

TRUCKEE TAHOE AIRPORT DISTRICT
BOARD OF DIRECTORS AGENDA ITEM SUMMARY

Topic: Medevac Crew Facilities Construction

Purpose	Information:	Guidance: X	Decision:
Recommendation	Authorize additional investigation, preliminary site planning, and permitting.		
Last Action	At the September 23, 2010 Board meeting, the Board approved a \$100,000 budget for the Emergency Services Crew Facilities Project as part of the Fiscal 2010-2011 budget.		
Discussion	<p>Currently the helicopter medevac company operates and quarters its crew out of the Martis Peak Professional Building. The helicopter is staged on the southern part of the jet ramp and is hangared on the east end of L Row.</p> <p>To consolidate operations and provide a more efficient operating layout, it would be advantageous to construct a joint crew/office facility adjacent to the jet ramp. This facility would be approximately 1700 ft² and have 3 bedrooms and 1 office as well as a kitchen and central common area. A modular home with 4 bedrooms would serve this purpose and provide an economical solution. Site improvements such as utility piping, building foundation and sidewalks would need to be completed before the building is placed.</p> <p>A special use permit from the Nevada County Planning Department would need to be obtained as well as a building permit.</p> <p>A project schedule, budget, draft site plan and a possible floor plan and elevation of a modular building is attached. There may be less expensive modular options available upon further investigation and an RFP process. Ensuring that the roof can be upgraded for the appropriate snow load is a key factor. Completing the site work by mid-October is the critical factor.</p> <p>This project would provide significant improvement to first response times. By locating crew facilities in the same location as operational offices and hangar, first response times <u>will</u> be improved 3:00 to 5:00 minutes on every call, 5:00 to 7:00 minutes in winter and by up to 15:00 minutes if the aircraft has to be removed from the hangar. These are significant numbers in the public safety first response timeline.</p> <p>The next steps in this process would be to enter into agreements with a civil engineering company for site and structural design, select a consultant for construction management services, conduct an informal bid process for site construction, conduct an RFP process for a suitable modular building and enter into a contract</p>		

TRUCKEE TAHOE AIRPORT DISTRICT
BOARD OF DIRECTORS AGENDA ITEM SUMMARY

with the successful company.

Fiscal Impact

Total estimated cost for project ranges from \$220,000 to \$265,000 depending on the size and type of the housing unit.

Staff's intent is to offset this cost by rental income from the service provider. Calculations show that a \$1,522 per month (no ROI included) rent with an annual inflationary increase will result in a net no cost project. This is based on a 20 year amortization.

Currently the District has \$100,000 set aside for this project. Through our preliminary investigation, this amount is inadequate to complete the project. It is likely final completion will extend into the next budget year. We could begin the project with the funding available this fiscal year and complete it with the additional funds from FY2012.

Communication Strategy

If the decision is made to move forward with the project, staff will coordinate site planning with public safety professionals and medevac providers. When appropriate the District will provide more information on the project to the local media and constituents.

Attachments

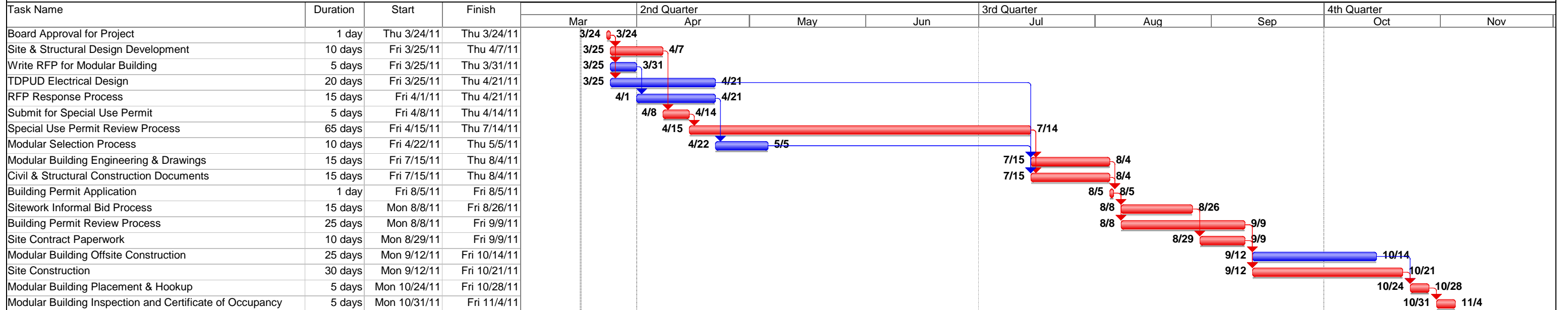
- Medevac Facility Budget
- Medevac Facility Schedule
- Medevac Facility Site Plans
- Medevac Facility Sample Floor Plan
- Medevac Facility Sample Elevation



Truckee Tahoe Airport District Medivac Crew Facilities Budget

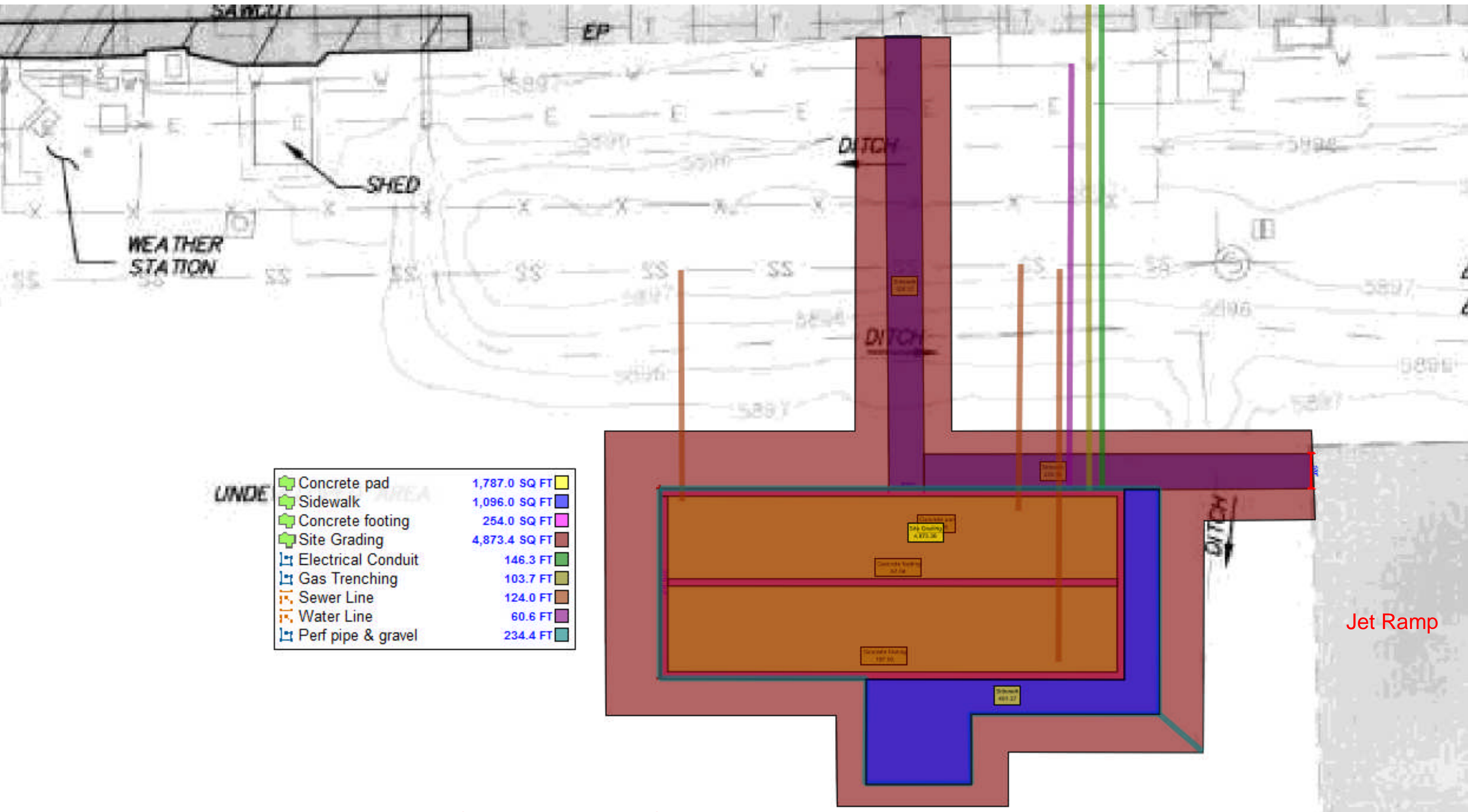
Scope	Budget	% Complete	To Date	Balance	Company/Entity
CONSTRUCTION					
<i>Site Contractor Scope</i>					
Clearing & grubbing	1,500	0%		1,500	
Erosion control fencing, wattle & maintenance (200ft)	1,000	0%		1,000	
Site grading & Compaction (5000 SF)	5,000	0%		5,000	
Trenching for footings (15CY)	500	0%		500	
Hauling (20 CY)	500	0%		500	
Base for concrete (2900SF x 6 inch deep)	4,350	0%		4,350	
Concrete footing (254ft x 18 inches deep)	7,500	0%		7,500	
Concrete pad (1790 SF x 4 inches)	5,370	0%		5,370	
Sidewalk concrete (1100sf)	3,300	0%		3,300	
Electrical conduit & trenching (150ft)	6,750	0%		6,750	
Gas trenching (110ft) Joint trench with electrical	0			0	
Sewer line & trenching (130ft)	3,900	0%		3,900	
Water line & trenching (65ft)	1,950	0%		1,950	
Telephone, cable & spare conduits (140ft) JT with E.	1,960	0%		1,960	
Storm drainage (250FT) perf pipe, gravel	7,500	0%		7,500	
<i>Site Contractor Total</i>	<i>51,080</i>	<i>0%</i>		<i>51,080</i>	
Electrician scope	2,000	0%		2,000	
Plumbing scope	2,500	0%		2,500	
TDPUD utility connection	10,000	0%		10,000	
Building scope (manufacture, shipping & install)	125,000	0%		125,000	
Owner construction contingency (5%)	9,529	0%	-	9,529	
CONSTRUCTION TOTAL	200,109	0%	-	200,109	
DESIGN SERVICES					
Structural services (foundation, building eng. in above)	2,500	0%		2,500	
Electrical services (not needed?)				0	
Civil services	5,000	0%		5,000	
Expenses	500	0%		500	
ARCHITECTURAL & DESIGN SERVICES TOTAL	8,000	0%	-	8,000	
OTHER PROFESSIONAL FEES					
Geotechnical inspections	2,000	0%		2,000	
Construction management	16,000	0%		16,000	PBD, Inc.
Survey	2,000	0%		2,000	
Legal fees	3,000	0%		3,000	
OTHER PROFESSIONAL FEES TOTAL	23,000	0%	-	23,000	
PERMIT & OTHER FEES/EXPENSES					
Use permit fee	2,000	0%		2,000	
Use permit-fish & game fee	300	0%		300	
Building permit fees	1,500	0%		1,500	
Environmental health fee	250	0%		250	
State water quality board general permit fees	150	0%		150	
Truckee Sanitary District-plan check	250	0%		250	
Truckee Sanitary District-inspection	1,000	0%		1,000	
Tahoe Truckee Sanitation Agency -deposit	500	0%		500	
AT&T	1,000	0%		1,000	
Suddenlink	No Fee				
SW Gas	No Fee				
Drawing copies & other office supplies	500	0%		500	
Project signage & public relations	500	0%		500	
Truckee Fire District	Waived?			0	
Truckee Tahoe Unified School Dist.	Waived?			0	
PERMIT & OTHER FEES/EXPENSES TOTAL	7,950	0%	-	7,950	
Contingency (10%)	23,906	0%		23,906	
EMS MODULAR BUILDING PROJECT TOTAL	262,965	0%	-	262,965	

Medivac Crew Facilities



Project: Medivac Crew Facilities
Date: Thu 3/17/11

Task		Milestone		Rolled Up Critical Task		Split		Group By Summary	
Critical Task		Summary		Rolled Up Milestone		External Tasks		Deadline	
Progress		Rolled Up Task		Rolled Up Progress		Project Summary			



Item	Quantity
Concrete pad	1,787.0 SQ FT
Sidewalk	1,096.0 SQ FT
Concrete footing	254.0 SQ FT
Site Grading	4,873.4 SQ FT
Electrical Conduit	146.3 FT
Gas Trenching	103.7 FT
Sewer Line	124.0 FT
Water Line	60.6 FT
Perf pipe & gravel	234.4 FT

Medivac Crew Facilities Site Plan

Initial Map Truckee Tahoe Airport District

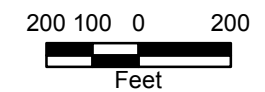
Showcase of TDPUD Data
Truckee, Placer County, California

Map Feature

- Street Section
- Rail Tracks
- Edge Of Road
- Bridge
- Building
- Pavement**
- FTYPE**
- paved_parking
- paved_road
- runway
- Major Waterway
- Minor Waterway
- Township Section
- Easement
- Rail Parcel
- Parcel

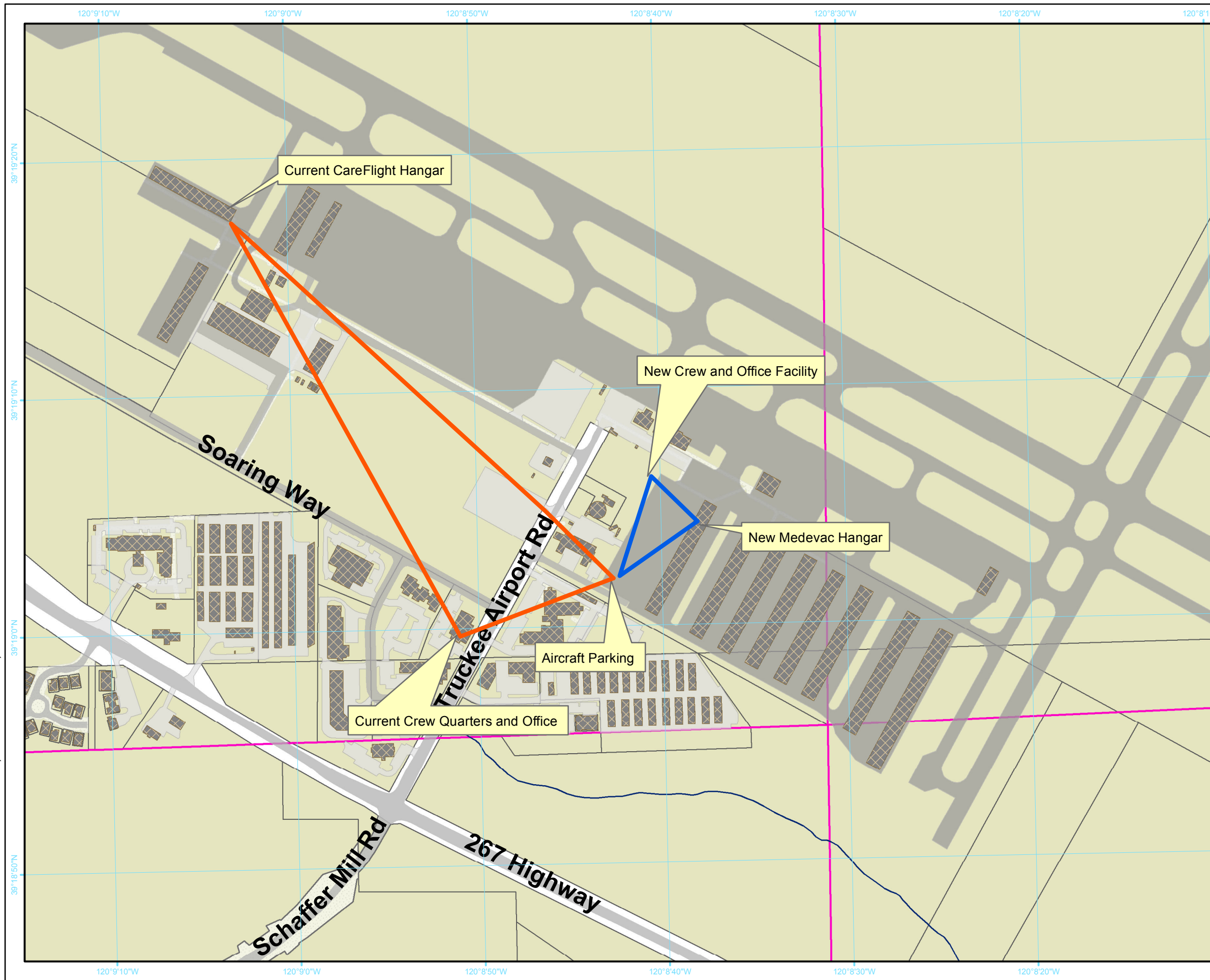


1:5,000



This product is for informational purposes and may not have been prepared for, or be suitable for legal, engineering, or surveying purposes. Users of this information should review or consult the primary data and information sources to ascertain the usability of the information.

Path: T:\GIS\PROJECTS\TTAD.mxd; Date: 3/17/2011; User: ksmith



Medivac Crew Facilities Sample Floor Plan



7434CT/6628 (1,782 SQ. FT.) 3BEDROOM - 2BATHS - CATHEDRAL THRU-OUT

Medivac Crew Facilities Sample Elevation

