

1. Component NAVY	FY 2021 MILITARY CONSTRUCTION PROGRAM			2. Date 31 JUL 2020
3. Installation(SA) and Location/UIC: N61159 US NAVSUPPACT MCB GUAM FINEGAYAN, GUAM			4. Project Title Enlisted Dining Facility	
5. Program Element	6. Category Code 72210	7. Project Number J015	8. Project Cost (\$000) 93,310	
9. COST ESTIMATES				
Item	UM	Quantity	Unit Cost	Cost(\$000)
ENLISTED DINING FACILITY (53,878SF)	m2	5,005.43		74,190
ENLISTED DINING FACILITY CC72210 (53,878SF)	m2	5,005.43	8,904.68	(44,570)
CYBERSECURITY	LS			(550)
BUILT-IN EQUIPMENT	LS			(22,370)
SPECIAL COSTS	LS			(6,020)
OPERATION & MAINTENANCE SUPP INFO (OMSI)	LS			(680)
SUPPORTING FACILITIES				9,490
SITE PREPARATIONS	LS			(1,680)
SPECIAL FOUNDATION FEATURES	LS			(180)
PAVING AND SITE IMPROVEMENTS	LS			(1,840)
ELECTRICAL UTILITIES	LS			(740)
MECHANICAL UTILITIES	LS			(3,740)
ENVIRONMENTAL MITIGATION	LS			(1,310)
SUBTOTAL				83,680
CONTINGENCY (5%)				4,180
TOTAL CONTRACT COST				87,860
SIOH (6.2%)				5,450
SUBTOTAL				93,310
TOTAL REQUEST ROUNDED				93,310
TOTAL REQUEST				93,310
EQUIPMENT FROM OTHER APPROPRIATIONS (NON ADD)				(3,988)
10. Description of Proposed Construction:				
<p>Project constructs a low rise enlisted dining facility at Naval Support Activity(NSA) Marine Corps Base (MCB) Guam consisting of reinforced concrete with all components such as, exterior walls, flooring, foundation, windows, roofing, mechanical, electrical, and informational systems appropriate to Guam earthquake and environmental conditions, and designed to meet applicable Unified Facility Criteria (UFC).</p> <p>The enlisted dining facility will include entrance lobby, queue, serving area, cashier station, dining area, restrooms, dish/pot washing areas, kitchen and preparation areas, storage (dry, refrigerated, freezer), loading dock, support areas (admin, lockers, janitorial), and mechanical and communication services.</p> <p>Built-in equipment includes kitchen and food service equipment and radon mitigation. Special costs include post construction award services (PCAS); which includes geospatial</p>				

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surveys and mapping; Guam gross receipt taxes (GRT), and archaeological monitoring.

This building is classified as a Mass Care and Feeding facility, per UFC 4-722-01 it requires a permanent generator with 72 hours fuel storage to enable it to continue to operate after an emergency event.

This project will provide Anti-Terrorism/Force Protection (ATFP) features and comply with ATFP regulations and physical security in accordance with DOD Minimum Anti-Terrorism Standards for Buildings. DoD Guidance Unit Costs were used for this project. As such, the costs for specific AT/FP features are included in the unit costs.

Facility-related control systems include cybersecurity features in accordance with current Department of Defense criteria.

Facility includes telecommunications infrastructure to support unclassified networks which deliver voice/video/collaboration/building management facility services. Building telecommunication systems will comply with UFC 3-580-01 Telecommunications Building Cabling System Planning, Design, and Estimating. Buildings will be outfitted with appropriate fire alarm control panels and smoke detection systems per UFC 3-600-01 Fire Protection Engineering Facilities. Facilities will be equipped with automatic fire sprinklers and air-conditioning or ventilation as appropriate. Project includes costs for electronic Operation and Maintenance Support Information (eOMSI).

Special costs include Post Construction Contract Award Services (PCAS) and cybersecurity commissioning. The cybersecurity commissioning cost is to cover the contractor's submittals, administrative actions and compliance with the Department of the Navy's (DON) cybersecurity requirements as well as DON's in-house costs to review contractor submittals and to implement steps necessary for obtaining Authority to Operate.

Parking facilities for approximately 50 vehicles will be provided.

All common area will be barrier free in accordance with requirements of the Architectural Barriers Act (ABA) of 1968; Americans with Disabilities Act and Architectural Barriers Act Accessibility Guideline, ABA Chapters 1 and 2; and Chapters 3 through 10 (the DoD Standards); and consistent with 29 U.S.C 794 Rehabilitation Act of 1973. Two (2) of the apartment units on the ground level will be accessible in accordance with the DoD Standards.

Department of Defense and Department of the Navy principles for high performance and sustainable building requirements will be included in the design and construction of the project in accordance with UFC 1-200-02 High Performance and Sustainable Building Requirements, Federal Laws, and Executive Orders. Low Impact Development will be included in the design and construction of this project as appropriate. The building will be

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<p>designed with Smartgrid capabilities and will have the ability to tie into future district cooling system.</p> <p>SUPPORTING FACILITIES:</p> <p>The site preparation includes fine grading and temporary erosion and soil control. Paving and site improvements consists of pavement for roads, parking, driveways, site, and curbs and gutters; CMU block walls for trash enclosures; landscaping; fencing; concrete for sidewalks and ramps, Low Impact Development; pedestrian and bicycle features (bike rack, trash receptacles, facility sign); and retention basin.</p> <p>Utilities include electrical power, water (fire protection and potable), communications, sanitary sewer, and storm water drainage systems. Outside area lighting will be provided. The ground improvements will include a drainage system consistent with the Guam Master Plan and the stormwater pollution prevention plan. The buildings will be designed with Smartgrid capabilities.</p> <p>Facilities will be designed to meet or exceed the useful life specified in DoD Unified Facility Criteria. Facilities will incorporate features that provide the lowest practical life cycle cost solutions satisfying the facility requirements with the goal of maximizing energy efficiency.</p>				
11. Requirement: <u>5005 m2</u> Adequate: Substandard: PROJECT: <p>The project constructs an enlisted dining facility at Naval Support Activity (NSA)Marine Corps Base(MCB)Guam.</p> <p>(New Mission)</p> REQUIREMENT: <p>An enlisted dining facility is required to provide food service to active duty personnel on NSA MCB Guam. The 2009 Guam International Agreement (amended in 2013) between the United States Government and the Government of Japan outlines the realignment of Marine Corps forces from Okinawa Japan to Guam. Timely construction of this facility is required to accommodate the initial relocation of Marine Corps forces to NSA MCB Guam.</p> CURRENT SITUATION: <p>There are limited facilities at Finegayan to support NSA MCB Guam requirements. The development on NSA MCB Guam in the northern section of Finegayan is in the initial stages, requiring significant site improvements, grading, and utility infrastructure, to provide for the necessary facilities to support approximately 5,000 personnel.</p> IMPACT IF NOT PROVIDED:				

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<p>This project is critical in providing the necessary facilities and infrastructure to support personnel on NSA MCB Guam. Units/activities will not vacate their current facilities on Okinawa until new replacement and support facilities in Guam have been completed, inspected, accepted, and out-fitted. Failure to complete this project on time may delay or prevent relocation from occurring.</p>				
12. Supplemental Data:				
A. Estimated Design Data:				
1. Status:				
(A) Date design or Parametric Cost Estimate started				08/2015
(B) Date 35% Design or Parametric Cost Estimate complete				02/2020
(C) Date design completed				03/2021
(D) Percent completed as of September 2019				15%
(E) Percent completed as of January 2020				30%
(F) Type of design contract				Design Bid Build
(G) Parametric Estimate used to develop cost				Yes
(H) Energy Study/Life Cycle Analysis performed				No
2. Basis:				
(A) Standard or Definitive Design				
(B) Where design was previously used				
3. Total cost(\$000) (C) = (A) + (B) = (D) + (E):				
(A) Production of plans and specifications				
(B) All other design costs				
(C) Total				\$0
(D) Contract				
(E) In-house				
4. Contract award:				10/2021
5. Construction start:				11/2021
6. Construction complete:				12/2023
B. Equipment associated with this project which will be provided from other appropriations:				
<u>Equipment</u>	<u>Procuring</u>	<u>FY Approp</u>		
<u>Nomenclature</u>	<u>Approp</u>	<u>or Requested</u>	<u>Cost(\$000)</u>	
C4I ESS, MCEN-N-S, Audio Visual	PMC	2023	1,248	
C4I Planning and Design	O&MMC	2016	242	
FF&E	O&MMC	2023	2,498	
C. FY2020 R&M Conducted (\$000):				
D. FY2019 R&M Conducted (\$000):				
E. Future R&M Requirements (\$000):				
CERTIFYING OFFICIAL STATEMENT:				
<p>The Director Land Use and Military Construction Branch, Installations and Logistics Department, Headquarters Marine Corps certifies that this project has been considered for joint use potential. Joint Use is recommended.</p>				

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<p>Activity POC: Mathew Mukai</p> <p>Phone No: 808-477-8992</p>				