

FES Quarterly Report – April 2022

Facilities & Environmental Services Department, Albemarle County



Top of the News

Grounds Crew Converting to Electric

In the Fall of 2022 FES staff began researching battery powered grounds maintenance equipment. Battery powered equipment is 50% quieter than gas-powered and requires minimal maintenance. Hand-held equipment is compact and lightweight. FES grounds maintenance staff completed research, demonstrations and testing of different market brands and technology. This included a full day trial run with an all-electric Zero Turn mower at the McIntire County office Building late last summer. Staff were impressed with the equipment's performance.

The market for battery-powered is evolving rapidly. With the current performance of battery-powered equipment beginning to be comparable to gasoline powered, the FES Public Works Division will transition to all electric power equipment where products are currently available. As battery powered technology increases and gasoline powered equipment fails, FES will be replacing equipment with all electric, with the goal of becoming completely all electric with grounds maintenance equipment.



The first round of handheld power tools has been deployed into the field with great reviews. Additional equipment is on its way. We are

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Capital Projects Report

Detailed capital projects scope and updates

currently finalizing research, testing and purchase of our first all-electric Zero Turn mower which will be deployed late spring early summer of this year.

No Gas, No Fumes, and No Emissions!

Launching the Environmental Stewardship Hub

On or about Earth Day 2022, Albemarle County will launch an “Environmental Stewardship Hub” on its website. The Hub will be a curated compilation of the County’s environmental programs and resources to support stewardship by community members. The effort grew out of the Stream Health Initiative’s New Landowner Education Project, which aims to educate Albemarle County residents about stewarding our waterways and helpful resources for doing so. Community Development Department, Communications & Public Engagement Office and FES staff are collaborating to create this new online Hub, with input from the Natural Heritage Committee (NHC) and Solid Waste Alternatives Advisory Committee (SWAAC).

What Does the Hub Include?

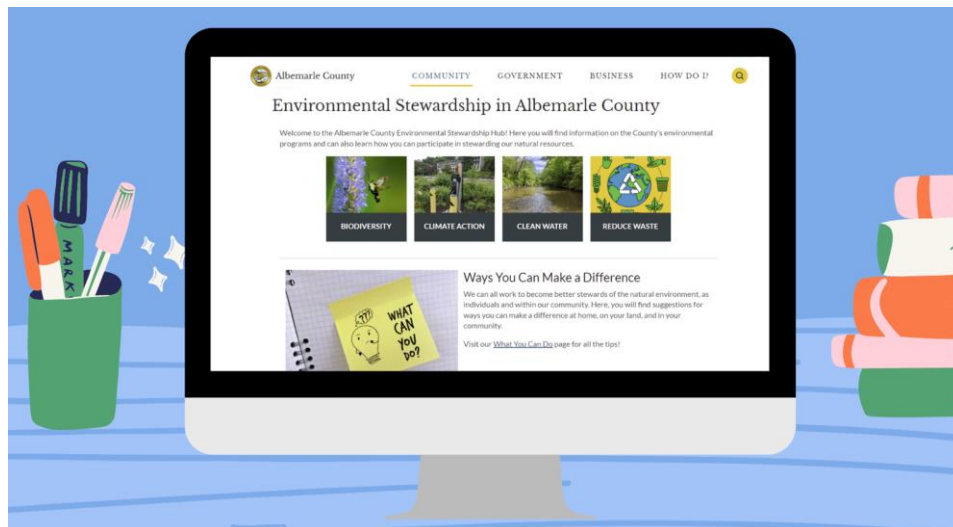
Visitors will find brief introductions to County programs on biodiversity, clean water, climate action, and reducing waste, with links to learn more about each topic.

The core of the Hub is the curated page on What You Can Do, replete with actions that community members can take to promote biodiversity, clean water, climate action, and reduced waste. Because these topics are interconnected—as are the actions that support them—we organize them into what you can do at home, on your land, and in your community. The Hub includes links to a variety of resources to support community members in acting across these areas—from “how to” information to cost-share resources. The Hub will be a living resource, updated and expanded with new topics and opportunities over time.

Finally, the Hub will feature a calendar of upcoming County events that relate to environmental stewardship, such as litter cleanups, educational events, workshops, and public committee meetings.

Using the Hub

This new Environmental Stewardship Hub will serve as a foundation for efforts to engage community members in acting at home, on their land, and in their community to support climate action, biodiversity, clean water, and reducing waste. The Hub will be a place to browse, learn, inspire, and find assistance. The resources and information contained in the Hub will also provide a basis for more targeted outreach, communication, and education to advance County goals and involve residents, businesses, and organizations.



Construction Material Shortages, Shipping Delays and Workforce Shortages

Since the start of the COVID-19 pandemic the Construction Industry has seen a dramatic escalation of costs for materials and services. The Turner Construction Building Cost Index reports costs rose a total of 6.96% over 2020 and 2021 due to raw material shortages, impacts to manufacturing, shipping delays, and skilled workforce shortages. Turner reports at the end of 2021 competitiveness by vendors and subcontractors appears to be somewhat less aggressive, and trend which may further increase costs.

The Associated Builders and Contractors (ABC) reported Input Price data – all the costs that go into producing construction materials – jumped by double digits from February 2021 to February 2022, averaging more than 24%. Essential raw materials such as oil, copper, steel, aluminum, and wood prices have risen sharply. Equipment availability has declined due to the increased demand and the lack of supply of microchips which are used in many components.

The supply chain will continue to be playing catch-up for some time due to bottlenecks in every link, including shortages in containers, ships, ports, trucking, railroads, airfreight, and warehouse space.

With ever rising fuel prices due to uncertainty in current world affairs, all modes of transportation are becoming more expensive. As the world tries to smooth out the shipping and oil issues, we should not expect to see relief to the

construction industry for some time.

	1-Month % Change	12-Month % Change
Inputs to Construction	2.6%	24.4%
Inputs to Nonresidential Construction	2.5%	25.1%
Plumbing Fixtures and Fittings	-0.4%	6.1%
Fabricated Structural Metal Products	1.0%	39.8%
Iron and Steel	-7.3%	50.3%
Steel Mill Products	-9.9%	74.4%
Nonferrous Wire and Cable	0.9%	25.7%
Softwood Lumber	5.2%	22.2%
Concrete Products	0.9%	10.0%
Prepared Asphalt, Tar Roofing & Siding Products	2.3%	22.5%
Crude Petroleum	13.7%	66.6%
Natural Gas	65.1%	47.6%
Unprocessed Energy Materials	32.3%	52.8%

Source: U.S. Bureau of Labor Statistics

An ever-shrinking skilled labor force is plaguing the construction industry as much as everywhere else. The ABC reported the construction industry is facing a 650,000-workforce shortage in 2022. The decline in number of individuals in the work force ages 25 to 54 leveled significantly over the last decade; however, labor numbers overall have weakened drastically due to older workers leaving the workforce. Assuming we see a deceleration heading into 2023 construction growth, the industry will

need to bring in 590,000 new workers on top of normal hiring to meet industry demand.

ABC Chief Economist Anirban Basu reports, “The current state of affairs also creates complications for public agencies considering when to start large-scale infrastructure projects. It is a challenging time to begin such projects, given the workforce shortages that remain and materials price inflation. Undoubtedly, some public administrators will decide to extend planning time, delaying project start dates.” These rising materials prices, shortage of materials and tight labor market conditions are forcing Contractors to charge Owners more to build projects.

FES staff have been working proactively to mitigate delays and avoid price escalation over the last two years by procuring equipment directly with manufacturers often before design documents are 100% complete. For instance, prior to the pandemic electrical projects could be designed, bid, and constructed within 52 weeks; however, we are now seeing electrical component manufacturing lead times alone more than 44 weeks. Unfortunately, contractors and vendors are already noting that projects will be completed later than expected.

Community Initiatives

Crozet Elementary School Addition Topping Off Ceremony

Facilities, Planning, and Construction assisted in the planning of a Topping Out Ceremony for the Crozet Elementary School Addition and Renovation project on February 23. The event was a joint effort between the County, VMDO Architects, and Nielsen Builders to thank the construction workers who have helped in getting the project to its current state amid such challenging circumstances. A topping out ceremony is typically held when a building's structural members have reached their highest point and the final beam is lifted into place.

An American flag was hung from the top beam to symbolize the shared effort of the entire project team in achieving this critical project milestone.



The new classroom addition at Crozet Elementary School is a 3-story structure that is approximately 30,000 square feet. After a brief ceremony with remarks from representatives of the three event hosts, construction workers were treated with a barbecue lunch. Tours were provided to School Board members and the media in attendance. Several local media outlets, including NBC29, CBS19, the Daily Progress, and the Crozet Gazette all reported on the successful event.

Solar Lighting for Electric Vehicle Charging Stations



In response to concerns regarding lighting levels around the new electric vehicle chargers at the McIntire Road County Office Building, Public Works pursued options to not only provide the needed light for use and safety for the charging stations, but also developed a scope of work that would make all added lighting 100% off-grid solar powered.

The new lighting system involved the installation of 2 pole mounted solar electric power assemblies. Each assembly includes a 200-watt panel and 328-amp battery

The products used were specified to mitigate light pollution. The 45-watt fixtures are on the red end of the LED light spectrum, to avoid impacts to native flora and fauna.

The system has a maximum power point tracker from dusk to dawn and operates at 50% intensity, but switches to 100% intensity upon motion activation.

Installation was completed on this project March 16th. Users who had suggested that extra lighting would make them feel safer at night were quick to send notes of thanks for the improvement.

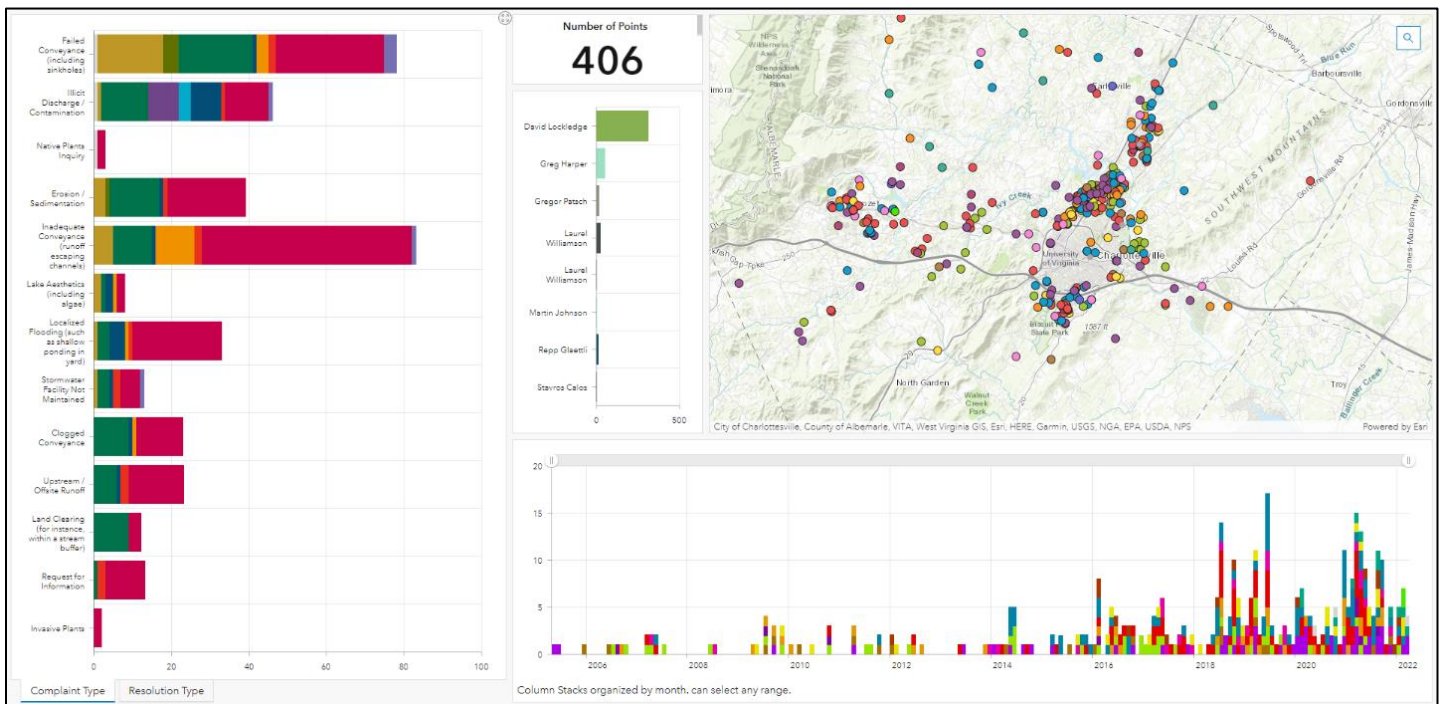
Department Initiatives

Environmental Services Staff Assist Residents with Flooding, Other Issues

When residents and business owners are faced with localized flooding, sinkholes, poor water quality, or other related concerns, they often turn first to the County. Environmental Services Division (ESD) staff intercept many of these inquiries and use all means available to provide assistance.

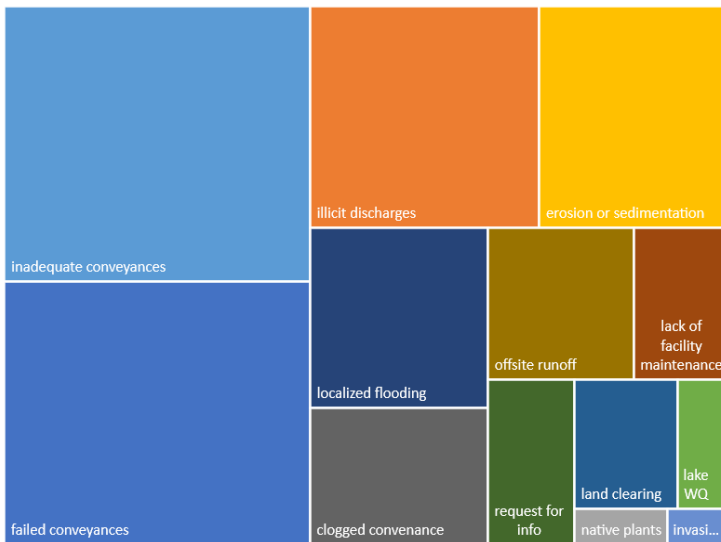
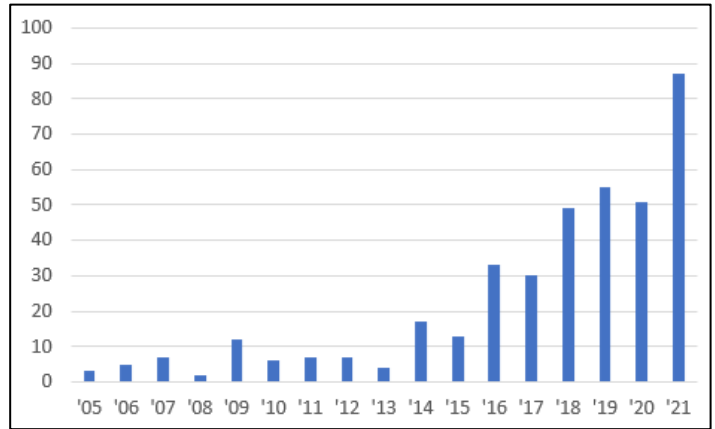
ESD staff began tracking inquiries in 2005, when the division existed as a two-person Water Resources Division in the former General Services Department. Since then, staff cataloged a total of over 400 calls and other inquiries. David Lockledge, a water resource specialist, responds to most of the drainage-related inquiries while Laurel Williamson, the watershed stewardship manager, typically gets involved when there are reports of illicit discharges (suspected illegal chemical spills). ESD staff often coordinate responses with colleagues, including those from CDD-Engineering, Fire Rescue, VDOT, and the Thomas Jefferson Soil and Water Conservation District.

ESD's information systems analyst, Eric Purdy, recently completed improvements to the tools we use to 1) document the inquiries and then 2) analyze the documented information. Staff use ESRI (the creator of our GIS software) tools for both applications. For cataloging information at our desks, staff use an ESRI webapp – which allows them to identify the location of the issue on a map and then record associated information, such as the resident's name, contact information, and a description of the problem. Information is later added about how staff responded to the issue. In the field, staff use ESRI Field Maps – a smartphone app that has the same functionality of the desktop webapp.



Eric also created an ESRI dashboard (screen capture shown above) to facilitate the exploration and analysis of data. The dashboard smartly displays basic information – including locations, dates, names of responding staff, types of complaint, and types of resolution.

The data can be easily filtered. For instance, clicking on a specific staff name filters the data for just that person. You can also filter the data for a specific date range by using sliders. The rate of all types of inquires has increased over time (the adjacent graph indicates total inquires per calendar year). During the 2021 calendar year, ESD staff responded to a total of 87 inquiries. It's not clear whether the increase in inquiries over the last six years is due to an actual increase in the number of issues, a greater community inclination to reach out to the County, or better data management by County staff because of the improved tools.



Spatially, the inquiries are spread out across the county (see map in first image above) but are generally more concentrated in areas with greater land use density. That said, there are a few clusters of complaints related to drainage ... typically located in older residential communities.

The relative number of inquiries for each issue category is presented in the adjacent image. Two categories related to stormwater pipes and related structures – failed conveyances and inadequate conveyances – make up about 40% of the inquiries staff receive.

When contacted about failed conveyances – representing instances in which infrastructure needed maintenance or repair, such as a corroded or collapsed pipe – staff most often either reported the failure to another entity responsible for the infrastructure (such as VDOT) or informed the property owner that they were themselves responsible because the failure was located on private property and not within a public easement.

The County did have the right and the ability to respond to repaired conveyance failures – through the implementation of a capital repair – on 17 occasions (out of 73). One example of a capital repair occurred in 2020. A homeowner in the Westmoreland subdivision contacted VDOT about a sinkhole in their yard. Sinkholes often indicate failing underground infrastructure. VDOT determined the issue was outside their jurisdiction and contacted the Albemarle County Service Authority (ACSA). The ACSA, in turn, contacted ESD staff, who determined that a storm sewer system had been poorly constructed – resulting in significant gaps at joints in several locations. A considerable gap between the pipe and the end wall of the system can be seen in the adjacent image. Staff confirmed that the system was located within a public easement and then worked with a contractor to make the needed repairs.



Now that these tools to collect and analyze data have become more robust and accessible, ESD staff will be able to incorporate the information into studies and planning efforts – such as flood resilience planning scheduled to begin this year. This data will also be used to inform any future considerations of a more comprehensive drainage infrastructure program.

New Employee Spotlight

Taygra Longstaff, Senior Project Manager-Facilities Planning & Construction



In January, FES was fortunate enough to be able to welcome Taygra Longstaff to our team. Taygra is a Senior Project Manager working in the Facilities Planning & Construction Division of FES. Taygra has hit the ground running and is already handling a multitude of projects for our team.

Taygra has an impressive set of credentials, having earned a BS Degree in Civil Engineering from the University of New Hampshire, and a Masters-of-Science in Structural Engineering from the University of Colorado. While at the University of Colorado, Taygra served as the women's club rowing coach.

Taygra and her fiancé moved to Virginia from Massachusetts, where she worked at the Boston branch of Arup, a British multinational professional services firm headquartered in London, which provides design, engineering, architecture, planning, and advisory services across every aspect of the built environment. She raised \$35,000 through grant writing and presentations and then traveled to Ghana to install a solar panel system for a rural school.

Taygra is a member of or participated in programs at Professional Women in Construction, the American Society of Civil Engineers, the Structural Engineering Institute, the Project Management Institute, the League of Women Voters, and Tau Beta Pi. In Taygra's spare time she enjoys singing (she's appeared in 11 musical productions), exercise, gardening, and quilting.

Austin Kisling, Maintenance Mechanic – Public Works

Austin started with the County in January as a Maintenance Mechanic in the FES Public Works Division. He has many years of experience in various trades and is currently pursuing his master's licenses in the HVAC and Electrical trades. Austin is not new to the County as he started his career with Albemarle County Schools in the Building Services Department. After his time with the school division, he went on to work as a Maintenance Mechanic with Rockingham County until we were fortunate enough to bring him onto our team.

In his free time, he enjoys racing, hunting, fishing, and most importantly spending time with family. He has hit the ground running since his first day and is proving to be a great addition to our family.



Questions about the Facilities & Environmental Services Department or this Quarterly Report?
Please feel free to reach out to us at FESinquiry@albemarle.org

Summary - Active Capital Projects

Monday, March 28, 2022

8:53:38 AM

Jack Jouett

Project Name	Project Type	ProjectPhase	% Complete	Budget
NIFI - Albemarle Jouett Greer SRTS	NIFI	Construction	50%	\$1,095,679
AHS HVAC 92 Addition	Schools	Construction	15%	\$2,726,340
Elevator Maintenance - Greer	Schools	Construction	50%	\$80,000
Greer Freezer and Cooler	Schools	Contractor Bid	29%	\$233,062
Sidewalk - Commonwealth/Dominion	Transportation	Design	26%	\$3,336,224
			Total:	\$7,471,305

Rio

Project Name	Project Type	ProjectPhase	% Complete	Budget
Broadus Wood Well Upgrades	Schools	Construction	92%	\$469,350
Berkmar Bike Ped Improvements	Transportation	Design	20%	\$2,890,026
Earlysville Road_Reas Ford Study	Transportation	Design	95%	\$350,000
			Total:	\$3,709,376

Rivanna

Project Name	Project Type	ProjectPhase	% Complete	Budget
Woodbrook Lagoon Maintenance and Repairs	Water Resources	Design	0%	\$160,000
			Total:	\$160,000

Samuel Miller

Project Name	Project Type	ProjectPhase	% Complete	Budget
Southern Convenience Center	Local Government	Design	20%	\$1,084,240
Sidewalk - Old Lynchburg Road Sidewalk Improvements	Transportation	Design	15%	\$75,000
			Total:	\$1,159,240

Scottsville

Project Name	Project Type	ProjectPhase	% Complete	Budget
ACFR Burn Building - Paving	Local Government	Design	0%	\$50,000
Biscuit Run Phase 1a	Local Government	Design	45%	\$2,171,755
COB 5th Roof Replacement	Local Government	Contractor Bid	50%	\$2,257,441
Scottsville Community Ctr Building Upgrades	Local Government	Initiation	0%	\$400,000
Scottsville Community Ctr HVAC Replacement	Local Government	Closeout	97%	\$314,260
Air Handler-Monticello High	Schools	Design	4%	\$390,000
Learning Cottage-Monticello High	Schools	Closeout	95%	\$105,000
Mountain View Addition and Renovations	Schools	Design	15%	\$5,892,576
Walton Domestic Water Supply Replacement	Schools	Contractor Bid	51%	\$713,562

Total: \$12,294,594

White Hall

Project Name	Project Type	ProjectPhase	% Complete	Budget
Greenwood Comm Ctr ADA Projects	Local Government	Initiation	0%	\$300,000
Mint Springs Park Upper Lake Improvements	Local Government	Initiation	0%	\$92,000
NIFI - The Square	NIFI	Right of Way	68%	\$1,510,000
Crozet Elementary Additions & Improvements	Schools	Construction	70%	\$21,250,000
WAHS Softball Restrooms/ADA	Schools	Construction	77%	\$829,000
Sidewalk - Library Avenue	Transportation	Design	55%	\$0

Total: \$23,981,000

Multiple

Project Name	Project Type	ProjectPhase	% Complete	Budget
Facilities Master Plan Study	Local Government	Design	50%	\$159,390
FY22 Restroom Upgrades Hollymead and Walton	Schools	Design	19%	\$200,000
FY22 Schools Summer Roofing - WAHS Phase 1 & Phase 2, Burley Addition, Walton Phase 2	Schools	Contractor Bid	50%	\$2,965,150
Generator Installation - Greer and Agnor Hurt	Schools	Contractor Bid	50%	\$550,000
RTU Upgrades-Woodbrook, Stony Point, Brownsville	Schools	Construction	20%	\$350,000
Tech Lab HVAC - Henley and Journey	Schools	Contractor Bid	36%	\$240,000
Sidewalk - Ivy Road	Transportation	Construction	50%	\$3,078,000
Sidewalk - Rio Road, Avon Street & Rt. 250 West-Crozet	Transportation	Construction	90%	\$5,005,209

Total: \$12,547,749

NA

Project Name	Project Type	ProjectPhase	% Complete	Budget
COB McIntire UPS Replacement	Local Government	Construction	50%	\$200,000
COB McIntire Window Replacement	Local Government	Construction	60%	\$1,681,791
Courts Complex Addition & Renovation	Local Government	Design	25%	\$30,993,225

Total: \$32,875,016

\$94,198,279

Capital Projects Report - Facilities and Environmental Services

Local Government

ACFR Burn Building - Paving

Project Scope

This project will rehabilitate the pavement from the Albemarle-Regional Jail service road down to and including the pavement around the Fire Rescue Burn Building. Current pavement is in poor condition and provides uneven surfaces for training activities.

Project Update

Pavement rehabilitation is scheduled for the week of 6/13/22 - 6/17/22, as coordinated through Captain Dan Spearin. The purchase order is in process with SL Williamson based on the latest term contract agreement.



Current Phase: Design

% Complete: 0%

Design % Complete: 75%

Construction % Complete: 0%

Updated: 3/1/2022

Managed By: Mike Stumbaugh

Substantial Completion: 7/1/2022

Budget: \$50,000.00

PO Balance: \$41,952.00

Paid to Date: \$0.00

Balance: \$8,048.00

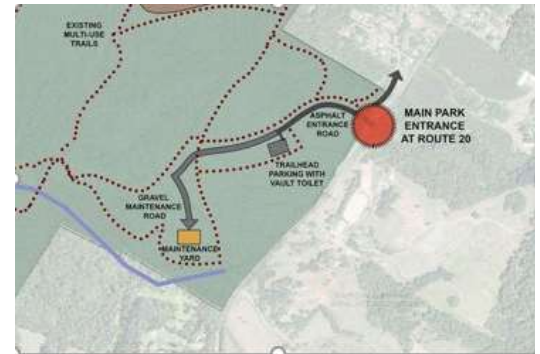
Capital Projects Report - Facilities and Environmental Services

Local Government

Biscuit Run Phase 1a

Project Scope

Biscuit Run Park is a nearly 1,200 acre property located in Albemarle County. The Commonwealth of Virginia acquired the property in 2009 and announced a partnership with Albemarle County to open Biscuit Run park to the public. The park partnership is the first of its kind in Albemarle's development area and will provide high-quality recreational opportunities for Albemarle County and the surrounding communities. A minimum of 80% of the park will remain forested, all sensitive natural heritage resources will be protected, and management concerns like invasive species will be addressed. Phase 1a of the Biscuit Run project will consist of a New Rte. 20 Park Entrance, Paved Access Drive, Trailhead Parking and Restrooms.



Project Update

Facilities Planning and Construction along with Parks and Recreation are currently discussing strategies for moving the Biscuit Run project into the construction phase of the work. Staff is coordinating design work with VDOT for the entrance to the park and is currently reviewing proposals for additional consulting services to address all VDOT related issues. Parks and Recreation is currently working on updating their CIP request to move up the athletic fields (phase 1b) on the project timeline – this adjustment will push design services into FY23 and Construction into FY24 for the greater master plan build-out. Current construction timeline, based on our consultant's estimated construction schedule, will begin March of 2023 and reach substantial completion early in the fall of 2023.

Current Phase:	Design	Budget:	\$2,171,755.00
% Complete:	45%	PO Balance:	\$177,076.40
Design % Complete:	85%	Paid to Date:	\$311,178.60
Construction % Complete:	0%	Balance:	\$1,683,500.00
Updated:	3/4/2022		
Managed By:	Steve Hoffmann		
Substantial Completion:	9/12/2023		

Capital Projects Report - Facilities and Environmental Services

Local Government

COB 5th Roof Replacement

Project Scope

The Partial Roof Replacement at the County Office Building 5th Street will entail the removal of all the existing flat EPDM roof systems, and replacement with the installation of a new fully adhered EPDM roof system over tapered insulation. Roof work will also include repairs to the existing skylight features and a full weight load assessment of the roof structural elements for future potential solar array installation. There is a total of 92,300sf of roof to be replaced at this facility.

Project Update

The Bid opening for the County Office Building at 5th Street was February 24th. The low bid was significantly under budget. Purchasing Department and FP&C are still executing due diligence before issuing NOIA. Construction start date is pending material availability and may be subject to change.



Current Phase:	Contractor Bid	Budget:	\$2,257,441.00
% Complete:	50%	PO Balance:	\$73,454.00
Design % Complete:	100%	Paid to Date:	\$63,192.00
Construction % Complete:	0%	Balance:	\$2,120,795.00
Updated:	3/4/2022		
Managed By:	Steve Hoffmann		
Substantial Completion:	7/2/2022		

Capital Projects Report - Facilities and Environmental Services

Local Government

COB McIntire UPS Replacement

Project Scope

Replacement of the existing, outdated, Uninterrupted Power Source battery backup system with 2, new, Uninterrupted power Source units to support the IT servers. This will be a redundant system ensuring the servers are protected in the event one of the batteries fails during a power outage.

Project Update

The new battery backup system to the IT servers or Uninterrupted Power Source, and the specialized plug strips that accompany them, i.e. Power Distribution Units have been ordered. The Contractor will start installation of the new system upon delivery of those two items. Due to supply chain issues, the delivery date for the new system has been delayed until 5/26/22. Given the delay in delivery, the system is expected to be operational by 6/24/22 with substantial completion reached on that day.



Current Phase:	Construction	Budget:	\$200,000.00
% Complete:	50%	PO Balance:	\$75,318.96
Design % Complete:	100%	Paid to Date:	\$113,132.92
Construction % Complete:	0%	Balance:	\$11,548.12
Updated:	3/7/2022		
Managed By:	Neale Craft		
Substantial Completion:	6/24/2022		

Capital Projects Report - Facilities and Environmental Services

Local Government

COB McIntire Window Replacement

Project Scope

The windows, installed in 1979-1980 are inefficient, are well beyond their expected life span and are beginning to fail. Windows will be replaced along with portions of the building envelope that surround the windows. This will result in a more energy efficient building while maintaining the historic character of the facility.

Project Update

Window delivery is planned for April 4th. Mobilization, Staging and Laydown plans have been approved. The project team is planning for delivery of shipping and storage containers along with staging material later this month. Construction is slated to begin once windows start arriving on site in April with Substantial Completion planned for the month of July.



Current Phase: Construction

% Complete: 60%

Design % Complete: 100%

Construction % Complete: 22%

Updated: 3/4/2022

Managed By: Steve Hoffmann

Substantial Completion: 7/30/2022

Budget: \$1,681,790.81

PO Balance: \$1,159,122.45

Paid to Date: \$162,138.20

Balance: \$360,530.16

Capital Projects Report - Facilities and Environmental Services

Local Government

Courts Complex Addition & Renovation

Project Scope

This project will expand capacity and modernize Court facilities to support projected space needs through 2035, and will be conducted in two phases. Phase I: In partnership with the City of Charlottesville, construct a new co-located General District Court facilities and renovate the historic portion of the Levy Opera House to accommodate the Albemarle Commonwealth Attorney's office. Phase II: renovation and modernization of the historic Albemarle County courts complex to house the Albemarle County Circuit Court.



Project Update

On 2/25/22, the design team and County staff had a very productive meeting with the President of the Board of Architectural Review to review revised elevations to address previous comments and concerns. They all concluded that the changes were a good direction to proceed, pending pricing exercises. On 3/2/22 the design team and county staff met with stakeholders to review the most recent updated plans. The Design Development plans submission packages are due in late March.

Current Phase:	Design	Budget:	\$30,993,225.00
% Complete:	25%	PO Balance:	\$2,921,150.60
Design % Complete:	60%	Paid to Date:	\$2,553,291.82
Construction % Complete:	0%	Balance:	\$25,518,782.58
Updated:	3/7/2022		
Managed By:	Walter Harris		
Substantial Completion:	12/30/2025		

Capital Projects Report - Facilities and Environmental Services

Local Government

Facilities Master Plan Study

Project Scope

The purpose of the Facilities Master Plan is to assess existing and future space needs (20-year window) of County functions, and make recommendations to ensure adequate spaces. Assessment will also include opportunities to improve customer interface. Recommendations may include additions to assorted County facilities, potential space leasing, and/or new construction, but will account for space-saving opportunities associated with employee teleworking.

Project Update

The second phase of work which includes conducting meetings with each department then utilizing Fentress Inc's Space Utilization Model (SUM) to provide analysis of our space utilization is in progress. Staff is coordinating interviews with department heads to confirm projection and teleworking data over the weeks of March 14th and 21st. After the interviews Fentress Inc. will provide a space utilization analysis. This scope of work is expected to be substantially complete by the end of May 2022.



Current Phase:	Design	Budget:	\$159,390.00
% Complete:	50%	PO Balance:	\$37,750.65
Design % Complete:	50%	Paid to Date:	\$98,538.68
Construction % Complete:	0%	Balance:	\$23,100.67
Updated:	3/3/2022		
Managed By:	Tyler Gifford		
Substantial Completion:	5/30/2022		

Capital Projects Report - Facilities and Environmental Services

Local Government

Greenwood Comm Ctr ADA Projects

Project Scope

This project includes renovations to the restrooms on the lower level of Greenwood Community Center to make them ADA accessible. The project also includes exterior improvements to an existing ramp to ensure that it is ADA-compliant.

Project Update

The first term A/E that County Staff reached out to about performing this work was unable to complete this project at this time due to staffing issues. County Staff requested a proposal from a second term A/E on 2/24. Their proposal is anticipated to be received by 3/11. Once terms are agreed to, County Staff will prepare the contract and submit those documents to the A/E for their review and signature. Once the contracts are executed and a Notice to Proceed is issued, County Staff will schedule a kickoff design meeting with the entire Project Team.

Current Phase:	Initiation	Budget:	\$300,000.00
% Complete:	0%	PO Balance:	
Design % Complete:	1%	Paid to Date:	
Construction % Complete:	0%	Balance:	\$300,000.00
Updated:	3/7/2022		
Managed By:	Matt Wertman		
Substantial Completion:	1/8/2023		

Capital Projects Report - Facilities and Environmental Services

Local Government

Mint Springs Park Upper Lake Improvements

Project Scope

Design and construction for replacement of existing dam valve and new access platform

Project Update

PM and Parks and Rec met with Engineer on site last week to discuss project scope and schedule. A proposal has been received from AMT Engineering and is under review. Notice-to-Proceed (NTP) expected to be issued by end of March.

Current Phase:	Initiation	Budget:	\$92,000.00
% Complete:	0%	PO Balance:	\$0.00
Design % Complete:	0%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$92,000.00
Updated:	3/1/2022		
Managed By:	Taygra Longstaff		
Substantial Completion:	12/16/2022		

Capital Projects Report - Facilities and Environmental Services

Local Government

Scottsville Community Ctr Building Upgrades

Project Scope

Scope of work on this project includes: 1. Structural inspection and repair of interior and exterior walls experiencing cracking 2. Roof drain inspection and repair 3. Design and construction of a 2nd ADA compliant entrance 4. Repair of existing back steps, rails, and awning and modifications to existing ADA ramp to meet current ADA standards 5. Main Entrance Restroom renovation 6. Roof replacement

Project Update

Invitation for proposals have been sent to A/E firms for different scopes. Based on scheduling constraints, the project scope has been split between the Roof work and all other work.

Once the proposals and task orders are finalized they will be sent over to purchasing. Notice to Proceed for both scopes of work is expected to be issued to the A/E firms by the end of the March.



Current Phase:	Initiation	Budget:	\$400,000.00
% Complete:	0%	PO Balance:	\$0.00
Design % Complete:	0%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$400,000.00
Updated:	3/1/2022		
Managed By:	Taygra Longstaff		
Substantial Completion:	12/16/2022		

Capital Projects Report - Facilities and Environmental Services

Local Government

Southern Convenience Center

Project Scope

In coordination with the Rivanna Solid Waste Authority, design and construction of a solid-waste convenience center to service Southern Albemarle County. Budget includes all costs associated with on-site amenities, including the purchase of containers and compactors. The design includes a bid additive item to extend the bounds of the project to the east, to accommodate an additional household waste compactor, should demand for this service element be high.

Project Update

Final cost update was provided by RWSA and increased funding requested to account for high market costs on specific materials. First round of comments on Water Protection Ordinance (WPO) and Site Plan have been received by Draper Aden and are being incorporated into the final set.

Target for bid documents is early April.



Current Phase:	Design	Budget:	\$1,084,240.00
% Complete:	20%	PO Balance:	\$0.00
Design % Complete:	50%	Paid to Date:	\$15,760.00
Construction % Complete:	0%	Balance:	\$1,068,480.00
Updated:	3/1/2022		
Managed By:	Taygra Longstaff		
Substantial Completion:			

Capital Projects Report - Facilities and Environmental Services

NIFI

NIFI - Albemarle Jouett Greer SRTS

Project Scope

Following an extensive community-driven process, the Places29-Hydraulic Community Advisory Committee selected the Albemarle-Jouett-Greer School Pedestrian Connections as one of their priority projects. The critical need for this crosswalk was also identified in the "Safe Routes to School (SRTS) Travel Plan - Greer Elementary Jouett Middle" dated May 2012. The CAC used a portion of their NIFI allocation to leverage a VDOT Safe Routes to School grant for the design and construction of the project. Scope of work includes approximately 2015 ft of pedestrian improvements throughout the complex, including 485 ft of concrete sidewalk (8' wide); 1430 ft of multi-use trail (10' wide); and 100 ft of pedestrian crosswalks. Stormwater management for the additional impervious area will also be provided.



Project Update

Facilities Planning and Construction is routing the project contract for final approval, staff is currently awaiting submission of project specific bonds prior to notice to proceed. County staff is working with VDOT to make sure all inspections are in place for start of construction. Contractor Notice to Proceed and ground disturbance permit is slated to be issued early March with Construction starting shortly thereafter. This project will be substantially complete 120 days after the commencement of work.

Current Phase:	Construction	Budget:	\$1,095,678.65
% Complete:	50%	PO Balance:	\$3,928.62
Design % Complete:	100%	Paid to Date:	\$146,940.71
Construction % Complete:	0%	Balance:	\$943,730.67
Updated:	3/28/2022		
Managed By:	Steve Hoffmann		
Substantial Completion:	8/1/2022		

Capital Projects Report - Facilities and Environmental Services

NIFI

NIFI - The Square

Project Scope

Following an extensive community-driven process, the Crozet Community Advisory Committee selected The Square and Oak Street Improvements as one of their priority projects. The Square is a focal point of Downtown Crozet and Oak Street will provide a critical connection to Library Avenue. Therefore the CAC used their NIFI allocation to leverage a Virginia Department of Transportation (VDOT) Revenue Sharing funds for the design and construction of the project. This locally administered Revenue Sharing project will improve the existing public street and on-street parking, including: altering traffic flow direction and/or ingress/egress at Crozet Avenue, formalizing and providing angled parking along both sides, new sidewalk in front of the businesses, improving ADA accessibility, grading/drainage improvements to prevent flooding of the businesses east of the alley intersection, and drainage system to convey storm runoff to Oak Street along with street, sidewalk and drainage improvements to Oak Street.



Project Update

The Project Team is finalizing materials in preparation for meetings with business owners in order to gather input on the design options related to the alley off The Square. The Project Team has also been working with the County Attorney's Office in preparing deeds and is preparing to complete the final appraisals of all easements and acquisitions that are needed for the project. Once complete, the Project Team will make initial offers to affected property owners. The entire ROW Phase is anticipated to take at least 8 months.

Current Phase:	Right of Way	Budget:	\$1,510,000.00
% Complete:	68%	PO Balance:	\$92,496.64
Design % Complete:	80%	Paid to Date:	\$182,308.76
Construction % Complete:	0%	Balance:	\$1,235,194.60
Updated:	3/4/2022		
Managed By:	Matt Wertman		
Substantial Completion:	2/25/2024		

Capital Projects Report - Facilities and Environmental Services

Schools

AHS HVAC 92 Addition

Project Scope

The facility has outdated HVAC equipment that has reached the end of its useful life span and requires replacement. Some of this equipment has become increasingly unreliable and expensive to repair. Albemarle County Schools has decided to replace the existing mechanical systems with a high-efficiency climate controls system.

Project Update

All long lead time submittals have been submitted, reviewed, and approved for purchase. The contractor provided a preliminary construction schedule to illustrate the project phasing and anticipated delivery dates, which indicated the Chiller and one Roof Top Unit being delayed until mid-September.

Current Phase:	Construction	Budget:	\$2,726,340.00
% Complete:	15%	PO Balance:	\$2,221,863.96
Design % Complete:	100%	Paid to Date:	\$116,251.04
Construction % Complete:	0%	Balance:	\$388,225.00
Updated:	3/4/2022		
Managed By:	Walter Harris		
Substantial Completion:	1/2/2023		

Capital Projects Report - Facilities and Environmental Services

Schools

Air Handler-Monticello High

Project Scope

Replacement of the original twelve (12) air handler units at Monticello High School. The work will occur over three summers, beginning in 2022.

Project Update

Thompson Engineers provided a schematic set of documents which has been reviewed by Staff and ACPS Building Services. The design team is continuing with design develop set of drawings. The design will be completed by June 2022 in anticipation of potential CIP funding approval in the FY22/23 fiscal year and to solicit bids in July 2022. With the project involving the replacement of twelve units construction is anticipated to be phased over the summers of 2023, 2024 and 2025 and will be managed by ACPS Building Services.

Current Phase:	Design	Budget:	\$390,000.00
% Complete:	4%	PO Balance:	\$75,086.75
Design % Complete:	30%	Paid to Date:	\$22,872.25
Construction % Complete:	0%	Balance:	\$292,041.00
Updated:	3/3/2022		
Managed By:	Tyler Gifford		
Substantial Completion:	8/8/2025		

Capital Projects Report - Facilities and Environmental Services

Schools

Broadus Wood Well Upgrades

Project Scope

This project is to provide adequate domestic water supply at Broadus Wood Elementary School. The existing well system needs to be replaced and upgraded to meet current Virginia Health Department (VHD) requirements. The goal of this project is to abandon the existing system, including the water storage tank, the pump house, chemical system, and associated plumbing lines. New improvements include a new water storage tank, new booster pumps, well casing improvements, and a new pump house.

Project Update

All of the connections have been made and the health department has completed its preliminary inspection. Unfortunately, upon filling the new water tank, a leak was discovered in the tank liner. The tank manufacturer is being brought to the site to determine the location of the leak and to determine next steps for a repair. This development has delayed the switchover to the new system. Once a solution has been found and the appropriate repairs are made, a new switchover will be scheduled and coordinated.

Current Phase:	Construction	Budget:	\$469,350.00
% Complete:	92%	PO Balance:	\$55,461.64
Design % Complete:	100%	Paid to Date:	\$398,443.36
Construction % Complete:	90%	Balance:	\$15,445.00
Updated:	3/4/2022		
Managed By:	Matt Wertman		
Substantial Completion:	4/22/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

Crozet Elementary Additions & Improvements

Project Scope

The Western County Feeder Pattern is a designated growth area in the county; additional capacity is needed to accommodate this anticipated growth. Crozet Elementary School is currently over capacity and additional students are anticipated. Additions and renovations will take place. This project includes an estimated 28,000 SF addition to the building, as well as making improvements to the existing building and site. The additions will include 16 classrooms, 3 smaller resource classrooms, 2 offices, a faculty workroom, and various support spaces. Improvements to the existing building will include improvements to existing classrooms, improvements to the kitchen, stage and cafeteria, and improvements to existing administration, support spaces, and toilets. Site improvements will include outdoor learning areas, new and expanded bus drop-off, additional parking, additional playground equipment, and the replacement of a paved play area due to the likely location of the addition.



Project Update

The Contractor has continued to make great progress on the kitchen addition, including installing the quarry tile floor and the ceiling grid. The Project Team has been preparing to switch over to the new kitchen during Spring Break. The only thing that would prevent this from occurring is a late delivery of the new walk-in cooler/freezer. Steel erection on the classroom addition was completed in early February and both slabs on deck were poured. The Contractor has completed cold metal framing on Levels 0 and 1 and is about 50% complete with framing on Level 2. MEP rough-in is currently underway throughout the entire addition and the roof installation is complete. Progress on MEP rough-in, exterior sheathing, exterior air barrier, and masonry are all expected in the month of March. The Project Team also held a topping out ceremony on February 23 to honor the efforts of all the construction employees and to commemorate the important milestone of completing the steel erection.

Current Phase:	Construction	Budget:	\$21,250,000.00
% Complete:	70%	PO Balance:	\$8,847,405.81
Design % Complete:	100%	Paid to Date:	\$10,883,329.56
Construction % Complete:	55%	Balance:	\$1,519,264.63
Updated:	3/4/2022		
Managed By:	Matt Wertman		
Substantial Completion:	8/5/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

Elevator Maintenance - Greer

Project Scope

Maintenance and safety upgrades to the elevator serving the school. Controls and safety features will be upgraded to current standards.

Project Update

The estimate for the work to upgrade the elevator system at Greer Elementary School has been received, reviewed and approved. The order for the new elevator components was placed on February 10, 2022 and manufacturing is in progress. Delivery of the new components are expected no later than June 14, 2022. Once the upgrades are completed, the elevator will meet current life safety, ADA and mechanical code requirements.



Current Phase: Construction

% Complete: 50%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 3/3/2022

Managed By: Neale Craft

Substantial Completion: 8/8/2022

Budget: \$80,000.00

PO Balance: \$36,175.00

Paid to Date: \$36,175.00

Balance: \$7,650.00

Capital Projects Report - Facilities and Environmental Services

Schools

FY22 Electrical Upgrades

Project Scope

Removal and replacement of the old, outdated, Main Service Switchboard and Motor Control Center at Western Albemarle High School. This system assists in the prevention and protection of short circuiting of specific circuits without interruption to the entire electrical system.

Project Update

A contract for the electrical components has been approved and the material has been ordered; however, one of the critical electrical items will not be delivered until July 11, 2022. Delivery beyond July 11th could effect the execution of this project. The vendor is tracking the delivery date and will provide an update should it change. The Invitation for Bid for the contractor installation work was posted on 2/14/22 with bid opening on 3/7/22.



Current Phase: Contractor Bid

% Complete: 50%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 3/7/2022

Managed By: Neale Craft

Substantial Completion: 11/15/2022

Budget: \$185,000.00

PO Balance: \$105,957.81

Paid to Date: \$18,071.19

Balance: \$60,971.00

Capital Projects Report - Facilities and Environmental Services Schools

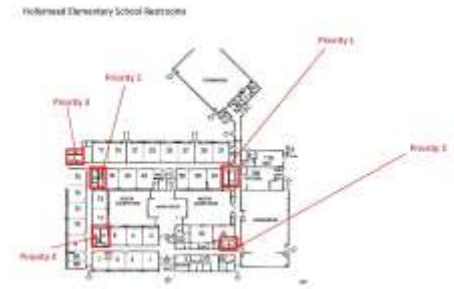
FY22 Restroom Upgrades Hollymead and Walton

Project Scope

Replacement of existing ceramic tile flooring and wall finishes with new ceramic tile finishes at Hollymead Elementary and Walton Middle School.

Project Update

The A/E is wrapping up work on the bid documents. The solicitation is scheduled to be posted on 03-04-22. The Pre-Bid Conference is scheduled for 03-15-22. Bids are due on 03-30-22. A construction contract will be executed in Spring '22 and construction will occur from mid-June '22 to mid-August '22.



Current Phase:	Design	Budget:	\$200,000.00
% Complete:	19%	PO Balance:	\$27,829.05
Design % Complete:	99%	Paid to Date:	\$16,711.95
Construction % Complete:	0%	Balance:	\$155,459.00
Updated:	2/25/2022		
Managed By:	Montie Breeden		
Substantial Completion:	8/9/2022		

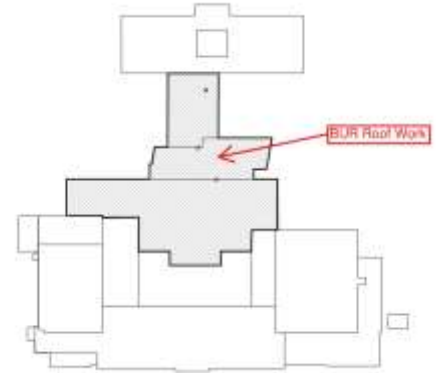
Capital Projects Report - Facilities and Environmental Services

Schools

FY22 Schools Summer Roofing - WAHS Phase 1 & Phase 2, Burley Addition, Walton Phase 2

Project Scope

This summer's Roof Projects are the partial roof replacements at three schools: Western Albemarle High School, Burley Middle School and Walton Middle School. Both the Western Albemarle High School Phase 1 and Walton Phase 2 work delayed from the summer of 2021 will be included in this summer's work. At all three schools the work will entail removal of existing roof systems, and the installation of a new fully adhered EPDM roof system over tapered insulation. There is a total of 160,183sf of roof to be replaced this summer with WAHS Phase 1 roof receiving 45,518sf of replacement while Phase 2 will receive 52,702sf of replacement. Burley Addition is the smallest roof at 19,027sf while Walton Phase 2 will be the most difficult with a significant amount of asbestos abatement and built-up roof removal for 42,936sf.



Project Update

These school roof projects had staggered bid openings starting February 25th and ending March 4th. All four projects have come in significantly over budget. Facilities Planning and Construction is currently working on collecting additional information on bidder qualifications and executing due diligence. If ACPS moves forward with issuing contracts for these roofs, a notice to proceed is scheduled for each project no later than April 1. Ideally construction on site will begin June 15th with Substantial Completion the first week of August. Like other projects - Due to ongoing industry wide material shortages this schedule may be subject to change.

Current Phase:	Contractor Bid	Budget:	\$2,965,150.00
% Complete:	50%	PO Balance:	\$97,803.00
Design % Complete:	100%	Paid to Date:	\$42,867.20
Construction % Complete:	0%	Balance:	\$2,824,479.80
Updated:	3/7/2022		
Managed By:	Steve Hoffmann		
Substantial Completion:	8/5/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

Generator Installation - Greer and Agnor Hurt

Project Scope

New Emergency backup generator for Greer Elementary School and Agnor-Hurt Middle School. These generators will provide backup power for emergency lighting, IT equipment, fire safety equipment as well as kitchen coolers and warmers.

Project Update

The generators have been ordered and are currently in production. The bid opening for the contractor installation portion of the project is underway with the bid opening for Agnor-Hurt Elementary School on 3/10/22. The bid opening for Greer Elementary School is set for 3/15/22. The project start date for Greer Elementary School is June 14, 2022, with a substantial completion date of August 8, 2022. The generator delivery for both schools is expected by the first or second week of June.

The delivery date for all of the material needed to complete the Greer Generator project remains the same; however, delivery of a critical part needed to complete the Agnor-Hurt Generator project has been delayed until the beginning of November, 2022. Both projects can start construction on 6/14/22. However, the Agnor-Hurt project will not reach substantial until the end of Nov. 2022.



Current Phase:	Contractor Bid	Budget:	\$550,000.00
% Complete:	50%	PO Balance:	\$173,486.14
Design % Complete:	100%	Paid to Date:	\$30,849.50
Construction % Complete:	0%	Balance:	\$345,664.36
Updated:	3/7/2022		
Managed By:	Neale Craft		
Substantial Completion:	11/30/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

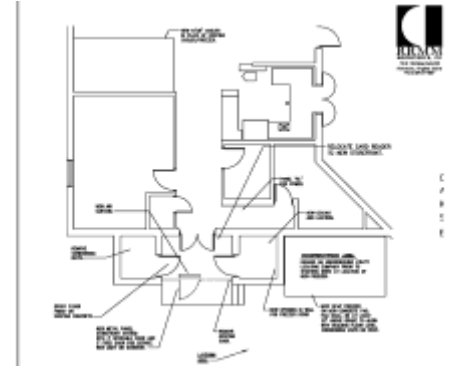
Greer Freezer and Cooler

Project Scope

Replacement of existing walk-in cooler and freezer with new, larger units. The new cooler will be located inside the building; the new freezer will be on the exterior of the school.

Project Update

The solicitation for bids, for architectural and electrical modifications related to the replacement of the existing cooler and freezer with new equipment (provided by Owner, installed by Contractor), was posted on 02-02-22. Bids are due on 03-01-22. A Purchase Order related to the foodservice equipment (cooperative) contract was issued on 02-04-22. The new cooler and freezer are scheduled to arrive in early-August '22. A construction contract will be executed during spring '22. Construction is scheduled to occur between 06-14-22 and 08-09-22.



Current Phase:	Contractor Bid	Budget:	\$233,062.00
% Complete:	29%	PO Balance:	\$82,217.29
Design % Complete:	100%	Paid to Date:	\$25,144.71
Construction % Complete:	0%	Balance:	\$125,700.00
Updated:	3/7/2022		
Managed By:	Montie Breeden		
Substantial Completion:	8/9/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

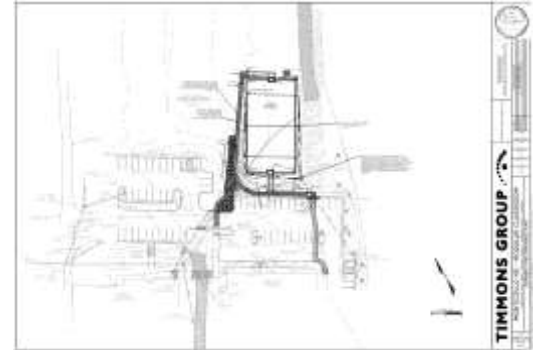
Learning Cottage-Monticello High

Project Scope

ACPS is installing a Modular Learning Cottage at Monticello High School. These nine trailers will provide 8 classroom spaces and 3 restrooms.

Project Update

Building Inspections has allowed furniture to be moved in the morning of Thursday, March 3rd. The curbing work is complete and final paving is occurring the afternoon of March 3rd. ACPS IT has the internet and phones operational. Final inspections are scheduled for the afternoon of Friday, March 4th.



Current Phase: Closeout

% Complete: 95%

Design % Complete: 100%

Construction % Complete: 95%

Updated: 3/3/2022

Managed By: Tyler Gifford

Substantial Completion: 3/4/2022

Budget: \$105,000.00

PO Balance: \$0.00

Paid to Date: \$0.00

Balance: \$105,000.00

Capital Projects Report - Facilities and Environmental Services

Schools

Mountain View Addition and Renovations

Project Scope

This CIP project was approved to increase the size of the school, improve the outdoor spaces and provide parking to accommodate the current population of Mountain View Elementary. The project expands the cafeteria and adds four classrooms, a music room, an art classroom and additional auxiliary space for a total addition of 11,780 square feet. Site improvements include additional parking, enhancing outdoor learning spaces and playgrounds, and the removal of the mobile classroom units.

Project Update

County Staff is currently working with the Design Consultant and Building Services Project Manager on Design Development Documents and Schedule. ACPS has requested \$4.4M in additional funding for the construction of this project and will be giving a final presentation at the March 10th School Board meeting. Based on the need for this funding request the Architect has divided construction plan components into individual base bids and additive bid items allowing for bid options that may fall within the current construction budget. In late February the Civil Engineering team submitted their site plan to Community Development for first review. Based on the available budget with additional funding approval, the Construction stage of this project is slated to start early Fall of 2022 and be complete mid to late fall of 2023.



Current Phase:	Design	Budget:	\$5,892,576.00
% Complete:	15%	PO Balance:	\$0.00
Design % Complete:	30%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$5,892,576.00
Updated:	3/7/2022		
Managed By:	Steve Hoffmann		
Substantial Completion:	11/1/2023		

Capital Projects Report - Facilities and Environmental Services

Schools

RTU Upgrades-Woodbrook, Stony Point, Brownsville

Project Scope

The replacement of existing variable air volume split system rooftop HVAC units with packaged units with Energy Recovery Wheels, including new electrical and controls, at Woodbrook, Stony Point and Brownsville schools.

Project Update

The notice to proceed (NTP) was issued to Old Dominion Mechanical on 3/3 for the Woodbrook and Stony Point replacements. Staff and the Engineer have already approved the roof top unit (RTU) submittals and ODM has released the units for fabrication. The current lead times for RTU's is 18 weeks; however, Staff anticipates work can still occur during the summer of 2022.

Current Phase:	Construction	Budget:	\$350,000.00
% Complete:	20%	PO Balance:	\$0.00
Design % Complete:	100%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$350,000.00
Updated:	3/7/2022		
Managed By:	Tyler Gifford		
Substantial Completion:	8/5/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

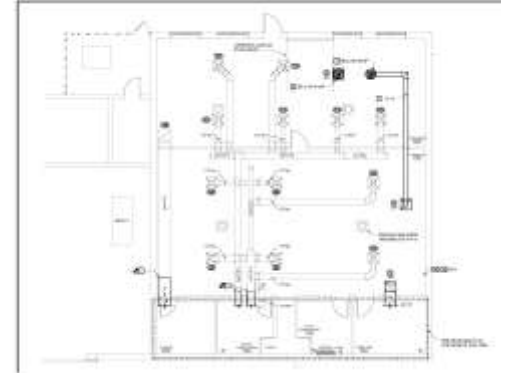
Tech Lab HVAC - Henley and Journey

Project Scope

The goal of this project is to provide design and construction services for the replacement of existing HVAC units in Henley Middle School's and Journey Middle School's Tech Labs. The existing units in these spaces have reached the end of their useful lifespan. A 10-ton unit at each school will be replaced with two 5-ton units, giving greater flexibility and energy efficiency in terms of heating and cooling within the existing Tech Labs.

Project Update

The solicitation was posted on 02-18-22. The Pre-Bid Conference is scheduled for 03-01-22. Bid are due on 03-18-22. Construction is scheduled to occur from mid-June '22 to mid-August '22.



Current Phase: Contractor Bid

% Complete: 36%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 2/25/2022

Managed By: Montie Breeden

Substantial Completion: 8/5/2022

Budget: \$240,000.00

PO Balance: \$8,440.00

Paid to Date: \$21,040.00

Balance: \$210,520.00

Capital Projects Report - Facilities and Environmental Services

Schools

WAHS Softball Restrooms/ADA

Project Scope

This project provides: 1) toilet, concession, and press-box facilities for the girls' softball program and 2) an ADA ramps between the school building and the paved driving range.

Project Update

Underground (storm) drain line has been installed at the work area of the ramp. The layout of the sidewalk was adjusted slightly to better align with the existing grades.

The new sanitary line, and pump, have been installed at the work area of the field house. The building foundation excavated, lower courses of block-work laid, underground utilities installed, and concrete slab poured. Above grade block-work is scheduled to resume in early-March '22. Work on the perimeter storm drain is underway now that an uncharted electrical line (that provides power and lights to the adjacent fields) has been moved via change order. Substantial Completion is scheduled for early-April '22.



Current Phase:	Construction	Budget:	\$829,000.00
% Complete:	77%	PO Balance:	\$558,683.42
Design % Complete:	100%	Paid to Date:	\$220,820.74
Construction % Complete:	20%	Balance:	\$49,495.84
Updated:	3/7/2022		
Managed By:	Montie Breeden		
Substantial Completion:	4/7/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

Walton Domestic Water Supply Replacement

Project Scope

Replace the existing private water works system, which has reached the end of its useful life, with a new one.

Project Update

Bids were received on 02-15-22. Lowest bidder is E. Granville Wade, Jr., Inc. with an amount of \$570,000.00. Additional funding was secured from the Stakeholder. The Notice of Intent to Award (NOIA) was issued on 02-24-22. Construction contract execution is underway. Construction will start in late-April '22 and is scheduled to achieve Substantial Completion on 08-02-22.



Current Phase: Contractor Bid

% Complete: 51%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 2/25/2022

Managed By: Montie Breeden

Substantial Completion: 8/2/2022

Budget: \$713,562.00

PO Balance: \$19,210.00

Paid to Date: \$84,452.00

Balance: \$609,900.00

Capital Projects Report - Facilities and Environmental Services

Transportation

Berkmar Bike Ped Improvements

Project Scope

This project will support pedestrian and bicyclist safety by constructing an approximately 1.1 mile long Shared-use Path from the Berkmar Drive/Rio Road West intersection to Hilton Heights Road and connect to the Shared-Use Path extending northward from the Berkmar Drive-Hilton Heights Road roundabout. Segment 1 is from Rio Road West to the commercial entrance behind Kroger at Rio Hill. Segment 2 starts at the commercial entrance behind Kroger at Rio Hill and continues to the round-about at Hilton Heights Road.

Project Update

The project stands at the VDOT 30% design threshold. Facilities & Environmental Services (FES) and Community Development Planning are discussing the number and types of waiver requests to be submitted to VDOT, and potential alternatives to reduce the number of waivers required in certain areas. A budget assessment will be provided by the Design Consultant (AMT) based on the waivers requested.

Current Phase:	Design	Budget:	\$2,890,026.00
% Complete:	20%	PO Balance:	\$318,499.23
Design % Complete:	40%	Paid to Date:	\$154,819.23
Construction % Complete:	0%	Balance:	\$2,416,707.54
Updated:	3/1/2022		
Managed By:	Mike Stumbaugh		
Substantial Completion:	8/13/2025		

Capital Projects Report - Facilities and Environmental Services

Transportation

Earlysville Road_Reas Ford Study

Project Scope

Over the past 5 years safety concerns have been identified at the Reas Ford Rd/Earlysville Road Intersection in north-central Albemarle County. As a result, VDOT and Albemarle County have been evaluating this intersection for potential improvements that might address these concerns. Albemarle County is contracting with a transportation engineering consultant to provide the necessary evaluation, analysis and report that would include concepts and estimated cost of options to improve the intersection so that the County can determine what the next steps would be.

Project Update

Staff received final report from AMT Engineering in late January. A copy was forwarded to VDOT for their review and comments and they were received in mid-February. Staff will be presenting the study findings to the Board on April 6th.

Current Phase:	Design	Budget:	\$350,000.00
% Complete:	95%	PO Balance:	\$13,832.40
Design % Complete:	100%	Paid to Date:	\$40,647.60
Construction % Complete:	0%	Balance:	\$295,520.00
Updated:	3/8/2022		
Managed By:	Mike Stumbaugh		
Substantial Completion:	3/1/2022		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Commonwealth/Dominion

Project Scope

Design and construct approximately 6,450 feet of sidewalk on Commonwealth Drive from Hydraulic Road to Peyton Drive (east side); Commonwealth Drive from Commonwealth Circle to Dominion Drive (both sides); and along Dominion Drive from Commonwealth Drive to US 29 (both sides). Funded through the Revenue Sharing and Transportation Alternatives Programs grant applications administered by Virginia Department of Transportation (VDOT). Initial planning including VDOT related submissions represent a large portion of the up-front work. There are approximately 100 easements or temporary easements required for this project.



Project Update

Staff is scheduled to do an update presentation for the Board of Supervisors on 4/6/22. Staff will present a plan for this project. A review of the first presentation draft and subsequent dry run took place on 3/4. The engineering firm Kimley Horn submitted a second draft presentation for staff review on 3/7.

Current Phase:	Design	Budget:	\$3,336,224.00
% Complete:	26%	PO Balance:	\$338,741.28
Design % Complete:	33%	Paid to Date:	\$161,897.88
Construction % Complete:	0%	Balance:	\$2,835,584.84
Updated:	3/28/2022		
Managed By:	Blake Abplanalp		
Substantial Completion:	2/10/2025		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Ivy Road

Project Scope

This VDOT Revenue Sharing project supports pedestrian safety by providing sidewalk along Ivy Road from the existing sidewalk at the Charlottesville City limits to Stillfried Lane with a potential future extension along the University of Virginia property to the Route 29/250 Bypass interchange. The project includes crosswalks and pedestrian signals at the Old Ivy Road (railroad underpass) and Ivy Road intersection; bike lane facilities, curb & gutter, storm drainage system improvements; and consideration for possible street trees and pedestrian lighting. Complicated right-of-way acquisitions are a challenge on this project.



Project Update

Currently, the contractor has installed two stormwater structures near the corner of Stillfried Lane, along with the connecting stormwater piping. They are now installing the storm pipe to the next structure as they continue to wait for the utility companies to relocate the power pole stabilization cable. The subcontractor is on-site preparing to install the pedestrian signal poles near Saint Anne's school and Old Ivy Road.

Current Phase:	Construction	Budget:	\$3,078,000.00
% Complete:	50%	PO Balance:	\$1,568,491.25
Design % Complete:	100%	Paid to Date:	\$1,366,132.81
Construction % Complete:	55%	Balance:	\$143,375.94
Updated:	3/7/2022		
Managed By:	Walter Harris		
Substantial Completion:	8/30/2022		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Library Avenue

Project Scope

This project will extend Library Avenue eastward through the Barnes Lumber property to connect to High Street and then to Hilltop Street in Parkside Village as well as a connection to The Square. This is being proposed as a public private partnership with the developer of the Barnes Lumber property.

Project Update

Staff has been working to finalize estimated costs for project. Independent estimating firm (MBP) will be providing cost of additional staff-requested items on 3/10. Final report including all estimated costs is scheduled to be received by staff on 3/14.

County staff meeting with VDOT representatives after 3/8 CIP Meeting to discuss road acceptance and maintenance responsibilities.

A master schedule coordination meeting is scheduled for Friday, 3/11. Board presentation has been scheduled for April 20th.

Current Phase:	Design	Budget:	\$0.00
% Complete:	55%	PO Balance:	\$0.00
Design % Complete:	65%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$0.00
Updated:	3/8/2022		
Managed By:	Matt Wertman		
Substantial Completion:	9/14/2023		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Old Lynchburg Road Sidewalk Improvements

Project Scope

The initial focus of this project is to perform preliminary design of a safe pedestrian connection along Old Lynchburg Road, connecting the sidewalk networks of the City of Charlottesville and County of Albemarle. The design includes new sidewalk beneath the Interstate 64 overpass.

Project Update

Line + Grade Civil Engineers has been tasked to provide a 30% design for pedestrian improvements, and construction cost estimates broken out to indicate the costs associated with work performed in the County, in the City and for the crossing of the Moore's Creek.

Survey work has been completed. Concept options will be presented to County Staff on 3/23/22. County Staff will provide comments. A meeting will follow to present the updated concept options to County Staff along with City of Charlottesville and VDOT representatives.



Current Phase:	Design	Budget:	\$75,000.00
% Complete:	15%	PO Balance:	\$46,850.00
Design % Complete:	15%	Paid to Date:	\$15,710.00
Construction % Complete:	0%	Balance:	\$12,440.00
Updated:	3/2/2022		
Managed By:	Mike Stumbaugh		
Substantial Completion:	6/3/2022		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Rio Road, Avon Street & Rt. 250 West-Crozet

Project Scope

VDOT Revenue Sharing project supports pedestrian safety by providing sidewalk improvements along Rio Road, Avon Street, and US 250 West (Rockfish Gap Turnpike). The Rio Road Sidewalk Improvement project will connect the Stonehenge residential neighborhood to the John Warner Parkway and Rio Road sidewalk system. The Avon Street Walkway/Crosswalks Improvement project will provide sidewalks on the east side from Swan Lake Drive to Mill Creek Drive and then to Cale Elementary School and on the west side from Stoney Creek Drive to Arden Drive. The US 250 West-Crozet project will consist of the construction of sidewalk and crosswalks from Cory Farms to the Cloverlawn commercial area and Blue Ridge Shopping Center.



Project Update

Progress on Rio Road is well underway. Storm pipe and underdrain installation on the segment between Towne Lane and Waldorf School Road is about 90% complete. Once complete, the contractor will begin preparing for curb and gutter and sidewalk installation. County Staff are also finalizing purchase agreements with the on-call contractor to complete the section of asphalt walkway between Dunlora Drive and the John Warner Parkway. The Contractor has also received some initial concrete storm pipe deliveries, but all the concrete storm pipe is not expected to arrive until the end of March. The Contractor has completed initial demolition efforts on Rockfish Gap Turnpike. Demolition on Avon Street is expected to begin in mid-March. Storm pipe installation will begin on both segments of road as soon as enough storm pipe has been delivered to each jobsite.

Current Phase:	Construction	Budget:	\$5,005,208.72
% Complete:	90%	PO Balance:	\$3,210,293.89
Design % Complete:	100%	Paid to Date:	\$1,542,256.09
Construction % Complete:	45%	Balance:	\$252,658.74
Updated:	3/4/2022		
Managed By:	Matt Wertman		
Substantial Completion:	8/14/2022		

Capital Projects Report - Facilities and Environmental Services

Water Resources

Woodbrook Lagoon Maintenance and Repairs

Project Scope

Monitoring of lagoon via the use of stream gauges, barometer and rain gauge, for several months, to inform the design for corrective measures to address: 1) berm failure, 2) wetland inflow, 3) stream bypass, 4) access road, and 5) outfall. Upon completion of design scope of work the County will contract, via task order, with one of its hourly site contractors to implement the corrections.

Project Update

Contract has been executed and Notice-to-Proceed (NTP) has been issued to EcoSystem Services. Project kickoff taking place 3/1/2022 and monitoring phase will begin this week through late June of 2022.



Current Phase:	Design	Budget:	\$160,000.00
% Complete:	0%	PO Balance:	\$0.00
Design % Complete:	0%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$160,000.00
Updated:	3/1/2022		
Managed By:	Taygra Longstaff		
Substantial Completion:	11/29/2022		