

PUBLIC HOSPITAL DISTRICT NO. 2 OF SNOHOMISH COUNTY, WASHINGTON
VERDANT HEALTH COMMISSION

BOARD OF COMMISSIONERS

Special Meeting AGENDA – Kruger Clinic Refresh Project

Hybrid: In-Person at Verdant Community Wellness Center and via Zoom

November 22, 2022

5:00 p.m.-6:00 p.m.

The public can participate in person at the Verdant Community Wellness Center or join via Zoom by visiting <https://us02web.zoom.us/j/89515329686> Meeting ID: 895 1532 9686 or the call-in number is 253-215-8782.

TOPIC	DETAILS	PRESENTER	TIME
I. Call to Order	---	Dr. Jim Distelhorst	5:00
II. Land Acknowledgment	---	Dr. Jim Distelhorst	5:01
III. Review of Project Timeline to Date	---	Dr. Lisa Edwards	5:03–5:08
A. NBBJ Design Presentation and Tier 3 selection	September 2021		
B. JPC Architectural Drawings Contract begins	September 2022		
C. JSH joins as new property manager and takes on HVAC replacement project	October 2022		
D. Cancellation of HVAC RFP 10/26/22-no response. As built mechanical system drawings needed.	October 2022		
E. Cost Estimator reconciliation of NBBJ cost estimate in September 2021 to October 2022	October 2022		
IV. Commissioner Decisions:			
A. Approve contract with FSI for \$50,000 (incl. sales tax) to complete mechanical drawings for HVAC repair and replacement. Contract work will begin as soon as contract is signed.	ACTION	Jim Forenza, JSH Properties	5:08-5:13

B. Select siding option for Kruger Clinic Refresh architectural drawings	ACTION	Brian Tapp, JPC architects	5:13-5:28
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OPTIONS: (excls. sales tax)

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| 1. Spot replacement of failed siding and painting -with same vertical wood siding/ Life span is 10-15 yrs (Not Recommended) | \$255,990 Est. |
| 2. Low End: Replace with corrugated metal siding (AEP Span Prestige Series)/ Life span is 25-40 yrs | \$1,169,810 Est. |
| 3. Mid-Range: Replace with upgraded metal panel siding with rainscreen (Centria Concept Series)/ Life span is 25-40 yrs | \$1,763,854 Est. |
| 4. High end: Replace with fiber cement panel siding (Nichiha Arch Block)/ Life span is 50+ yrs/10-15 year paint life span | \$1,955,776 Est. |

Discuss pros and cons including lifespan, aesthetic, alignment with interior refresh of building, and occasional repainting.

C. Select window replacement	ACTION	Brian Tapp, JPC architects	5:28-5:38
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OPTIONS: (excls. sales tax)

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| 1. Replace 25 of windows with broken seals (Estimate based on size, location and type) | \$14,000 Est. |
| 2. Replace all windows in the building insulated Vinyl | \$312,058 Est. |
| 3. Replace all windows in the building insulated Aluminum | \$375,008 Est. |

D. Replacement of five exterior wood doors for suites with Aluminum doors	ACTION	Brian Tapp, JPC architects	5:38-5:55
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E. Set timeline and conditions for General Contractor RFP	ACTION	Dr. Lisa Edwards	5:55-6:00
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ADJOURN

6:00 PM

Notes:

Decision A needs to happen to re-let the HVAC replacement RFP and secure bids

Decisions B, C, and D are for design purposes so that the architects can complete the drawings. The actual cost for the siding will only be incurred after the General Contractor RFP process and contract is signed. This RFP is currently slated to launch in June 2023 with the contract being signed in September 2023. Most of the work will occur in 2024 fiscal year.