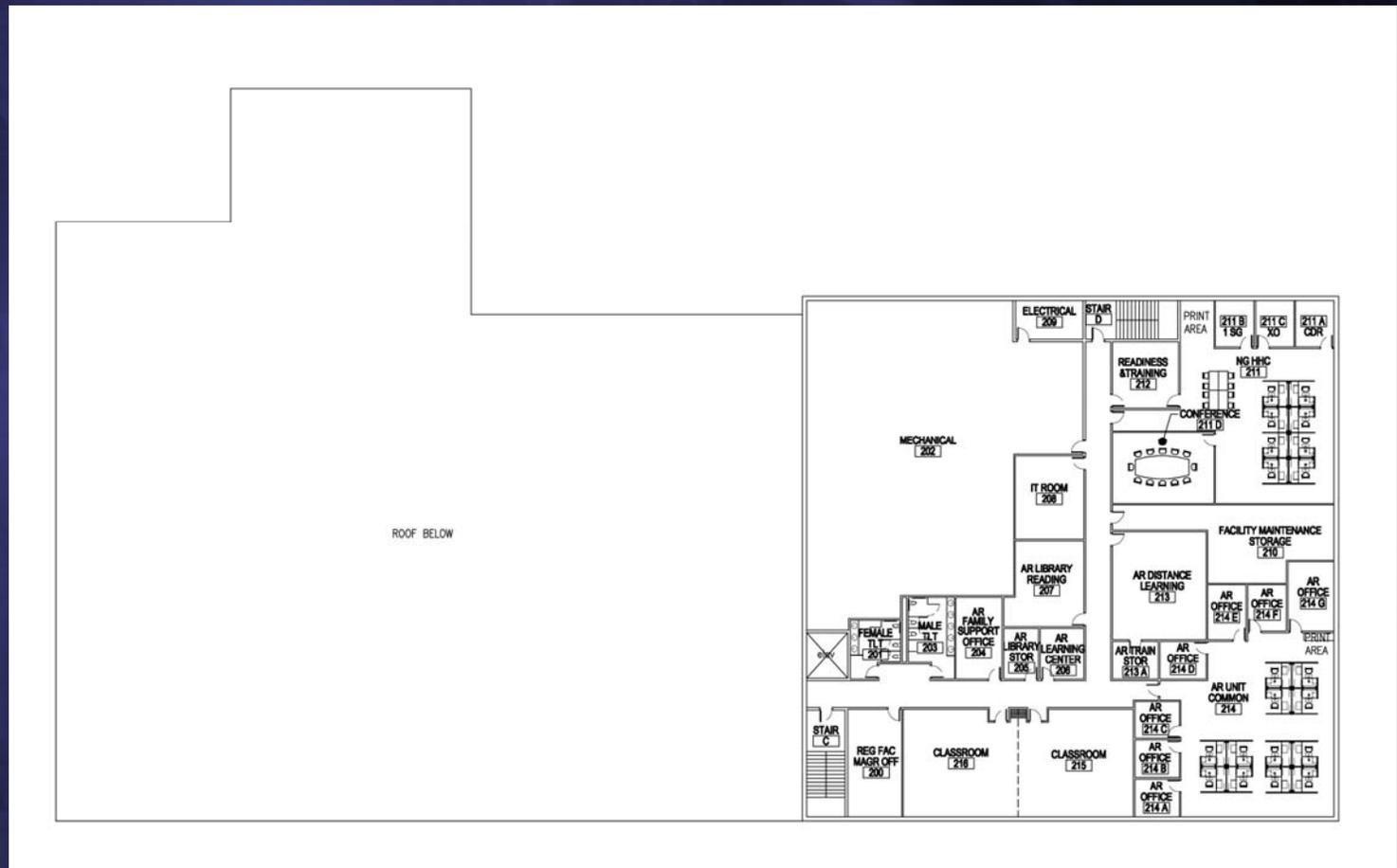
Rutland Concepts-Baker

AFRC First Floor Plan



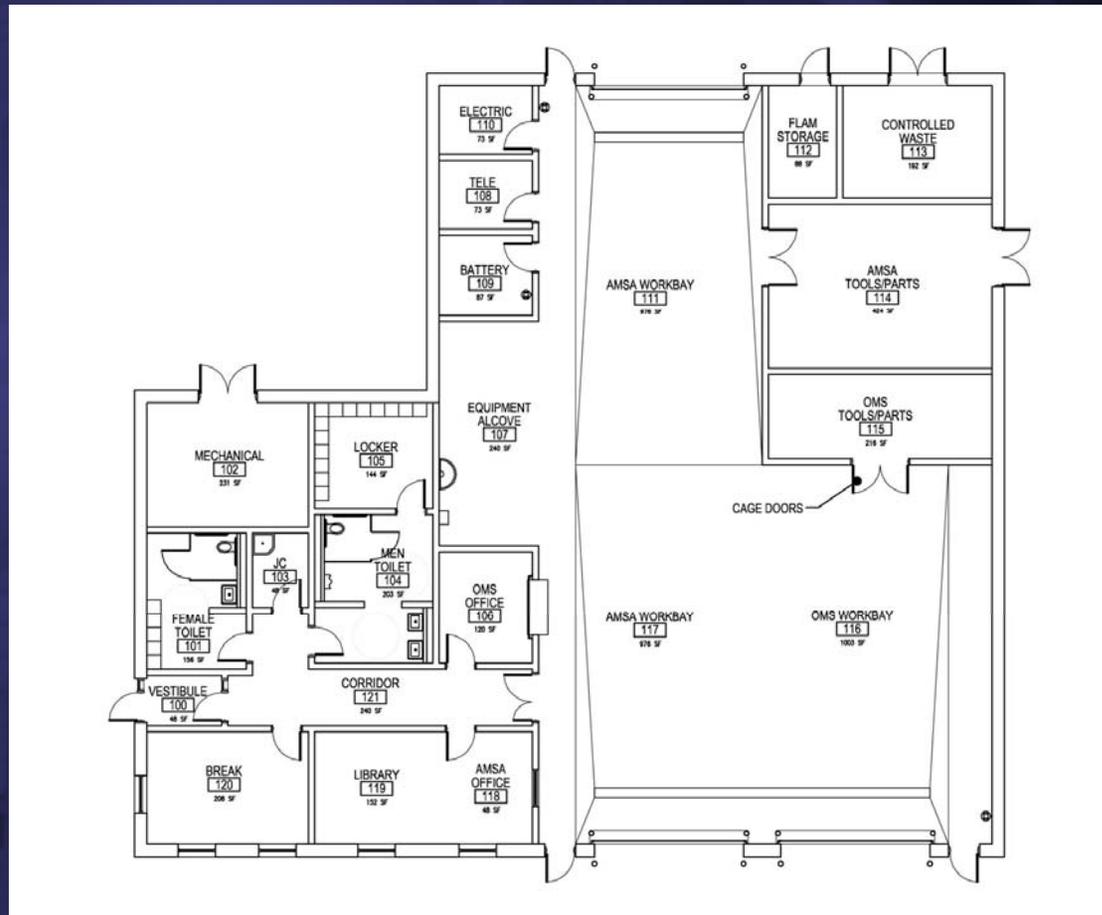
Rutland Concepts-Baker

AFRC Second Floor Plan



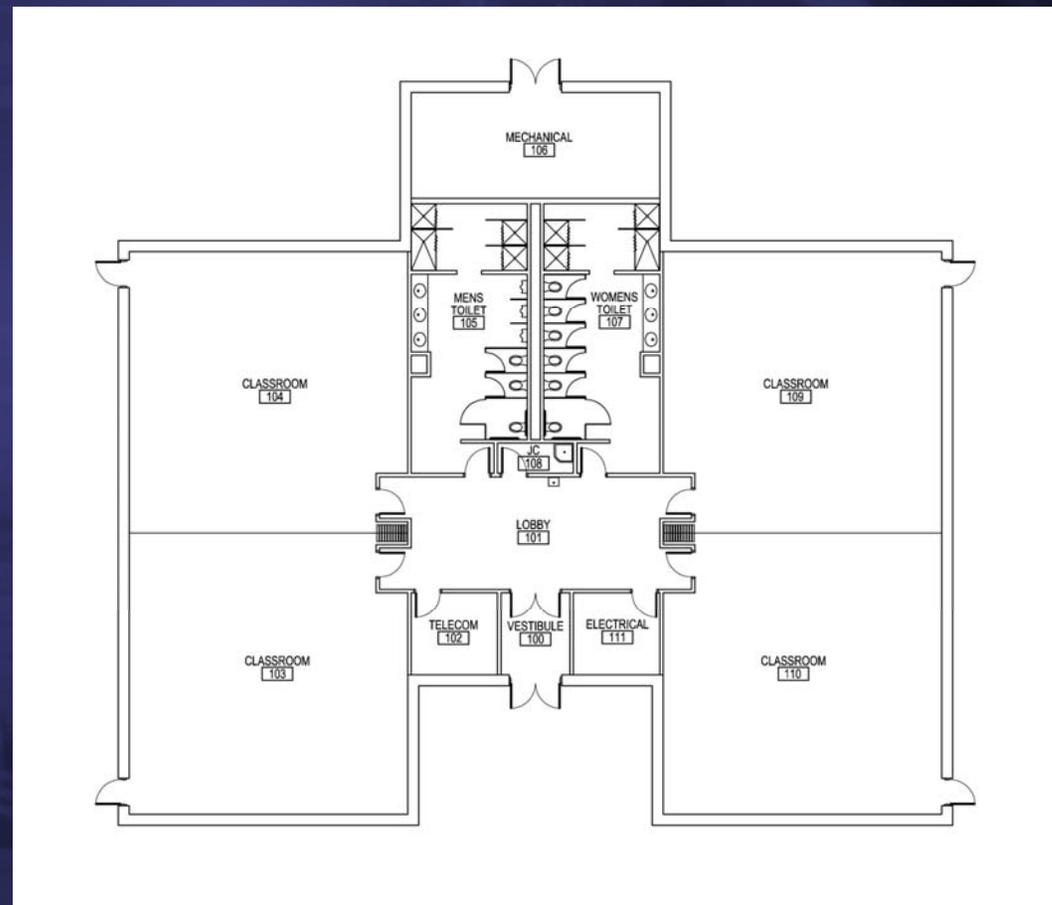
Rutland Concepts-Baker

Vehicle Maintenance Building Floor Plan



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Multi-Purpose Classroom Building Floor Plan



Applicable Codes and Criteria

International Building Code (IBC 2003)

Unified Facilities Criteria (UFC)

UFC 4-171-05	Design Guide for U.S. Army Reserve Facilities
UFC 1-200-1	Design General Building Requirements
UFC 3-600-1	Design Fire Protection Engineering for Facilities
UFC 4-010-01	DoD Min. Antiterrorism Standards for Buildings
UFC 4-010-02	DoD Min. Antiterrorism Standoff Distances for Buildings

UFC provides planning, design, construction, sustainment, restoration, and modernization criteria, and applies to the Military Departments, and Defense Agencies

ADA-AG - Americans with Disabilities Act – Accessibility Guidelines

ETL 1110-3-491 - Sustainable Design for Military Facilities

NFPA 101 - Life Safety Code

And Others



The Design-Build Template

The Shift Towards Commercial Standards

Proven Successes

Cost Savings

Program-wide Standardization

Rank Order of Customer Preferences “Most to Least Desirable”



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Contracting

Solicitation W912QR-07-R-0084

Full & Open, Two Phase Procurement

- Phase 1 Performance and Capabilities
- Phase 2 Design/Technical/Management Capabilities (Max of 5)

Basis of Award – The “Best Value” Trade-off Process

Target Ceiling - \$19,893,679 (excluding OMAR funded items)



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Contracting (cont.)

Solicitation W912QR-07-R-0084

Erin Quinn – Contract Specialist, Procurement Point of
Contact

ALL Questions Regarding the Formal Solicitation MUST be in
Writing to Erin

Erin.quinn@us.army.mil



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Contracting (cont.)

Solicitation W912QR-07-R-0084

Approximate Schedule:

- Phase 1 - Issue Mid-October / Due (Closed) Mid-November
- Phase 2 - Issue Mid-March / Due (Closed) Mid-April

All OFFICIAL information Regarding this Solicitation will be posted to FEDBIZOPS

[Http://www.fbo.gov/](http://www.fbo.gov/)



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Future Associated Work in the Rutland Area

Prior to Construction Award:

Site Survey

Geotechnical Explorations

Post Construction Award:

General Contractor / Subcontractor Involvement



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Future Associated Work in the Rutland Area

Contracting Technical Assistance for VT Businesses

VT Procurement Technical Assistance Center

Mr. Greg Maguire www.thinkvermont.com/vtptac

(802) 828-5243



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Informal Discussions



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