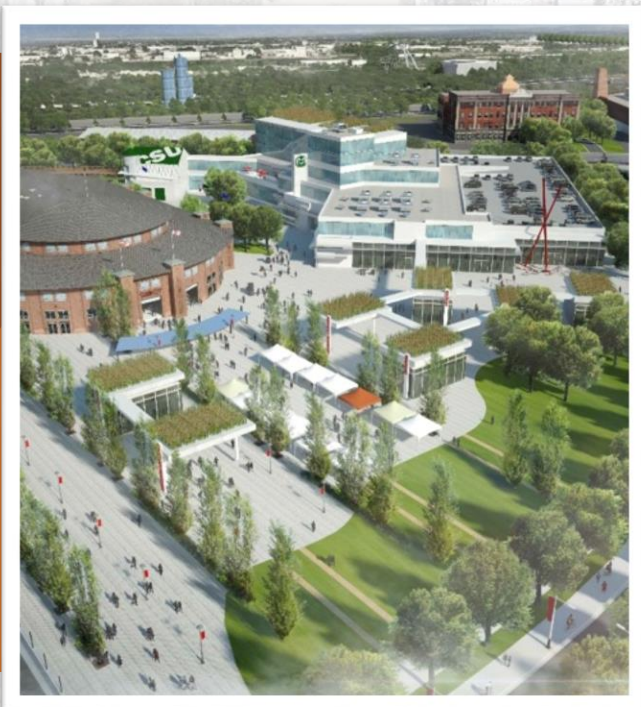




LAND USE, TRANSPORTATION AND INFRASTRUCTURE COMMITTEE MEETING

July 10, 2018

IMAGINE. DISCOVER. CULTIVATE.



AGENDA

Program Overview

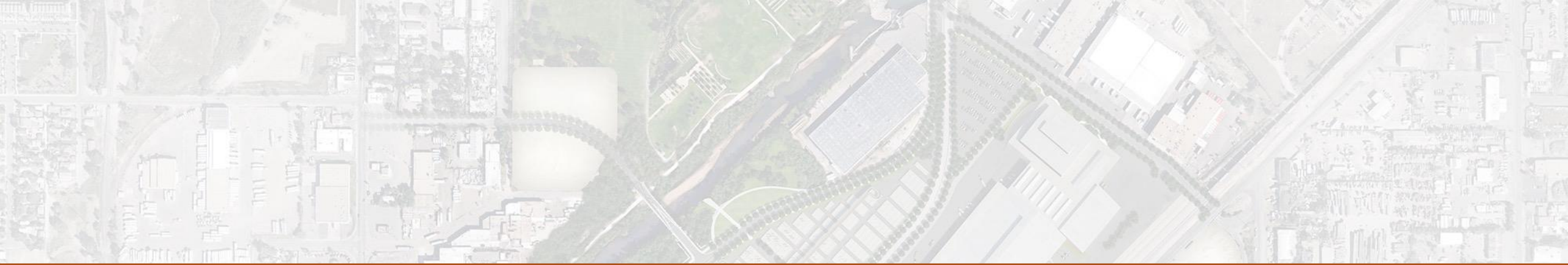
- Milestones
- NWC Site Plan
- Land Acquisition
- Program Controls
- Communications

Procurements & Construction Update

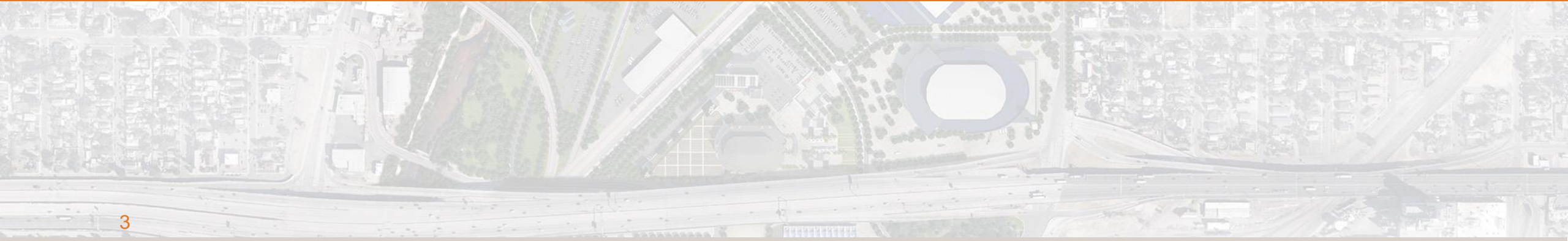
- Work Underway
- Active Procurements
- Future Procurements

NWC Initiatives

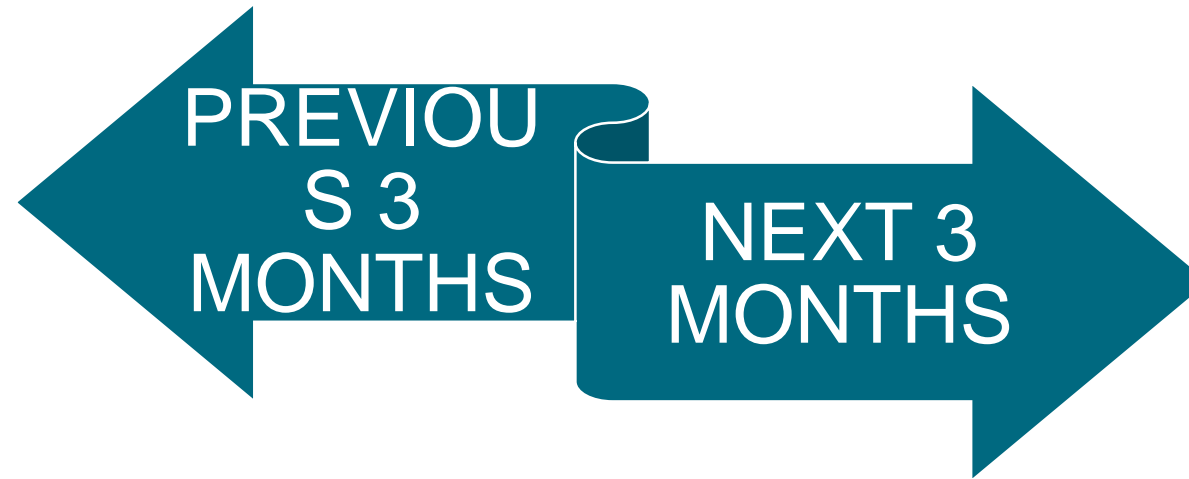
- Workforce Pilot Programs
- Campus Energy Update
- Metro Wastewater Partnership
- Triangle @ National Western Center



PROGRAM OVERVIEW



MILESTONES



- Onboarding of Horizontal Designer, Horizontal Integrated Construction Contract and Denver Rock Island Rail Consolidation Design
- Maintenance & Operations Facility Designer - recommended award pending City Council approval
- Metro Wastewater Term Sheet

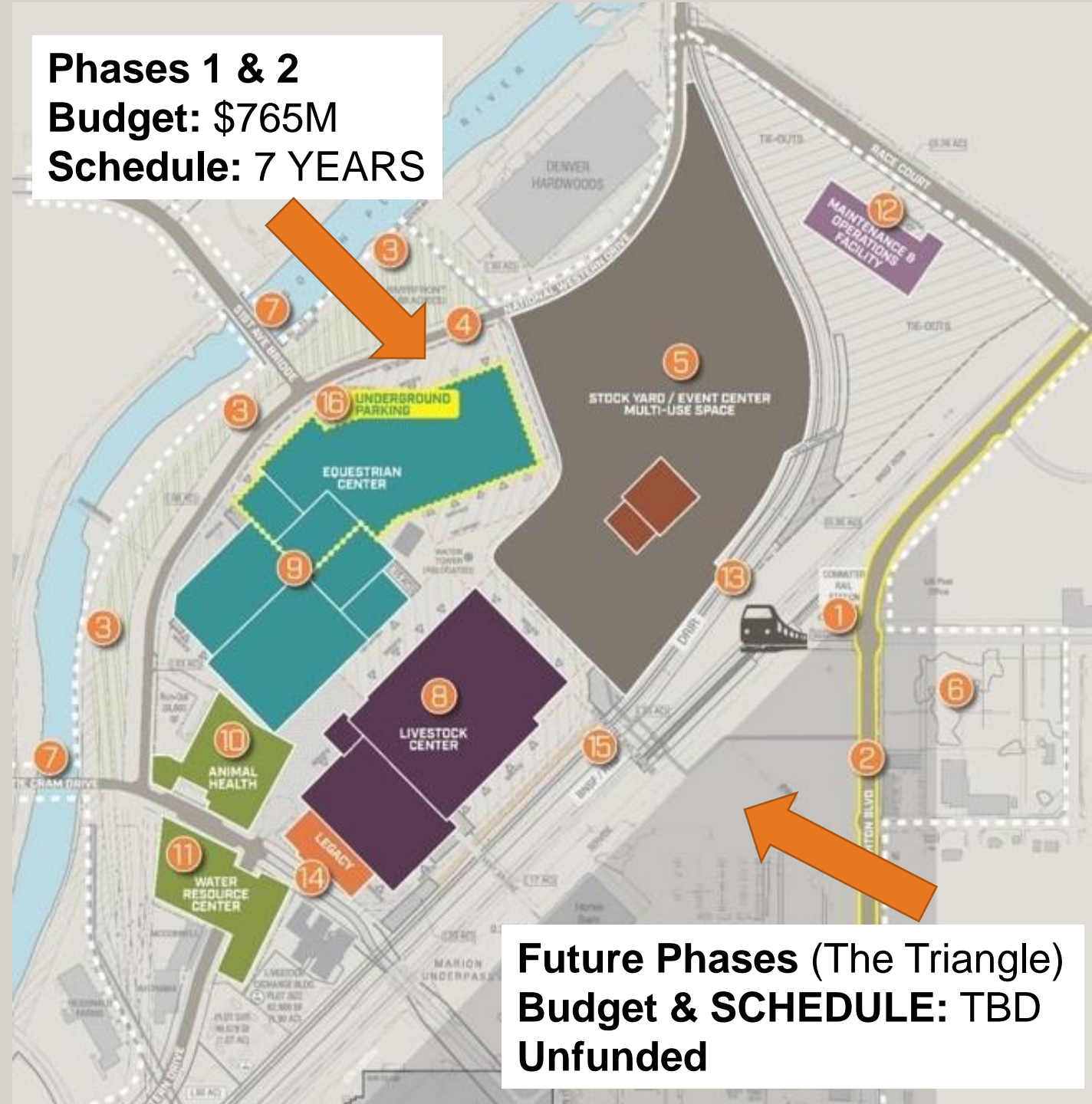
- Campus Energy RFP responses due August 15th
- Stockyards and Stockyard Event Center Design RFQ responses due July 31st
- 1909 Market Feasibility Study Completion



NWC SITE PLAN

1. RTD Transit Station
2. Brighton Blvd. – 47th to Race Court
3. South Platte Riverfront
4. New National Western Drive
5. Stock Yard/Event Center Multi-Use Space
6. Campus-Related TOB
7. New Bridges Near 48th & 51st Avenues
8. Livestock Center
9. Equestrian Center
10. CSU Animal Health Facility
11. CSU Water Resources Center
12. Maintenance & Operations Facility
13. DRIR Rail Corridor
14. WSSA Legacy Building
15. Pedestrian Bridge
16. Underground Parking

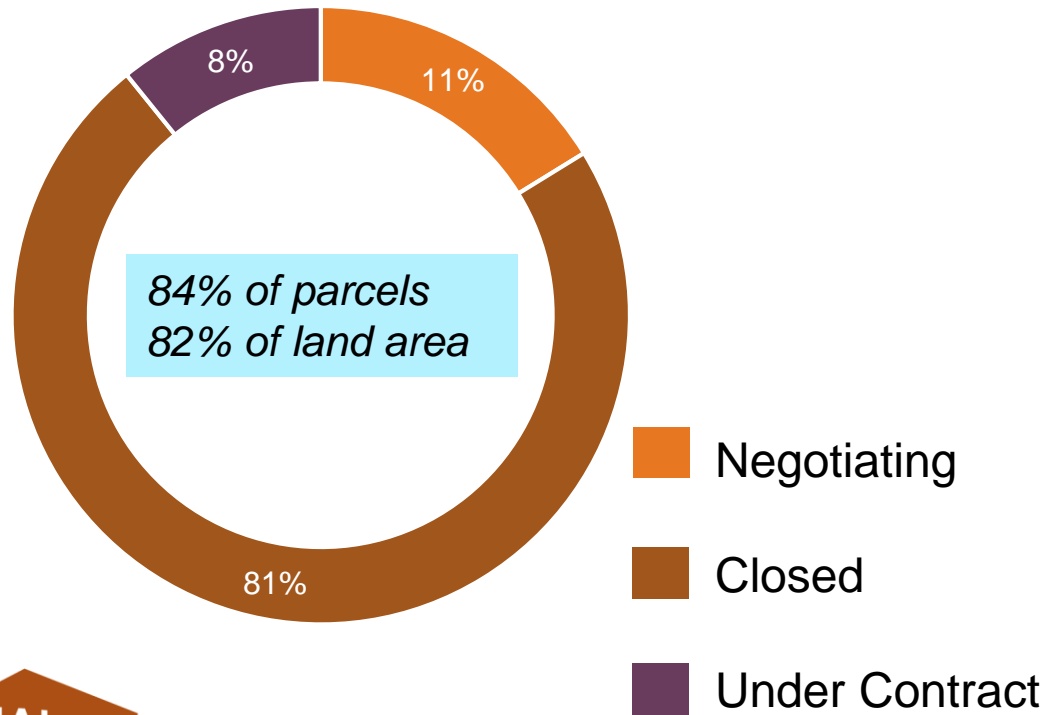
Phases 1 & 2
Budget: \$765M
Schedule: 7 YEARS



Future Phases (The Triangle)
Budget & SCHEDULE: TBD
Unfunded

LAND ACQUISITION UPDATE

Third Party Number Of Parcels Under Control (Excludes CDOT Land)



DATE	NUMBER OF PRIVATE PARCELS (38 TOTAL) UNDER CONTROL
Dec 2015	3
Mar 2016	8
Jun 2016	12
Sep 2016	15
Dec 2016	17
Mar 2017	23
Jun 2017	29
Sep 2017	30
June 2018	32

PROGRAM CONTROLS: CAPITAL BUILD PHASE 1 &

2



NATIONAL WESTERN CENTER

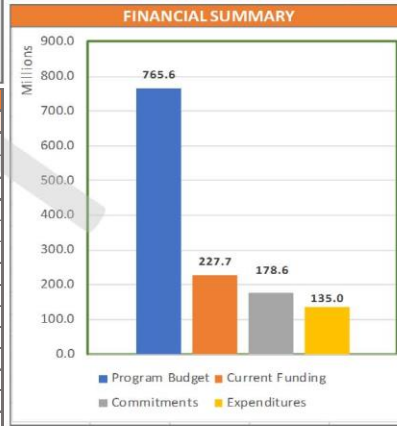
Program Status Report

May-2018

DRAFT

ACCOMPLISHMENTS	
Overview: - HSS&E: No incidents recorded - NWC Program is 20.8% complete - NWC Program is on schedule, SPI is 1.00 - NWC Program is on budget, CPI is 1.00	Horizontal: - Continued Land Acquisition - 82% complete - Continued DRIR Rail negotiations - Initiated HIC Contract City Council process - Conducted Horizontal On-Boarding Sessions
Site-Wide: - Optimized location of Stockyards Events Center - Received ROCIP insurance quotes; in review - Continued Historical resources evaluation	Vertical: - Completed deconstruction of 4701 Brighton - Initiated procurement - Maintenance & Ops Bldg - Continued planning SYEC / Stockyards Event Cntr - Planned RFQs - Livestock/Equestrian Cntr

KEY PERFORMANCE INDICATORS	
Description	
Health , Safety, Security, and Environment	
Cost	
Schedule	
Design	
Community	
ReNEWW	
Concurrent Operations	



4701 Brighton Blvd Deconstruction

MAJOR CONTRACTS AND PROCUREMENT STATUS				
	Vendor	Description	Date	Amount
Recent Awards	Merrick	Horizontal Design	Feb 2018	\$ 25,000,000 *
	Wilson & Co	DRIR Rail Consolidation	Mar 2018	\$ 2,190,687
	Hensel Phelps Const.	Horizontal Integrated Construction	Jun 2018	\$ 275,000,000 *
In Process	S.E.H.	Maintenance and Operations Bldg Design	July 2018	In Negotiation
Projected	TBD	Stockyards Event Cntr/Stockyards - Design	Q3 2018	TBD
	TBD	Stockyards Event Cntr/Stockyards- CM/GC	Q3 2018	TBD
	TBD	Equestrian Cntr/Parking Garage - Design	Q4 2018	TBD
	TBD	Equestrian Cntr / Parking Garage - Const	Q4 2018	TBD
	TBD	Livestock Center - Design	Q1 2019	TBD
	TBD	Livestock Center - Construction	Q2 2019	TBD
	TBD	Main Campus Plaza - Design	Q1 2019	TBD

* Capacity
Brighton Blvd Near Race Court

Budget, Commitments, and Cost by Project WBS

Portfolio /Project WBS	Program To Date			PROGRESS/PERFORMANCE		
	Budget	Commitment	Cost	Percent Complete	CPI	SPI
Planning and Design Studies	5,750,000	5,053,309	2,135,891	47.8%	1.00	1.00
Horizontal	373,896,641	157,860,999	124,846,763	39.4%	1.00	1.00
Vertical	307,399,603	2,013,009	672,696	1.1%	1.00	1.00
Program Wide	78,503,756	13,682,244	7,310,654	7.4%	1.00	1.00
Total Program	765,550,000	178,609,561	134,966,004	20.8%	1.00	1.00

KEY SCHEDULE MILESTONES

Activity/ Milestone	Baseline Finish Date	Current / Actual Finish Date
Program Substantial Completion	05/10/23	05/10/23
Brighton Blvd - Construction Completion	11/26/18	11/21/18
Stockyards South & SYEC Pad Ready	09/06/19	10/07/19
Maintenance & Operations Bldg Renovation	11/06/19	11/06/19
Stockyards North Pad Ready	07/21/20	08/21/20
Equestrian Center Pad Ready	12/28/20	01/13/21
Livestock Arena Pad Ready	05/28/21	05/28/21
Livestock Hall Pad Ready	09/26/21	09/26/21
CSU WRC Pad Ready	09/27/19	10/23/19
CSU Animal Health Building Pad Ready	11/21/19	12/17/19
Legacy Building Pad Ready	05/28/21	05/28/21



COMMUNICATIONS: TEXT & WEBSITE

Text Update: over 1,200 signed up in 3 months of being "live"

BE IN THE KNOW! RIGHT ON YOUR PHONE!

Enter your phone number in the form below to receive text message updates on your phone

RECEIVE OUTREACH AND EVENT NEWS VIA TEXT MESSAGE

[Sign Me Up!](#)

Powered by [Mobiniti](#)

By participating, you consent to receive recurring autodialed SMS/MMS promotional messages. No purchase required. Msg&data rates may apply. Reply HELP for help, STOP to end.

DATA HUB

- THE TRIANGLE
- CAMPUS ENERGY
- AUTHORITY BOARD
- 2018
- 2017

2018 CONSTRUCTION NOTICE DEMOLITION : 06.29.18 [DOWNLOAD](#)

AUTHORITY BOARD MEETING MINUTES 05.31.18 [DOWNLOAD](#)

MANTÉNTE AL DÍA DESDE TU CELULAR

TEXTEA LA PALABRA CONSTRUCCIÓN 64600 PARA información de cierre de calles y construcción

TEXTEA LA PALABRA NOTICIAS 64600 PARA información de eventos y noticias para la comunidad

NATIONAL WESTERN CENTER

IMAGINA. DESCUBRE. CULTIVA.

DEMO PACKAGES 1 & 2 (June - September 2018)

- 4716 Baldwin Ct.
- 4880 Baldwin Ct.
- 4887 Baldwin Ct.
- 1850 E. 47th Ave.
- Baldwin Court Accessory Structures and Fences
- 5130 Franklin St.
- 5000 Packing House Rd. (Windscock)
- 4880 Packing House Rd.

JUNE 29, 2018 CONSTRUCTION NOTICE – DEMOLITION UPDATE

Abatement and demolition operations will occur at the National Western Center from late June 2018 to September 2018. Increased construction



COMMUNICATIONS: PROCUREMENT OPPORTUNITIES

PROCUREMENT

The National Western Center is committed to engaging the business community in procurement opportunities as the project develops. The project is currently led by the City & County of Denver and therefore will follow all existing City processes and procedures for procurement.

CURRENT PROGRAM OPPORTUNITIES

- Stockyards and Stockyard Event Center – [RFQ for Design Services](#)
- Please visit our [Construction](#) page to view bid opportunities within awarded contracts.
 - [Integrated Demolition Contract Subcontractor Bid Opportunities](#)
 - [Colorado State University NWC Campus Opportunities](#)
 - [Western Stock Show Association NWC Campus Opportunities](#)

CLOSED PROGRAM OPPORTUNITIES

1. Maintenance & Operations Facility Renovation RFQ – Closed
 - [SEH, Inc.](#) – Recommended award, pending City Council approval.
2. Western Stock Show Association – Project Management Services – Closed
3. Colorado State University – Water Resources Center – Closed

PROJECTS AND OPPORTUNITIES

CSU FACILITIES

BRIGHTON 47TH – RACE

INTEGRATED DEMOLITION

PLACEMAKING

WESTERN STOCK SHOW ASSOCIATION

RESOURCES

Here are some helpful links to help you start the process:

- [Work4Denver](#)
- [Contractor's Prequalification](#)
- [Denver Purchasing Division](#)
- [Office of Economic Development – Get Certified!](#)
 - [DSBD Letter of Intent – How to Fill Out](#)
 - [DSBD – M/WBE Common Errors – Helpful Tips](#)
- [Supporting Program Documents – Data Hub!](#)

Additional information will be provided on this site about the program as it becomes available.

VENDORS & SUPPLIERS

Vendors and suppliers play an important role in our program and we thank you for your interest. All vendor and supplier applications are processed through the [Denver Purchasing Division](#), which offers

#1 Most Viewed Page





PROCUREMENTS & CONSTRUCTION UPDATE



WORK UNDERWAY

Campus Placemaking

MIG, Inc.

- Design
- M/WBE Goal of 24%

Design and guidelines for public spaces, campus character, cultural plans, etc.

Integrated Demolition

Saunders Construction

- Integrated Construction
- M/WBE Goal of 18%

Property management, demolition, abatement & site remediation

Brighton Boulevard - 3

Kiewit / Hamon

- Integrated Construction
- M/WBE Goal of 14%

Widening of Brighton Blvd. for added lanes, walking, cycle, amenity zones & Race Ct. bridge

DRIR Railroad

Wilson & Company

- Design
- M/WBE Goal of 14%

Consolidation of the Denver Rock Island Railroad & replacement maintenance facility

Maintenance & Ops

SEH, Inc.*

- Design
- M/WBE Goal of 30%

Renovation of existing building. Office/shop space, high bay vehicle maintenance, etc.

Horizontal Portfolio

Merrick & Company

- Design
- M/WBE Goal of 23%

Design services to enable the horizontal portfolio for the campus development

Horizontal Integrated

Hensel Phelps

- Integrated Construction
- M/WBE Goals assigned to each work order

Task and work order-based construction services to enable the horizontal portfolio

* SEH is the recommended award pending City Council Approval



ACTIVE PROCUREMENT

Stockyards & Stockyard Event Center - Design

Open Procurement

- DESIGN
 - M/WBE Goal of 30%
 - RFQ released 6/29/18
 - RFQ responses due 7/31/18
- Engineering and architectural services for the 20-acre NWC Stockyards and 43,000 SF Stockyard Event Center



FUTURE PROCUREMENTS

Maintenance & Ops Facility Renovation Construction

CM/GC

RFQ: July 2018
Est. RFP: August 2018

Construction of the Maintenance and Operations Facility. Renovations include:

- Maintenance and Vehicle Shops with Yard
- Equipment and Material Storage
- Cattle Tie Out Areas for Annual Stock Show

Stockyards & Stockyard Event Center Construction

CM/GC

RFQ: July 2018
Est. RFP: Sept. 2018

Construction of the Stockyard and Stockyards Event Center, including:

- 20 acres of Stockyards with 800+ removable pens
- Catwalks and building terraces
- Multi-use events and festival space during non-Stock Show times
- Stockyards Event Center facility, including a 1000-seat Arena with 2 show rings and a 600-seat Auction Arena

Equestrian Center & Parking Garage Design & Construction

DESIGN

RFQ: Sept. 2018
Est. RFP: Nov. 2018

CM/GC

RFQ: Nov. 2018
Est. RFP: Dec. 2018

Design & Construction of the Equestrian Center and Parking Garage, including:

- 4,500 Seat Event Center
- 500 Equestrian Show Arena
- 700-800 stall Horse Barn
- Two Paddocks and Covered Open-Air Warm Up areas
- 1,050 car Parking Garage

Livestock Center Design & Construction

DESIGN

RFQ: Early 2019
Est. RFP: Mid 2019

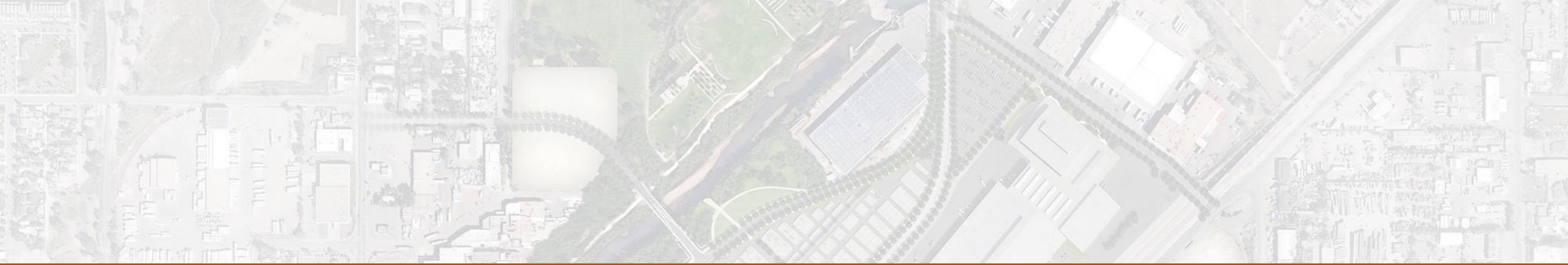
CM/GC

RFQ: Mid 2019
Est. RFP: Fall 2019

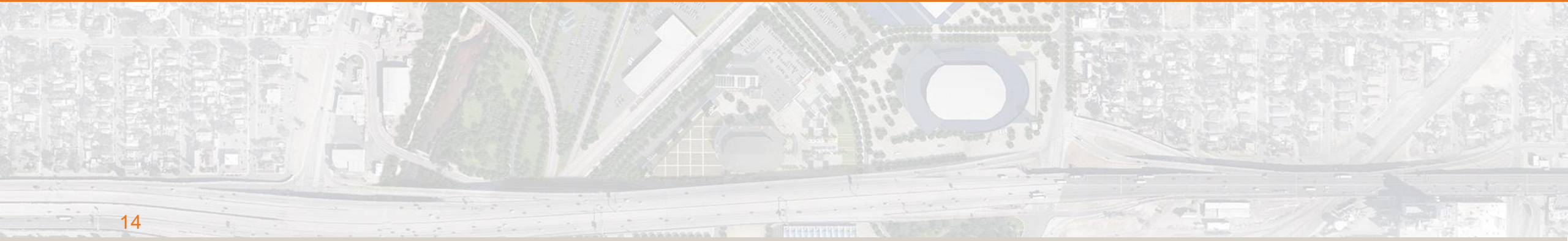
Design & Construction of the Maintenance and Operations Facility Renovation, including:

- Maintenance and Vehicle Shops with Yard
- Equipment and Material Storage
- Cattle Tie Areas for Annual Stock Show





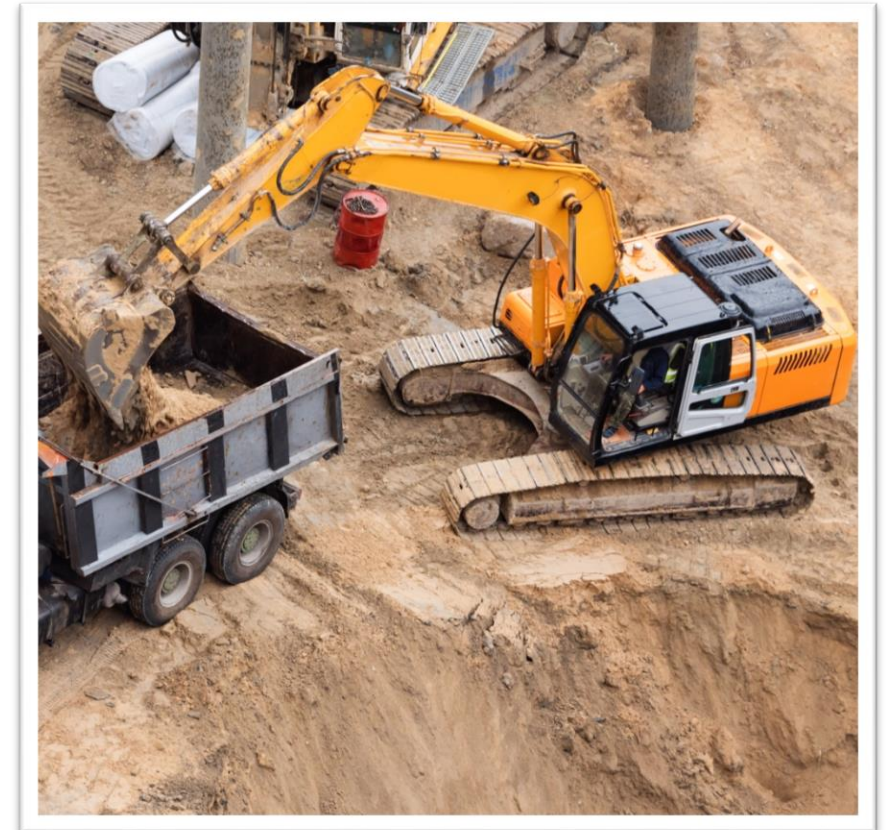
NWC INITIATIVES



WORKFORCE

HORIZONTAL INTEGRATED CONTRACT (HIC) PILOT

- Efforts To Date:
 - June 25th – HIC contract signed
 - July 9th – Workforce Kick-off meeting
- Next steps:
 - Work with contractor, Hensel Phelps, to create guidelines and 5-year program for Workforce Coordinator to support outreach efforts to targeted areas and populations
 - Develop HIC coordination with WORKNOW
 - Develop matrix for pilot baseline data



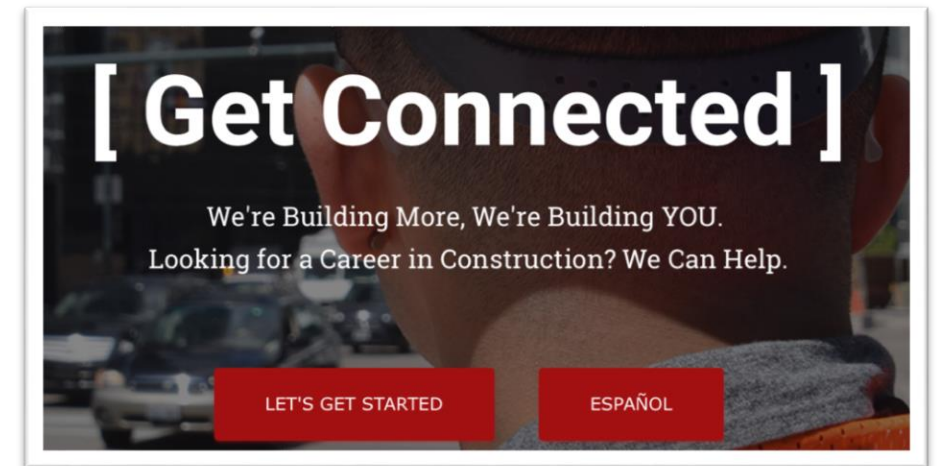
WORKFORCE

WORKNOW PILOT CONTRACT

The National Western Center Program and its partners will contribute \$550,000 to WORKNOW over the course of five years to support outreach efforts to targeted areas and populations.

NWC contract with WORKNOW will provide:

1. WORKNOW partner services
2. Training to provide workers with advanced skillsets to meet anticipated vertical building trade needs including carpenters, electricians, and HVAC technicians
3. Bilingual WORKNOW liaison with NWC, supporting outreach and access to WORKNOW services



METRO WASTEWATER PARTNERSHIPS

DELGANY INTERCEPTOR RELOCATION

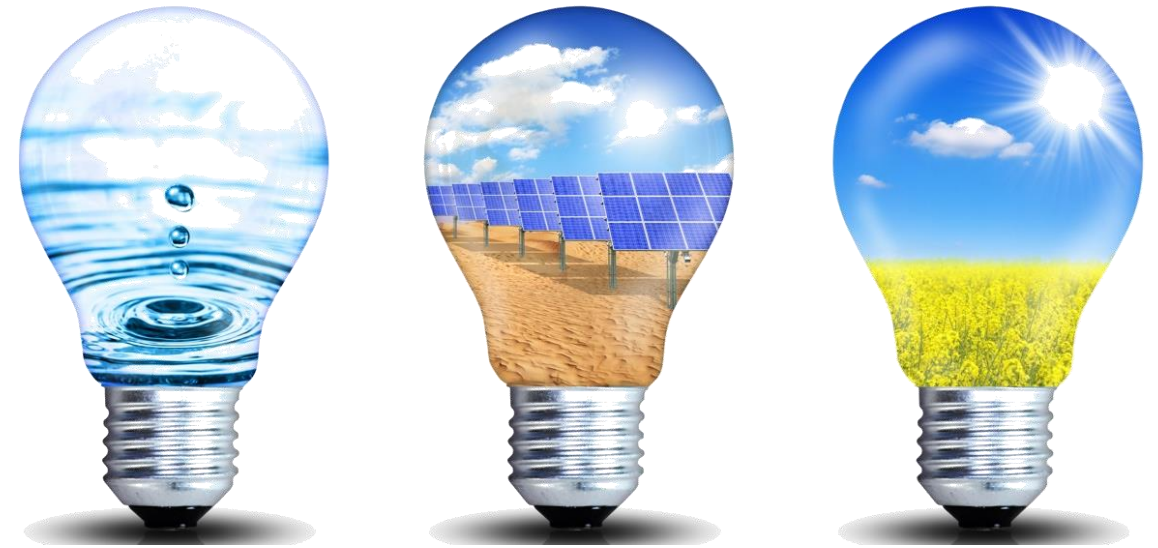
- December 2016: NWCO signed MOU with Metro Wastewater
- July 2017: Delgany / Sewer Heat Recovery Study completed
- March 2018: Technical Memo and Cost Estimate
- June 2018: Term sheet to summarize terms and conditions for pipeline relocation and burial and biofilter for odor control
- September / October 2018: IGA for Metro Wastewater Board and City Council approval



CAMPUS ENERGY UPDATE

MEETING NWC ENERGY GOALS THROUGH PARTNERSHIPS

- Goal: seek a construction and financing partner to optimize NWC campus energy toward creation of a Zero Energy District focusing on solar and sewer heat recovery
- Request for Qualifications (RFQ) yielded responses from seven highly-qualified national and international teams
- Request for Proposals (RFP) includes a Community Collaboration proposal where responders specify how they can serve the broader community



NWC STRATEGIC PARTNERSHIPS AND CAMPUS WIDE SERVICES

Campus Wide Partnership	Horizontal Priority	Vertical Priority	NWCO Sponsor	Project Manager
Energy	1	1	Brad Dodson	Barb Frommell
Water (Denver Water)	1	2	Brad Dodson	Barb Frommell
Wastewater (Metro)	1	N/A	Brad Dodson	Barb Frommell
IT Infrastructure	1	2	Brad Dodson	Eric Shafran
Concessions (Food, Beverage, Retail)	3	2	Brad Dodson	Eric Shafran
Wayfinding, Signage, Advertising	2	3	Brad Dodson	Barb Frommell



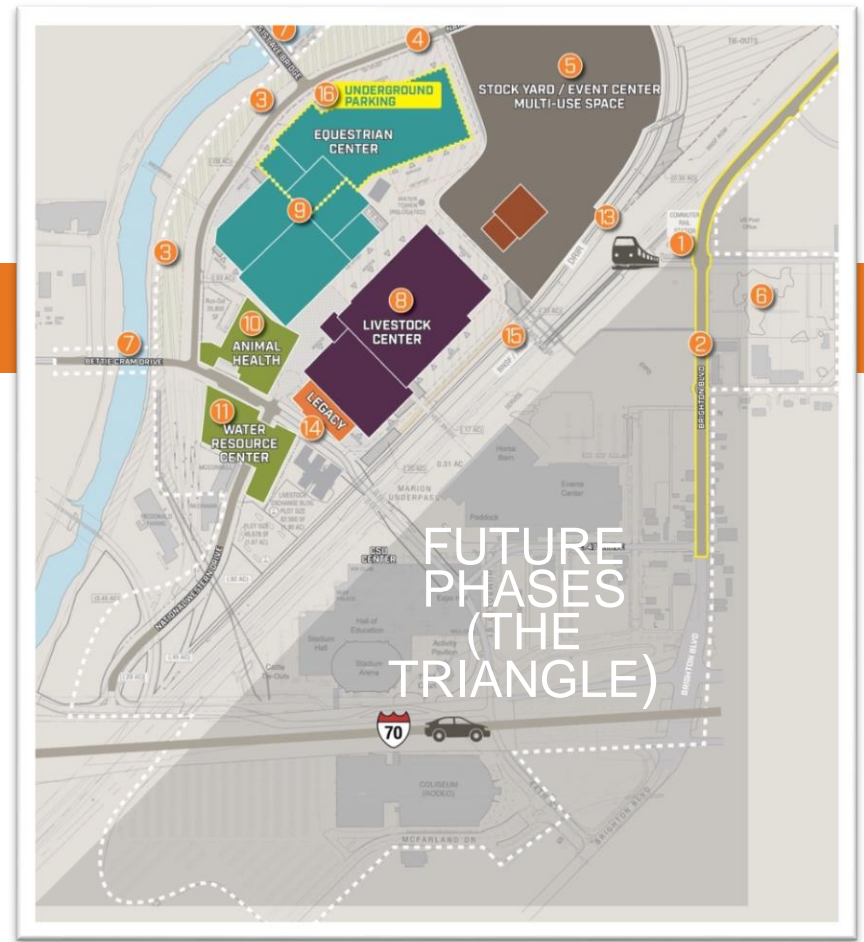
THE TRIANGLE

FUTURE PHASES FOR THE CAMPUS

Four Required Assets:

- Redeveloped 1909 Historic Building
- New 10,000-Seat Arena
- New Expo Hall
- Supporting Structured Parking

Additional supporting development to activate the campus year-round



Estimated Procurement Timeline:

2018 3rd Quarter

2018 4th Quarter

2019

PBI Coordination

RFQ Issued

RFP Issued

Community / Citizens Advisory Committee Outreach





THANK YOU!



www.nationalwestern.com