

MEMO

To: Cecilia Gilbert, Connect Oregon Program Manager
Erik Havig, Statewide Policy and Planning Manager
Oregon Department of Transportation, Connect Oregon Program

From: Brad D. Baird, P.E., President

Subject: **Treasure Valley Reload Center, Project Budget Summary**

Date: January 5, 2021

Job/File No. 1199-680-02

cc: Greg Smith, Officer to the Board, Malheur County Development Corporation (MCDC)

This memo provides a summary of the current estimated total project costs for the Treasure Valley Reload Center (TVRC) project in Malheur County, just north of Nyssa, Oregon. For clarity, the total estimated project costs outlined herein assume the public bid process, using prevailing wages, is utilized to procure contractors to complete the needed improvements.

Currently the MCDC is planning to complete the needed improvements in four separate phases. This approach will allow similar work to be included in each phase and will allow the opportunity to separate the overall project into smaller parts with the hope of attracting more contractors to submit bids for the project. The four anticipated contracts are as follows:

- Earthwork and Culverts March 2021 through October 2021 (8 months)
- Rail Ballast and Rails July 2021 through October 2021 (4 months)
- Roads, Utilities, Wetland Mitigation August 2021 through April 2022 (9 months)
- Building, Dock, Equipment September 2021 through May 2022 (9 months)

The four contracts outlined above will allow work to occur on different portions of the site concurrently, helping to achieve final project completion by May 2022 so the facility can be ready for the main shipping season in the summer of 2022.

At this time, detailed cost estimates have been prepared for the first two of the four contracts noted above. These cost estimates are provided hereafter including a 10 percent construction contingency.

ESTIMATED TOTAL PROJECT COST

Detailed Estimates with a 10 percent Construction Contingency

Rail Construction	\$ 9,053,500
Earthwork and Culverts	<u>\$ 6,151,500</u>
Subtotal	\$ 15,205,000

Other Construction Items

Building and Dock	\$ 6,000,000
Roads and Dry Utilities	\$ 975,000
Water/Sewer Utilities	\$ 425,000
Construction Contingency	<u>\$ 725,000</u>
Subtotal	\$ 8,125,000

Other Project Costs

Design and Construction Engineering	\$ 1,400,000
Land Purchase	\$ 845,000
Equipment	<u>\$ 425,000</u>
Subtotal	\$ 2,670,000

Total Estimated Project Cost **\$ 26,000,000**

The above estimated costs for water and sewer include only the water and sewer facilities necessary to serve the TVRC on-site structure. The water and sewer estimated costs do not include extension of the water and sewer utilities from the site to the City of Nyssa. The above items represent the needed facilities to bring the proposed TVRC facility to a fully operational status ready to be placed into service by the summer of 2022.



Brad D. Baird, P.E., President
Anderson Perry & Associates, Inc.



Greg Smith, Officer to the Board
Malheur County Development Corporation

BDB/cd