

**Juneau - Repair State Office Building Parking Garage  
Phase 1 of 3**

**FY2013 Request: \$2,500,000  
Reference No: 54507**

**AP/AL:** Appropriation **Project Type:** Construction  
**Category:** General Government  
**Location:** Juneau Areawide **House District:** Juneau Areawide (HD 3-4)  
**Impact House District:** Juneau Areawide (HD 3-4) **Contact:** Cheryl Lowenstein  
**Estimated Project Dates:** 07/01/2012 - 06/30/2017 **Contact Phone:** (907)465-5655

**Brief Summary and Statement of Need:**

This project will repair the State Office Building (SOB) parking garages located in Juneau. The garages are 37 and 40 years old and the limited repairs previously recommended are expected to provide only 15 years of extended useful life, and do not contemplate necessary mechanical, electrical, or architectural repairs. Therefore, the pending report and cost estimate will provide a clearer understanding of the full scope of work required and the information needed to decide if repairs or full replacement would be in the State's best interest.

<b>Funding:</b>	<u>FY2013</u>	<u>FY2014</u>	<u>FY2015</u>	<u>FY2016</u>	<u>FY2017</u>	<u>FY2018</u>	<u>Total</u>
Gen Fund	\$2,500,000						\$2,500,000
<b>Total:</b>	<b>\$2,500,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$2,500,000</b>

<input type="checkbox"/> State Match Required	<input checked="" type="checkbox"/> One-Time Project	<input type="checkbox"/> Phased - new	<input type="checkbox"/> Phased - underway	<input type="checkbox"/> On-Going
0% = Minimum State Match % Required		<input type="checkbox"/> Amendment	<input type="checkbox"/> Mental Health Bill	

**Operating & Maintenance Costs:**

	<u>Amount</u>	<u>Staff</u>
Project Development:	0	0
Ongoing Operating:	0	0
One-Time Startup:	0	0
<b>Totals:</b>	<b>0</b>	<b>0</b>

**Additional Information / Prior Funding History:**

none

**Project Description/Justification:**

**North Garage**

The SOB North Garage project is currently estimated to cost \$3.3M. The cost is derived from a limited structural report completed in 2010, which addressed sandblasting, cleaning, applying a binder and installing an epoxy slurry to existing concrete slabs. At this time, a deeper investigation and analysis is underway to confirm the requirements to fully rehabilitate the garage. The garage is 37 years old and the limited repairs previously recommended are expected to provide 15 years of extended useful life, and do not contemplate necessary mechanical, electrical, or architectural repairs. The pending report and cost estimate will provide a clearer understanding of the full scope of work required and the information needed to decide if repairs or full replacement would most cost effective.

**South Garage**

The SOB South Garage project is currently estimated to cost \$4.24M. The cost is derived from a limited structural report completed in 2010, which addressed demolition of the 2nd and 3rd level concrete slabs, reshoring, and installing new slabs. At this time, a deeper investigation and analysis

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is underway. The garage is 40 years old and the limited repairs previously recommended do not contemplate necessary mechanical, electrical, or architectural repairs. The pending report and cost estimate will provide a clearer understanding of the full scope of work required to fully rehabilitate the garage.