

**Cover Sheet/Team List for:****Project Title:** BASE MOTOR POOL**Project Number:** J323**Location:** FINEGAYAN, GUAM**Date:** 07-JUN-21**Prepared By:** US NAVSUPPACT MCB GUAM**FY:** 2022**UIC:** N61159**A. Team Check List:** Completed: ☐ Working: ☒

Project Cost (\$000)

**B. Team Meeting:** Date:**33670**On-Site: ☐ VTC: ☐ Conference Call: ☐**C. Team Members:**NamePositionCommandPhone Number**D. Remarks:****E. Required Attachments:**☒ MILCON CHECKLIST☐ Economic Analysis☒ Site Plan☐ Facility Planning Document(s)/P-80  
Calculations☐ R19 (Bachelor Housing Survey)☐ Notice of Violation (NOV)☐ Other☐ PHOTOGRAPHS☒ BESS☒ BFRs☒ Location Map, Utility & Floor Plans**F. Sign Offs:**SignaturePositionDate

1. Component NAVY	FY 2022 MILITARY CONSTRUCTION PROGRAM			2. Date 07 JUN 2021	
3. Installation(SA) and Location/UIC: N61159 US NAVSUPACT MCB GUAM FINEGAYAN, GUAM			4. Project Title BASE MOTOR POOL		
5. Program Element	6. Category Code 21420	7. Project Number J323	8. Project Cost (\$000) 33,670		
9. COST ESTIMATES					
Item	UM	Quantity	Unit Cost	Cost(\$000)	
BASE MOTOR POOL	LS			15,800	
AUTOMOTIVE VEHICLE MAINTENANCE SHOP CC21420 (8,310SF)	m2	772	9,859.90	(7,610)	
WASH PLATFORM CC21455	EA	4	784,302.55	(3,140)	
INFORMATION SYSTEMS	LS			(190)	
BUILT-IN EQUIPMENT	LS			(2,540)	
SPECIAL COSTS	LS			(2,170)	
OPERATION & MAINTENANCE SUPP INFO (OMSI)	LS			(150)	
SUPPORTING FACILITIES				14,390	
SPECIAL CONSTRUCTION FEATURES	LS			(120)	
SITE PREPARATIONS	LS			(2,830)	
SPECIAL FOUNDATION FEATURES	LS			(110)	
PAVING AND SITE IMPROVEMENTS	LS			(5,060)	
ELECTRICAL UTILITIES	LS			(3,100)	
MECHANICAL UTILITIES	LS			(1,250)	
ENVIRONMENTAL MITIGATION	LS			(650)	
MUNITIONS AND EXPLOSIVES OF CONCERN (MEC)	LS			(1,270)	
SUBTOTAL				30,190	
CONTINGENCY (5%)				1,510	
TOTAL CONTRACT COST				31,700	
SIOH (6.2%)				1,970	
SUBTOTAL				33,670	
TOTAL REQUEST ROUNDED				33,670	
TOTAL REQUEST				33,670	
EQUIPMENT FROM OTHER APPROPRIATIONS (NON ADD)				(4,450)	
10. Description of Proposed Construction:					
<p>The project will construct a low-rise automotive vehicle maintenance shop consisting of administration areas, restrooms, janitor closet, tool room, vehicle maintenance bays, tire shop, lube storage, battery shop, parts storage, Nursing Mother's room, dispatch room, hazardous materials storage, electrical, telecommunication and mechanical rooms. The automotive vehicle maintenance shop will be constructed with a reinforced concrete shallow foundation, floor slab, walls, and roof. Floors in work areas shall be of non-skid/grease resistant finishes.</p> <p>This project will also construct a vehicle wash platform consisting of four wash bays and a mechanical room. The vehicle wash platform will be constructed with a reinforced</p>					

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<p>concrete shallow foundation, floor slab, walls, and roof. Floors in work areas shall be nonskid/grease resistant finishes. An automatic car wash, pressure washers, and oil water separators will be provided. Each building will be constructed with building systems appropriate to Guam seismic and environmental conditions, and applicable Unified Facilities Criteria (UFC).</p> <p>Facility-related control systems include cybersecurity features in accordance with current Department of Defense criteria.</p> <p>This project will provide Antiterrorism (AT) features and comply with applicable service and Geographic Combatant Commander policies and directive per UFC 4-010-01 DoD Minimum Antiterrorism Standards for Buildings. User Generated Unit Costs were used for this project and include the cost of features to meet the minimum DoD AT standards.</p> <p>Built-in equipment includes two vehicle lifts, an under-running bridge crane (5-tons), an automatic car wash, and various electrical panels, telecom racks, and mechanical equipment.</p> <p>Smart Grid Equipment (Ethernet Network IP ICS Switches and Uninterruptible Power Supplies) are also included under Built-In Equipment. Special costs include Post Construction Contract Award Services (PCAS) and cybersecurity commissioning. The cybersecurity commissioning cost is to cover 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. Special costs also include, Guam Gross Receipt Taxes (GRT) and geospatial surveys and mapping.</p> <p>Operations and Maintenance Support Information (OMSI) is included in this project.</p> <p>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 federal laws and Executive Orders. Low impact development will be included in the design and construction of this project as appropriate.</p> <p>Special construction features include passive radon mitigation systems.</p> <p>Pavement facilities include pads for a transformer and vacuum stations.</p> <p>Site preparation includes site clearing and grubbing including green waste disposal, excavation including cut and fill work, temporary erosion and sediment control, and site grading.</p> <p>Special foundation features include probing, grouting and cavity fill for soil stabilization.</p>				



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<p>Construct an automotive vehicle maintenance shop and vehicle wash platforms to provide a covered work area for inspection, maintenance, and repair of all transportation equipment assigned to the installation and its supporting activities.</p> <p><b>(New Mission)</b></p> <p><b>REQUIREMENT:</b></p> <p>The 2009 Guam International Agreement was amended in October 2013 between the United States Government and the GOJ. The agreement outlines the realignment of Marine Corps elements to reduce United States military footprint in Okinawa, including the relocation of forces from Japan to Guam. The Guam Master Plan was completed in June 2014 to ensure all operational, base support, training, quality of life requirements, support facilities and infrastructure were efficiently identified. The majority of the MCB Guam northern area is undeveloped and requires significant site improvements, grading, earthwork, utility infrastructure, fencing and roadways to support vertical construction. This relocation will require the development of an automotive vehicle maintenance shop and wash racks to meet operational requirements to maintain all transportation equipment assigned to this new installation.</p> <p><b>CURRENT SITUATION:</b></p> <p>Currently, there are no consolidated vehicle maintenance facilities on the installation.</p> <p>This project is not sited in a 100-year flood plain.</p> <p><b>IMPACT IF NOT PROVIDED:</b></p> <p>Units/activities will not vacate their current facilities on Okinawa, Japan until replacement and support facilities in Guam have been completed, inspected, accepted and outfitted. Failure to complete this project on time may delay or prevent the relocation from occurring. If this project is not provided, the maintenance of base vehicles will need to be performed elsewhere either locally or at another installation's maintenance shop contributing to costly inefficiencies that will increase operating costs. Failure to provide this project will limit operational, training readiness of military units that must deploy in time of conflict by seriously impacting the availability of adequate maintenance facilities. Adequate vehicle maintenance facilities are critical for properly maintaining vehicles and equipment to ensure a state of readiness.</p>										
<p><b>12. Supplemental Data:</b></p> <p>A. Estimated Design Data:</p> <p>1. Status:</p> <table border="0"> <tr> <td>(A) Date design or Parametric Cost Estimate started</td> <td>03/2021</td> </tr> <tr> <td>(B) Date 35% Design or Parametric Cost Estimate complete</td> <td>10/2021</td> </tr> <tr> <td>(C) Date design completed</td> <td>06/2022</td> </tr> </table>					(A) Date design or Parametric Cost Estimate started	03/2021	(B) Date 35% Design or Parametric Cost Estimate complete	10/2021	(C) Date design completed	06/2022
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(D) Percent completed as of September 2020 (E) Percent completed as of January 2021 (F) Type of design contract <span style="float: right;">Design Bid Build</span> (G) Parametric Estimate used to develop cost <span style="float: right;">Yes</span> (H) Energy Study/Life Cycle Analysis performed <span style="float: right;">No</span> 2. Basis: (A) Standard or Definitive Design <span style="float: right;">No</span> (B) Where design was previously used <span style="float: right;">N/A</span> 3. Total cost(\$000) (C) = (A) + (B) = (D) + (E): (A) Production of plans and specifications <span style="float: right;">\$1,716,000</span> (B) All other design costs <span style="float: right;">\$858,000</span> (C) Total <span style="float: right;">\$2,574,000</span> (D) Contract <span style="float: right;">\$2,073,500</span> (E) In-house <span style="float: right;">\$500,500</span> 4. Contract award: <span style="float: right;">01/2023</span> 5. Construction start: <span style="float: right;">06/2022</span> 6. Construction complete: <span style="float: right;">02/2025</span> B. Equipment associated with this project which will be provided from other appropriations: <table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;"><u>Equipment</u></th> <th style="text-align: center;"><u>Procuring</u></th> <th style="text-align: center;"><u>FY Approp</u></th> <th></th> </tr> <tr> <th style="text-align: left;"><u>Nomenclature</u></th> <th style="text-align: center;"><u>Approp</u></th> <th style="text-align: center;"><u>or Requested</u></th> <th style="text-align: center;"><u>Cost(\$000)</u></th> </tr> </thead> <tbody> <tr> <td>C4I Planning &amp; Design</td> <td style="text-align: center;">O&amp;MMC</td> <td style="text-align: center;">2019</td> <td style="text-align: right;">757</td> </tr> <tr> <td>C4I Procurement &amp; installation</td> <td style="text-align: center;">PMC</td> <td style="text-align: center;">2025</td> <td style="text-align: right;">731</td> </tr> <tr> <td>Collateral Equipment</td> <td style="text-align: center;">O&amp;MMC</td> <td style="text-align: center;">2025</td> <td style="text-align: right;">640</td> </tr> <tr> <td>Electric Vehicles</td> <td style="text-align: center;">PMC</td> <td style="text-align: center;">2024</td> <td style="text-align: right;">570</td> </tr> <tr> <td>Furniture, Fixtures &amp; Equipment (FF&amp;E)</td> <td style="text-align: center;">PMC</td> <td style="text-align: center;">2022</td> <td style="text-align: right;">1,752</td> </tr> </tbody> </table>					<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 Planning & Design	O&MMC	2019	757	C4I Procurement & installation	PMC	2025	731	Collateral Equipment	O&MMC	2025	640	Electric Vehicles	PMC	2024	570	Furniture, Fixtures & Equipment (FF&E)	PMC	2022	1,752
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<b>CERTIFYING OFFICIAL STATEMENT:</b>  The Regional Commander certifies that this project has been recommended for joint use potential. Unilateral Construction is recommended. This Facility can be used by other components on an as available basis; however, the scope of the project is based on Department of the Navy requirements.  Activity POC: Project Development Lead <span style="float: right;">Phone No: TBD</span>																																