

Project Owner

South West Region School District
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The Project

The New Stuyahok K-12 School Project, located at New Stuyahok, Alaska is a new two-story building with approximately 47,200 gross square feet of educational space located on a new site. The site is about 300 air miles from Anchorage and requires careful shipping and logistics planning as material must be air freighted or barged 60 miles up the Nushagak River which is not accessible during winter months. The school facility today in New Stuyahok is at 190% capacity and in need of major repairs. The new school will service 170 students with growth to 250 in the future and house elementary grades on the first floor and high school student classrooms on the second floor. Occupancy is scheduled for fall 2008.

Bid Statistics

Three of the Anchorage firms registered as prime bidders on AEPlans submitted qualifying bids. Additionally, of the 150 interested parties listed on the website, more than 85 sub-contractors and suppliers from 22 States as far away as Texas, New Jersey and Ontario, Canada reviewed and obtained project documents electronically. 10 Plans Rooms also downloaded the project for distribution to their members.

This full services school was tendered with seven alternatives including a fuel oil pipeline; playground furnishing; outdoor basketball court; landscaping; acoustical wall panels; additional gym equipment and an exterior siding option. The final bid, including all alternatives, came in more than \$4 million lower than the engineer's conservative estimate and building contingency.

Project Estimate was \$25,058,418

Low Bid was \$20,420,000

With All Alternatives Included Awarded Bid was \$4,638,418 Below Estimate

The Benefits Derived from Use of AEPlans

Dale Smythe, the Project Manager, said, "there was a lot of interest from outside of the northwest area and this helped facilitate a tight competitive bid environment from suppliers and subs." Dale expressed how smoothly the process had gone, with fantastic technical support during the initial installation and training. The preparation of the electronic image files was done by each discipline and presented no problem, as it was the same set-up used to plot files. The creation of electronic addenda files proved very useful as these can now be used for conform sets after the award.

As Director of Facilities and Maintenance for the 8 schools located within the 22,000 square miles in the South West Region School District, Rick Dallmann is constantly looking for cost-effective ways to maximize the District's funding dollars. "We would have expected to pay \$20,000 - \$25,000 providing paper sets for this project", stated Mr. Dallmann. "Posting electronically on AEPlans saved about \$16,000 and made it easy for the sub-contractors and suppliers to pick just those files they needed from the AEPlans website." Being able to post the full size addenda drawing instead of just the detail section proved beneficial, and the automatic addenda process guaranteed that everyone got the whole project.

The South West School District has over 670 students. Of the eight villages located in the region only one village accessible by road; the others can only be reached by air or by river. School District offices are located in Dillingham AK about 50 air miles from New Stuyahok. Mr. Dallman has worked with Alaska's remote communities for 25 years. With the good results on this project, he expects the new Koliganek school construction and other major maintenance projects to be distributed through AEPlans when those projects are ready for tender.

USKH is a complete service firm providing all architectural, engineering, planning and land surveying services employing 180 personnel. Founded in 1972, the firm is headquartered in Anchorage, with additional AK offices in Fairbanks, Juneau, and Wasilla. Other northwest offices are located in Spokane, Ferndale and Walla Walla, WA and Lewiston, ID.