

PROJECT COVER SHEET – Updated March 14, 2024

Project Title/ Number: GPIP Vessel Haul-Out Development – Phase 1

Project Manager: Michael Harmon

Project Sponsor: Garry White

Project Description: Planning, Environmental Permitting, Engineering Design and CMAR Construction of Phase 1 Improvements including a 150-Ton Boat Haul-Out Pier, Wash Down Pad, North Boat Yard and 150T Boat Hoist at Gary Paxton Industrial Park, Sitka, Alaska.

☒ Design
☒ Construction
☐ Other

Project Charter Available? ☒ Yes ☐ No

Project Status: *(highlight green, yellow, red)*

Scope	Schedule	Budget
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Milestones:

Recently Completed

- ☒ 04.26.23 Site No. 2 Selected by GPIP BOD
- ☒ 06.01.23 Concept 4 Pier Selected by SME
- ☒ 06.22.23 GPIP BOD adopted Concept 4
- ☒ 07.25.23 Assembly Adopted Concept 4
- ☒ 09.07.23 Geotech NWP issued by USACE
- ☒ 09.29.23 Geotech Field Investigation Complete
- ☒ 02.09.24 Advertise RFP for CMAR
- ☒ 03.14.24 CMAR Selection Scoring Completed

Upcoming

- ☐ Boat Hoist Bid March 15 (10-month lead time)
- ☐ Q1-2 '24: Environmental Permit Applications, Prelim. Design, CMAR RFP & Contract
- ☐ Q 2-3 '24: Final Design, Regulatory Review
- ☐ Q2-4 '24: Material Procurement
- ☐ Q4 '24 – Q1 '25: On Site Construction
- ☐ Boatyard Operational: Q1 '25

Project Budget:

Estimated Total Project Cost

\$15,058,533

Working Capital

\$8,281,040.00

Loans

\$0.00

Grants

\$1,000,000.00

Other

\$0.00

Total Funded

\$9,281,040

Funding Gap

\$5,777,493

Contract Management: (list all contracts anticipated on the project)

<u>Contractor/Function*</u>	<u>Type**</u>	<u>Amount</u>	<u>% of Project</u>
PND – Preconstruction, Permitting and Design Services	T&M	\$1,480,340	16%
CMAR Contractor & Project Contingency (Base Bid)	CMAR	\$5,776,027	62%
Travel Hoist Purchase	LS	\$1,375,000	15%
CBS Indirect Cost and Construction Management	T&M	\$649,672	7%

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General Comments:

The scope had to be reduced due to unexpected pile depths and the budget remains short for the full scope. Shipyard operations is not part of this project charter and are a separate development process.

Key Milestones: 3.12.24 UPDATE

Key Tasks & Milestones	Start Date	End Date
1. Project Charter Approval: The Project Charter is brought to GPIB Board for approval.		11/21/22
2. Project Budget Appropriation Assembly	11/8/22	11/22/22
3. Prepare RFQ for PM services Port Planner SME	11/17/22	12/8/22
4. Advertise PM/Port Planner RFQ	12/12/22	2/1/23
5. Selection of PM/Port Planner/Engineer- PND	2/2/23	3/6/23
6. Contract Execution/NTP for PM/Port Planner/Engineer	3/7/23	3/29/23
7. Planning, Surveying, Public Involvement Process, Concepts, Costs, Preferred Alternative, Final Basis of Design & Charter Scope	4/3/23	7/31/23
8. Geotechnical Invest. - Work Plan, Driller Contract, Drilling Permits, Fieldwork, Analyses & Geo Report	5/22/23	01/31/24
9. Concept Rescoping due to Geotech Findings	10/1/23	11/15/23
10. Biological Assessment, IHA & Environmental Permit Applications	5/22/23	01/15/24*
11. Regulatory Consultations, Permit Reviews and Authorizations	7/15/23	10/15/24*
12. 35% Preliminary Design	11/15/23	3/1/24
13. Prepare CMAR RFP	11/15/23	2/06/24
14. CMAR Solicitation & Contract Execution	1/15/24	3/26/24*
15. PND Final Design w/ CMAR, CBS & GPIB	3/27/24	6/28/24
16. Material Procurement	4/15/24	12/1/24
17. On Site Construction	10/15/24	3/15/25
18. Secure Operator for 2025 Season	3/15/24	3/15/25
19. Procure 150T Boat Hoist	12/1/23	2/15/25
20. Haul Out is Operational		3/15/25
* Critical Path Items		
Milestones for Phase 2 TBD once funding is secured:		
Need to masterplan uplands during the development of Phase 1 to apply for grants and position this phase to proceed.		
Environmental permitting will likely need to be redone once this phase is better defined through a masterplan and funding is available.		