Port of Olympia

Professional Services - FMSIB -Engineering and Construction Management

2024-1005

SKILLINGS

Patrick Skillings, PMP
Project Manager
pskillings@skillings.com
(360) 491–3399

www.skillings.com
5016 Lacey Blvd. SE
Lacey, WA 98503

CERTIFIED VETERAN OWNED

ESTD 1983

Lacey

40+ EMPLOYEES

Bold | Creative | Responsive

Jan 26, 2024

James Sommer
Contract and
Grant Administrator
Port of Olympia
JamesS@PortOlympia.com
(360) 528-8005

RE: Marine Drive Heavy Haul Freight Corridor Restoration

Dear James,

The Skillings team is excited about this opportunity and is committed to providing the exceptional services the Port of Olympia desires. Skillings has provided consulting engineering services for capital improvement projects that encompass our experience in site development, transportation, stormwater, environmental, water, wastewater, and surveying since 1983.

Skillings' size and centralized office location allows us to be agile and highly responsive to our clients. With over 40 years of experience, we are confident our team will deliver efficient, cost-effective services for your projects. Apart from myself, our proposed team consists of:

Ian Lee, PE—Our Project Engineer with over 16 years of experience. Ian has successfully designed and permitted multiple similar projects through the City of Olympia and is familiar with the City's processes and requirements.

Rynea Edwards, PLS, CFedS—Our Survey Manager with over 28 years of experience. Rynea will lead the preparation of the survey base map for use in design preparation. Her experience working in-house with our design team will benefit the Port as design will mesh in seamlessly with the survey base map.

Beryl Baon, Designer – Beryl's previous experience working with the Port of Olympia makes her an asset to the team, having completed pavement assessments and field investigations for similar projects.

As Project Manager, I bring my direct relevant experience in managing the pavement assessment of Marine Drive and completing the funding estimate in support of the Grant application.

Skillings is committed to comply with the sample Consultant Services Agreement shown in the RFQ.

Skillings has the interest, talent, and capacity to complete this project and looks forward to the opportunity to serve the Port of Olympia.

Sincerely,

Patrick Skillings, PMP
Project Manager
pskillings@skillings.com

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SKILLINGS

Key Personnel and Experience

Skillings is a group of over 40 professionals including engineers, environmental scientists, surveyors, and support personnel, headquartered in Lacey. Our mantra of Bold, Creative, Responsive translates to innovative yet practical solutions and excellent customer service for our clients. Skillings has provided engineering services to numerous local agencies for over 40 years and are accustomed to preparing engineering plans consistent with relevant codes and standards. Our team is familiar with the Port of Olympia, county, state and federal codes, and standards relevant to your project, AASHTO design guidelines, and WSDOT's LAG Manual and Standard Specifications for Road, Bridge, and Municipal Construction. We have accumulated a long list of public works transportation improvement projects, which includes over 2500 individual projects completed throughout Western Washington.

Port of Olympia

Patrick Skillings, PMP
Project Manager

Ian Lee, PE
Project Engineer

Rynea Edwards, PLS, CFedS Survey Lead

Beryl Baon
Designer

Project Manager | Patrick Skillings, PMP

Patrick is Skillings' Vice President and an experienced project manager. He has a diverse background with both engineering and environmental projects enabling him to balance the natural environment with design standards and constructibility requirements. He has provided management for infrastructure projects throughout western Washington. His experience is founded in solid project management principles combined with a thorough understanding of agency requirements, standards, and procedures. Patrick's ability to facilitate meaningful discussions with project teams and stakeholders will benefit your project by bringing all the appropriate voices into the conversation. His training as a Project Management Professional allows him to efficiently deliver projects on time and within budget.

Years of Experience: 23
Licenses & Certs:
Project Management Professional
Education: BS, Environmental Science, Oregon State University

Key Personnel and Experience

Project Engineer | Ian Lee, PE

Ian has 16 years of site development, transportation, and stormwater design experience. He has sucessfully delivered PS&E packages for projects that involve elements such as site development permitting and design, roadway geometrics design, roadside design, and design of bicycle and ADA accessible pedestrian facilities. Ian routinely designs to AASHTO, PROWAG and WSDOT standards, and has prepared specifications in both CSI and WSDOT formats. In addition to roadway design, Ian is also experienced in hydraulic modeling, and stormwater drainage design. Ian takes a pragmatic approach to developing plans that focus on constructability, cost savings, and future maintenance needs.

Years of Experience: 16
Licenses & Certs:
Professional Engineer, WA
Education: BS, Civil Engineering, Iowa State University

Survey Lead | Rynea Edwards, PLS, CFedS

Rynea has over 28 years of experience which includes working with boundary surveys, topographic surveys, right of way plans, Aquatic Surveys, Cadastral Survey, GPS surveys, construction staking and writing legal descriptions. She has worked in all types of conditions, from urban corridors to forest land to aquatic environments. Rynea worked for several years with the Washington Department of Natural Resources as the Land Description & ROW Specialist and Aquatic Land Surveyor. As Skillings' Survey Manager, Rynea schedules daily operations of the field crews, prepares topographic maps, analyzes vertical and horizontal control networks produced from GPS and conventional survey methods, prepares and reviews legal descriptions for easements and right of way acquisition, researches and compiles survey documents and evidence for boundary determination, analyzes complex construction plans, and operates the GIS database for control networks.

Years of Experience: 28
Licenses & Certs: Licensed Professional Land Surveyor, WA
Certified Federal Surveyor
Education: AA, Technical Arts, Centralia College

Designer | Beryl Baon

Beryl has nearly three of experience as a design engineer working with AutoCAD and Civil3D. She has been involved in pavement assessment, transportation, and water line design projects. She has conducted field investigations to assess pavement using the WSDOT Streetwise Pavement Condition Rating (PCR) Form and has knowledge of the extent of various pavement conditions such as alligatoring, raveling, and others. With the use of the PCR Form, she is able to calculate the estimated life remaining and recommended future treatment and rehabilitation of the pavement.

Years of Experience: 3
Licenses & Certs:
Design Engineer, WA
Education: BS, Civil Engineering, Saint Martin's University

Project Approach

Skillings is intimately familiar with Marine Drive NE, between Olympia Avenue NE and the entrance to the Port's Marine Terminal. Skillings completed the pavement assessment of this segment of Marine Drive NE, referred to as Marine Drive Heavy, in 2022. Skillings prepared the Pavement Condition Assessment to determine the existing pavement condition and identified locations of sub-base failure that would require "dig-outs" to fix prior to repaving.

Skillings also prepared a planning level estimate in support of the funding application with the Freight Mobility Strategic Investment Board (FMSIB). This advanced work means that Skillings has an in-depth understanding of the project constraints, both from a pavement restoration perspective and a traffic maintenance perspective. We understand that the Marine Terminal is extremely active, and that Marine Drive Heavy is the main access point between the terminal and Plum Street (East Bay Drive), which is the main access to I-5.

Skillings is experienced with road maintenance and pavement restoration. To develop the planning level estimate, we identified dig-out locations, catch basins and utility lids that would require accommodation during restoration. This segment of Marine Drive conveys freight that requires a significant pavement section to accommodate the weight of large trucks and associated delivery loads coming into and out of the Marine Terminal.

Approach

Skillings will start with a limited topographical survey of the project corridor to identify the existing cross-slope of Marine Drive, utility and stormwater structures, and areas for full-depth restoration (i.e. dig-outs). The completed topographic survey will serve as the design basemap for proposed pavement restoration. Completion of an accurate basemap will provide additional benefits to the Port. It will allow us higher accuracy in calculating material quantities and will provide the bidding contractors with more certainty on project constraints. We have completed a significant number of surveys for the Port and have enough survey control in the project area to start field work immediately. By utilizing existing control, we will reduce the overall budget. Survey will also allow Skillings to develop a more precise Engineers Estimate, which will help ensure that available funding is sufficient for the project. By giving the contractors more certainty in the proposed design, we expect a better bid response (lower bids) as they will know exactly what they are building.

Once the basemap is completed, we will prepare a preliminary design to grind and pave Marine Drive. Due to the heavy freight use of Marine Drive Heavy, our design will include grinding and replacement of the upper 4 inches of Hot Mix Asphalt (HMA) from gutter to gutter. Our design team will have marked out the locations for full-replacement (dig-outs) prior to survey so they are incorporated into the preliminary design. By utilizing Civil 3D as our design software, we will be able to calculate quantities for both grinding and repaving to an accurate level. We then use the WSDOT Unit Bid Analysis tool to get the most current bids recorded by WSDOT for public infrastructure projects. Skillings will also work with local asphalt suppliers (e.g. Lakeside Industries) to get up-to-date costs for local HMA delivery. We also will complete a preliminary Engineers Estimate of Cost to Construct during preliminary design so that the Engineering Estimate can be used as part of the design decision process. This way any potential design items that escalate the budget can be addressed early in design so that the proposed project fits within the available funding.

Project Approach

ADA Ramps

Pavement restoration on Marine Drive Heavy includes multiple ADA sidewalk ramps. We have completed a preliminary review of the existing ADA ramps and identified multiple locations where ADA upgrades will likely be required. The existing ramps at Olympia Ave and Marine Drive and Jefferson St. appear to be compliant and will not need to be replaced. The existing ADA ramps in front of Boatworks and where Marine Drive "light" goes north, as well as the entrance to the Marine Terminal, appear to be sub-standard and will likely require replacement. Our experience with the Public Right-of-Way Accessibility Guidelines (PROWAG) means we know the ADA tolerances. Our design approach is to design all ramps to slopes slightly under the PROWAG requirements, allowing the contractor slight construction tolerances while still meeting ADA requirements.

Project success relies on good communication, both amongst the project team and with the Port of Olympia. Our Project Manager, Patrick Skillings, will establish regular status meetings with James Sommer to review project challenges and communicate status. Patrick has demonstrated his communication skills with the Port as he works with James Sommer, TJ Quandt, and Shawn Gilbertson on the Port's Engineering On-call and Boatworks Stormwater Retrofit project.

To track progress, Patrick starts with a detailed schedule that includes deliverable milestones. Patrick also tracks project status using Earned Value Reporting that evaluates the percent complete of each task and compares it to actual budget spent. These metrics can help forecast if the project schedule will be maintained as well as project budget.

Cost Control Measures

There are a number of cost control measures that can be utilized during both design and construction. We propose completing design without the use of additional geotechnical support. Completion of pavement borings and falling weight deflectometer tests can add significant cost to project design.

Another cost control measure is the use of commercial HMA and commercial concrete which will limit the material testing required during construction. This also eliminates the need to have geotechnical input on paving design and asphalt mix design. Lastly, specifying lump sum payment for demolition of existing ramps means the Port only pays the contractor a specified amount for demolition, not on square footage. In addition, the construction inspector doesn't need to measure every foot of demolition. Lump sum payment may be specified for other items as well to limit the amount of time an inspector must spend measuring items of work.

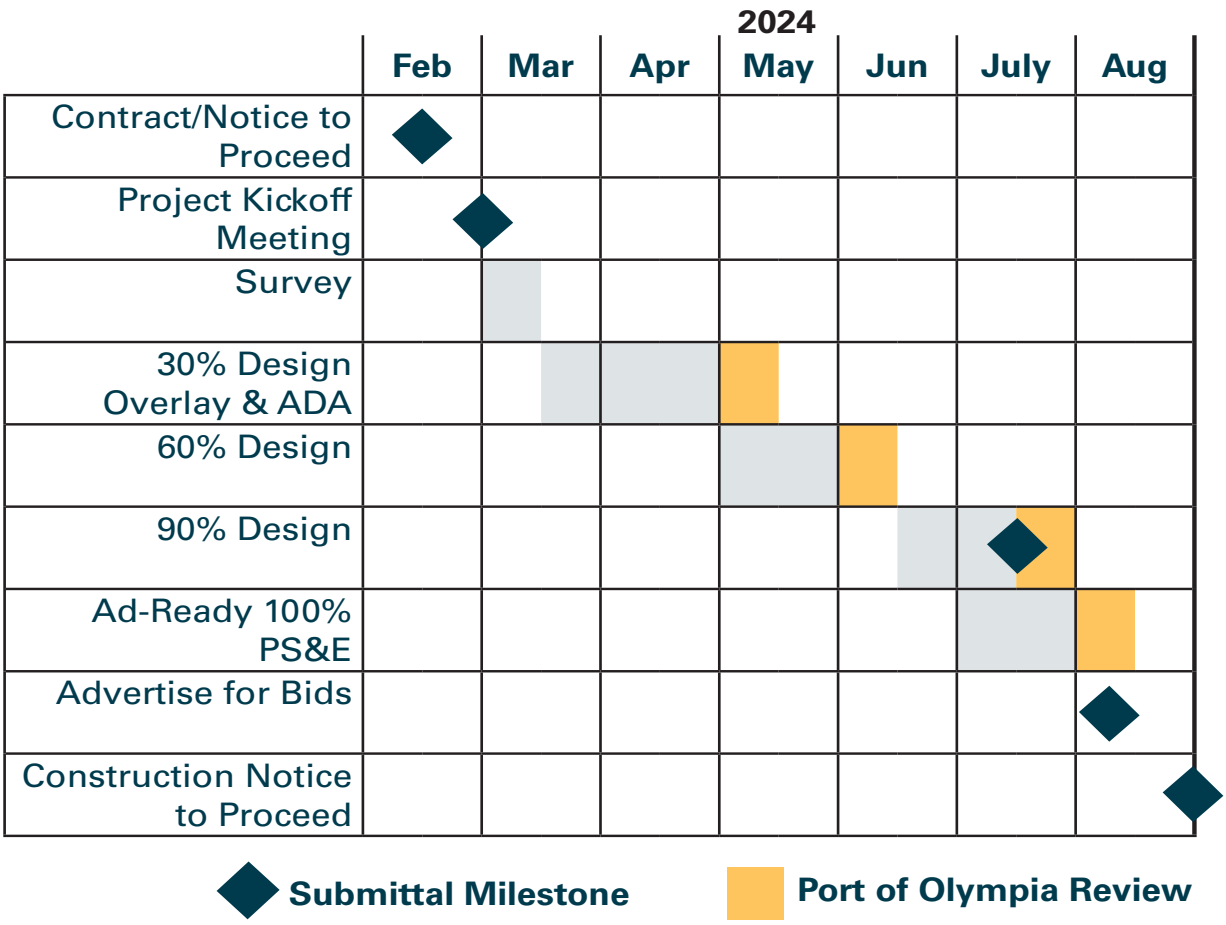
QA/QC

Skillings follows a rigorous internal QA/QC program. This starts with a clear scope of work and defined tasks. Skillings has developed internal Quality Controls in the form of model templates, internal standards, and set processes that ensure that quality is a priority at every stage of design. We complete internal Quality Assurance reviews at every stage of design, before it goes to the Port. This includes review and redlines, redline response, and verification review to ensure that comments are addressed correctly. Our Quality Assurance also includes internal construc-

tability review by senior staff that understand construction tolerances. Following our Quality Control program, we ensure that we provide quality construction plans and a quality product to the Port. Patrick, as PM, will conduct Quality Audits to verify that QA/QC is being followed and documented throughout the life of the project.

Schedule

Skillings understands that the Port would like to complete construction this year (2024). We have prepared a design schedule that demonstrates our proposed completion of the project design to allow Bid Advertisement in late summer (end of July) and the start of construction in August. We believe that this should provide an adequate number of working days for the contractor to complete the repaving prior to shut down for the winter season.



Successful Completion of Past Projects

City of Bremerton
Washington and 11th Street Imrovement

The City of Bremerton selected Skillings to provide design engineering, envrionmental, and right-of-way acquisition services for the reconstruction of Washington/11th Street from the Manette Bridge to Pacific Avenue. Skillings prepared full plans, specifications, and engineers estimate for rehabilitation of the existing roadway. The stretch of road contained safety, mobility, and service issues for which a goal was set to increase the efficiency of multi-modal traffic through the corridor. Skillings designed full width roadway reconstruction with sidewalks, bike lanes, and storm drainage improvements. Street lighting and utilities were also relocated/upgraded. After the City's review, Skillings finalized the design, specifications and estimate and prepared a construction contract for Bid Advertisement and Award.

Project Attributes

Topographic Survey and Mapping
Geotechnical Investigation
Project Management
Geometric Roadway Design
Permitting Support
Construction Management Services

Key Personnel
Patrick Skillings, Ian Lee

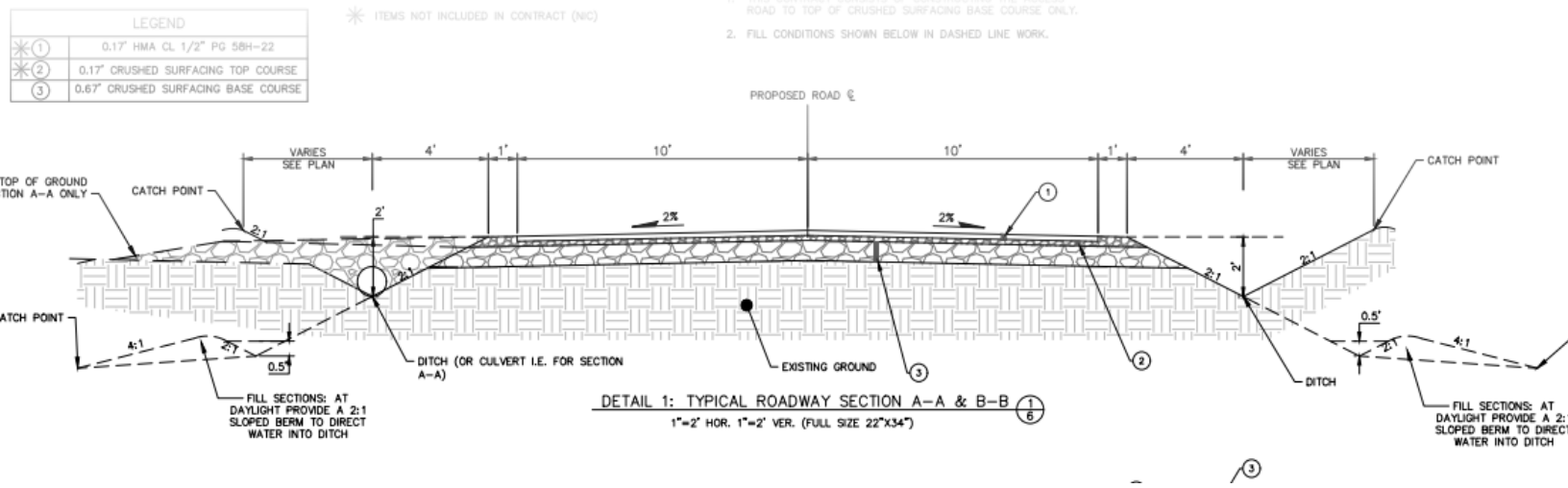
City of Yelm
Water Reclamation Facility Access Road

Skillings provided PS&E services to the city for the access road from Rhoton Road SE to an exsisting water reclamation facility. The project included design of future amenities including stormwater treatment, prefabricated restroom and shelters with drinking water and sewer connections, landscaping, security fencing and environmental review. The road also provides construction access for future upgrades to water reclamation facility.

Project Attributes

Topographic Survey
Environmental Review
Stormwater Drainage Design
Site Design
Road Reconstruction Methodology
Construction Management Services

Key Personnel
Tom Skillings, Patrick Skillings, Rynea Edwards



Successful Completion of Past Projects

City of Chehalis
Kresky Avenue Overlay

Skillings completed overlay design for Kresky Avenue for the City of Chehalis. Due to limited funds, we developed an innovative approach to complete the design in a short timeframe by utilizing existing lidar and aerial photography to develop a basemap for design. While this approach saved time and design budget, it made it difficult to identify all impacted utility lids and stormwater facility components. This project was federally funded and required completion of a NEPA Categorical Exclusion (CE) Document for approval by WSDOT Local Programs. We prepared preliminary and final plans for review by the City and developed project specifications that gave directions to the Contractor on how to deal with unknown field conditions. Construction mobilization occurred just fourmonths after the start of design and the project was successfully constructed.

Project Attributes

Roadway Design
Design and Environmental Support
Bids, Ad and Award Support
Construction Contract Administration

Key Personnel
Tom Skillings, Patrick Skillings, Ian Lee, Gerry Smith

City of Puyallup
Puyallup 10th Street

The City of Puyallup is completing a full pavement restoration on 10th Street from E Main to the south. Skillings completed pavement restoration design to repair this freight corridor, which has experienced significant pavement failure due to heavy truck traffic. Skillings also provided design for replacement of approximately 250 feet of sewer main, 450 feet of water and stormwater main in addition to repaving the roadway. Skillings' survey team conducted a topographic survey of the project area and created base maps to establish the foundation for design and right-of-way coordination. We designed a new full-width road and sidewalk on the east side of 10th St SE to meet ADA requirements and maximize available ROW for pedestrians, vehicles, and business patrons. Skillings also designed water, sanitary sewer and stormwater conveyance along the road. The project is under Bid Advertisement with construction starting in early spring 2024.

Project Attributes

Roadway Expansion and Overlay
ADA Compliant Design
Utility Design (water, sewer, storm)
Topographic Survey

Key Personnel
Patrick Skillings, Ian Lee

References

City of Bremerton - Washington and 11th Street Improvement

Nick Ataie, PE
Engineering Project Manager
City of Bremerton, Public Works and Utilities
(360) 473–2306
nick.ataie@ci.bremerton.wa.us

345 6th St Ste 600
Bremerton, WA 98337

Contract amount—$530,000

Term of the Contract/Time period in which work was accomplished
Start Date— 2019-2023 (under construction)

City of Chehalis - Kresky Avenue Resurface

Celest Wilder, CFM
Engineering Technician II
City of Chehalis Public Works
(360) 748-0238
cwilder@ci.chehalis.wa.us

350 N Market Blvd,
Chehalis, WA 98532

Contract amount—$118,559.39

Term of the Contract/Time period in which work was accomplished
Start Date— 01/16/20
Completion date—12/31/21

City of Yelm - Water Reclamation Facility Access Road

Jeff Barcott
Barcott Construction
(360) 840-5775
jeff@barcottconstruction.com

212-34 Middlefork Rd,
Chehalis, WA 98532

Contract amount—$253,996

Term of the Contract/Time period in which work was accomplished
Start Date— June 2021
Completion date— December 2023

Description of work included in Successful Completion of Past Projects section.