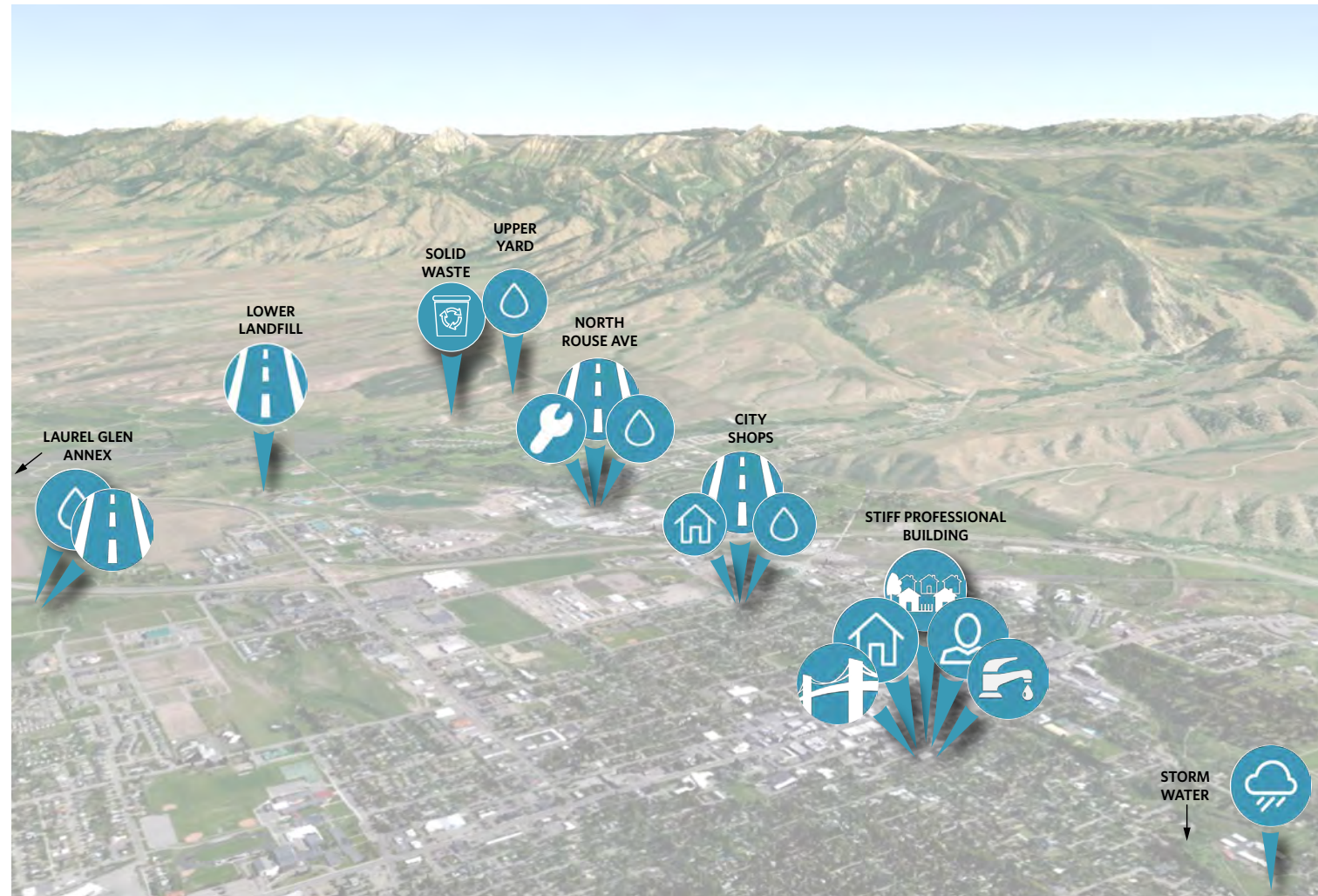




BOZEMAN^{MT}

Public Works Facilities Master Plan

City of Bozeman

Bozeman, Montana

December
2020

HDR

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Section 1 - Executive Summary

1.1 Executive Summary

Introduction

This section presents a summary of the projected needs, planned growth, and facility recommendations for the Public Works Department, including the **Public Works Administration, Engineering, Water Conservation, Stormwater Administration, Water & Sewer, Streets**, and **Solid Waste** divisions, as well as the **Community Development** and **Facilities Departments**. This information shared will provide recommendations for immediate, short-term, and long-term facility goals. The Public Works Facilities Master Plan was generated by evaluating the existing property utilized, facility functional condition, staffing projections, vehicles and equipment projections, and the growth trends for the City of Bozeman. Please note this Master Plan **does not include the Water Treatment Plant or the Water Reclamation Facility**. The Master Plan will provide a concept design and project budget for each of the recommendations identified in the report. The City will be able to utilize this report as a vision and plan to identify and budget for future facility projects within Public Works.

Immediate Goals 1-5 Years

- Temporary office space for Public Works staff.
- Facilities Business Plan (Facilities Manager).
- Covered storage for equipment.
- Expanded, enclosed, heated vehicle parking.

Short-Term Goals 5-10 Years

- Consolidation of staff and operations at one facility.
- Better shared spaces for the staff.
- Adequate truck washing facilities.
- Additional repair and shop spaces.

Long-Term Goals 10-20 Years

- Well-planned new facilities that are safe and secure.
- Cleanup of environmental issues on sites.
- Office and crew space for future expansion.
- Covered storage for equipment.
- Expanded, enclosed, heated vehicle parking.



1.2 Executive Summary - Space Needs Program

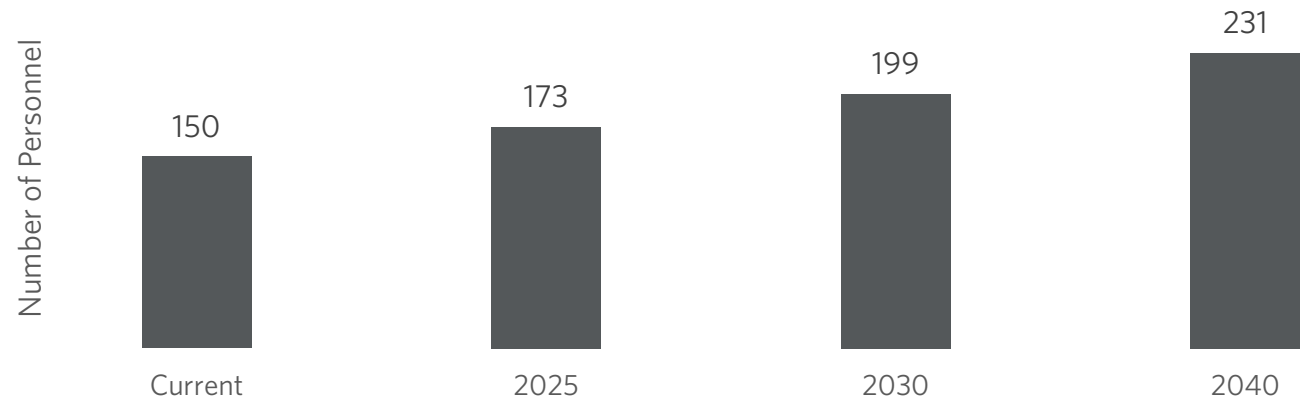
Staffing Growth

The City of Bozeman is experiencing significant growing pains. The population is growing because of the great community, economy, recreation, and education environment in and around Bozeman. Since 1990 the population has more than doubled to nearly 50,000 people. Over the past 30 years, the Public Works Department has remained the same size but has seen some reorganization of its Divisions. This included a new Stormwater Division and the addition of a fleet maintenance building. The Public Works Department is responsible for growing the City's infrastructure to accommodate the population increase including roadways, storm lines, and sewer lines. Staffing is a priority to maintaining this new and old infrastructure as Bozeman continues to grow. Some estimates are stating that the population could double by 2040.

The need for additional staff to get Public Works to a “right size” is paramount to the success and support of Bozeman. This growth in staff will continue as Bozeman continues to grow over the next 20 years.

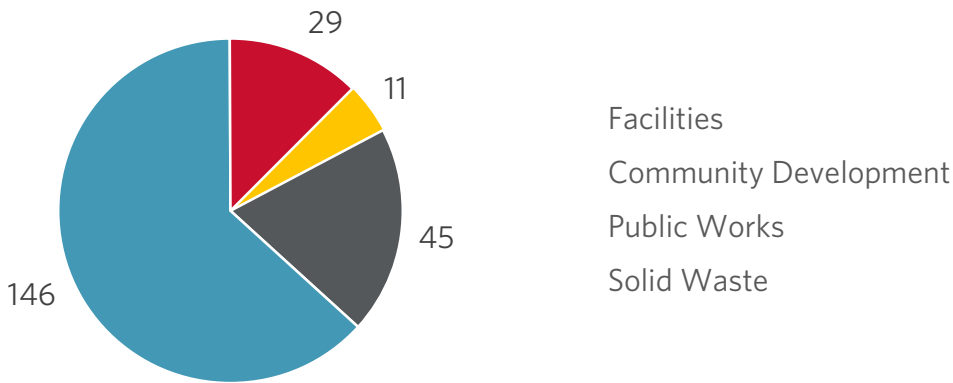
Below is a chart estimating the projected growth in **Staffing** for all of the Divisions as well as a chart displaying how the staffing will be distributed among the Departments:

Total Staffing Projections



Public Works (Excluding the Water Treatment Plant & Water Reclamation Facility staff), Community Development & Facilities Divisions currently have a total of 150 funded positions. Given the needs of the Departments, the total staffing is projected to grow 54%, to **231 positions**, in the next 20 years.

2040 Staffing by Department



In the next 20 years, Public Works (other than Solid Waste Operations) is projected to have **146 positions**, Solid Waste is projected to have **29 positions**, Community Development projects **45 positions**, and the Facilities Department projects **11 positions**.

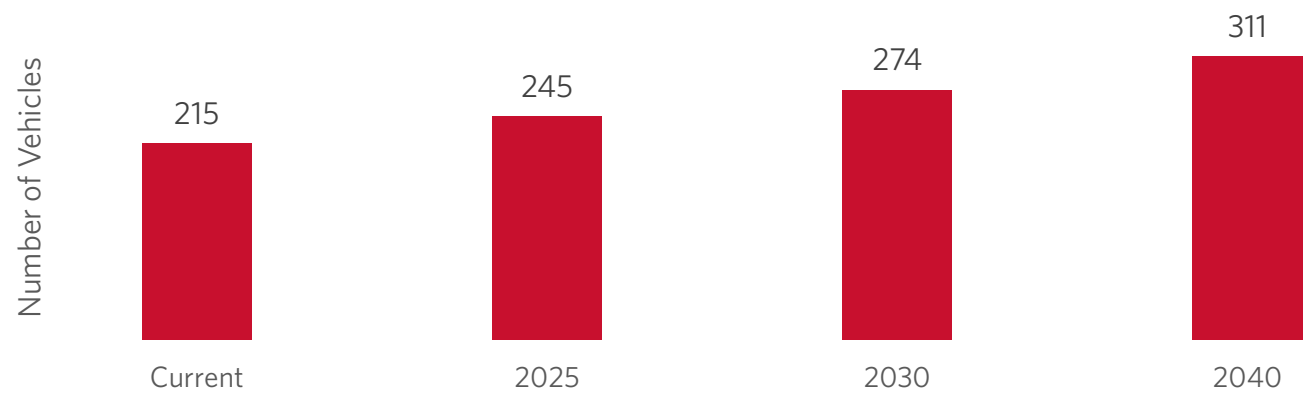
1.2 Executive Summary - Space Needs Program

Vehicles and Equipment Growth

As staff increases so will the quantity of equipment and number of vehicles that each division requires to maintain Bozeman's infrastructure. The City has invested significant funds to purchase the equipment operated by Public Works. The type of parking and storage space necessary for this equipment is an important piece of the Master Plan. As Bozeman experiences inclement weather in the winter, heated vehicle storage is a top of priority. This will extend the service life of the equipment and improve response time for the divisions.

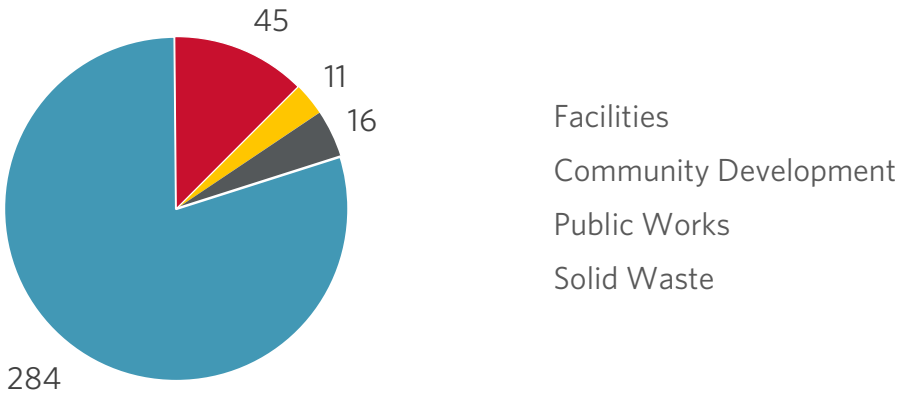
Below is the chart estimating the projected growth in **Vehicles and Equipment** over the next 20 years as well as a chart displaying how the vehicles will be distributed among the departments:

Total Vehicle Projections



Currently, the Divisions have 215 vehicles. Given the needs of the Divisions, the total amount of vehicles is projected to grow by 44%, to **311 vehicles**, in the next 20 years.

2040 Vehicles by Department



In the next 20 years, Public Works (other than Solid Waste Operations) is projected to own **284 vehicles**, Solid Waste is projected to own **45 vehicles**, Community Development projects **16 vehicles**, and the Facilities Department projects **11 vehicles**.



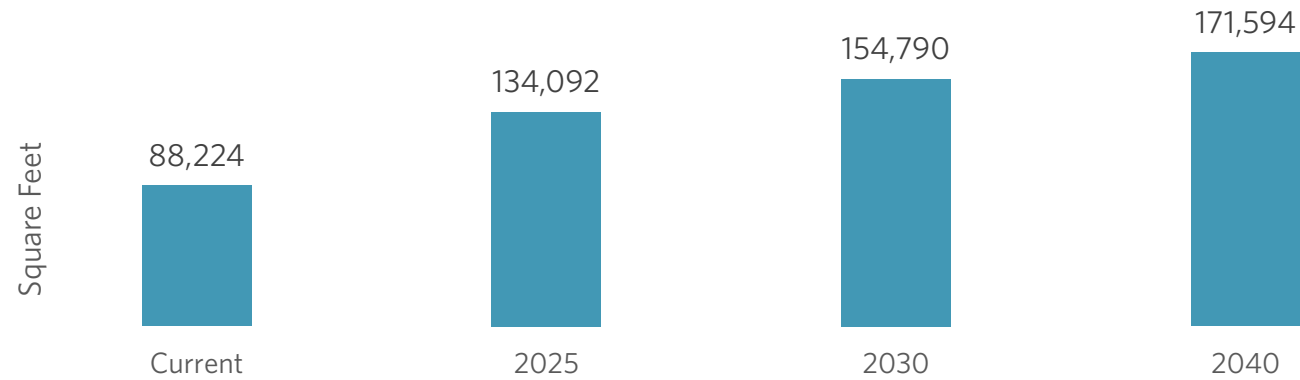
1.2 Executive Summary - Space Needs Program

Building & Site Area

As Bozeman expands, funding and resources for new infrastructure may be scarce, as is typical in cities of similar size. Since 1990, the Public Works Department has acquired properties spread throughout Bozeman. These include additional sites to store equipment, provide heated vehicle parking, and property to construct a shared fleet maintenance facility with HRDC. Below are charts showing estimated projected growth in both **Building Area & Total Area**.

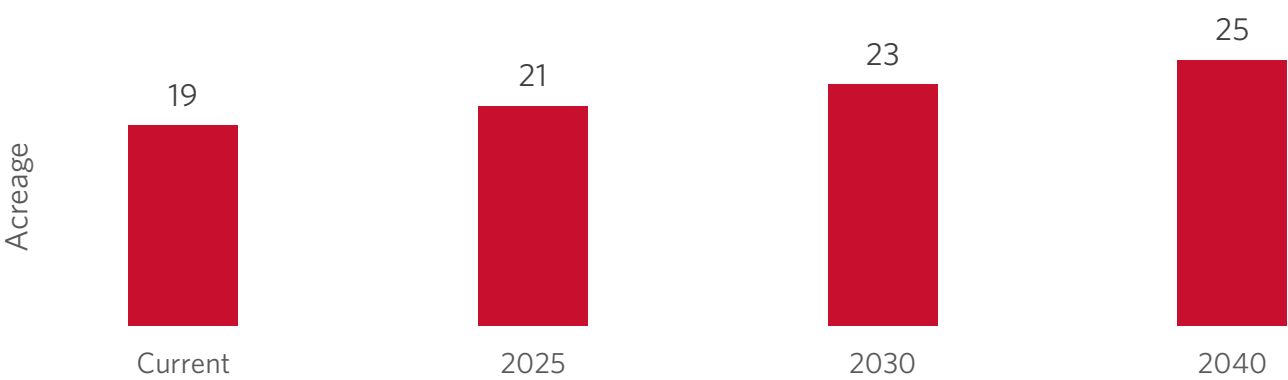
Please note that the graphs below as well as the entire space needs program, does not include the Water Treatment Plant and the Water Reclamation Facility. The Space Needs Program only took into account the space utilized by Public Works at the Stiff Professional Building, City Shops Complex, N. Rouse Avenue complex, Laurel Glen Shops Annex, and the Solid Waste Operations Facility

Total Building Area Projections



Currently, the Divisions use 88,224 square feet of building area. Given the needs of the Divisions, the total square footage for building area is projected to grow by 72%, to **171,594 square feet**, in the next 20 years.

Total Area Projections



Public Works, Community Development & Facilities currently use 19 acres. In order to accommodate the staffing, vehicle, building, and circulation needs the Department will have in the next 20 years, they will need to increase their total area by 23% to a **total of 25 acres**.

1.3 Executive Summary - Master Plan & Budget

Master Plan Option 1



N. Rouse Avenue & Adjacent Land - Public Works Headquarters

Existing New Vegetation not on Site Vegetation on Site Uncovered Parking

Overview

Master Plan Option 1 proposes that the City needs to **purchase the 10 acre parcel** directly to the east of the N. Rouse Avenue property in order to build a **Public Works Headquarters** at this location (Solid Waste Operations would remain at its current location). The newly created site would give Public Works the area needed for both the existing needs & the estimated needs for the **next 20-30 years**.

Phasing & Budgeting

Immediate Needs

- Temporary office space for Public Works staff.
- Acquire parcel adjacent to 1812 N. Rouse Avenue.
- Demo & relocate buildings.
- Construct facilities shop/heated vehicle storage.
- Relocate or demolish existing radio tower.

• **Immediate Needs Budget: \$6,372,087.00**

Short-Term Needs

- Relocate & construct buildings on new parcel of land.
- Relocate Streets and Water & Sewer Divisions from City Shops Complex.

• **Short-Term Needs Budget: \$42,193,875.00**

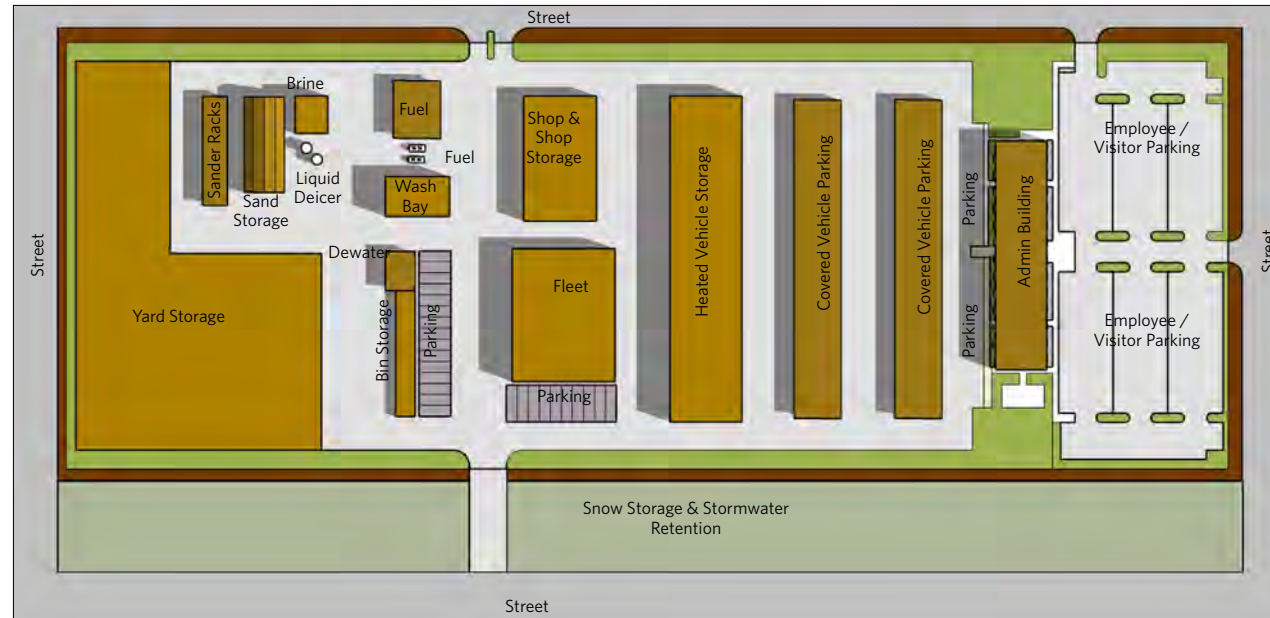
Long-Term Needs

- Tenant finish admin building.
- Fleet maintenance building addition.
- Heated vehicle storage expansion.
- Covered vehicle storage expansion.

• **Long-Term Needs Budget: \$7,986,900.00**

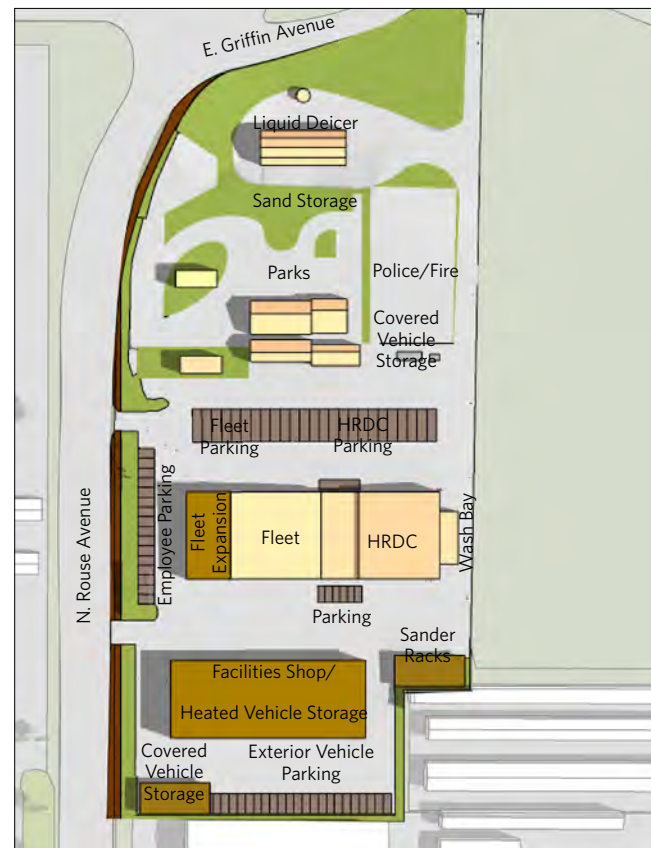
1.3 Executive Summary - Master Plan & Budget

Master Plan Option 2



AN

New Property - Public Works Headquarters



N. Rouse Avenue - Satellite Facility

AN

Overview

Master Plan Option 2 recommends that the City purchase land for a **new headquarters** to accommodate Public Works (Solid Waste Operations would remain at its current location), Facilities, and Community Development, as no existing City owned property is large enough to accommodate a consolidated Public Works Operation. The City will need to **purchase a parcel** to consolidate the Public Works Department. The Program for the next 20-30 years will **require 16-18 acres** but the City should look at purchasing a site at **20 acres to accommodate growth** beyond the next 20-30 years. N. Rouse Avenue will act as a **satellite facility** for the Public Works Department. Facilities will have their main shop and storage at this site and Streets will continue to use their existing sand storage building.

Phasing & Budgeting

Immediate Needs

- Temporary office space for Public Works staff.
- Demo & relocate existing buildings on N. Rouse Avenue site
- Construct office, crew & shop storage space for facilities
- Build heated vehicle storage & facilities shop on N. Rouse Avenue site
- Locate & purchase new land - recommend 20 acres to accommodate future growth
- Plan and design a new Public Works consolidated facility
- **Immediate Needs Budget: \$6,372,087.00**

Short-Term Needs

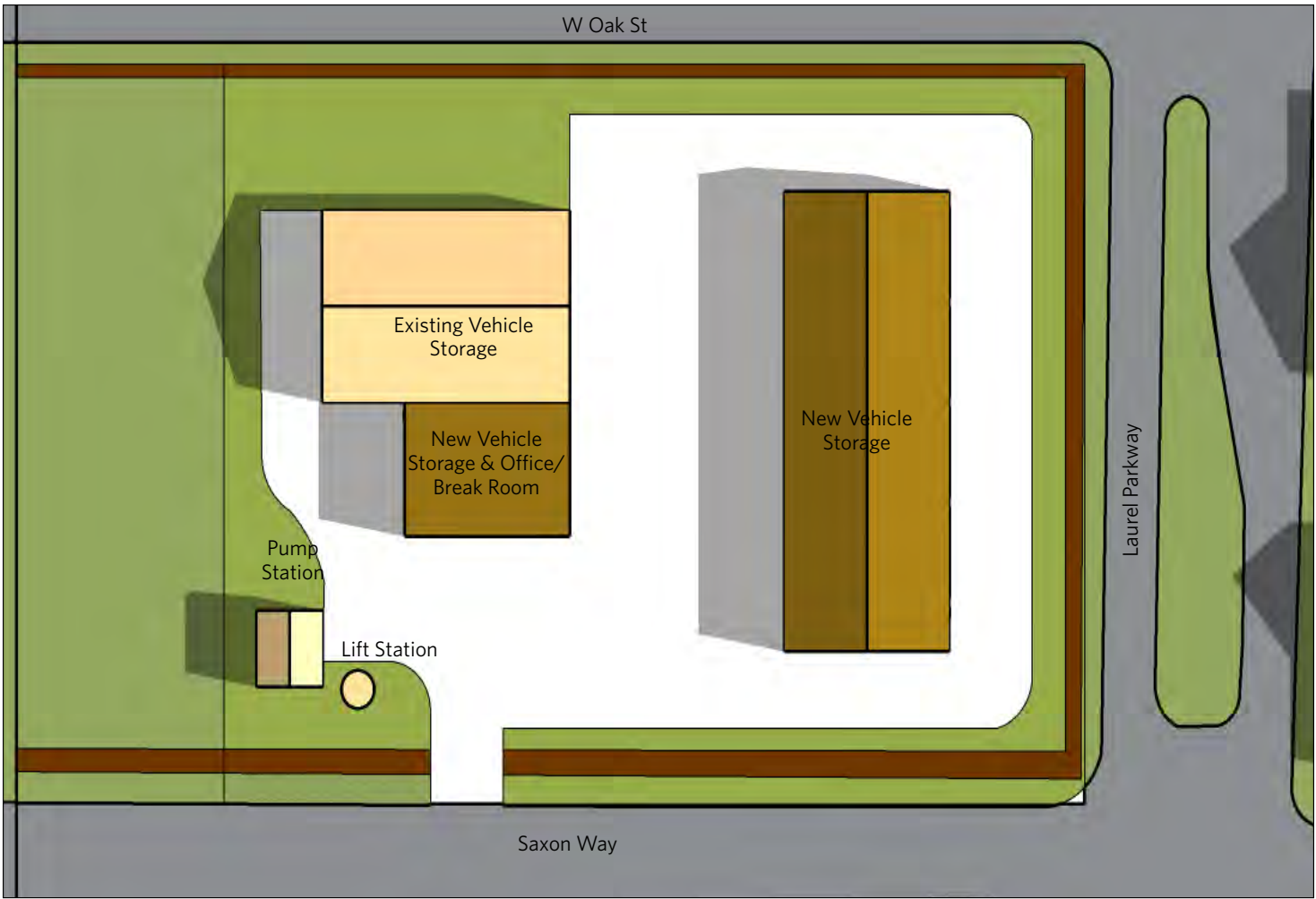
- Begin construction on new site
- Relocate Public Works & Community from Stiff Professional Building onto new site
- Add employee parking at N. Rouse Avenue site
- **Short-Term Needs Budget: \$45,765,595.00**

Long-Term Needs

- Finish build out on new site
- **Long-Term Needs Budget: \$11,354,205.00**

1.3 Executive Summary - Master Plan & Budget

Laurel Glen Master Plan



Laurel Glen Site Plan



Overview

Public Works plans to improve and expand operations at the Laurel Glen site. The site is at a strategic location for a **satellite operations facility**. Additional vehicle storage is programed to help meet immediate needs for **heated vehicle storage**.

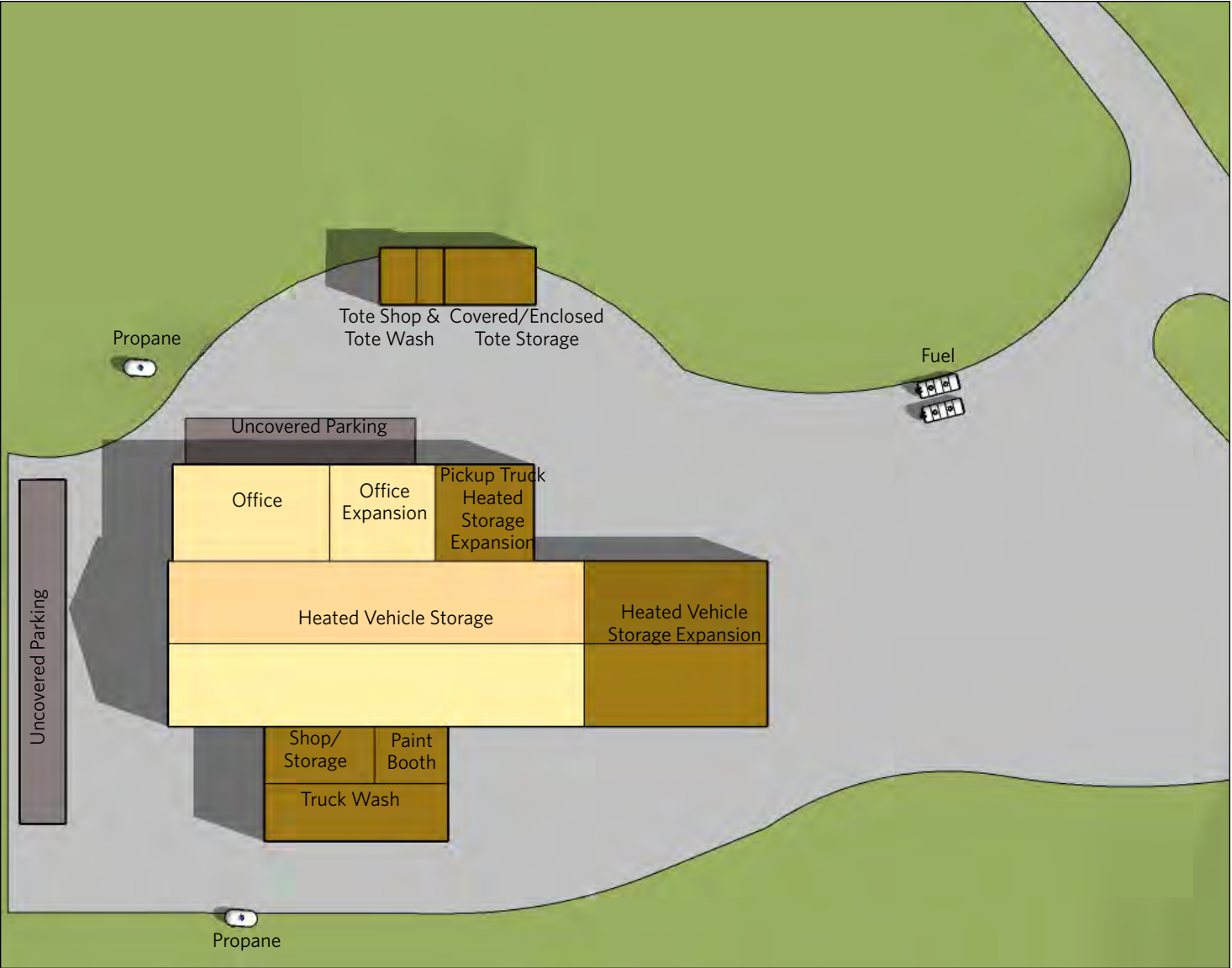
Phasing & Budgeting

Immediate Needs

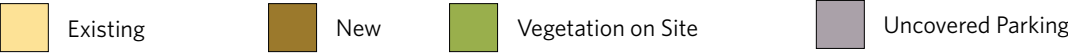
- Construct new heated vehicle storage building to accommodate 11 XL vehicle parking spaces
- Construct addition to the existing building to accommodate 3 L vehicle parking spaces, office & crew space for Water & Sewer crew assigned to the site.
- **Immediate Needs Budget: \$3,058,000.00**

1.3 Executive Summary - Master Plan & Budget

Solid Waste Master Plan



Solid Waste Site Plan



Overview

The Master Plan needs for Solid Waste Operations can be developed completely independent of the rest of Public Works. The plan for the Solid Waste Division is to **remain at the current site** and expand as needed.

Phasing & Budgeting

Immediate Needs

- Finish out the existing pickup truck heated storage into office space
- Construct pickup truck heated storage
- Construct covered/enclosed tote storage
- **Immediate Needs Budget: \$822,000.00**

Short-Term Needs

- Construct tote shop additions
- Renovate heated vehicle storage
- Expand heated truck storage
- Shop & wash addition
- **Short-Term Needs Budget: \$2,599,200.00**

Long-Term Needs

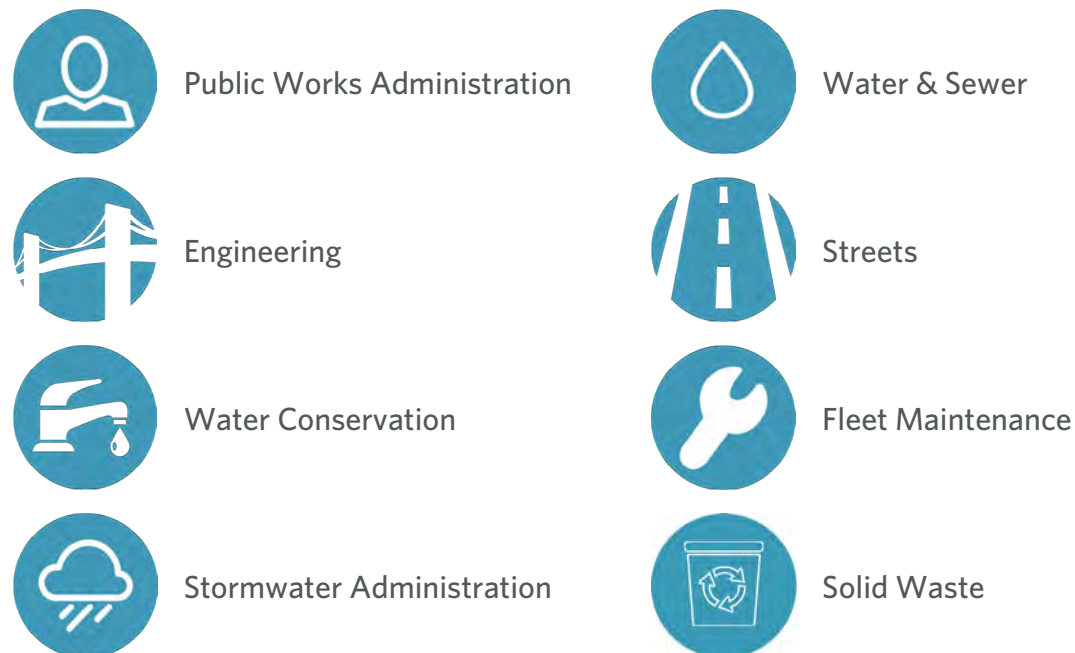
- Construct shared use transfer station for the City of Bozeman
- **Long-Term Needs Budget: --**

Section 2 - Project Overview

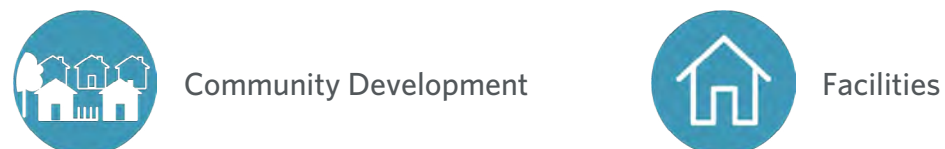
2.1 Introduction

To meet the challenges brought by Bozeman's geographical boundaries, increasing public pressure for a high level standard of service, and rapidly expanding populace, the City of Bozeman has identified the need for a Facilities Master Plan that will provide Public Works, the City Manager, and the City Commission a comprehensive overview of the current status of the physical environment of selected City facilities, as well as short-term needs and long-term plan (20 years) for each Public Works Division. The Divisions in the Master Plan only include:

Public Works Divisions in Master Plan



Other Departments in Master Plan



The goal of the Public Works Facilities Master Plan is to address the immediate (short-term) and the long-term facility needs for various Public Works divisions and other department's functions. The Master Plan will serve as a "road map" for the future development and operation of the associated facilities. The vision of the Master Plan is for the next 20 years, with special emphasis on the next 5 to 10 years. To this end, the master plan shall:

- Provide a comprehensive document that identifies the building, equipment, and employee space needs to aid the City in budgeting, scheduling, and administering all major building renovation and new construction capital projects.
- Evaluate both the departmental and divisional functions, related service requirements, and administration of the same to develop a "best-practices" approach to facility infrastructure that supports those activities.
- Assure that all new near-term and mid-term capital building and major renovation projects are planned in conjunction with, and in support of, a long-term (20-year) strategic vision.
- Develop a funding-level cost-basis estimate for each component of the plan, including engineering and architectural design, real property acquisition, and construction costs associated with each phase of plan implementation.
- Consider a life-cycle approach to sustainability measures including quality, maintainability, and efficiency with associated facility baseline operational costs.

2.2 Existing Site & Facilities

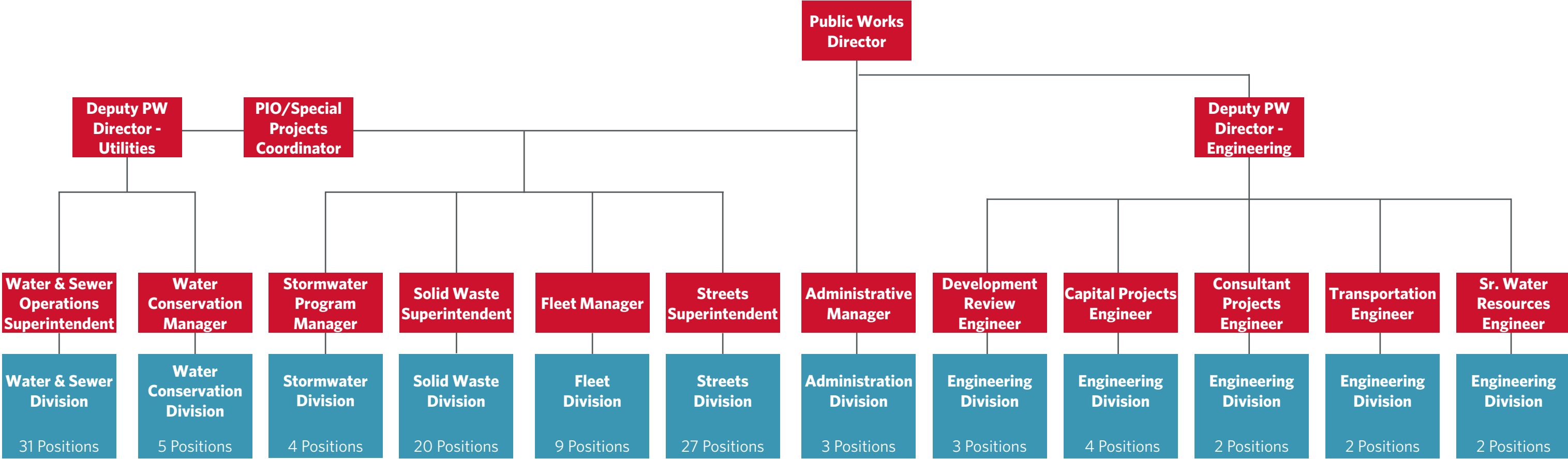
The Master Plan will consider numerous facilities and lands that the City currently owns and operates. The buildings vary in age from 70 years to new. The facilities listed below identify the buildings/sites that currently support the City's departments or provide critical storage functions.

Existing City Owned	Address	Departments	Constructed	Renovated	Department Usage
Shops Complex	814 N. Bozeman Avenue	   	1974	2011	3.6 Acres
Stiff Professional Building	20 E. Olive Street	    	1956	2020	0.8 Acres
N. Rouse Avenue Complex	1812 N. Rouse Avenue	  	2010 HRDC / Maintenance	2010	5.0 Acres
Solid Waste Facility	2143 Story Mill Road		—	2009	3.0 Acres
Lower Yard			—	—	4.3 Acres
Upper Yard			—	—	0.8 Acres
Laurel Glen Shops Annex	5519 Saxon Way	 	—	—	1.4 Acres
Sourdough WTP	7024 Sourdough Canyon Road		—	—	0.1 Acres



2.3 2025 Public Works Staffing Organization

In the next 5 years, the Public Works Department will be re-organizing their staffing. In 2025, the administrative staff will be consolidated into their own mini-division & will also include administrative positions that assist the operations divisions. The Administrative staff will be out of space at the Stiff Professional building by October 2022, even after moving 2 engineering positions to the Water Reclamation Facility. The Administrative staff will be adding a Deputy Public Works Director for Utilities as well as reclassifying the City Manager Position to a Deputy Director for Engineering The Department will also be adding a PIO/Special Projects Coordinator. Below is an organization chart of the staffing projections for the administration by 2025.



2025 Leadership Positions

2025 Public Works Divisions

2.4 Methodology

To address the short-term and long-term needs for the Public Works Department the City of Bozeman has engaged HDR Engineering, Inc. to conduct the Master Plan effort. This effort includes reviewing the conditions at each of the sites & facilities currently occupied by the Public Works Department to develop a comprehensive space needs program that evaluates the existing spaces suitability for the future needs, of each division, over the next 20 years.

2.5 The Planning Team

To kickoff the project, the HDR Planning Team developed questionnaires specific to each division. Key City staff reviewed and completed the questionnaires. The HDR Planning Team met informally with key City staff from each division to review the questionnaires and develop a greater understanding of their operations and how each division interacts with each other. These meetings also included tours of each site and building. The meetings and interviews identified immediate and long-term operational needs, environmental needs, and working relationships for each Public Works site and division interviewed.

Section 3 - Basis for Design

3.1 Existing Site Plans

Shops Complex

814 N. Bozeman Avenue - 3.6 Acres used by Public Works Department

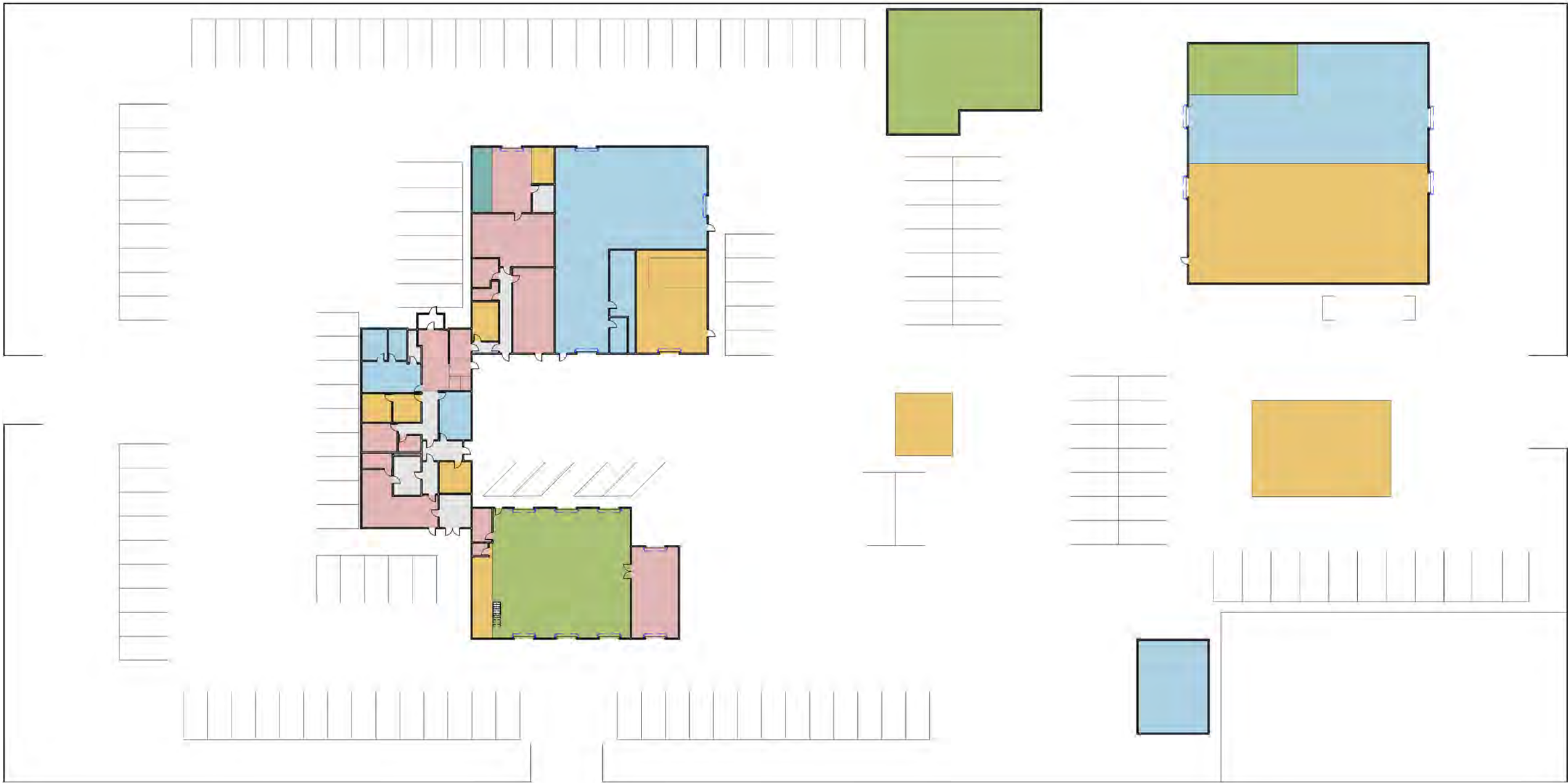
- Facilities

Streets

Parks
- Support

Shared

Water & Sewer

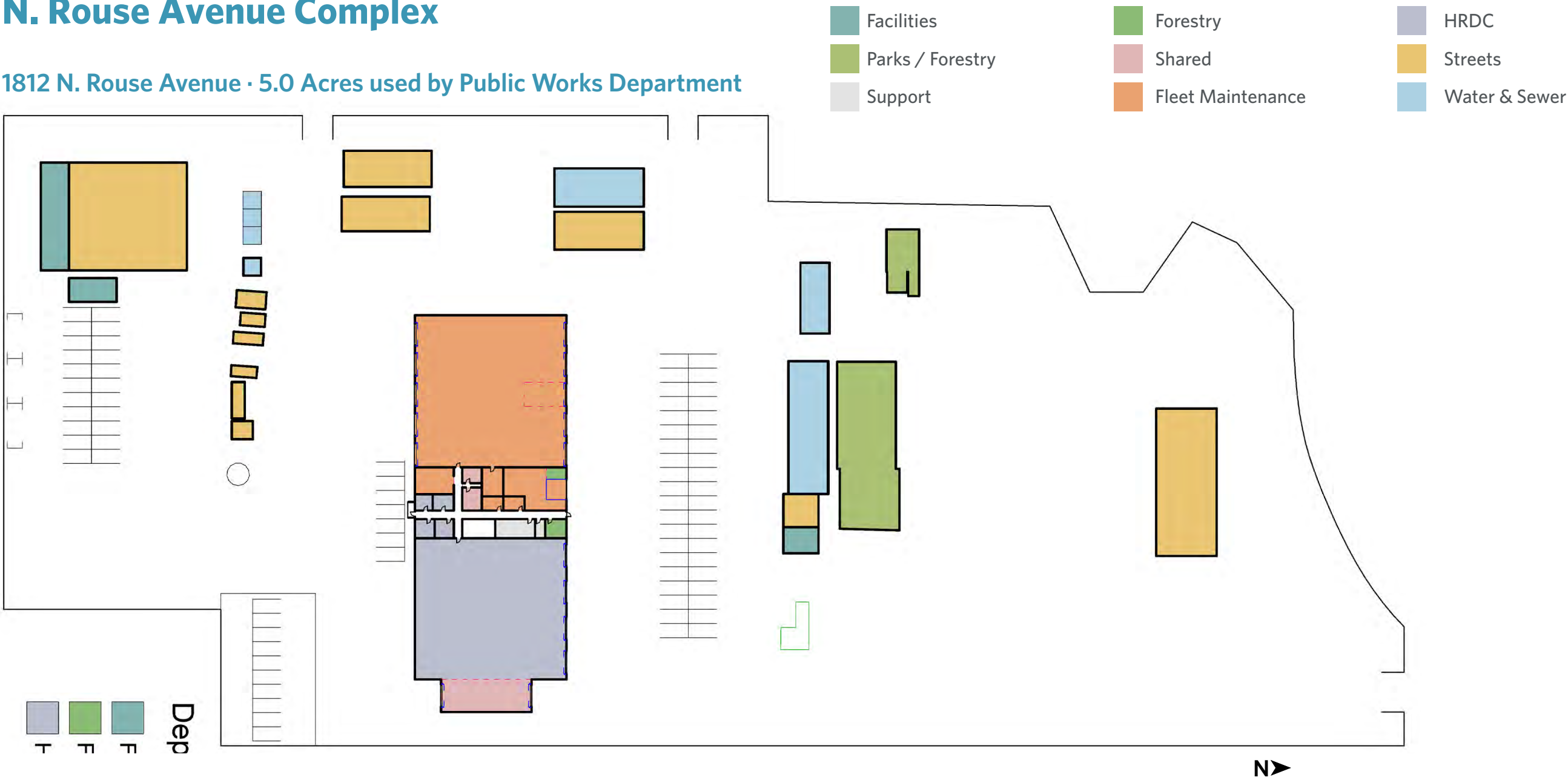


NA

3.1 Existing Site Plans

N. Rouse Avenue Complex

1812 N. Rouse Avenue · 5.0 Acres used by Public Works Department

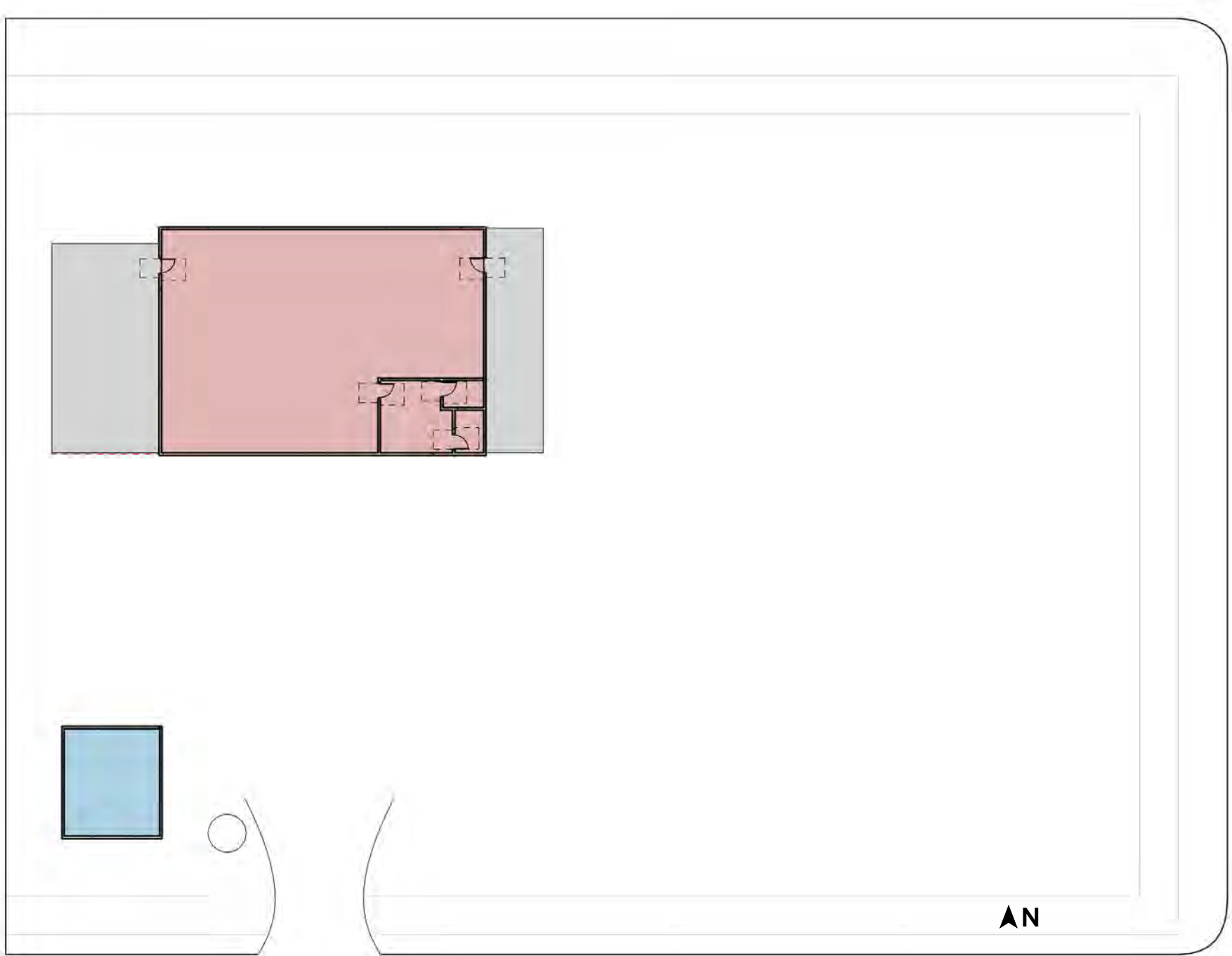


3.1 Existing Site Plans

Laurel Glen Shops Annex

5519 Saxon Way · 1.43 Acres used by Public Works Department

- Shared
- Water & Sewer

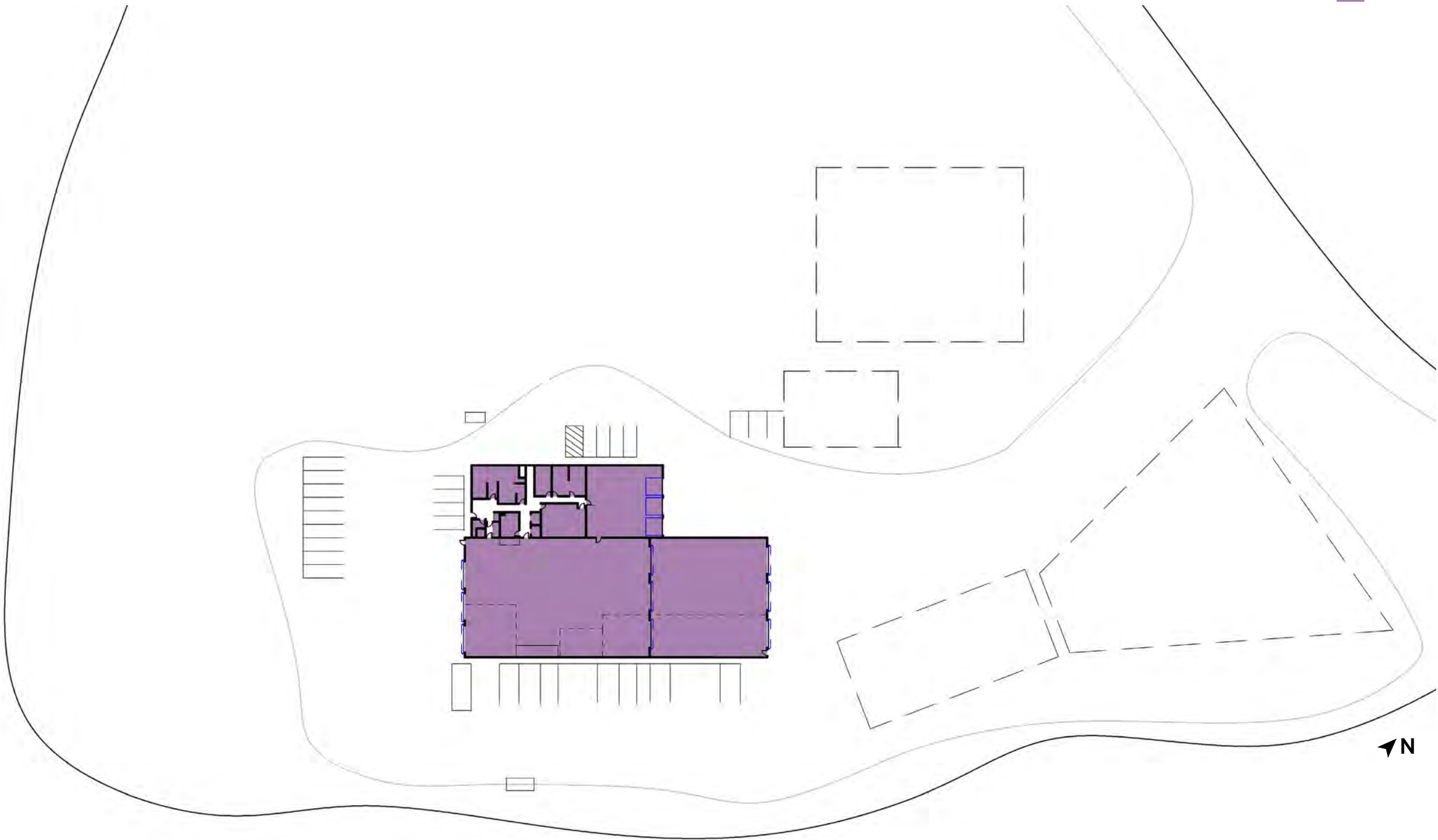


3.1 Existing Site Plans

Solid Waste Facility

2143 Story Mill Road · 3.0 Acres used by Public Works Department

 Solid Waste Administration



3.1 Existing Site Plans

Stiff Professional Building

20 E. Olive Street · 0.5 Acres used by Public Works Department



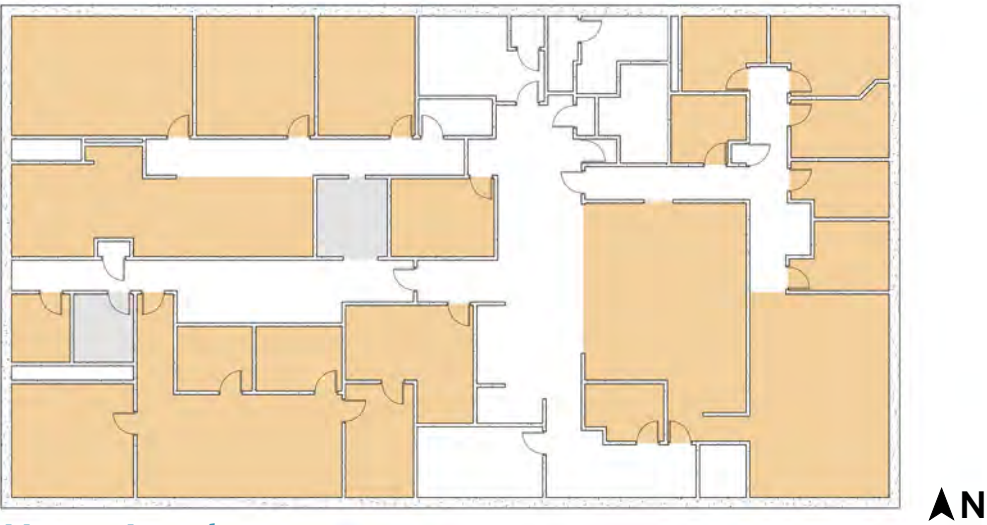
Main Level

- Engineering
- Public Works Admin
- Shared
- Water Conservation



Lower Level

- Engineering
- Facilities
- Shared
- Community Development



Upper Level

- Community Development
- Support

3.2 Basis For Design

The Basis for Design section identifies the function, staffing, support vehicles and equipment maintained, key planning issues, deficiencies and affinities for the Public Works Department, as well as the Community Development Department and Facilities Department.

The information gathered and discussed in this section will provide the basis for how each division may be split and laid out between sites or consolidated together based on program needs.

Building Area, **Site Area**, **Vehicle**, and **Staffing** data compares 2020 conditions to 2025, 2030, and 2040 projections.



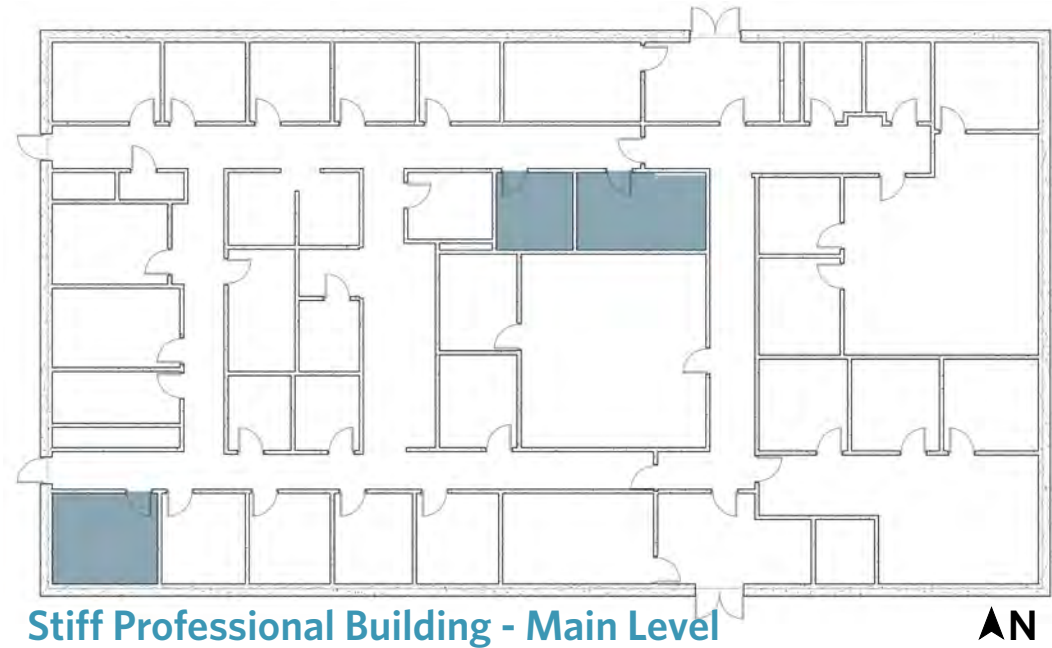
Public Works Administration

Current Site

The Public Works Administration is currently located on the main level of the Stiff Professional Building along with the Engineering & Water Conservation divisions, as well as Facilities Department and Community Development Department.



Existing Floor Plans





Public Works Administration

Function

The Public Works Administration is responsible for the management and oversight of the entire Public Works Department.

Key Challenges

- Not enough space for the projected amount of staff.
- Located far away from all of the Public Works Operations and other Divisions.
- Understaffed.

Short-Term and Long-Term Goals

- Short-Term: More office space.
- Long-Term: Better communication with Operations, collocation of all Divisions onto one site, maintain an office space with Water Conservation, Engineering, and Community Development Department.

Existing Conditions



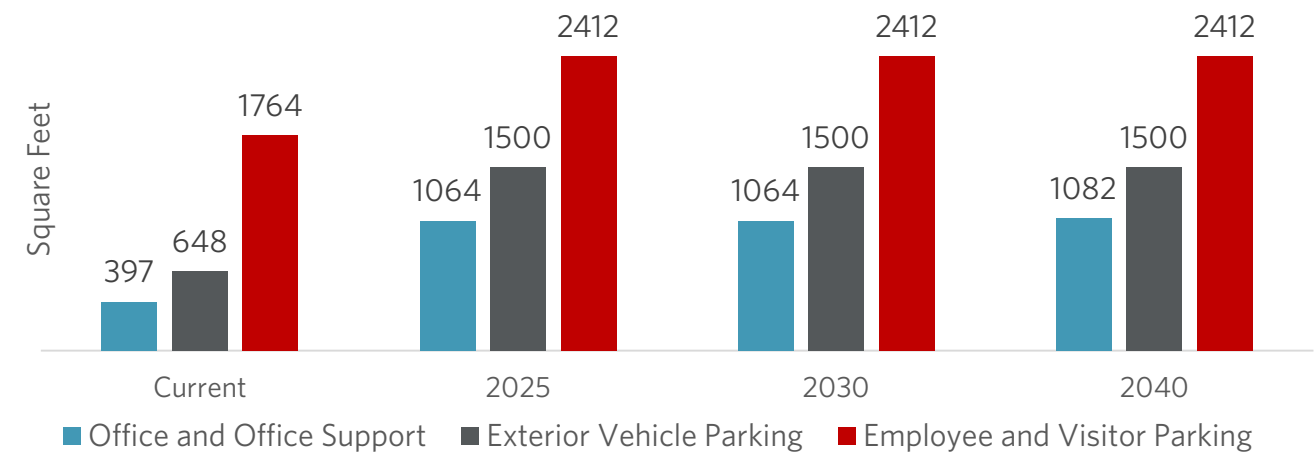


Public Works Administration

Area Metrics

- Total area is estimated to increase by 78% in the next 20 years to approximately 5,000 square feet.

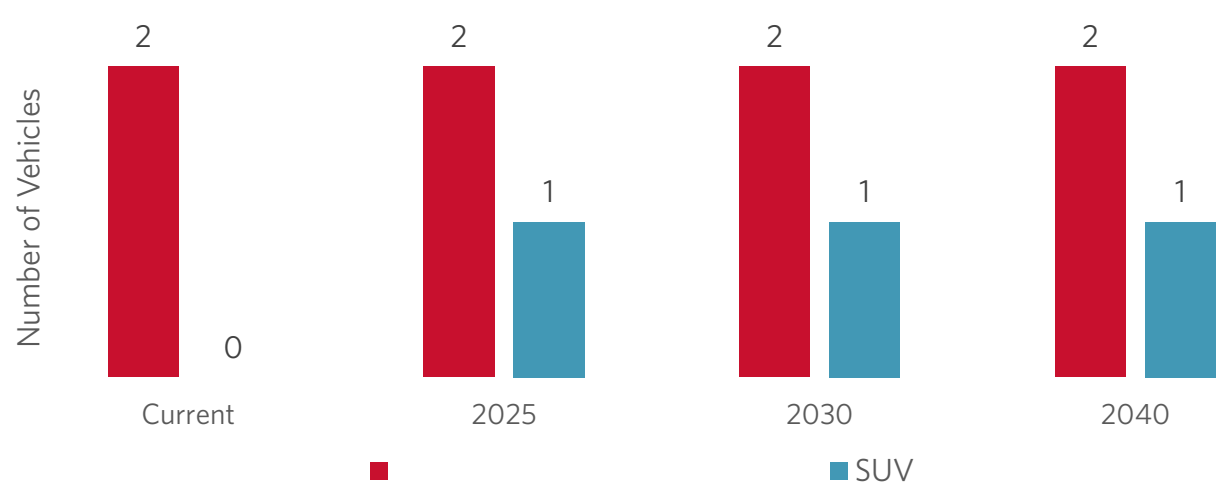
Total Area Projections



Vehicle Metrics

- Total vehicle quantity is estimated to increase by 50% in the next 20 years. to a total of 3 vehicles for the division.

Vehicles Projections



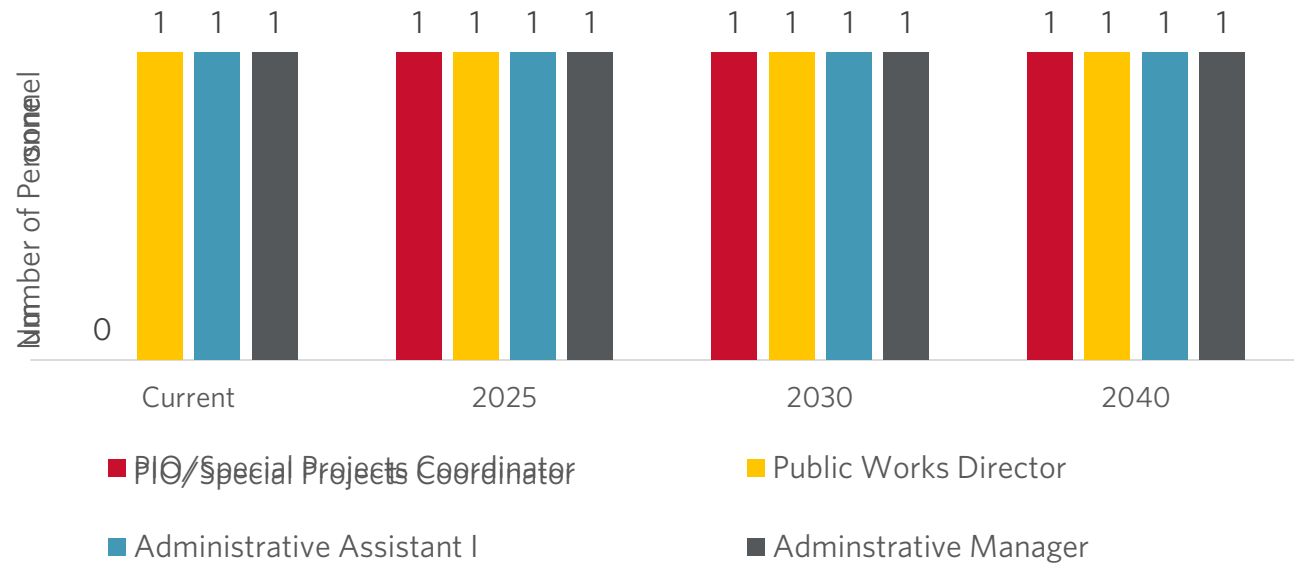


Public Works Administration

Staffing Metrics

- Public Works Administration currently accounts for 2% of the entire Public Works Department staff.
- Total staffing for Public Works Administration is estimated to increase by 33% in the next 20 years to a total of 4 employees.

Staffing Projections



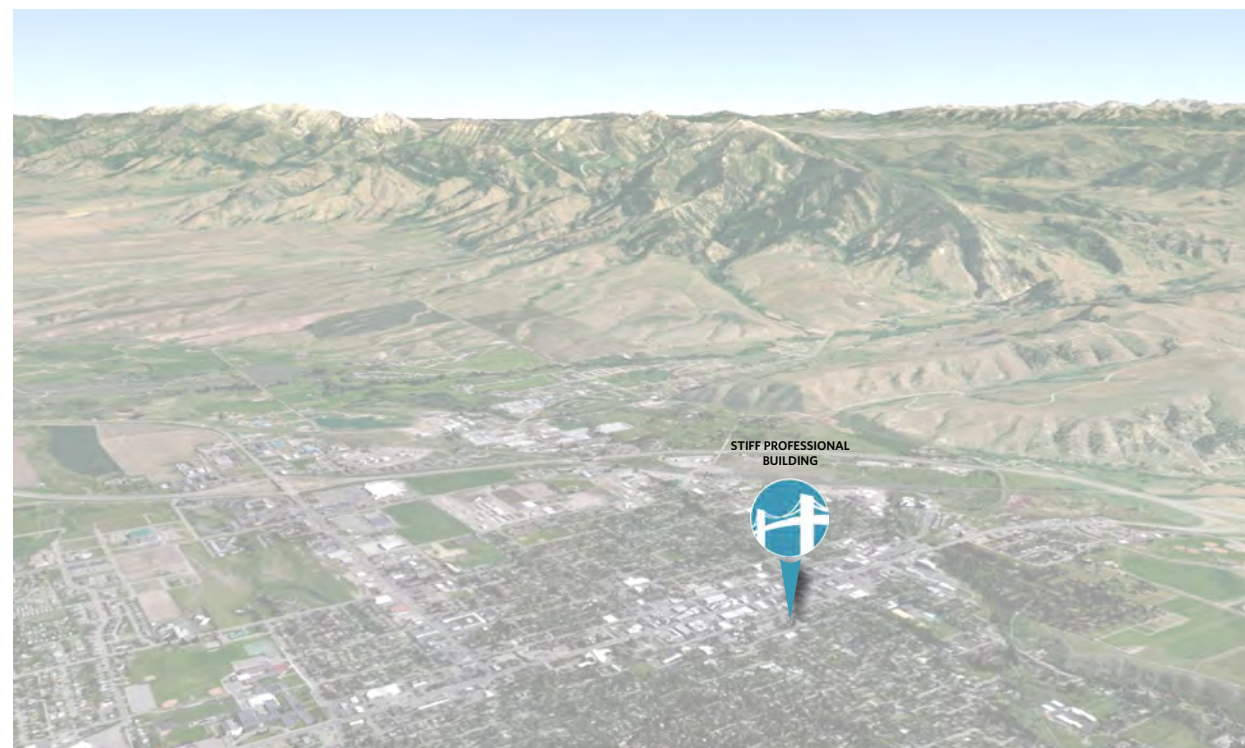
Key Findings

- Administration would benefit by being colocated with Public Works Operations.
- No growth after “right sizing” staff in 2025.
- Public Works Administration would benefit from being in the same building as Community Development Department, Engineering, Water Conservation, and Stormwater divisions.

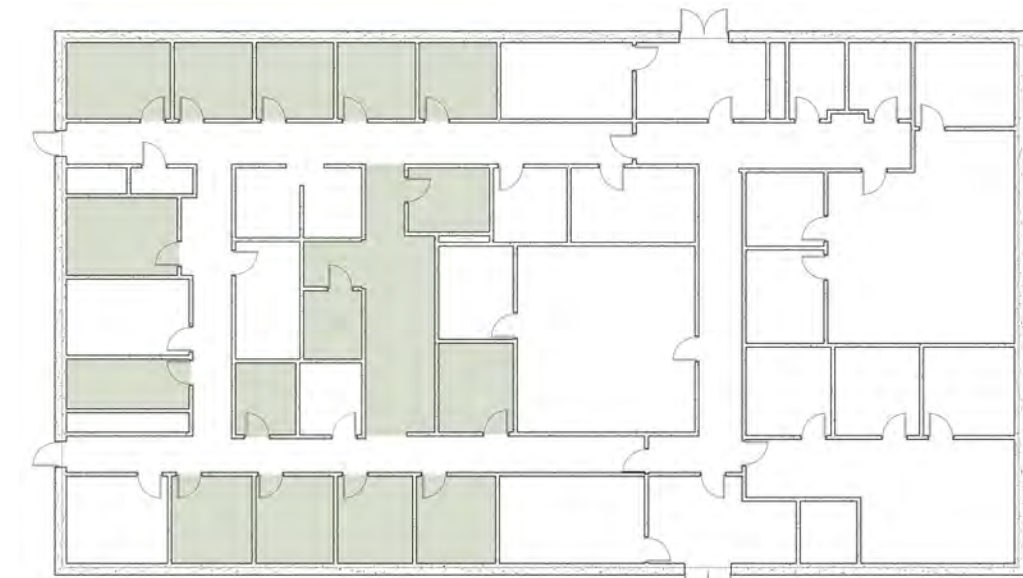


Engineering Current Site

The Engineering Division is currently located on the lower level and main level of the Stiff Professional Building along with the Public Work Administration & Water Conservation divisions, as well as the Facilities Department and Community Development Department.

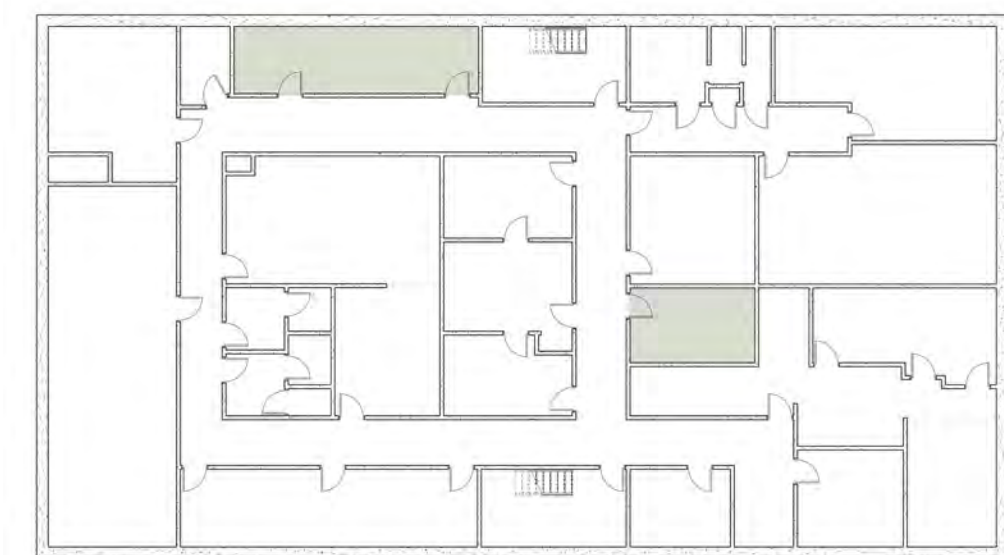


Existing Floor Plans



Stiff Professional Building - Main Level

▲N



Stiff Professional Building - Lower Level

▲N

Engineering Function

The Engineering Division designs and oversees the construction of roads, bridges, and other infrastructure projects for Bozeman and provides professional-level technical support to other Public Works Divisions and City Departments.

Key Challenges

- Not enough private office space.
- Understaffed.
- Needs extensive on-site physical record storage.

Short-Term and Long-Term Goals

- Short-Term: More office space.
- Long-Term: Collocation with other Public Works Divisions to improve communication with Operations.

Existing Conditions

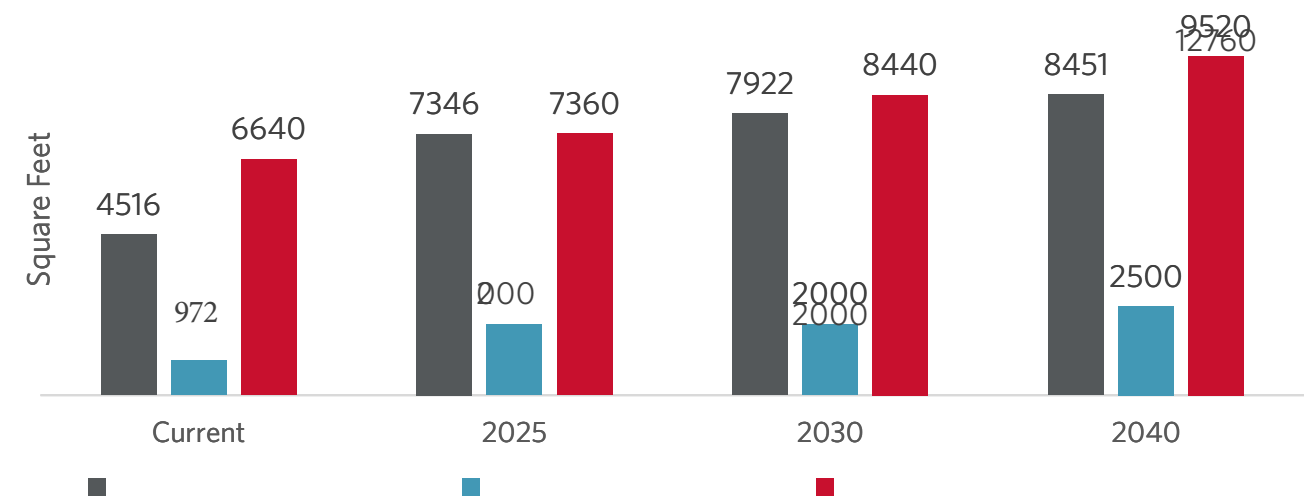


Engineering

Area Metrics

- Total area is estimated to increase by 69% in the next 20 years to approximately 20,000 square feet.

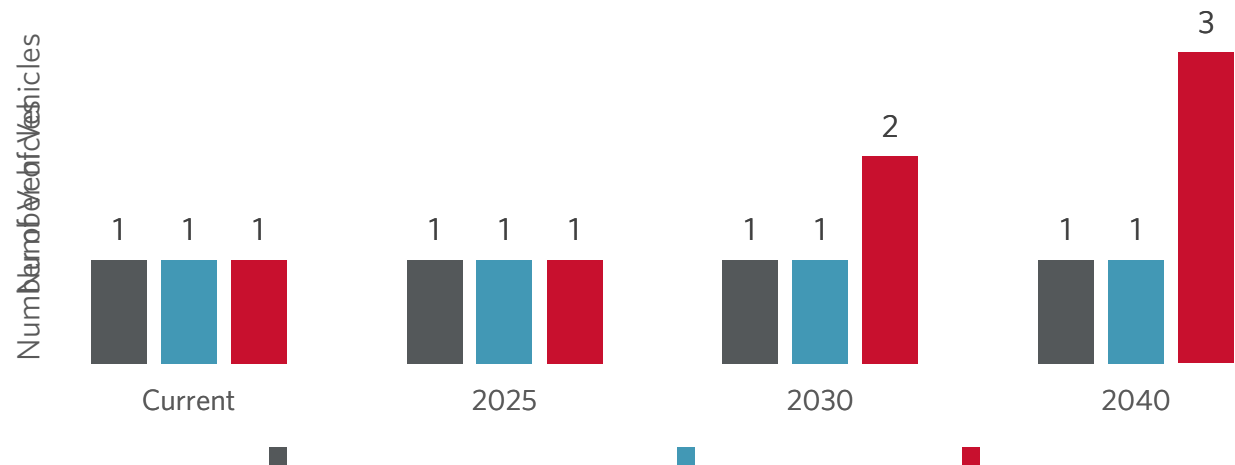
Total Area Projections



Vehicle Metrics

- Total vehicle quantity is estimated to increase by 67% in the next 20 years to a total of 5 vehicles for the division.

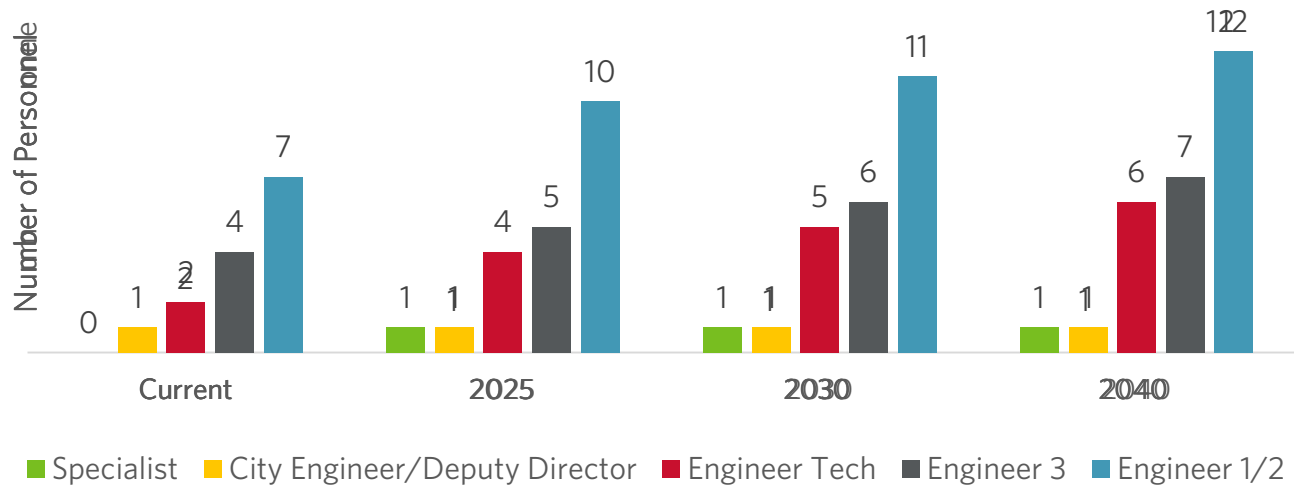
Vehicles Projections



Engineering Staffing Metrics

- Engineering currently accounts for 9% of the entire Public Works Department staff.
- Total staffing for the Engineering Division is estimated to increase by 93% in the next 20 years to a total of 27 employees.

Staffing Projections



Key Findings

- Consistent staffing growth until 2040.
- Engineering would benefit from being colocated with the Operations side of the Public Works Department.
- City Engineer position will be reclassified to Deputy Director in 2025.
- 2 Engineering positions will be moved to the Water Reclamation Facility in 2022.
- Will be out of room at the Stiff Professional Building by October 2022.

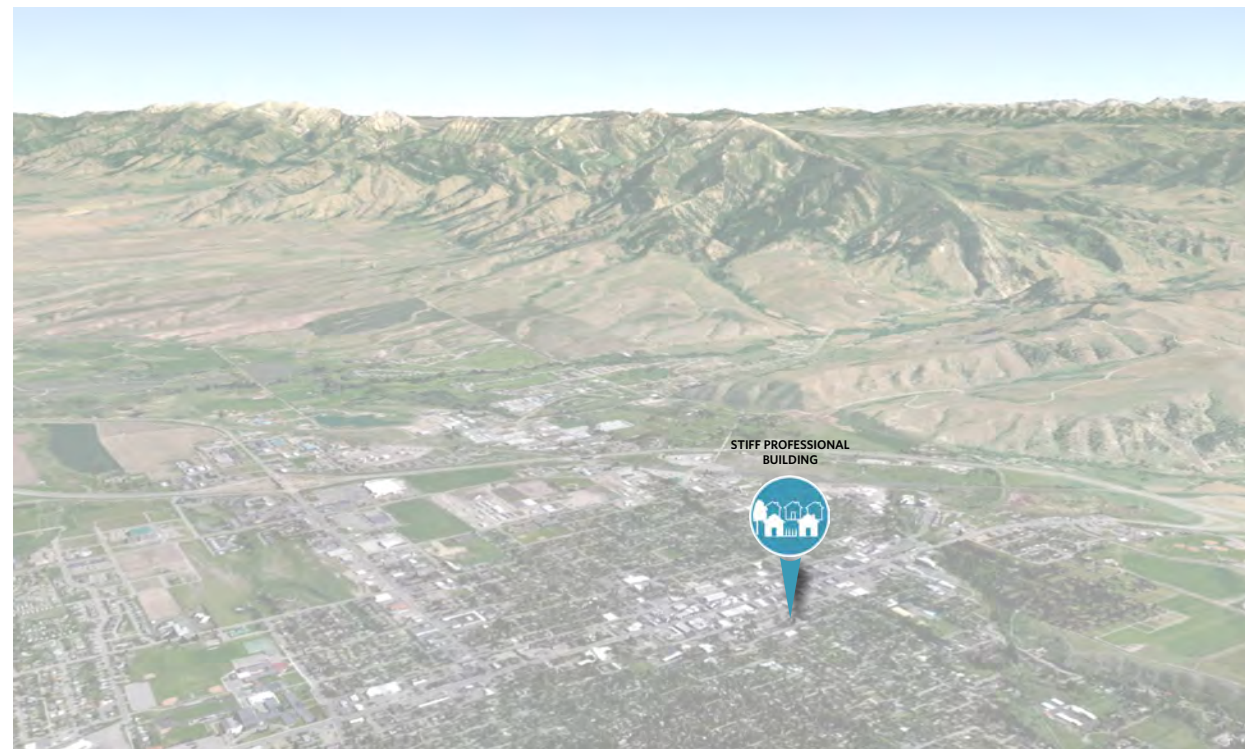




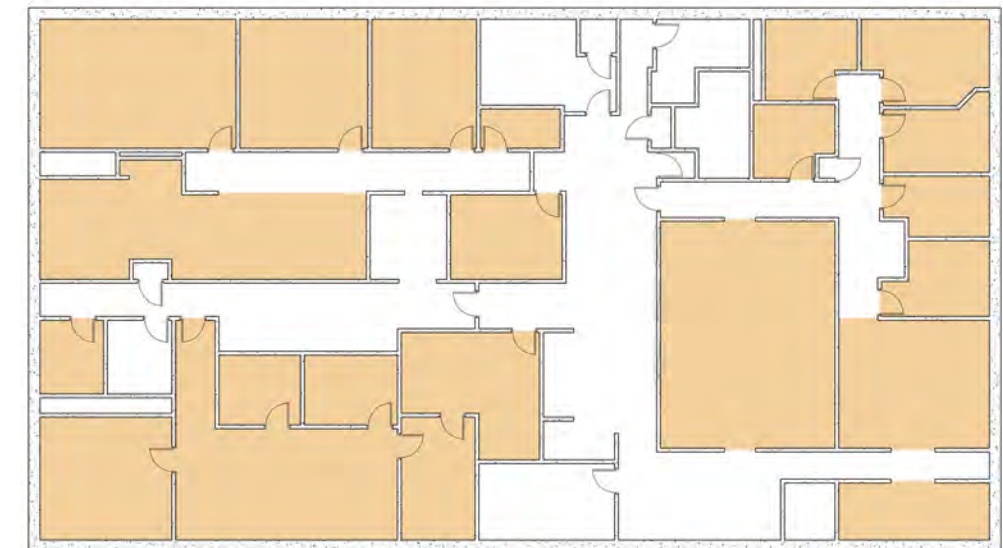
Community Development

Current Site

The Community Development Department is located at the Stiff Professional Building along with Public Works Administration, Engineering, and Water Conservation Divisions, as well as the Facilities Department. Currently, Community Development takes up the third floor of the building & while they are not part of the Public Works Department, they would benefit from being moved with Public Works.



Existing Floor Plans



Stiff Professional Building - Upper Level





Community Development

Function

The Community Development Department is primarily responsible for furthering the goals of the Bozeman Community Plan and maintaining the Bozeman Municipal Code to promote public health and safety; create a functional community that is beautiful, healthful, and efficient; balance the desires of the City Commission, developers, and individuals in the Community; and support economic development.

Short-Term and Long-Term Goals

- Short-Term: More office space.
- Long-Term: Collocation with the Public Works Department.

Existing Conditions

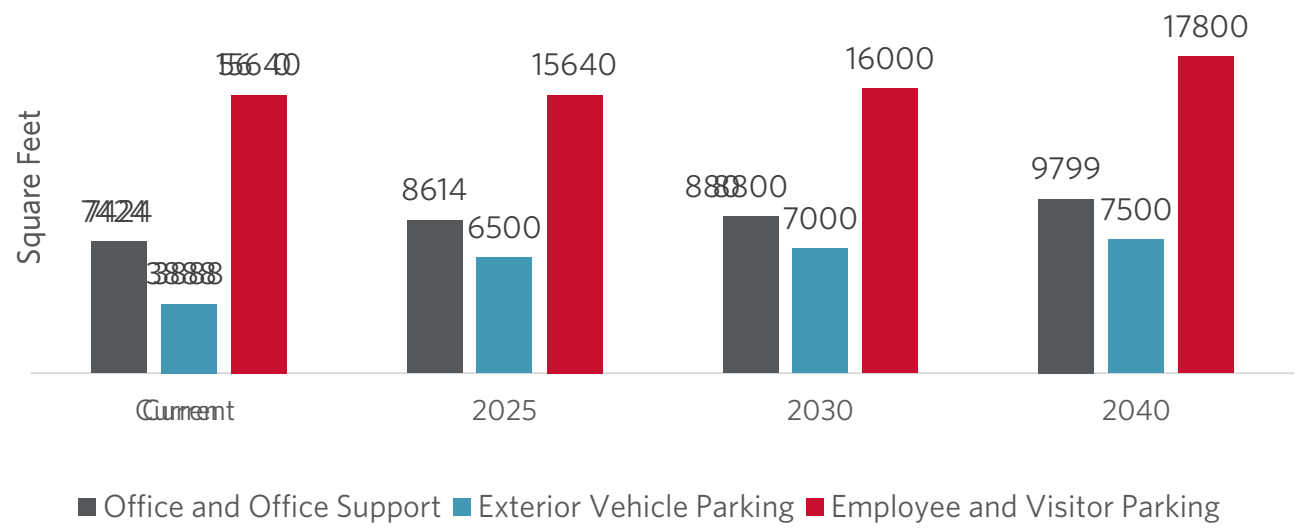




Community Development

Area Metrics

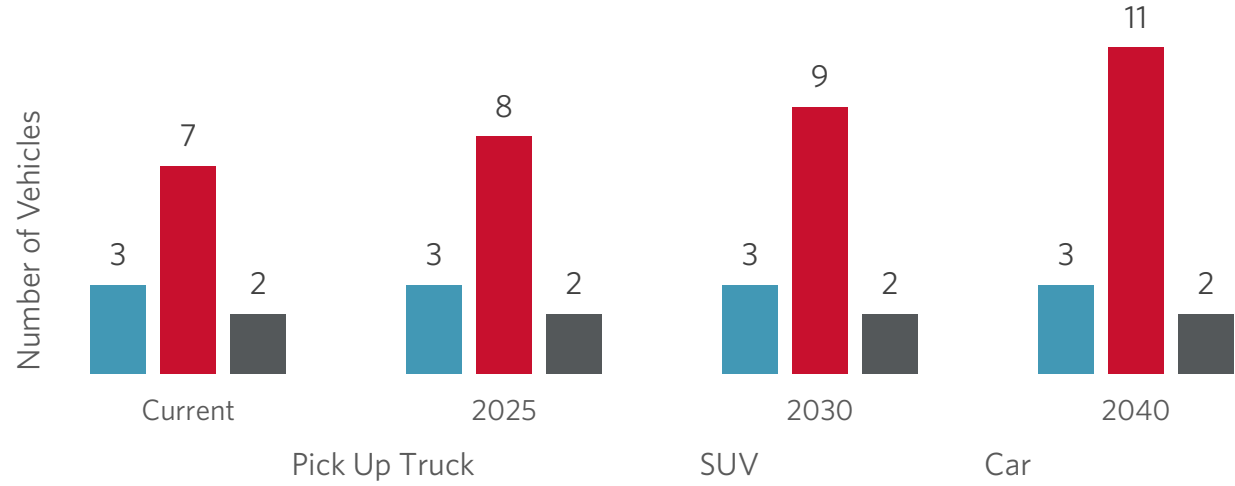
- Total area is estimated to increase by 30% in the next 20 years to approximately 35,000 square feet.



Vehicle Metrics

- Total vehicle quantity is estimated to increase by 33% in the next 20 years to a total of 16 vehicles for the Department.

Vehicles Projections





Community Development

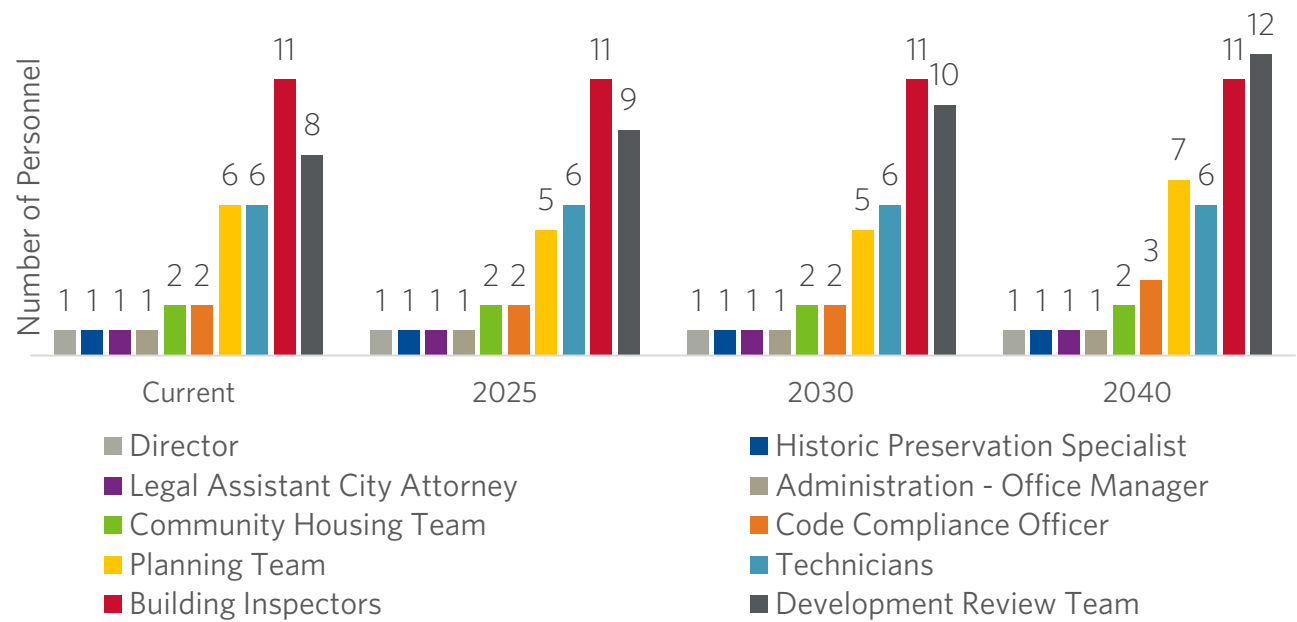
Staffing Metrics

- There are currently 39 employees in the Community Development Department. The Community Development Department accounts for 26% of the staff that will be moved with the Public Works Department.
- Total staffing for Community Development Department is estimated to increase by 15% in the next 20 years to a total of 45 employees.
- Staffing in the graph below is grouped by teams instead of by position.

Key Findings

- The Community Development Department would benefit by being collocated with the Public Works Department.

Staffing Projections

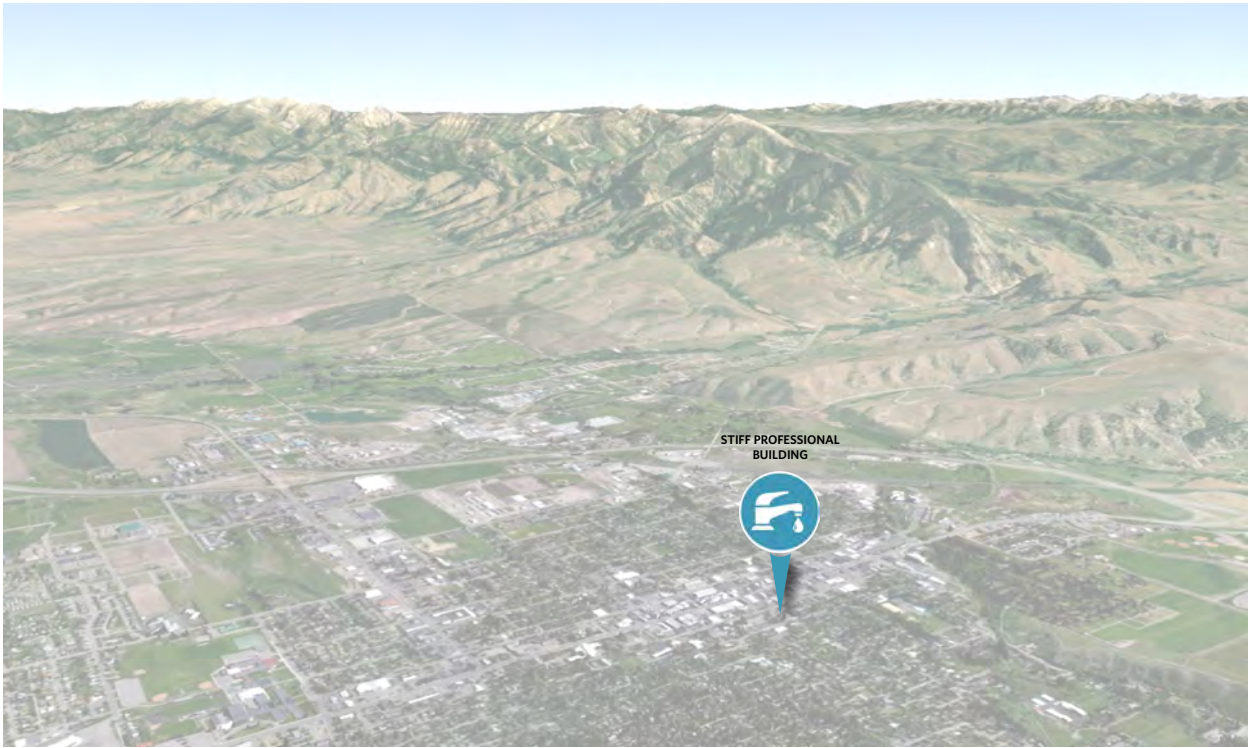




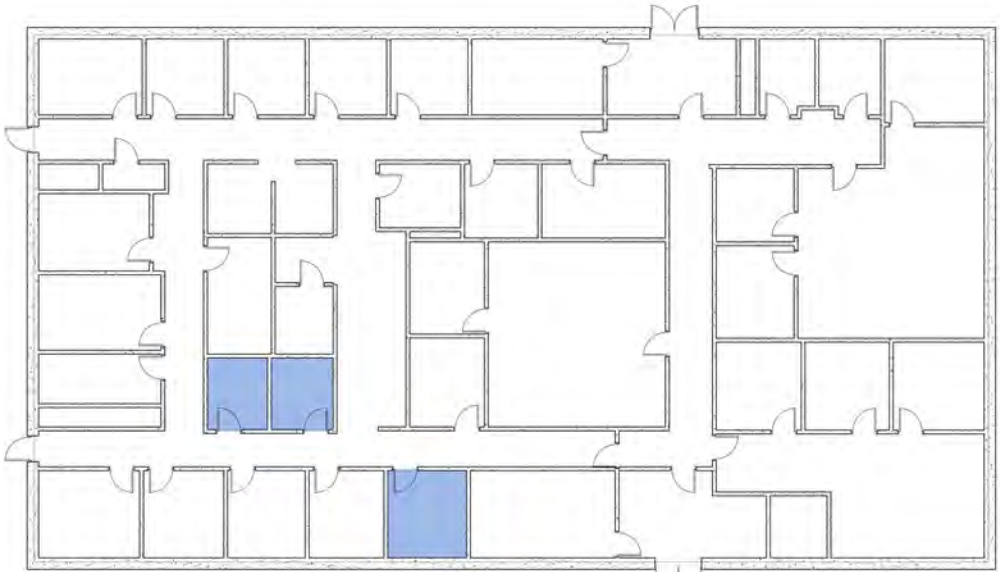
Water Conservation

Current Site

The Water Conservation Division is currently located in the Stiff Professional Building along with the Engineering and Public Works Administration Divisions, as well as the Community Development Department and Facilities Department.



Existing Floor Plans



Stiff Professional Building - Main Level





Water Conservation

Function

The Water Conservation Division is responsible for tracking and managing water demand in the City of Bozeman.

Key Challenges

- Lack of space to prepare for events.
- Lack of office space for the technicians.
- Not enough supply storage.

Short-Term and Long-Term Goals

- Short-Term: Addition of supply storage and private offices.
- Long-Term: Collocation with other Public Works departments.

Existing Conditions



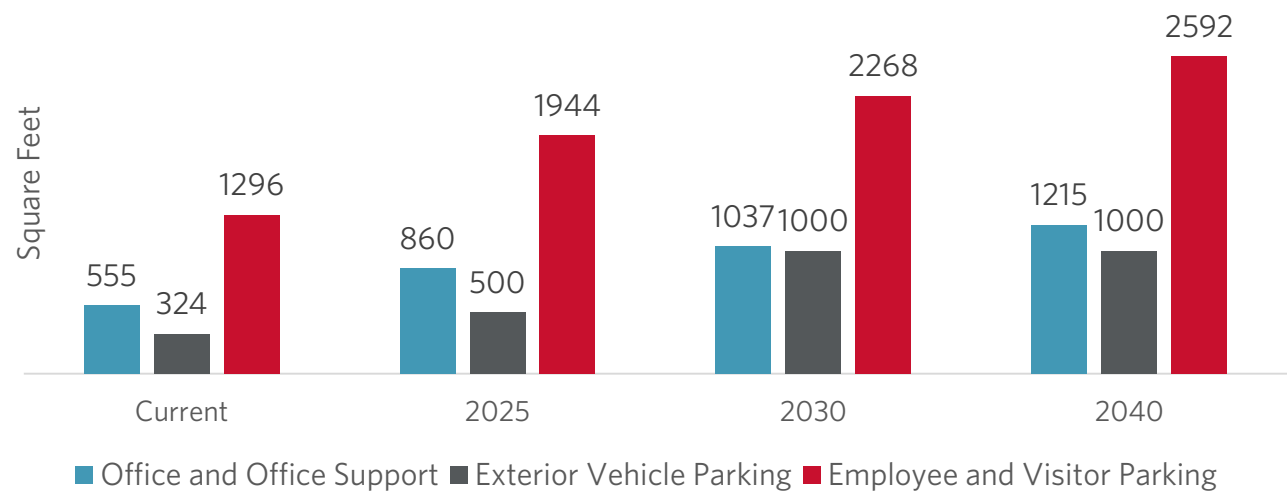


Water Conservation

Area Metrics

- Total area is estimated to increase by 121% in the next 20 years to approximately 4,800 square feet.

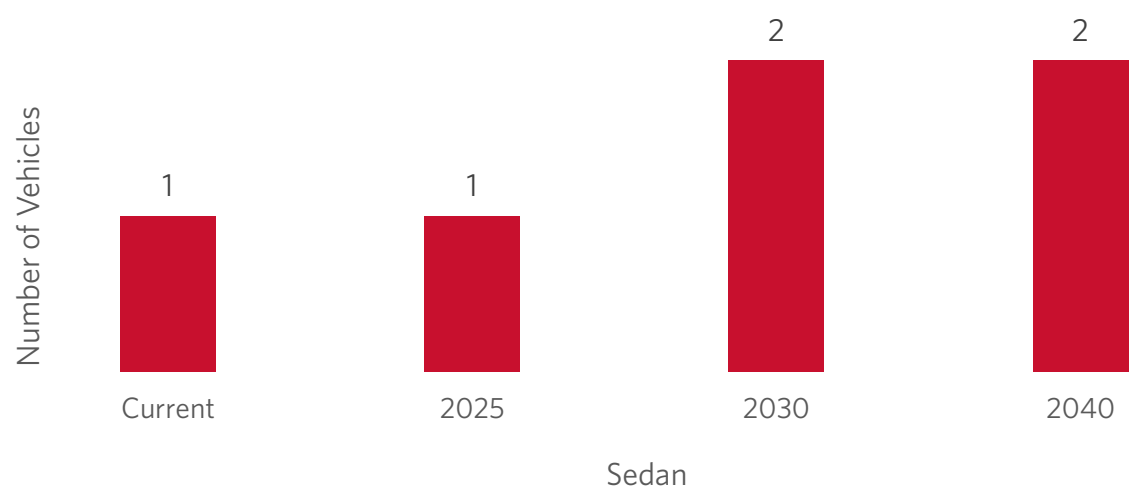
Total Area Projections



Vehicle Metrics

- Total vehicle quantity estimated to increase by 100% in the next 20 years to a total of 2 vehicles for the Division.

Vehicles Projections



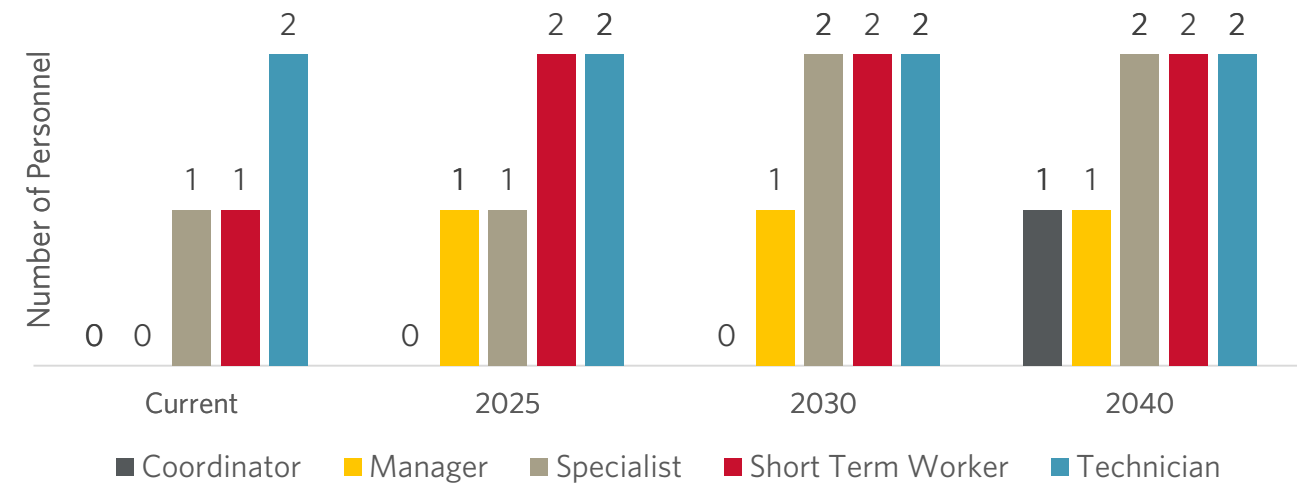


Water Conservation

Staffing Metrics

- The Water Conservation Division currently accounts for 3% of the entire Public Works Department staff.
- Total staffing for the Water Conservation Division is estimated to increase by 100% in the next 20 years to a total of 8 employees.

Staffing Projections



Key Findings

- Consistent staff growth unit 2040.
- Division needs more storage and staging space for event equipment.
- The Water Conservation Division would benefit from being in the same building as the Public Works Administration, the Community Development Department, the Engineering Division, and Stormwater Division.





Stormwater Administration

Current Site

The Stormwater Administration Division is currently located at the Sourdough Water Treatment Facility and is separate from the rest of the Public Works Department.



Function

The Stormwater Division's main function is to manage stormwater assets, mitigate stormwater pollution, and comply with environmental regulations.

Key Challenges

- Located apart from the rest of the Public Works Department.
- Lack of space for sample testing.
- Stormwater Operations crews are part of Water & Sewer Division instead of Stormwater Administration Division.
- Out-of-date operations facilities.

Short-Term & Long-Term Goals

- Short-Term: Space for additional staff.
- Long-Term: Collocations with other Public Works divisions to improve communications with operations divisions and to have a laboratory facility with proper sample testing.

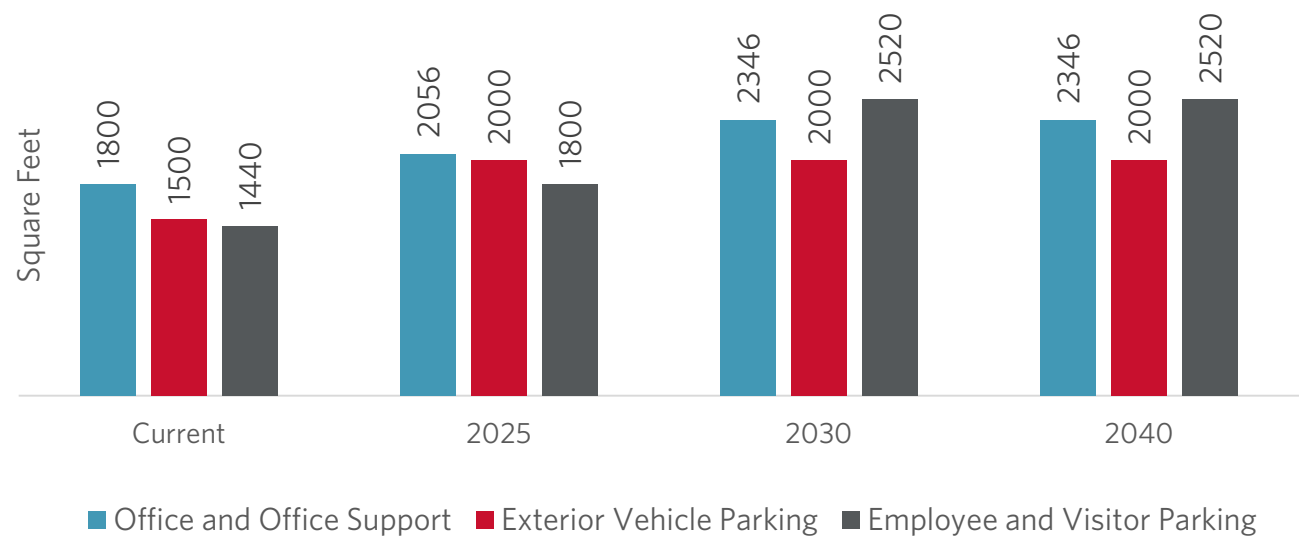


Stormwater Administration

Area Metrics

- Total area is estimated to increase by 45% in the next 20 years to approximately 7,000 square feet.

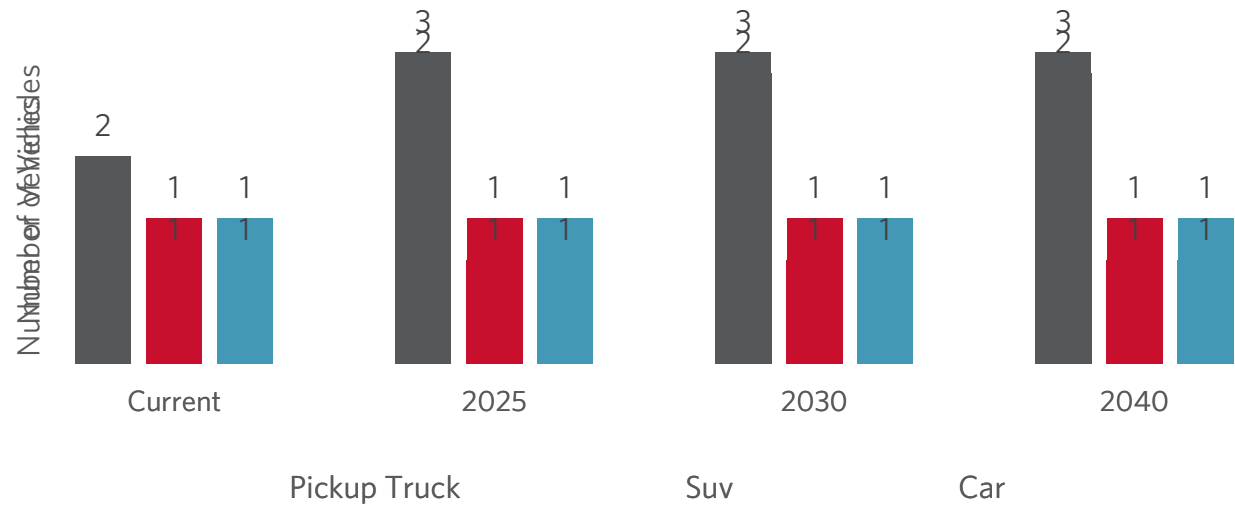
Total Area Projections



Vehicle Metrics

- Total vehicle quantity is estimated to increase by 33% in the next 20 years to a total of 4 vehicles for the division.

Vehicle Projections



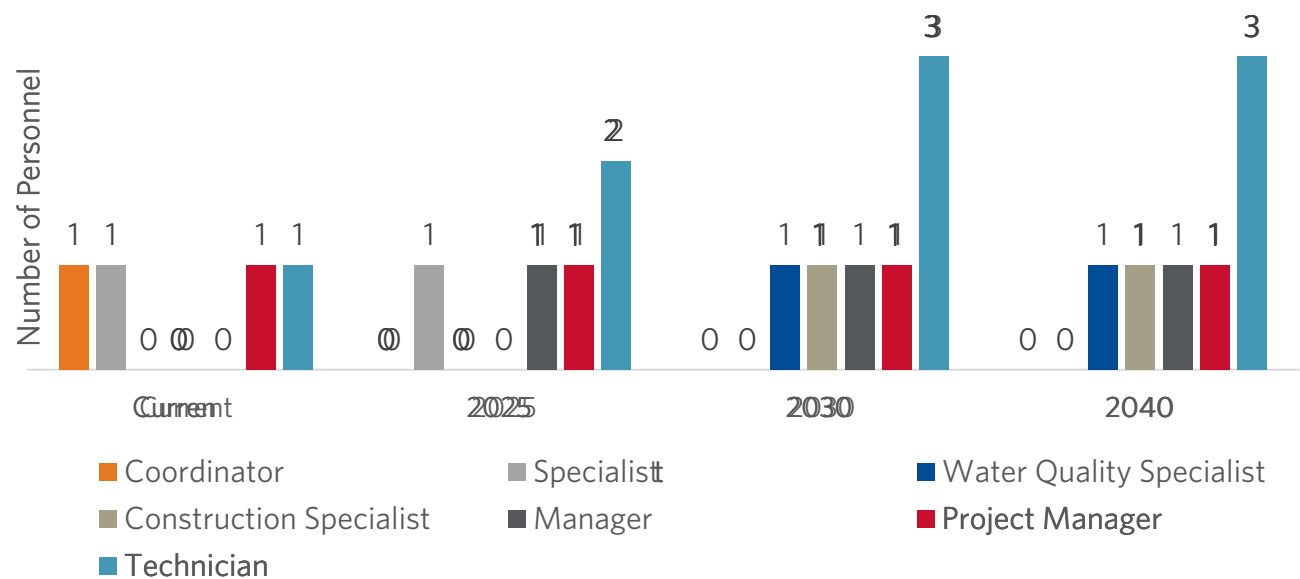


Stormwater Administration

Staffing Metrics

- The Stormwater Division currently accounts for 4% of the entire Public Works Department staff.
- Total staffing for the Stormwater Division is estimated to increase by 75% in the next 20 years to a total of 7 employees.

Staffing Projections



Key Findings

- Consistent staff growth until 2040.
- Need for new private offices and office support areas.
- The Stormwater Division would benefit from being colocated with the Engineering Division and Public Works Administration.
- Division is new.
- Stormwater Operations utilizes staff from the Water & Sewer Operations Division.





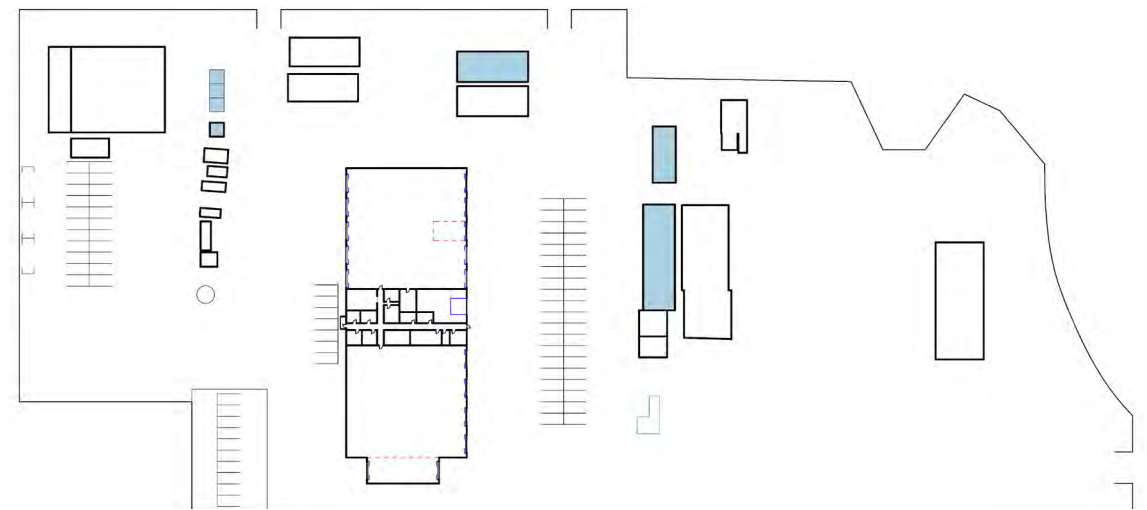
Water & Sewer

Current Site

The Water & Sewer Division currently has their shops, vehicle storage, and offices split between the Shops Complex and the N. Rouse Avenue Complex. They also have heated vehicle storage at the Laurel Glen Shops Annex and some material storage at the upper yard.



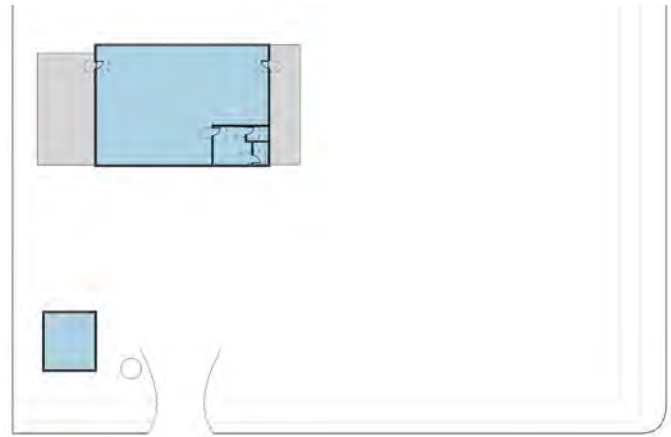
Existing Site Plans



N. Rouse Avenue Complex



City Shops Complex



Laurel Glen Shops Annex



Water & Sewer Function

The Water & Sewer Division is responsible for maintaining and repairing the underground water sewer systems throughout Bozeman. Other responsibilities include residential and commercial meter testing.

Key Challenges

- Not enough common space and support areas for the staff.
- Not enough space for vehicles and equipment.
- Equipment and materials are spread out among many facilities.

Short-Term and Long-Term Goals

- Short-Term: Additional covered road material and fill storage. New vehicle wash facilities.
- Long-Term: A new facility that fits all of the division's staff and vehicles and accommodates the future growth to support the City's infrastructure.

Existing Conditions



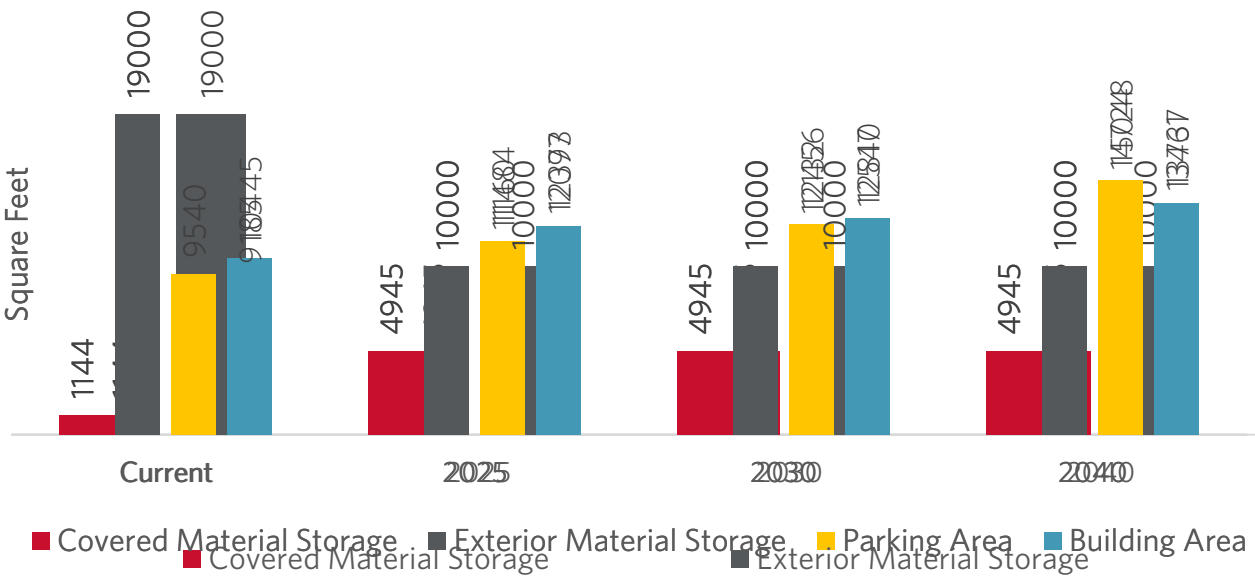


Water & Sewer

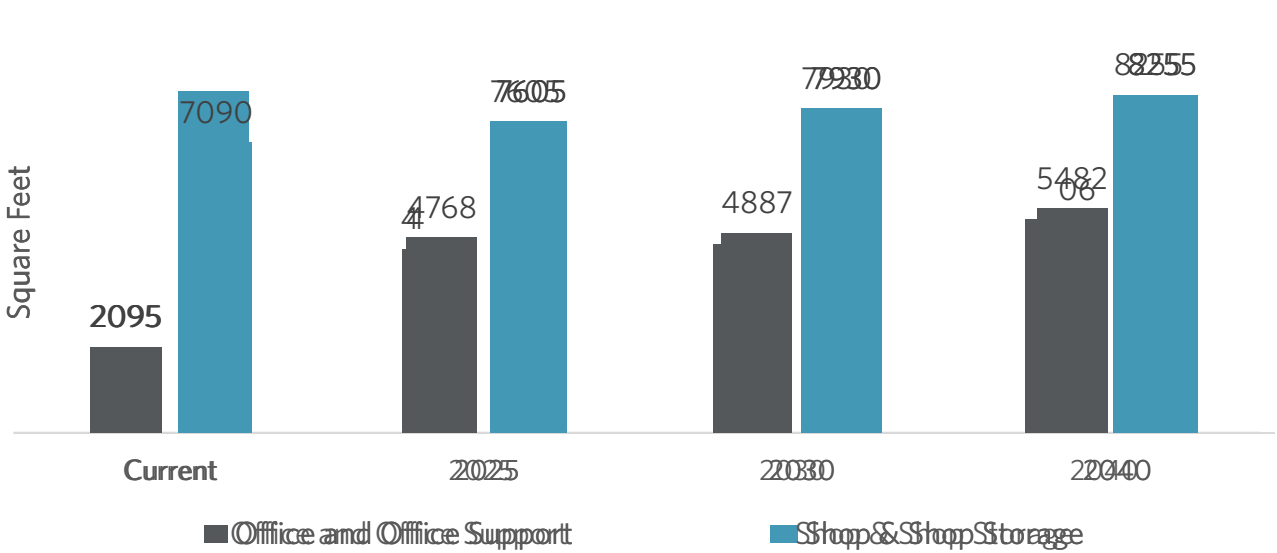
Area Metrics

- Total building area is estimated to increase by 50% in the next 20 years to approximately 14,000 square feet.
- Total area is estimated to increase by 14% in the next 20 years to approximately 79,000 square feet.
- Total parking area is estimated to increase by 26% in the next 20 years to approximately 50,000 square feet.

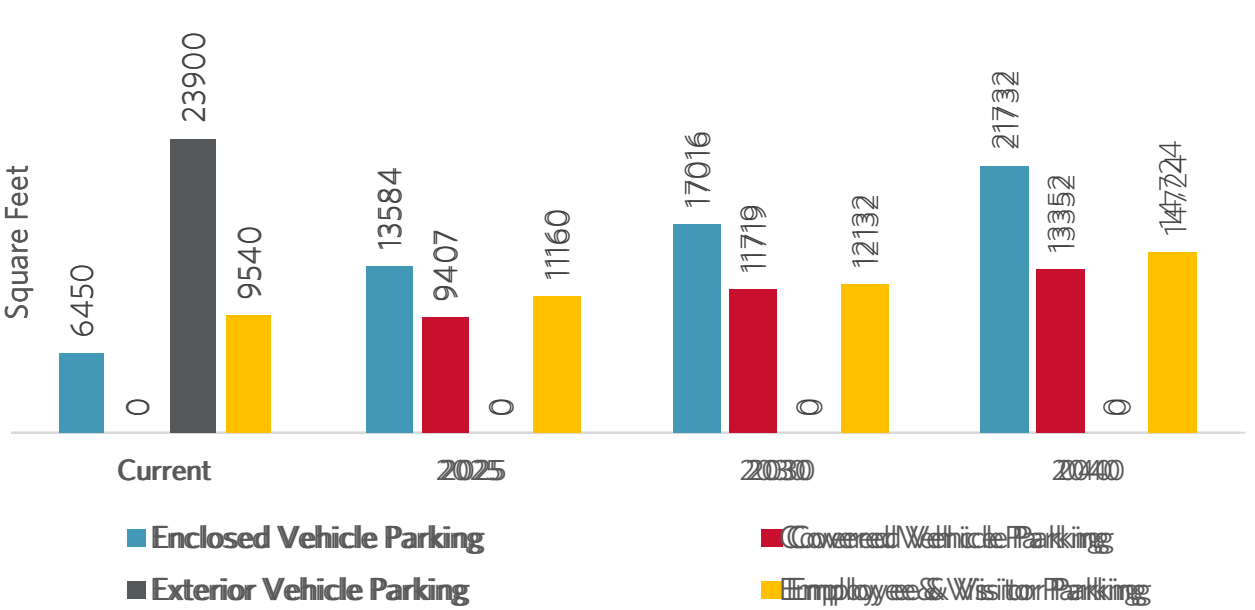
Total Area Projections



Total Building Area Projections



Total Parking Area Projections

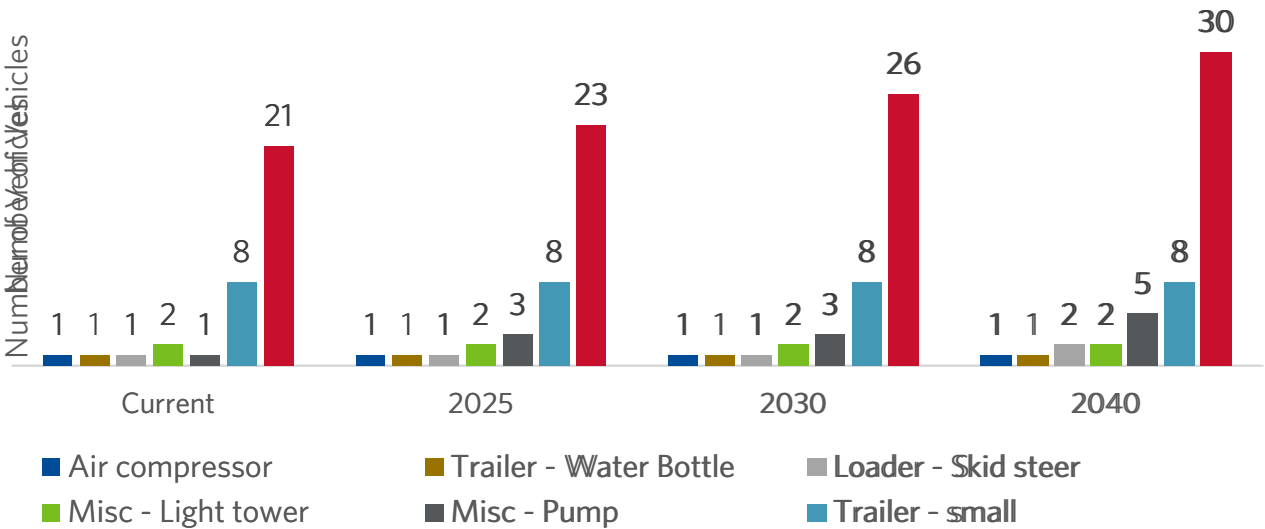


Water & Sewer

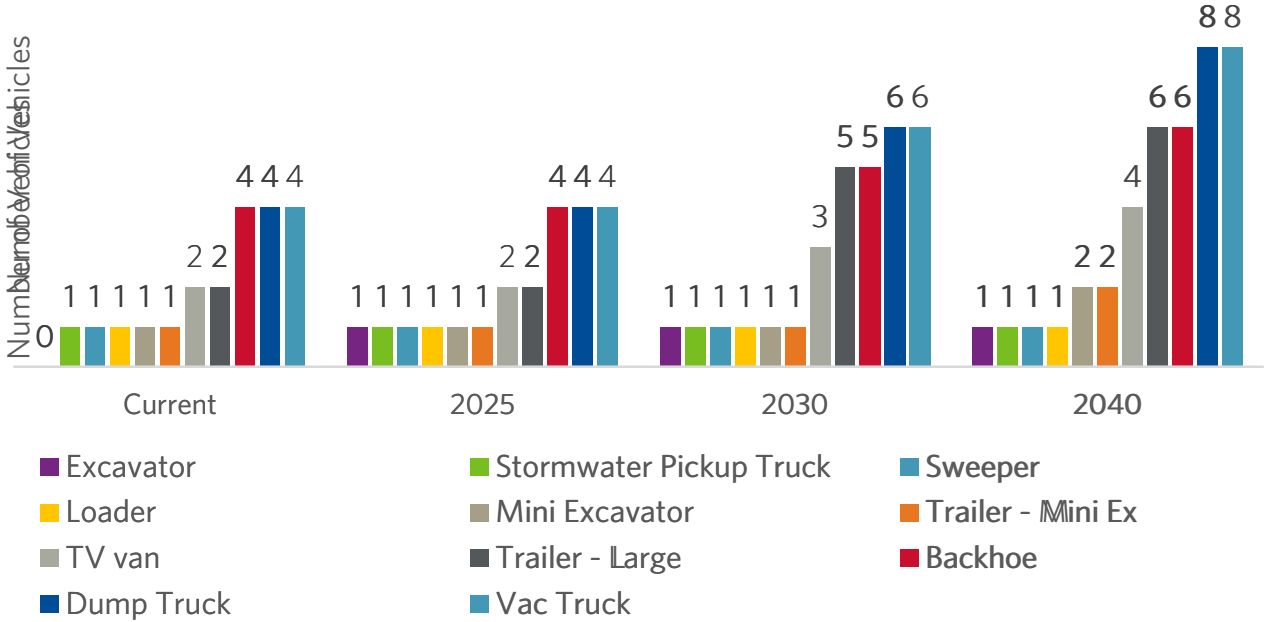
Vehicle Metrics

- Total vehicle quantity is estimated to increase by 58% in the next 20 years to a total of 93 vehicles.
- Total heavy duty vehicle quantity is estimated to increase by 90% in the next 20 years to a total of 40 vehicles.
- Total light duty vehicle quantity is estimated to increase by 40% in the next 20 years to a total of 49 vehicles.
- Total miscellaneous vehicle quantity is estimated to increase by 33% in the next 20 years to a total of 4 vehicles.

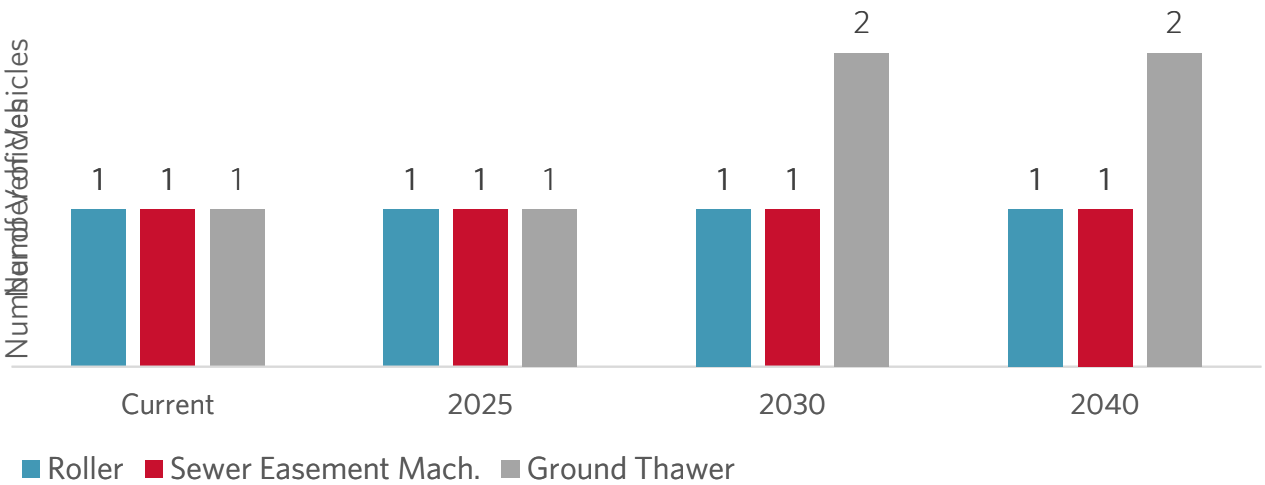
Light Duty Vehicles Projections



Heavy Duty Vehicle Projections



Miscellaneous Vehicles Projection



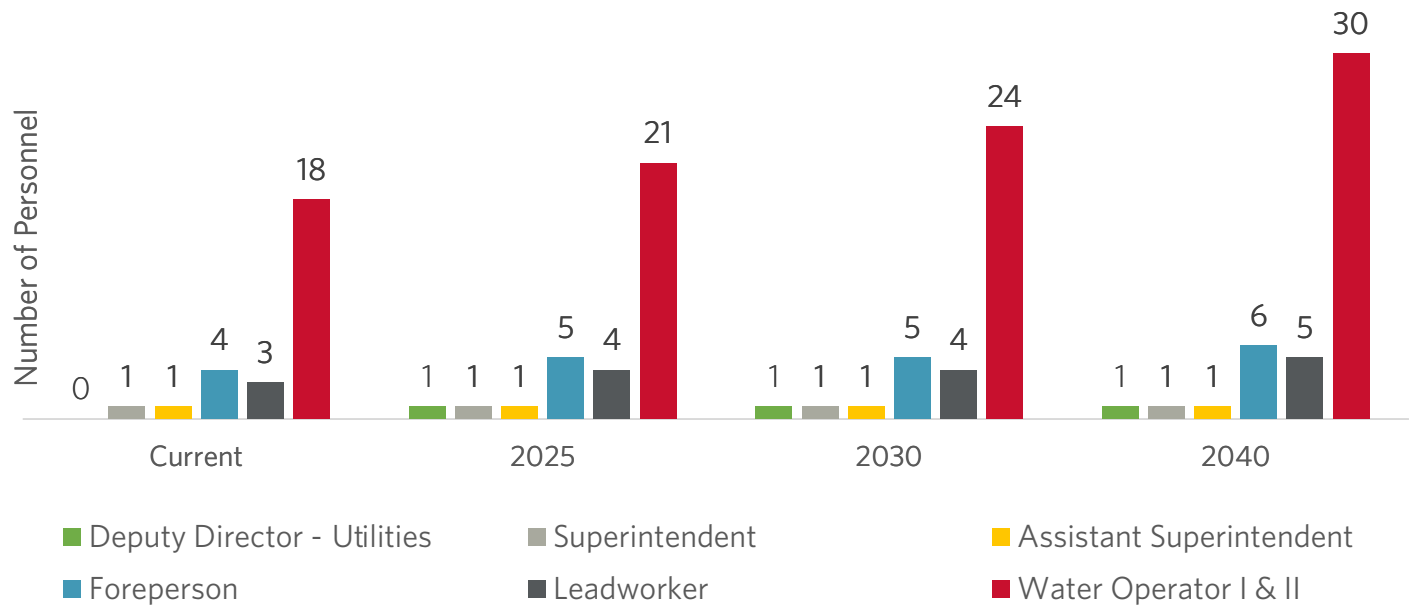


Water & Sewer

Staffing Metrics

- The Water & Sewer Division currently accounts for 25% of the entire Public Works Department.
- Total staffing for the Water & Sewer Division estimated to increase by 63% in the next 20 years to a total of 44 employees.

Staffing Projections



Key Findings

- Utilities will get a Deputy Director in 2025.
- All exterior vehicle parking programmed to become covered vehicle parking and/or enclosed vehicle parking.
- All exterior material storage programmed to become covered material storage.

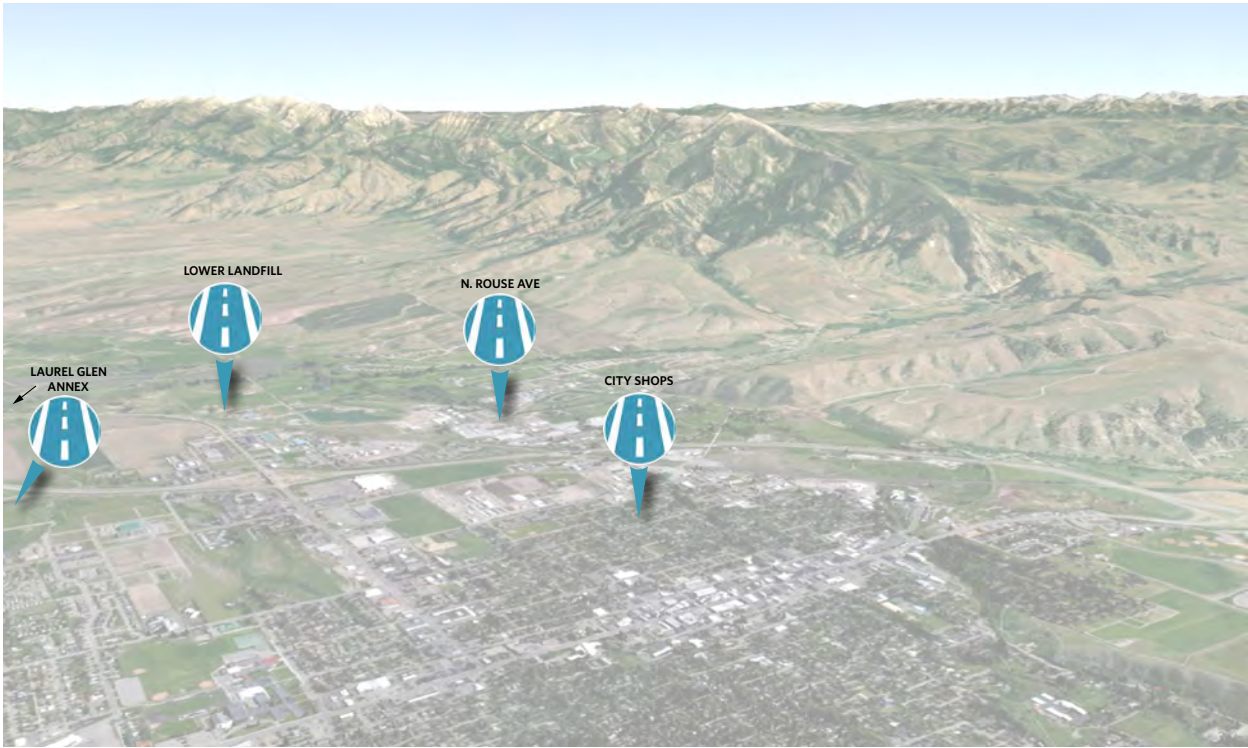




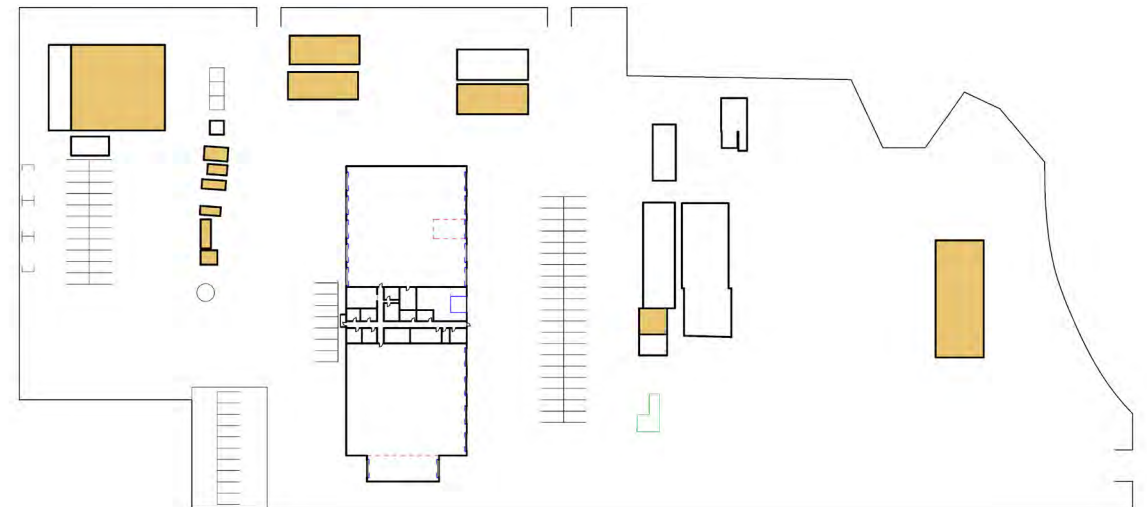
Streets

Current Site

The Streets Division currently has shop space, vehicle storage, and office space at the City Shops Complex and the N. Rouse Avenue Complex. The Streets Division currently stores shavings & some materials at the Lower Landfill.



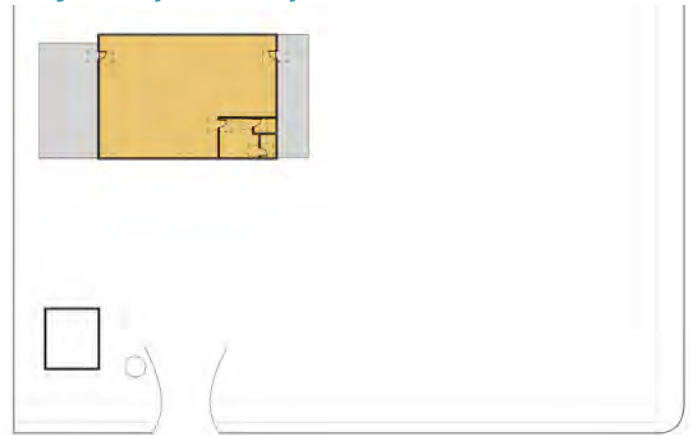
Existing Site Plans



N. Rouse Avenue Complex



City Shops Complex



Laurel Glen Shops Annex

Streets Function

The Streets Division is responsible for maintaining and cleaning the streets system throughout the City year round.

Key Challenges

- Not enough covered and heated parking for vehicles and equipment.
- Larger space for the Sign & Signal Division is needed.
- Need more room so they can increase in staff.

Short-Term & Long-Term Goals

- Short-Term: Addition of wash facilities, vehicle heated storage, parking, and more office/crew space.
- Long-Term: A new facility that fits all of the department's staff and vehicles and accommodates the future growth to support the City's infrastructure.

Existing Conditions



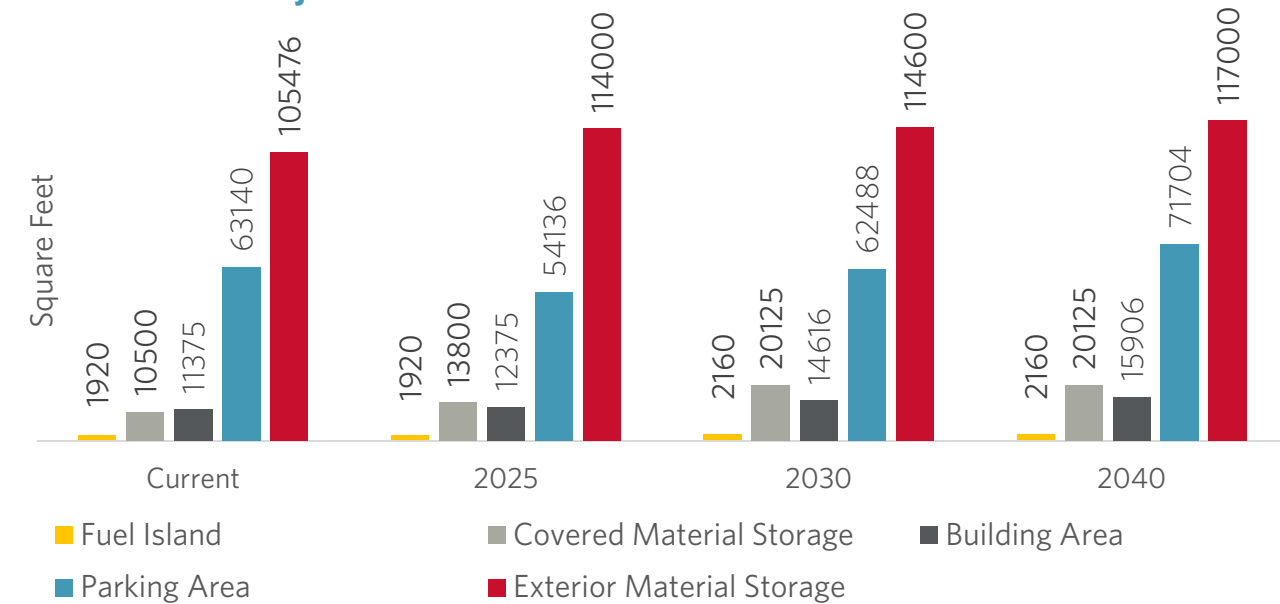


Streets

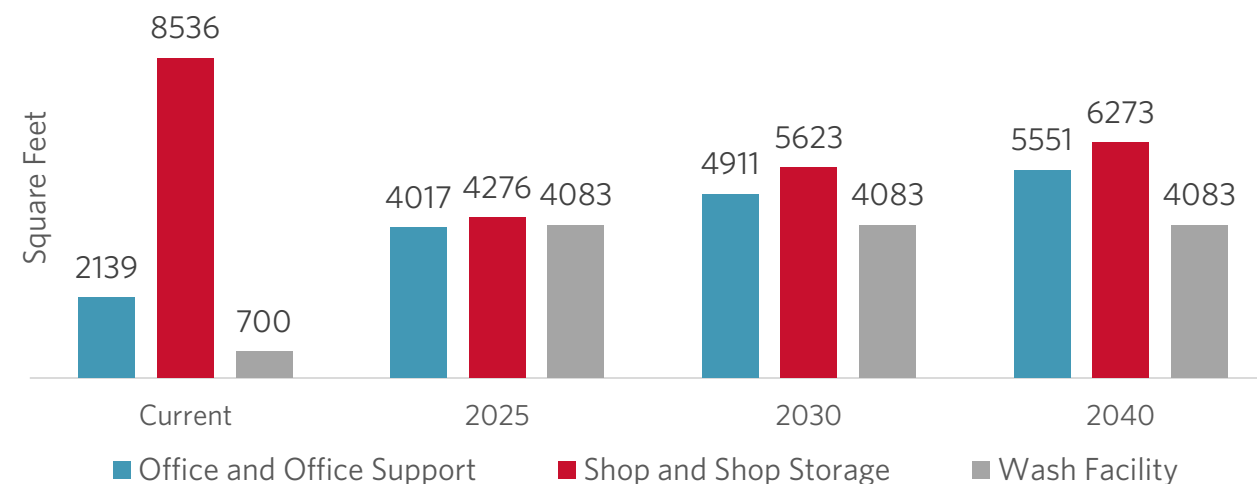
Area Metrics

- Total building area is estimated to increase by 40% in the next 20 years to approximately 16,000 square feet.
- Total area is estimated to increase by 18% in the next 20 years to approximately 227,000 square feet.
- Total parking area is estimated to increase by 14% in the next 20 years to approximately 72,000 square feet.

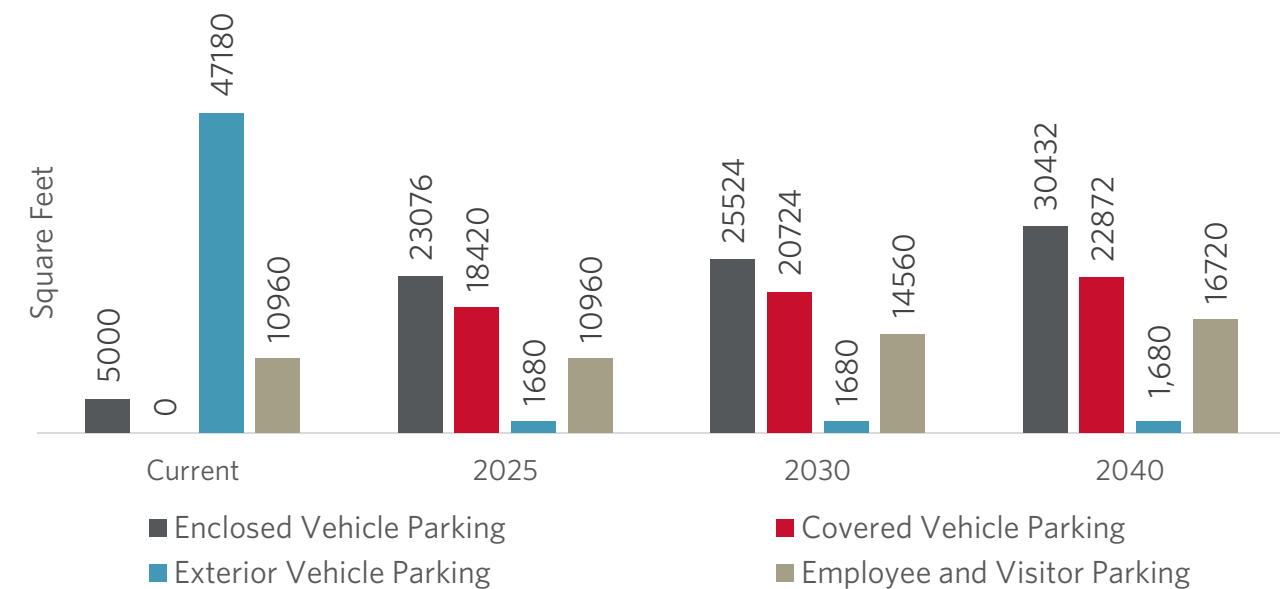
Total Area Projections



Total Building Area Projections



Total Parking Area Projections

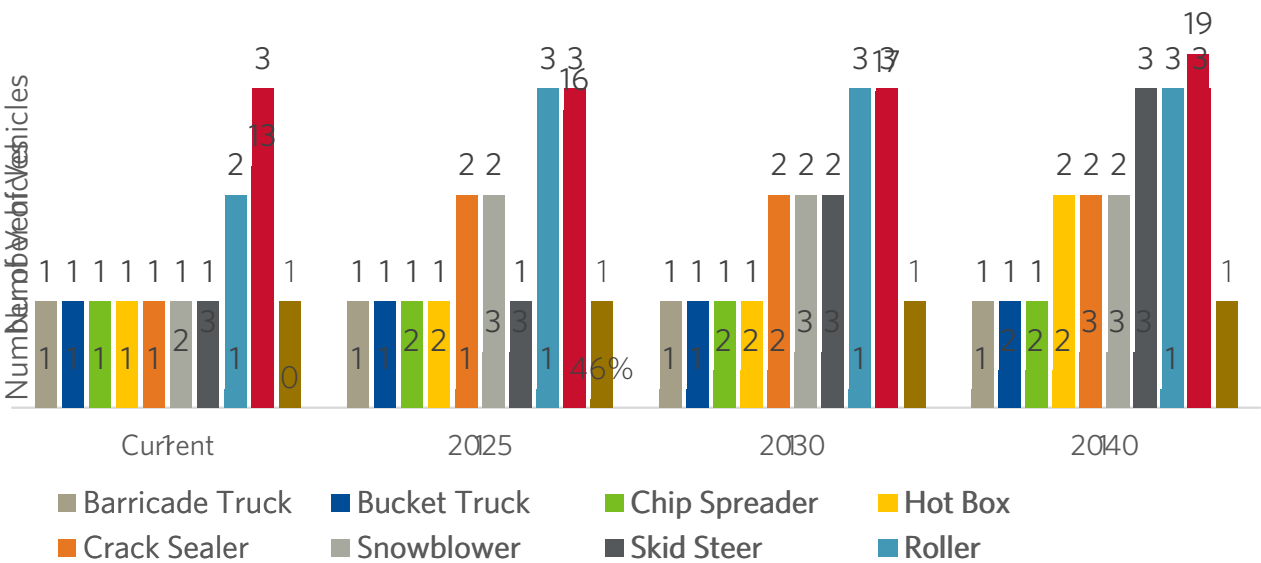


Streets

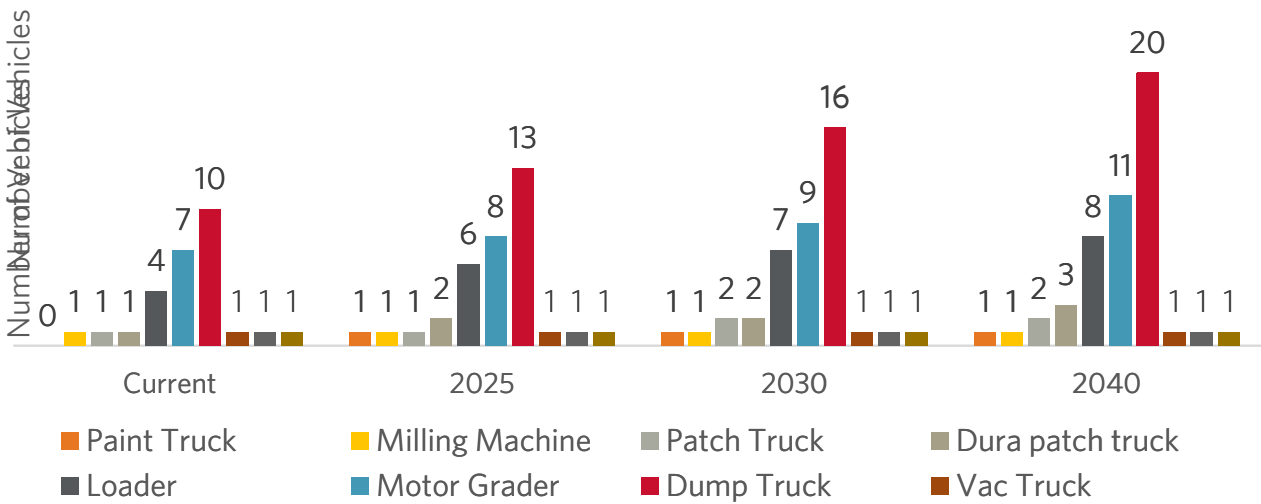
Vehicle Metrics

- Total vehicle quantity is estimated to increase by 48% in the next 20 years to a total of 129 vehicles.
- Total heavy duty vehicle quantity is estimated to increase by 81% in the next 20 years to a total of 49 vehicles.
- Total medium duty vehicle quantity is estimated to increase by 46% in the next 20 years to a total of 19 vehicles.
- Total light duty vehicle quantity is estimated to increase by 63% in the next 20 years to a total of 31 vehicles.

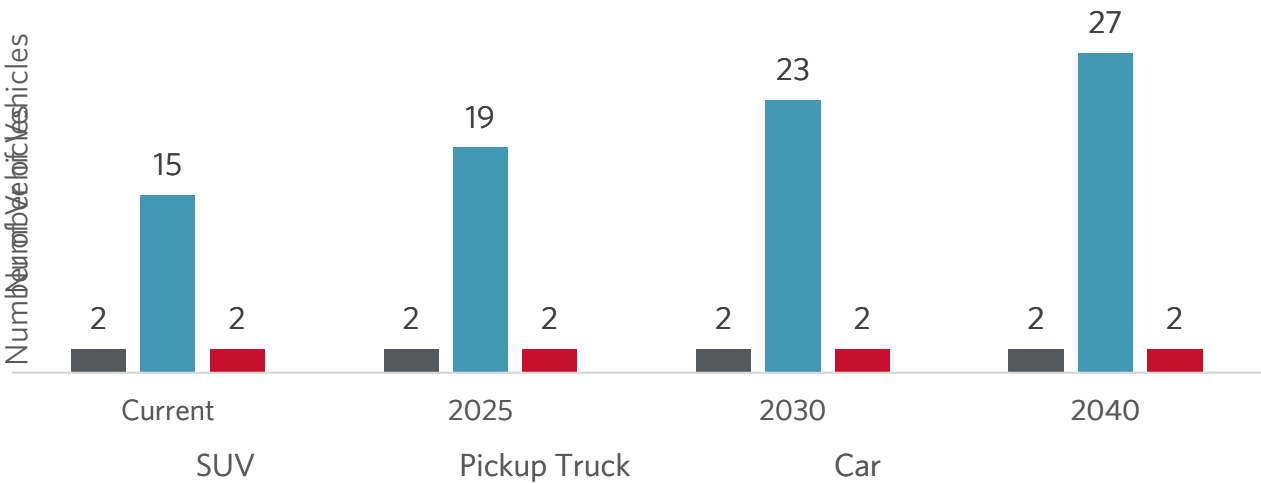
Medium Duty Vehicles Projections



Heavy Duty Vehicles Projections



Light Duty Vehicles Projections



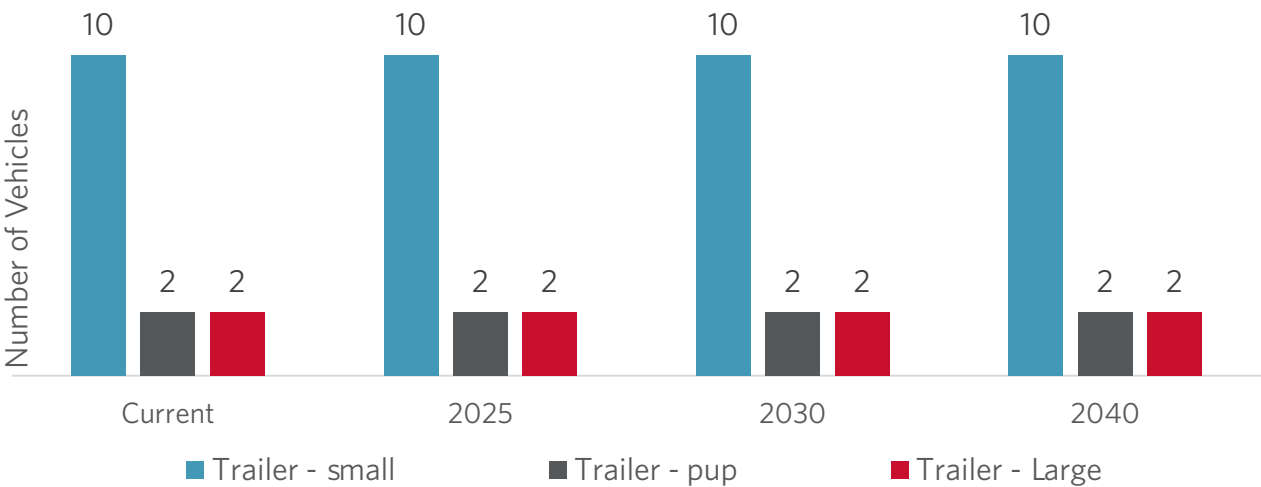


Streets

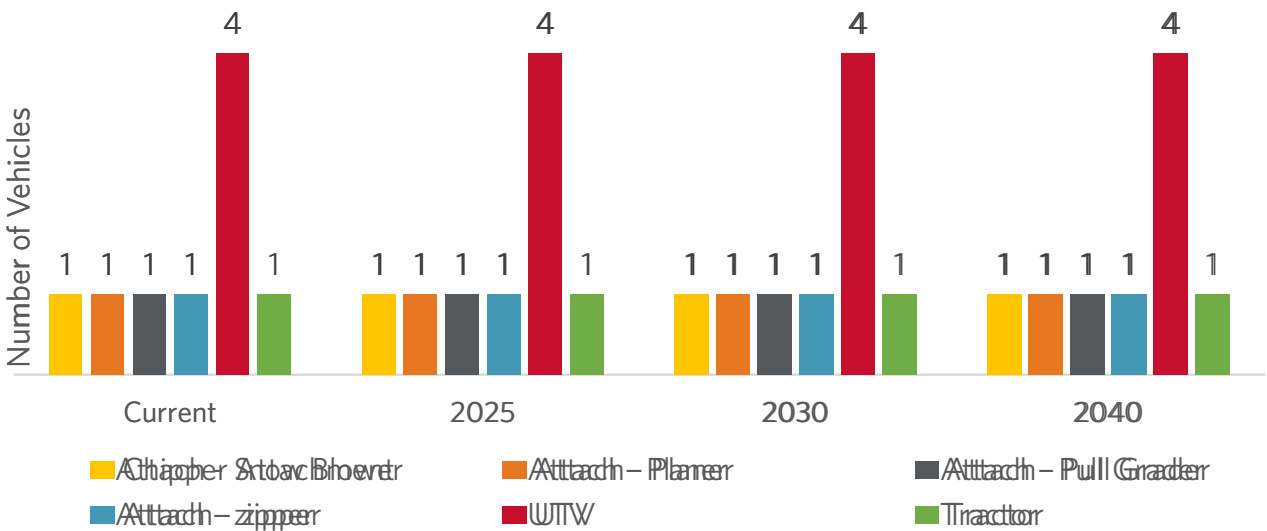
Vehicle Metrics

- Total miscellaneous vehicle quantity is estimated to remain the same for the next 20 years at a total of 9 vehicles.
- Total trailer vehicle quantity is estimated to remain the same for the next 20 years at a total of 14 vehicles.
- Total small equipment vehicle quantity is estimated to increase by 40% in the next 20 years to a total of 7 vehicles.

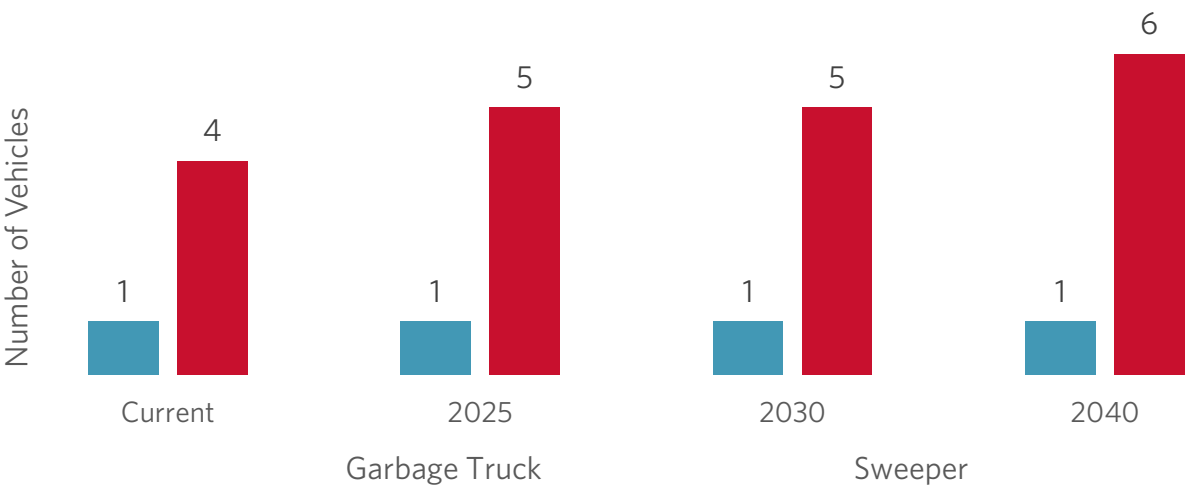
Trailer Vehicles Projections



Miscellaneous Vehicles Projections



Small Equipment Vehicles Projections



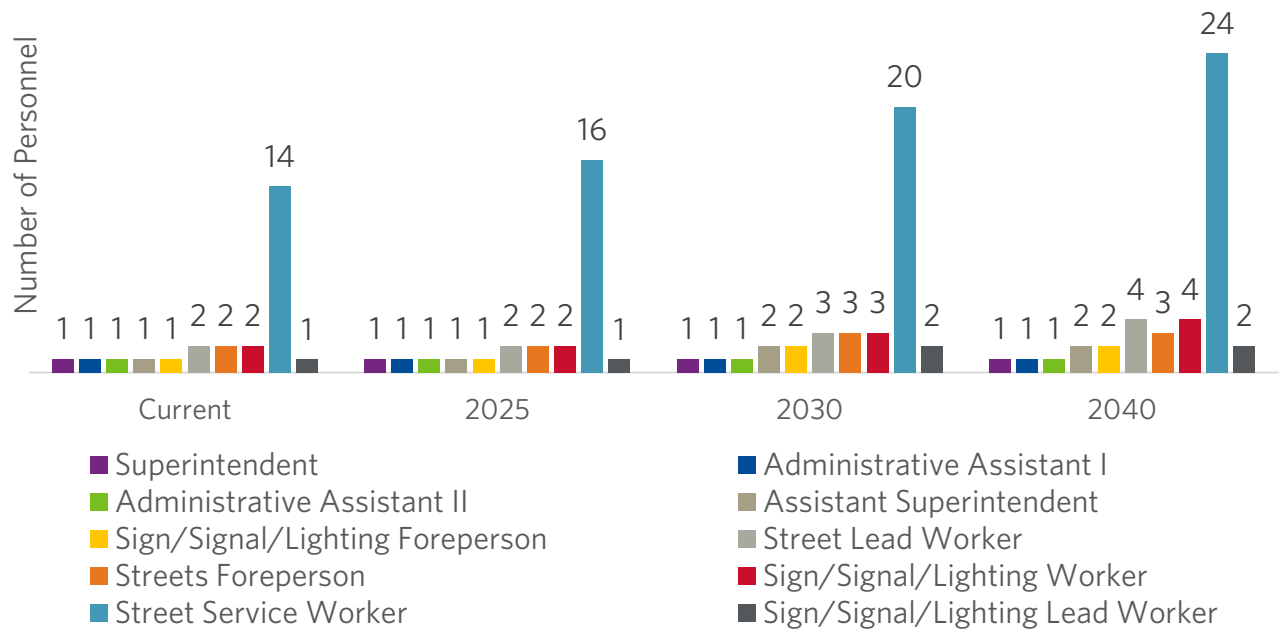


Streets

Staffing Metrics

- The Streets Division currently accounts for 24% of the entire Public Works Department.
- Total staffing for the Streets Division estimated to increase by 69% in the next 20 years to a total of 44 employees.

Staffing Projections



Key Findings

- Consistent staff growth until 2040.
- 25,000 square feet of enclosed vehicle parking needed.
- Consolidated site for all Streets Division staff, equipment, vehicles, and materials.
- Additional on-site spaces needed including private offices, shared offices, file storage, uniform storage, conference room, mud room, a brine making system room, an additional fuel lane, fuel island, and another above ground fuel tank.



Fleet Maintenance

Current Site

The Fleet Maintenance Division currently is located at the N. Rouse Avenue Complex and shares the space with HRDC, Streets, Water & Sewer, & the Forestry Divisions.



Existing Site & Floor Plans



N. Rouse Avenue Complex - Site Plan



N. Rouse Avenue Complex - Floor Plan

Fleet Maintenance

Function

The Fleet Maintenance Division is responsible for repairing and maintaining city owned vehicles. They also recycle waste oil and antifreeze from the community and manage fleet parts and supplies and sales supplies.

Key Challenges

- Lack of office and shop space.
- Not enough parking on site.
- Not a secure facility.
- Need a Fleet Manager.

Short-Term and Long-Term Goals

- Short-Term: Additional parking.
- Long-Term: A new facility that fits all of the department's staff and vehicles and accommodates the future growth to support the City's infrastructure.

Existing Conditions



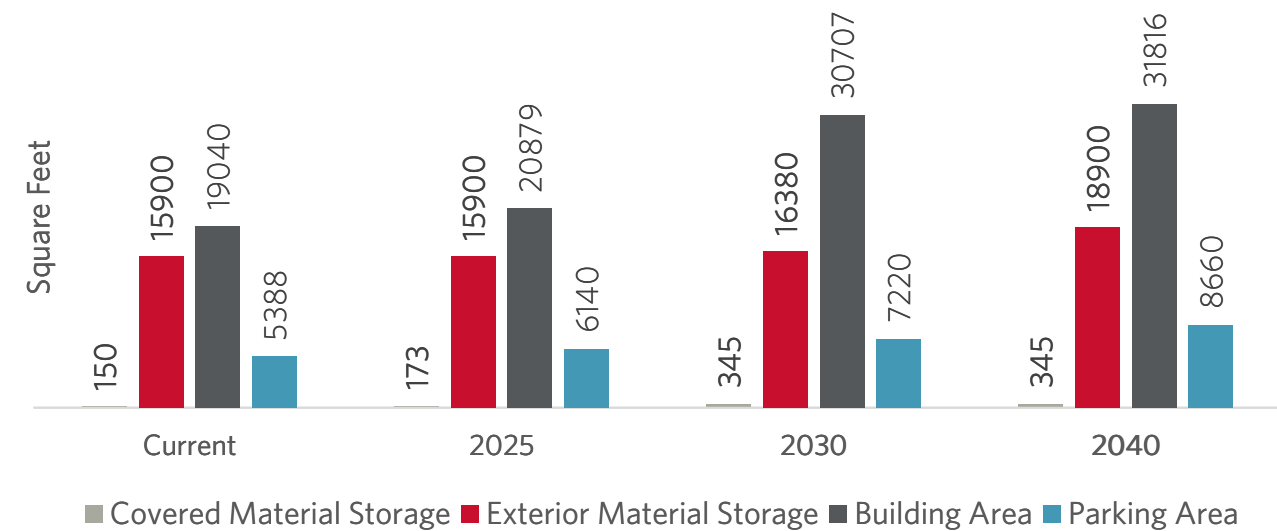


Fleet Maintenance

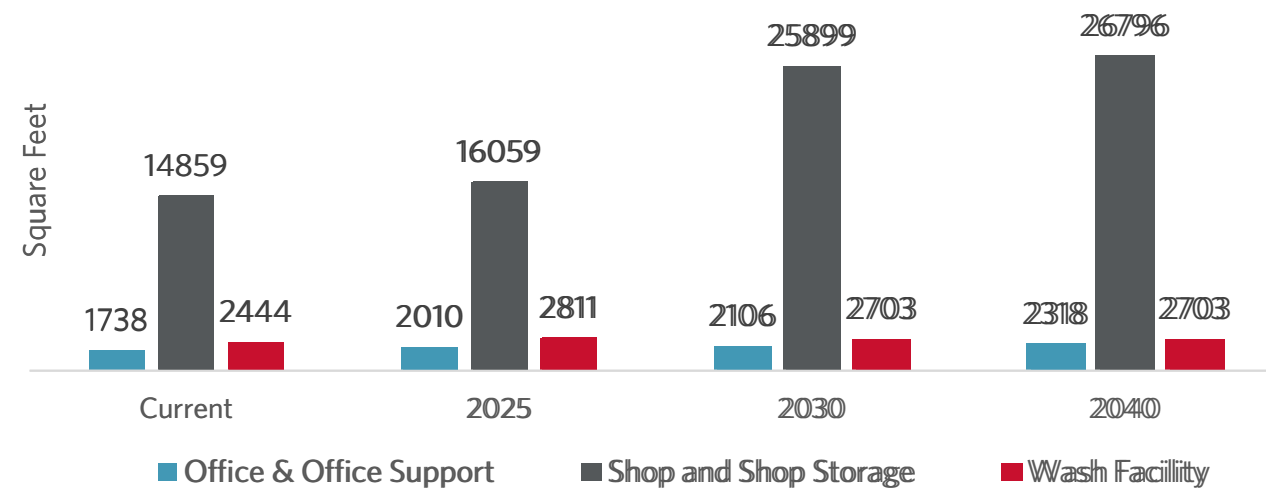
Area Metrics

- Total building area is estimated to increase by 67% in the next 20 years to approximately 32,000 square feet.
- Total area is estimated to increase by 48% in the next 20 years to approximately 60,000 square feet.
- Total parking area is estimated to increase by 61% in the next 20 years to approximately 9,000 square feet.

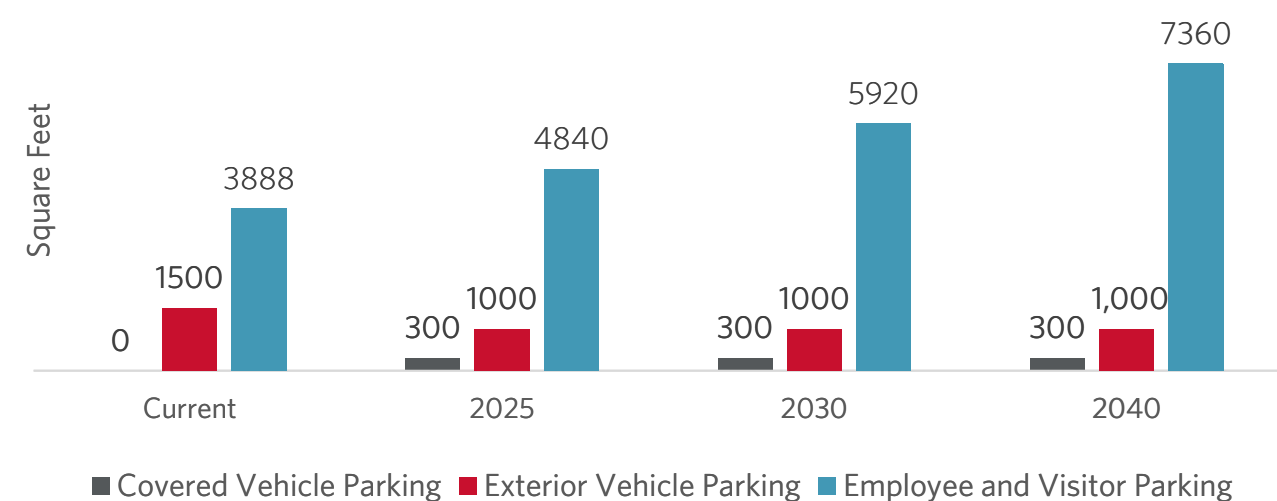
Total Area Projections



Total Building Area Projections



Total Parking Area Projections

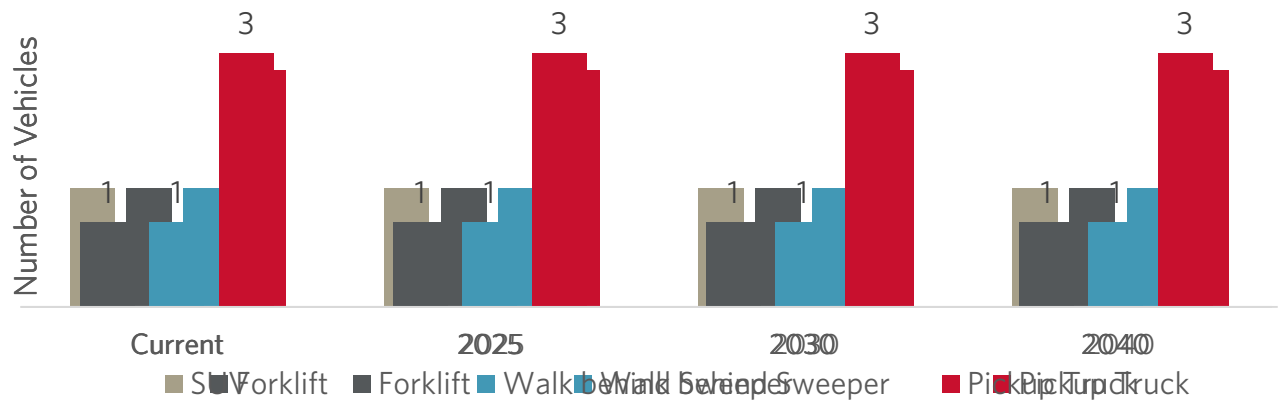


Fleet Maintenance

Vehicle Metrics

- Total vehicle quantity is estimated to remain the same for the next 20 years at a total of 5 vehicles.

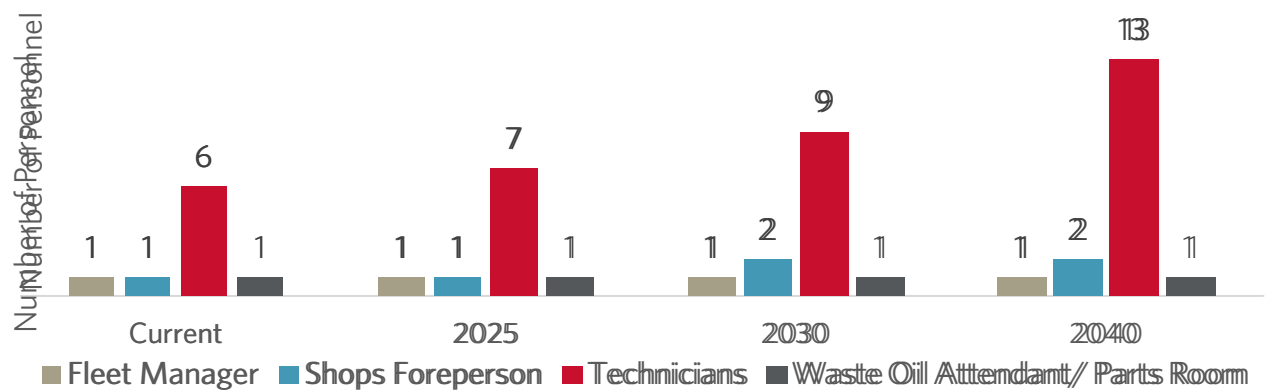
Vehicles Projections



Staffing Metrics

- The Fleet Maintenance Division currently accounts for 8% of the entire Public Works Department.
- Total staffing for Fleet Maintenance estimated to increase by 89% in the next 20 years to a total of 17 employees.

Staffing Projections



Key Findings

- Consistent staffing growth until 2040.
- Division would benefit from additional shop spaces and repair bays.
- The recently built maintenance facility is already functioning beyond its designed capacity.





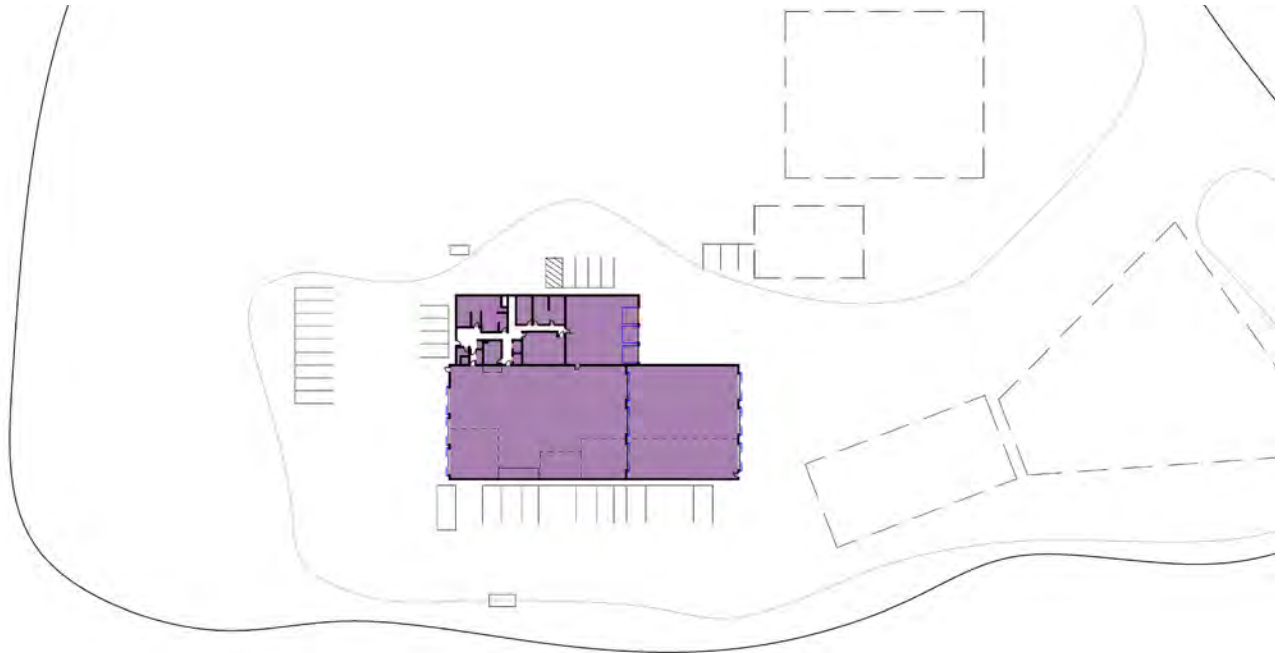
Solid Waste

Current Site

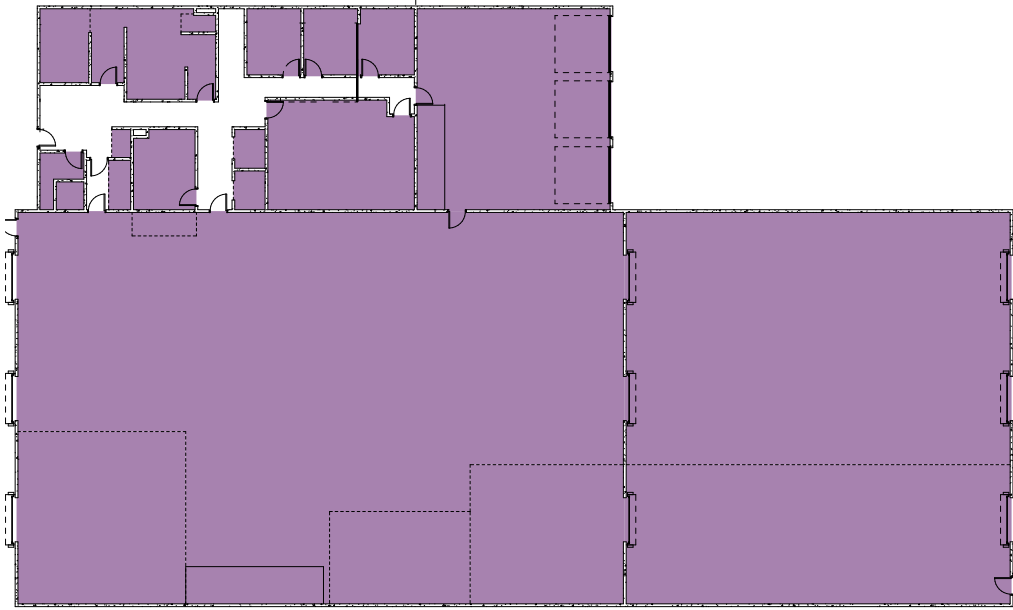
The Solid Waste Division currently is located at their own facility and does not share the location with any other departments.



Existing Site & Floor Plans



Solid Waste Facility - Site Plan



Solid Waste Facility - Floor Plan



Solid Waste Function

The Solid Waste Division manages the garbage and recycling disposal for the residents of Bozeman.

Key Challenges

- Need an administrative assistant.
- Not enough interior storage for all of the trucks.
- No transfer station within city limits.

Short-Term & Long-Term Goals

- Short-Term: Heated vehicle storage, additional office and crew space.
- Long-Term: Wash facilities, potential transfer station, more heated vehicle storage.

Existing Conditions



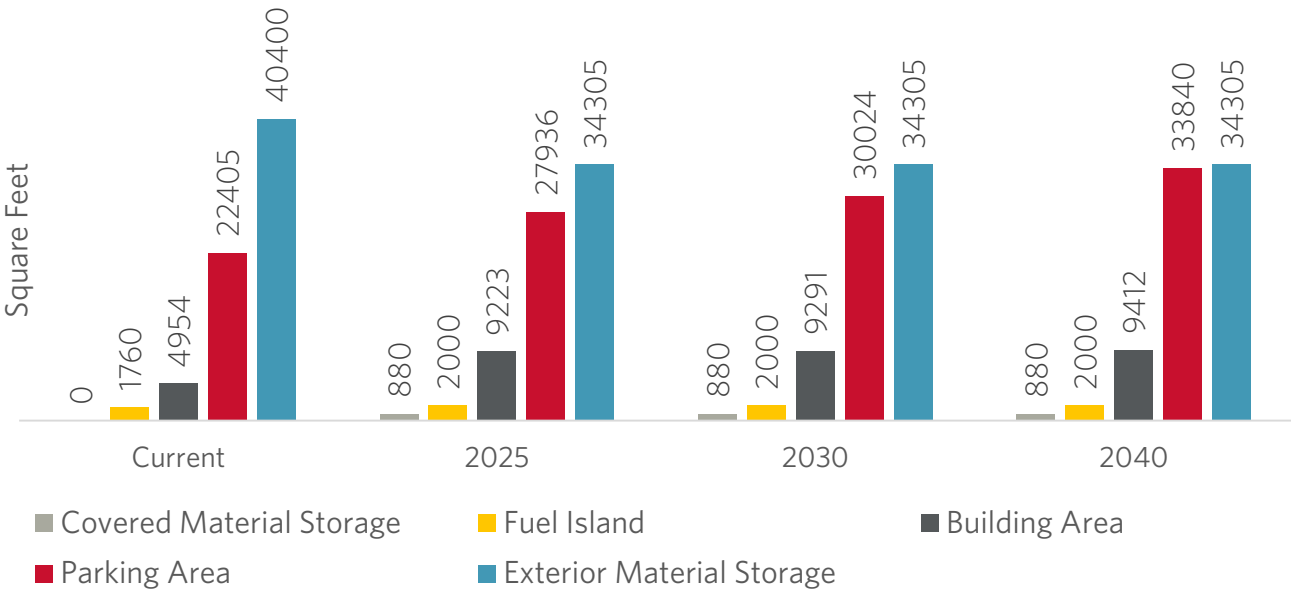


Solid Waste

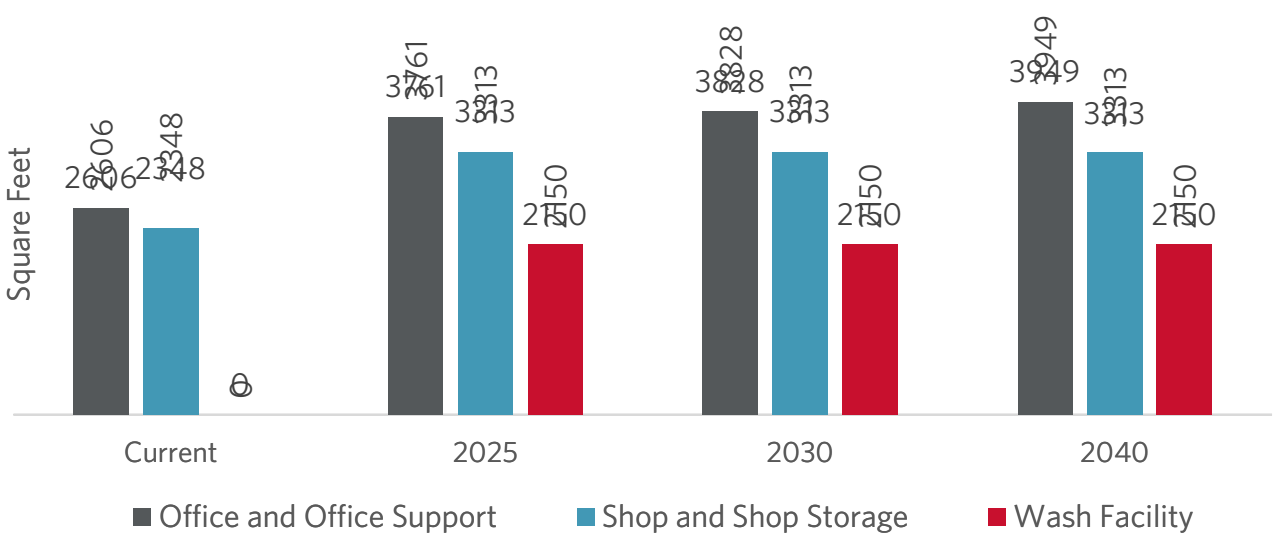
Area Metrics

- Total building area is estimated to increase by 90% in the next 20 years to approximately 9,000 square feet.
- Total area is estimated to increase by 16% in the next 20 years to approximately 80,000 square feet.
- Total parking area is estimated to increase by 47% in the next 20 years to approximately 34,000 square feet.

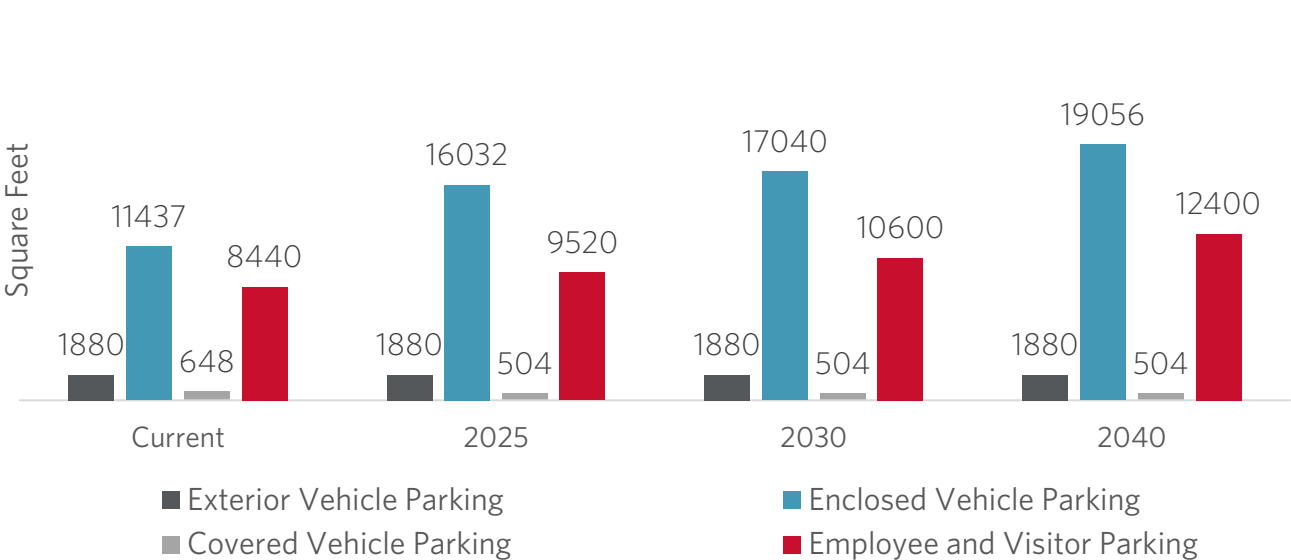
Total Area Projections



Total Building Area Projections



Total Parking Area Projections



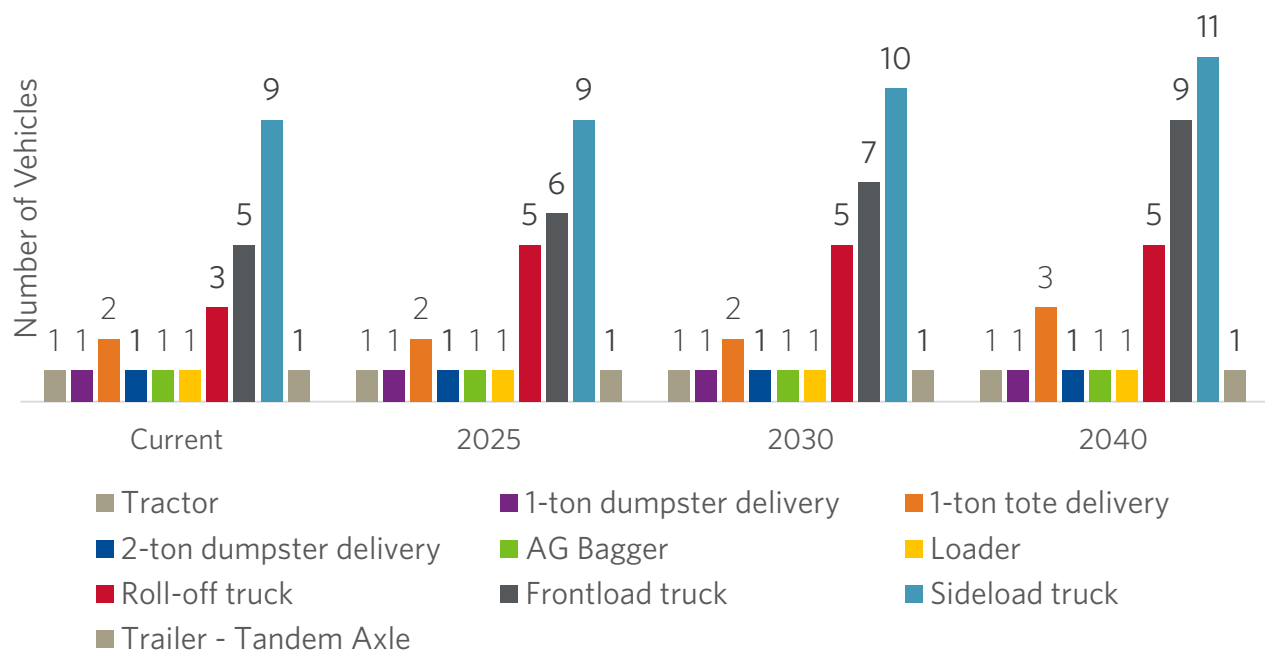


Solid Waste

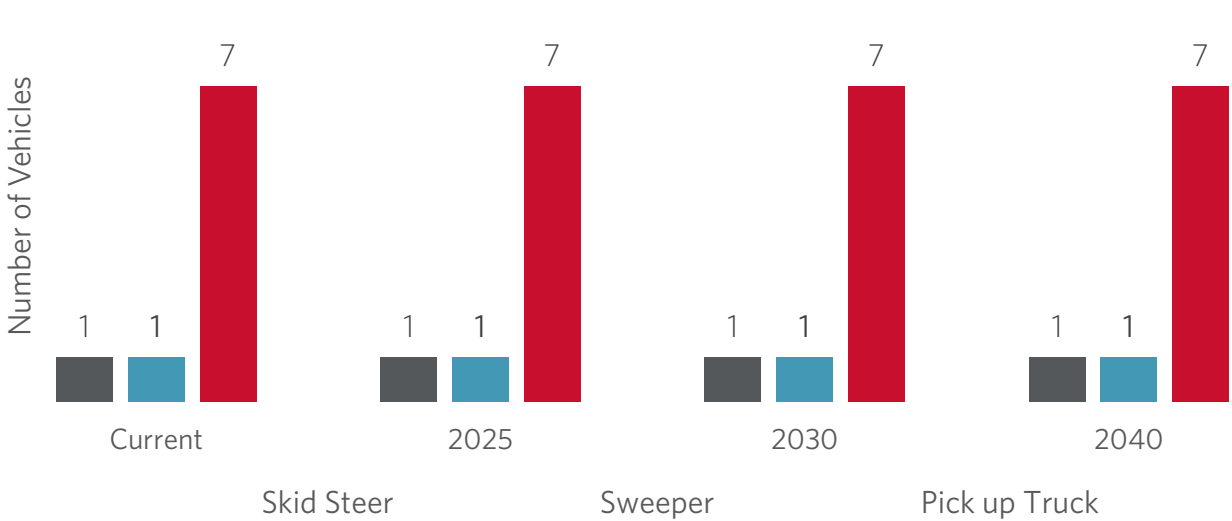
Vehicle Metrics

- Total vehicle quantity is estimated to increase by 25% in the next 20 years to a total of 45 vehicles.
- Total heavy duty vehicle quantity is estimated to increase by 33% in the next 20 years to a total of 36 vehicles.
- Total medium duty vehicle quantity is estimated to remain the same for the next 20 years at a total of 9 vehicles.

Heavy Duty Vehicles Projections



Medium Duty Vehicles Projections

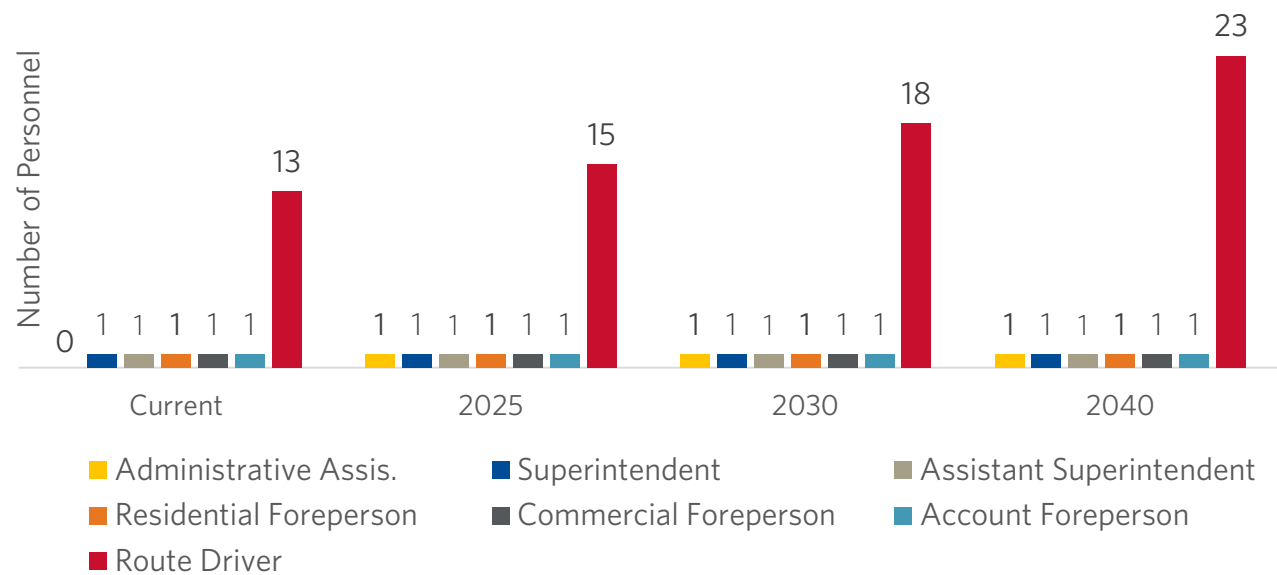




Solid Waste Staffing Metrics

- The Solid Waste Division currently accounts for 12% of the entire Public Works Department.
- Total staffing for the Solid Waste Division is estimated to increase by 61% in the next 20 years to a total of 29 employees.

Staffing Projections



Key Findings

- Consistent staffing growth until 2040.
- Division would benefit from additional covered material storage
- Division would benefit from an on-site wash facility & a transfer station within city boundaries.





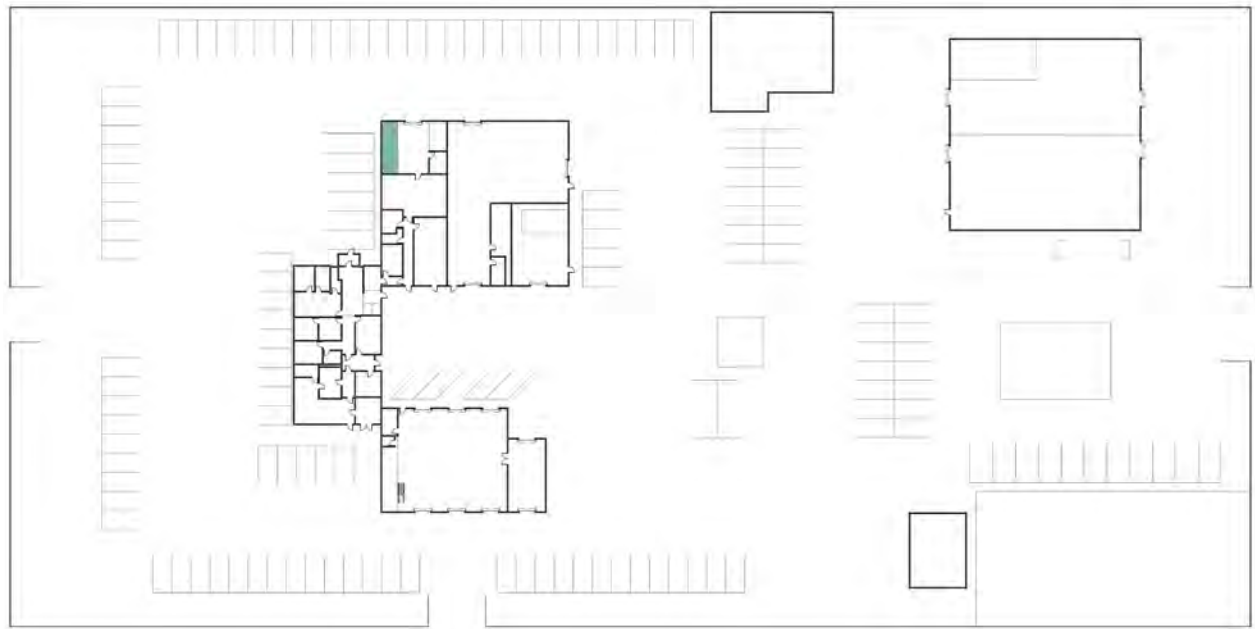
Facilities

Current Site

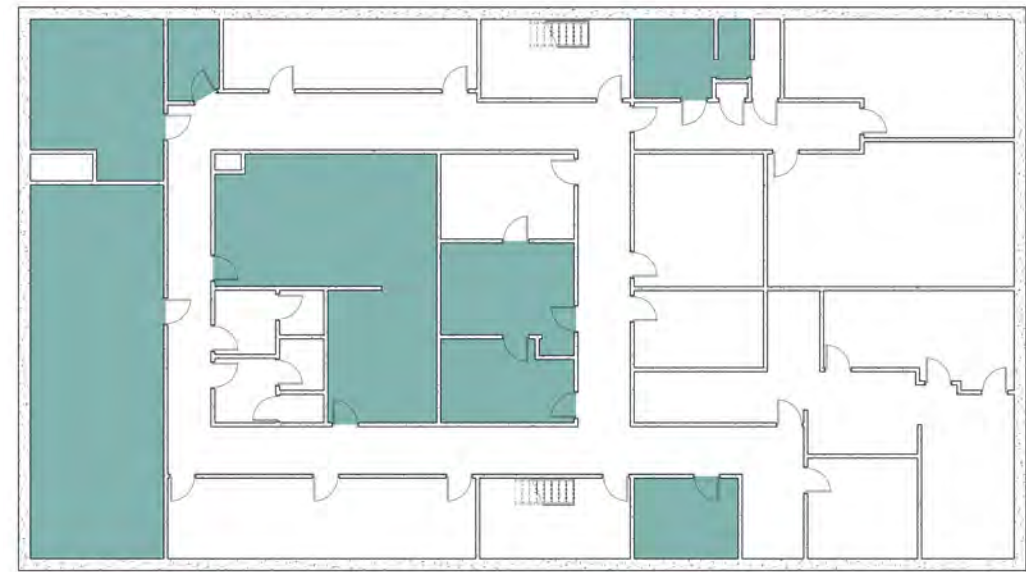
The Facilities Department is currently located in the Stiff Professional Building and the City Shops Complex. Facilities currently uses any spare rooms and spaces available in the Stiff Professional Building & has one designated storage area in the City Shops Complex.



Existing Site & Floor Plans



City Shops Complex



Stiff Professional Building - Lower Level





Facilities Function

The Facilities Department is responsible for maintenance of all city buildings except for the Parks Department facilities. Currently, the Facilities Department is not managing the facilities, only maintaining them.

Key Challenges

- Not enough space for storage.
- Facilities shop is located in the basement of the Stiff Professional Building and has no direct access to the exterior.
- Currently understaffed and do not have the resources to maintain all of the facilities.

Short-Term and Long-Term Goals

Short-Term: More storage space, build a facilities shop.

Long-Term: Hire an asset manager

Existing Conditions



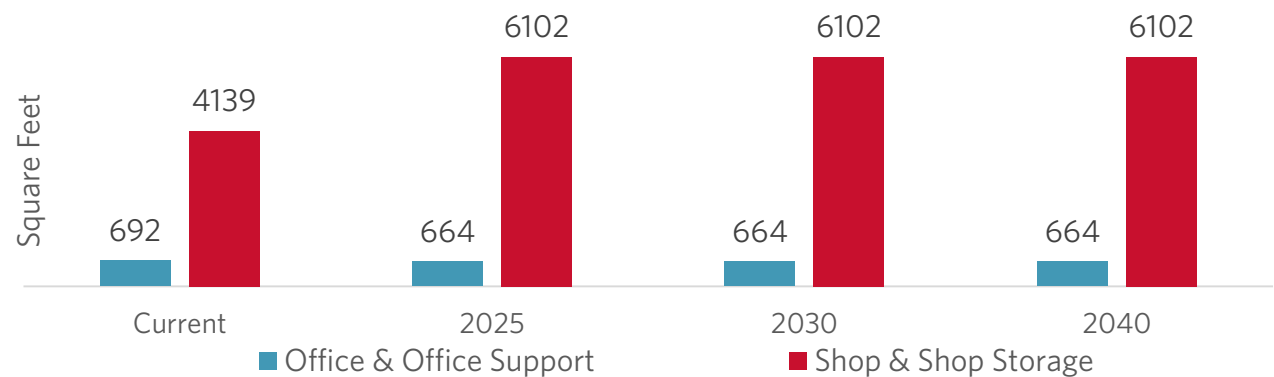


Facilities

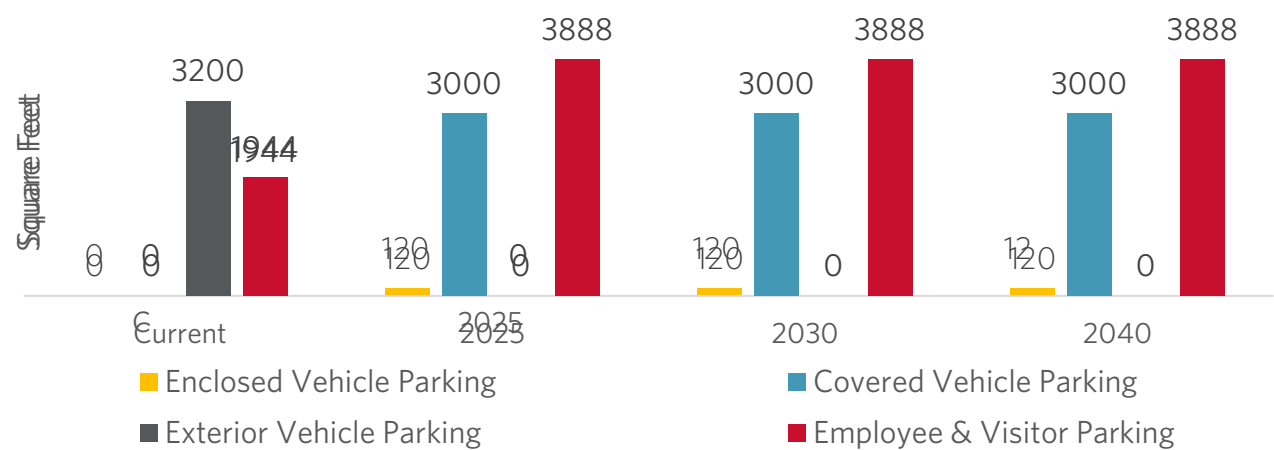
Area Metrics

- Total building area is estimated to increase by 43% in the next 20 years to approximately 7,000 square feet.
- Total parking area is estimated to increase by 34% in the next 20 years to approximately 7,000 square feet.

Total Building Area Projections



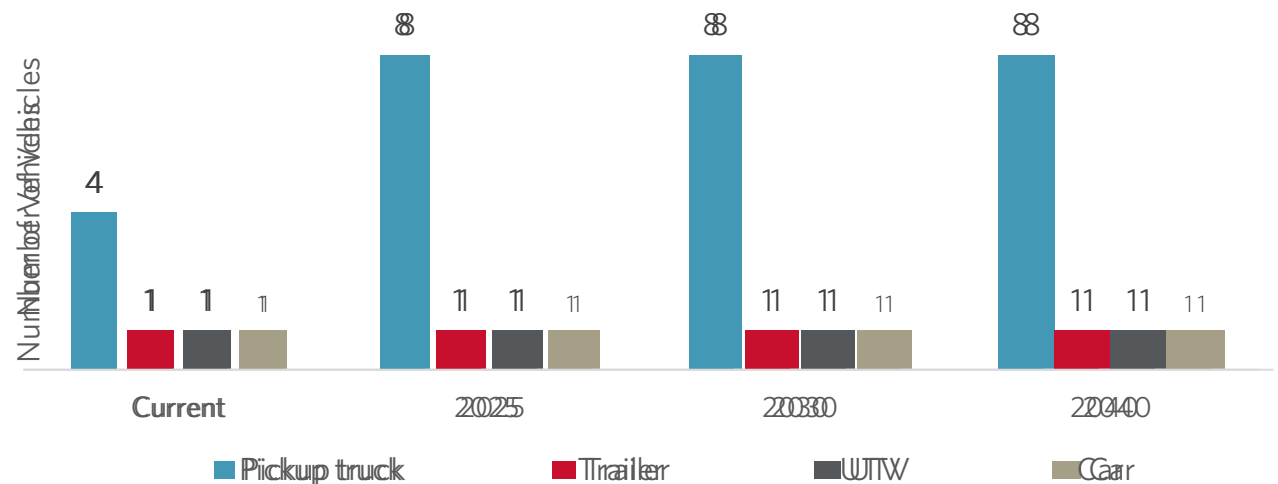
Total Parking Area Projections



Vehicle Metrics

- Total vehicle quantity estimated to increase by 57% in the next 20 years to a total of 11 vehicles..

Vehicle Projections



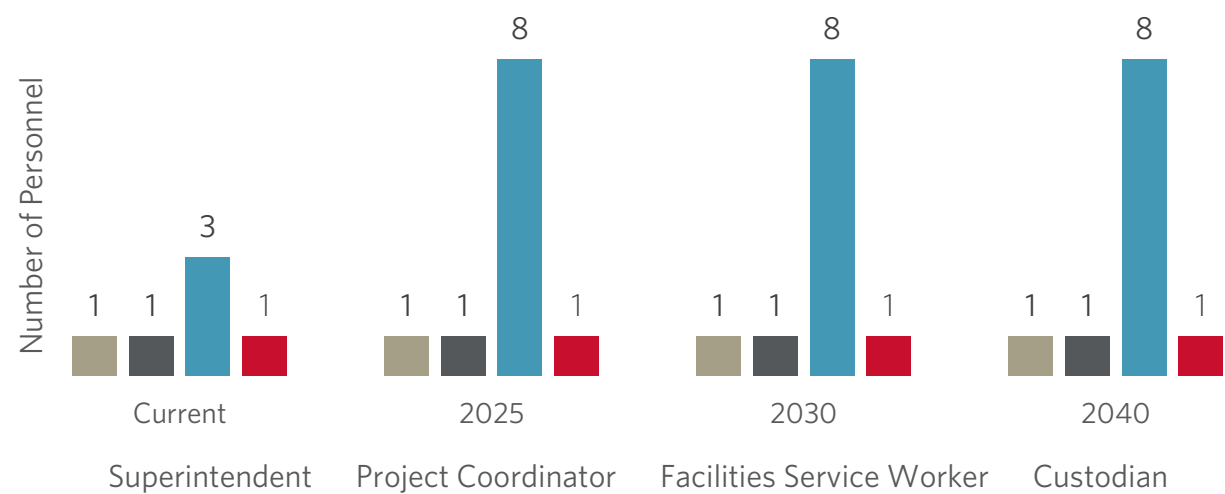


Facilities

Staffing Metrics

- There are currently 6 employees in the Facilities Department. The Facilities Department accounts for 4% of the staff that will be moved with Public Works.
- Total staffing for the Facilities Department is estimated to increase by 83% in the next 20 years to a total of 11 employees

Staffing Projections



Key Findings

- The Facilities Department would benefit from being colocated with the Public Works Operations.



Section 4 - Space Needs Program



4.1 Space Needs Program Summary

The Space Needs Program Summary below identifies the projected building and site areas for the entire Public Works Department, as well as Community Development and Facilities Departments. The summary shows the space needed for each division and department to reach their immediate (2025), short-term (2030), and long-term (2040) goals. Please note that the table below as well, as the entire space needs program, does not include the Water Treatment Plant and the Water Reclamation Facility. The Space Needs Program only took into account the space utilized by Public Works at the Stiff Professional Building, City Shops Complex, N. Rouse Avenue complex, Laurel Glen Shops Annex, and the Solid Waste Operations Facility

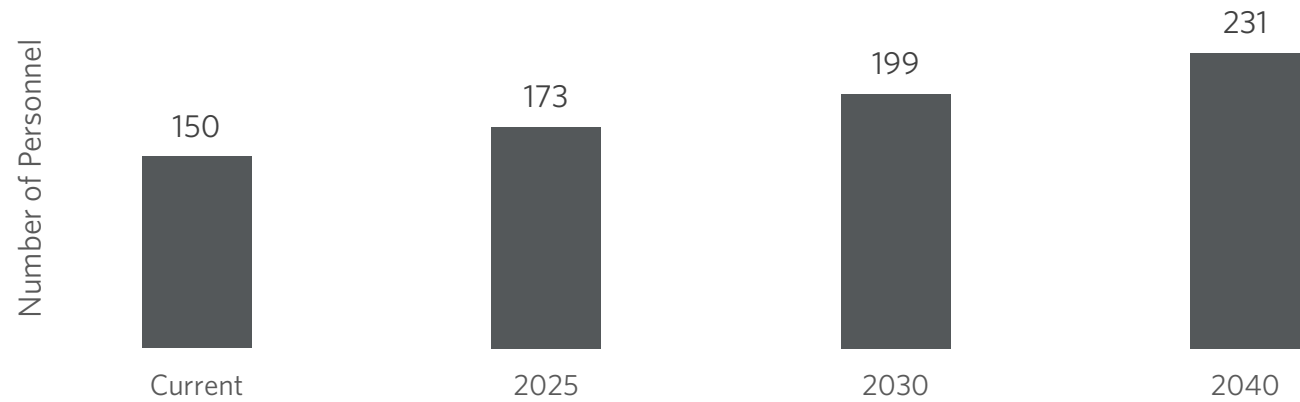
Division	Facility Program Projections				Site Program Projections				Total Areas		Site and Building Projections			
	2020	2025	2030	2040	2020	2025	2030	2040			2020	2025	2030	2040
Administration	293	803	803	821	2,412	3,588	3,588	3,588	Total Square Feet – Building Areas		86,860	135,039	155,737	172,530
Engineering	4,516	8,277	8,854	9,371	7,612	11,160	12,240	13,820	Total Square Feet – Site Areas		343,442	317,937	340,586	361,483
Community Development	7,424	8,614	8,800	9,799	19,528	22,140	23,000	25,300	Site Circulation, Landscaping, Setbacks	70%	391,141	317,083	347,426	373,809
Water Conservation	555	860	1,037	1,215	1,620	2,444	3,268	3,592	Total Square Feet (Low)		821,443	770,059	843,750	907,823
Stormwater	1,800	2,056	2,346	2,346	2,940	3,800	4,520	4,520	Total Acreage (Low)		18.86	17.68	19.37	20.84
Water & Sewer	15,635	25,957	29,833	35,469	53,584	35,836	39,120	43,345	Site Circulation, Landscaping, Setbacks	100%	391,141	452,976	496,324	534,013
Streets	16,375	35,451	40,140	46,338	176,036	160,780	173,849	180,557	Total Square Feet (High)		821,443	905,952	992,647	1,068,027
Fleet Maintenance	19,040	20,879	30,707	31,816	21,438	22,213	23,945	27,905	Total Acreage (High)		18.86	20.80	22.79	24.52
Solid Waste	16,392	25,255	26,331	28,468	53,128	49,089	50,169	51,969						
Facilities	4,831	6,886	6,886	6,886	5,144	6,888	6,888	6,888						
Subtotal	86,860	135,039	155,737	172,530	343,442	317,937	340,586	361,483						



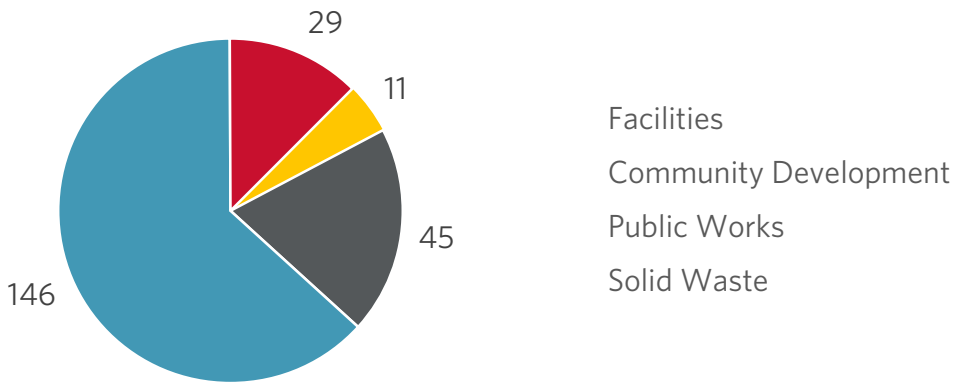
4.2 Staffing Projections

Currently, Public Works (excluding the Water Treatment Plant & Water Reclamation Facility staff), Community Development & Facilities Divisions collectively have 150 funded positions. In the next 5 years the Divisions are projected to increase their staffing by 15% to a total of 173 positions, by 2030 the Divisions staff will grow by 32% to 199 positions, and in 2040 the Divisions will grow by 54% to a total of 231 positions. In the next 20 years, Public Works (other than Solid Waste Operations) will need 146 positions, Solid Waste will have 29 positions, Community Development projects 45 positions, and the Facilities Department will have 11 positions.

Total Staffing Projections



2040 Staffing by Department

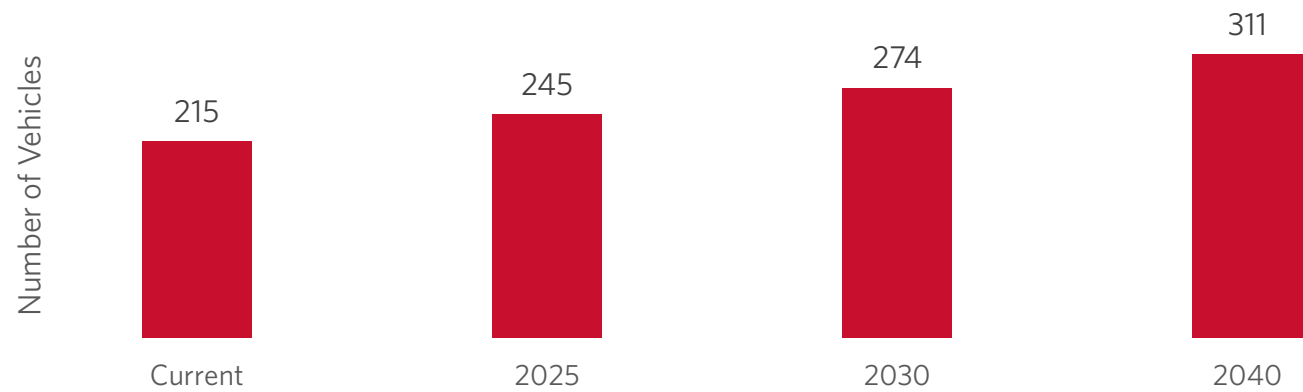




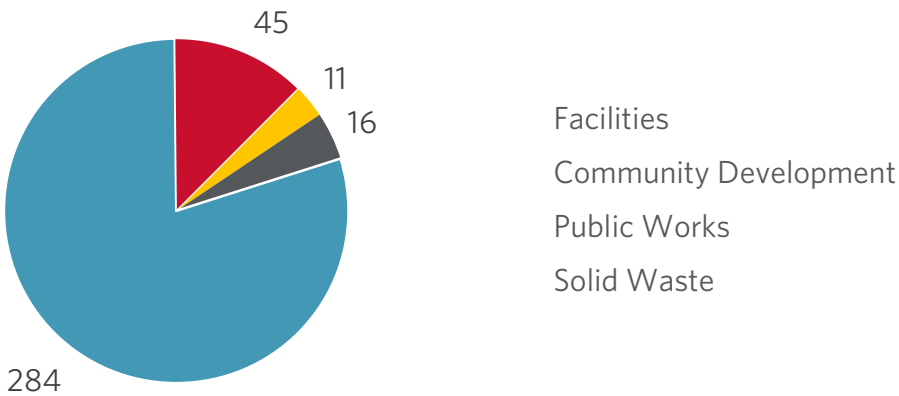
4.3 Vehicle and Equipment Projections

Currently, Public Works, Community Development, and Facilities Divisions collectively have 215 vehicles. In the next 5 years the Divisions are projected to increase their vehicles by 14% to 245 vehicles. In the next 10 years the number of vehicles is projected to increase by 28% to a total of 274 vehicles, and finally in 20 years the total amount of vehicles is projected to increase by 46% to 311 vehicles. In 2040, it is projected that Public Works (excluding Solid Waste Operations) will have 284 vehicles, Solid Waste Operations is projected to have 45 vehicles, Community Development projects 16 vehicles and Facilities projects a total of 11 vehicles.

Total Vehicle Projections



2040 Vehicles by Department



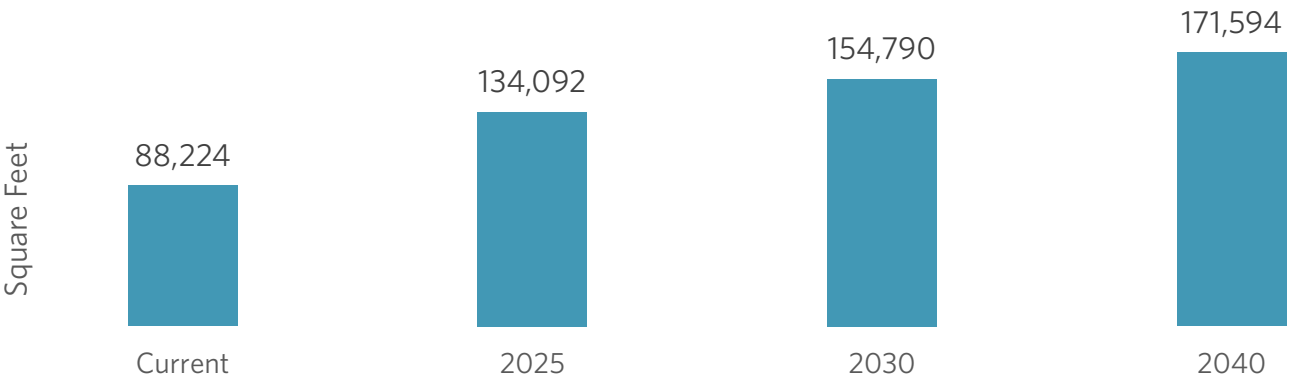


4.4 Building and Area Projections

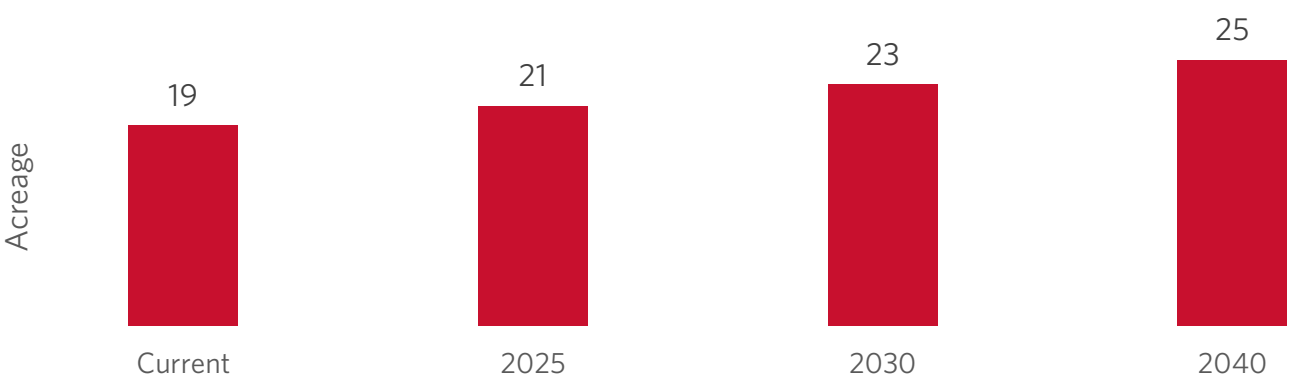
Currently, the Public Works, Community Development, and Facilities Divisions collectively use 88,224 square feet of building space. In the next 5 years, the amount of building space the Divisions will need is projected to grow by 32% to 134,092 square feet. In the next 10 years the total space they will need is projected to increase by 57% to 154,790 square feet, and in the next 20 years the total space will increase by 72% to 171,594 square feet.

Public Works (including Solid Waste Operations), Community Development, and Facilities Divisions currently use 19 acres of land to hold their vehicles, equipment, buildings, and storage. In order to accommodate the projected staff, vehicle, and building growths, the total area that all three departments will need is also projected to grow over the next 20 years. Assuming site circulation, landscaping, and setbacks at 100% of the gross utilized area, the amount of land all the Divisions are projected to need will increase by 10% to 21 acres in the next 5 years. In the next 10 years the area needed is projected to increase by 20% to 23 acres, and finally in 20 years the total area is projected to increase by 33% to 25 acres.

Total Building Area Projections



Total Area Projections



4.5 Current & Future Goals

Division	Goals & Needs	Immediate	Short-Term	Long-Term
Public Works Admin	Office space for additional staff	●	●	●
	Consolidate Public Works Divisions (as much as possible)		●	●
	Maintain office space with Admin, Water Conservation, Community Development		●	●
Engineering	Office space for additional staff	●	●	●
	Maintain office space with Admin, Water Conservation, Community Development		●	●
	Consolidate with other Divisions - Streets, Water & Sewer, Stormwater		●	●
Community Development	Office space for additional staff		●	●
	Maintain office space with PW Admin, Water Conservation, Engineering		●	●
Water Conservation	Office space for additional staff	●	●	●
	Additional Storage space	●	●	●
	Maintain office space with Admin, Engineering, Community Development		●	●
Stormwater Admin	Build Division	●	●	●
	Office space for additional staff	●	●	●
	Clean up Environmental Issues on City owned Properties	●	●	●
	Vactor Dewatering Facilities		●	●
	Water Quality Lab		●	●
	Re-Consolidate with Admin, Water Conservation, Engineering		●	●
	Consolidate Division at one location & with Streets, Water & Sewer			●
Water & Sewer	Remain Consolidated with Streets	●	●	●
	Office and Crew Space for additional staff	●	●	●
	Additional Enclosed (Heated) Vehicle Parking	●	●	●
	Consolidate with other Divisions - Admin and Engineering		●	●
	Consolidate Storage of Materials, Supplies, Vehicles, Equipment, and staff.		●	●
	Adequate Truck Washing Facilities		●	●
	Adequate Vactor Dewatering Facilities		●	●

4.5 Current & Future Goals

Division	Goals & Needs	Immediate	Short-Term	Long-Term
Streets	Remain Consolidated with Water & Sewer	●	●	●
	Office and Crew Space for additional staff	●	●	●
	Consolidate with other Divisions - Admin and Engineering		●	●
	Adequate Truck & Equipment Washing Facilities		●	●
	Additional Shop/Storage space		●	●
	Consolidate Storage of Materials, Supplies, Vehicles, Equipment, and staff.		●	●
	Adequate Sweeper Dewatering Facilities		●	●
Fleet Maintenance	Add Fleet Manager	●	●	●
	Additional Repair and Shop space for growing City Fleet		●	●
Solid Waste	Remain at current location	●	●	●
	Office and Crew Space for additional staff	●	●	●
	Enclosed (Heated) Vehicle Storage	●	●	●
	Covered/Unheated Storage for containers	●	●	●
	Truck Wash Facilities		●	●
	Transfer Station			●
Facilities	Consolidate Shop and Storage Space		●	●

Section 5 - Master Planning

5.1 Introduction

Summary

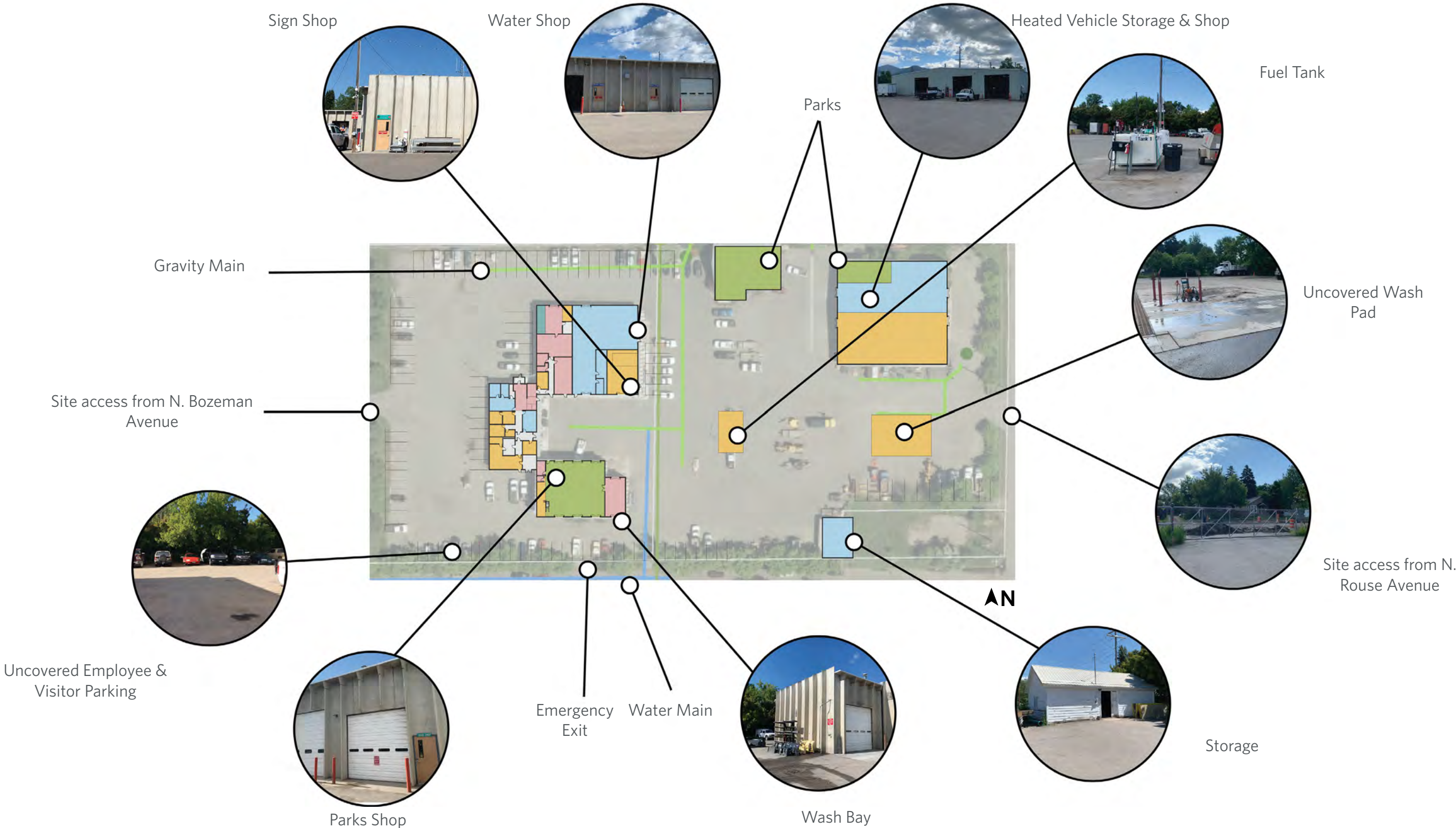
The HDR Planning Team created two master plan options for the Public Works Department, the Community Development Department, and the Facilities Department to meet the 2040 needs of each department as developed in the Space Needs Program. The team participated in an on-site design charrette with the Public Works Department where the team went through many different iterations and ideas for a Public Works Master Plan as discussed in this section. The current properties Public Works owns have constraints that make the parcels too prohibiting to use for the new Public Works Headquarters. Purchasing new land will be necessary to keep all the Divisions, Community Development Department, and Facilities Department on one site large enough to meet their long-term needs.

Process

- Programming Effort - Basis of each Master Plan Option
- Site Analysis - Existing Sites
- On-site Design Charrette
- Refine Master Plan

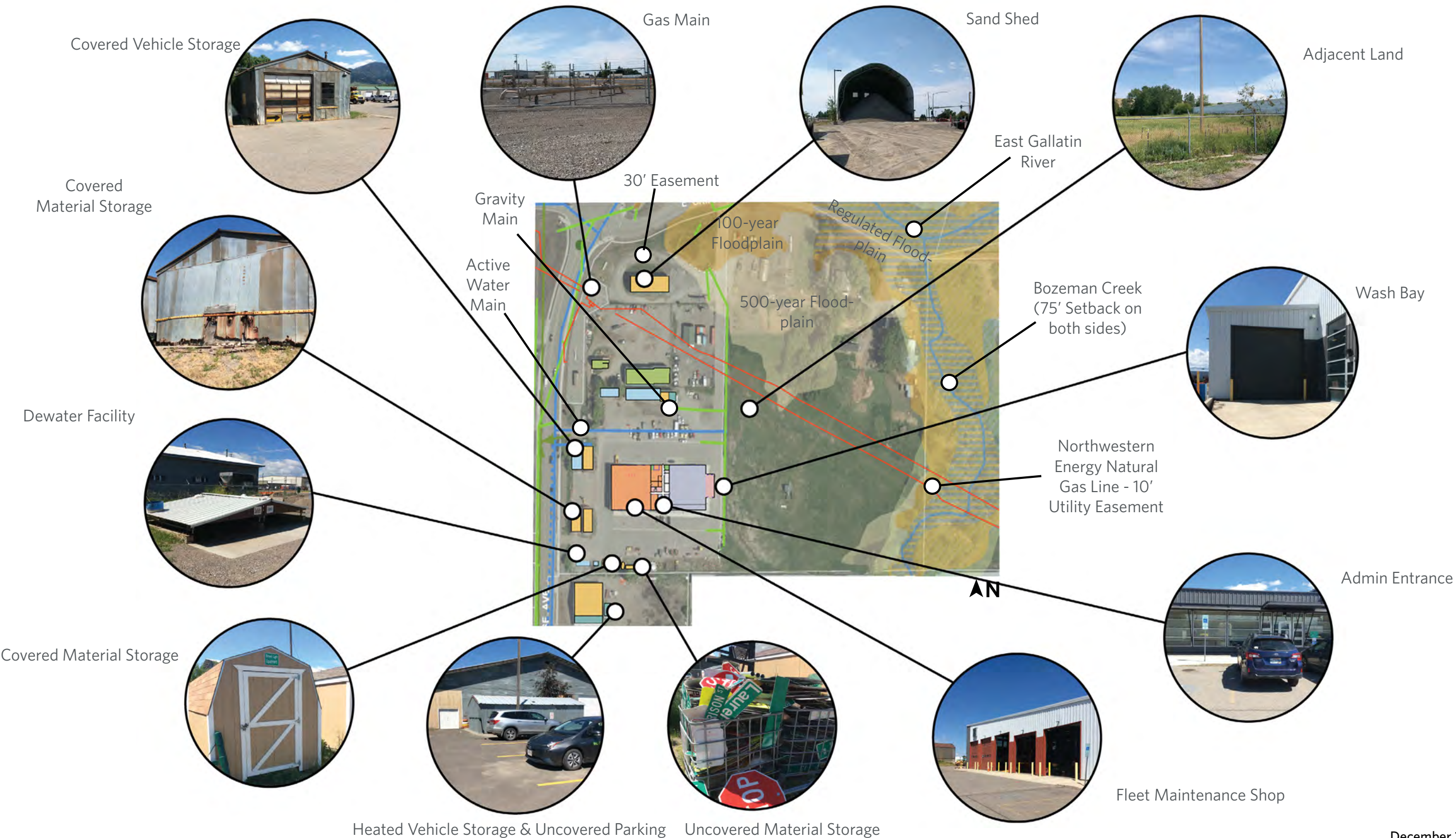
5.2 Existing Site Analysis

City Shops Complex



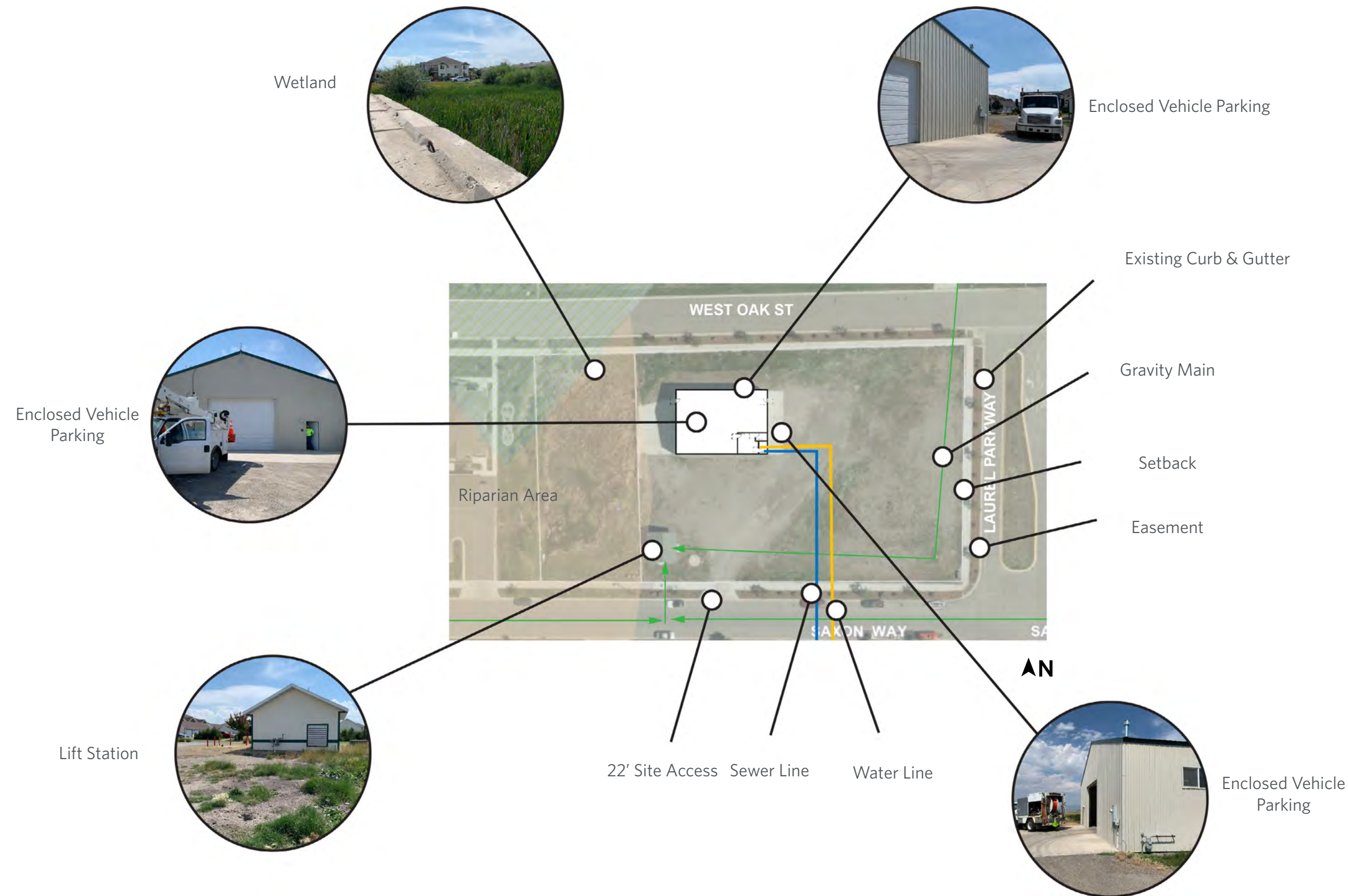
5.2 Existing Site Analysis

N. Rouse Avenue Complex



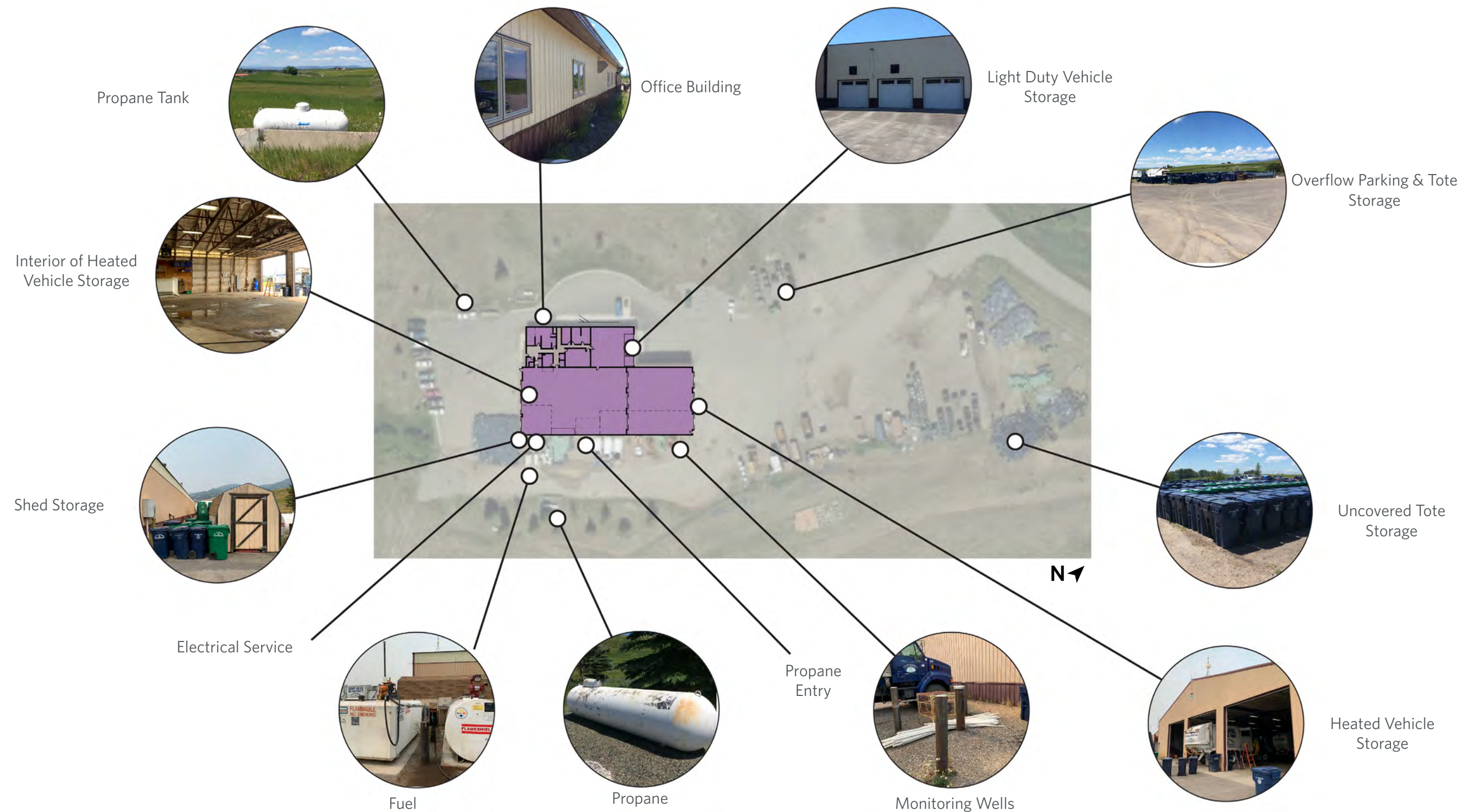
5.2 Existing Site Analysis

Laurel Glen Shops Annex



5.2 Existing Site Analysis

Solid Waste Operations Facility



5.3 On-Site Design Charrette

Introduction

As part of the Master Plan, the HDR Planning Team used an on-site design charrette to engage City staff and develop the Option Master Plans. The on-site design charrette took place in Bozeman on August 18 to 21, 2020. During each day of the charrette, site plan Options were developed and presented to key City staff for review. Each site plan Option is presented in [Appendix F](#). The following is a detailed evolution of the facility concepts.



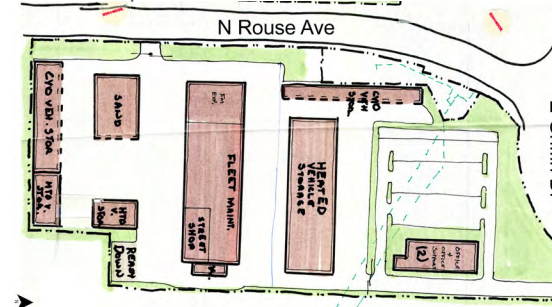
Option A - N. Rouse Avenue



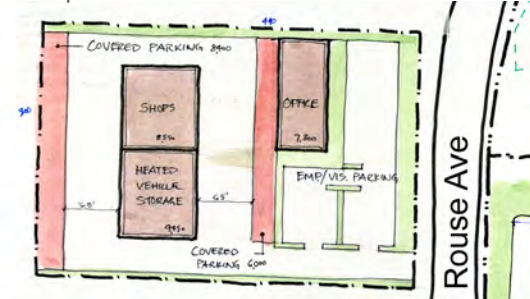
Option B - N. Rouse Avenue



Option C - N. Rouse Avenue



Option C - Across N. Rouse Avenue



Option C - City Shops Complex



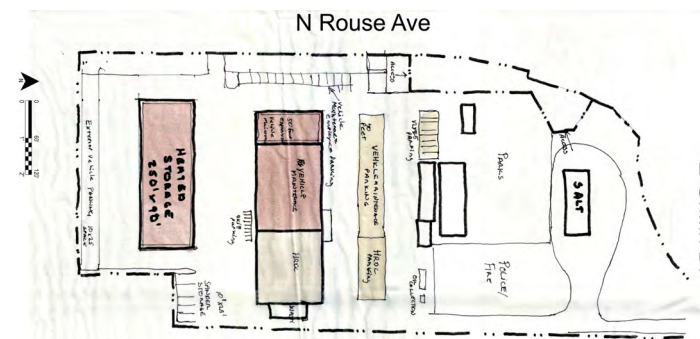
Laurel Glen Option



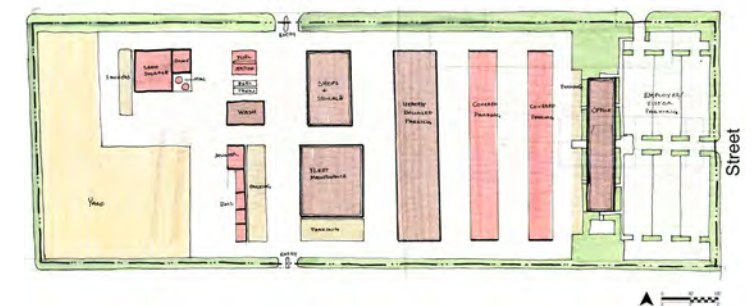
Option D - N. Rouse Avenue



Option E - N. Rouse Avenue



Option E - New Site
Street



5.3 On-Site Design Charrette

Public Works Concepts

HDR's Findings

- Public Works needs to acquire more land to have a functional headquarters.
- Keep Laurel Glen Shops Annex and increase amount of heated vehicle storage.
- Satellite site that has some offices and operations is acceptable.

Conclusions

Comparing existing needs and acquiring additional land will be required to meet the long-term (2040) needs.

Goals

- Create Public Works Headquarters on one site.
- Use Laurel Glen Shops Annex as a satellite facility and heated vehicle storage.
- Solid Waste operations will remain at their current site.

Site Projections - Not including Solid Waste

2025

15 Acres Available



Total Acres Needed: 16
Need an Additional 1 acre to accommodate a consolidated Public Works facility.

2030

15 Acres Available



Total Acres Needed: 18
Need an Additional 3 acres to accommodate a consolidated Public Works facility.

2040

15 Acres Available



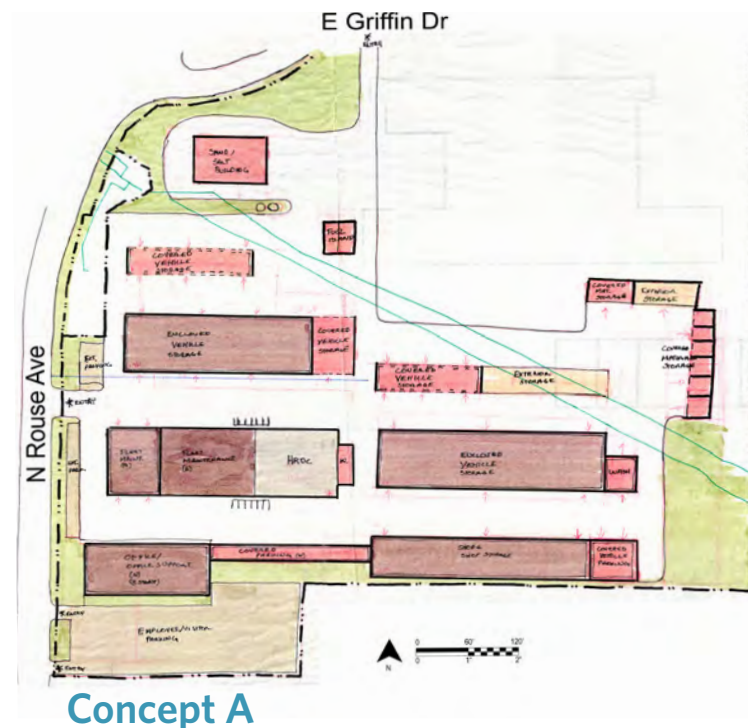
Total acres needed: 20
Need an Additional 5 acres to accommodate a consolidated Public Works facility.

5.3 On-Site Design Charrette

Public Works Concepts

Concept A

- Concept A proposes a site that includes all of the Public Works Department, other than yard material storage, by expanding the N. Rouse Avenue complex onto part of the adjacent property to the east.
- Concept A gets rid of HRDC, Parks & Public Safety from the N. Rouse Avenue Site.
- Public Works would allow Parks Department to utilize or sell City Shops Complex.
- Concept A moves the current N. Rouse Avenue entrance and places the Admin Building and associated parking on the southern side of the site.
- Keeps operations and vehicle storage on the northern side of N. Rouse Avenue Complex.



Concept B

- Concept B proposes a site that includes all of Public Works as well as yard material storage by also expanding the N. Rouse Avenue complex onto the entire adjacent property to the east.
- Concept B relocates HRDC, Parks & Public Safety from the N. Rouse Avenue Site to another site.
- Public Works would give up or sell City Shops Complex.
- Concept B keeps the current N. Rouse Avenue entrances onto the site and has the admin building connected to the Public Works shops on the northwestern corner of the site.



Key Concerns

- Further discussion with Public Works revealed that a **gas line** runs right through the current N. Rouse Avenue site and the proposed property to the east.
- Bozeman Creek is located at the east boundary of the property and a **flood zone** in the northeast corner of the site requires a **75' setback**.
- The City has **serious doubts** that they would be able to acquire the **land to the east** of the N. Rouse Avenue complex, making both Concept A & B impossible.
- The likelihood of relocating **HRDC** to another site is slim, given that they have a **99 year lease**.

Conclusions

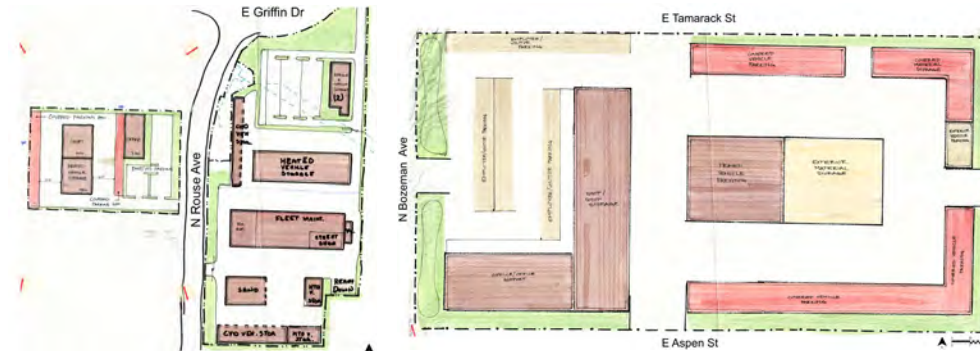
- Administration did like the **location of the offices in Concept B**, but believed that the bulk water station was too close to the entrance.
- **Concept B had a good circulation** and could be accommodated in **phased construction**.
- Concept A gave each department **a lot of room to grow**, but would also be a **constant construction zone**.

5.3 On-Site Design Charrette

Public Works Concepts

Concept C

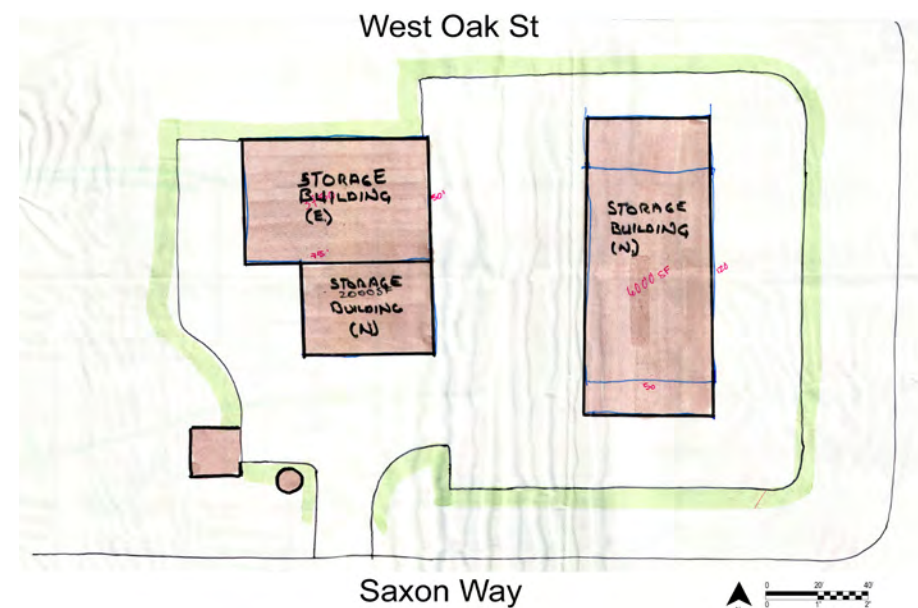
- After hearing the issues with Concepts A & B from the Public Works Department, the HDR team developed Concept C.
- Concept C keeps the City Shops Complex and requires acquisition of property across the street from the N. Rouse Avenue complex as a solution.
- N. Rouse Avenue Complex would house heated vehicle storage, sand storage, and fleet maintenance operations.
- City Shops Complex would house the Public Works admin building & associated parking, covered vehicle parking & exterior material storage.
- Concept C splits up Water & Sewer and the Streets Divisions onto two separate sites.



Concept C

Laurel Glen Concept

- Laurel Glen Concept adds a drive-through heated vehicle storage building that would fit 12 XL trucks on the east side of the property.
- Concept also proposes a 20,000 square foot expansion to the existing storage building on the site.



Laurel Glen Concept

Key Concerns

- Public Works is still **spread out among different sites**.
- Should not split up Water & Sewer and the Streets Divisions.
- The City recognizes that the City Shops Complex is not a good fit for Public Works Operations.
- New Public Works Headquarters should **include Community Development**.

Conclusions

- The team reviewed the design options and compromises that were identified and offered the idea of **one "ideal" site** that has Public Works headquarters on it & **includes Community Development**.
- Keep **N. Rouse Avenue Complex** as a **"satellite" facility** for Streets and the operations side of the Department.
- The "ideal" site would have to have **access to at least one arterial**, so that Public Works could easily and quickly get to all of the different parts of the city.
- Possible "ideal" site locations could be either the **Fairgrounds property** or purchasing some land from **Montana State University**.
- Laurel Glen concept would accommodate a lot of Water & Sewer's **immediate needs for heated vehicle storage**.

5.3 On-Site Design Charrette

Public Works Concepts

Concept D

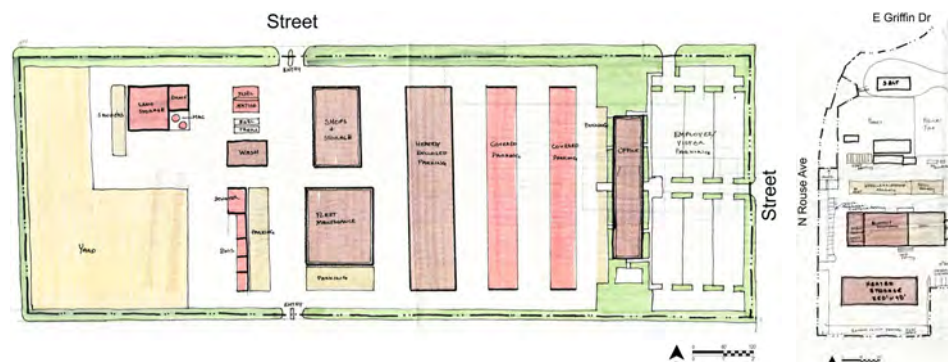
- Concept D keeps all of the Public Works Department and Community Development Department on the N. Rouse Avenue property & adjacent parcel.
- Addresses the issues that the City vocalized throughout the week like the environmental setbacks and easements necessary from the Bozeman Creek, the gas line underneath the site, and the water lines that are on the property.
- Buildings are designed around the 100 & 500 year flood zones that are on the N. Rouse Avenue property.



Concept D

Concept E

- Concept E proposes a new “ideal site” as Public Works Headquarters and the N. Rouse Avenue Complex and Laurel Glen Facility as a satellite for operations and facilities.
- Concept E puts material yard storage on the new site, and keeps HRDC, Fire, and Parks on the N. Rouse Avenue Complex.



Concept E

Key Concerns

- Public Works vocalized the importance of **sustainable design** for the sites as well as **stormwater mitigation** & effective **landscape architecture**.

Conclusions

- Both of these site concepts are **viable ideas** that address the issues and concerns that Public Works had throughout the week.
- Include **both Master Plan options** in the report as potential solutions for a consolidated Public Works facility.
- These concepts will be further refined and used as the basis for developing **phasing plans and probable project budgets**.

5.3 On-Site Design Charrette

Solid Waste Concepts

HDR's Findings

- Solid Waste has enough land on their current site to meet their 20-year projections.
- Discussed current metrics that Solid Waste provided to HDR.

Conclusions

- Division needs heated vehicle storage and covered tote storage.
- Division would benefit from having a transfer station within city limits to reduce miles traveled to the landfill.
- The first priority is to expand the office area to accommodate the growth in staff.

Goals

- Add more heated vehicle storage and covered material storage.
- Remain at current site.
- Add wash facilities on site.
- Improve maintenance operations for totes and metal bins on site.

Site Projections - Solid Waste

2025

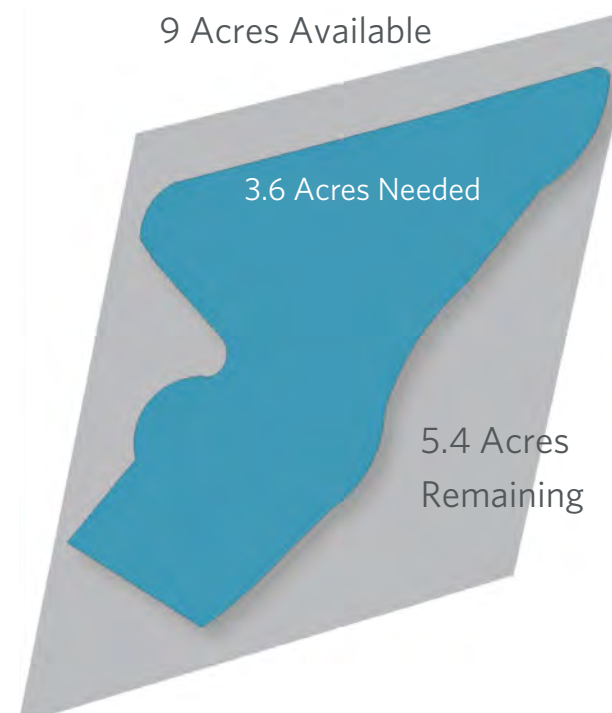
9 Acres Available



Total acres needed: 3.6
Have an additional 5.4 acres to accommodate a consolidated Solid Waste facility.

2030

9 Acres Available



Total acres needed: 3.6
Have an additional 5.4 acres to accommodate a consolidated Solid Waste facility.

2040

9 Acres Available



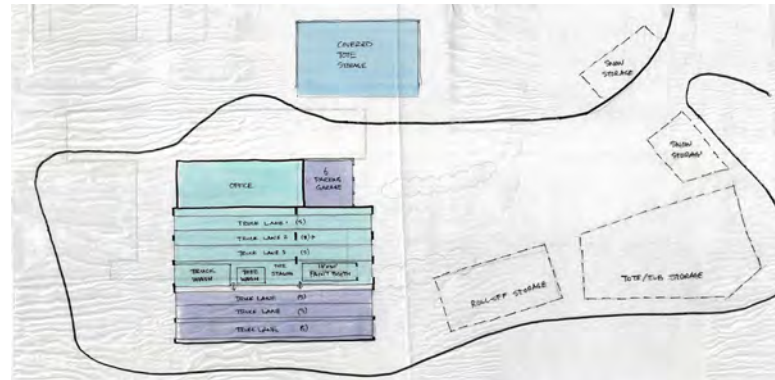
Total acres needed: 4
Have an additional 5 acres to accommodate a consolidated Solid Waste facility.

5.3 On-Site Design Charrette

Solid Waste Concepts

Concept A

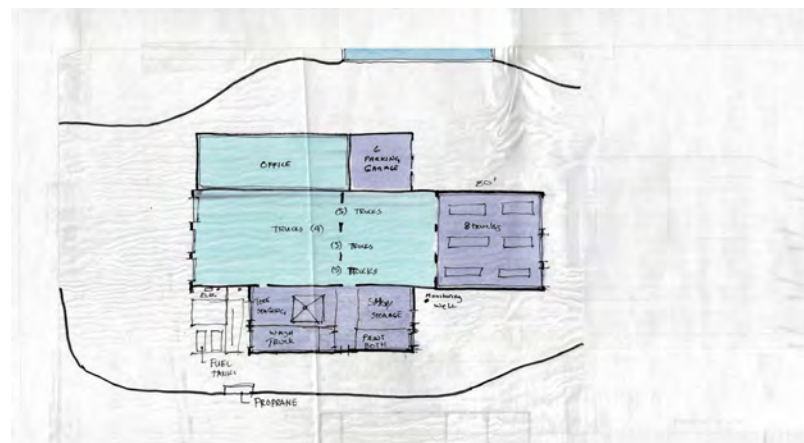
- Concept A focuses on making the Solid Waste building more efficient for the Division by extending heated vehicle storage to the east & expanding covered tote storage.
- Adds more weather-proof storage for all of the totes and dumpsters the Division uses.
- Adds in a paint booth, tote wash, and truck wash on the eastern wall of the existing heated vehicle storage.
- Proposes expanding the heated vehicle storage to the east to accommodate 3 more truck lanes.
- Expands the office building to the north into the existing garage and adds on a new garage for the pickup trucks.



Concept A

Concept B

- Concept B proposes expanding the facility to the north and to the east.
- Expansion to the east would house a drive through wash bay, paint booth, tote storage, and tote and bin maintenance shop for Solid Waste.
- 80' expansion to the north that could hold 8 additional heavy duty trucks.
- Does not move the fuel tanks



Concept B

Key Concerns

- Concept A **moves the fuel tanks** that are on the eastern side of the site.
- Division brought up concerns of a possible **sewer line** that goes through the site.
- **Mandatory recycling** would require an additional truck that would need to be covered.

Conclusions

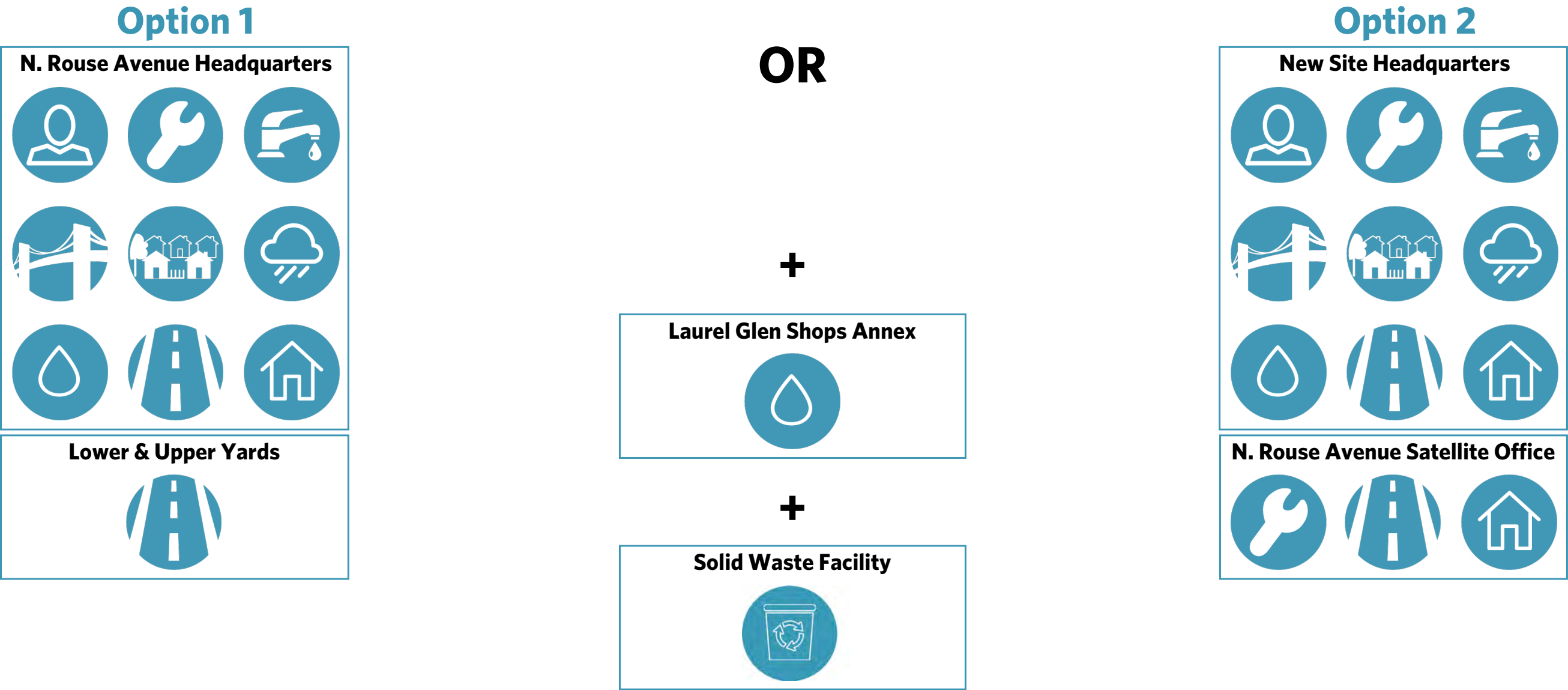
- Division would benefit greatly from a **transfer station within city limits**.
- Additional **heated vehicle storage** is a top priority for Solid Waste.
- Division likes the idea of **expanding the office** and adding in more offices & a larger conference room.
- This concept will be further refined and used as the basis for developing **phasing plans and probable project budgets**.

Section 6 - Recommendations and Phasing



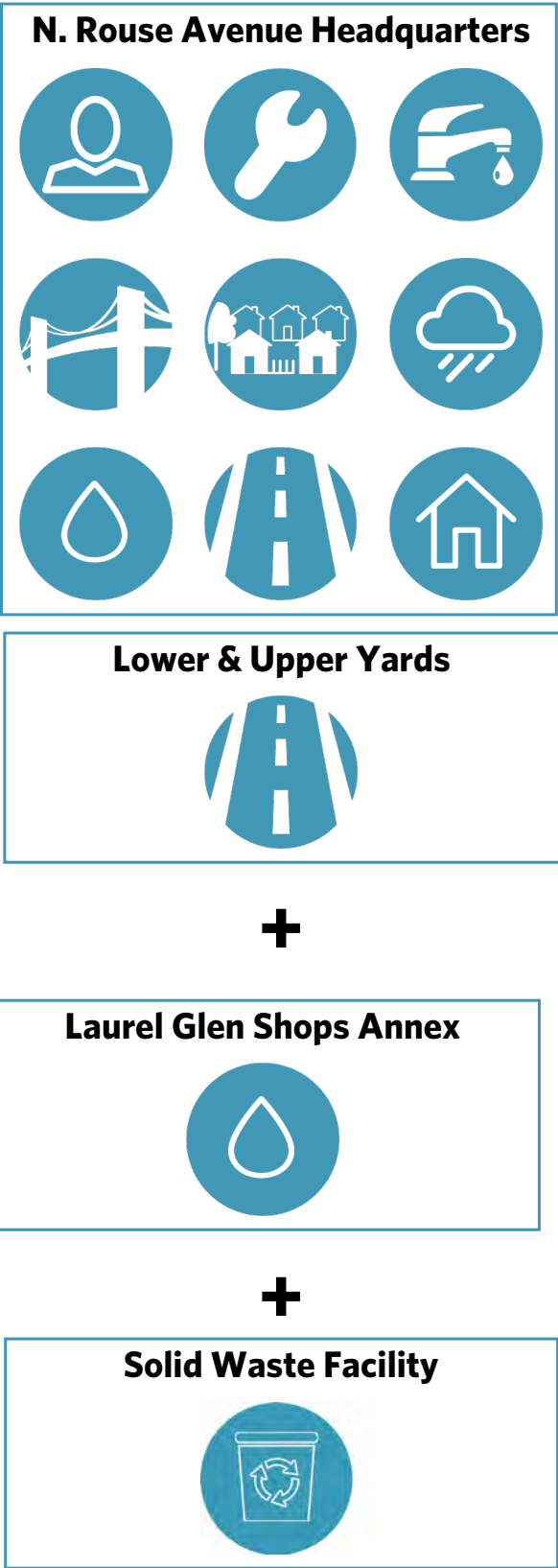
6.1 Introduction

The HDR Planning Team developed two Options for the City of Bozeman which includes Public Works, Community Development, and Facilities Divisions. Each concept is based on the most important goal for Public Works which is to consolidate as many divisions as possible in one location. The approach for Option 1 utilizes as much existing City owned property as possible. However, this Option still requires the City to purchase additional property. The approach for Option 2 is to purchase a new property for the main (headquarters) site. The new site can be strategically located based on how Bozeman is currently built out and projected future growth. This option allows Public Works to utilize the current building and site assets based on location of each site and the condition of structures. The following is a snapshot of which division will be relocated based on each concept. A detailed description for each Option and the phasing follows.



6.2 Master Plan

Option 1



N. Rouse Avenue Headquarters

At approximately 9 acres, the current property at 1812 N. Rouse Avenue is not large enough to house the current Public Works program requirements. The City will need to purchase the 10-acre parcel directly east of the N. Rouse Avenue property. The combination of the existing parcels and the new parcel would create one large parcel of approximately 19 acres. The newly created site would give Public Works the area needed for both the existing needs and the estimated needs for the next 20 to 30 years. This option will require Parks, Forestry, and Public Safety to vacate the N. Rouse Avenue site. HRDC will remain as they are currently programed, with the City maintaining the current long-term lease with HRDC. There is a radio tower located on the adjacent parcel. As it is currently built, there would be no space for Public Works to build and circulate safely and efficiently around the tower and its support wires. The City would either need to rebuild the tower in place or relocate it to a new site.

Shops Complex

Public Works would move off this site once the N. Rouse Avenue site is developed to accommodate Streets and Water & Sewer. At that point the City has a two options: allow Parks to take over the facility or sell the property.

Stiff Professional Building

All Public Works divisions currently located in Stiff Professional Building, along with the Water Treatment Facility and the Community Development Department, to move to new Public Works Headquarters in the next 5 to 10 years.

Lower & Upper Yards

Material storage for aggregate and spoils would continue be located at the Lower and Upper Yard sites.

Laurel Glen Shops Annex

Public Works plans to continue to utilize the site as a satellite facility. Additional vehicle storage is programed to help meet immediate needs for heated vehicle storage.

Solid Waste Facility

The Master Plan needs for the Solid Waste Division can be developed completely independent of the rest of Public Works. The plan for the Solid Waste Division is to remain in the current site and expand as needed.

6.2 Program Summary

Master Plan Option 1

N. Rouse Avenue & Adjacent Land

Division	2040	Office & Office Support	Shop & Shop Storage	Enclosed Vehicle Parking		Wash Facility	Covered Material Storage	Fuel Island	Covered Vehicle Parking		Exterior Material Storage	Exterior Vehicle Parking		Employee & Visitor Parking		Division Totals
	STAFF	SF	SF	QTY	SF	SF	SF	SF	QTY	SF	SF	QTY	SF	QTY	SF	QTY
Public Works Admin	4	821	0	0	0	0	0	0	0	0	0	3	1,500	6	2,088	4,409
Engineering	27	9,371	0	0	0	0	0	0	0	0	0	5	2,500	31	11,320	23,191
Community Development	45	9,799	0	0	0	0	0	0	0	0	0	15	7,500	49	17,800	35,099
Water Conservation	8	1,215	0	0	0	0	0	0	0	0	0	2	1,000	8	2,592	4,807
Stormwater Admin	7	2,346	0	0	0	0	0	0	0	0	0	4	2,000	7	2,520	6,866
Water & Sewer	44	5,482	8,255	34	9,982	0	4,945	0	41	13,352	10,000	0	0	46	15,048	67,064
Streets	44	5,551	6,273	59	30,432	4,083	20,125	2,160	68	22,872	17,000	2	1,680	46	16,720	126,895
Fleet Maintenance	17	2,318	26,796	0	0	2,703	345			300	18,900	2	1,000	20	7,360	59,721
Facilities	11	664	6102	120	0	0	0	0	10	3,000	0	0	0	12	3,888	13,774
Site Totals	207	37,568	47,425	40,534		6,785	25,415	2,160	39,524		45,900	17,180		225	79,336	341,827
Lower Landfill											Site Circulation, Landscaping & Setbacks					341,827
											Total Square Feet					683,654
											Total Acres					15.69

Lower Landfill

Division	2040	Office & Office Support	Shop & Shop Storage	Enclosed Vehicle Parking		Wash Facility	Covered Material Storage	Fuel Island	Covered Vehicle Parking		Exterior Material Storage	Exterior Vehicle Parking		Employee & Visitor Parking		Division Totals
Public Works Admin	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Engineering	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Community Development	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water Conservation	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Stormwater Admin	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water & Sewer	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Streets	0	0	0	0	0	0	0	0	0	0	100,000	0	0	0	0	100,000
Fleet Maintenance	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Facilities	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Site Totals	0	0	0	0		0	0	0	0		100,000	0		0	0	100,000

6.2 Site Plan

Master Plan Option 1



N. Rouse Avenue & Adjacent Land - Public Works Headquarters

Existing New Vegetation not on Site Vegetation on Site Uncovered Parking

Overview

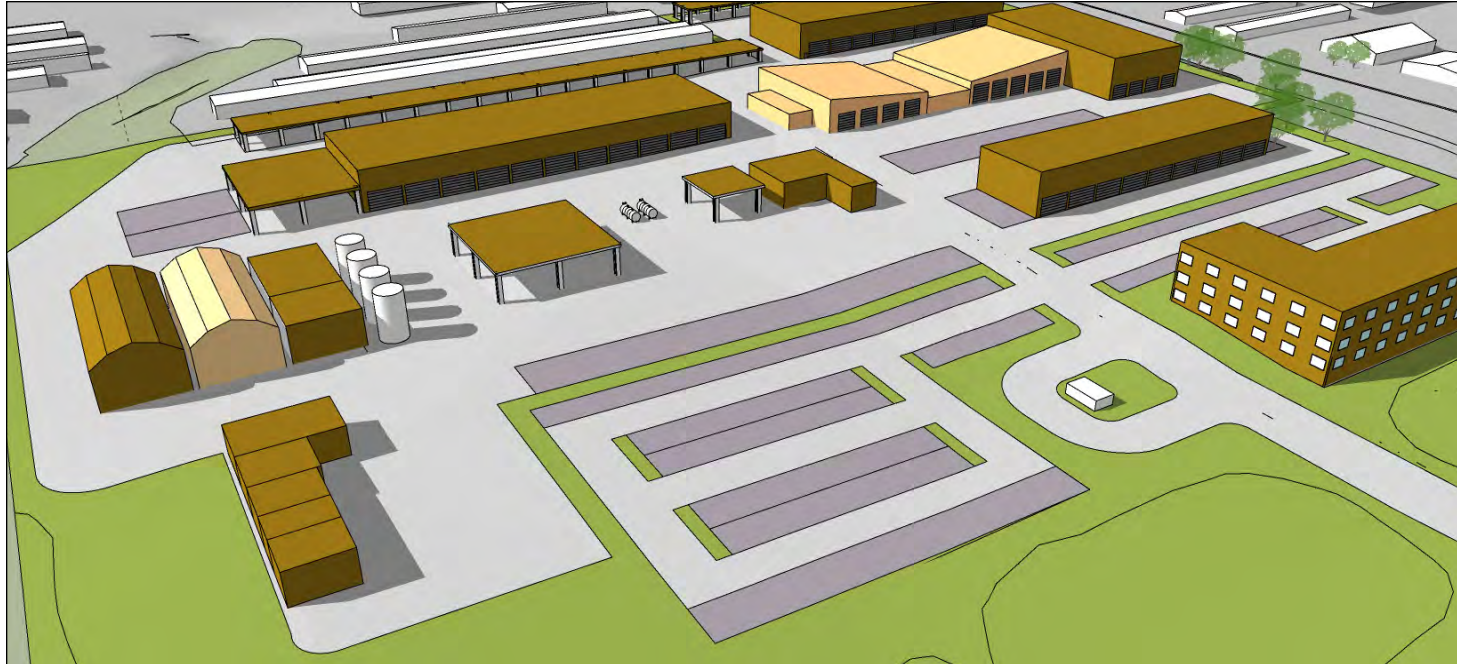
- Consolidates all of Public Works except Solid Waste onto one site.
- Solid Waste Operations remains at existing site.
- Utilize Laurel Glen Shops Annex for heated vehicle storage.
- Utilize lower landfill for materials storage.
- Requires acquisition of a 10-acre property directly to the east of the N. Rouse Avenue site.

Sustainability Consideration

- Solar, geothermal, LED lighting, low-flow toilets, long-term materials.
- Vehicle charging stations.
- Demonstration areas - water conservation.
- Rain gardens, stormwater - permeable pavers.

6.2 Program Elements

Master Plan Option 1



Aerial Perspective looking North



Aerial Perspective looking South

Existing New Vegetation not on Site Vegetation on Site Uncovered Parking

Site Size

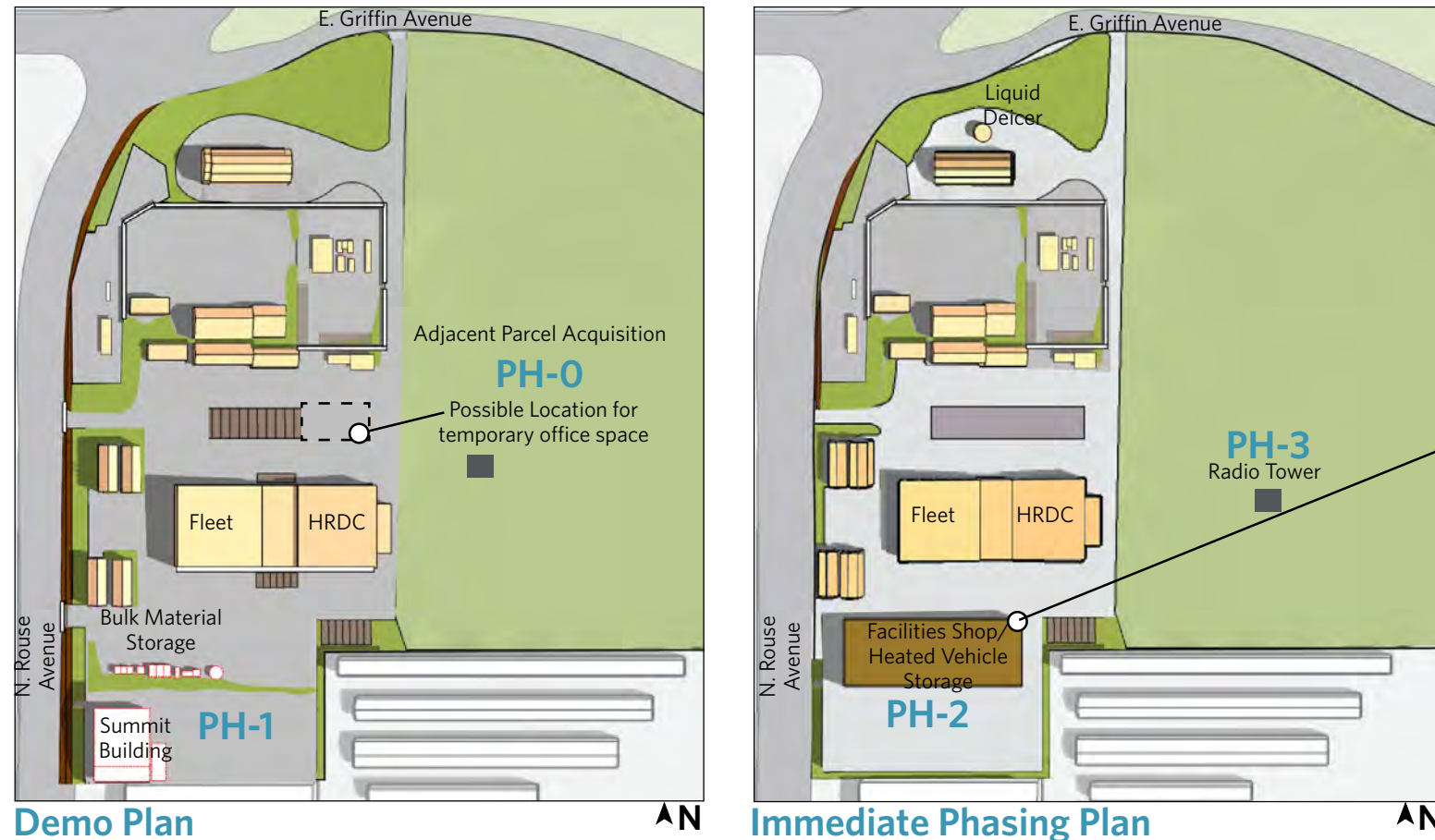
- Approximately 19 to 20 acres

Program Elements

- New admin building class C-3 story building
- New shops building
- New employee/visitor parking
- New wash facility
- New fuel island
- New sand/ice slicer/brine storage building
- New heated vehicle storage
- Covered vehicle storage
- Fleet maintenance building expansion

6.3 Phasing - Immediate Needs

Master Plan Option 1



Demo Plan

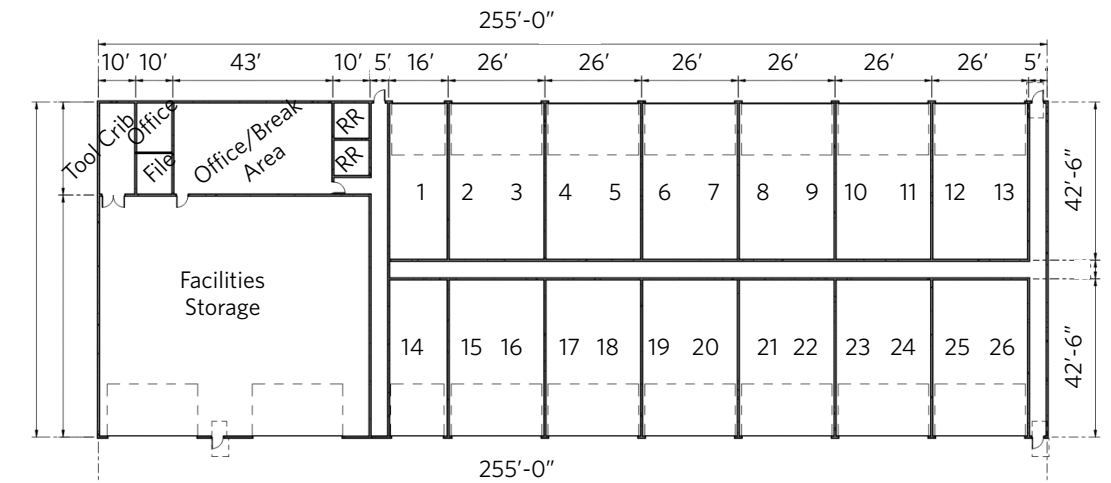
Immediate Phasing Plan

PH - 0 Acquire parcel adjacent to 1812 N. Rouse Avenue.

- Rent 2,800 sq. ft. of temporary office space for Public Works staff.

PH - 1 Demo & Relocation

- Relocate existing structure south of fleet maintenance building.
- Relocate liquid deicer.
- Relocate materials bunkers.
- Demo existing Summit Building(s).
- Streets, Water and Sewer, and Facilities would need to find a temporary storage location for items stored in the Summit Building and the storage buildings south of the fleet maintenance building.
- Summit Building: Need temporary containers for storage or use space in HRDC area (if available).



Concept Facilities Shop/Heated Vehicle Storage Floor Plan



PH - 2 Construct Facilities Shop/Heated Vehicle Storage Building

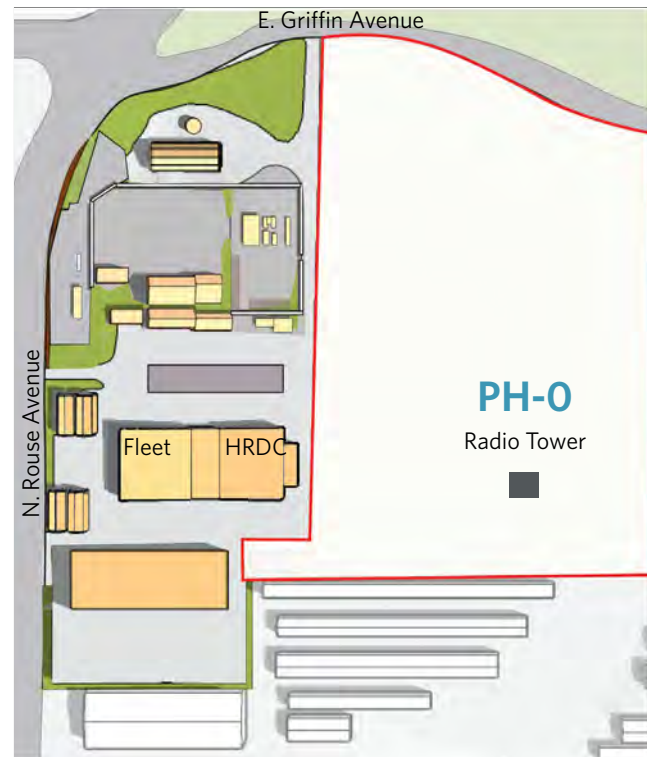
- Office, crew, and shop storage space for Facilities, heated vehicle storage for 14 XL vehicles for Streets.
- Move Facilities out of the Stiff Professional Building . Use vacated space to accommodate: Public Works Administration, Engineering, and Water Conservation staff growth.
- Relocate Forestry out of the Fleet Building. Forestry crew can move (temporarily) into the vehicle storage building. Fleet manager can occupy office vacated by Forestry crew.
- Street Maintenance: Accommodate service worker overflow from City Shops Complex.
- Remove storage buildings temporarily relocated during construction.

PH - 3 Radio Tower

- Begin looking into solution for the existing tower. Relocation or demolition.

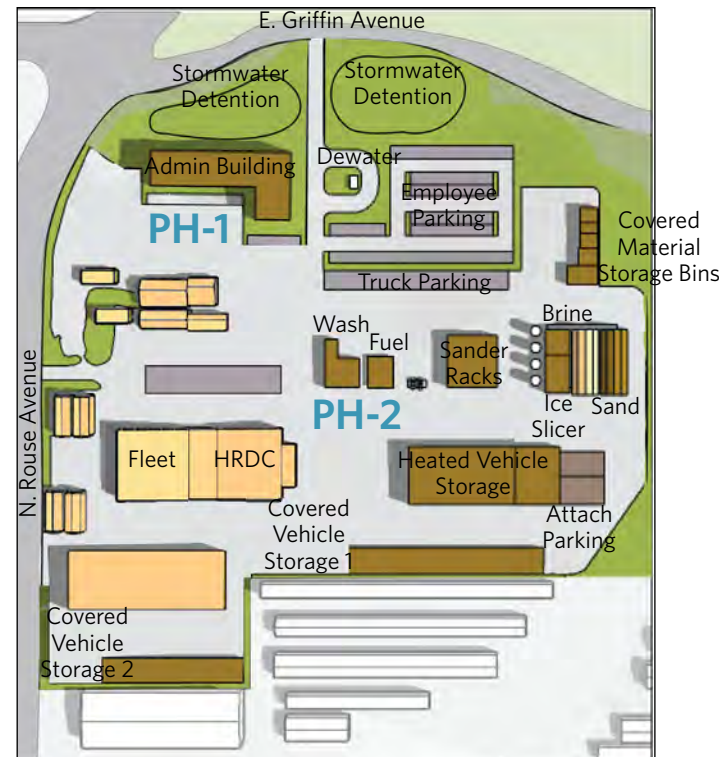
6.3 Phasing - Short-Term Needs

Master Plan Option 1



Demo Plan

^N



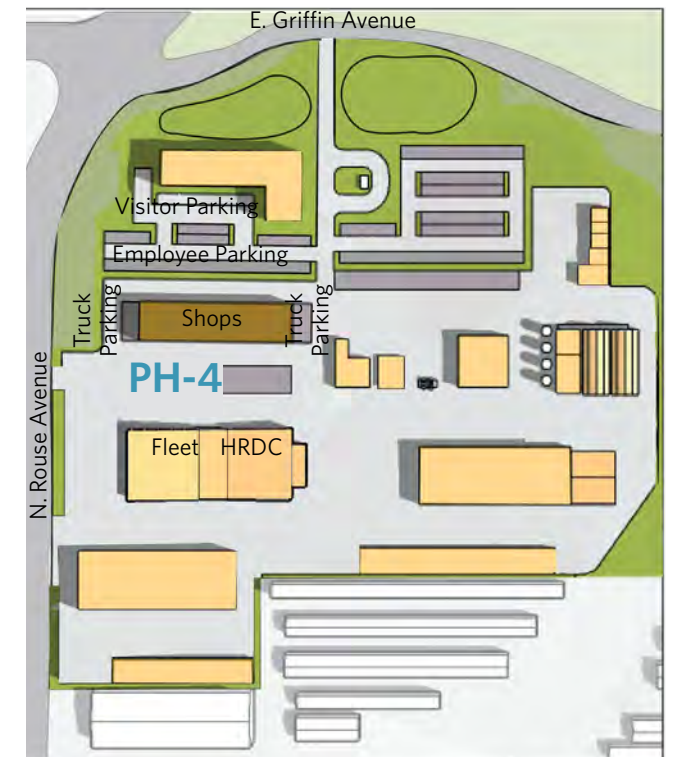
Short-Term Phasing Plan PH - 1-2

^N



Short-Term Phasing Plan PH - 3

^N



Short-Term Phasing Plan PH - 4

^N

- Existing New Uncovered Parking

- Vegetation on Site Vegetation not on Site Demo Buildings

PH - 0 Relocate/Demo Radio Tower

PH - 1 Relocate & Construct

- Relocate sand storage & liquid deicer to adjacent parcel.

PH - 2 Relocate & Construct

- Admin building, covered vehicle storage buildings (1 and 2), heated vehicle storage, wash facility, fuel island, sander racks, liquid deicer, covered material storage bins/dewatering, brine/sand/ice slicer storage, covered sand storage building 1.
- Relocated staff from Stiff Professional Building/WTP
- Relocate staff vehicles and equipment to N. Rouse Avenue, Streets and Water & Sewer to remain.

- Relocate Parks, Forestry & Public Safety off site.

PH - 3 Demo Storage Buildings

- Demo buildings to the north and west of the fleet maintenance building.

PH - 4 Construct Public Works Shops Building

- Public Works Shops building
- Truck parking
- Remainder of employee & visitor parking

PH - 5 Relocate

- Relocate Streets and Water & Sewer shops to N. Rouse Avenue site.

6.3 Phasing - Long-Term Needs

Master Plan Option 1



Long-Term Phasing Plan PH - 1-2

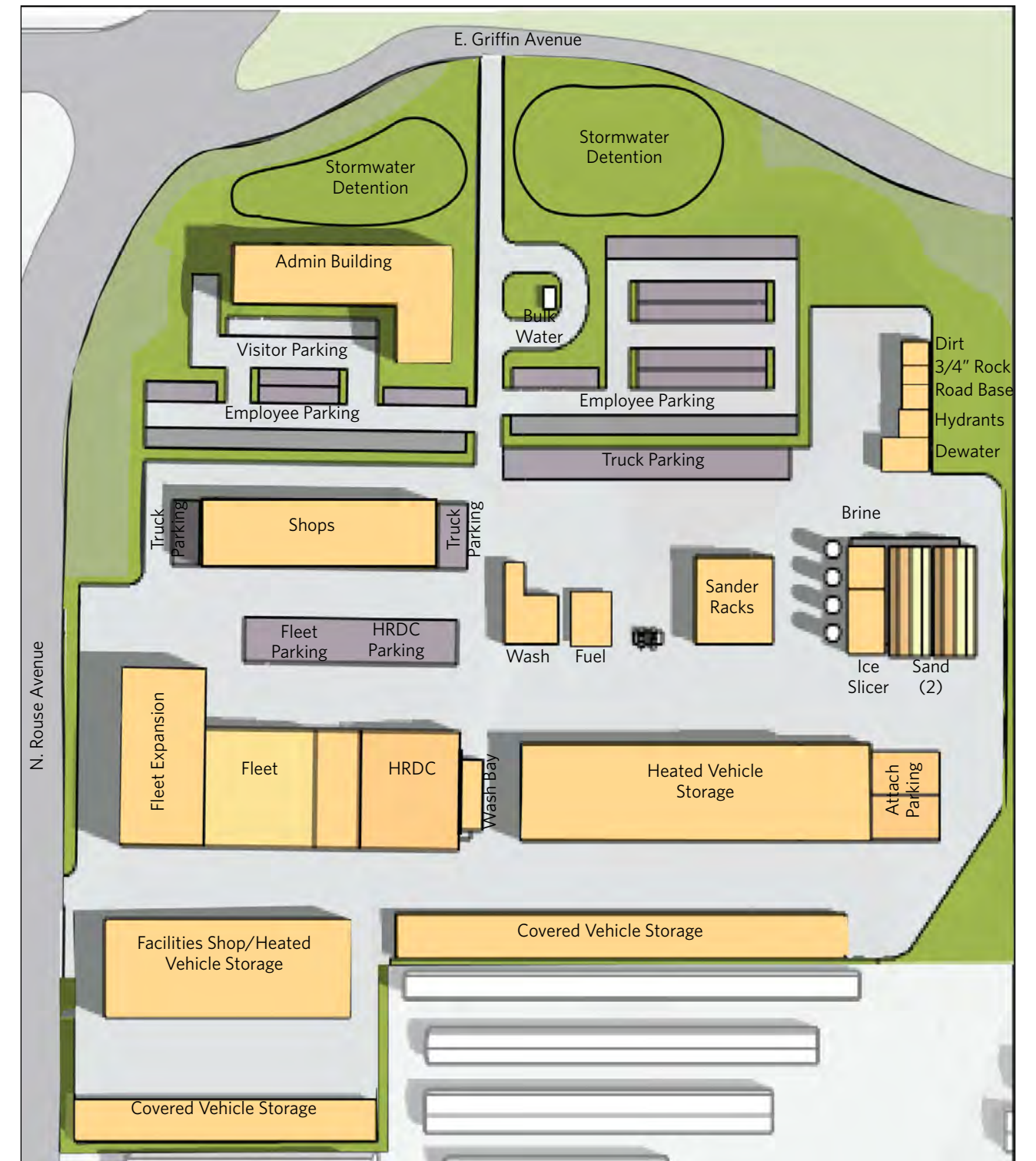
PH - 1 Construction

- Tenant finish admin building.
- Fleet maintenance building addition.

PH - 2 Expansion

- Expand heated vehicle storage and covered vehicle storage.

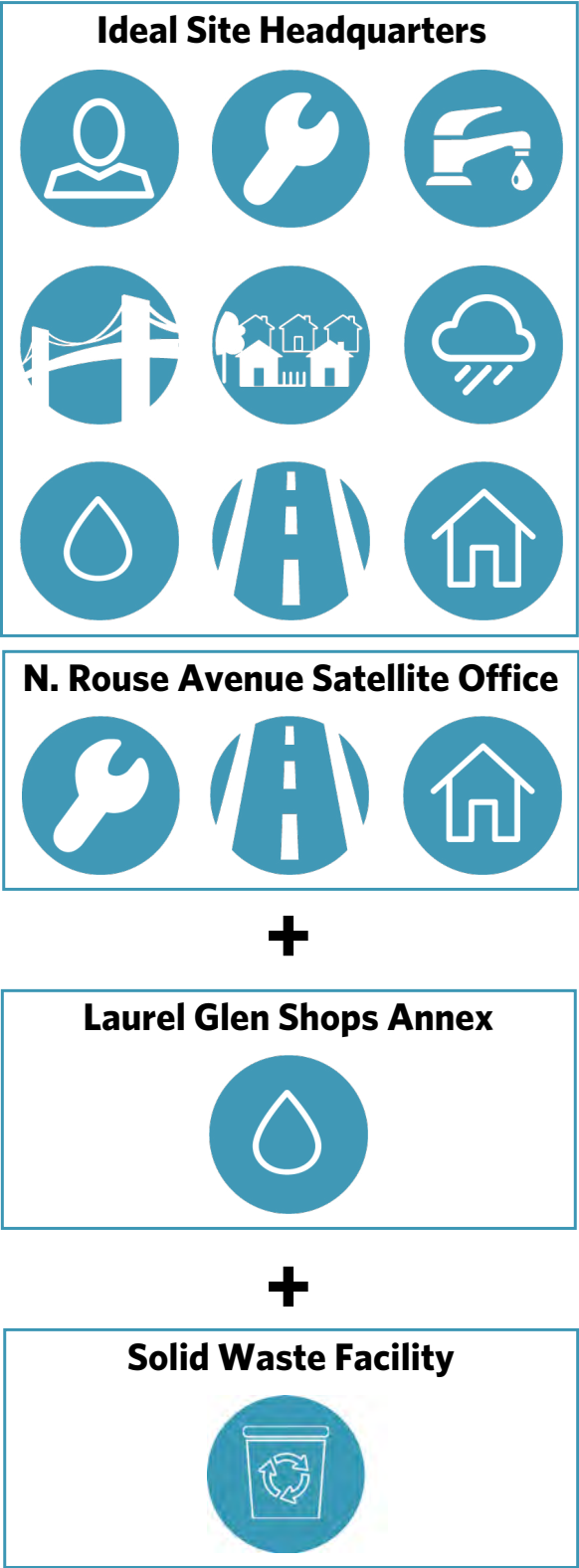
 Existing	 New	 Uncovered Parking
 Vegetation on Site	 Vegetation not on Site	 Demo Buildings



Long-Term Phasing Plan

6.4 Master Plan

Option 2



Ideal Site Headquarters

The City will need to purchase a parcel to consolidate the Public Works Department. The Program for the next 20 to 30 years will require it to be 16 to 18 acres. The City should look at purchasing a site at 20 acres to accommodate growth of Public Works beyond the next 20 to 30 years. Because a majority of the growth in Bozeman is to the south and west, the City should concentrate efforts in this area to purchase property for the new Public Works Headquarters. The new headquarters would accommodate the Public Works Department (Solid Waste would remain at its current location) and the Community Development Department. Fleet Maintenance will have a new building which will accommodate mainly Public Works vehicles and equipment from this new site and the Laurel Glen facility.

N. Rouse Avenue Satellite Facility

Public Works has and will continue to have presence at this facility. This site is recommended to serve as a satellite facility. A new shops and storage building would be built to house Streets vehicle and equipment for maintaining streets in this area of Bozeman. Facilities would also have their main shop and storage at this location because this site is close to the majority of buildings and sites that they currently maintain. Fleet Maintenance would continue to occupy the building they currently utilize. Streets will continue to use the existing sand storage building. Many of the old dilapidated buildings to the west of the fleet maintenance building can be demolished to allow the fleet maintenance building to expand. This site would primarily be used to maintain Public Safety, Streets equipment located at this site, and Solid Waste vehicles and equipment.

City Shops Complex

Public Works would move off this site once the new site is developed to accommodate Streets and Water & Sewer operations. The City has two options for the City Shops Complex: allow Parks to take over the facility or sell the property.

Lower & Upper Yards

Public Works could move off these sites once the new site is developed to accommodate Streets and Water & Sewer material storage. The City has two options: Allow Parks to take over the sites or keep operating them as material storage yards.

Laurel Glen Shops Annex

Public Works plans to continue to utilize the site as a satellite facility. Additional vehicle storage is programed to help meet immediate needs for heated vehicle storage.

Solid Waste Facility

The Master Plan needs for the Solid Waste Division can be developed completely independent of the rest of Public Works. The plan for Solid Waste Division is to remain at the current site and expand as needed.

6.4 Program Summary

Master Plan Option 2

New Site

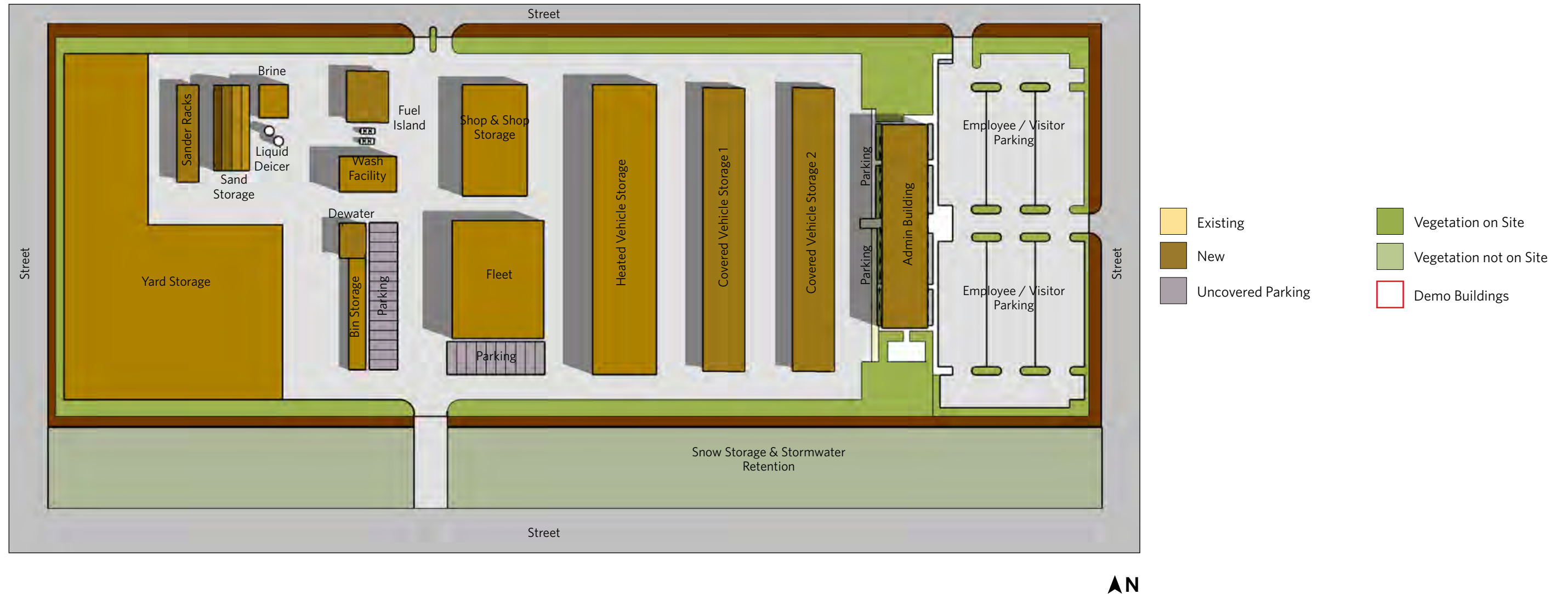
Division	2040	Office & Office Support	Shop & Shop Storage	Enclosed Vehicle Parking		Wash Facility	Covered Material Storage	Fuel Island	Covered Vehicle Parking		Exterior Material Storage	Exterior Vehicle Parking		Employee & Visitor Parking		Division Totals
	STAFF	SF	SF	QTY	SF	SF	SF	SF	QTY	SF	SF	QTY	SF	QTY	SF	QTY
Public Works Admin	4	821	0	0	0	0	0	0	0	0	0	3	1,500	6	2,088	4,409
Engineering	27	9,371	0	0	0	0	0	0	0	0	0	5	2,500	31	11,320	23,191
Community Development	45	9,799	0	0	0	0	0	0	0	0	0	15	7,500	49	17,800	35,099
Water Conservation	7	1,215	0	0	0	0	0	0	0	0	0	2	1,000	8	2,592	4,807
Stormwater Admin	7	2,346	0	0	0	0	0	0	0	0	0	4	2,000	7	2,520	6,866
Water & Sewer	44	5,482	8,255	33	9,982	0	4,945	0	41	13,352	10,000	0	0	46	15,048	67,064
Streets	44	5,551	6,273	42	18,957	4,083	13,125	2,160	68	22,872	117,000	2	1,680	46	16,720	208,420
Fleet Maintenance	8	2,318	11,973	0	0	0	345	0	1	300	9,450	2	500	10	3,680	28,530
Facilities	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Site Totals	187	36,904	26,464	28,939		4,083	18,415	2,160	36,524		136,450	16,680		71,768		378,386
N. Rouse Avenue											Site Circulation, Landscaping & Setbacks					378,386
											Total Square Feet					756,773
											Total Acres					17.37

N. Rouse Avenue

Division	2040	Office & Office Support	Shop & Shop Storage	Enclosed Vehicle Parking		Wash Facility	Covered Material Storage	Fuel Island	Covered Vehicle Parking		Exterior Material Storage	Exterior Vehicle Parking		Employee & Visitor Parking		Division Totals
	STAFF	SF	SF	QTY	SF	SF	SF	SF	QTY	SF	SF	QTY	SF	QTY	SF	QTY
Public Works Admin	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Engineering	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Community Development	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water Conservation	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Stormwater Admin	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water & Sewer	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Streets	0	0	0	17	11,475	0	7,000	0	0	0	0	0	0	0	0	18,475
Fleet Maintenance	9	2,318	14,859	0	0	2,703	345		1	300	9,450	2	500	10	3,680	34,154
Facilities	11	664	6,102	1	120	0	0	0	10	3,000	0	0	0	12	3,888	13,774
Site Totals	20	2,982	20,961	11,595		2,703	7,345	0	3,300		9,450	500		7,568		66,403

6.4 Site Plan

Master Plan Option 2 - New Site



Overview

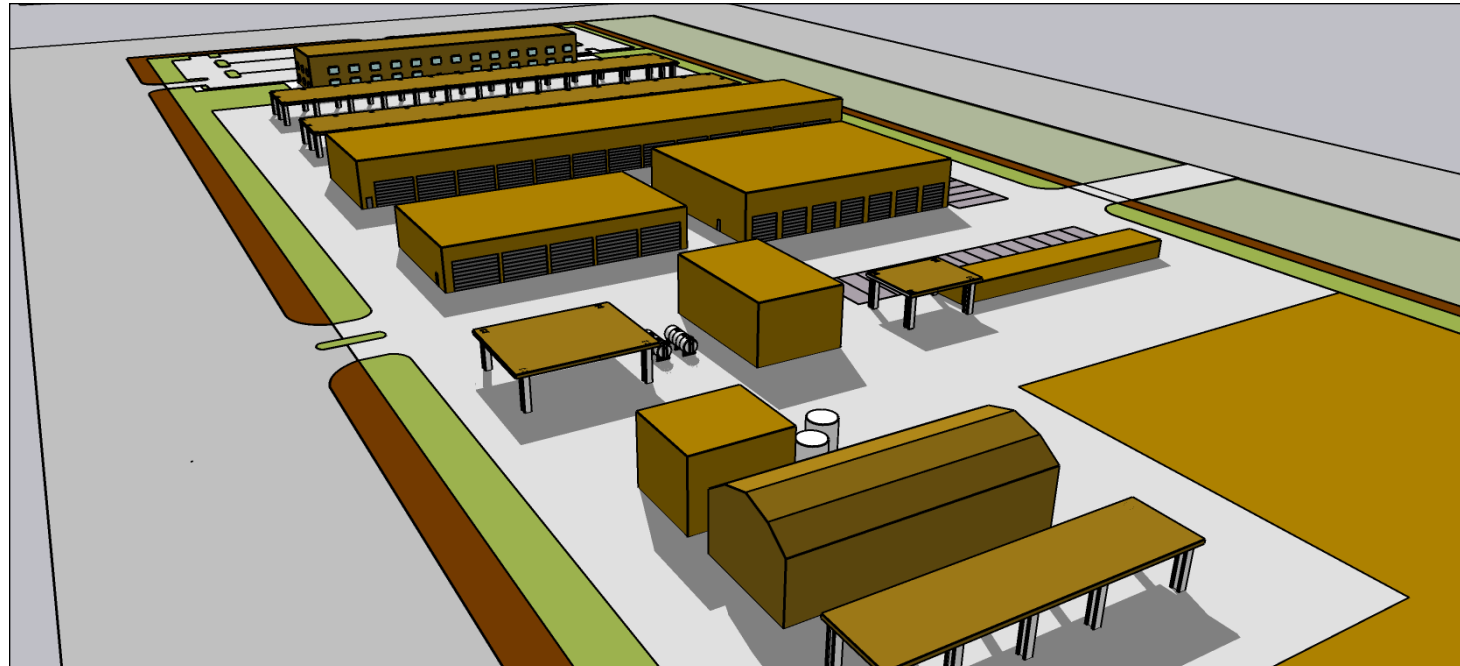
- Find new site for Public Works Headquarters.
- Utilizes N. Rouse Avenue facility as a satellite site.
- Utilizes Laurel Glen Shops Annex for heated vehicle storage.
- Requires acquisition of 18 to 20 acres of property located on at least one arterial in Bozeman.

Sustainability Consideration

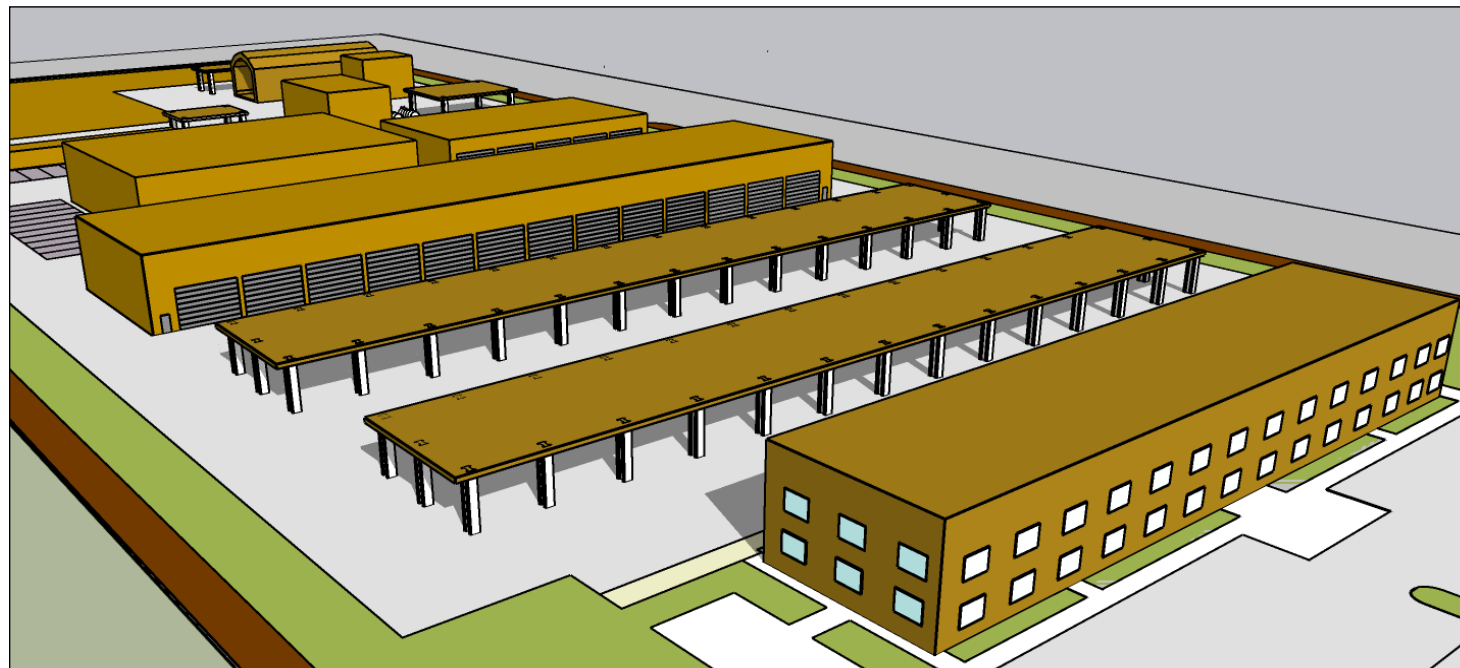
- Solar, geothermal, LED lighting, low-flow toilets, long-term materials.
- Vehicle charging stations.
- Demonstration areas – water conservation.
- Rain gardens, stormwater – permeable pavers .

6.4 Program Elements

Master Plan Option 2 - New Site



Aerial Perspective looking North



Aerial Perspective looking South

Existing
 New
 Vegetation not on Site
 Vegetation on Site
 Uncovered Parking

Site Size

- 18-20 Acres

Program Elements

- New admin building class C-2 story building
- New shops building
- New fleet maintenance building
- New covered material bins
- New covered material storage
- New covered dewatering area
- New heated vehicle storage
- New wash facility
- New fuel island
- New covered vehicle storage
- New sand/ice slicer/brine storage building
- New liquid deicer
- New city vehicle parking
- New employee/visitor parking
- New yard storage
- New fleet ready/down line parking
- New exterior vehicle parking
- New fuel island
- New sand/ice slicer/brine
- New heated vehicle storage
- Covered vehicle storage
- Fleet maintenance building expansion

6.4 Site Plan

Master Plan Option 2 -N. Rouse Avenue



▲N



Overview

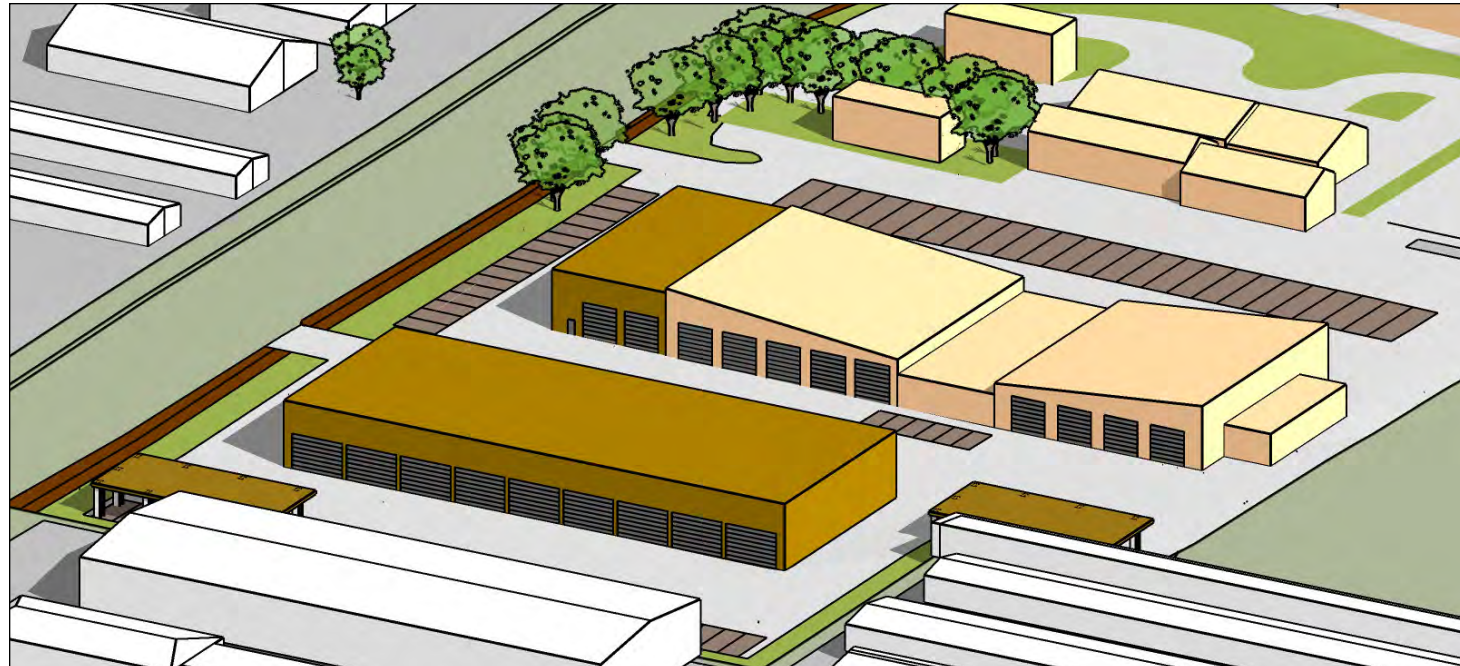
- Keeps Parks & Public Safety on N. Rouse Avenue site.
- Adds heated vehicle storage and facilities shop to site.
- Adds covered vehicle storage and covered sand storage.
- Fleet maintenance expansion.
- Adds more employee parking.
- Accommodates Streets, Water & Sewer, and Facilities operations.

Sustainability Consideration

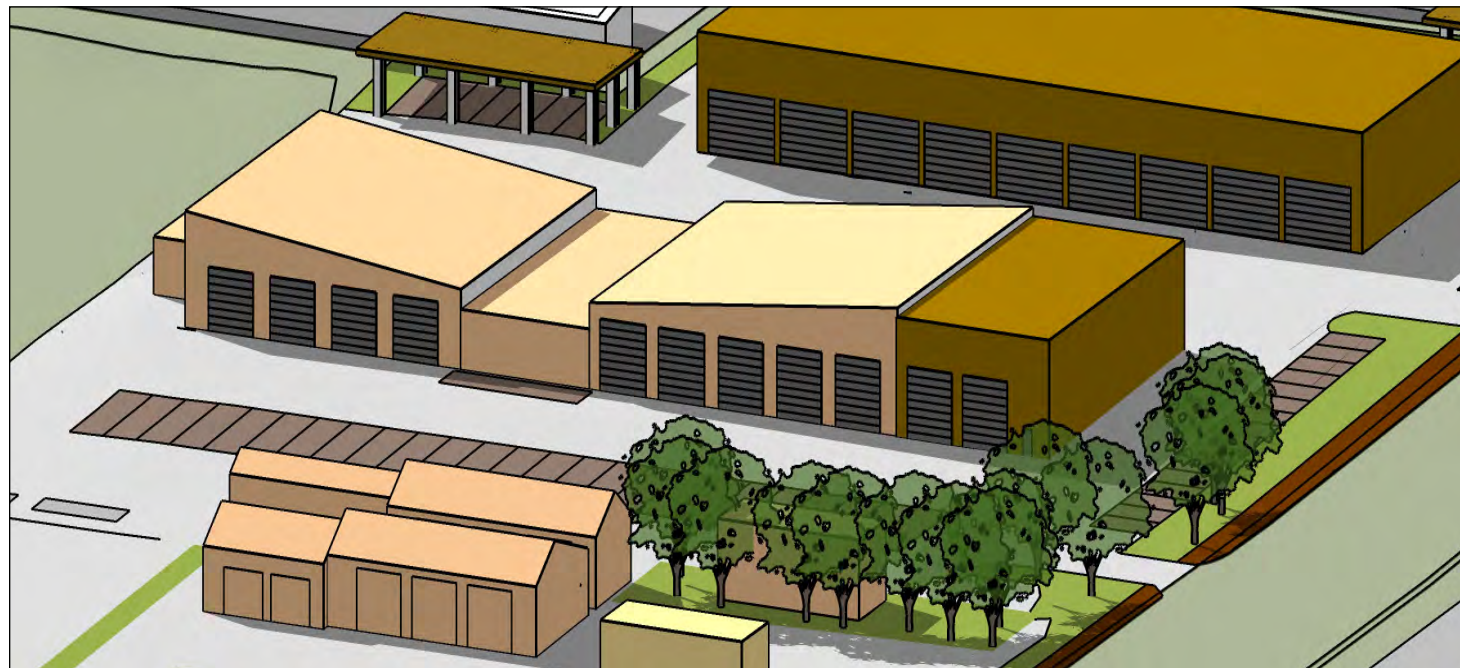
- Solar, geothermal, LED lighting, low-flow toilets, long-term materials.
- Vehicle charging stations.
- Demonstration areas – water conservation.
- Rain gardens, stormwater – permeable pavers.

6.4 Program Elements

Master Plan Option 2 - N. Rouse Avenue



Aerial Perspective looking North



Aerial Perspective looking South



Site Size

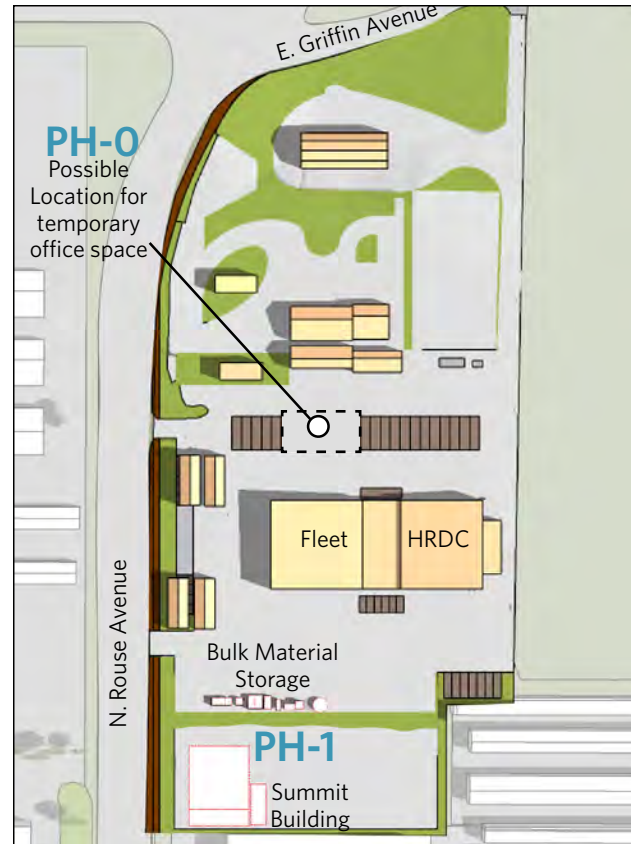
- 5 Acres

Program Elements

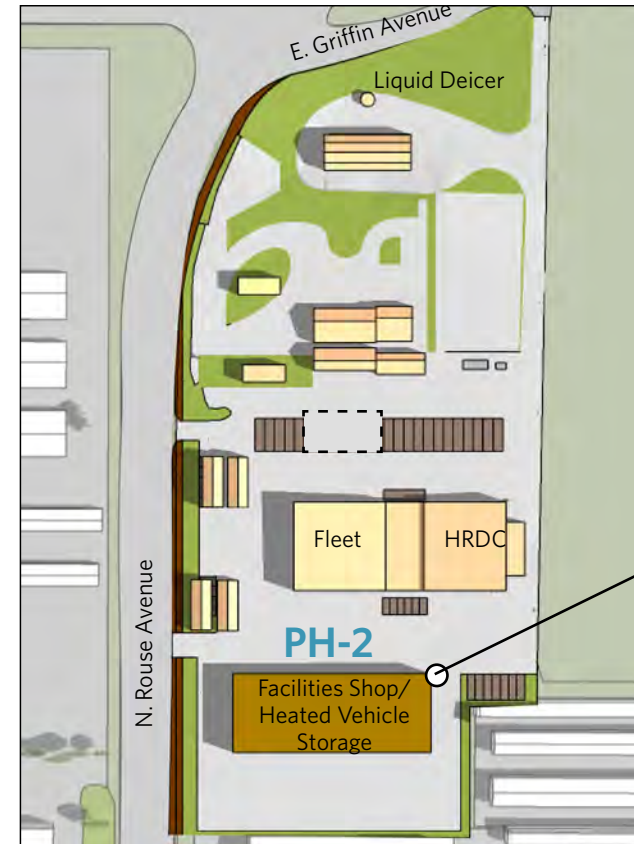
- New employee/visitor parking
- Existing sand/ice slicer/brine
- New facilities shop/heated vehicle storage
- Existing fleet maintenance building
- Fleet maintenance building expansion
- New covered vehicle storage
- Existing fleet ready/down line parking

6.5 Phasing - Immediate Needs

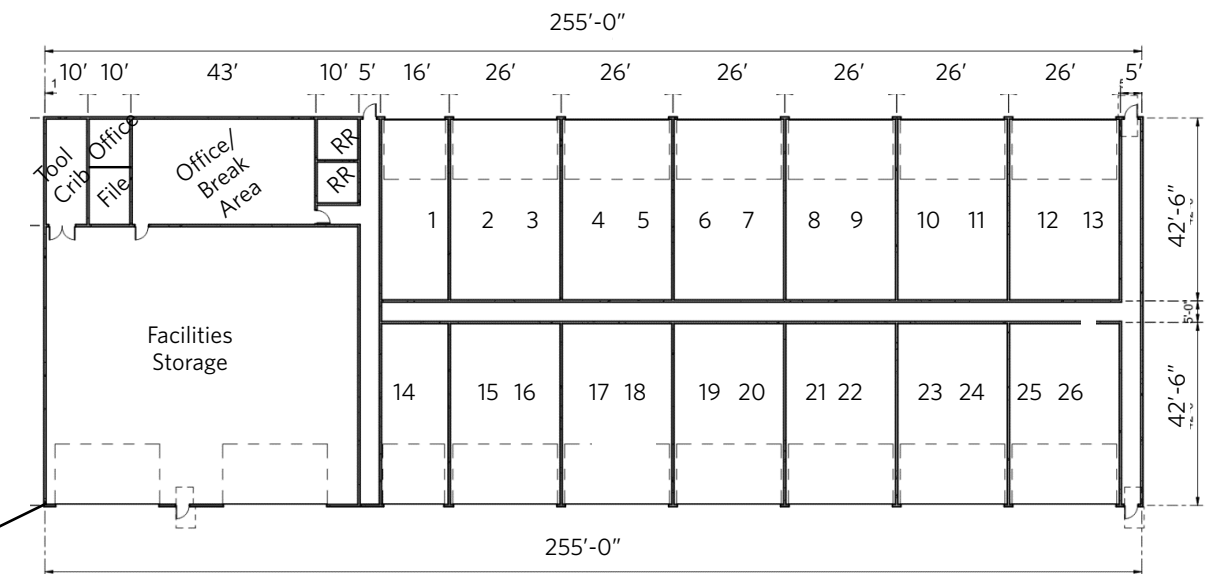
Master Plan Option 2



N. Rouse Avenue Demo Plan



Immediate Phasing Plan



Concept Facilities Shop/Heated Vehicle Storage Floor Plan



PH - 0 Locate & Purchase New Site

- Need 16-18 acres.
- Recommend 20 acres to accommodate future growth.
- Rent 2,800 sq. ft. of temporary office space for Public Works staff.

PH - 1 Demo & Relocation

- Relocate existing structures south of fleet maintenance building.
- Relocate liquid deicer.
- Relocate materials bunkers.
- Demo existing Summit Building(s).
- Streets, Water and Sewer, and Facilities would need to find a temporary storage location for items stored in the Summit Building and the storage buildings south of the fleet maintenance building.

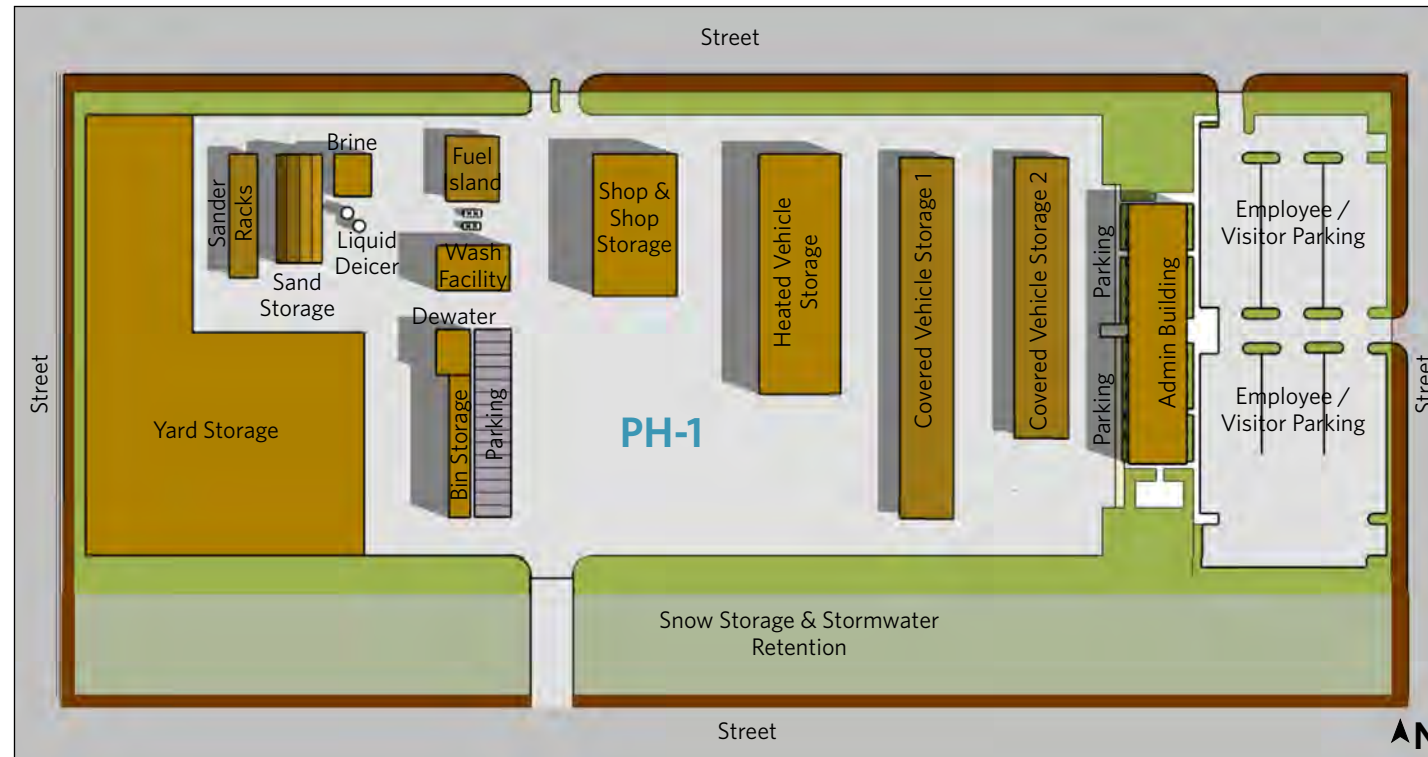
- Summit Building: Need temporary containers for storage or use space in HRDC area (if available).

PH - 2 Construct Facilities Shop/Heated Vehicle Storage Building

- Office, crew, and shop storage space for Facilities, heated vehicle storage for 14 XL vehicles for Streets.
- Move Facilities out of the Stiff Professional Building . Use vacated space to accommodate: Public Works Admin., Engineering, and Water Conservation staff growth.
- Relocate Forestry out of the fleet building. Forestry crew can move (temporarily) into the vehicle storage building. Fleet manager can occupy office vacated by Forestry crew.
- Street Maintenance: accommodate service worker overflow from City Shops Complex.
- Remove storage buildings temporarily relocated during construction.

6.5 Phasing - Short-Term Needs

Master Plan Option 2

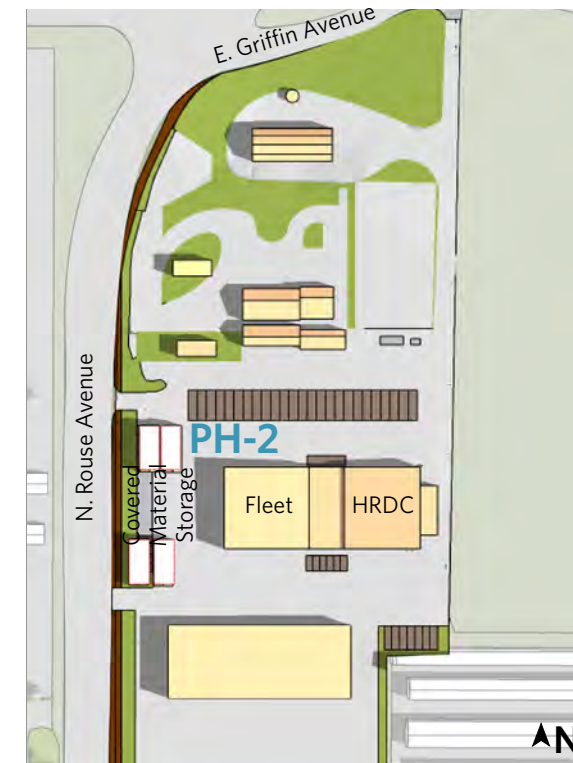


Short-Term Phasing Plan PH - 1

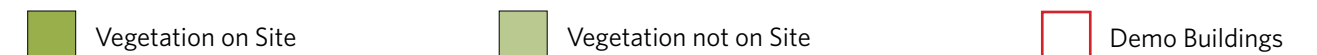


PH - 1 Construction at New Site

- Admin building
- Covered vehicle storage building 1
- Covered vehicle storage building 2
- Heated vehicle storage building
- Shop & shop storage building
- Wash facility
- Fuel island
- Liquid deicer
- Covered material storage bins/dewater
- Brine/sand storage building
- Covered sand storage



N. Rouse Avenue Demo Plan

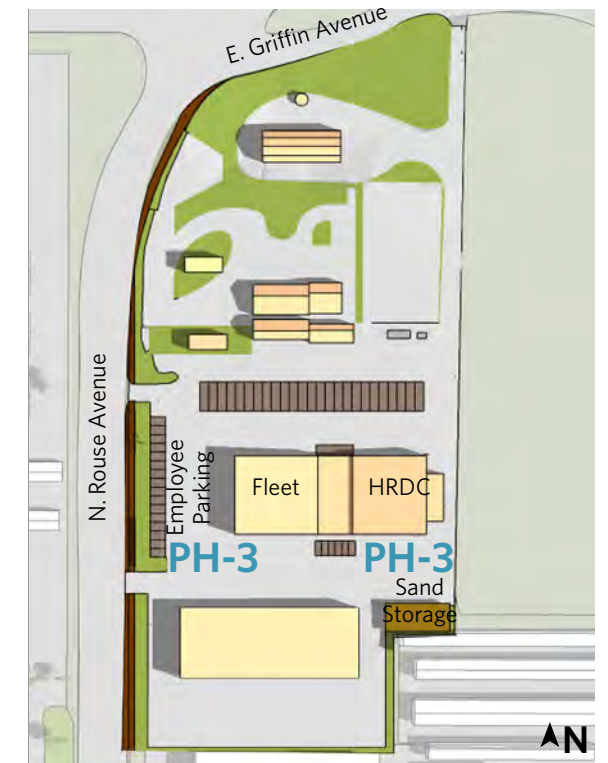


PH - 2 Relocate & Demo

- Relocate Public Works & Community Development from Stiff Professional Building, WTP, Shops Complex to the new site.
- Relocate vehicles, equipment, and materials to the new site.
- Demo buildings to the west of the fleet maintenance building at N. Rouse Avenue.
- Relocate equipment storage needs to newly acquired property once construction is complete.
- Demo needs can only be met once a new site for Headquarters has been found.

PH - 3 Construction at N. Rouse Avenue

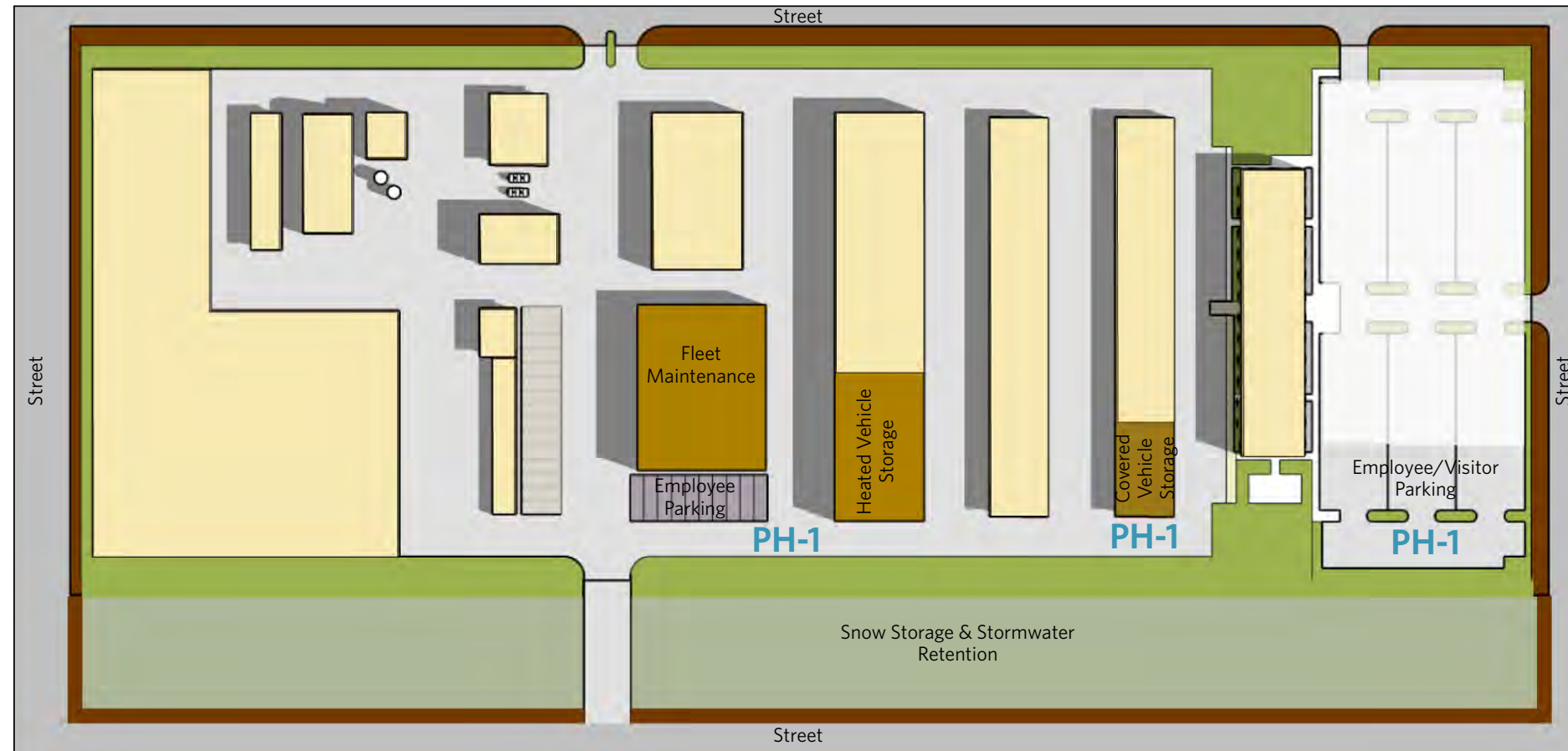
- Add employee parking for Facilities & Fleet Maintenance.
- Covered sand storage.



Long-Term Phasing Plan PH - 3

6.5 Phasing - Long Term Needs

Master Plan Option 2



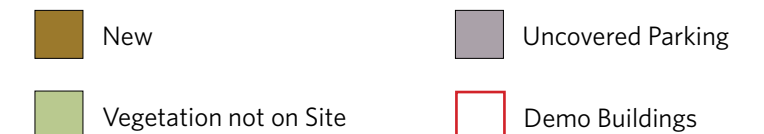
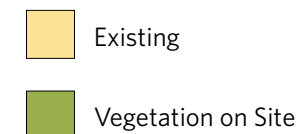
New Site Long-Term Phasing Plan



N. Rouse Avenue Long-Term Phasing Plan

PH - 1 Construction at New Site & N. Rouse Avenue Property

- Expand remaining heated vehicle storage, remaining covered vehicle storage & admin building on new site.
- Build fleet maintenance building & employee parking (30 spaces) on new site.
- Fleet maintenance building expansion at N. Rouse Avenue site.



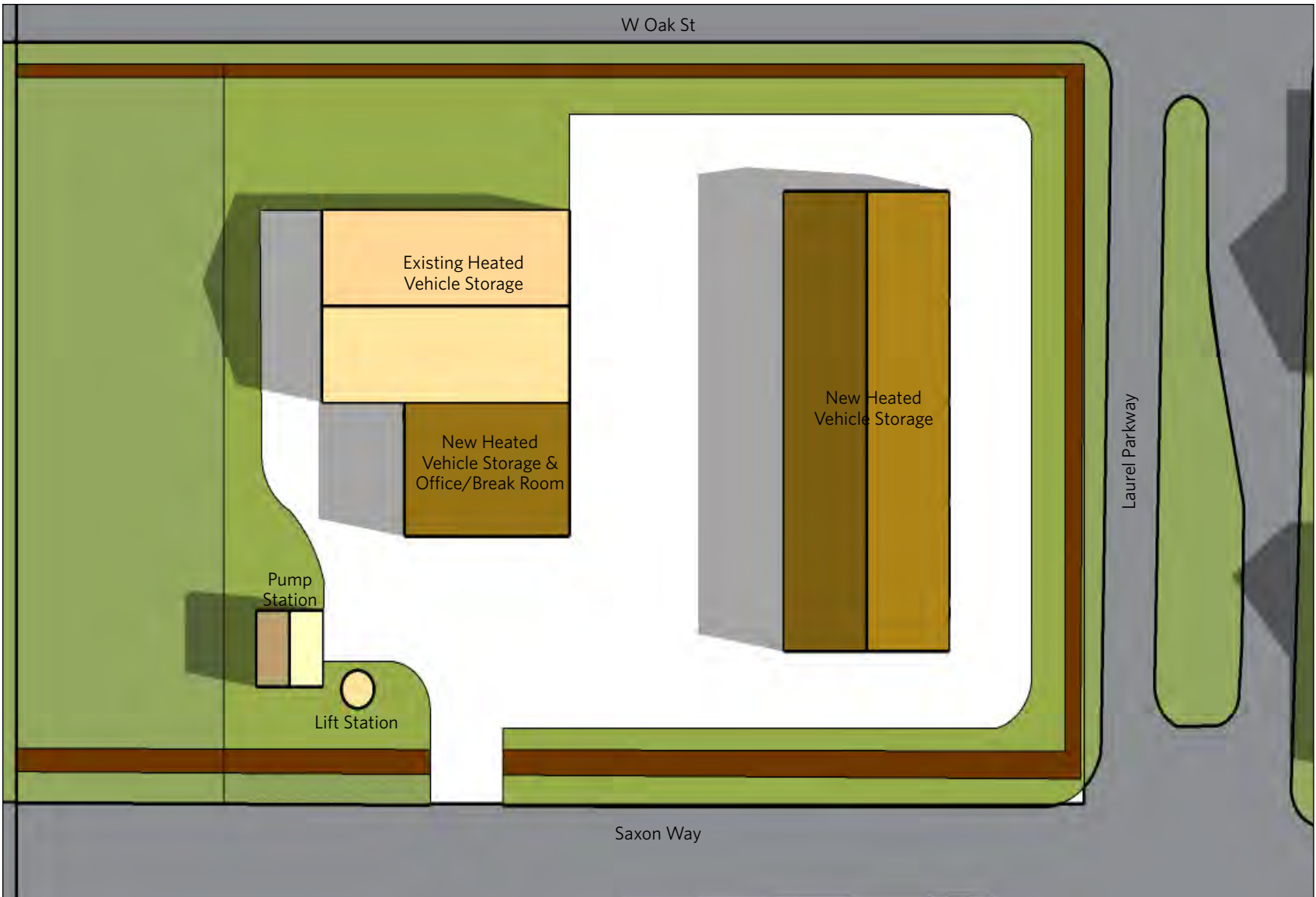
6.6 Laurel Glen Shops Annex Site Plan

Laurel Glen Shops Annex



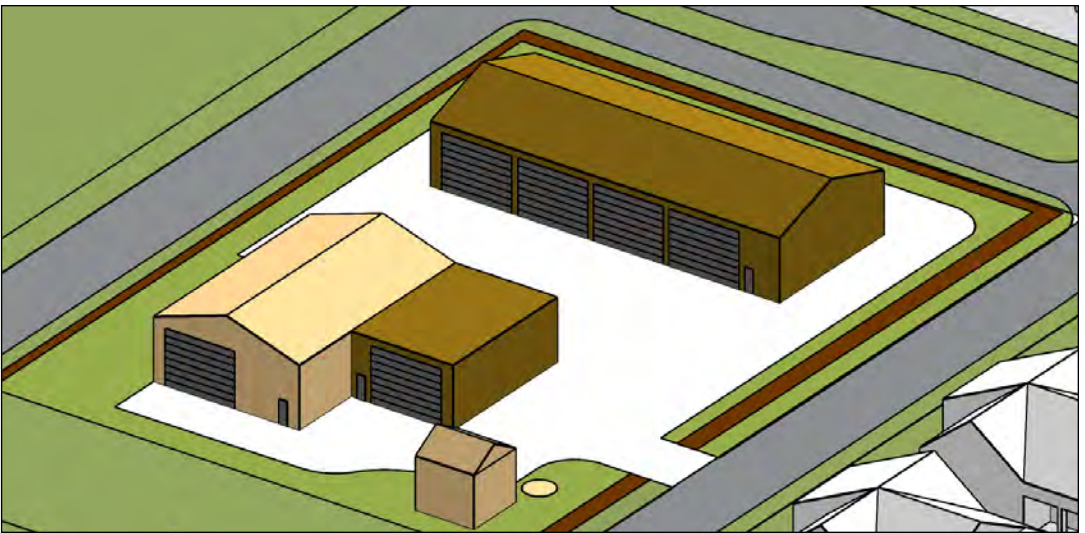
Program Elements

- Public Works plans to utilize the site as a strategically located satellite facility for Water & Sewer operations.
- Laurel Glen plan recommendations remain the same for both Master Plan options.
- Additional vehicle storage is programed to help meet immediate needs for heated vehicle storage.

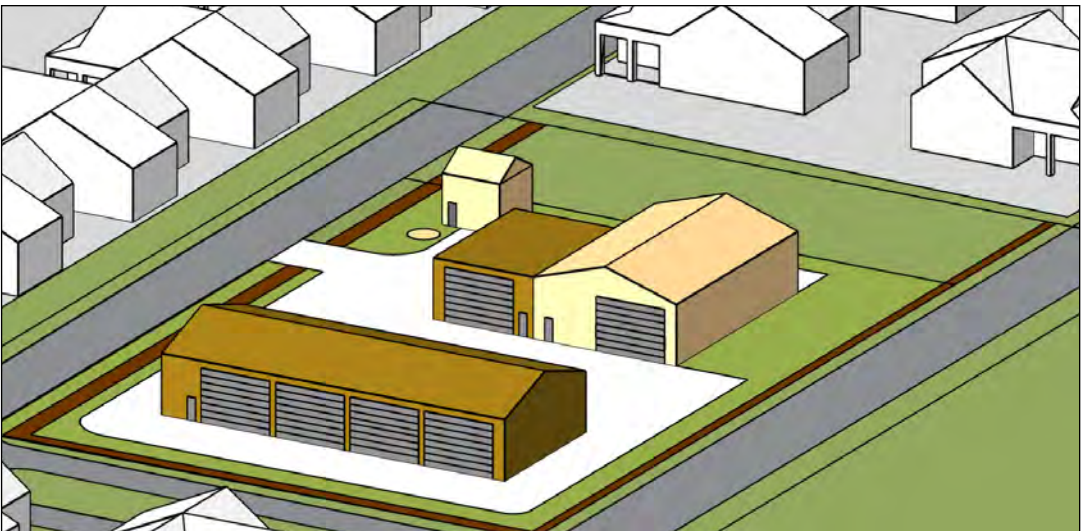


Laurel Glen Site Plan

Existing New Vegetation not on Site Vegetation on Site



Aerial Perspective looking North



Aerial Perspective looking South

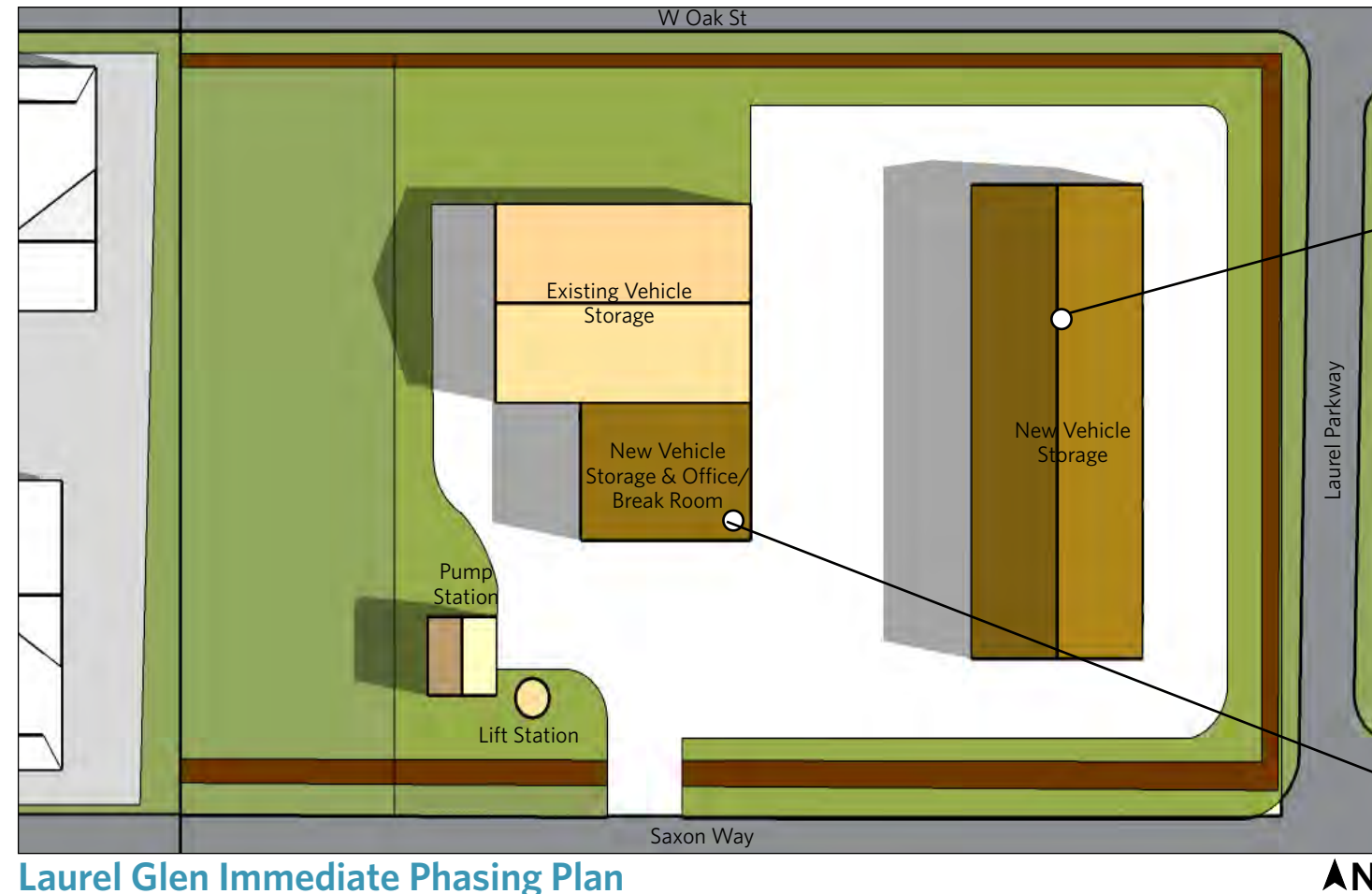
6.6 Program Summary

Laurel Glen Shops Annex

Division	2040	Office & Office Support	Shop & Shop Storage	Enclosed Vehicle Parking		Wash Facility	Covered Material Storage	Fuel Island	Covered Vehicle Parking		Exterior Material Storage	Exterior Vehicle Parking		Employee & Visitor Parking		Division Totals
	STAFF	SF	SF	QTY	SF	SF	SF	SF	QTY	SF	SF	QTY	SF	QTY	SF	QTY
Public Works Admin	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Engineering	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Community Development	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water Conservation	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Stormwater Admin	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Water & Sewer	0		0	11	11,750	0	0	0	0	0	0	0	0	0	0	11,750
Streets	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Fleet Maintenance	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Facilities	0	0	0	0	0	0	0	0	0	0	0	0	0	12	0	
Site Totals	0		0	11,750		0	0	0	0		0	0		0		11,750

6.7 Phasing - Immediate Needs

Laurel Glen Shops Annex

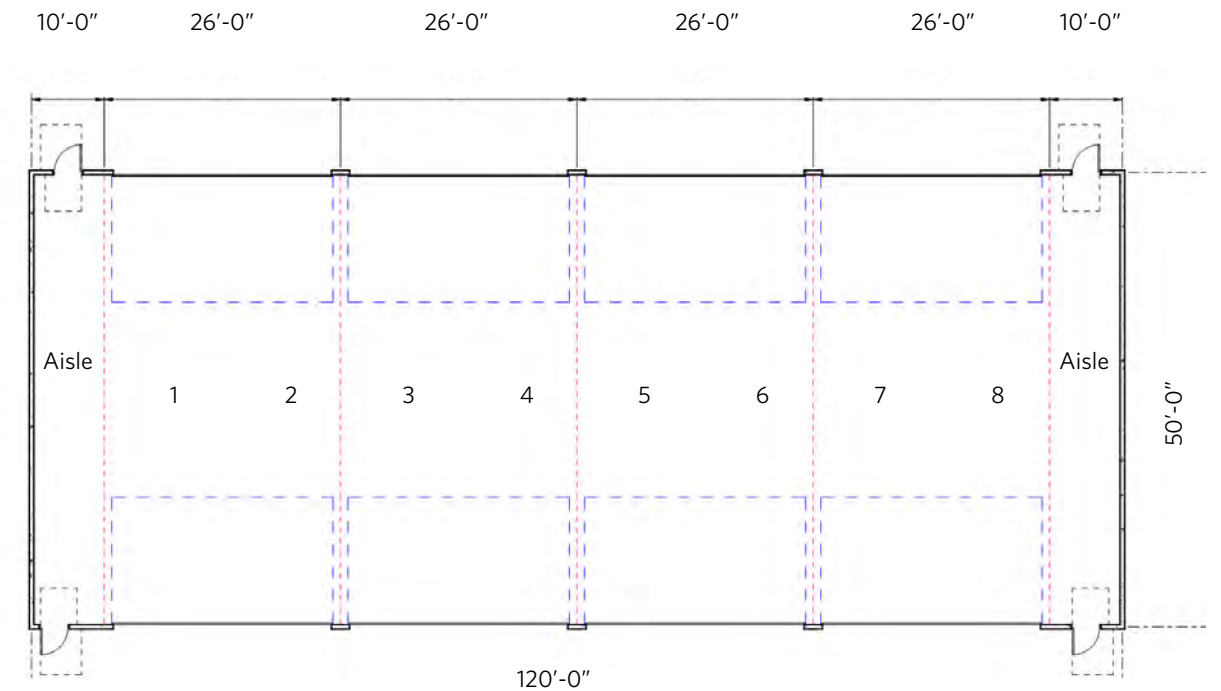


Laurel Glen Immediate Phasing Plan

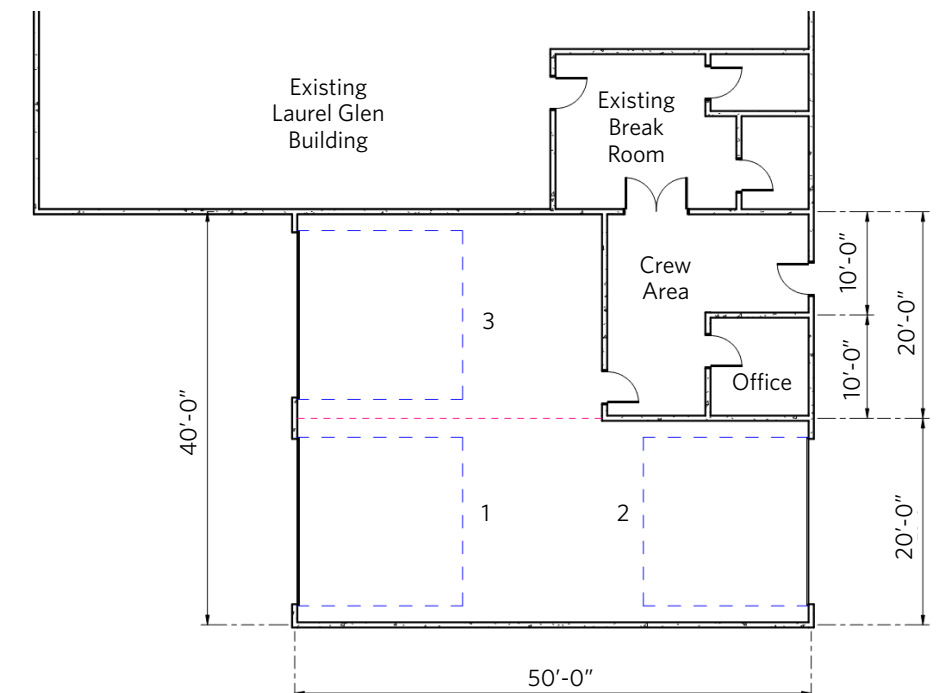
PH - 1 Construction

- Construct addition to the existing building to accommodate 3 L (35' long) vehicle parking spaces, office & crew space for Water & Sewer crew assigned to the site.
- Construct new heated vehicle storage building to accommodate 11 XL (45' long) vehicle parking spaces.

Existing
 New
 Vegetation not on Site
 Vegetation on Site



Heated Vehicle Storage



Laurel Glen Expansion

6.8 Solid Waste Facility Master Plan

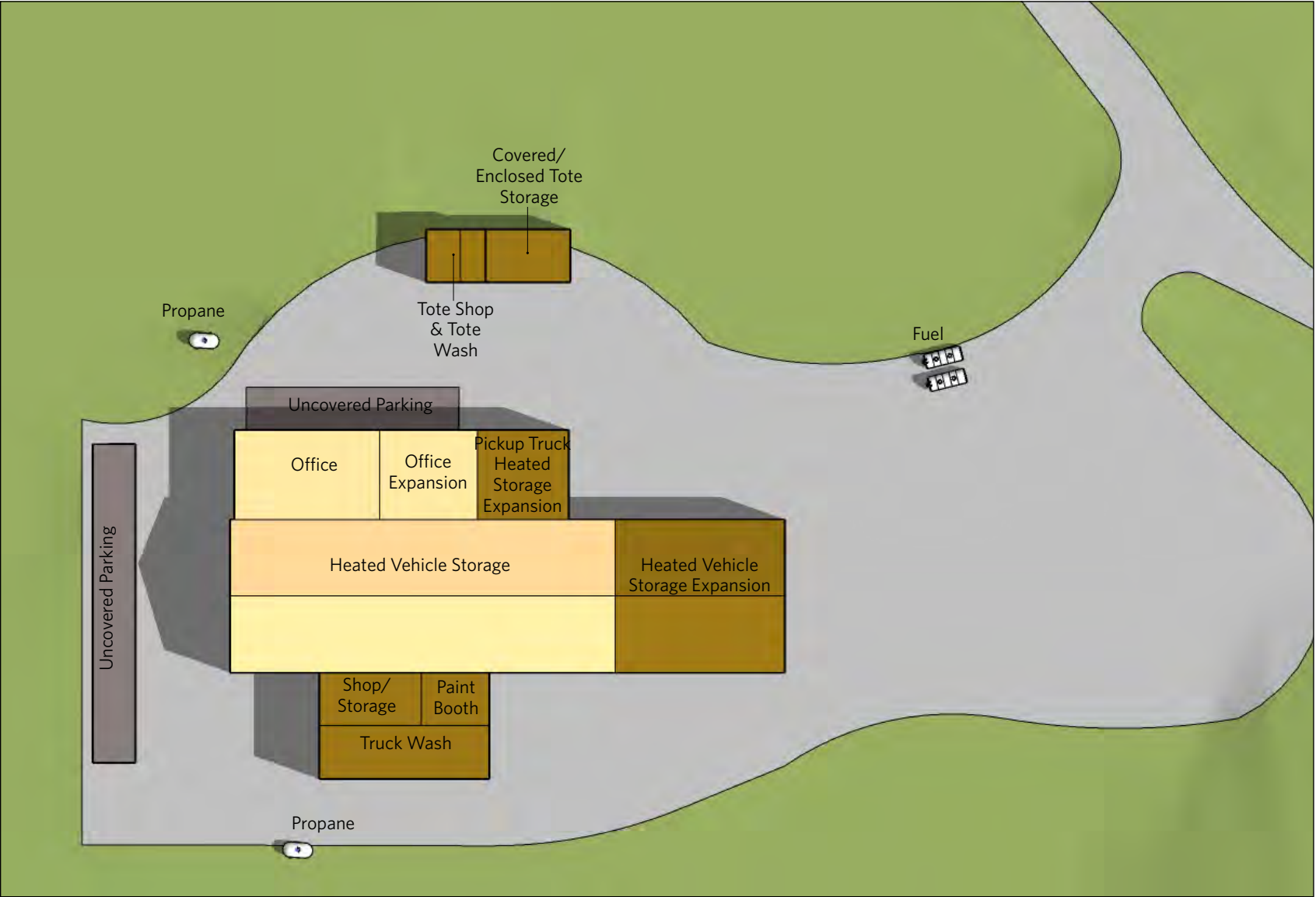
Site Plan

Solid Waste Facility



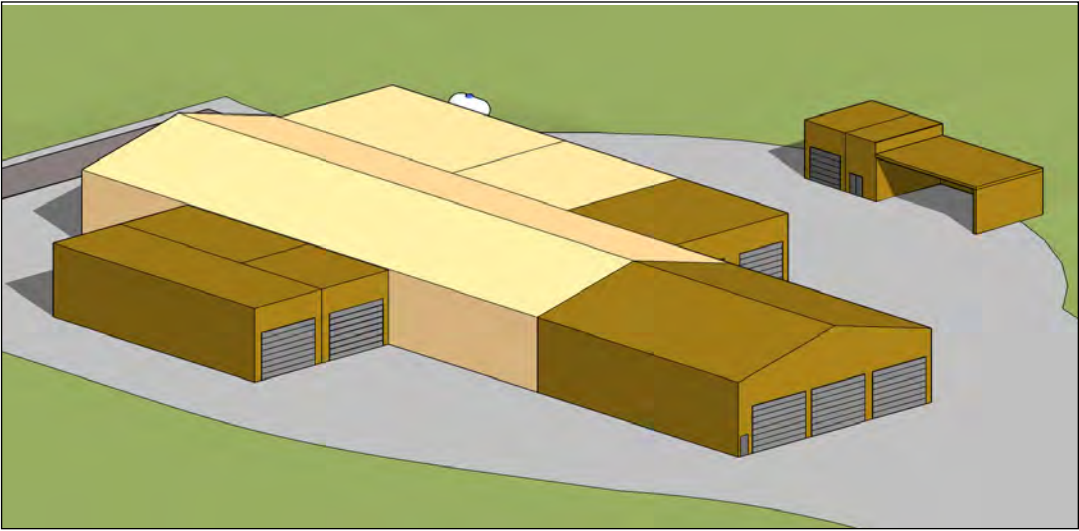
Program Elements

The Master Plan needs for the Solid Waste Division can be developed completely independent of the rest of Public Works. The plan for the Solid Waste Division is to remain at the current site and expand as needed.

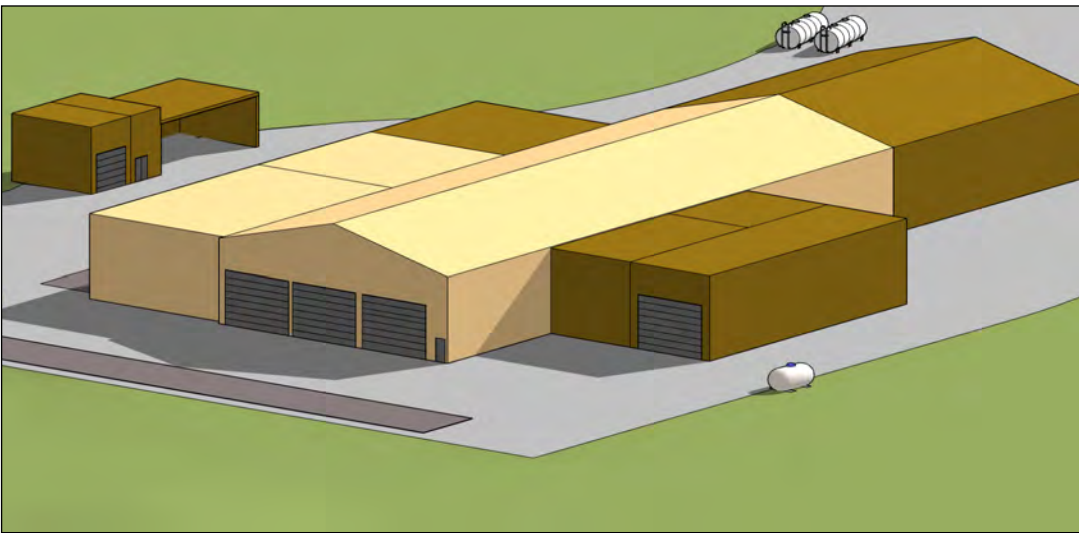


Solid Waste Site Plan

- Existing
- New
- Vegetation on Site
- Uncovered Parking



Aerial Perspective looking North



Aerial Perspective looking South

6.8

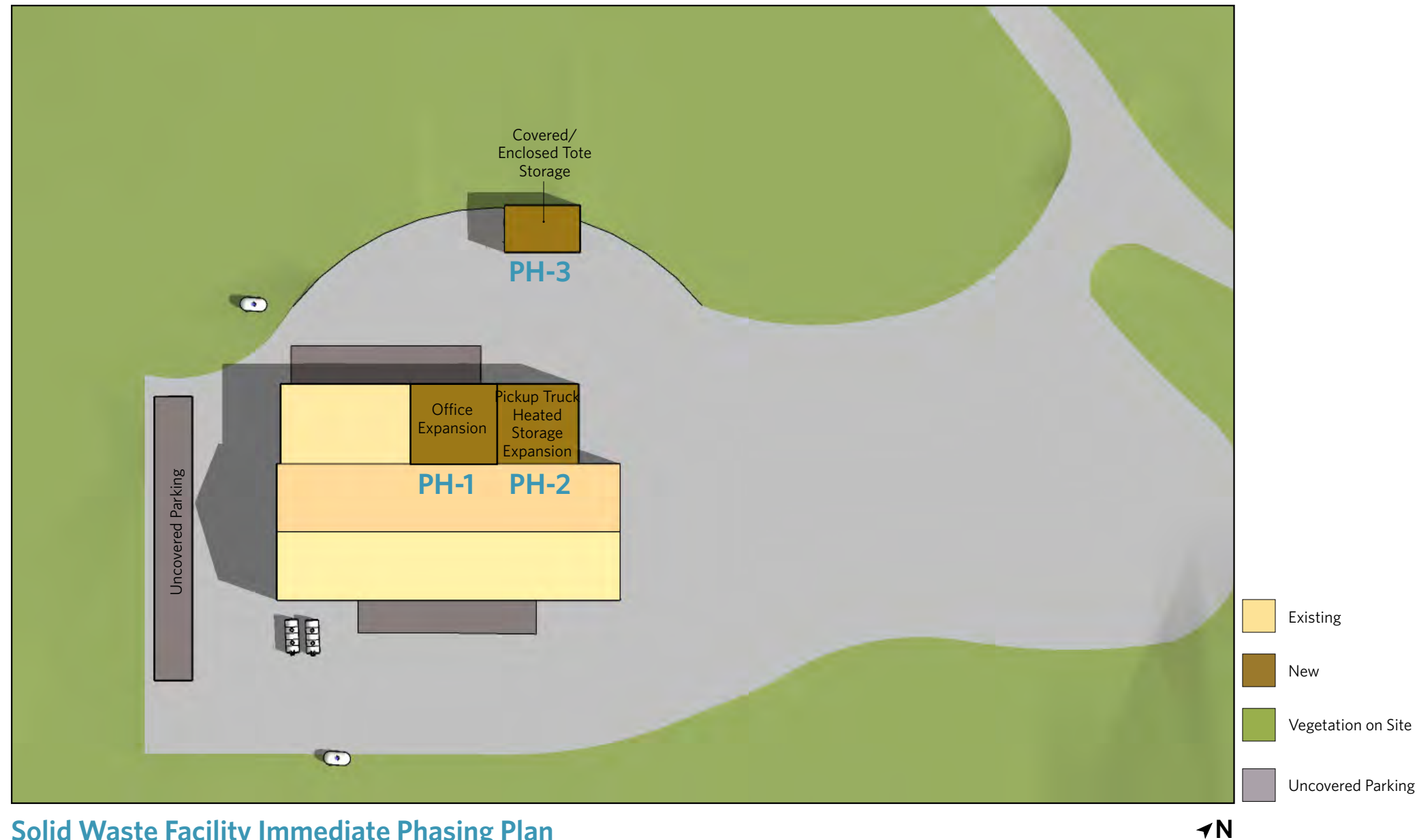
Program Summary

Solid Waste

Division	2040	Office & Office Support	Shop & Shop Storage	Enclosed Vehicle Parking		Wash Facility	Covered Material Storage	Fuel Island	Covered Vehicle Parking		Exterior Material Storage	Exterior Vehicle Parking		Employee & Visitor Parking		Division Totals
	STAFF	SF	SF	QTY	SF	SF	SF	SF	QTY	SF	SF	QTY	SF	QTY	SF	QTY
Public Works Admin	29	3,949	3,313		19,056	2,150	880	2,000		504	34,305		1,880		12,400	80,436
Site Totals	29	3,949	3,313	19,056		2,150	880	2,000	504		34,305	1,880		12,400		80,436
											Site Circulation, Landscaping & Setbacks				80,436	
											Total Square Feet				160,873	
											Total Acres				3.69	

6.9 Phasing - Immediate Needs

Solid Waste Facility



Solid Waste Facility Immediate Phasing Plan

PH - 1 Office Remodel/Addition

- Finish out the existing pickup truck heated storage into office space

PH - 2 Pick Up Truck Storage

- Construct pickup truck heated storage

PH - 3 Construction

- Construct covered/enclosed tote storage

6.9 Phasing - Short-Term Needs

Solid Waste Facility



Solid Waste Facility Short-Term Phasing Plan

PH - 1 Tote Shop Addition

- Construct tote shop & tote wash adjacent to the existing tote storage.
- Relocate tote shop & tote wash equipment to new space.

PH - 2 Renovate Heated Vehicle Storage

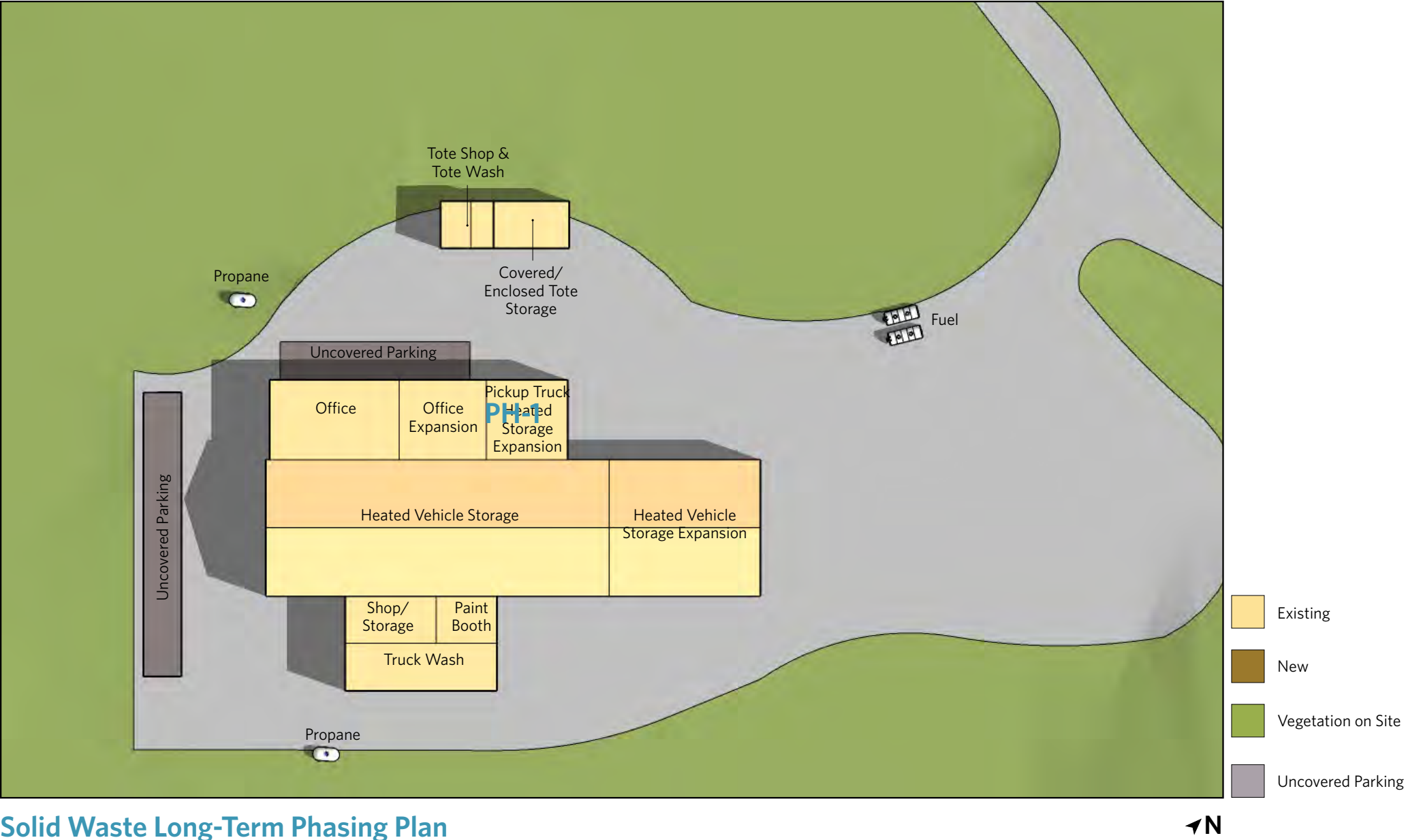
PH - 3 Expand Heated Vehicle Storage

PH - 4 Shop & Wash Addition

- Relocate existing above ground fuel tanks.
- Add welding shop, paint booth & truck wash to the east side of heated vehicle storage.

6.9 Phasing - Long-Term Needs

Solid Waste Facility



Solid Waste Long-Term Phasing Plan

PH - 1 Construct Transfer Station

Section 7 - Opinion of Probable Costs



7.1 Introduction

Opinion of Probable Costs

Section 7 introduces the Opinion of Probable Costs for the City of Bozeman's Master Plan options. The section summarizes the assumptions, zoning & development standards, design narrative & budget summary for the City.

7.2 Assumptions

In order to build an accurate & useful budget summary, HDR included some **assumptions**, **exclusions**, **limitations**, and **project soft costs**. 7.2 summarizes all of these factors for all of the master plan options.

7.3 Zoning & Development Standards

Since the final master plan options utilize multiple sites throughout the City, HDR developed zoning & development standards for each of the master plan options. 7.3 summarizes **zoning**, **landscaping**, **parking requirements**, and **watercourse setbacks** for each master plan option. For the complete Zoning & Development Standards, please refer to **Appendix F**.

7.4 Design Narrative

The team created a Design Narrative explaining the minimum design standards that each type of building for each master plan option will need. 7.4 gives a brief summary of the **architectural**, **mechanical**, **equipment**, **electrical**, and **plumbing** needs for each building and structure. The entire Design Narrative is available in **Appendix F**.

7.5 Budget Summary

Based on the assumptions, zoning & development standards, and design narrative, HDR built a budget summary for each of the master plans. 7.5 used the phasing plans that were introduced in section 6 to create the **immediate**, **short-term**, and **long-term** budget summaries for each master plan option. For the complete budget summary, please refer to **Appendix G**.

7.2 Assumptions

All Master Plan Options

Any opinions of probable construction cost or cost estimates provided by HDR are made on the basis of information available to HDR and on the basis of the cost estimator's experience and qualifications. However, since HDR has no control over the cost of labor, materials, equipment or services furnished by others, or over the contractor(s)' methods of determining prices, or over competitive bidding or market conditions, HDR does not guarantee that proposals, bids, or actual project or construction cost will not vary from opinions of probable cost or cost estimates presented in this report. For the complete cost estimate please refer to [Appendix G](#).

Assumptions:

- Assumes local labor and contractors are available to perform work (no traveling subsistence was included)
- Overtime hours were not included, Assumes a standard 5 day work week from 8-5.
- No off-site improvements and or infrastructure was included such as adjacent roadway improvements and utility main extensions.
- Expansive soils and associated mitigation procedures are not contemplated in this estimate.
- A slight premium for snow loading and seismic was included for the pre-engineered metal building components (PEMB).
- Assumes a publicly bid contract with 3 or more bidders in the bidding pool.
- Phasing options that start and stop construction over a period of years will increase the general conditions over that which is shown.
- General conditions costs are primarily the general contractors management staff.
- Given the programmatic level of design parametric estimating was employed (man hour/production based details were not utilized).
- Local and recent bid results were reviewed and evaluated as a part of this estimate and associate scope analysis.
- Permitting costs to be born by the Owner.
- Local wage rates were not evaluated.
- All costs are based on 2020 dollars and escalation should be factored in for each year construction is anticipated.

Exclusions

- Exclude a fire water tank.
- Exclude a fire water pressure booster pump.
- Excludes any safeguards and prevention of EMF (electromagnetic fields).
- Excludes an antenna mast for the communications system.
- Excludes FFE.
- Excludes Window Treatments.
- Assumes fire protection pump is not required to boost municipal water pressure.
- Excluded any hazardous waste abatement.
- COVID-19 production impacts are not contemplated.
- No contractor quotes were procured to support this estimate
- Excludes any rockwork, rock removal etc..
- Project Labor Agreements (Union Agreements) are not anticipated.
- Third party material testing and special inspections are not included.
- American Iron and Steel requirements were not anticipated.

Limitations

- AACE - Class 5 Estimate - Based on Programming Only
- Cost Range expectations:
 - L: -20% to -50%
 - H: +30% to +100%

Project Soft Costs

- The Total Estimated Project Budget includes the following Markups:

• Mobilization	-	3%
• Field Overhead	-	10%
• General Conditions	-	4%
• Design Fee	-	8%
• Contingency	-	30%
• Bonds & Insurance	-	2%
• Escalation	-	0%

7.3 Zoning & Development Standards

Master Plan Options 1 & 2, Laurel Glen Shops Annex

Below is a summary of the zoning and development standards for either of the master plan options as well as the Laurel Glen Shops Annex. For the complete design narrative, please refer to [Appendix F](#).

Zoning

- Zone M-1 Light manufacturing.
- Min. Lot Area 7,500 SF.
- 100% maximum site coverage.

Landscaping

- 20 SF/parking space.
- Internal parking lot landscaping to define aisles, limit unbroken rows have 100' maximum.
- No landscape area may be less than 2' wide.
- One large canopy or non-canopy tree required.
- 1 large canopy tree for each 50' of Street.

Parking Requirements

- 9' x 20' standard parking stall.
- 26' wide drive aisle.

Watercourse Setbacks

- 100' min. setback of East Gallitan River.
- 75' min. setback from Sourdough/Bozeman & Bridger creeks.
- Setback must extend to the edge of 100 year floodplain if floodplain is larger than the setbacks.
- 50' setback from connected wetlands.

Solid Waste Operations Facility

Below is a summary of the zoning and development standards for the Solid Waste Operations Facility. For the complete design narrative, please refer to [Appendix F](#).

Zoning

- Zone PLI, Public Land and Institutional (Division 38.300).
- Maximum site coverage, setbacks, height limit are not defined.
- Proposed additions are in similar height and same use as the existing buildings.

Landscaping

- 20 SF/parking space.
- Internal parking lot landscaping to define aisles, limit unbroken rows have 100' maximum.
- No landscape area may be less than 2' wide.
- One large canopy or non-canopy tree required.
- 1 large canopy tree for each 50' of Street.

Parking Requirements

- 9' x 20' standard parking stall.
- 26' wide drive aisle.

Watercourse Setbacks

- N/A

7.4 Design Narrative Summary

Master Plan Options 1 & 2, Laurel Glen Shops Annex

The below text gives a summary of the architectural, equipment, mechanical, electrical, and plumbing needs of each building type for either of the master plan options as well as the Laurel Glen Shops Annex. For the complete design narrative, please refer to [Appendix F](#).

Administrative Building

Architectural

- Temporary 2,800 sq. ft. office space for Public Works staff
- 2 story building 35' height or 3 story building 45' height.
- Minimum class B building per BOMA.

Equipment

- N/A

Mechanical

- Boiler system located in mechanical room.
- Building air conditioned/heated by variable air volume system.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Plumbing fixtures to meet the City's sustainability goals.

Fleet Maintenance Building

Architectural

- 1 story, 35' height pre-fabricated metal building.
- Minimum class B building per BOMA.
- CMU/concrete wall 10' minimum.

Equipment

- Bridge cranes lifts, compressed air systems, lubrication system, fixed shop equipment, welding equipment, warehouse storage equipment.

Mechanical

- Gas-fired make-up air unit with heat recovery.
- Hydronic in-floor radiant heating systems.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Plumbing fixtures to meet the City's sustainability goals.

Shops Building

Architectural

- 1 story, 30' height pre-fabricated metal building.
- CMU/Concrete wall 10' minimum.

Equipment

- Sign shops: sign making equipment, signal testing equipment.
- Warehouse space equipment.
- Water meter testing shop: water meter testing equipment.
- Water & Sewer shop: fix shop equipment, workbenches.

Mechanical

- Gas-fired make-up air unit with heat recovery.
- Gas-fired, overhead radiant heaters.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Plumbing fixtures to meet the City's sustainability goals.

Heated Vehicle Storage

Architectural

- 1 story, 25' height pre-fabricated metal building.
- CMU/Concrete wall 3' minimum.

Equipment

- N/A

Mechanical

- Gas-fired make-up air unit with heat recovery.
- Gas-fired, overhead radiant heaters.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Heavy duty floor sinks located through heavy vehicle storage area.
- Plumbing fixtures to meet the City's sustainability goals.

7.4 Design Narrative Summary

Master Plan Options 1 & 2, Laurel Glen Shops Annex

The below text gives a summary of the architectural, equipment, mechanical, electrical, and plumbing needs of each building type for either of the master plan options as well as the Laurel Glen Shops Annex. For the complete design narrative, please refer to [Appendix F](#).

Covered Vehicle Storage

Architectural

- 1 story, 25’ height pre-fabricated building.
- Canopy structures with pre-finished metal roof & steel columns.

Equipment

- N/A

Mechanical

- N/A

Electrical

- N.A

Plumbing

- N/A

Sand/Ice Slicer/Brine Storage Building

Architectural

- 1 story, 25’ height pre-fabricated building.
- Canopy structures with pre-finished metal roof & steel columns.
- CMU/Concrete wall 10’ minimum.
- Enclosed heated area for brine making equipment.

Equipment

- Brine making equipment.
- Storage tanks.

Mechanical

- Gas-fired make-up air unit with heat recovery.
- Gas-fired, overhead radiant heaters.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City’s sustainability goals.

Plumbing

- N/A

Fuel Island

Architectural

- 1 story, 18’ height pre-fabricated metal building.
- Canopy structures with pre-finished metal roof & steel columns.

Equipment

- Above ground fuel tanks.
- Dispensers.
- DEF.

Mechanical

- N/A

Electrical

- LED lighting and controls will be provided.
- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City’s sustainability goals.

Plumbing

- N/A

Wash Facility

Architectural

- 1 story, 20’ height concrete/CMU building.
- Sealed concrete or concrete block wall finish.

Equipment

- Drive through wash.
- High pressure washer.

Mechanical

- Gas-fired, overhead radiant heaters.
- Mechanical requirements to meet the City’s sustainability goals.

Electrical

- Electrical requirements to meet the City’s sustainability goals.

Plumbing

- N/A

7.4 Design Narrative Summary

Solid Waste Operations Facility

Below is a summary of the architectural, equipment, mechanical, electrical, and plumbing needs of each building type that will be needed for the Solid Waste Operations Facility. For the complete design narrative, please refer to [Appendix F](#).

Administrative Building Expansion & Remodel

Architectural

- 1 story building 25' height
- Pre-fabricated metal building and frames for the additions.

Equipment

- N/A

Mechanical

- Boiler system located in mechanical room.
- Building air conditioned/heated by variable air volume system.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Plumbing fixtures to meet the City's sustainability goals.

Shops, Storage & Wash Addition

Architectural

- Shops; Pre-finished metal liner panels and painted exposed structure
- Wash addition: 1 story, 20' height concrete/CMU building
- Sealed concrete or concrete block wall finish

Equipment

- Tote shop & storage: tote wash, tote shredder, overhead monorail hoist, pre-fabricated paint booth.
- Shops building: overhead crane, welding fume arm & welders, pre-fabricated paint booth.
- Wash Addition: High pressure washer, catwalk.

Mechanical

- Gas-fired make-up air unit with heat recovery.
- Gas-fired, overhead radiant heaters.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Plumbing fixtures to meet the City's sustainability goals.

Heated Vehicle Storage Addition

Architectural

- 1 story, 25' height pre-fabricated metal building.
- CMU/Concrete wall 3' minimum.

Equipment

- N/A

Mechanical

- Gas-fired make-up air unit with heat recovery.
- Gas-fired, overhead radiant heaters.

Electrical

- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City's sustainability goals.

Plumbing

- Heavy duty floor sinks located through heavy vehicle storage area.
- Plumbing fixtures to meet the City's sustainability goals.
-

Covered Tote Storage

Architectural

- 1 story, 25' height pre-fabricated building.
- Canopy structures with pre-finished metal roof & steel columns.

Equipment

- N/A

Mechanical

- N/A

Electrical

- N/A

Plumbing

- N/A

7.4 Design Narrative Summary

Solid Waste Operations Facility

Below is a summary of the architectural, equipment, mechanical, electrical, and plumbing needs of each building type that will be needed for the Solid Waste Operations Facility. For the complete design narrative, please refer to [Appendix F](#).

Fuel Island

Architectural

- Concrete Pad..
- Relocate existing fuel tanks.

Equipment

- Existing above ground fuel tanks.
- Dispensers.
- DEF.

Mechanical

- N/A

Electrical

- LED lighting and controls will be provided.
- Back-up power is anticipated for lighting, power and controls.
- Electrical requirements to meet the City’s sustainability goals.

Plumbing

- N/A

7.5

Budget Summary - Master Plan Option 1

Immediate Needs (1-5 Years)

N. Rouse Avenue Headquarters







Lower & Upper Yards



+

Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-0	Purchase Adjacent Property				Not included
	N. Rouse Avenue	Temporary office for Public Works staff	2,800		\$178,087.00
PH-1	N. Rouse Avenue	Relocation of existing structures south of fleet maintenance			
		Relocate liquid deicer	1	\$1,500	\$1,500.00
		Relocate materials bunkers			
		Demolish Summit building(s)	10,000	\$5	\$50,000.00
PH-2	N. Rouse Avenue	Shops/heated vehicle storage building	22,500	\$273	\$6,142,500.00
Total Immediate Needs (1-5 Years)					\$6,372,087.00

7.5 Budget Summary - Master Plan Option 1

Short-Term Needs (5-10 Years)

N. Rouse Avenue Headquarters







Lower & Upper Yards



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Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-0	N. Rouse Avenue	Relocate/demo radio tower			
PH-1	N. Rouse Avenue	Relocate sand storage building and liquid deicer			
PH-2	N. Rouse Avenue	Site development (10 acres)	435,600	\$14.5	\$6,316,200.00
		Admin building	34,000	\$449	\$15,266,000.00
		Covered vehicle storage building (1 and 2)	35,400	\$106	\$3,752,400.00
		Heated vehicle storage	15,080	\$252	\$3,800,160.00
		Wash facility	4,100	\$371	\$1,521,100.00
		Fuel island	2,200	\$412	\$906,400.00
		Liquid deicer			
		Covered materials storage bins/dewatering	5,000	\$138	\$690,000.000
		Brine/sand/ice slicer storage	10,375	\$289	\$2,998,375.00
		Covered sand storage building 1	6,000	\$140	\$840,000.00
		Relocate staff from Stiff Professional building/WTP			
		Relocate staff vehicles and equipment to N. Rouse Avenue - Streets and Water & Sewer shops to remain			
		Relocate Parks, Forestry, and Safety off site			
PH-3	N. Rouse Avenue	Demo buildings north and west of the fleet maintenance building	8,000	\$5	\$40,000.00
PH-4	N. Rouse Avenue	Shops building	15,000	\$320	\$4,800,000.00
		Parking - employee/visitor and truck	87,120	\$15	\$1,263,240.00
PH-5	Shops Complex	Relocate Streets and Water & Sewer shops to N. Rouse Avenue			
Total Short-Term Phasing Needs (5-10 Years)					\$42,193,875.00

7.5 Budget Summary - Master Plan Option 1

Long-Term Needs (10-20 Years)

N. Rouse Avenue Headquarters



Lower & Upper Yards



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Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-1	N. Rouse Avenue	Admin building: tenant finish	3,000	\$82	\$246,000.00
		Fleet maintenance building expansion	12,500	\$383	\$4,787,500.00
PH-2	N. Rouse Avenue	Heated vehicle storage building - addition	9,600	\$255	\$2,448,00.00
		Covered vehicle storage building - addition	3,800	\$133	\$505,400.00
Total Long-Term Phasing Needs (10-20 Years)					\$7,986,900.00

7.5

Budget Summary - Master Plan Option 2

Immediate Needs (1-5 Years)

Ideal Site Headquarters







N. Rouse Avenue Satellite Office



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Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-0	Purchase New Property				Not included
	N. Rouse Avenue	Temporary office for Public Works staff	2,800		\$178,087.00
PH-1	N. Rouse Avenue	Relocation of existing structures south of fleet maintenance			
		Relocate liquid deicer	1	\$1,500	\$1,500.00
		Relocate materials bunkers			
		Demolish Summit building(s)	10,000	\$5	\$50,000.00
PH-2	N. Rouse Avenue	Shops/heated vehicle storage building	22,500	\$273	\$6,142,500.00
Total Immediate Needs (1-5 Years)					\$6,372,087.00

7.5 Budget Summary - Master Plan Option 2

Short-Term Needs (5-10 Years)

Ideal Site Headquarters







N. Rouse Avenue Satellite Office



+

Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-1	New Site	Site development (18 acres)	784,080	\$15	\$11,369,160.00
		Admin building	34,000	\$449	\$15,266,000.00
		Covered vehicle storage building 1	11,400	\$106	\$1,208,400.00
		Covered vehicle storage building 2	21,000	\$106	\$2,226,000.00
		Heated vehicle storage building	15,080	\$252	\$3,800,160.00
		Shop and shop storage building	15,000	\$320	\$4,800,000.00
		Wash facility	4,100	\$371	\$1,521,100.00
		Fuel island	2,200	\$412	\$906,400.00
		Liquid deicer			
		Covered materials storage bins/dewatering	5,000	\$138	\$690,000.00
		Brine/sand storage building	10,375	\$289	\$2,998,375.00
		Covered sand storage	4,850	\$140	\$679,000.00
PH-2	Shops Complex	Relocate staff vehicles and equipment			
	Stiff Building	Relocate staff and vehicles			
	WTP	Relocate staff and vehicles			
	N. Rouse Avenue	Demo buildings west of fleet maintenance building	8,000	\$5	\$40,000.00
PH-3	N. Rouse Avenue	Employee parking - Fleet Maintenance & Facilities	20	\$5 ,000	\$100,000.00
		Covered sand storage	1,150	\$140	\$161,000.00
Total Short-Term Phasing Needs (5-10 Years)					\$45,765,595.00

7.5

Budget Summary - Master Plan Option 2

Long-Term Needs (10-20 Years)

Ideal Site Headquarters







N. Rouse Avenue Satellite Office



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Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH - 1	New Site	Heated vehicle storage addition	9,600	\$ 255	\$2,448,000.00
		Covered vehicle storage addition	3,800	\$133	\$505,400.00
		Admin building: tenant finish	3,000	\$82	\$246,000.00
		Fleet maintenance building	14,255	\$391	\$5,573,705.00
		Employee vehicle parking (30 spaces)	10,800	\$15	\$156,600.00
	N. Rouse Avenue	Fleet maintenance expansion	5,500	\$383	\$2,106,500.00
		Covered vehicle storage	3,000	\$106	\$318,000.00
Total Long-Term Phasing Needs (10-20 Years)					\$11,354,205.00

7.5

Budget Summary - Laurel Glen Shops Annex Option

Immediate Needs (1-5 Years)

Laurel Glen Shops Annex



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-1	Laurel Glen	Building addition	2,000	\$405	\$810,000.00
		Heated vehicle storage	8,000	\$281	\$2,248,000.00
Total Immediate Needs (1-5 Years)					\$3,058,000.00

7.5 Budget Summary - Solid Waste Operations Facility Option

Immediate, Short-Term, and Long-Term Needs (1-20 Years)

Solid Waste Facility



Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-1	Solid Waste Facility	Tenant finish: existing pickup truck parking into office space	1,400	\$92	\$128,800.00
PH-2		Pickup truck storage addition	1,800	\$259	\$466,200.00
PH-3		Covered/unheated/enclosed tote storage	1,000	\$227	\$227,000.00
Total Immediate Needs (1-5 Years)					\$822,000.00

Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-1	Solid Waste Facility	Tote wash & shop addition to tote storage	1,700	\$424	\$720,800.00.00
PH-2		Renovated existing heated vehicle storage	10,500	\$13	\$136,500.00
PH-3		Addition to north of existing heated vehicle storage	3,500	\$252	\$882,000.00
PH-4		Addition to east side of existing heated vehicle storage	3,700	\$227	\$839,900.00
		Relocate existing above ground fuel tanks			\$20,000.00
Short-Term Phasing Needs (5-10 Years)					\$2,599,200.00

Phase	Location	Description	SF	Cost/SF	Total Estimated Project Budget
PH-1		Build a transfer station			Not included
Total Long-Term Phasing Needs (10-20 Years)					

Appendix A - Space Needs Program



CITY OF BOZEMAN - PUBLIC WORKS
ADMINISTRATION

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		2025		Area (sf)	2030		Area (sf)	2040		Area (sf)	
	Quantity					Quantity			Quantity			Quantity			
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
ADMINISTRATION	STIFF BUILDING														
Office and Office Support															
Office Area															
Public Works Director	1		131		200	1	1	200	1	1	200	1	1	200	Private Office
Administrative Manager	0				120	1	1	120	1	1	120	1	1	120	Private Office
PIO/Special Projects Coordinator	0				120	1	1	120	1	1	120	1	1	120	Private Office
Administrative Assistant I/II	2		162		64	1	1	64	1	1	64	1	1	64	Workstation
Office Support Area															
Public Lobby			---	See Engineering Program	20 sf/person			---			---			---	See Engineering Program
Conference Room			---	See Engineering Program				---			---			---	See Engineering Program
File Storage			---	See Engineering Program				---			---			---	See Engineering Program
Copy/File/Workroom			---	See Engineering Program				---			---			---	See Engineering Program
Janitor's Closet			---	See Engineering Program				---			---			---	See Engineering Program
Mother's Room			---	See Engineering Program				---			---			---	See Engineering Program
Men's Restrooms			---	See Engineering Program				---			---			---	See Engineering Program
Restroom			---	See Engineering Program				---			---			---	See Engineering Program
Lockers			---	See Engineering Program	2.5 sf/locker		20	50		20	50		25	62.5	
Subtotal	3		293			4		554	4		554	4		567	
Circ/Mech/Elec/Struct (Net: Gross)				Estimated	45%			249			249			255	
Total: Office and Office Support	3		293			4		803	4		803	4		821	
ADMINISTRATION															
Shop and Shop Storage															
Shop Area															
-			---				---	---			---			---	
-															
Storage Areas															
-			---				---	---			---			---	
-															
Subtotal								0			0			0	
Circ/Mech/Elec/Struct (Net: Gross)			0		30%			0			0			0	
Total: Shop and Shop Storage			0					0			0			0	

CITY OF BOZEMAN - PUBLIC WORKS
ADMINISTRATION

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		2025		Area (sf)	2030		Area (sf)	2040		Area (sf)	
	Quantity					Quantity			Quantity			Quantity			
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
ADMINISTRATION															
Covered Material Storage															
Covered Area															
Subtotal			0					0			0			0	
Circ/Mech/Elec/Struct (Net: Gross)			0		15%			0			0			0	
Total: Covered Material Storage			0					0			0			0	
ADMINISTRATION															
Exterior Material Storage															
Material															
Aggregates															
Subtotal			0					0			0			0	
Circulation (Net: Gross)			0		100%			0			0			0	
Total: Exterior Material Storage			0					0			0			0	
ADMINISTRATION															
Fuel Island															
Fuel Island				See Streets									See Streets		
Fuel Farm															
-															
Circulation (Net: Gross)					100%			0			0			0	
Total: Fuel Island															
ADMINISTRATION															
Wash Facility															
Wash Area				See Streets									See Streets		
-															
-															
-															
Circ/Mech/Elec/Struct (Net: Gross)					15%										
Total: Wash Facility															

CITY OF BOZEMAN - PUBLIC WORKS ADMINISTRATION

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	2025			PROGRAM PROJECTIONS			2040			Remarks
	2020		Area (sf)	Remarks		2025		Area (sf)	2030		Area (sf)	2040		Area (sf)	
	Quantity					Quantity			Quantity			Quantity			
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
ADMINISTRATION															
Enclosed Vehicle Parking															
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0				0	0			0	0			
Medium		0	0				0	0			0	0			
Large		0	0				0	0			0	0			
Extra Large		0	0				0	0			0	0			
Subtotal		0	0			0	0			0	0				
Circ/Mech/Elec/Struct (Net: Gross)			0		20%			0			0		0		
Total Enclosed Vehicle Parking			0					0			0		0		
ADMINISTRATION															
Covered Vehicle Parking															
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0				0	0			0	0			
Medium		0	0				0	0			0	0			
Large		0	0				0	0			0	0			
Extra Large		0	0				0	0			0	0			
Subtotal		0	0			0	0			0	0				
Circ/Mech/Elec/Struct (Net: Gross)			0		20%			0			0		0		
Total Covered Vehicle Parking			0					0			0		0		
ADMINISTRATION															
Exterior Vehicle Parking															
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0				0	0			0	0			
Medium		2	324				3	750			3	750			
Large		0	0				0	0			0	0			
Extra Large		0	0				0	0			0	0			
Subtotal		2	324			3	750			3	750				
Circulation (Net: Gross)			324	Estimated	100%			750			750		750		
Total Exterior Vehicle Parking			648	Estimated				1,500			1,500		1,500		
ADMINISTRATION															
Employee and Visitor Parking															
Parking Space															
Employee	3	3	486		9 x 18	4	4	648	4	4	648	4	4	648	
Visitor		1	162		9 x 18		1	162		1	162		1	162	
Accessible		1	234		13 x 18		1	234		1	234		1	234	
Subtotal		5	882				6	1,044		6	1,044		6	1,044	
Circulation (Net: Gross)			882	Estimated	100%			1,044			1,044			1,044	
Total Employee and Visitor Parking			1,764	Estimated				2,088			2,088			2,088	

CITY OF BOZEMAN - PUBLIC WORKS
ENGINEERING

December 1, 2020

Area Description	EXISTING CONDITIONS				Space	Space Standard (Feet)	PROGRAM PROJECTIONS									
	2020		Area (sf)	Remarks			2025		Area (sf)	2030		Area (sf)	2040		Remarks	
	Quantity						Quantity			Quantity			Quantity			
	Staff	Space					Staff	Space		Staff	Space		Staff	Space		
ENGINEERING																
Office and Office Support																
Office Area																
City Engineer/Deputy Director	1	1	222	Private Office	180	1	1	180	1	1	180	1	1	180	Private Office	
Engineer 3 (Senior Project Eng)	1	1	177	Private Office	150	1	1	150	1	1	150	1	1	150	Private Office	
Engineer 3 (Water Res Eng)	1	1	100	Private Office	150	1	1	150	1	1	150	1	1	150	Private Office	
Engineer 3 (Transportation Eng.)	1	1	100	Private Office	150	1	1	150	1	1	150	1	1	150	Private Office	
Engineer 3 (Dev Eng Manager)	1	1	100	Private Office	150	1	1	150	1	1	150	1	1	150	Private Office	
Engineer 2 (Project Engineer)	1	1	100	Private Office	120	1	1	120	1	1	120	1	1	120	Private Office	
Engineer 2 (Dev Eng)	1	1	86	Private Office	120	1	1	120	1	1	120	1	1	120	Private Office	
Engineer 2 (Dev Eng)	1	1	86	Private Office	120	1	1	120	1	1	120	1	1	120	Private Office	
Engineer Tech	1	1	158	Shared office	120	2	2	240	3	1	360	4	4	480	Private Office	
Engineer Tech	1	1	158	Shared office	120	2	2	240	2	1	240	2	2	240	Private Office	
Engineer 2 (Water Res Eng)	1	1	132	Private Office	120	1	1	120	1	1	120	1	1	120	Private Office	
Specialist	0	1	158	Shared Office	120	1	1	120	1	1	120	1	1	120	Private Office	
Engineer 1/2	3		--		120	6	2	720	7	2	840	8		960	Private Office	
Engineer 3	0		0		150	1	1	150	2	1	300	3	3	450	Private Office	
File Storage - Off Site		1	120	Currently Off Site				0			0			0	Move On-site	
File Storage - On Site		1	274				1	400		1	400		1	400	Secure	
Plat Storage		1	200				1	200		1	200		1	200		
Equipment Storage Room			--				1	200		1	200		1	200	Secure	
Office Support Areas																
Public Lobby		1	--	Shared with Community Development			1	200		1	200		1	200		
Medium Conference Room		1	188		20 sf/person		10	200		10	200		10	200	Shared	
Large Conference Room		1	544		20 sf/person		20	400		20	400		20	400	Shared	
Break Room		1	81	Break Room			1	250		1	250		1	250	Shared	
Manuals Library		1	150	Library/Small Meeting Room			1	150		1	150		1	150	Shared	
Copy/Fax/Office Supply Room		1	120				1	150		1	150		1	150	Shared	
Janitor's Closet		1	31				1	80		1	80		1	80		
Mother's Room			---		120		1	120		1	120		1	120	Private space with counter, sink, refrigerator	
Men's Restroom		1	135	Main Floor			1	200		1	200		1	200		
Restroom		1	145	Main Floor			1	200		1	200		1	200		
Visitor Restroom			--		80		1	80		1	80		1	80		
Lockers			--		2.50 sf/locker		21	52.5		24	60		27	27	Shared lockers	
Bike Storage		2	48	Outside	24.00 sf/bike		4	96		4	96		4	96		
Subtotal	14		3,613			21		5,709	24		6,106	27		6,463		
Circ/Mech/Elec/Struct (Net: Gross)			903	Estimated	45%			2,569			2,748			2,908		
Total Office and Office Support	14		4,516			21		8,277	24		8,854	27		9,371		

CITY OF BOZEMAN - PUBLIC WORKS
ENGINEERING

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Space Standard (Feet)	PROGRAM PROJECTIONS			Space	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		Quantity		Area (sf)		Quantity		Area (sf)	Quantity		Area (sf)				
	Staff	Space				Staff	Space			Staff	Space		Staff	Space					
ENGINEERING																			
Shop and Shop Storage																			
Shop Area																			
-																			
Storage Areas																			
Subtotal			0					0				0				0			
Circ/Mech/Elec/Struct (Net: Gross)			0	Estimated	30%			0				0				0			
Total Shop and Shop Storage			0	Estimated				0				0				0			
Covered Material Storage																			
Covered Area																			
-																			
-																			
Subtotal			---					---				---				---			
Circ/Mech/Elec/Struct (Net: Gross)			---		15%			---				---				---			
Total Covered Material Storage			0					0				0				0			
ENGINEERING																			
Exterior Material Storage																			
Material																			
-																			
Subtotal			---					---				---				---			
Circulation (Net: Gross)			---		100%			---				---				---			
Total Exterior Material Storage			0					0				0				0			
ENGINEERING																			
Fuel Island																			
Fuel Island				See Streets														See Streets	
-			---					---			---			---					
Fuel Farm																			
-			---					---			---			---					
Subtotal			---					---				---				---			
Circulation (Net: Gross)			---					---				---				---			
Total Fuel Island			---					---				---				---			
ENGINEERING																			
Wash Facility																			
Wash Area				See Streets														See Streets	
-			---					---			---			---					
-			---					---			---			---					
-			---					---			---			---					
Subtotal			---					---				---				---			
Circ/Mech/Elec/Struct (Net: Gross)			---					---				---				---			
Total Wash Facility			---					---				---				---			

CITY OF BOZEMAN - PUBLIC WORKS
ENGINEERING

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS													
	2020			Remarks	Space	2025			2030			2040			Remarks			
	Quantity		Area (sf)		Space Standard (Feet)	Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)				
Staff	Space	Staff		Space	Staff	Space	Staff		Space	Staff		Space	Staff		Space			
ENGINEERING																		
Enclosed Vehicle Parking																		
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report			
Small		0	0				0	0			0	0				0	0	
Medium		0	0				0	0			0	0				0	0	
Large		0	0				0	0			0	0				0	0	
Extra Large		0	0				0	0			0	0				0	0	
Subtotal		0	0				0	0			0	0			0	0		
Circ/Mech/Elec/Struct (Net: Gross)			0			20%		0			0			0				
Total Enclosed Vehicle Parking			0					0			0			0				
ENGINEERING																		
Covered Vehicle Parking																		
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report			
Small		0	0				8 x 10		0	0			0	0			0	0
Medium		0	0				10 x 25		0	0			0	0			0	0
Employee		0	0				12 x 35		0	0			0	0			0	0
Extra Large		0	0				12 x 45		0	0			0	0			0	0
Extra Extra Large		0	0			12 x 65		0	0			0	0		0	0		
Subtotal		0	0					0	0			0	0		0	0		
Circ/Mech/Elec/Struct (Net: Gross)			0			20%		0	0			0	0		0	0		
Total Covered Vehicle Parking			0					0			0			0				
ENGINEERING																		
Exterior Vehicle Parking																		
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report			
Small		0	0				10 x 10		0	0			0	0			0	0
Medium		3	486				10 x 25		4	1000			4	1000			5	1250
Large		0	0				12 x 35		0	0			0	0			0	0
Extra Large		0	0				12 x 45		0	0			0	0			0	0
Extra Extra Large		0	0			12 x 65		0	0			0	0		0	0		
Subtotal		3	486					4	1,000			4	1,000		5	1,250		
Circulation (Net: Gross)			486	Estimated		100%			1,000				1,000			1,250		
Total Exterior Vehicle Parking			972	Estimated					2,000				2,000			2,500		
ENGINEERING																		
Employee and Visitor Parking																		
Parking Space																		
Employee	14	14	2520			9 x 20	21	21	3780	24	24	4320	27	27	4860			
Visitor		3	540			9 x 20		3	540		3	540		3	540			
Accessible		1	260			13 x 20		1	260		1	260		1	260			
Subtotal		18	3,320					25	4,580		28	5,120		31	5,660			
Circulation (Net: Gross)			3,320	Estimated		100%			4,580			5,120			5,660			
Total Employee and Visitor Parking			6,640	Estimated					9,160			10,240			11,320			

CITY OF BOZEMAN - PUBLIC WORKS
COMMUNITY DEVELOPMENT

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS											
	2020			Remarks	Space	2025			2030			2040			Remarks	
	Quantity		Area (sf)		Space Standard (Feet)	Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)		
	Staff	Space				Staff	Space		Staff	Space		Staff	Space			
COMMUNITY DEVELOPMENT																
Office and Office Support																
Office Area																
Staff	39	190	7424		225	39	39	8775	35	35	7875	40	40	9000	As required	
Director	1	1	225	Private Office	200	1		200	1		200	1		200	Private Office	
Community Housing Manager	1	1	233	Private Office	150	1		150	1		150	1		150	Private Office	
Community Housing Specialist	1	1	151	Workstation	64	1		64	1		64	1		64	Workstation	
Development Review Manager	1	1	116	Private Office	150	1		150	1		150	1		150	Private Office	
Development Review Planner III	1	1	64	Workstation	80	1		80	1		80	1		80	Workstation	
Development Review Planner II	3		192	Workstation	80	4		320	5		400	7		560	Workstation	
Development Review Planner I	1		64	Workstation	80	1		80	1		80	1		80	Workstation	
Development Review Coordinator	2		128	Workstation	64	2		128	2		128	2		128	Workstation	
Planning & Policy Manager	1		269	Office	150	1		150	1		150	1		150	Private Office	
Planner III	1		95	Private Office	120	1		120	1		120	1		120	Private Office	
Historic Preservation Specialist	1		108	Private Office	120	1		120	1		120	1		120	Private Office	
Transportation Planner	1		64	Workstation	80	2		160	2		160	4		320	Workstation	
Building Chief Building Inspector	1	1	275	Private Office	64	1		64	1		64	1		64	Workstation	
Senior Plans Examiner	3	1	421	Shared Office	80	1		80	1		80	1		80	Workstation	
Building Inspector IV	3	1	504	Workstation	48	3		144	3		144	3		144	Workstation	
Building Inspector I, II, III	4		---	Incl. with Building Inspector IV	48	4		192	4		192	4		192	Workstation	
Building Inspector II	1		---	Incl. with Building Inspector IV	48	1		48	1		48	1		48	Workstation	
Building Inspector I	2		---	Incl. with Building Inspector IV	48	2		96	2		96	2		96	Workstation	
Administration - Office Manager	1	1	117	Private Office	150	1		150	1		150	1		150	Private Office	
Community Development Tech III	2	2	191	Private Office	120	2		240	2		240	2		240	Private Office	
Community Development Tech II	3	1	192	Workstation	80	3		240	3		240	3		240	Workstation	
Community Development Tech I	1		64	Workstation	64	1		64	1		64	1		64	Workstation	
Code Compliance Manager	1	1	164	Private Office	150	1		150	1		150	1		150	Private Office	
Code Compliance Officer	1	1	113	Private Office	120	1		120	1		120	2		240	Private Office	
Legal Assistant City Attorney	1				150	1		150	1		150	1		150	Private Office	
Office Support Areas																
Public Lobby/Counter							1	400		1	400		1	400		
Project Intake							1	400		1	400		1	400		
Conference Room			157		20 sf/person		10	200		10	200		10	200		
Break Room					25 sf/person		10	250		10	250		10	200		
Copy/Fax/Office Supply Room			109				1	120		1	120		1	120		
Storage			79				1	100		1	100		1	100		
Storage			52				1	50		1	50		1	50		
Planning File Storage			384	Lower Level												
Janitor's Closet							1			1			1			
Mother's Room					120		1			1			1		Private space with counter, sink, refrigerator	
Men's Restroom							0	180		1	180		1	280	Toilet(s)/Urinal(s)=2,Sink(s)=2,Shower(s)=1	
Restroom							1	180		1	180		1	280	Toilet(s)=2,Sink(s)=2,Shower(s)=1	
Visitor Restroom					80		1	80		1	80		1	80		
Lockers					2.50 sf/locker		10	24		10	25		11	28	Shared lockers	
Bike Storage					24.00 sf/bike		4	96		6	144		10	240		
Subtotal	39		11,955			39		5,940	40		6,069	45		6,758		
Circ/Mech/Elec/Struct (Net: Gross)			-4,531	Estimated	45%			2,673			2,731			3,041		
Total Office and Office Support	39		7,424			39		8,614	40		8,800	45		9,799		

CITY OF BOZEMAN - PUBLIC WORKS
COMMUNITY DEVELOPMENT

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Space Standard (Feet)	PROGRAM PROJECTIONS			Space	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		Quantity		Area (sf)		Quantity		Area (sf)	Quantity		Area (sf)				
	Staff	Space				Staff	Space			Staff	Space		Staff	Space					
COMMUNITY DEVELOPMENT																			
Shop and Shop Storage																			
Shop Area																			
-																			
Storage Areas																			
-																			
-																			
Subtotal				0				0				0			0			0	
Circ/Mech/Elec/Struct (Net: Gross)				0	30%			0				0			0			0	
Total Shop and Shop Storage				0				0				0			0			0	
COMMUNITY DEVELOPMENT																			
Covered Material Storage																			
Covered Area																			
-																			
Subtotal				---				---				---			---			---	
Circ/Mech/Elec/Struct (Net: Gross)				---	15%			---				---			---			---	
Total Covered Material Storage				0				0				0			0			0	
COMMUNITY DEVELOPMENT																			
Exterior Material Storage																			
Material																			
-																			
Subtotal				---				---				---			---			---	
Circulation (Net: Gross)				---	100%			---				---			---			---	
Total Exterior Material Storage				0				0				0			0			0	
COMMUNITY DEVELOPMENT																			
Fuel Island																			
Fuel Island																			
-				---	See Streets			---				---			---			---	
-				---				---				---			---			---	
Fuel Farm				---				---				---			---			---	
-				---				---				---			---			---	
Subtotal				---				---				---			---			---	
Circulation (Net: Gross)				---				---				---			---			---	
Total Fuel Island				---				---				---			---			---	
COMMUNITY DEVELOPMENT																			
Wash Facility																			
Wash Area																			
-				---	See Streets			---				---			---			---	
-				---				---				---			---			---	
-				---				---				---			---			---	
Subtotal				---					---				---			---			---
Circ/Mech/Elec/Struct (Net: Gross)				---				---				---			---			---	
Total Wash Facility				---				---				---			---			---	

CITY OF BOZEMAN - PUBLIC WORKS
COMMUNITY DEVELOPMENT

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS											
	2020			Remarks	Space	2025			2030			2040			Remarks	
	Quantity		Area (sf)		Space Standard (Feet)	Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)		
Staff	Space				Staff	Space			Staff	Space			Staff		Space	
COMMUNITY DEVELOPMENT																
Enclosed Vehicle Parking																
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0				0	0		0	0		0	0		
Medium		0	0				0	0		0	0		0	0		
Large		0	0				0	0		0	0		0	0		
Extra Large		0	0				0	0		0	0		0	0		
Employee																
Subtotal		0	0			0	0		0	0		0	0			
Circ/Mech/Elec/Struct (Net: Gross)					20%		0		0		0		0			
Total Enclosed Vehicle Parking				0			0		0		0		0			
COMMUNITY DEVELOPMENT																
Covered Vehicle Parking																
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0				0	0		0	0		0	0		
Medium		0	0				0	0		0	0		0	0		
Large		0	0				0	0		0	0		0	0		
Extra Large		0	0				0	0		0	0		0	0		
Extra Extra Large		0	0				0	0		0	0		0	0		
Subtotal		0	0			0	0		0	0		0	0			
Circ/Mech/Elec/Struct (Net: Gross)					20%		0		0		0		0			
Total Covered Vehicle Parking				0			0		0		0		0			
COMMUNITY DEVELOPMENT																
Exterior Vehicle Parking																
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0				0	0		0	0		0	0		
Medium		12	1944				13	3250		14	3500		15	3750		
Large		0	0				0	0		0	0		0	0		
Extra Large		0	0				0	0		0	0		0	0		
Extra Extra Large		0	0				0	0		0	0		0	0		
Subtotal		12	1,944			13	3,250		14	3,500		15	3,750			
Circulation (Net: Gross)				Estimated	100%		3,250		3,500		3,750					
Total Exterior Vehicle Parking				3,888	Estimated		6,500		7,000		7,500					
COMMUNITY DEVELOPMENT																
Employee and Visitor Parking																
Parking Space																
Employee	39	39	7020		9 x 20	39	39	7020	40	40	7200	45	45	8100		
Employee		3	540		9 x 20		3	540		3	540		3	540		
Employee		1	260		13 x 20		1	260		1	260		1	260		
Subtotal		43	7,820				43	7,820		44	8,000		49	8,900		
Circulation (Net: Gross)				Estimated	100%		7,820		8,000		8,900					
Total Employee and Visitor Parking				15,640	Estimated		15,640		16,000		17,800					

CITY OF BOZEMAN - PUBLIC WORKS
WATER CONSERVATION

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	PROGRAM PROJECTIONS			Remarks					
	2020		Area (sf)	Remarks		2025		2030		2040				
	Quantity					Quantity		Quantity		Quantity				
	Staff	Space				Staff	Space	Staff		Space	Staff	Space		
WATER CONSERVATION														
Office and Office Support														
Office Area														
Manager	0	0			150	1	1	150	1	1	150	Private Office		
Specialist	1	1	102	Private Office	120	1	1	120	2	2	240	Private Office(s)		
Technician	2	2	152	Private Office, Workstation	64	2	1	128	2	2	128	Private Office(s)		
Coordinator	0	0			120	0	0	0	0	0	0	Private Office(s)		
Short Term Worker	1	1		Workstation	15	2	1	30	2	2	30	Workstation(s)		
Storage Room		1	129				1	130		1	130			
Rescues for public							1	20		1	20	Cabinet at Public Counter/Lobby		
Office Support Area														
Public Lobby			---	See Engineering Program				---			---	See Engineering Program		
Conference Room			---	See Engineering Program				---			---	See Engineering Program		
Training Room			---	See Engineering Program				---			---	See Engineering Program		
File Storage			---	See Engineering Program				---			---	See Engineering Program		
Copy/File/Workroom			---	See Engineering Program				---			---	See Engineering Program		
Janitor's Closet			---	See Engineering Program				---			---	See Engineering Program		
Mother's Room			---	See Engineering Program				---			---	See Engineering Program		
Men's Restrooms			---	See Engineering Program				---			---	See Engineering Program		
Restroom			---	See Engineering Program				---			---	See Engineering Program		
Lockers			0		2.5 sf/locker		6	15		7	17.5			
Subtotal	4		383			6		593	7		716	8		838
Circ/Mech/Elec/Struct (Net: Gross)			172	Estimated	45%			267			322			377
Total: Office and Office Support	4		555	Estimated		6		860	7		1,037	8		1,215
WATER CONSERVATION														
Shop and Shop Storage														
Shop Area														
-														
-														
Storage Areas														
-														
-														
Subtotal			0					0			0			0
Circ/Mech/Elec/Struct (Net: Gross)			0		30%			0			0			0
Total: Shop and Shop Storage			0					0			0			0

CITY OF BOZEMAN - PUBLIC WORKS
WATER CONSERVATION

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		2025		Area (sf)	2030		Area (sf)	2040		Area (sf)	
	Quantity					Quantity			Quantity			Quantity			
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
WATER CONSERVATION															
Covered Material Storage															
Covered Area															
-															
-															
Subtotal			0					0			0			0	
Circ/Mech/Elec/Struct (Net: Gross)			0		15%			0			0			0	
Total: Covered Material Storage			0					0			0			0	
WATER CONSERVATION															
Exterior Material Storage															
Material															
Subtotal								0			0			0	
Circulation (Net: Gross)			0		100%			0			0			0	
Total: Exterior Material Storage			0					0			0			0	
WATER CONSERVATION															
Fuel Island															
			----	See Streets				----			----			----	
			----					----			----			----	
Fuel Farm															
-									----			----			----
Subtotal								----			----			----	
Circulation (Net: Gross)								----			----			----	
Total: Fuel Island			----					----			----			----	
WATER CONSERVATION															
Wash Facility															
Wash Area				See Streets				----			----			----	
-			----					----			----			----	
-															
Subtotal			----						----			----			----
Circ/Mech/Elec/Struct (Net: Gross)			----					----			----			----	
Total: Wash Facility			----					----			----			----	

CITY OF BOZEMAN - PUBLIC WORKS

WATER CONSERVATION

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		2025		Area (sf)	2030		Area (sf)	2040		Area (sf)	
	Quantity	Staff				Space	Quantity		Staff	Space		Quantity	Staff		
WATER CONSERVATION															
Enclosed Vehicle Parking															
Parking Space															
Small			0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Medium			0		10 x 25		0	0		0	0		0	0	
Extra Large			0		12 x 45		0	0		0	0		0	0	
Subtotal			0				0	0		0	0		0	0	
Circ/Mech/Elec/Struct (Net: Gross)					20%			0			0			0	
Total Enclosed Vehicle Parking								0			0			0	
WATER CONSERVATION															
Covered Vehicle Parking															
Parking Space															
Small			0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Medium			0		10 x 25		0	0		0	0		0	0	
Large			0		12 x 35		0	0		0	0		0	0	
Extra Large			0		12 x 45		0	0		0	0		0	0	
Extra Extra Large			0		12 x 65		0	0		0	0		0	0	
Subtotal			0				0	0		0	0		0	0	
Circ/Mech/Elec/Struct (Net: Gross)					20%			0			0			0	
Total Covered Vehicle Parking								0			0			0	
WATER CONSERVATION															
Exterior Vehicle Parking															
Parking Space															
Small			0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Medium			1		10 x 25		1	250		2	500		2	500	
Large			0		12 x 35		0	0		0	0		0	0	
Extra Large			0		12 x 45		0	0		0	0		0	0	
Extra Extra Large			0		12 x 65		0	0		0	0		0	0	
Subtotal			1				1	250		2	500		2	500	
Circulation (Net: Gross)					100%			250			500			500	
Total Exterior Vehicle Parking								500			1,000			1,000	
WATER CONSERVATION															
Employee and Visitor Parking															
Parking Space															
Employee	4	4	648		9 x 18	6	6	972	7	7	1134	8	8	1296	
Visitor					9 x 18			0			0			0	
Accessible					13 x 18			0			0			0	
Subtotal		4	648				6	972		7	1,134		8	1,296	
Circulation (Net: Gross)					100%			972			1,134			1,296	
Total:Employee and Visitor Parking								1,944			2,268			2,592	

CITY OF BOZEMAN - PUBLIC WORKS
STORMWATER ADMIN

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS											
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			Remarks	
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)		
	Staff	Space				Staff	Space		Staff	Space		Staff	Space			
STORMWATER ADMIN																
Office and Office Support																
Office Area																
Manager	0		0		150	1	1	150	1	1	150	1	1	150	Private Office	
Coordinator	1		64	Workstation	120	0	0	0	0	0	0	0	0	0		
Specialist	1		64	Workstation	120	1	1	120	0	0	0	0	0	0		
Project Manager	1		64	Workstation	120	1	1	120	1	1	120	1	1	120	Private Office(s)	
Technician	1		64	Workstation	64	2	2	128	3	3	192	3	3	192	Workstation(s)	
Water Quality Specialist	0		0		120	0	0	0	1	1	120	1	1	120	Private Office(s)	
Construction Specialist	0		0		120	0	0	0	1	1	120	1	1	120	Private Office(s)	
Operations Foreperson	0		--	See Water & Sewer Maintenance	120	0	0	0	0	0	0	0	0	0	See Water & Sewer Maintenance	
Operator	0		--	See Water & Sewer Maintenance		0	0	0	0	0	0	0	0	0	See Water & Sewer Maintenance	
Lab			40				1	200		1	200		1	200		
Office Support Area																
Conference Room			225		20 sf/person		10	200		10	200		10	200		
File Storage							1	100		1	100		1	100		
Men's Restrooms			---	Use WTP			1	180		1	180		1	180		
Restroom			---	Use WTP				180			180			180		
Mud Room			80		2.5 sf/locker		5	40		7	17.5		7	17.5		
Lockers			---	Use WTP	8 sf/locker		5	40		7	56		7	56	Include in Shared Crew Locker Room	
Subtotal	4		601			5		1,418	7		1,618	7		1,618		
Circ/Mech/Elec/Struct (Net: Gross)				Estimated	45%			638			728			728		
Total Office and Office Support	4		1,800	Estimated		5		2,056	7		2,346	7		2,346		
STORMWATER ADMIN																
Shop and Shop Storage																
Shop Area																
Shop			---	See Water & Sewer				---			---			---	See Water & Sewer	
Storage Areas																
Material Storage			---	See Water & Sewer				---			---			---	See Water & Sewer	
Subtotal			---					---			---			---		
Circ/Mech/Elec/Struct (Net: Gross)			---		30%			---			---			---		
Total Shop and Shop Storage			---					---			---			---		

CITY OF BOZEMAN - PUBLIC WORKS
STORMWATER ADMIN

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS												
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			Remarks		
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)			
	Staff	Space				Staff	Space		Staff	Space		Staff	Space				
STORMWATER ADMIN																	
Covered Material Storage																	
Covered Area																	
-																	
-																	
Subtotal			0														
Circ/Mech/Elec/Struct (Net: Gross)			0		15%			0			0			0			
Total Covered Material Storage			0					0			0			0			
STORMWATER ADMIN	Sourdough Water Treatment Plant																
Exterior Material Storage																	
Material																	
-																	
-																	
Aggregates																	
-																	
Subtotal			0					0			0			0			
Circulation (Net: Gross)			0		100%			0			0			0			
Total Exterior Material Storage			0					0			0			0			
STORMWATER ADMIN																	
Fuel Island																	
Fuel Island																	
-			---					---			---			---			
			---					---			---			---			
Fuel Farm																	
-			---					---			---			---			
Subtotal			---					---			---			---			
Total Fuel Island			---					---			---			---			
STORMWATER ADMIN																	
Wash Facility																	
Wash Area																	
-			---					---			---			---			
-			---					---			---			---			
-			---					---			---			---			
Subtotal			---					---			---			---			
Total Wash Facility			---					---			---			---			

CITY OF BOZEMAN - PUBLIC WORKS
STORMWATER ADMIN

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS											
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			Remarks	
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)		
Staff	Space			Staff	Space		Staff		Space			Staff	Space			
STORMWATER ADMIN																
Enclosed Vehicle Parking																
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0		10 x 25		0	0		0	0		0	0		
Medium		0	0		12 x 35		0	0		0	0		0	0		
Large		0	0		12 x 45		0	0		0	0		0	0		
Extra Large		0	0													
Subtotal		0	0				0	0			0	0		0		
Circ/Mech/Elec/Struct (Net: Gross)			0		20%			0			0			0		
Total Enclosed Vehicle Parking			0					0			0			0		
STORMWATER ADMIN																
Covered Vehicle Parking																
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0		10 x 25		0	0		0	0		0	0		
Medium		0	0		12 x 35		0	0		0	0		0	0		
Large		0	0		12 x 45		0	0		0	0		0	0		
Extra Large		0	0													
Subtotal		0	0				0	0			0	0		0		
Circ/Mech/Elec/Struct (Net: Gross)			0		15%			0			0			0		
Total Covered Vehicle Parking			0					0			0			0		
STORMWATER ADMIN																
Exterior Vehicle Parking																
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Small		0	0		10 x 25		4	1000		4	1000		4	1000		
Medium		3	750		12 x 35		0	0		0	0		0	0		
Large		0	0		12 x 45		0	0		0	0		0	0		
Extra Large		0	0													
Employee																
Subtotal		3	750				4	1,000		4	1,000		4	1,000		
Circulation (Net: Gross)			750	Estimated	100%			1,000			1,000			1,000		
Total Exterior Vehicle Parking			1,500	Estimated				2,000			2,000			2,000		
STORMWATER ADMIN																
Employee and Visitor Parking																
Parking Space					9 x 20	5	5	900	7	7	1260	7	7	1260		
Employee	4	4	720		9 x 20			0			0			0		
Visitor					13 x 20			0			0			0		
ADA Parking																
Subtotal	4	4	720			5	5	900	7	7	1,260	7	7	1,260		
Circulation (Net: Gross)			720	Estimated	100%			900			1,260			1,260		
Total Employee and Visitor Parking			1,440	Estimated				1,800			2,520			2,520		

CITY OF BOZEMAN - PUBLIC WORKS
WATER & SEWER

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	PROGRAM PROJECTIONS			Remarks						
	2020		Area (sf)	Remarks		2025		Area (sf)		Remarks					
	Quantity	Space				Quantity	Space								
Staff	Space	Area (sf)	Staff	Space	Area (sf)	Staff	Space	Area (sf)	Staff	Space	Area (sf)	Staff	Space	Area (sf)	Remarks
WATER & SEWER															
Office and Office Support															
Office Area															
Deputy Director - Utilities	0	0	0	Private Office - Shops Complex	180	1	1	180	1	1	180	1	1	180	Private office
Superintendent	1	1	85	Private Office - Shops Complex	150	1	1	150	1	1	150	1	1	150	Private office
Assistant Superintendent	1	1	76	Private Office - Shops Complex	120	1	1	120	1	1	120	1	1	120	Private office
Foreperson	4	1	108	Private Office - Shops Complex	64	5	1	320	5	1	320	6	1	384	Shared Office, Workstations
Leadworker	3	1	144	See Meter Shop - Shops Complex	48	4	1	192	4	1	192	5	1	240	Shared Office, Workstations
Water Operator I & II	18		---	Shops Complex	15	21	5	75	24	5	75	30	6	90	Shared Workstations
Plat Room		1	265	Shops Complex			1	265		1	265		1	265	Could be combined with Engineering
SCADA		1	284	Shops Complex			1	150		1	150		1	150	
File Storage		1	85				1	100		1	100		1	100	Secure
Office Support Area															
Conference/Training Room			1047.5	Shared with Streets	20 sf/person		25	500		25	500		30	600	
Copy/File Storage			---				1			1	50		1	50	
Men's Restrooms			---				1	380		1	380		1	480	
Restroom			---				1	280		1	280		1	280	
Unisex Restroom			---				1	80		1	80		1	80	
Lockers			---		8.0 sf/locker		33	264		36	288		44	352	
Mud Room					2.5 sf/locker		33	82.5		36	90		44	110	
Laundry Room							1	150		1	150		1	150	2 each washer/dryer layout area
Subtotal	27		2,095			33		3,289	36		3,370	44		3,781	
Circ/Mech/Elec/Struct (Net: Gross)				Estimated	45%			1,480			1,517			1,701	
Total Office and Office Support			2,095					4,768			4,887			5,482	
WATER & SEWER															
Shop and Shop Storage															
Shop Area															
Meter Office			---	See Foreman	150		1	150		1	150		1	150	Shared Office
Meter Shop/Storage			187	See Leadworkers			1	500		1	750		1	1000	
Pipe Shop			3241	Includes vehicle storage, stock, lockers			1	1000		1	1000		1	1000	
Welding Area			---	See Pipe Shop			1	200		1	200		1	200	
Hydrant Shop			---	Rouse St. Complex			1	500		1	500		1	500	
Stormwater Shop			---				1	750		1	750		1	750	
Storage Areas															
Warehouse							1	2750			2750			2750	
Material Storage			---	See Pipe Shop				---			---			---	Consolidated
Material Storage		1	936	Copper Shed - Shops Complex				---			---			---	Consolidated
Heated Storage		1	1026	Rouse St. Complex				---			---			---	Consolidated
Enclosed Storage		1	1700	Rouse St. Complex				---			---			---	Consolidated
Subtotal			7,090					5,850			6,100			6,350	
Circ/Mech/Elec/Struct (Net: Gross)				Included	30%			1,755			1,830			1,905	
Total: Shop and Shop Storage			7,090	Estimated				7,605			7,930			8,255	

CITY OF BOZEMAN - PUBLIC WORKS
WATER & SEWER

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	PROGRAM PROJECTIONS								
	2020		Remarks	2025		2030		2040						
	Quantity			Quantity		Quantity		Quantity						
	Staff	Space		Area (sf)		Staff	Space	Area (sf)	Staff	Space	Area (sf)	Staff	Space	Area (sf)
WATER & SEWER														
Covered Material Storage														
Covered Area														
Dewatering Station														
Covered Storage														
Aggregates														
Road Base														
Rock - 3/4"														
Fill Dirt														
Subtotal														
Circ/Mech/Elec/Struct (Net: Gross)														
Total Covered Material Storage														
Exterior Material Storage														
Material														
Pipe Storage														
Aggregates														
Road Base														
Rock - 3/4"														
Fill Dirt														
Subtotal														
Circulation (Net: Gross)														
Total Exterior Material Storage														
WATER & SEWER														
Fuel Island														
Fuel Farm														
-														
Subtotal														
Circulation (Net: Gross)														
Total Fuel Island														

CITY OF BOZEMAN - PUBLIC WORKS
WATER & SEWER

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS										
	2020			Remarks	Standard (Feet)	2025			2030			2040			Remarks
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
Wash Facility															
Wash Area				See Streets											See Streets
-			---					---			---			---	
-			---					---			---			---	
-			---					---			---			---	
Subtotal			---					---			---			---	
Circ/Mech/Elec/Struct (Net: Gross)			---					---			---			---	
Total: Wash Facility			---					---			---			---	

CITY OF BOZEMAN - PUBLIC WORKS

WATER & SEWER

December 1, 2020

Area Description	EXISTING CONDITIONS				Standard (Feet)	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
WATER & SEWER															
Enclosed Vehicle Parking															
Parking Space			5375	Shops Complex, Rouse Ave, Laurel Glen											
Small		2	---	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		2	200		3	300		3	300	For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Medium		14	---		10 x 25		14	3500		14	3500		17	4250	
Large		13	---		12 x 35		13	5460		17	7140		22	9240	
Extra Large		4	---		12 x 45		4	2160		6	3240		8	4320	
Subtotal		33	5,375				33	11,320		40	14,180		50	18,110	
Circ/Mech/Elec/Struct (Net: Gross)								2,264			2,836			3,622	
Total Enclosed Vehicle Parking								13,584			17,016			21,732	
WATER & SEWER															
Covered Vehicle Parking															
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Small		0	0		10 x 25		26	6500		29	7250		33	8250	
Medium		0	0		12 x 35		4	1680		7	2940		8	3360	
Large		0	0		12 x 45		0	0		0	0		0	0	
Extra Large		0	0												
Subtotal		0	0				30	8,180		36	10,190		41	11,610	
Circ/Mech/Elec/Struct (Net: Gross)								1,227			1,529			1,742	
Total Employee								9,407			11,719			13,352	
WATER & SEWER															
Exterior Vehicle Parking															
Parking Space				Shops Complex, Rouse Ave	10 x 10		0	0		0	0		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Small		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 25		0	0		0	0		0	0	
Medium		31	7750		12 x 35		0	0		0	0		0	0	
Large		10	4200		12 x 45		0	0		0	0		0	0	
Extra Large		0	0												
Subtotal		41	11,950				0	0		0	0		0	0	
Circulation (Net: Gross)								100%			0			0	
Total Exterior Vehicle Parking								0			0			0	
WATER & SEWER															
Employee and Visitor Parking															
Parking Space					9 x 18	33	33	5346	36	36	5832	44	44	7128	
Employee	27	27	4374		9 x 18		1	162		1	162		1	162	
Visitor		1	162		13 x 18		1	234		1	234		1	234	
Accessible		1	234												
Subtotal	27	29	4,770			33	35	5,742	36	38	6,228	44	46	7,524	
Circulation (Net: Gross)								5,742			6,228			7,524	
Total Employee and Visitor Parking								11,484			12,456			15,048	

CITY OF BOZEMAN - PUBLIC WORKS
STREETS

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Standard (Feet)	PROGRAM PROJECTIONS									
	2020		Remarks	2025		2030		2040							
	Quantity			Quantity		Quantity		Quantity							
	Staff	Space		Area (sf)		Staff	Space	Area (sf)	Staff	Space	Area (sf)	Staff	Space	Area (sf)	Remarks
STREETS															
Office and Office Support															
Office Area															
Superintendent	1		123	Private Office	150	1	1	150	1		150	1		150	Private Office
Assistant Superintendent	1		139	Private Office	120	1	1	120	2		240	2		240	Private Office
Administrative Assistant I	1		48	Workstation	64	1	1	64	1		64	1		64	Workstation
Administrative Assistant II	1		48	Workstation	64	1	1	64	1		64	1		64	Workstation
Streets Foreperson	2		174		48	2	1	96	3		144	3		144	Shared Office
Sign/Signal/Lighting Foreperson	1		100	Workstation	48	1		48	2		96	2		96	Shared Office
Street Lead Worker	2		0		48	2		96	3		144	4		192	Shared office
Sign/Signal/Lighting Lead Worker	1		200	Workstation	48	1		48	2		96	2		96	Shared Office
Street Service Worker	14		---			16		---	20		---	24		---	
Sign/Signal/Lighting Worker	2		---			2		---	3		---	4		---	
Computer Lab			177		15		8	120		8	120		10	150	
File Storage			82	Near forklift bay, bicycle board, vendor inv.				80			80			80	
Uniform Storage				Currently on mezz. Above Parks			1	80		1	80		1	80	
Office Support Area			1047.5	Shared with Water & Sewer											
Conference/Training Room			---		20 sf/person		25	500		35	700		50	1000	
Copy/File Storage			---				1	50		1	50		1	50	
Break Room			---				1	300		1	300		1	300	
Men's Restroom	1		---				1	380		1	380		1	380	
Restroom	1		---				1	280		1	280		1	280	
Lockers			---		8.0 sf/person		28	224		38	304		44	352	
Mud Room			---	Waders area is on Mezz. Above Parks	2.5 sf/person		28	70		38	95		44	110	
Subtotal	28		2,139			28		2,770	38		3,387	44		3,828	
Circ/Mech/Elec/Struct (Net: Gross)				Estimated	45%			1,247			1,524			1,723	
Total Office and Office Support	28		2,139			28		4,017	38		4,911	44		5,551	

CITY OF BOZEMAN - PUBLIC WORKS
STREETS

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Standard (Feet)	PROGRAM PROJECTIONS									
	2020		Remarks	2025		2030		2040							
	Quantity			Quantity		Quantity		Quantity							
	Staff	Space		Area (sf)		Staff	Space	Area (sf)	Staff	Space	Area (sf)	Staff	Space	Area (sf)	Remarks
STREETS															
Shop and Shop Storage															
Shop Area															
Sign Shop			964												
Signal Shop			---	Included with Sign Shop			1	964			1	1000			
Paint Cleaning			---	See Heated Vehicle Storage	20 x 20			1	400			1	500		
Broom Building Shop			---	See Heated Vehicle Storage								1	400		
Workshop			---	See Heated Vehicle Storage	15 x 25			1	375			1	375		
Plow Blades/Broom Replacement Area			---	See Heated Vehicle Storage	15 x 45			1	400			1	400		
Storage Areas															
Supply Room - PPE Vending			112	Shared					150				150		Vendor vending machines
Asphalt Emulsion and Tack Oil Station			---												
Storage Warehouse									1000				1500		2000
Rear broom storage & supplies			280										0		0
Cold Shed			750	Signs for spring/fall clean up											
Wash Bay Storage - Ice Melt															
Cold Storage #1			1700	Sweeper, paint totes, beads (pallets), mobile pressure washer, water tanks											
Cold Storage #3			1500	Front Loader 510D?											
Cold Storage #4			1600	Ice Slicer											
Cold Storage #5			250	Traffic Control											
Cold Storage #6			150	Street Light Equipment											
Cold Storage #7			160	Signal Equipment											
Cold Storage #8			130	0											
Cold Storage #9			220	Covered Sign posts											
Cold Storage #10			180	0											
Cold Storage #11			540	0											
Subtotal			8,536					3,289				4,325			4,825
Circ/Mech/Elec/Struct (Net: Gross)				Included	30%			987				1,298			1,448
Total: Shop and Shop Storage			8,536	Estimated				4,276				5,623			6,273

CITY OF BOZEMAN - PUBLIC WORKS
STREETS

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Standard (Feet)	PROGRAM PROJECTIONS										
	2020		Remarks	2025		2030		2040								
	Quantity			Quantity		Quantity		Quantity								
	Staff	Space		Area (sf)		Staff	Space	Area (sf)	Staff	Space	Area (sf)					
STREETS																
Covered Material Storage																
Ice slicer			1500	Refill 2-3 times per year			1	1500			1	3000			Covered	
Sand Storage			4000	Refill 2-3 times per year			1	4000			1	8000			Covered	
Liquid Deicer			5000	10,000 gallons			1	5000			1	5000			20,000 gallons	
Brine Making System			0					1500				1500			Covered and Heated	
Subtotal			10,500					12,000				17,500				
Circ/Mech/Elec/Struct (Net: Gross)			--	Included	15%			1,800				2,625				
Total Covered Material Storage			10,500	Estimated				13,800				20,125				
STREETS																
Exterior Material Storage																
Material																
Sander Storage			3900	10 sanders	12 x 25		13	3900			16	4800		20	6000	Space for attachment and sander
Attachments Storage			3100		10 x 5		62	3100			50	2500		50	2500	
Aggregates			45738	Lower Landfill				50000				50000			50000	
Road mix			--					--				--			--	
Reclaimed asphalt			--					--				--			--	
Patching chips			--					--				--			--	
Luminaire storage			--					--				--			--	
Sand			--					--				--			--	
Roll-off dump site			--					--				--			--	
Recycled Asphalt			--					--				--			--	
Subtotal			52,738					57,000				57,300			58,500	
Total Exterior Material Storage			105,476	Estimated				114,000				114,600			117,000	
STREETS																
Fuel Island																
Fuel Island																
Fuel Lanes		1	540		12 x 50		1	540			2	1200		2	1200	
Fuel Island		0		Tank mounted dispensers	8 x 50						2	800		2	800	Fuel dispenser, DEF dispenser
Fuel Farm																
Above Ground Fuel Tank		2	960		12 x 30		2	960			3	1080		3	1080	2 diesel, 1 unleaded
Subtotal			960					960				1,080			1,080	
Circulation (Net: Gross)			960					960				1,080			1,080	
Total Fuel Island			1,920	Estimated				1,920				2,160			2,160	

CITY OF BOZEMAN - PUBLIC WORKS
STREETS

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS									
	2020			Remarks	Space Standard (Feet)	2025		2030		2040		Remarks		
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)			
	Staff	Space				Staff	Space		Staff	Space			Staff	Space
STREETS														
Wash Facility														
Wash Area														
Vehicle Wash Bay			700		25 x 80		1	2000		1	2000		1	2000
Vehicle Wash Equipment Room			---	Currently in Wash Bay	10 x 15		1	150		1	150		1	150
Paint Cleaning			---	See Heated Vehicle Storage	20 x 20		1	400		1	400		1	400
Sweeper Clean Out Bay			---		20 x 50		1	1000		1	1000		1	1000
Subtotal			700					3,550			3,550			3,550
Circ/Mech/Elec/Struct (Net: Gross)			---	Included	15%			533			533			533
Total Wash Facility			700					4,083			4,083			4,083

CITY OF BOZEMAN - PUBLIC WORKS

STREETS

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Standard (Feet)	2025			2030			2040			Remarks
	2020		Area (sf)	Remarks		2025		Area (sf)	2030		Area (sf)	2040		Area (sf)	
	Quantity					Quantity			Quantity			Quantity			
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
STREETS															
Enclosed Vehicle Parking															
Parking Space					Shops Complex, Rouse Ave, Laurel Glenn For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Small		0	0	10 x 10			0	0		0	0		0	0	
Medium		5	1000	10 x 25			9	2250		9	2250		10	2500	
Large		11	3960	12 x 35			25	10500		26	10920		30	12600	
Extra Large				12 x 45			12	6480		15	8100		19	10260	
Employee		0	0												
Subtotal		16	4,960				46	19,230		50	21,270		59	25,360	
Circ/Mech/Elec/Struct (Net: Gross)			40	Estimated	20%		3,846			4,254			5,072		
Total Enclosed Vehicle Parking			5,000				23,076			25,524			30,432		
STREETS															
Covered Vehicle Parking															
Parking Space					For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Small		0	0	10 x 10			0	0		0	0		0	0	
Medium		0	0	10 x 25			47	11750		53	13250		58	14500	
Large		0	0	12 x 35			6	2520		7	2940		7	2940	
Extra Large		0	0	12 x 45			2	1080		2	1080		3	1620	
Subtotal		0	0				55	15,350		62	17,270		68	19,060	
Circ/Mech/Elec/Struct (Net: Gross)			0		20%		3,070			3,454			3,812		
Total Covered Vehicle Parking			0				18,420			20,724			22,872		
STREETS															
Exterior Vehicle Parking															
Parking Space					For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report
Small		0	0	10 x 10			0	0		0	0		0	0	
Medium		43	10750	10 x 25			0	0		0	0		0	0	
Large		19	7980	12 x 35			2	840		2	840		2	840	
Extra Large		9	4860	12 x 45			0	0		0	0		0	0	
Subtotal		71	23,590				2	840		2	840		2	840	
Circulation (Net: Gross)			23,590	Estimated	100%		840			840			840		
Total Exterior Vehicle Parking			47,180	Estimated			1,680			1,680			1,680		
STREETS															
Employee and Visitor Parking															
Parking Space															
Employee	28	28	5040		9 x 20	28	28	5040	38	38	6840	44	44	7920	
Visitor		1	180		9 x 20		1	180		1	180		1	180	
Employee		1	260		13 x 20		1	260		1	260		1	260	
Subtotal		30	5,480				30	5,480		40	7,280		46	8,360	
Circulation (Net: Gross)			5,480	Estimated	100%			5,480			7,280			8,360	
Total Employee and Visitor Parking			10,960					10,960			14,560			16,720	

Publics Works Facilities Master Plan

Space Needs Program

**CITY OF BOZEMAN - PUBLIC WORKS
FLEET MAINTENANCE**

December 1, 2020

Area Description	EXISTING				PROJECTED										
	2020			Remarks	Standard (Feet)	2025			2030			2040			Remarks
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
FLEET MAINTENANCE															
Office and Office Support															
Office Area															
Fleet Manager	1	1	0		150	1	1	150	1	1	150	1	1	150	Private Office
Shops Foreperson	1	1	64	Workstation	64	1	1	64	2	1	128	2	1	128	Shared Office
Technicians	6	1	226	Work Carrel	15	7	1	226	9	1	135	13	1	195	Shared Office
Waste Oil Attendant/ Parts Room	1		--	See Parts Office		1		--	1		--	1		--	See Parts Office
Office Support Area															
Conference/Training Room			--	See Break Room	20 sf/person			--		10	200		10	200	
Break Room		1	499	Shared with HDRC	25 sf/person		1	499		10	250		10	250	
Manuals Library			--	See Technicians				--		1	120		1	120	
Copy/Fax/Office Supply Room			--	See Break Room				--		1	50		1	50	
Janitor's Closet		1	88	Shared with HDRC				88		1	100		1	100	
Uniform Storage			--		1.5 sf/locker			--		13	19.5		17	25.5	
Men's Restroom		1	214	Shared with HDRC			1	214			200			200	
Restroom		1	145	Shared			1	145		1	100		1	180	
Shower Room		1	138	Shared	80		1	138		1	80		1	80	
Locker Area		1	138	Shared	8 sf/locker		1	138		13	104		17	136	
Subtotal	9		1,448			10		1,386	13		1,453	17		1,599	
Circ/Mech/Elec/Struct (Net: Gross)			290	Estimated	45%			624			654			719	
Total Office and Office Support	9		1,738			10		2,010	13		2,106	17		2,318	

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CITY OF BOZEMAN - PUBLIC WORKS
FLEET MAINTENANCE

December 1, 2020

Area Description	EXISTING				PROJECTED										
	2020			Remarks	Standard (Feet)	2025			2030			2040			Remarks
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
Staff	Space			Staff	Space		Staff		Space			Staff	Space		
FLEET MAINTENANCE															
Enclosed Vehicle Parking															
Parking Space															
Small		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Medium		0	0		10 x 25		0	0		0	0		0		
Large		0	0		12 x 35		0	0		0	0		0		
Extra Large		0	0		12 x 45		0	0		0	0		0		
Subtotal		0	0				0	0		0	0		0		
Circ/Mech/Elec/Struct (Net: Gross)			0	Estimated	50%			0				0			
Total Enclosed Vehicle Parking			0	Estimated				0			0		0		
FLEET MAINTENANCE															
Covered Vehicle Parking															
Parking Space															
Small		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Medium		0	0		10 x 25		1	250		1	250		1		
Large		0	0		12 x 35		0	0		0	0		0		
Extra Large		0	0		12 x 45		0	0		0	0		0		
Subtotal		0	0				1	250		1	250		1	250	
Circ/Mech/Elec/Struct (Net: Gross)			0	Estimated	20%			50			50			50	
Total Covered Vehicle Parking			0	Estimated				300			300		300		
FLEET MAINTENANCE															
Exterior Vehicle Parking															
Parking Space															
Small		0	0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	10 x 10		0	0		0	0		0	For a more detailed list of vehicle and equipment see Appendix of the Programming Report	
Medium		3	750		10 x 25		2	500		2	500		2		
Large		0	0		12 x 35		0	0		0	0		0		
Extra Large		0	0		12 x 45		0	0		0	0		0		
Subtotal		3	750				2	500		2	500		2	500	
Circulation (Net: Gross)			750	Estimated	100%			500			500			500	
Total Exterior Vehicle Parking			1,500	Estimated				1,000			1,000		1,000		
FLEET MAINTENANCE															
Employee and Visitor Parking															
Parking Space															
Employee	9	9	1458	Shared with HDRC	9 x 20	10	10	1800	13	13	2340	17	17	3060	
Visitor		2	324		9 x 20		2	360		2	360		2	360	
ADA Parking		1	162		13 x 20		1	260		1	260		1	260	
Subtotal		12	1,944				13	2,420		16	2,960		20	3,680	
Circulation (Net: Gross)			1,944	Estimated	100%			2,420			2,960			3,680	
Total Employee and Visitor Parking			3,888	Estimated				4,840			5,920			7,360	

CITY OF BOZEMAN - PUBLIC WORKS FACILITIES

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS										
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
	Staff	Space				Staff	Space		Staff	Space		Staff	Space		
FACILITIES															
Office and Office Support															
Office Area															
Superintendent	1	1	160	Private Office	150	1	1	150	1	1	150	1	1	150	Private Office
Project Coordinator	1		-		64	1	1	64	1	1	64	1	1	64	Workstation
Facilities Service Worker	3	1	223	Shared Office	15	8	1	120	8	1	120	8	1	120	Shared Office
Custodian	1		-	At Library		1			1		-	1	1	-	At Library
File Storage		1	62				1	60		1	60		1	60	
Office Support Area															
Conference			-	See Engineering Program				-			-			-	See Engineering Program
Copy/File Storage			-	See Engineering Program				-			-			-	See Engineering Program
Men's Restrooms			-	See Engineering Program				-			-			-	See Engineering Program
Restroom			-	See Engineering Program				-			-			-	See Engineering Program
Lockers			32	In hallway			8	64		8	64		8	64	
Subtotal	6		477			11		458	11		458	11		458	
Circ/Mech/Elec/Struct (Net: Gross)			215	Estimated	45%			206			206			206	
Total Office and Office Support	6		692	Estimated		11		664	11		664	11		664	
FACILITIES															
Shop and Shop Storage															
Shop Area															
Facilities Workroom		1	445				1	1000		1	1000		1	1000	
Storage Areas															
Material Storage										1	3494		1	3494	
Material Storage - Shops Complex		1	85				1	85							
Material Storage - Rouse St Heated Storage		1	439				1	439							
Material Storage - Rouse St Summit Building		1	2,550				1	2,550							
Material Storage - Rouse St behind Summit Bldg.		1	540				1	540							
Material Storage - Off site Storage		1	80				1	80							
Tool Crib								---		1	200		1	200	
Subtotal			4,139					4,694			4,694			4,694	
Circ/Mech/Elec/Struct (Net: Gross)			---	Included	30%			1,408			1,408			1,408	
Total Shop and Shop Storage			4,139	Estimated				6,102			6,102			6,102	

CITY OF BOZEMAN - PUBLIC WORKS FACILITIES

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS										
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			Remarks
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
Staff	Space			Staff	Space		Staff		Space			Staff	Space		
FACILITIES															
Covered Material Storage															
Covered Area															
-			-					-			-			-	
-			-					-			-			-	
-			-					-			-			-	
Subtotal			-					-			-			-	
Circ/Mech/Elec/Struct (Net: Gross)			-		15%			-			-			-	
Total Covered Material Storage			-					-			-			-	
FACILITIES															
Exterior Material Storage															
Material															
-			-					-			-			-	
-			-					-			-			-	
Aggregates															
-			-					-			-			-	
-			-					-			-			-	
Subtotal			-					-			-			-	
Circulation (Net: Gross)			-		100%			-			-			-	
Total Exterior Material Storage			-					-			-			-	
FACILITIES															
Fuel Island															
Fuel Island															
-			-					-			-			-	
			-	See Streets				-			-			-	See Streets
Fuel Farm															
Subtotal			-					-			-			-	
Circulation (Net: Gross)			-					-			-			-	
Total Fuel Island			---					---			---			---	
FACILITIES															
Wash Facility															
Wash Area															
-			-					-			-			-	
-			-	See Streets				-			-			-	See Streets
-								-			-			-	
Subtotal			-					-			-			-	
Circ/Mech/Elec/Struct (Net: Gross)			-					-			-			-	
Total Wash Facility			---					---			---			---	

CITY OF BOZEMAN - PUBLIC WORKS FACILITIES

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS												
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			Remarks		
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)			
Staff	Space			Staff	Space		Staff		Space			Staff	Space				
FACILITIES																	
Enclosed Vehicle Parking																	
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report		
Small		0	0				1	100			1	100				1	100
Medium		0	0				0	0			0	0				0	0
Large		0	0				0	0			0	0				0	0
Extra Large		0	0				0	0			0	0				0	0
Circ/Mech/Elec/Struct (Net: Gross)			0		20%		20		20		20		20				
Total Enclosed Vehicle Parking			0				120		120		120		120				
FACILITIES																	
Covered Vehicle Parking																	
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report		
Small		0	0				0	0			0	0				0	0
Medium		0	0				10	2500			10	2500				10	2500
Large		0	0				0	0			0	0				0	0
Extra Large		0	0				0	0			0	0				0	0
Subtotal			0			10	2,500		10	2,500		10	2,500				
Circ/Mech/Elec/Struct (Net: Gross)			0		20%		500		500		500		500				
Total Covered Vehicle Parking			0				3,000		3,000		3,000		3,000				
FACILITIES																	
Exterior Vehicle Parking																	
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report											For a more detailed list of vehicle and equipment see Appendix of the Programming Report		
Small		1	100				0	0			0	0				0	0
Medium		6	1500				0	0			0	0				0	0
Large		0	0				0	0			0	0				0	0
Extra Large		0	0				0	0			0	0				0	0
Subtotal			1,600			0	0		0	0		0	0				
Circulation (Net: Gross)			1,600	Estimated	100%		0		0		0		0				
Total Exterior Vehicle Parking			3,200	Estimated			0		0		0		0				
FACILITIES																	
Employee and Visitor Parking																	
Parking Space																	
Employee	6	6	972		9 x 18	11	11	1782	11	11	1782	11	11	1782			
Visitor					9 x 18		1	162		1	162		1	162			
Accessible					13 x 18			0			0			0			
Employee																	
Subtotal			972			12	1,944		12	1,944		12	1,944				
Circulation (Net: Gross)			972	Estimated	100%		1,944		1,944		1,944		1,944				
Total Employee and Visitor Parking			1,944	Estimated			3,888		3,888		3,888		3,888				

CITY OF BOZEMAN - PUBLIC WORKS
SOLID WASTE

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Standard (Feet)	PROGRAM PROJECTIONS			Remarks						
	2020		Area (sf)	Remarks		2025		Area (sf)		2030		Area (sf)	2040		Area (sf)
	Quantity					Quantity				Quantity			Quantity		
Staff	Space				Staff	Space		Staff	Space		Staff	Space			
SOLID WASTE															
Office and Office Support															
Office Area															
Superintendent	1	1	118	Private Office	150	1	1	150	1	1	150	1	1	150	
Assistant Superintendent	1	1	118	Private Office	120	1	1	120	1	1	120	1	1	120	
Administrative Assis.	0	0	0		64	1	1	64	1	1	64	1	1	64	
Residential Foreperson	1	1	118	Private Office	64	1		64	1	1	64	1	1	64	
Commercial Foreperson	1	1	64	Workstation	64	1		64	1	1	64	1	1	64	
Account Foreperson	1	1	64	Workstation	64	1		64	1	1	64	1	1	64	
Route Driver	13		--	Work Terminals in Break Room	15	15	4	60	18	5	75	23	6	90	
Office Support Area															
Break Room		1	513	Training	25 sf/person		1	513		1	513		1	513	
Vending Area			--	In Heated Vehicle Storage			1	50		1	50		1	50	
Conference Room			--	See Break Room	20 sf/person		8	160		8	160		8	160	
Copy/File Area			--				1	80		1	80		1	80	
Storage Room		1	82	Office supplies, files, PPE			1	80		1	80		1	80	
Janitor's Closet		1	80				1	80		1	80		1	80	
Laundry		1	--	In Heated Vehicle Storage			1	100		1	100		1	100	
Men's Restroom		1	456					548			572			612	
Restroom		1	158					228			228			244	
Mud Room			--		2.5 sf/locker		21	53		24	60		29	73	
Building Systems															
Metical Room		1	72					72			72			72	
Electrical Room			--	Throughout the building				--			--			--	
Data Room		1	44					44			44			44	
Water Entry			--					--			--			--	
Subtotal	18		1,887			21		2,594	24		2,640	29		2,724	
Circ/Mech/Elec/Struct (Net: Gross)			719	Estimated	45%			1,167			1,188			1,226	
Total Office and Office Support	18		2,606			21		3,761	24		3,828	29		3,949	
SOLID WASTE															
Shop and Shop Storage															
Shop Area															
Tote Wash Station		1	400	16' x 25'	16 x 25		1	400		1	400		1	400	
Tote Staging Area		2	800		20 x 25		2	1000		2	1000		2	1000	
Workbench Area		1	300	Workbench, fluid supplies, hand tools			1	300		1	300		1	300	
Welding Shop		1	120				1	120		1	120		1	120	
Compressor Room		1	--	In Heated Vehicle Storage			1	50		1	50		1	50	
Storage Areas															
Parts Storage		1	84				1	100		1	100		1	100	
Clean-up Program Storage		1	64				1	100		1	100		1	100	
Compost Supplies		1	180				1	180		1	180		1	180	
Storage Shed 1		1	200				1	200		1	200		1	200	
Storage Shed 2		1	200				1	200		1	200		1	200	
Subtotal			2,348					2,650			2,650			2,650	
Circ/Mech/Elec/Struct (Net: Gross)			---	Included	25%			663			663			663	
Total Shop and Shop Storage			2,348	Estimated				3,313			3,313			3,313	

CITY OF BOZEMAN - PUBLIC WORKS
SOLID WASTE

December 1, 2020

Area Description	EXISTING CONDITIONS				Space Standard (Feet)	PROGRAM PROJECTIONS				Remarks					
	2020			Remarks		2025			2030			2040			
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)	
Staff	Space	Staff		Space	Staff	Space	Staff		Space	Staff		Space			
SOLID WASTE															
Covered Material Storage															
Covered Area															
New Tote Storage			--	See Heated Vehicle Storage	3 x 3		63	563		63	563		63	563	500 - 35-100 gallon (2.5'x3')
New Tub Storage			--	See Heated Vehicle Storage	4.5 x 4.5		10	203		10	203		10	203	220-450 gallon
Subtotal			-					765			765			765	
Circ/Mech/Elec/Struct (Net: Gross)			-		15%			115			115			115	
SOLID WASTE															
Exterior Material Storage															
Material															
Used Tote Storage			4000		3 x 3		200	1800		200	1800		200	1800	35-100 gallon (2.5'x3')
Used Tub Storage			2000		4.5 x 4.5		50	1013		50	1013		50	1012.5	220-450 gallon
Roll-off Storage			12500		10 x 25		50	12500		50	12500		50	12500	20, 30, and 40 cubic yard
Dumpster Storage			1500		8 x 8		20	1280		20	1280		20	1280	2, 3, 4, 6, and 8 cubic yard
Trash Dumpster			100		10 x 10		1	100		10	100		1	100	
Cardboard Dumpster			100		10 x 10		1	100		1	100		1	100	
Emergency Generator					12 x 30		1	360		1	360		1	360	
Aggregates															
Compost Area			--	At Landfill				--			--			--	At Landfill
Subtotal			20,200					17,153			17,153			17,153	
Circulation (Net: Gross)			20,200	Estimated	100%			17,153			17,153			17,153	
Total Exterior Material Storage			40,400	Estimated				34,305			34,305			34,305	
SOLID WASTE															
Fuel Island															
Fuel Island															
Fuel Lane		1	480		15 x 40		1	600		1	600		1	600	
Above Ground Tank(s)			400	2 tanks	20 x 20		1	400		1	400		1	400	
Subtotal			880					1,000			1,000			1,000	
Circulation (Net: Gross)			880		100%			1,000			1,000			1,000	
Total Fuel Island			1,760	Estimated				2,000			2,000			2,000	
SOLID WASTE															
Wash Facility															
Wash Area															
Vehicle Wash Bay			--	In Heated Vehicle Storage	25 x 80		1	2000		1	2000		1	2000	
Vehicle Wash Equipment Room			--	In Heated Vehicle Storage	10 x 15		1	150		1	150		1	150	
Subtotal			-					2,150			2,150			2,150	
Circ/Mech/Elec/Struct (Net: Gross)			-		15%			323			323			323	
Total Wash Facility			--					2,150			2,150			2,150	

CITY OF BOZEMAN - PUBLIC WORKS

SOLID WASTE

December 1, 2020

Area Description	EXISTING CONDITIONS				PROGRAM PROJECTIONS													
	2020			Remarks	Space Standard (Feet)	2025			2030			2040			Remarks			
	Quantity		Area (sf)			Quantity		Area (sf)	Quantity		Area (sf)	Quantity		Area (sf)				
Staff	Space			Staff	Space		Staff		Space			Staff	Space					
SOLID WASTE																		
Enclosed Vehicle Parking																		
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report				
Small		1	100				10 x 10		1	100			1		100			
Medium		6	1200				10 x 25		6	1500			6		1500			
Large		25	10500				12 x 35		28	11760			30		12600			
Extra Large		0	0				12 x 45		0	0			0		0			
Subtotal		32	11,800					35	13,360			37	14,200					
Circ/Mech/Elec/Struct (Net: Gross)			-363	Estimated			20%		2,672				2,840					
Total Enclosed Vehicle Parking			11,437						16,032				17,040					
			12751															
SOLID WASTE																		
Covered Vehicle Parking																		
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report				
Small		0	0				10 x 10		0	0			0		0			
Medium		0	0				10 x 25		0	0			0		0			
Large		0	0				12 x 35		1	420			1		420			
Extra Large		1	540				12 x 45		0	0			0		0			
Subtotal		1	540					1	420			1	420					
Circ/Mech/Elec/Struct (Net: Gross)			108				20%		84				84					
Total Covered Vehicle Parking			648	Estimated					504				504					
SOLID WASTE																		
Exterior Vehicle Parking																		
Parking Space				For a more detailed list of vehicle and equipment see Appendix of the Programming Report										For a more detailed list of vehicle and equipment see Appendix of the Programming Report				
Small		1	100				10 x 10		1	100			1		100			
Medium		0	0				10 x 25		0	0			0		0			
Large		2	840				12 x 35		2	840			2		840			
Extra Large		0	0				12 x 45		0	0			0		0			
Subtotal		3	940					3	940			3	940					
Circulation (Net: Gross)			940	Estimated			100%		940				940					
Total Exterior Vehicle Parking			1,880	Estimated					1,880				1,880					
SOLID WASTE																		
Employee and Visitor Parking																		
Parking Space																		
Employee	18	18	3240				9 x 20	21	21	3780		24	24	4320	29	29	5220	
Visitor		4	720				9 x 20		4	720			4	720		4	720	
ADA Parking		1	260				13 x 20		1	260			1	260		1	260	
Subtotal	18	23	4,220					21	26	4,760		24	29	5,300	29	34	6,200	
Circulation (Net: Gross)			4,220	Estimated			100%			4,760				5,300			6,200	
Total Employee and Visitor Parking			8,440	Estimated						9,520				10,600			12,400	

Appendix B - Questionnaires

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*

Name: Mitch Reister/Katherine Maines

Dept.: Public Works Administration

Phone: 406-582-2315; 406-582-2273

Email: mreister@bozeman.net; kmaines@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

Office work. Internal meetings and meetings with outside groups. Some walk-in traffic.

What is your vision for the project? (Describe your hopes, concerns, and needs)

All staff in one location (with the exception of plants & solid waste). Room for additional staff as needed.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

Director’s office is too small to meet with more than 2 people. Existing space doesn’t allow room for growth.

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: none

Simultaneous Visitors/Frequency:

Consultants and developers meeting with staff. Infrequent visits from the public with general questions.

After hours access? Why? None

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection [Enter total staff]				Shift Hours		Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years			
1	Public Works Director	1				☒ Day ☐ Swing ☐ GY ☐ Other	☒ F/T ☐ P/T	8:00 to 5:00
2	Assistant Public Works Director		1	1		☒ Day ☐ Swing ☐ GY ☐ Other	☒ F/T ☐ P/T	8:00 to 5:00
3	Public Works Technician	1				☒ Day ☐ Swing ☐ GY ☐ Other	☒ F/T ☐ P/T	8:00 to 5:00
4	Administrative Assistant I	1				☒ Day ☐ Swing ☐ GY ☐ Other	☒ F/T ☐ P/T	8:00 to 5:00
5	Fiscal Analyst/Accountant		1			☒ Day ☐ Swing ☐ GY ☐ Other	☒ F/T ☐ P/T	8:00 to 5:00
6	Total							

Employee Vehicles and Parking

Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future.

[illegible]

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Office	10 x 13	Director's office (Office 124 on Professional Building floor plans). Too small. Not enough room to meet with more than 2 people.
Office	9 x 9	Technician's office (Office 109 on Professional Building Floor Plans)
Office	16 x 9	Admin's office (also holds workstation & some file/supply storage) (Office 107 on Professional Building floor plans)
Supply Storage	17 x 7	Space for copier, flat surface, shelves, drawers for supplies, large recycling bin
File Storage	11 x 7	Shelves

Office Space

Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

Space		Approx. Size	Individual filing needs and furniture for the space			Space Adjacency
1	Title/Position: Public Works Director ☒ Office ☐ Workstation ☐ Shared Office	14 x 14	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ File Cabinet	☐ Credenza ☒ Desk Chair ☒ Whiteboard	☐ Primary ☐ Secondary
2	Title/Position: Assistant Public Works Director ☒ Office ☐ Workstation ☐ Shared Office	14 x 12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
3	Title/Position: Assistant Public Works Director ☒ Office ☐ Workstation ☐ Shared Office	14 x 12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
4	Title/Position: Public Works Technician ☒ Office ☐ Workstation ☐ Shared Office	9 x 9	☐ Modular Form ☐ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
5	Title/Position: Fiscal Analyst/Accountant ☒ Office ☐ Workstation ☐ Shared Office	12 x 10	☐ Modular Form ☐ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary

6	Title/Position: Administrative Assistant I		☒ Modular Form ☐ Desk ☐ Credenza ☐ Side Table ☐ Bookcase ☒ Desk Chair ☐ Side Chair ☐ Whiteboard ☒ File Cabinet			☐ Primary ☐ Secondary
	☐ Office ☐ Workstation ☒ Shared Office					

Shared and Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Shared and Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Current File Storage			Rolling Shelves
Archived File Storage			Shared
Meeting room	10		Tables/chairs/Tech setup
Meeting room	20		Tables/Chairs/Tech setup
Work station			Work surface for building files & binding, looking at plans, office supply storage, room for a large copier
Training Room	40		For entire department (may be duplicated on other division questionnaires)

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers)

None

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

None

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*Name: Shawn KohtzDept.: Public Works Department/City Engineering
DivisionPhone: 406-582-2288Email: skohtz@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for the Public Works Facilities Master Plan. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

Provide professional level technical support to the other Public Works divisions and other City Departments

- Design and oversee construction of the annual street, water, and wastewater replacement projects
- Review and ensure that public infrastructure installed by private sector conforms to the City's standards
- Develop and implement the City's water, wastewater, stormwater, water resources, and transportation master plans and associated capital budgets
- Administer City flood plain ordinance and other permits

What is your vision for the project? (Describe your hopes, concerns, and needs)

Provide professional office space for engineering staff. Engineering staff require an office with the ability to close a door and work without interruption. An open office environment will not be acceptable. Open office space with dividers also will not be acceptable. Engineering staff currently have dedicated offices, but we are out of space for new staff. My primary goal is to add office space for future employees. Lighting needs to be improved in offices to enhance mental health as many of the existing offices have harsh fluorescent lighting that employees turn off and rely on lamps for office lighting. Good temperature control is needed in office space to maintain comfort and therefore productivity. Lastly, the existing professional building does not have sufficient parking for the staff in the building. Parking needs to be expanded for staff.

The engineering division also has need for extensive physical records storage. The engineering division has used its records storage capacity in the existing professional building and currently rents a storage unit for records storage. On-site space is needed for adequate record storage and expansion of that storage into the future. The State of Montana continues to require hard copy records storage for many public documents, so reliance on electronic storage is not possible at this time.

The engineering division also has a need for equipment storage for basic engineering functions including storage for surveying equipment, traffic monitoring equipment, safety gear, and other tools of the trade. Equipment storage needs to include space to wash/rinse equipment. For example we regularly use flow meters to monitor sanitary sewer flows in manholes. We need space to clean dirty equipment.

Security is important such that the general public does not have direct access to employee's offices unless allowed into the office areas.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

The City Engineering division has exhausted its available office space for new employees. New office space for new staff is needed to accommodate the rapid growth being experienced at the City.

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: The staff offices need to be behind fob access to the offices. Given the nature of our work, there are times that extremely emotional people may attack staff. Records retention and equipment storage areas must also be in a secure, locked area. Equipment storage must be accessible and near a building entrance to limit heavy equipment hauls into difficult to access areas and to limit potential exposure to pathogens or chemicals before equipment can be cleaned.

Simultaneous Visitors/Frequency: There are often visitors in groups of 3-15 that require at least one conference room and preferably a second, smaller conference room. The City Engineer and Public Works Director also have multiple people that visit their office for meetings on a regular basis. Several of the engineers are also more public facing and need enough space to allow one or two visitors in their office.

After hours access? Why? Yes. The engineers can be called in to respond to an emergency at any time. Also, the engineers attend Commission meetings on a weekly basis that are after normal work hours. Engineering staff also work on nights/weekends if workload demands it.

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection [Enter total staff]				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	City Engineer	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
2	Engineer 3 (Senior Project Eng)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
3	Engineer 3 (Water Res Eng)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
4	Engineer 3 (Transportation Eng)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
5	Engineer 3 (Dev Eng Manager)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
6	Engineer 2 (Project Engineer)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
7	Engineer 2 (Dev Eng)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
8	Engineer 2 (Dev Eng)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
9	Inspector	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
10	Engineer Tech	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
11	Engineer 2 (Water Res Eng)	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
12	TDM Engineer	X				☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
13	1 Engineer 2, 1 Inspector		2X			☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
14	1 Engineer 3, 1, Engineer 2, 1 Inspector			3X		☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
15	1 Engineer 3, 1 Engineer 2, 1 Technician/Inspector				3X	☐ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8:00AM-5:00PM
16	Total	12	2	3	3				

Employee Vehicles and Parking

Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future.

Vehicle Type	Vehicle Quantities/Projections [Enter total vehicles]				Vehicle Size (Feet) [Enter quantity]					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	XS 8x10	SM 9x18	MD 10x20	LG 12x30	XL 12x40	
Ford F150	X						X			☒ Uncovered ☐ Enclosed ☐ Covered
Toyota Prius	X					X				☒ Uncovered ☐ Enclosed ☐ Covered
Dodge Durango	X						X			☒ Uncovered ☐ Enclosed ☐ Covered
Pickup										☒ Uncovered ☐ Enclosed ☐ Covered
Car			X			X				☒ Uncovered ☐ Enclosed ☐ Covered
1 Car				X		X				☒ Uncovered ☐ Enclosed ☐ Covered
Interior/secure bike parking		5			X					☐ Uncovered ☒ Enclosed ☒ Covered
Total	5		1	1						

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Stiff Professional Building, Portion of main floor dedicated to Engineering/Public Works (Office Space) And rolling file storage space on basement floor	See floor plan	Space Limitations: We are out of space for <u>any</u> new employees, and the existing building can't be expanded. The building is currently being remodeled. Parking Limitations: There isn't enough parking for the existing staff in the building. Storage Limitations: The Engineering Division currently rents one storage unit for offsite storage of records and some equipment. HVAC: Offices are often too hot or too cold due to the old HVAC system. Building was just remodeled to maximize the use of the building. The building is maxed out.
Storage Unit Rental (but need to eliminate the rental and have dedicated, owned storage on-site)	10X20	Basic offsite storage unit rental that is full of records and some equipment.

Office Space

Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

	Space	Approx. Size	Individual filing needs and furniture for the space			Space Adjacency
1	Title/Position: City Engineer ☒ Office ☐ Workstation ☐ Shared Office	14X12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ File Cabinet	☐ Credenza ☒ Desk Chair ☒ Whiteboard	☐ Primary ☐ Secondary 8-16 hrs
2	Title/Position: Engineer 3 level staff ☒ Office ☐ Workstation ☐ Shared Office	14X10	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary 8-12 hrs
3	Title/Position: Engineer 2 level staff ☒ Office ☐ Workstation ☐ Shared Office	12X10	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary 8-10 hrs
4	Title/Position: Inspectors/Technicians ☐ Office ☐ Workstation ☐ Shared Office	10X10	☐ Modular Form ☐ Side Table ☐ Side Chair	☒ Desk ☒ Bookcase ☐ Whiteboard	☐ Credenza ☒ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary 8-10 hrs

Shared and Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Shared and Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Conference Room (could be shared resource with Public Works Admin or other public works divisions.)	20	Same building	Large Conference Table, Chairs, Computer and screen, remote keyboard and mouse, whiteboard
Small conference/meeting room (could be shared resource with Public Works Admin or other public works divisions.)	10	Same building	Medium size table, chairs, computer and screen, remote keyboard and mouse, whiteboard
Equipment storage room		Same building	Need space for survey equipment, traffic counting equipment, tools, flow meters, and general equipment storage. Need space to rinse/clean equipment after use in the storage area.
File Storage (locked and not accessible by public)		Same building	Already own rolling files for storage. Need increased space for future expansion and growth of hard copy storage needs. Montana still requires hard copy records.
Plat Storage (accessible by public)		Same building	Need a location accessible to the public to view plats and some records. Need a computer, public work station in this room as well.

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers)

Need a break room with refrigerator, sink, microwave, and space for utensils, plates, bowls, etc.

Need a shower for employees who bike to work or who work out during the lunch hour.

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*Name: Jessica AhlstromDept.: Water Conservation DivisionPhone: 406-582-2265Email: jahlstrom@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

Seasonal field work where some staff will be in and out of the office, otherwise primarily working at computers in the office – generally typical 8-5 work day. The public does stop in to see staff.

What is your vision for the project? (Describe your hopes, concerns, and needs)

All/most water conservation staff located near each other. We need a sizable storage area for all of our materials and products we offer to the public.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

No big pain points. Having to drive off site to get the Division work vehicle is inefficient, so it would be ideal to have the vehicle located on site.

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: n/a

Simultaneous Visitors/Frequency:

Public often stops by our office to drop off rebate forms or pick up water saving products that we are offering

After hours access? Why? Yes – public events that occur after hours.

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection [Enter total staff]				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	Water Conservation Specialist	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8-5
2	Water Conservation Technician	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8-5
3	Water Conservation Technician	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8-5
4	Short Term Worker	X				☒ Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☒ P/T	8-5 (seasonal – summer)
5	Water Conservation Manager		X			☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8-5
6	Short Term Worker		X			☒ Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☒ P/T	8-5 (seasonal – summer)
7	Water Conservation Specialist			X		☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8-5
8	Water Conservation Coordinator				X	☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8-5
Total		4	2	1	1				

Employee Vehicles and Parking

Please provide a detailed vehicle inventory and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future.

Vehicle Type	Vehicle Quantities/Projections [Enter total vehicles]				Vehicle Size (Feet) [Enter quantity]					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	XS 8x10	SM 9x18	MD 10x20	LG 12x30	XL 12x40	
2015 Toyota Prius	X									☒ Uncovered ☐ Covered
Toyota Prius		X								☒ Uncovered ☐ Covered
Total	1	1								

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Office	12 x 12	WC Specialist office
Office	8 x 8	WC Technician office
Cubicle	7 x 7	WC Technician workspace
Cubicle	7 x 7	Short Term Worker workspace
Storage room	10 x 10	Storage

Office Space

Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

Space		Approx. Size	Individual filing needs and furniture for the space			Space Adjacency
1	Title/Position: Water Conservation Specialist ☒ Office ☐ Workstation ☐ Shared Office	12 x 12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ File Cabinet	☐ Credenza ☒ Desk Chair ☐ Whiteboard	☐ Primary ☐ Secondary
2	Title/Position: Water Conservation Technician ☐ Office ☒ Workstation ☐ Shared Office	8 x 8	☐ Modular Form ☐ Side Table ☐ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
3	Title/Position: Water Conservation Technician ☐ Office ☒ Workstation ☐ Shared Office	8 x 8	☐ Modular Form ☐ Side Table ☐ Side Chair	☒ Desk ☒ Bookcase ☐ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
4	Title/Position: Short Term Worker ☐ Office ☒ Workstation ☐ Shared Office	6 x 6	☐ Modular Form ☐ Side Table ☐ Side Chair	☒ Desk ☐ Bookcase ☐ Whiteboard	☐ Credenza ☒ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary

5	Title/Position: Short Term Worker ☐ Office ☒ Workstation ☐ Shared Office	6 x 6	☐ Modular Form ☐ Side Table ☐ Side Chair	☒ Desk ☐ Bookcase ☐ Whiteboard	☐ Credenza ☒ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary
6	Title/Position: Water Conservation Manager ☒ Office ☐ Workstation ☐ Shared Office	12 x 12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
7	Title/Position: Water Conservation Specialist ☒ Office ☐ Workstation ☐ Shared Office	12 x 12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☐ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary
8	Title/Position: Water Conservation Coordinator ☒ Office ☐ Workstation ☐ Shared Office	12 x 12	☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☐ Whiteboard	☐ Credenza ☒ Desk Chair ☒ File Cabinet	☐ Primary ☐ Secondary

Shared and Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Shared and Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Storage space			Shelving
Conference Room			Tech to support presentations
Small accessible area for keeping items and resources for the public			Rebate forms, showerheads, water conservation kits, etc.

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers)

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*Name: Kyle MehrensDept.: Stormwater (Permitting, Rates, and Projects)Phone: (406)582-2270Email: kmehrens@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: The Division's current function is to comply with environmental regulations, mitigate stormwater pollution, and manage stormwater assets. The Stormwater Division collects service fees via a standalone enterprise fund. The fees pay for administrative programs, infrastructure maintenance, and capital project construction. The Division is currently split, with four administrative team members located at the Water Treatment Plant (Public Works Director direct report), three Water/Sewer operators at the City Shops (Water/Sewer leadership direct report), and a half time street employee at the City Shops (Street leadership direct report). The Division has tentacles that touch most departments in the City, including Building, Planning, Code Compliance Legal, Strategic Services, and Finance.

What is your vision for the project? Locate the entire Stormwater Division under one roof in a central location (one coffee pot); provide private (walls and doors) and suitable offices (space and windows) for team members; build a facility with modern operational amenities that protect worker and environmental health (chemical storage areas, sand storage, wash bays plumbed to sanitary, sweeping debris storage, snow storage, contained fueling areas, etc.).

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation? Drive time to the City from WTP; lack of access and communication with operations folks; office privacy; antiquated operation facilities.

Operation: No significant safety concerns. We are in a ‘secure’ facility at the moment, which has worked well for us. Communication with the public occurs via phone or email, and random visits do not happen.

Security Issues: No major security issues other than providing a secure/defensive office for staff, and locked storage areas to prevent theft and tampering of equipment.

Simultaneous Visitors/Frequency: Currently no visitors. Historically, at previous locations, five to ten visits per week (consultants, vendors, public, contractors, etc.).

After-hours access? Why? After hour's access is necessary in the event a large storm occurs, or a spill happens that warrants a City response.

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	See Page 12					☐ Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	
Total		7.5			11				

Employee Vehicles and Parking

Please provide a detailed vehicle inventory and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future.

Vehicle Type	Vehicle Quantities/Projections [Enter total vehicles]				Vehicle Size (Feet) [Enter quantity]					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	XS 8x10	SM 9x18	MD 10x20	LG 12x30	XL 12x40	
Coordinator/Manager	X						X			X Uncovered ☐ Enclosed
Specialist	X						X			X Uncovered ☐ Enclosed ☐ Covered
Project Manager	X						X			X Uncovered ☐ Enclosed ☐ Covered
Technician	X						X			X Uncovered ☐ Enclosed ☐ Covered
Foreman	X						X			X Uncovered ☐ Enclosed ☐ Covered
Operator	X						X			X Uncovered ☐ Enclosed ☐ Covered
Operator	X						X			X Uncovered ☐ Enclosed ☐ Covered
Specialist			X				X			X Uncovered ☐ Enclosed ☐ Covered
Technician			X				X			X Uncovered ☐ Enclosed ☐ Covered
Technician			X				X			X Uncovered ☐ Enclosed ☐ Covered
Operator			X				X			X Uncovered ☐ Enclosed ☐ Covered
Total	7		4				11			

Fleet Vehicles/Equipment Parking

Fleet Vehicles: Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future. Please also identify and include all Non-Revenue Vehicles.

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Admin Vehicle - Dodge Ram	X									Uncovered
Admin Vehicle - Dodge Dakota	X									Uncovered
Admin Vehicle - Prius	X									Uncovered
Operations - CCTV Van	X									Enclosed/Ethernet
Operations - Service Truck, Ford 450 Dual	X									Enclosed
Operations – Vactor Truck	X									Enclosed/Heated
Admin Vehicle – Full Size Truck		X								Uncovered
Operations - Dump Truck			X							Uncovered/Electric Hook Up
Operations – Backhoe			X							Uncovered/Electric Hook Up
Regenerative Air Sweeper		X								Enclosed
Dewatering Filter System		X								Enclosed
Trench Boxes, Pipe, Cones, Street Barricades, Etc.	X									Uncovered or Covered
Total	7	3	2							

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Administrative Offices	50' X 50'	Holds Program Coordinator, Project Manager, Specialist, and Technician; conference tables, equipment storage, and small lab with sink; adequate with current staff size.
City Shops	Unknown	Operations home base. Houses superintendents, field staff, and equipment.
Sediment Disposal Facility	1-Acre	Operations dewatering facility for stormwater system debris. Drains to lined facility where water evaporates. Includes a hydrant and various drying beds.

Office Space

Office/Workstation Requirements: Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

Space		Approx. Size	Individual filing needs and furniture for the space			Space Adjacency
1	Title/Position: Coordinator Office	10' x 10'	Modular Form Side Table Side Chair	Desk Bookcase File Cabinet	Credenza Desk Chair Whiteboard	Primary
2	Title/Position: Project Manager Office	10' x 10'	Modular Form Side Table Side Chair	Desk Bookcase File Cabinet	Credenza Desk Chair Whiteboard	Primary
3	Title/Position: Specialist Office	10' x 10'	Modular Form Side Table Side Chair	Desk Bookcase File Cabinet	Credenza Desk Chair Whiteboard	Primary
4	Title/Position: Technician Office	10' x 10'	Modular Form Side Table Side Chair	Desk Bookcase File Cabinet	Credenza Desk Chair Whiteboard	Primary
5	Title/Position: Foreman Office	10' x 10'	Modular Form Side Table Side Chair	Desk Bookcase File Cabinet	Credenza Desk Chair Whiteboard	Primary
6	Title/Position: (2) Operators Shared Office	10' x 10'	Modular Form Side Table Side Chair	Desk Bookcase File Cabinet	Credenza Desk Chair Whiteboard	Primary

Shared and Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Shared and Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Conference Room	15	Same Building	Screen
Break Room	15	Same Building	Kitchen, Tables, Etc.
Lab	5	Same Building	Sink, Water Quality Analysis, Sample Preparation, Equipment Cleaning

Shop/Shop Support Spaces

Please list all shop or work area requirements for your department/group. Please list the title of the space and the relationship/adjacency it may have to other shop spaces. Please briefly describe the equipment needs and any special design features or finishes needed for the shop.

Shop Name	Adjacency	Approx. Size	Specific Equipment/Storage Items	Special Features/Finishes
Operations to provide insight				

Shop Material Storage

Please list any special storage requirements for your department/group. Please list types of materials, size of storage requirement, storage type, security requirements, and any special comments that you may have. Include all storage requirements that are currently off-site which you would like to move on-site and any storage on-site that could be stored off-site.

Material/Item	Approximate Size	Storage Type	Security	Comments
Operations to provide insight		☐ Uncovered ☐ Covered ☐ Enclosed	☐ Secure ☐ Open	

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers)

Operations to provide insight

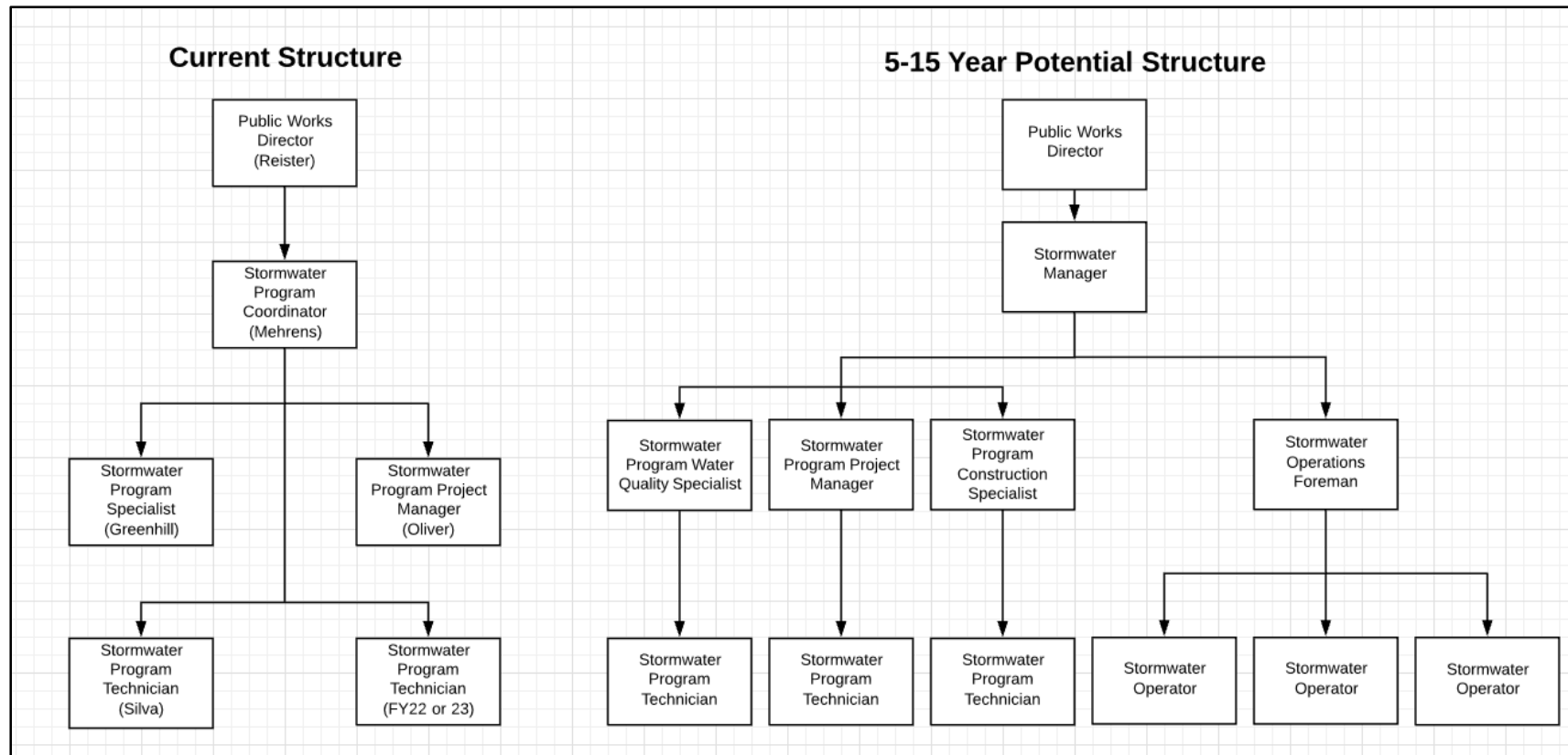
Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

Operations to provide insight

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.



Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*

Name: John Alston

Dept.: Water & Sewer

Phone: _____

Email: jalston@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

What is your vision for the project? (Describe your hopes, concerns, and needs)

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

1. Not enough space for people (lockers/locker rooms, break room/lunch room, training room is at capacity, more parking spaces for personal vehicles)
2. Not enough space for equipment (Even outside parking is at a premium, but we need lots more space to store equipment inside a heated environment.)
3. We need more than one meeting room
4. Our equipment and materials are spread out among many facilities.
5. We need covered road material and fill dirt storage

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: Need cameras at all entrances and exits, panic alarms in individual offices, have two doors at entrance that are both locked with cameras and an intercom.

Simultaneous Visitors/Frequency: We typically see a couple public visitors a day.

After-hours access? Why? After hours access for our division is necessary for emergency response work. Our training/meeting room is also used after hours at times by other departments and even occasionally our own division.

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	Water Operator I&II	18	21	24	30	☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	
2	Leadworker	3	4	4	5	☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	
3	Foreman	4	5	5	6	☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	
4	Assistant Superintendent	1	1	1	1	☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	
5	Superintendent	1	1	1	1	☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	
	Total	27	32	35	43				

Employee Vehicles and Parking

Please provide a detailed vehicle inventory and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future.

Vehicle Type	Vehicle Quantities/Projections [Enter total vehicles]				Vehicle Size (Feet) [Enter quantity]					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	XS 8x10	SM 9x18	MD 10x20	LG 12x30	XL 12x40	
Passenger Car/ Truck	27	32	35	43						☒ Uncovered ☐ Enclosed ☐ Covered
Total										

Fleet Vehicles/Equipment Parking

Fleet Vehicles: Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future. Please also identify and include all Non-Revenue Vehicles.

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
One Ton Service Trucks	5	6	7	9		X				☒ Enclosed
One Ton Generator Truck	1	1	1	1		X				☒ Enclosed
¾ ton trucks (2 meters 2 operations)	4	5	5	6	X					☒ Enclosed
Sewer Jetter trucks	2	2	3	4		X				☒ Enclosed
Vactor Trucks	2	2	3	4				X		☒ Enclosed
Double Axle Dump Trucks	2	2	3	4			X			☒ Enclosed
Single Axle Dump Trucks	2	2	3	4			X			☒ Enclosed
Backhoes	4	4	5	6			X			☒ Enclosed
Wheeled Excavator		1	1	1			X			☒ Enclosed
Mini excavator & Trailer – shared w/ streets	1	1	1	2			X			☒ Enclosed
Trailers	7	7	8	9		X				☒ Covered
Trailers	1	1	4	5			X			☒ Covered
Water bottle fill station trailer	1	1	1	1		X				☒ Enclosed
Roller	1	1	1	1	X					☒ Enclosed
Godwin Pump	1	2	2	3		X				☒ Enclosed
Light Plant	2	2	2	2		X				☒ Enclosed
Storm filter trailer	1	1	1	1		X				☒ Covered
Valve Trucks	2	2	2	2			X			☒ Enclosed
TV Vans	2	2	3	4			X			☒ Enclosed
½ ton trucks	8	8	9	10		X				☒ Covered
Ground Thawer	1	1	2	2	X					☒ Enclosed
Air Compressor	1	1	1	1		X				☒ Enclosed
Sewer Easement Machine	1	1	1	1		X				☒ Enclosed
Skid Steer Loader	1	1	1	2		X				☒ Enclosed

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
See Attached drawings/plans		

Office Space

Office/Workstation Requirements: Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

Space		Approx. Size	Individual filing needs and furniture for the space			Space Adjacency
1	Title/Position: Superintendent ☒ Office ☐ Workstation ☐ Shared Office		☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ File Cabinet	☐ Credenza ☒ Desk Chair ☐ Whiteboard	☒ Primary ☐ Secondary
2	Title/Position: Assistant Superintendent ☒ Office ☐ Workstation ☐ Shared Office		☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☐ Whiteboard	☐ Credenza ☐ Desk Chair ☒ File Cabinet	☒ Primary ☐ Secondary
3	Title/Position: Operations Foreman ☐ Office ☐ Workstation ☒ Shared Office		☐ Modular Form ☒ Side Table ☒ Side Chair	☒ Desk ☒ Bookcase ☒ Whiteboard	☐ Credenza ☐ Desk Chair ☒ File Cabinet	☐ Primary ☒ Secondary
4	Title/Position: Meter Office ☐ Office ☐ Workstation ☒ Shared Office		☐ Modular Form ☐ Side Table ☐ Side Chair	☐ Desk ☐ Bookcase ☐ Whiteboard	☐ Credenza ☐ Desk Chair ☐ File Cabinet	☐ Primary ☒ Secondary
5	Title/Position: Plat Room ☒ Office ☐ Workstation ☐ Shared Office		☐ Modular Form ☐ Side Table ☐ Side Chair	☐ Desk ☐ Bookcase ☐ Whiteboard	☐ Credenza ☐ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary
6	Title/Position: Leadworker Office ☐ Office ☐ Workstation ☒ Shared Office		☐ Modular Form ☐ Side Table ☐ Side Chair	☐ Desk ☐ Bookcase ☐ Whiteboard	☐ Credenza ☐ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary
7	Title/Position: Operator Workstations ☐ Office ☒ Workstation ☐ Shared Office		☐ Modular Form ☐ Side Table ☐ Side Chair	☐ Desk ☐ Bookcase ☐ Whiteboard	☐ Credenza ☐ Desk Chair ☐ File Cabinet	☐ Primary ☐ Secondary

Shared and Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Shared and Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment

Shop/Shop Support Spaces

Please list all shop or work area requirements for your department/group. Please list the title of the space and the relationship/adjacency it may have to other shop spaces. Please briefly describe the equipment needs and any special design features or finishes needed for the shop.

Shop Name	Adjacency	Approx. Size	Specific Equipment/Storage Items	Special Features/Finishes

Shop Material Storage

Please list any special storage requirements for your department/group. Please list types of materials, size of storage requirement, storage type, security requirements, and any special comments that you may have. Include all storage requirements that are currently off-site which you would like to move on-site and any storage on-site that could be stored off-site.

Material/Item	Approximate Size	Storage Type	Security	Comments
		☐ Uncovered ☐ Covered ☐ Enclosed	☐ Secure ☐ Open	
		☐ Uncovered ☐ Covered ☐ Enclosed	☐ Secure ☐ Open	

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers)

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.



- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*Name: John Van Delinder/Matt WorkmanDept.: Streets/Fleet/Signs/Signals/LightingPhone: 406-582-3206 406-582-3214Email: jvandelinder@bozeman.net
mworkman@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

Deal with phone calls for Solid Waste, Parks, Streets, Storm water, Water Dept., Sewer, Signs and Signals i.e., public concerns, contractors issues, accounts payable, vendors, walk-ins, scheduling meter rotations, contractors request.

What is your vision for the project? (Describe your hopes, concerns, and needs)

More room and room for growth.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

No room and no room to grow. Lack of crew facility, privacy meeting rooms, equipment storage/ circulation in parking lot and functionality of existing lay out.

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues:

Blind corners, narrow drive lanes around building, not a secure facility,

Simultaneous Visitors/Frequency: Only a couple of times a week do the public come in to visit us. As the older people die off we should see less in person visits.

After-hours access? Why? Call outs for employees. Sometimes board meetings with members of the public.

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	Street/Fleet/Signs/Signals/Lighting Superintendent	1	1	1	1	X Day ☐ GY	☐ Swing ☐ Other	X F/T ☐ P/T	All hours. Usually 7-5
2	Street/Fleet/Signs/Signals/Lighting Asst. Superintendent	1	1	2	2	X Day ☐ GY	☐ Swing ☐ Other	x F/T ☐ P/T	All hours. Usually 6-5.
3	Street Foreman	2	2	3	3	X Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	7-5. As needed for call out.
4	Sign/Signal/Lighting Foreman	1	1	2	2	X Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	7-5 As needed for call out.
5	Street Lead worker	2	2	3	4	X Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	3AM-noon 7-5 As needed for callout.
6	Sign/Signal/Lighting Lead worker	1	1	2	2	X Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	7-5. As needed for call out.
7	Street Service Workers	14	16	20	24	X Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	3AM-5. As needed for call out.
8	Sign/Signal/Lighting Workers	2	2	3	4	☐ Day ☐ GY	☐ Swing ☐ Other	☐ F/T ☐ P/T	7-5. As needed for call out
Total		24	26	36	42				

Fleet Vehicles/Equipment Parking

Fleet Vehicles: Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future. Please also identify and include all Non-Revenue Vehicles.

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Paver	1	1	1	1			X			☐ Uncovered ☐ Covered X Enclosed
Rollers	2	3	3	3		X				☐ Uncovered ☐ Covered X Enclosed
Light duty trucks(1500,2500,3500)	14	18	21	21			X			☐ Uncovered X Covered ☐ Enclosed
Electric Light duty Truck	0	1	2	3			X			☐ Uncovered X Covered Enclosed
Attachments for Skidsteers, toolcats,loaders,tractors	17	20	20	20					X	☐ Uncovered X Covered ☐ Enclosed
Bucket Truck	1	1	1	1			X			☐ Uncovered ☐ Covered X Enclosed
Barricade Truck	1	1	1	1			X			☐ Uncovered ☐ Covered X Enclosed
Motor Graders	6	7	8	10				X		☐ Uncovered X Covered summer X Enclosed Winter
Plow trucks/ Dump trucks	10	13	16	20				X		☐ Uncovered X Covered Summer X Enclosed winter
Big Loaders	2	3	3	4			X			☐ Uncovered ☐ Covered X Enclosed
Little Loaders	2	3	4	4		X				☐ Uncovered X Covered ☐ Enclosed
Skid Steers	2	2	3	4		X				☐ Uncovered X Covered Enclosed

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Milling Machine	1	1	1	1			X			☐ Uncovered ☐ Covered X Enclosed
Sweepers	5	6	6	7			X			☐ Uncovered ☐ Covered X Enclosed
Patch Trucks	2	2	3	3			X			☐ Uncovered X Covered ☐ Enclosed
Paint Truck	0	1	1	1					X	☐ Uncovered Covered summer X Enclosed Winter
Snow Blowers	1	2	2	2		X				☐ Uncovered ☐ Covered X Enclosed
Sanders	10	13	16	20		X				X Uncovered ☐ Covered Enclosed
Dept. Cars	2	2	2	2		X				☐ Uncovered X Covered ☐ Enclosed
Crack sealer / Mastic Machine	1	2	2	2		X				☐ Uncovered X Covered Enclosed
Dura patch truck	1	2	2	3				X		☐ Uncovered X Covered ☐ Enclosed
Dura patch trailer	1	1	1	1			X			☐ Uncovered X Covered ☐ Enclosed
Garbage Truck	1	1	1	1			X			☐ Uncovered X Covered ☐ Enclosed
Hot box	1	1	1	2		X				☐ Uncovered X Covered summer Enclosed Winter
Tractor	1	1	1	1		X				☐ Uncovered X Covered Enclosed
Small trailers, air compressor, sign Boards, paint trailers, steam trailer, ect ect	12	12	12	12		X				☐ Uncovered X Covered Enclosed
Pup trailers	2	2	2	2			X			X Uncovered Covered ☐ Enclosed

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Vac truck	1	1	1	1			X			☐ Uncovered X Covered ☐ Enclosed
Water Truck	1	1	2	2			X			☐ Uncovered X Covered ☐ Enclosed
UTV	3	4	5	5		X				☐ Uncovered ☐ Covered X Enclosed
Big Trailers	2	2	2	2					X	☐ Uncovered X Covered ☐ Enclosed
Total	106	130	146	162	20	57	49	33	3	

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Green shed heated equipment storage	100x50	Vehicle storage and area to replace plow blades and brooms. Asphalt tack oil storage, DEF dispensing station, broom building, work bench and tools. Poor vehicle circulation. Have to move vehicles to get the one you want out. Inefficient heating system. No exhaust system or detection. Not big enough.
Supply Room	12x8	Vendor vending machines for supplies. Works ok, no room for expansion.
Upstairs in Parks shop	35x8	Rear broom storage and misc. supplies. Poor access. Adequate size and could be combined with another area. Have to move Parks equipment to access brooms with forklift.
Caged area next to forklift bay	6x8	Vendor invoice storage, bike maps and misc. Not clean, enough room or secure.
Forklift bay	20x14	Forklift parking. Outside propane tank storage is not nearby.
Washbay	35x20	Washbay with Hotsy. Store Bobcat Toolcats at night. 5 gallon bucket ice melt storage. Not big enough, no catwalk, poor lighting and heating.
Cold Storage	50x30	Unheated space to store important stuff. Located at 1812 N. Rouse
Heated Storage	30x60	Winter storage of sweepers and painters. Located at 1812 N. Rouse
Asphalt emulsion and tack oil station.	30x15	Needs to be heated and separate from other areas. Very messy needs truck access.

Office Space

Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

	Space	Approx. Size	Function/Furniture Needs	Space Adjacency
1	Title/Position: Superintendent X Office ☐ Workstation ☐ Shared Office	12x12	10 hours per day. Desk, bookcase, filing cabinet, printer, table. Closed office.	☐ Primary ☐ Secondary
2	Title/Position: Asst. Superintendent X Office ☐ Workstation ☐ Shared Office	12x12	10 hours per day. Desk, bookcase, filing cabinet, printer, table. Closed office.	☐ Primary ☐ Secondary
3	Title/Position: Streets Office Office ☐ Workstation X Shared Office	12x13	3 work stations and 1 desk. Foremen and lead workers. Used 14 hours a day. Cubicles would work.	☐ Primary ☐ Secondary
4	Title/Position: Computer lab ☐ Office ☐ Workstation X Shared Office	12x16	8 open computer work stations for work order and time entry. Shared between 13 workers. 14 hours per day.	☐ Primary ☐ Secondary
5	Title/Position: Reception Area ☐ Office ☐ Workstation X Shared Office	20x20	Reception area for 2 workers. Open office. Cubicles, printer for Shop Complex, vendor invoice filing, interoffice mail, and waiting area for public. Need an adjacent office for uninterrupted work. 10 hours per day.	☐ Primary ☐ Secondary
6	Title/Position: Signs Office ☐ Office ☐ Workstation X Shared Office	16x16	Signs, lighting and signal office. 4 work stations plus test equipment and files. 10 hours per day.	☐ Primary ☐ Secondary

Office Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Office Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Supply room. Fastenal vending machines.		Near workers.	8x12 room currently. Vending machine power. 110v.
Misc. storage		Near workers.	8x35 room currently. Above Parks shop. Wader drying area and overflow uniforms.
Bicycle Board supplies and vendor invoice records storage.		Near Admin Asst. work area.	Should be secure for records storage. 6x8 current space

Shop/Shop Support Spaces

Please list all shop or work area requirements for your department/group. Please list the title of the space and the relationship/adjacency it may have to other shop spaces. Please briefly describe the equipment needs and any special design features or finishes needed for the shop.

Shop Name	Adjacency	Approx. Size	Specific Equipment/Storage Items	Special Features/Finishes
Sign Shop	Next to Sign Office	16x44	Must be clean for sign making machine. Floor to ceiling sign storage.	Heating and air conditioning
Sweeper and paint equipment cleaning building	Near vehicle storage	50x100	Sweepers need to be cleaned out daily and paint equipment also. Next to a washbay?	Recycled water.

Shop Material Storage

Please list any special storage requirements for your department/group. Please list types of materials, size of storage requirement, storage type, security requirements, and any special comments that you may have. Include all storage requirements that are currently off-site which you would like to move on-site and any storage on-site that could be stored off-site.

Material/Item	Approximate Size	Storage Type	Security	Comments
Summit Building	7,000 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Equipment Storage/Facility Dept. storage
Summit Building Lot	36,000 sf	☒ Uncovered ☐ Covered ☐ Enclosed	☒ Secure ☐ Open	Equipment storage/ parking for professional building
Sand shed	4,000 sf	☐ Uncovered ☒ Covered ☐ Enclosed	☒ Secure ☐ Open	Sand for winter, refill 2-3 times during winter
Ice Slice® Shed	1,500 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Ice slice for winter, refill 2-3 times during winter
Heated Storage	1,500 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Sweeper storage, steaming trailer, paint sprayer, paint 250gal totes and beads bags
Cold Shed	1,500 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Signs for spring and fall clean up/ barricade truck
Lower Yard	150,000 sf	☒ Uncovered ☐ Covered ☐ Enclosed	☒ Secure ☐ Open	Road Mix, reclaimed asphalt, chips for patching, luminaire storage, sand for crack sealing, roll off dump site, Bagula (asphalt recycler),
Laurel Glenn Shops	3,200 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Signs Bucket truck, signs install truck, crew breakroom/bathrooms
Cold Storage	1,000 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Concrete supplies, crack sealing supplies, small tools, fence supplies, signs luminaire parts and pieces
Signs Cold Storage	600 sf	☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	Signal parts, Cones, Candle sticks, barricades and specialty signs.
Outside Storage at 1812 N. Rouse	7,000 sf	☒ Uncovered ☐ Covered ☐ Enclosed	☒ Secure ☐ Open	Sander parts, and sander storage, mag tank, plow parts and storage.

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers) All the above.

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel) All the above.

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities. Water/Sewer should have supplied that.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site. None for all of 1812 N. Rouse. Google Earth?

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*Name: John van Delinder/Matt WorkmanDept.: Vehicle MaintenancePhone: 406-582-3206/582-3214Email: jvandelinder@bozeman.net/mworkman@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for the PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

Accept waste oil, antifreeze, parts deliveries/ parts pick up, sales suppliers,

What is your vision for the project? (Describe your hopes, concerns, and needs)

Room for future expansion and meet immediate office needs.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

Lack of room, shops space, parking, office space, meeting room/ training room,

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: Not a secure facility.

Simultaneous Visitors/Frequency: Many visitors for waste oil, employees, parts delivery and vendors.

After hours access? Why? Emergency break downs, respond to Fire Department requests for on-site mechanic with service truck.

Staffing

Please provide an organization chart of your department or group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection [Enter total staff]				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	Shops Foreman	1	1	2	2	X Day ☐ GY	☐ Swing ☐ Other	X F/T ☐ P/T	~ 6AM-5PM
2	Technicians	6	7	9	13	X Day ☐ GY	☐ Swing ☐ Other	X F/T ☐ P/T	6-5
3	Waste oil attendant/Parts room	1	1	1	1	X Day ☐ GY	☐ Swing ☐ Other	X F/T ☐ P/T	8-5
4	Fleet Manager	0	1	1	1	X Day ☐ GY ☐ GY	☐ Swing ☐ Other ☐ Other	X F/T ☐ P/T ☐ P/T	8-5
Total		8	10	13	17				

Vehicles and Parking

Please provide a detailed vehicle inventory and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future.

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements
	Existing	+5 years	+10 years	+20 years	XS 8x10	SM 9x18	MD 10x20	LG 12x30	XL 12x40	
Light duty 1500, parts runner	1	1	1	1			1			X Uncovered ☐ Covered ☐ Enclosed
Service Truck	1	1	1	1				1		☐ Uncovered X Covered ☐ Enclosed
Spill response vehicle	1	1	1	1			1			X Uncovered ☐ Covered ☐ Enclosed
Total	1	1	1	1			2	1		

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
10 bay work area	100 X 100	One heavy lift 75k, two 15K lifts, two 9k lifts. Only one heavy lift, no small lift for small equipment i.e. mowers, tool cats, four-wheelers,
Equipment parking	60 X 100	Equipment staging area for pick up/ drop off/ employee parking. Running out of space
Waste oil / antifreeze tanks	30 X 15	1000 gallon waste oil tank, antifreeze 160 gal. Covered from the elements would be a great improvement.

New Office Space

Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

Space	Approx. Size	Individual filing needs and furniture for the space	Space Adjacency
1 Title/Position: Waste oil attendant X Office ☐ Workstation ☐ Shared Office	10x11	☐ Modular Form X Desk ☐ Credenza X Side Table X Bookcase X Desk Chair ☐ Side Chair X File Cabinet X Whiteboard	X Primary ☐ Secondary
2 Title/Position: Parts area/ bulk oil area ☐ Office X Workstation ☐ Shared Office	30X27	☐ Modular Form ☐ Desk ☐ Credenza ☐ Side Table ☐ Bookcase ☐ Desk Chair ☐ Side Chair ☐ Whiteboard ☐ File Cabinet	X Primary ☐ Secondary
3 Title/Position: Forklift storage area ☐ Office X Workstation ☐ Shared Office	10X12	☐ Modular Form ☐ Desk ☐ Credenza ☐ Side Table ☐ Bookcase ☐ Desk Chair ☐ Side Chair ☐ Whiteboard ☐ File Cabinet	X Primary ☐ Secondary
4 Title/Position: Shop Foreman/ technicians ☐ Office ☐ Workstation X Shared Office	10X20	X Modular Form X Desk ☐ Credenza ☐ Side Table X Bookcase X Desk Chair ☐ Side Chair X Whiteboard X File Cabinet	X Primary ☐ Secondary

New Office Support Spaces

Please list all spaces necessary for your department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Shared and Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Breakroom	22	HRDC, Forestry, Vehicle Mtc.	Shared by all the department and does not accommodate everyone.
Parts room	1	Vehicle Mtc.	Maxed out on room for parts and delivery's
Bulk oil	1	Vehicle Mtc.	No more room for growth
Meeting room	18	Forestry/ Vehicle Mtc.	We do not have a meeting room/ training room, we have to use the break room with people coming and going.
Manager office	1	Vehicle Mtc.	No manager office right now, if we want to have a meeting with an employee we have to take them off site.
Locker Rooms	13	Vehicle Mtc. Forestry	All the lockers are full.....Need more room.

New Shop/Work Area Requirements

Please list all shop or work area requirements for your department/group. Please list the title of the space and the relationship/adjacency it may have to other shop spaces. Please briefly describe the equipment needs and any special design features or finishes needed for the shop.

Shop Name	Adjacency	Approx. Size	Specific Equipment Items	Special Features/Finishes
New Vehicle Mtc. Shop	Vehicle Mtc	100X100	Heavy Lift, light duty lifts, fabrication area,	Parking for equipment repair/employees

New Storage

Please list any special storage requirements for your department/group. Please list types of materials, size of storage requirement, storage type, security requirements, and any special comments that you may have. Include all storage requirements that are currently off-site which you would like to move on-site and any storage on-site that could be stored off-site.

Material/Item	Approximate Size	Storage Type	Security	Comments
Metal storage for fabrications	10X20	☐ Uncovered ☒ Covered ☐ Enclosed	☒ Secure ☐ Open	

Emergency Event Requirements

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers)

We don't want bunk areas, we would highly suggest separate sleeping quarters or none at all.

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

Currently no backup generator or fuel truck.

Other Data and Information

Alternative Fuels: Does the City currently have any alternative fueled vehicles? If so, please specify the type of fuel used (CNG, LNG, propane, etc.). If not, does the City plan to use this technology in the near future? No plans at this time. No fueling for CNG or LNG. Shop not set up to service alt fuel vehicles nor is there any local shops.

Please provide the following information to assist the Planning Team in their programming efforts

- ✓ As-built floor plans of the current facilities. Katherine should be able to furnish this.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by but not located on the existing site. Again Katherine.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*

Name: Kevin Handelin

Dept.: Public Works, Solid Waste Division

Phone: 406-582-3238

Email: khandelin@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

The Solid Waste Division administrative/office consists of a superintendent, assistant superintendent and 3 forepersons that manage the solid waste needs for the residents of Bozeman.

What is your vision for the project? (Describe your hopes, concerns, and needs) My concern is that we currently are out of office space for the expansion of office staff. The near future we have the need for an administrative assistant that would support the current office staff. We currently share the two office admins located at the shop complex.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: For the most part our facility is open to the public, however it is very hidden. Most do not know we are here.

Simultaneous Visitors/Frequency: We rarely get any visitors and/or public

After-hours access? Why? None

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection				Shift Hours			Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years				
1	Superintendent	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8am to 4:30pm Office
2	Asst. Superintendent	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm Office
3	Residential Foreperson	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm Office
4	Commercial Foreperson	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm Office
5	Account Foreperson	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	8am to 4:30 Office
6	Boyd	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm route driver
7	Bassett	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 4:30pm route driver
8	Johnson	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm route driver
9	LaForge	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm route driver
10	Johnston	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm route driver
11	Whitehouse	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm route driver
12	Jett	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm route driver
13	Axe	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm route driver
14	Gillitzer	x				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm route driver
15	Duncan	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm route driver
16	Sobieski	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm route driver
17	Reichert	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	6am to 2:30pm route driver
18	Lytle	X				☒ Day ☐ GY	☐ Swing ☐ Other	☒ F/T ☐ P/T	7am to 3:30pm route driver
19	Taylor	x				Day & Full time			7am to 3:30pm route driver

Fleet Vehicles/Equipment Parking

Fleet Vehicles: Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future. Please also identify and include all Non-Revenue Vehicles.

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Asset #1845 – Pickup truck Asset #3216 – Pickup truck Asset #3420 – Pickup truck Asset #3504 – Pickup truck Asset #4310 – Pickup truck Asset # - Pickup truck adding in 1 month	6					all				☐ Uncovered ☐ Covered ☒ Enclosed
Asset #3343 Two ton dumpster delivery Asset #3986 One ton dumpster delivery Asset #3447 One ton tote delivery Asset # One ton tote delivery 1 month out	4						All 10 x 26			☐ Uncovered ☐ Covered ☒ Enclosed
Asset #2917 Roll-off truck Asset #2789 Roll-off truck This truck is at WRF full time Asset #3249 Roll-off truck Asset #3453 Roll-off truck Asset #3868 Roll-off truck	4						all			☐ Uncovered ☐ Covered ☒ Enclosed
Asset # 3318 Frontload truck Asset #3319 Frontload truck Asset #3804 Frontload truck Asset #3805 Frontload truck Asset # New truck ordered	5						all			☐ Uncovered ☐ Covered ☒ Enclosed
Asset #3314 Sideload truck Asset #3367 Sideload truck Asset #3746 Sideload truck Asset #3838 Sideload truck Asset #3839 Sideload truck Asset #4249 Sideload truck Asset #4250 Sideload truck	8						all			☐ Uncovered ☐ Covered ☒ Enclosed

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Asset # on order										
Asset #4241 & #3862 Tractor & Mixer	1						12x26			☐ Uncovered ☒ Covered ☐ Enclosed
Asset #2918 Tennant Sweeper	1				8x12					☐ Uncovered ☐ Covered ☒ Enclosed
Asset # 1378 Backhoe Asset #3159 Loader Asset #3861 Ag Bagger Tandem axle trailer	4						all			☒ Uncovered ☐ Covered ☐ Enclosed
Skid steer	1				1					☐ Uncovered ☐ Covered ☐ Enclosed
Asset #1545 Rearload	1						12x27			☐ Uncovered ☐ Covered ☐ Enclosed

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Tote wash station	16' x 25'	Used daily for washing containers. Located out with indoor truck storage
Work bench, fluid supplies, hand tools,	4' x 75'	Used daily - Located out with indoor truck storage
Storage of Cleanup supplies, spare truck parts, misc. supplies	4' x 37'	Cleanup program supplies are used frequently That is about 12' The rest is storage. Located in the pickup truck indoor storage
Office Supplies, storage of files, truck supplies, PPE's, brochures, dumpster	8' x 10'	Within the office building
Janitor area	8' x 10'	Janitorial supplies with small basin for mop water. Within the office building
Welding area	4' x 30'	Area for dumpster/roll-off repair, contains welders, drill press, bench, cabinet for supplies, cutting torch and air compressor - Located out with indoor truck storage
Compost supplies, Dumpster lids/parts, tub lids/parts	6' x 30'	This is a metal rack for storage of various parts for dumpsters and tubs. Also, storage of large flexible tubes for the compost ag bagger - Located out with indoor truck storage
Mens Restroom	20' x 30'	21 lockers, 2 sinks, 2 urinals, 2 toilets, 1 shower – within the office building
Women's Restroom	10' x 16'	2 lockers, 1 sink, 1 toilet, 1 shower – within the office building
Break/training Room	20' x 27'	Area where crews meet in the morning and at the end of shift. Contains a full kitchen. Information bulletin board, First Aid cabinet, AED, hand power tools, PPE's , computer workstations(3). Located in office building
3 offices in a row	12' x 31'	Supers office, Asst. supers office, foreperson office. Each office is about 10x12 Located in office building
2 offices	9' x 15'	Two forepersons share this space. There is a divider wall to help with noise. This space is lacking and needs addressed soon. Located in office building
IT closet	3' x 6'	Located in office building
Outdoor storage shed 1	10' x 20'	Outside of building
Outdoor storage shed 2	10' x 20'	Outside of building

Office Space

Please list any office requirements for your department/group. Please list the title of the office and if it is an open or closed office/workstation. Please briefly describe the filing/furniture needs, function and the amount of time each day spent in the office.

		Approx. Size	Function/Furniture Needs	Space Adjacency
1	Title/Position: ☒ Office ☐ Workstation ☐ Shared Office	10x12	SWD Superintendent's office, Desk, credenza, chairs(3), file cabinet, wall shelving. 8-10 hrs per day, M-F	☒ Primary ☐ Secondary
2	Title/Position: ☒ Office ☐ Workstation ☐ Shared Office	10x12	SWD Assistant Superintendent's office, Desk, bookcase, 3 filing cabinets, 3 chairs : 8-10 hrs per day, M-F	☒ Primary ☐ Secondary
3	Title/Position: ☒ Office ☐ Workstation ☐ Shared Office	10x12	SWD Residential Foreperson's office, Desk with side area, 3 chairs, filing cabinet : 4-5 hrs/day, M-F	☒ Primary ☐ Secondary
4	Title/Position: ☒ Office ☐ Workstation ☐ Shared Office	7.5'x9'	Crude office, SWD Commercial Foreperson, work platform on 2 walls : 4-5 hrs/day, M-F	☒ Primary ☐ Secondary
5	Title/Position: ☒ Office ☐ Workstation ☐ Shared Office	7.5'x9'	Crude office, SWD Commercial Foreperson, work platform on 2 walls with 4 drawers for cabinet space : 8 hrs/day, M-F	☒ Primary ☐ Secondary

Office Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Office Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Support staff at the Shop Complex	2	Shared with Public Works Divisions	

Shop/Shop Support Spaces

Please list all shop or work area requirements for your department/group. Please list the title of the space and the relationship/adjacency it may have to other shop spaces. Please briefly describe the equipment needs and any special design features or finishes needed for the shop.

Shop Name	Adjacency	Approx. Size	Specific Equipment/Storage Items	Special Features/Finishes
Shop Complex	none	20'x20'		

Shop Material Storage

Please list any special storage requirements for your department/group. Please list types of materials, size of storage requirement, storage type, security requirements, and any special comments that you may have. Include all storage requirements that are currently off-site which you would like to move on-site and any storage on-site that could be stored off-site.

Material/Item	Approximate Size	Storage Type	Security	Comments
		☐ Uncovered ☐ Covered ☐ Enclosed	☐ Secure ☐ Open	
		☐ Uncovered ☐ Covered ☐ Enclosed	☐ Secure ☐ Open	

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers) we have a kitchen, restrooms are equipped with a shower, no sleeping areas on site.

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

We do not have potable water, enough drinking water for 1 week. We do have radio communications and can communicate with shop complex (UHF Frequency), We have two fuel tanks onsite(2,000 gallons total), no food onsite,

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

CITY OF BOZEMAN**PUBLIC WORKS FACILITIES MASTER PLAN***BOZEMAN, MONTANA*

Name: Mike Gray

Dept.: Facilities

Phone: O: 406-582-3232, C: 406-579-5343

Email: mgray@bozeman.net

Please provide as much information as possible for each section of this questionnaire. This information will be used in the programming effort for PUBLIC WORKS FACILITIES MASTER PLAN. Your Participation is greatly appreciated.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

General Information

Function: Please describe the primary function and activities of the administrative/office component of your department or group.

The Facilities Department has the budget (responsibility) for the Shops Complex for most of the facilities operations, Street has the budget for Vehicle Maintenance but Facilities supports most facilities operations with labor and contractor support. We do not support any specific operations equipment tied to vehicle maintenance operations. We have our vehicles stored at the Shops Complex, Vehicle Maintenance out buildings, and the Summit Building. We have materials and equipment at all of these locations. We do not have any staff located at the facilities.

What is your vision for the project? (Describe your hopes, concerns, and needs)

The facility(s) need to provide at a minimum covered storage for vehicles and secure heated dry storage for our equipment, this increases the life cycle of these assets and saves on wasted man-hours during winter months for snow removal on vehicles. Facilities is part of the General Fund so replacing our assets is very difficult when we are competing with the Police & Fire.

Facility(s) needs be designed & constructed in a manner that takes into account energy efficient technologies. Items like LED lighting, occupancy sensors, energy efficient boilers etc.

Building materials would include quality hard surface flooring, carpet squares, industrial grade door hardware, industrial grade roll-up doors, standardized systems furniture, hands free paper dispensers, stainless sinks in work areas for Street and Water/Sewer teams, eye wash stations, ample locker rooms space, material storage areas, custodian closet(s), water bottle fill stations, boot cleaning stations, stand alone cooling with back-up system for server systems.

Security at the complex should to be designed for active shooter security measures for staff while protecting all physical asset on the grounds. Entrance/Exit gates needs to have vertical lifts gates not horizontal gates, card reader access, standardized door hardware that matches city standard. Camera's also need to be incorporated.

Entire complex will require generator back-up with 72 hour run time capabilities. Fuel storage for generator and equipment on-site.

Any outside covered areas should have the capacity for vehicle block heaters. Any cold storage area should have the available power for the same.

Roof and drain systems should have heat trace and good drainage to prevent ice damming and ice buildup on hard surfaces around roll-up doors and man door areas.

What is the biggest “pain point(s)” that you are currently experiencing with your facilities or operation?

The shops complex is a series of older buildings that have had attempts to upgrade it over the years, it does not meet current or future operational needs. The original construction is not energy efficient in any manner. Security gates are high maintenance for winter conditions. Poor design with regard to roof snow load and ice melt and drainage. Yearly ice dam issues even with the heat trace installed.

The Vehicle Maintenance oil fired boiler is high maintenance, having two high efficient boilers would be a better solution. Poor design with regard to roof snow load and ice melt and drainage.

Operation: Please provide security concerns/ requirements, maximum number of simultaneous visitors and frequency of visitors to your department or group, and the necessity for after-hours access to the facility.

Security Issues: Card reader access would be a better solution then the current keyless entry options being used. Facilities are vulnerable to an active shooter situation based on admin staff location and open campus type operations. Security gates are also problematic during winter months due to design. A good design would be public parking area in separate lot away from operational activities include staff parking. All city operations would be back of house, these areas would have no direct public access.

All utilities connections should be in secured areas to mitigate risk of tampering. It would be preferred to have all electrical underground instead of overhead.

Simultaneous Visitors/Frequency:

After-hours access? Yes Why? Facilities staff considered essential personnel; cleaning crews also need after hour's access.

Staffing

Please provide an organization chart of your department/group (or sketch one on the back of this sheet). The Planning Team wishes to determine existing staffing levels and project for the future. Please list staff in your group or department.

Position		Staffing Projection				Shift Hours	Comments [Please note the beginning and end times for shift(s)]
		Existing	+5 years	+10 years	+20 years		
1	Facilities Service Worker	3	8			☒ Day ☐ GY ☐ Swing ☐ Other ☒ F/T ☐ P/T	7:00am-4:00pm, 8:00-5:00pm
2	Project Coordinator	1				☒ Day ☐ GY ☐ Swing ☐ Other ☒ F/T ☐ P/T	7:00am-4:00pm
3	Superintendent	1				☐ Day ☐ GY ☐ Swing ☐ Other ☐ F/T ☐ P/T	7:00am-5:00pm
4	Custodian	1				☐ Day ☐ GY ☐ Swing ☒ Other ☒ F/T ☐ P/T	Position at Library, no vehicle
Total							

Fleet Vehicles/Equipment Parking

Fleet Vehicles: Please **provide a detailed vehicle inventory** and summarize below, by vehicle type, the vehicles or pieces of equipment used by your department/group. Be prepared to discuss size, quantity, preferred storage method, and growth through the year future. Please also identify and include all Non-Revenue Vehicles.

Vehicle Type	Vehicle Quantities/Projections				Vehicle Size (Feet)					Parking Requirements [Check required]
	Existing	+5 years	+10 years	+20 years	S 8x10	M 10x20	L 12x35	XL 12x45	XXXL 12x60	
Small Compact Truck, Non-Revenue	2	0				2				☐ Uncovered ☒ Covered ☐ Enclosed
½ ton Truck Full Size,	1	5				8				☐ Uncovered ☒ Covered ☐ Enclosed
¾ ton Flat Bed Truck,	1	1				1				☐ Uncovered ☒ Covered ☐ Enclosed
Flat Bed Trailer,	1	1				1				☐ Uncovered ☒ Covered ☐ Enclosed
Prius	1	1			1					☐ Uncovered ☒ Covered ☐ Enclosed
Mid Size Truck	0	3				1				☐ Uncovered ☒ Covered ☐ Enclosed
ATV – snow plow & spreader	1	1			1					☐ Uncovered ☐ Covered ☒ Enclosed
Garden Tractor	1	1			1					☐ Uncovered ☐ Covered ☒ Enclosed
Tool Cat, plow, forks, FY22	0					1				☐ Uncovered ☐ Covered ☒ Enclosed
Power washer skid	1	1			1					☐ Uncovered ☐ Covered ☒ Enclosed
Man Lift	1	1			1					☐ Uncovered ☐ Covered ☒ Enclosed
Total	10	15			5	14				

Existing Space

Briefly list all spaces utilized by your department/group and be prepared to discuss your current facilities, where they are located, and any current space inadequacies, etc. **Provide a floor plan or sketch if available.** Describe your existing space and its location (include existing and proposed spaces by function).

Space	Size (L x W)	Function/Inadequacies
Shop Cage, North Shops Complex	13'3"x9'10'	Paper products, trash liners, filters, ice melt, vehicle supplies, spare dispensers, hoses, ladders, flammable cabinet, ladders, man lift
VM Out Building Bay, South of main building	23'x10'	ATV, cone storage, lamps disposal, lamps, hand tools, safety equipment, used batteries, back pack sprayers, misc
Butler, steel building behind Summit Building	31'x14'	Site ice melt pallets, snow removal equipment, MAC equipment & supplies, spare architectural components (doors etc.), Material handling equipment, scaffold, ladders, lawn tractor, misc.
Summit Building, cold storage	68'x30'	Other departments excess furniture storage, large spare equipment storage (heaters), auction items
Off-site Storage	10'x8'	Drawings, furniture storage, general storage for department items

Office Support Spaces

Please list all spaces necessary for your administrative department/group to function effectively and efficiently. Please list **any spaces** you feel are necessary for the effective, efficient function of your administrative department or group in the space provided below. Please provide your initial thoughts on features and furnishing needs for each space.

Office Support Space Name	Number of people	Adjacency	Special Features/Furniture/Equipment
Facilities needs access to common computer for time sheet access. No office space required.			

Shop/Shop Support Spaces

Please list all shop or work area requirements for your department/group. Please list the title of the space and the relationship/adjacency it may have to other shop spaces. Please briefly describe the equipment needs and any special design features or finishes needed for the shop.

Shop Name	Adjacency	Approx. Size	Specific Equipment/Storage Items	Special Features/Finishes
Facilities will need support areas for items listed in existing space		20'x 15'	See note in existing space	Open space for flammable cabinet, man lift, and ladders, shelves for storage of supplies, equipment storage

Shop Material Storage

Please list any special storage requirements for your department/group. Please list types of materials, size of storage requirement, storage type, security requirements, and any special comments that you may have. Include all storage requirements that are currently off-site which you would like to move on-site and any storage on-site that could be stored off-site.

Material/Item	Approximate Size	Storage Type	Security	Comments
Same as above		☐ Uncovered ☐ Covered ☒ Enclosed	☒ Secure ☐ Open	

General Information

Living Facilities: Please describe the type of living spaces required to accommodate your department/group for three days after an event. (e.g. bunk areas, kitchen, showers) N/A

Emergency Facility Systems: Please describe the type of minimal functions/operations required to accommodate your department/group for three days after an event without outside assistance. (e.g. water storage, radio receiver, fuel)

Complex will require back up power with the required 72 run capacity, extra on site fuel storage access would be helpful for sustained operation. Storage building(s) need to be backed in the event of power outage; roll-up doors need to operate to get equipment out of bays. We currently do not have that capacity.

Other Data and Information

Please provide the following information to assist the Planning Team in their programming efforts.

- ✓ As-built floor plans of the current facilities.
- ✓ Site plan or survey of the current site. Please include information on other sites/facilities if they are utilized by the City of Bozeman but not located on the existing site.

Thank you for your time in completing this questionnaire.

Return Questionnaire to James Bond at james.bond@hdrinc.com via email by June 25, 2020.

Appendix C - Vehicle List



Public Works Facilities Master Plan
CITY OF BOZEMAN - PUBLIC WORKS

VEHICLE/EQUIPMENT PARKING ANALYSIS

11/20/2020

FROM VEHICLE & EQUIPMNENT INVENTORY						2020			2025				2030				2040			
UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
FLEET MAINTENANCE																				
1056		FLEET MAINTENANCE	1987	Pickup Truck	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3248		FLEET MAINTENANCE	2004	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	U	M	1	1	U
3417		FLEET MAINTENANCE	2008	1/2 ton truck	M	1	1	U	M	1	1	U	M	1	1	C	M	1	1	C
3128		FLEET MAINTENANCE	1997	Forklift	S	1	0	E	S	1	0		S	1	0	E	S	1	0	E
3691		FLEET MAINTENANCE	2013	Walk behind Sweeper	S	1	0	E	S	1	0		S	1	0	E	S	1	0	E
FLEET MAINTENANCE - TOTAL						5	3	3		5	3	3		5	3	3		5	3	3
ENGINEERING																				
3822		ENGINEERING	2016	Pickup Truck	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
574/4268		ENGINEERING	2015	Car	M	1	1	U	M	1	1	U	M	2	2	U	M	3	3	U
3012		ENGINEERING	2001	SUV	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
ENGINEERING - TOTAL						3	3	3		3	3	3		4	4	4		5	5	5
ADMINISTRATION																				
571/4265		ADMINISTRATION	2015	Prius	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
572/4266		ADMINISTRATION	2015	Prius	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
FUTURE		ADMINISTRATION		SUV	M	0	0	U	M	1	1	U	M	1	1	U	M	1	1	U
ADMINISTRATION - TOTAL						2	2	2		3	3	3		3	3	3		3	3	3
WATER CONSERVATION																				
573/4267		WATER CONSERVATION	2015	Prius	M	1	1	U	M	1	1	U	M	2	2	U	M	2	2	U
WATER CONSERVATION - TOTAL						1	1			1	1			2	2	2		2	2	2
STORMWATER ADMIN																				
3952	ADMIN	STORMWATER ADMIN	2019	Pickup Truck	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
2916	ADMIN	STORMWATER ADMIN	2001	Suv	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
FUTURE	ADMIN	STORMWATER ADMIN		Car	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
FUTURE	ADMIN	STORMWATER ADMIN		Pickup Truck	M				M	1	1	U	M	1	1	U	M	1	1	U
STORMWATER ADMIN - TOTAL						3	3	3		4	4	4		4	4	4		4	4	4

Public Works Facilities Master Plan
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VEHICLE/EQUIPMENT PARKING ANALYSIS

11/20/2020

FROM VEHICLE & EQUIPMNENT INVENTORY						2020			2025				2030				2040			
UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
WATER & SEWER																				
	Water	WATER & SEWER		Air compressor	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
1772	Water	WATER & SEWER	1995	Backhoe	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
2683	Sewer	WATER & SEWER	1999	Backhoe	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3293	Water	WATER & SEWER	2005	Backhoe	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3419	Water	WATER & SEWER	2008	Backhoe	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		WATER & SEWER		Backhoe	L	0	0	E	L	0	0	E	L	0	0	E	L	1	1	E
FUTURE	Storm	STORMWATER ADMIN		Backhoe									L	1	1	E	L	1	1	E
1783	Sewer	WATER & SEWER	1995	Dump Truck	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
3157	Water	WATER & SEWER	2003	Dump Truck	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
3415	Water	WATER & SEWER	2008	Dump Truck	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3549	Water	WATER & SEWER	2011	Dump Truck	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE	Water	WATER & SEWER		Dump Truck	L	0	0		L	0	0	E	L	1	1	E	L	3	3	E
FUTURE	Storm	STORMWATER ADMIN		Dump Truck									L	1	1	E	L	1	1	E
FUTURE	Water	WATER & SEWER		Excavator	L	0	0		L	1	1	E	L	1	1	E	L	1	1	E
3115	Water	WATER & SEWER	2001	Ground Thawer	S	1	1	E	S	1	1	E	S	1	1	E	S	1	1	E
FUTURE		WATER & SEWER		Ground Thawer	S	0	0		S	0	0	E	S	1	1	E	S	1	1	E
3649	Water	WATER & SEWER	2012	Loader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3030	Water	WATER & SEWER	2001	Loader - Skid steer	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
FUTURE	Water	WATER & SEWER		Loader - Skid steer	M	0	0		M	0	0	E	M	0	0	E	M	1	1	E
3663	Shard	WATER & SEWER	2013	Mini Excavator	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		WATER & SEWER		Mini Excavator	L	0	0		L	0	0	E	L	0	0	E	L	1	1	E
3775	Water	WATER & SEWER	2015	Misc - Light tower	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
	Water	WATER & SEWER		Misc - Light tower	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
	OPER.	WATER & SEWER		Misc - Pump	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
FUTURE		WATER & SEWER		Misc - Pump	M	0	0		M	1	1	E	M	1	1	E	M	2	2	E
3859	Storm	STORMWATER ADMIN	2017	Pickup Truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
1118	Water	WATER & SEWER	1988	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1607	Water	WATER & SEWER	1994	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2647	Water	WATER & SEWER	1998	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3078	Water	WATER & SEWER	2002	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3232	Sewer	WATER & SEWER	2004	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3344	Water	WATER & SEWER	2006	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3360	Sewer	WATER & SEWER	2007	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3361	Water	WATER & SEWER	2006	Pickup Truck	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
3402	Water	WATER & SEWER	2008	Pickup Truck	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
3493	Water	WATER & SEWER	2009	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3606	Water	WATER & SEWER	2011	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3620	Water	WATER & SEWER	2012	Pickup Truck	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
3662	Water	WATER & SEWER	2013	Pickup Truck	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
3668	Sewer	WATER & SEWER	2013	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3716	Sewer	WATER & SEWER	2015	Pickup Truck	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
3780	Water	WATER & SEWER	2015	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C

Public Works Facilities Master Plan
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VEHICLE/EQUIPMENT PARKING ANALYSIS

11/20/2020

FROM VEHICLE & EQUIPMNENT INVENTORY						2020			2025				2030				2040			
UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
3831	Water	WATER & SEWER	2016	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3832	Water	WATER & SEWER	2016	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3833	Sewer	WATER & SEWER	2016	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3834	Sewer	WATER & SEWER	2016	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
4211	Water	WATER & SEWER	2017	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
Future	Water	WATER & SEWER		Pickup Truck	M	0	0		M	2	2	C	M	5	5	C	M	9	9	C
	OPER.	WATER & SEWER	21	Roller	S	1	1	E	S	1	1	E	S	1	1	E	S	1	1	E
		WATER & SEWER		Sewer Easement Mach.	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3762	Storm	STORMWATER ADMIN	2015	Sweeper	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3978	Storm	STORMWATER ADMIN	2017	Trailer	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
5768	Water	WATER & SEWER	2006	Trailer - Large	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
Future		WATER & SEWER		Trailer - Large	L	0	0		L	0	0	C	L	3	3	C	L	4	4	C
3676	Shard	WATER & SEWER	2013	Trailer - Mini Ex	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
Future		WATER & SEWER		Trailer - Mini Ex	L	0	0		L	0	0	E	L	0	0	E	L	1	1	E
684	Water	WATER & SEWER	2017	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1483	Water	WATER & SEWER		Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2532	Water	WATER & SEWER	1997	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2694	Water	WATER & SEWER	1999	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3065	Water	WATER & SEWER	2001	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3478	Water	WATER & SEWER	2008	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
5470	Water	WATER & SEWER	2005	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
5901	Water	WATER & SEWER	2014	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
	OPER.	WATER & SEWER		Trailer - Water Bottle	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3406	Sewer	WATER & SEWER	2008	TV van	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
Future	Sewer	WATER & SEWER		TV van	L	0	0		L	0	0	E	L	1	1	E	L	1	1	E
3027	Storm	STORMWATER ADMIN	2001	TV Van	M	1	1	E	M	1	1	E	M	1	1	E	M	2	2	E
3770	Storm	STORMWATER ADMIN	2016	Vac Truck	XL	1	1	E	XL	1	1	E	XL	2	2	E	XL	2	2	E
3031	Sewer	WATER & SEWER	2002	Vac Truck	XL	1	1	E	XL	1	1	E	XL	1	1	E	XL	1	1	E
3675	Sewer	WATER & SEWER	2013	Vac Truck	XL	1	1	E	XL	1	1	E	XL	1	1	E	XL	1	1	E
3763	Sewer	WATER & SEWER	2015	Vac Truck	XL	1	1	E	XL	1	1	E	XL	1	1	E	XL	1	1	E
Future	Sewer	WATER & SEWER		Vac Truck	XL	0	0		XL	0	0	E	XL	1	1	E	XL	3	3	E
WATER & SEWER - TOTAL						59	59	59		63	63	63		76	76			91	91	91

Public Works Facilities Master Plan
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VEHICLE/EQUIPMENT PARKING ANALYSIS

11/20/2020

FROM VEHICLE & EQUIPMNENT INVENTORY						2020			2025				2030				2040			
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STREETS																				
3940		STREETS		Attach - Chipper	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3856		STREETS		Attach - Planer	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3819	Sign	STREETS	2016	Barricade Truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3450	Sign	STREETS	2008	Bucket Truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3734		STREETS	2014	Car	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
4244		STREETS	2014	Car	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1646		STREETS	1973	Chip Spreader	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
3848		STREETS	2016	Crack Sealer	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
FUTURE		STREETS		Crack Sealer	M	0	0	U	M	1	1	C	M	1	1	C	M	1	1	C
254		STREETS	1971	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
3028		STREETS	2002	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
3110		STREETS	2002	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
3313		STREETS	2006	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
3626		STREETS	2012	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
3769		STREETS	2015	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
4272		STREETS	2019	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
4273		STREETS	2019	Dump Truck	XL	1	1	U	XL	1	1	E	XL	1	1	E	XL	1	1	E
FUTURE		STREETS		Dump Truck	XL	0	0	U	XL	3	3	E	XL	6	6	E	XL	10	10	E
3730		STREETS	2014	Dura patch truck	XL	1	1	U	XL	1	1	C	XL	1	1	C	XL	1	1	C
FUTURE		STREETS		Dura patch truck	XL	0	0	U	XL	1	1	C	XL	1	1	C	XL	2	2	C
2751		STREETS	1995	Water Truck	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
3485		STREETS	2000	Garbage Truck	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
3750		STREETS	2014	Hot Box	M	1	1	U	M	1	1	E	M	1	1	E	M	2	2	E
1552		STREETS	1992	Loader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
1872		STREETS	1996	Loader	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3684		STREETS	2013	Loader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
4210		STREETS	2017	Loader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		STREETS		Loader	M	0	0	U	M	1	1	C	M	2	2	C	M	2	2	C
FUTURE		STREETS		Loader	L	0	0	U	L	1	1	E	L	1	1	E	L	2	2	E
3825		STREETS	2016	Milling Machine	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
2879		STREETS	2000	Misc - Compressor	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3844	Sign	STREETS	2016	Misc - Message Board	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3346		STREETS	2006	Misc - Sign Board	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1285		STREETS	1990	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1570		STREETS	1993	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2650		STREETS	1998	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3024		STREETS	2001	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3029		STREETS	2001	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3285		STREETS	2005	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
5397		STREETS	2018	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
5631		STREETS	2008	Misc - Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1611		STREETS	1994	Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E

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FROM VEHICLE & EQUIPMNENT INVENTORY						2020			2025				2030				2040			
UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
2682		STREETS	1998	Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3145		STREETS	2003	Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3410		STREETS	2007	Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3737		STREETS	2014	Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3798		STREETS		Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
4231		STREETS	2018	Motor Grader	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		STREETS		Motor Grader	L	0	0		L	1	1	E	L	2	2	E	L	4	4	E
FUTURE		STREETS		Paint Truck	XL	0	0		XL	1	1	E	XL	1	1	E	XL	1	1	E
3993		STREETS	2018	Patch Truck	L	1	1	E	L	1	1	C	L	1	1	C	L	1	1	C

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UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
STREETS																				
Continued																				
FUTURE		STREETS		Patch Truck	L	0	0		L	0	0	C	L	1	1	C	L	1	1	C
3852		STREETS	2016	Paver	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
1438	Sign	STREETS	1992	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1610	Sign	STREETS	1994	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2748	Sign	STREETS	1998	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3223	Sign	STREETS	2004	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1539		STREETS	1990	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1554		STREETS	1993	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2749		STREETS	1997	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3149		STREETS	2003	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3250		STREETS	2004	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3345		STREETS	2006	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3484		STREETS	2009	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3666		STREETS	2013	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3821		STREETS	2016	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3981		STREETS	2017	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
4285		STREETS	2019	Pickup Truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
FUTURE		STREETS		Pickup Truck	M	0	0		M	3	3	C	M	6	6	C	M	9	9	C
FUTURE		STREETS		Pickup Truck - Electric	M	0	0		M	1	1	C	M	2	2	C	M	3	3	C
5393		STREETS		Attach - Pull Grader	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3686		STREETS	2013	Roller	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
4220		STREETS	2018	Roller	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
FUTURE		STREETS		Roller	M	0	0		M	1	1	E	M	1	1	E	M	1	1	E
3150		STREETS	2003	Skid Steer	M	1	1	E	M	1	1	C	M	1	1	C	M	1	1	C
FUTURE		STREETS		Skid Steer	M	0	0	U	M	0	0	C	M	1	1	C	M	2	2	C
3853		STREETS	2016	Snowblower	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
FUTURE		STREETS		Snowblower	M	0	0	U	M	1	1	E	M	1	1	E	M	1	1	E
3851	Sign	STREETS	2016	SUV	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3623		STREETS	2012	Sweeper	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3640		STREETS	2012	Sweeper	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3942		STREETS	2019	Sweeper	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
4269		STREETS	2018	Sweeper	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		STREETS		Sweeper	L	0	0		L	1	1	E	L	1	1	E	L	2	2	E
2760		STREETS	2000	SUV	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3270		STREETS	2005	Thermolay	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3857		STREETS	2016	UTV	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3824		STREETS	2009	UTV	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3591		STREETS		Tractor	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3826		STREETS	2016	Trailer - Large	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
4221		STREETS	2018	Trailer - Large	L	1	1	U	L	1	1	C	L	1	1	C	L	1	1	C
3632		STREETS	1988	Trailer - pup	L	1	1	U	L	1	1	U	L	1	1	U	L	1	1	U
3633		STREETS	1986	Trailer - pup	L	1	1	U	L	1	1	U	L	1	1	U	L	1	1	U

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UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
5124	Sign	STREETS	2005	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
5630	Sign	STREETS	2007	Trailer - small	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
1614		STREETS	1994	Dump Truck	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
1806		STREETS	1996	Dump Truck	L	1	1	U	L	1	1	E	L	1	1	E	L	1	1	E
3547		STREETS	2009	UTV	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
4261	Sign	STREETS	2018	UTV	M	1	1	U	M	1	1	E	M	1	1	E	M	1	1	E
2752		STREETS	1999	Vac Truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3411		STREETS	2007	Attach - zipper	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
STREETS - TOTAL						87	87	87		103	103	103		114	114	114		129	129	129

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UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
SOLID WASTE																				
4241		SOLID WASTE		Tractor	L	1	1	C	L	1	1	C	L	1	1	C	L	1	1	C
3986		SOLID WASTE	2017	1-ton dumpster delivery	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		SOLID WASTE	2020	1-ton tote delivery	L	1	1	E	L	1	1	E	L	1	1	E	L	2	2	E
3343		SOLID WASTE	2006	2-ton dumpster delivery	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
	3861	SOLID WASTE		AG Bagger	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3447		SOLID WASTE	2008	Delivery - 1-ton tote	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3318		SOLID WASTE	2005	Frontload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3319		SOLID WASTE	2005	Frontload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3804		SOLID WASTE	2016	Frontload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3805		SOLID WASTE	2016	Frontload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		SOLID WASTE	2020	Frontload truck	L	1	1	E	L	2	2	E	L	3	3	E	L	5	5	E
1845		SOLID WASTE	1996	Pick up Truck	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3216		SOLID WASTE	2004	Pick up Truck	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3420		SOLID WASTE	2008	Pick up Truck	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3504		SOLID WASTE	2010	Pick up Truck	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
FUTURE		SOLID WASTE	2020	Pick up Truck	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
1424	4310?	SOLID WASTE	1992	Pick up Truck	M	1	1	E	M	1	1	E	M	1	1	E	M	1	1	E
3453		SOLID WASTE	2008	Pick up Truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3249		SOLID WASTE	2004	Roll-off truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3868		SOLID WASTE	2017	Roll-off truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
2917		SOLID WASTE	2001	Roll-off truck	L	1	1	E	L	3	3	E	L	3	3	E	L	3	3	E
3314		SOLID WASTE	2005	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3367		SOLID WASTE	2007	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3746		SOLID WASTE	2015	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3838		SOLID WASTE	2017	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
3839		SOLID WASTE	2017	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
4249		SOLID WASTE	2019	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
4250		SOLID WASTE	2019	Sideload truck	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
FUTURE		SOLID WASTE	2020	Sideload truck	L	2	2	E	L	2	2	E	L	3	3	E	L	4	4	E
2918		SOLID WASTE	2000	Sweeper	S	1	1	E	S	1	1	E	S	1	1	E	S	1	1	E
2763		SOLID WASTE	1999	Trailer - Tandem Axle	L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
1545		SOLID WASTE	1993		L	1	1	E	L	1	1	E	L	1	1	E	L	1	1	E
1378		SOLID WASTE	1991	Backhoe	L	1	1	U	L	1	1	U	L	1	1	U	L	1	1	U
3159		SOLID WASTE	2003	Loader	L	1	1	U	L	1	1	U	L	1	1	U	L	1	1	U
	NO #?	SOLID WASTE		Skid Steer	S	1	1	U	S	1	1	U	S	1	1	U	S	1	1	U
3735		SOLID WASTE		On Packer 3367		0	0			0	0	0	0	0	0	0	0	0	0	0
3748		SOLID WASTE		On Packer 3746		0	0			0	0	0	0	0	0	0	0	0	0	0
2640		SOLID WASTE	1998		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
2750		SOLID WASTE	1999		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
1647		SOLID WASTE	1995		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
2789	WRF?	SOLID WASTE	2001		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
2880		SOLID WASTE	1990		M	0	0		M	0	0	0	M	0	0	0	M	0	0	0

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UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size	2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
3162		SOLID WASTE	2003		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
3421		SOLID WASTE	2007		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
3452		SOLID WASTE	2008		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
3455		SOLID WASTE	2008		L	0	0		L	0	0	0	L	0	0	0	L	0	0	0
SOLID WASTE - TOTAL						36	36	36		39	39	39		41	41	41		45	45	45

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						2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size															
FACILITIES																				
784		FACILITIES	2017	Car	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2756		FACILITIES	2000	Pickup truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
2914		FACILITIES	2001	Pickup truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3079		FACILITIES	2002	Pickup truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
Future		FACILITIES		Pickup truck	M	0	0		M	4	4	C	M	4	4	C	M	4	4	C
2971		FACILITIES	2001	Pickup truck	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
5398		FACILITIES	1999	Trailer	M	1	1	U	M	1	1	C	M	1	1	C	M	1	1	C
3458		FACILITIES	2008	UTV	S	1	1	U	S	1	1	E	S	1	1	E	S	1	1	E
FACILITIES - TOTAL						7	7	7		11	11	11		11	11	11		11	11	11
COMMUNITY DEVELOPMENT																				
keep this row blank and hide and unhide as necessary																				
3144	Building	COMMUNITY DEVELOPMENT	2003	Jeep Liberty	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3218	Building	COMMUNITY DEVELOPMENT	2004	Jeep Grand Cherokee	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3328	Building	COMMUNITY DEVELOPMENT	2006	Dodge Durango	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3329	Building	COMMUNITY DEVELOPMENT	2006	Dodge Durango	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3353	Building	COMMUNITY DEVELOPMENT	2006	Jeep Liberty	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3354	Building	COMMUNITY DEVELOPMENT	2006	Jeep Liberty	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3404	Building	COMMUNITY DEVELOPMENT	2008	Dodge Durango	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3674	Building	COMMUNITY DEVELOPMENT	2014	Jeep Patriot	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3723	Building	COMMUNITY DEVELOPMENT	2014	Jeep Patriot	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3967	Building	COMMUNITY DEVELOPMENT	2017	Toyota Prius	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3968	Building	COMMUNITY DEVELOPMENT	2017	Toyota Prius	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
3966	CD	COMMUNITY DEVELOPMENT	2019	Toyota Rav 4	M	1	1	U	M	1	1	U	M	1	1	U	M	1	1	U
FUTURE		COMMUNITY DEVELOPMENT		SUV	M				M	1	1	U	M	2	2	U	M	4	4	U
COMMUNITY DEVELOPMENT - TOTAL						12	12			13	13	13		14	14	14		16	16	16
CITY OF BOZEMAN - PUBLIC WORKS						215	213	213		245	243	243		278	272	272		311	309	309

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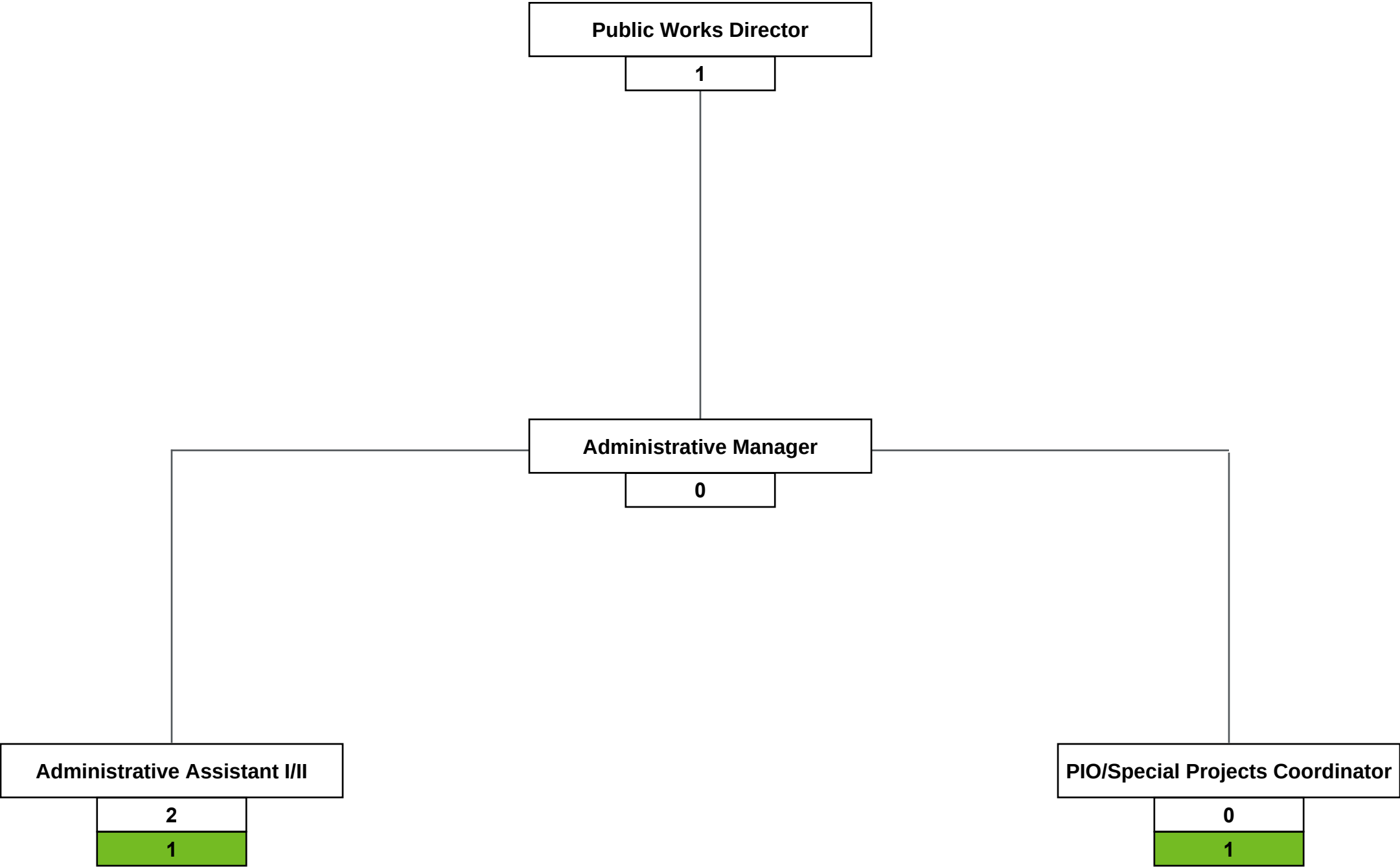
FROM ##### VEHICLE & EQUIPMNENT INVENTORY						2020			2025				2030				2040			
						2020 Vehicle Quantity	2020 Vehicle Space Quantity	2020 Parking Method (U,C,E)	Space Size	2025 Vehicle Quantity	2025 Vehicle Space Quantity	2025 Parking Method (U,C,E)	Space Size	2030 Vehicle Quantity	2030 Vehicle Space Quantity	2030 Parking Method (U,C,E)	Space Size	2040 Vehicle Quantity	2040 Vehicle Space Quantity	2040 Parking Method (U,C,E)
UNIT #	DEPT	DEPARTMENT NAME	YEAR	CATEGORY	Space Size															
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PUBLIC WORKS																				
FLEET MAINTENANCE - TOTAL						5	3	3		5	3	3		0	5	3	3	0	5	3
ENGINEERING - TOTAL						3	3	3		3	3	3		0	4	4	4	0	5	5
ADMINISTRATION - TOTAL						2	2	2		3	3	3		0	3	3	3	0	3	3
WATER CONSERVATION - TOTAL						1	1	1		1	1	1		0	2	2	2	0	2	2
STORMWATER ADMIN - TOTAL						3	3	3		4	4	4		0	4	4	4	0	4	4
WATER & SEWER - TOTAL						59	59	59		63	63	63		0	76	76	76	0	91	91
STREETS - TOTAL						87	87	87		103	103	103		0	114	114	114	0	129	129
SOLID WASTE - TOTAL						36	36	36		39	39	39		0	41	41	41	0	45	45
FACILITIES - TOTAL						7	7	7		11	11	11		0	11	11	11	0	11	11
COMMUNITY DEVELOPMENT - TOTAL						12	12	12		13	13	13		0	14	14	14	0	16	16
FORESTRY - TOTAL						0	0	0		0	0	0		0	0	0	0	0	0	0
HRDC - TOTAL						0	0	0		0	0	0		0	0	0	0	0	0	0
PUBLIC WORKS - TOTAL						215	213	213		245	243	243	0	274	272	272	0	311	309	309

Appendix D - Staff Organization Charts



Public Works Administration Staff Organization Chart

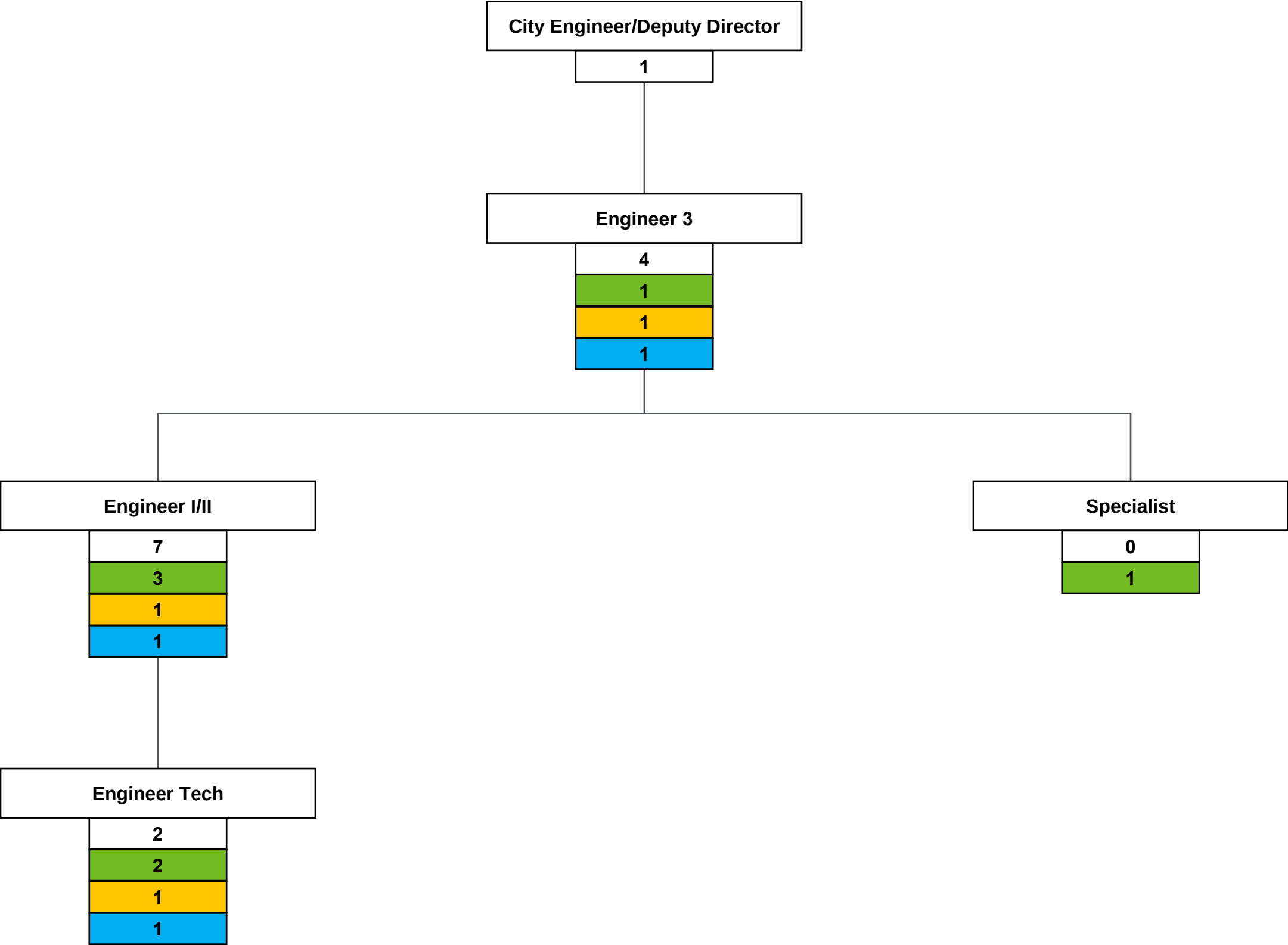
2020	3
2025	4
2030	4
2040	4



- Note 1: Streets Administrative Assistants I/II are in the Streets Staff Organization Chart
- Note 2: Does not include SCADA Manager and Controls Integration Technician
- Note 3: Engineering Deputy Director in Engineering Staff Organization Chart
- Note 4: Utilities Deputy Director in Water & Sewer Organization Chart

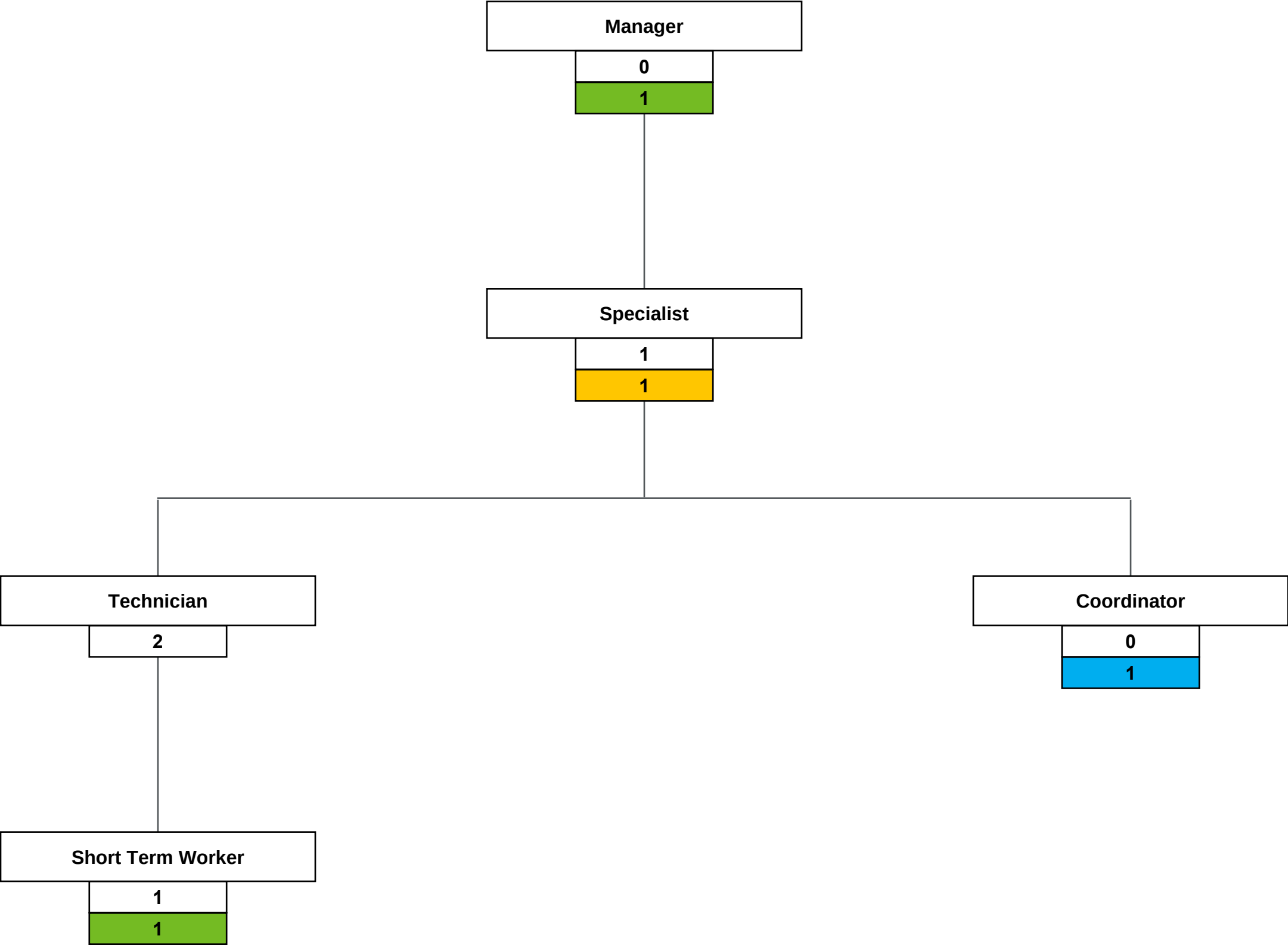
Engineering Staff Organization Chart

2020	14
2025	21
2030	24
2040	27



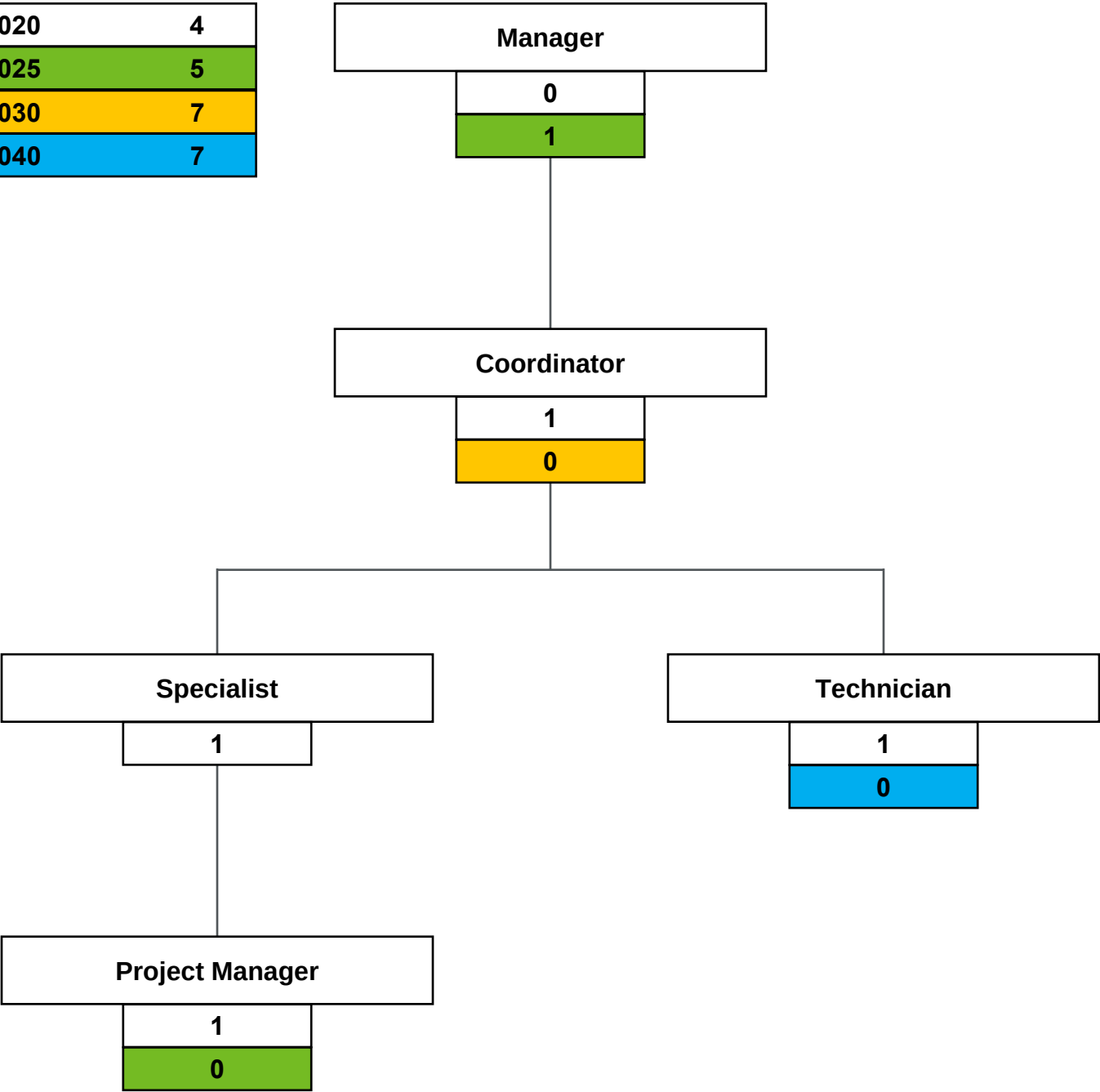
Water Conservation Staff Organization Chart

2020	4
2025	6
2030	7
2040	8

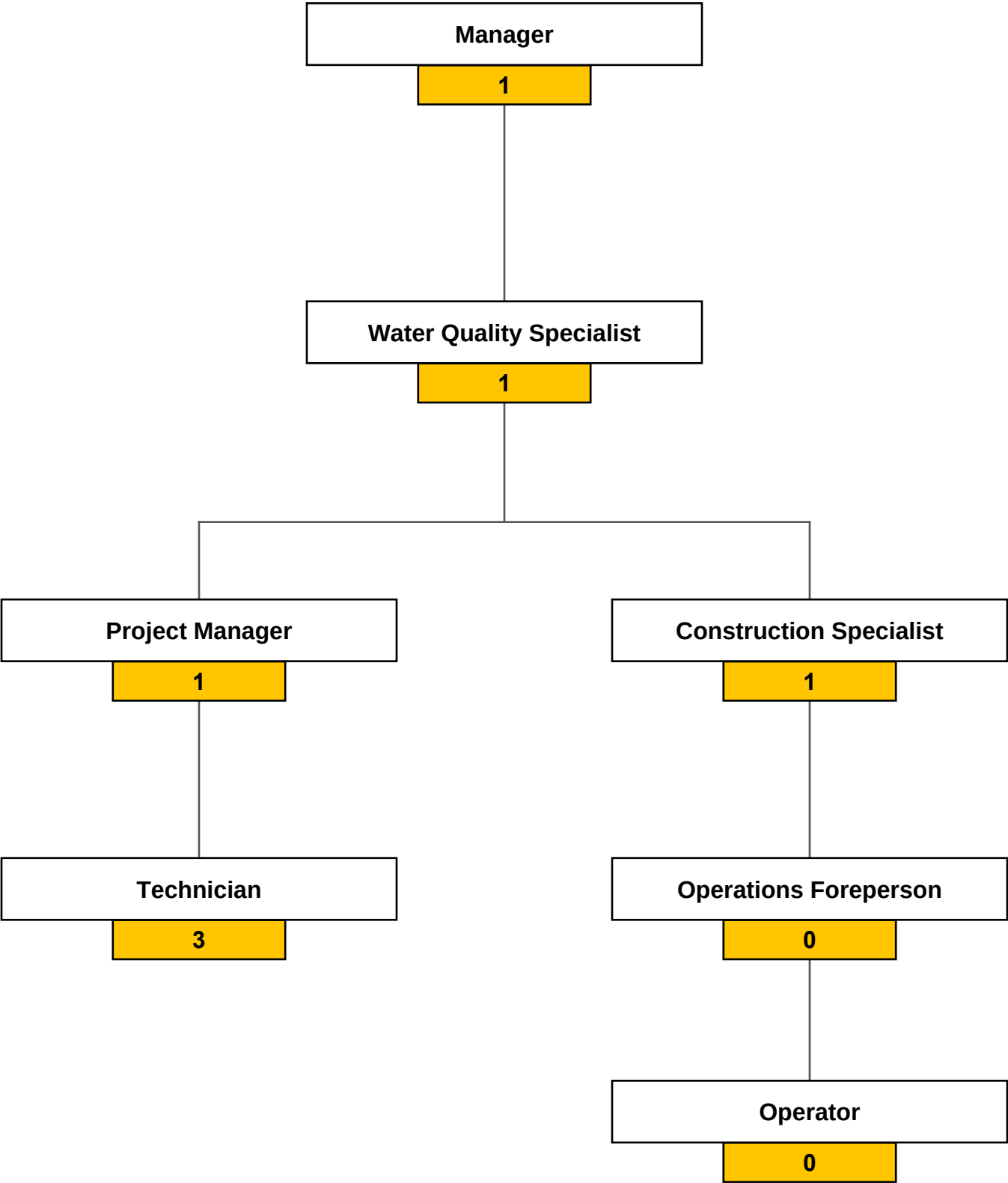


Stormwater Admin Staff Organization Chart

2020	4
2025	5
2030	7
2040	7

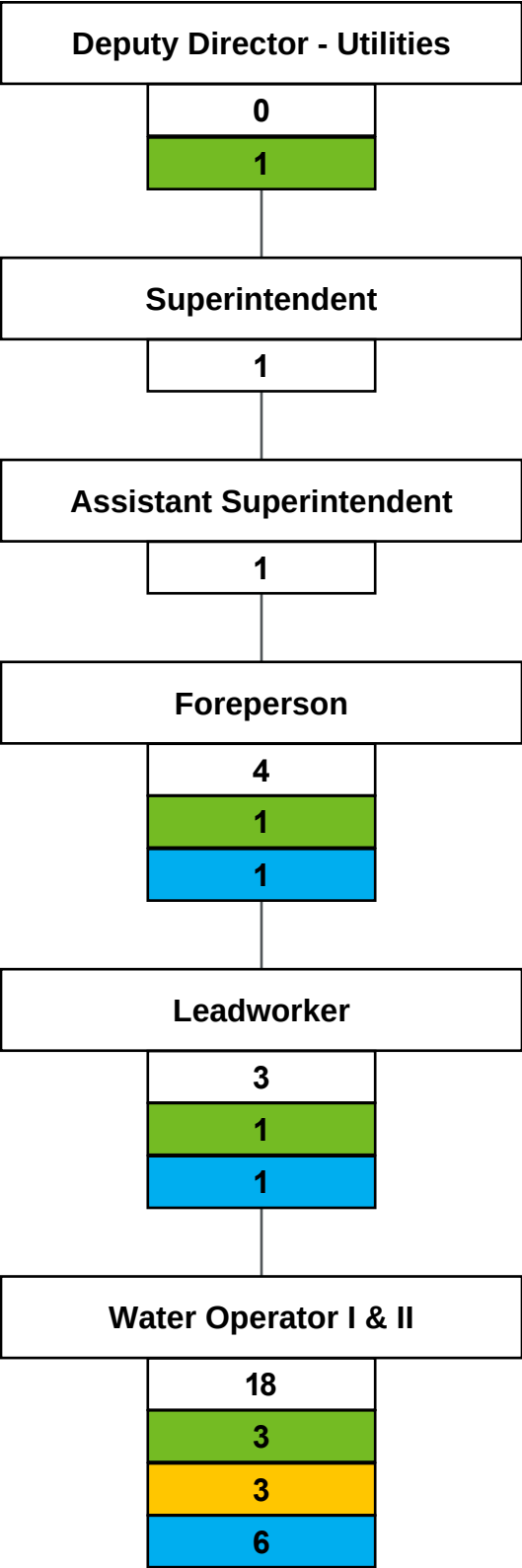


Future



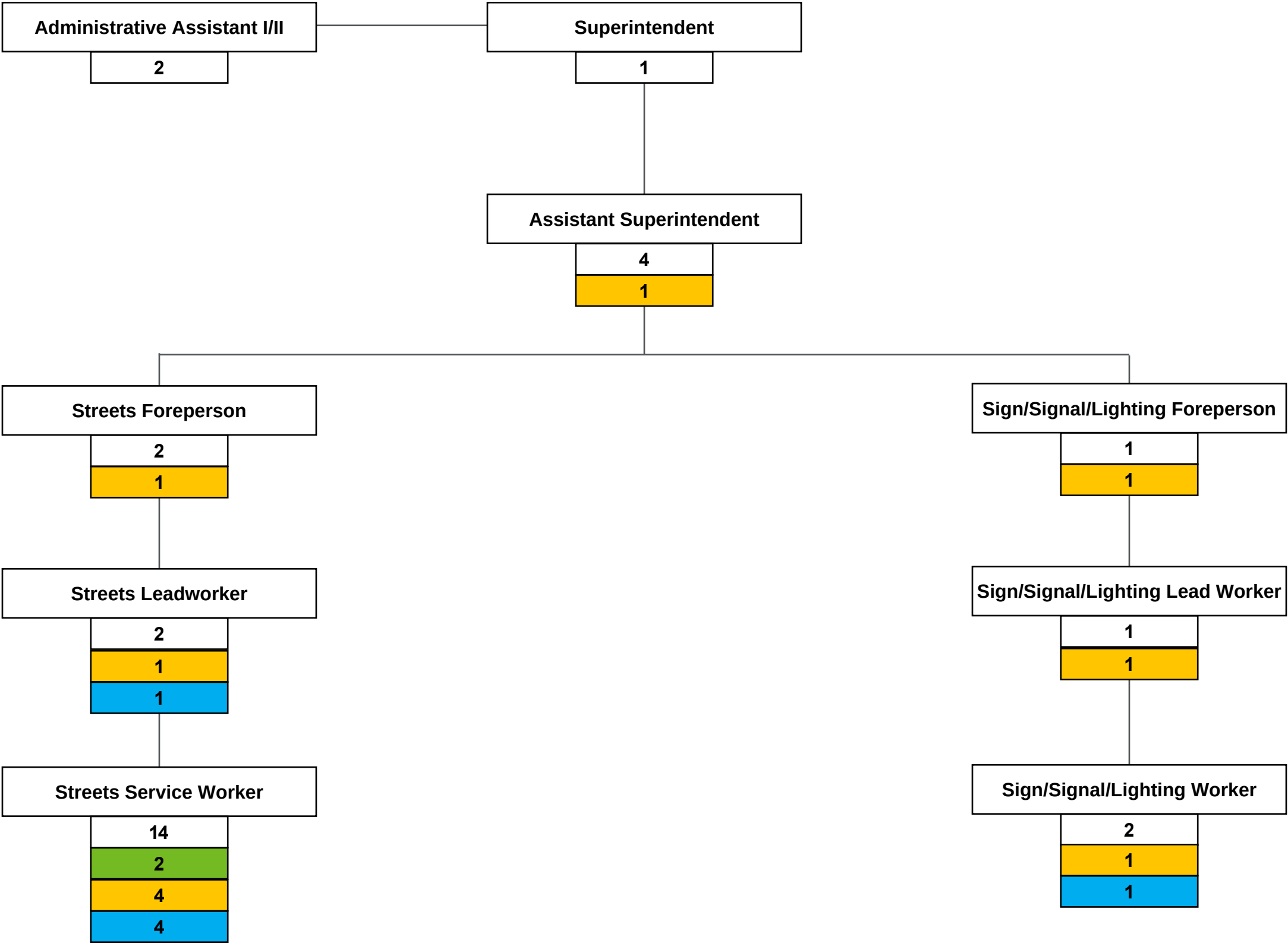
Water & Sewer Staff Organization Chart

2020	27
2025	33
2030	36
2040	44



Streets Staff Organization Chart

2020	26
2025	28
2030	38
2040	44



Fleet Maintenance Staff Organization Chart

2020	9
2025	10
2030	13
2040	17



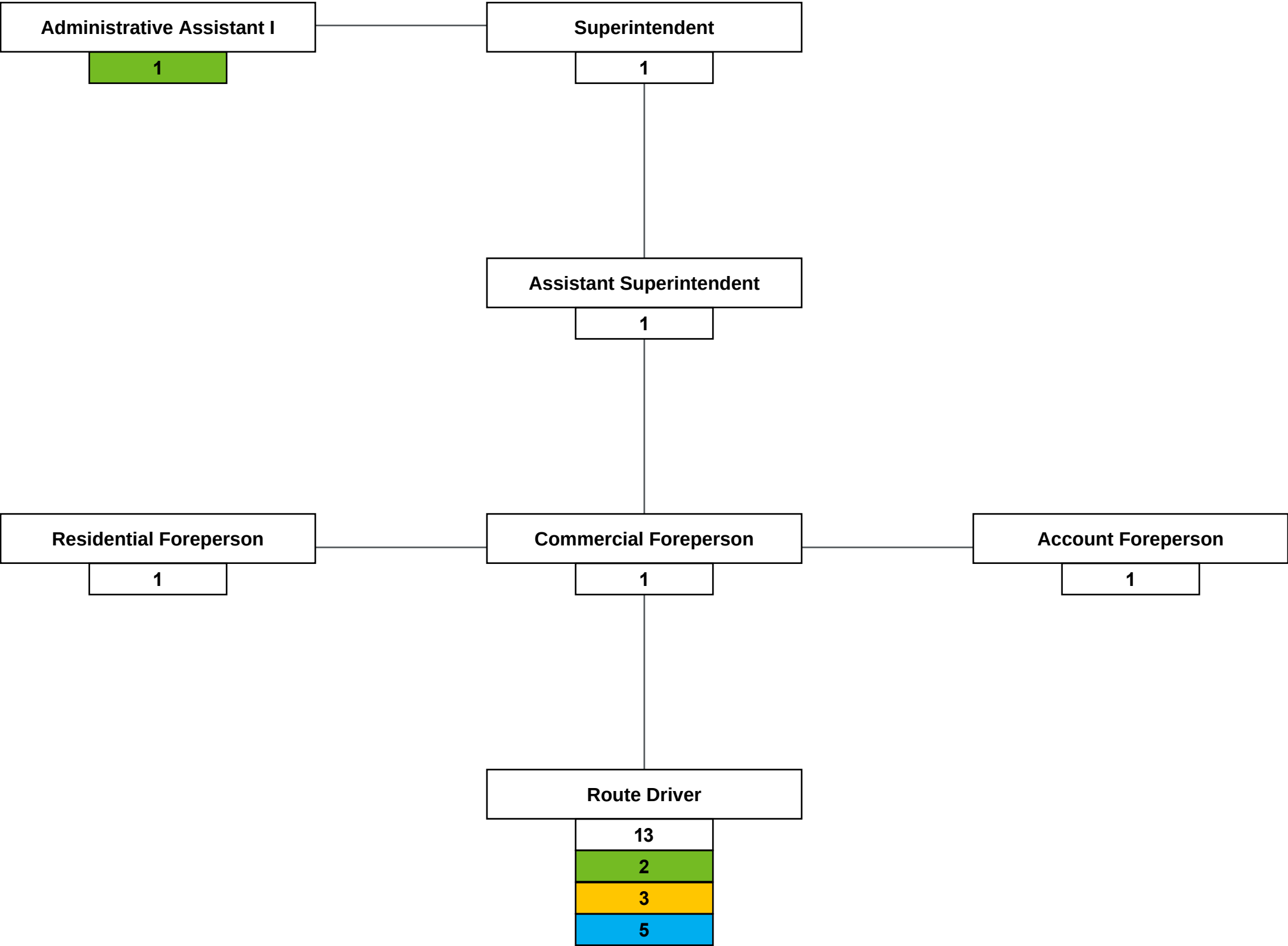
Facilities Staff Organization Chart

2020	6
2025	11
2030	11
2040	11



Solid Waste Staff Organization Chart

2020	18
2025	21
2030	24
2040	29

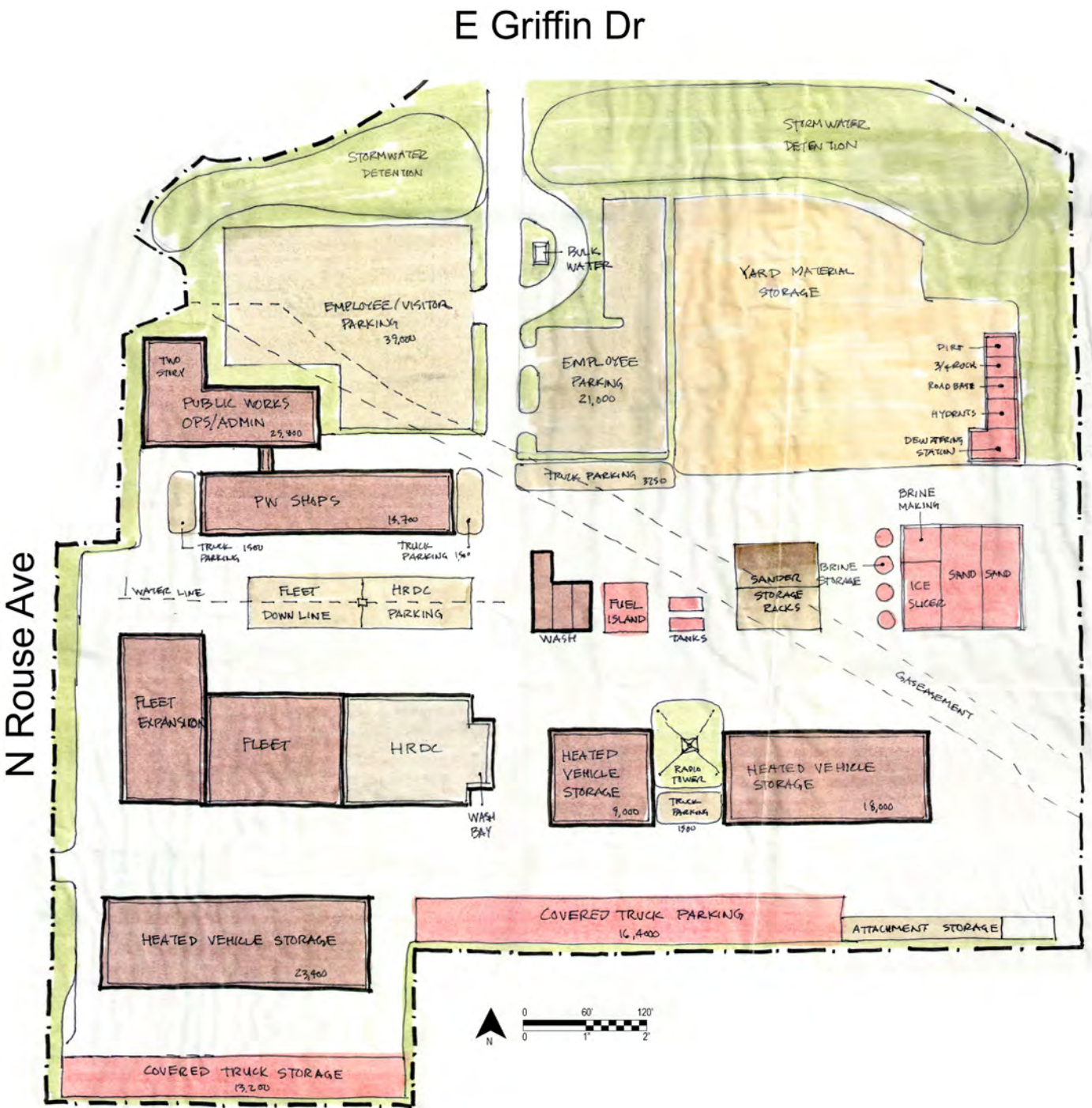


Appendix E - Site Plan Options

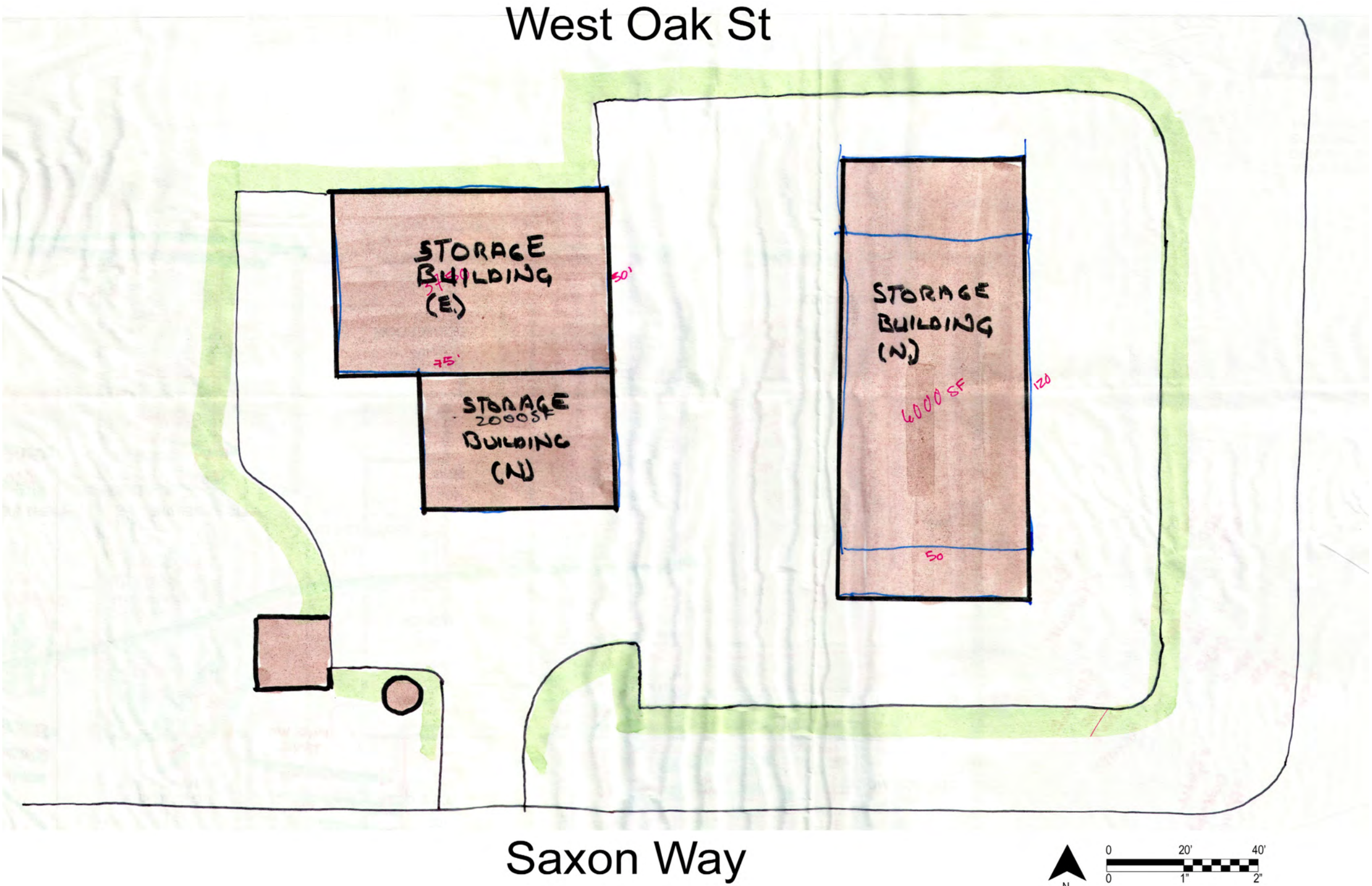
Option A - N. Rouse Avenue



Option B - N. Rouse Avenue



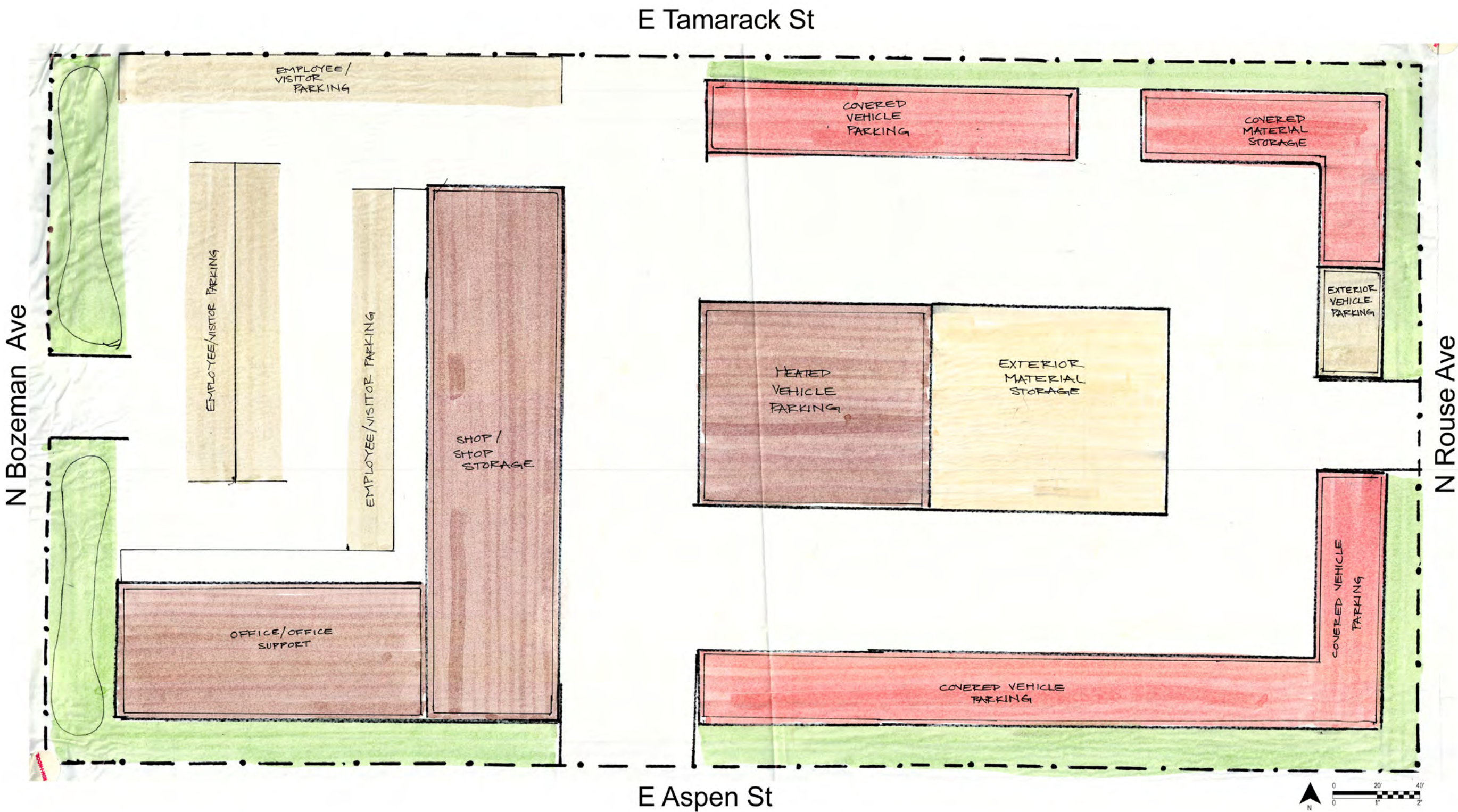
Lauren Glen Option



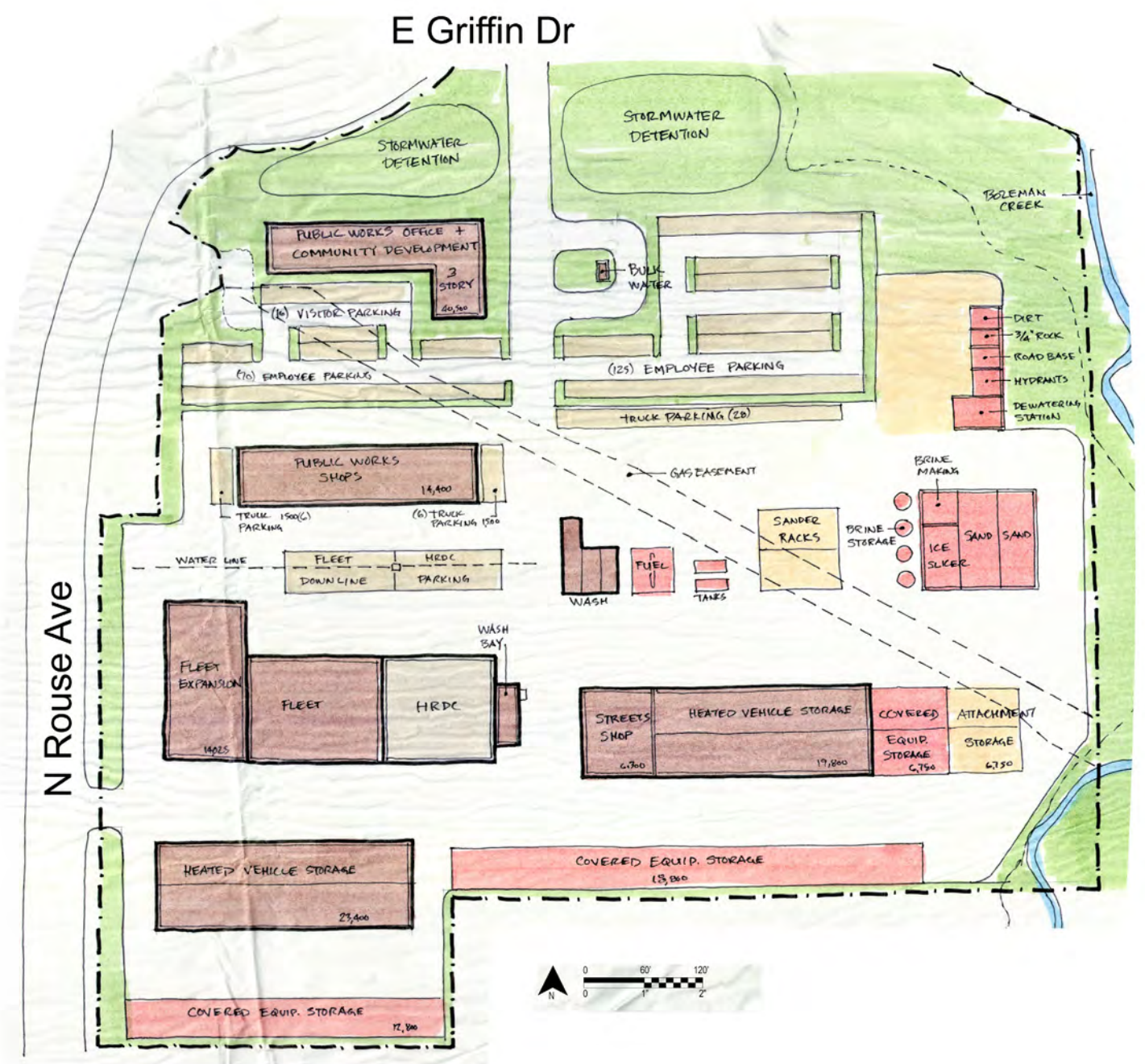
Option C - N. Rouse Avenue & Property Across Street



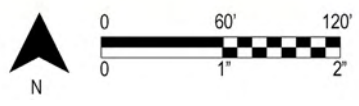
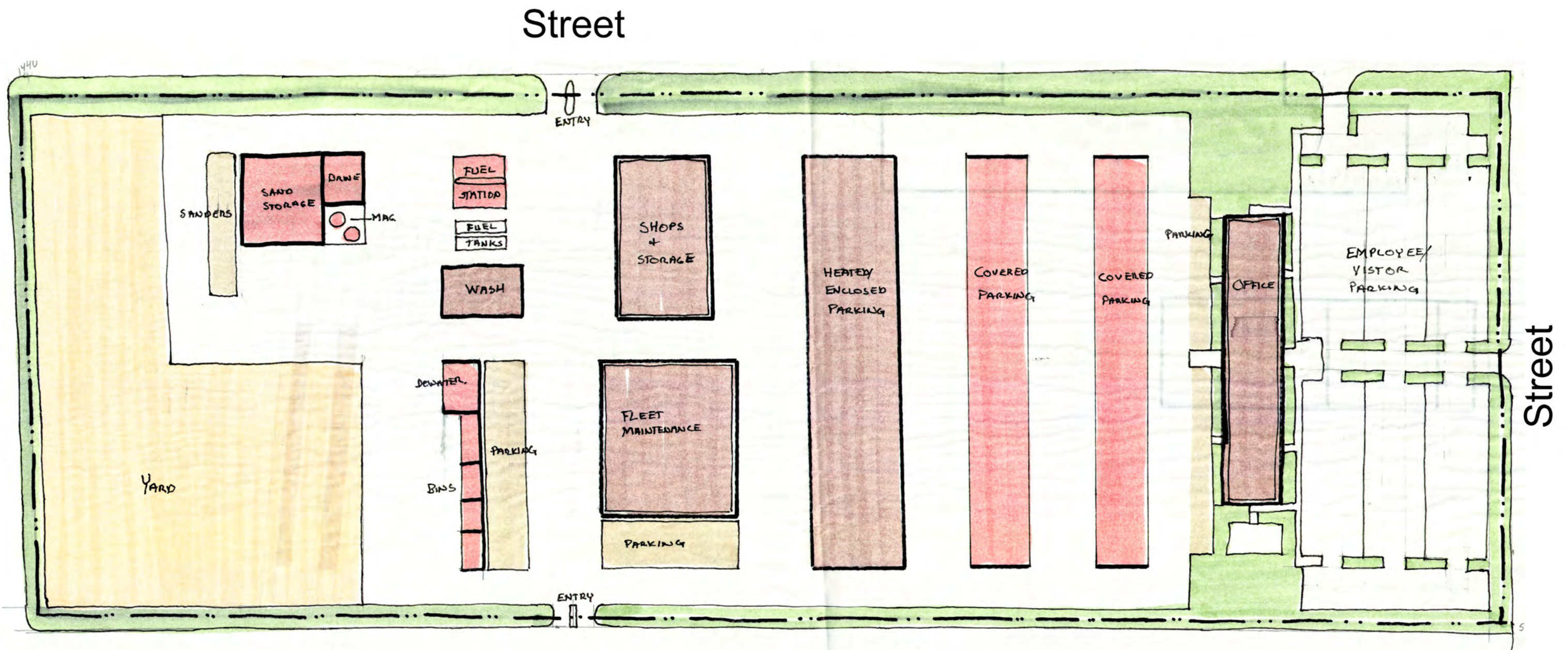
Option C - City Shops Complex



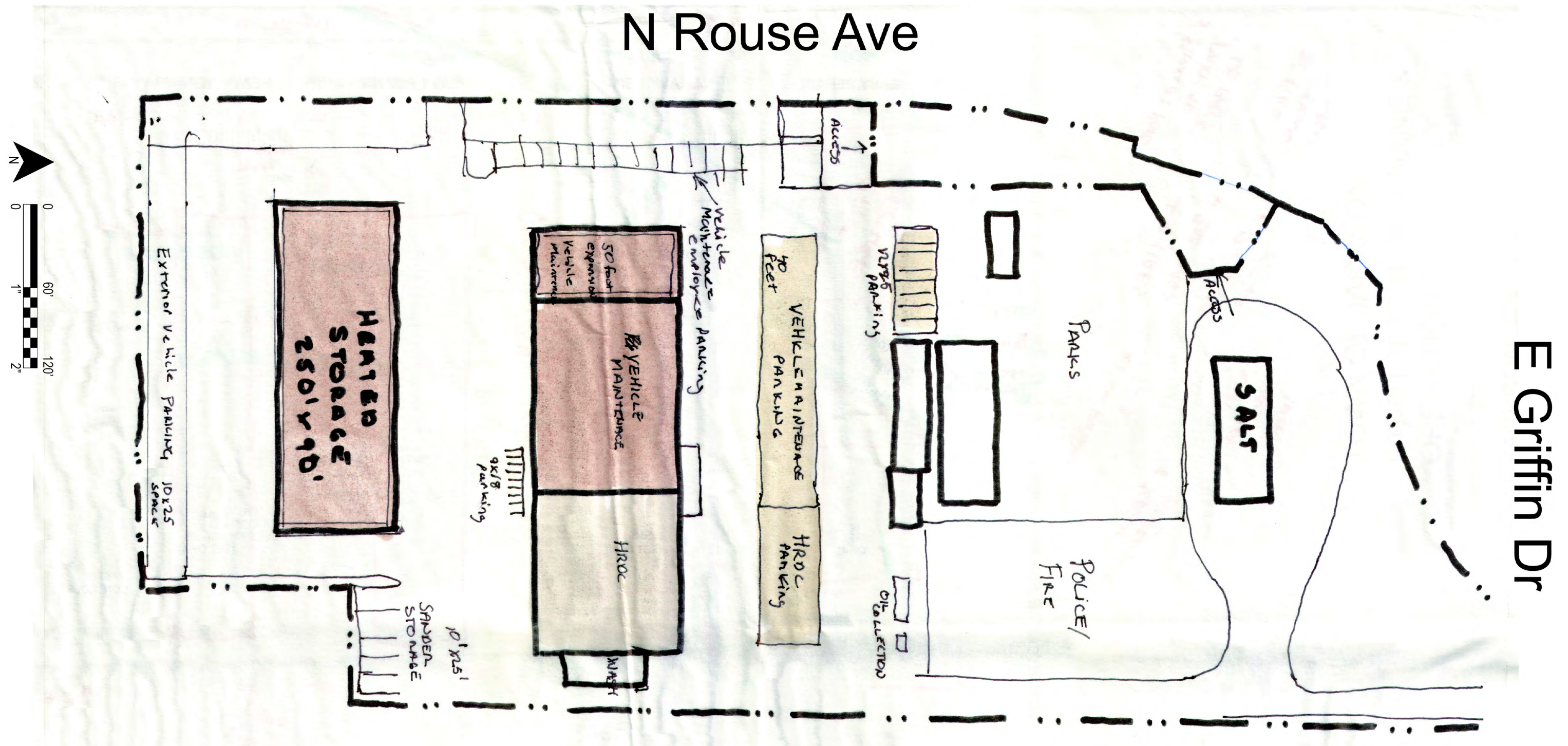
Option D - N. Rouse Avenue



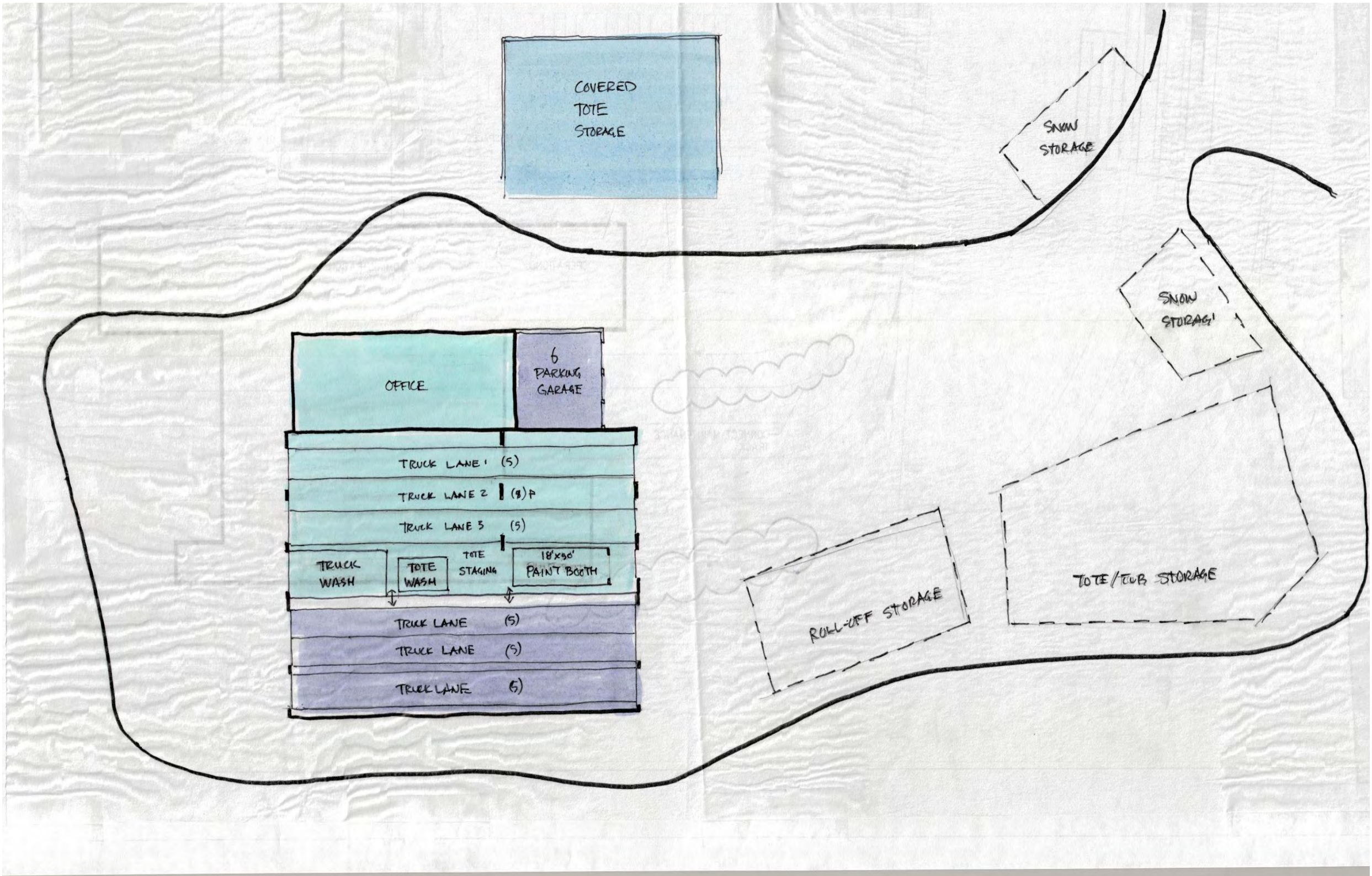
Option E - New Site



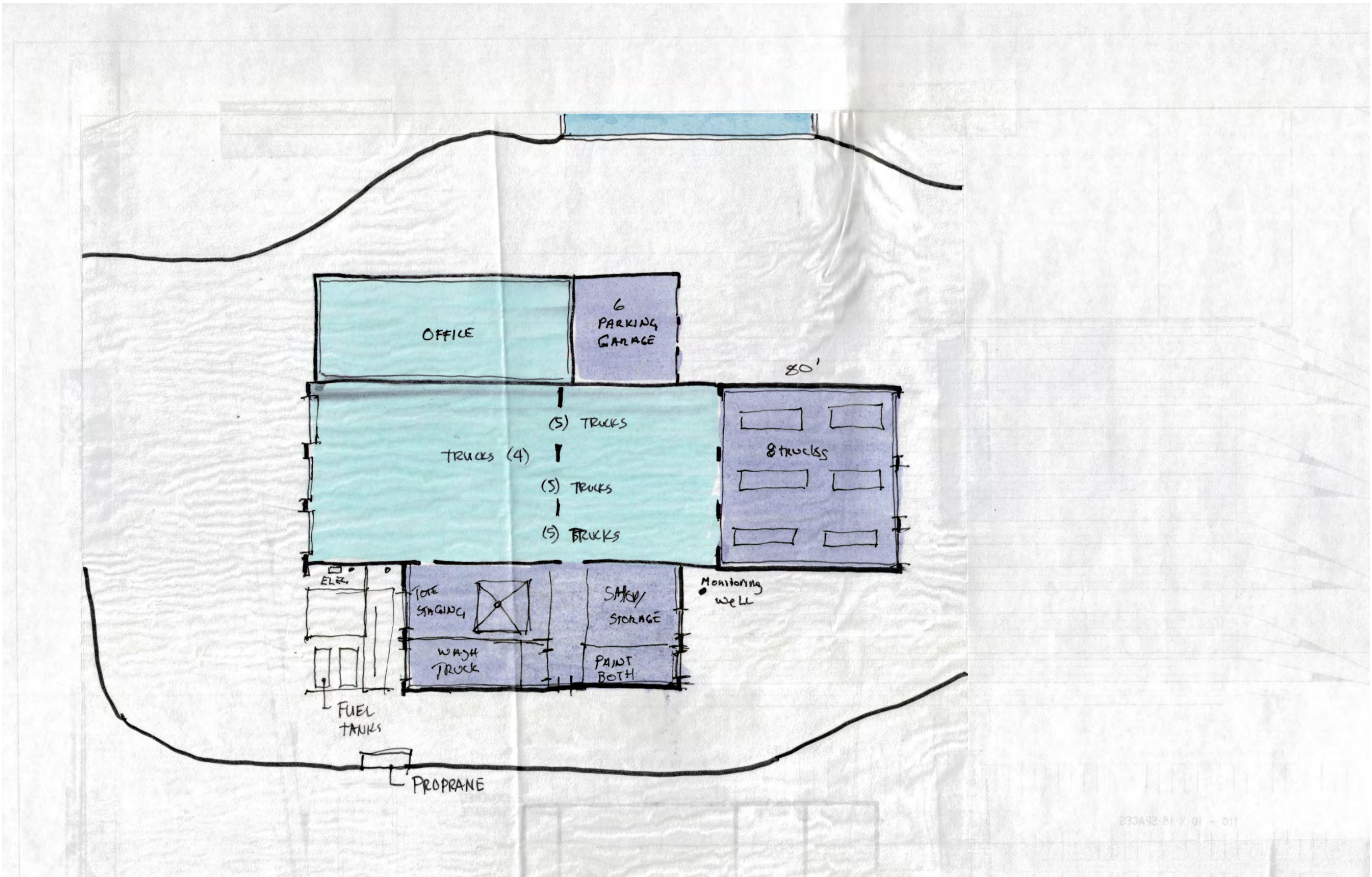
Option E - N. Rouse Avenue



Solid Waste Facility Option 1



Solid Waste Facility Option 2



Appendix F - Design Narrative

1 Design Narrative

1.1 Master Plan Option 1, Option 2, and Laurel Glen Shops Annex

1.1.1 Zoning and Development Standards

North Rouse Avenue and Ideal Site

Zoning

- Zone M-1, Light Manufacturing (Division 38.300)
 - o Categories of permitted uses: automobile repair, automobile washing establishment, heavy service establishment, outside storage and offices.
 - o Dimension Criteria per City of Bozeman (Division 38.320):
 - Minimum lot area: 7,500 SF
 - Maximum site coverage: 10%
- Setbacks:
 - o Front yard: 20 feet
 - o Side/Rear yard: 3 feet
 - o Alley: 5 feet
- Height Limit: 45 feet max

Landscaping (Division 38.550)

- Parking Lots:
 - o Screened from the public street.
 - o Screening continuous and four feet wide minimum.
 - o Screening height of 4 to 6 feet except as otherwise.
 - o Landscaping area: 20 sf/ parking space.
 - o Internal parking lot landscaping:
 - o Define aisles
 - o Limit unbroken rows: 100 ft max
 - o Width and/or length: 8 feet minimum. (No landscape area may be less than 2 feet wide.)
 - o Must include at least one large canopy or non-canopy tree.
 - o Individual internal landscaping areas: 6 ft by 16 ft and must include large canopy or non-canopy tree(s).
- Frontage:
 - o One large canopy tree for each 50 feet of Street.

Parking Requirements (Division 38.540):

- Stall size: 9 ft x 20 ft standard stalls,
- Drive aisle: 26 ft wide.
- Office: 1 space per 250 SF of floor area.
- Storage and Warehouse: 1 space per 1,000 square feet of floor plus
- Office or retail sales facilities at 1 space per 350 square feet of floor area.

Watercourse Setback (Division 38.410.100)

- East Gallatin River: minimum 100-foot
- Sourdough/Bozeman and Bridger Creeks: minimum 75-foot
- 100-year flood plain: The setback must extend to the edge if the floodplain is larger than the setbacks.
- Connected wetlands: minimum of 50 feet
- Parking lot or other impervious surfaces, or other similar improvements may be located within required watercourse setbacks, unless approved through, and in conformance with, a variance or deviation process as authorized by AHJ.

1.1.2 Architecture

General

Fire and Life Safety

- Applicable codes:
 - o 2018 International Building Code
 - o 2018 Existing Building Code
 - o 2018 International Mechanical Code
 - o 2018 Uniform Plumbing Code
 - o 2018 International Fire Code
 - o 2018 International Fuel Gas Code
 - o 2017 National Electrical Code
 - o ICC/ANSI A-117
- Enclosed buildings on the campus are expected to have minimum of two egresses at each building.
- 2 hour fire rated partitions are expected at egress staircase enclosures and the elevator hoistway and machine room at Administrative Office building.
- Administrative Office Buildings shall be designed in compliance with ADA requirement.
- Fire rated partition, assemblies and associate structures are non-rated, unprotected type at the 1 story shops and storage buildings.
- Individual buildings on the same site shall be separated minimum of 20 feet to clear the rated exterior walls requirement.
- Additions that are attached to existing buildings should be considered as non-separated use with the same occupancy.

Administration Building:

- Occupancy Type: B, Business
- Building Construction Type: IIB fully Sprinkled
- Building Height:
 - o Two story: 35 feet
 - o Three story: 45 feet
- Occupant Load per IBC: 150 gross SF per occupant at offices and work spaces
 - o Plumbing Fixtures per IBC: 1 per 25 for first 50 occupants for each sex.
Separated facilities are required. Locker rooms with showers will be provided.
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Minimum Class B building per BOMA
 - o Metal frame with insulated wall assemblies.
 - o Metal siding, cementitious fiber panels.
 - o Single ply membrane roof system with insulations on metal roof deck as roof assembly.
 - o Limited accent materials including aluminum storefront, ACM panels applied to architectural significant areas such as main entry, façade that faces public roadway.
 - o Fenestration:
 - Thermally broken aluminum view windows shall be incorporated at work space, office, breakroom and general office areas.
 - Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Windows and storefronts shall be anodized aluminum. Both interior and exterior doors will be painted hollow metal door and frames.
 - o HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are provided at each building. See Mechanical for details.
- Interior Finishes:
 - o Floor finishes:
 - Office Areas: Carpet.
 - Crew Areas: Sealed concrete
 - o Wall finishes:
 - Interior partitions construction with acoustic insulation and gypsum board over metal studs.
 - Impact resistant gypsum board panels in the storage areas.
 - Metal wall liner panels in the general maintenance areas.
 - Ceramic tiles with cement backer boards will be applied to wet locations including restrooms and locker rooms with showers.

- o Ceilings:
 - Suspended acoustic tiles at offices, conference room and public areas.
 - Suspended ceiling system with gypsum board in the restrooms;
 - Painted exposed structures at utility spaces.
- All door and cabinetry hardware shall meet the City's standards.
- Structure shall not be covered at business areas.
- All toilet accessories to be commercial quality.
- Cabinetry and countertops will be plastic laminated.

Fleet Maintenance Building:

- Occupancy Type: S-1, Moderate-Hazard Storage, office spaces in the buildings as S-1 accessory spaces.
- Building Construction Type: IIB, fully sprinkled.
- Building Height: One Story, 35 FT
- Occupant Load per IBC: 300 gross SF per occupant
- Plumbing Fixtures per IBC: 1 fixture per 100 male occupants, 1 fixture per 100 female occupants. Separated facilities are required. Locker rooms with showers will be provided.
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Prefabricated metal building.
 - The buildings shall be clad by factory finish insulated metal panels systems for exterior walls
 - CMU/Concrete wall 12 feet minimum.
 - Ballard at each exterior overhead door and door.
 - Factory finish insulated metal roof panel systems or insulated roof liner system with snow guards to meet energy requirement.
 - o Fenestration:
 - Thermally broken aluminum view windows shall be incorporated at work space, office, breakroom and office area.
 - Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Overhead steel roll up doors for other vehicle storage. Insulated type overhead roll up doors are for conditioned buildings only.
 - 16 ft tall by 16 ft wide - Maintenance Bays
 - 12 ft tall by 12 ft wide – Shops and Storage areas
 - North facing clerestories with polycarbonate panel systems shall be designed to bring in natural daylighting where feasible.
 - o HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are provided at each building. See Mechanical for details.

- Interior Finishes:
 - o Floor:
 - Office and Storage areas: Sealed Concrete
 - Repair Bays and Shop Areas: Concrete with an integral non-metallic hardener and sealer
 - o Wall Finishes:
 - Exposed steel structure coated with industrial coating system.
 - Interior materials at shops shall be mainly prefinished metal liner panels and exposed painted structures.
 - Structural frames shall be clad with impact resistant wall boards, metal panels, concrete plinths, concrete walls or bollards at locations susceptible to machines or tools impact.
 - Painted exposed block walls
 - Impact resistant gypsum board panels in the storage area
 - Interior partitions construction with acoustic insulation and gypsum board over metal studs.
 - o Ceilings:
 - Suspended acoustic tiles at offices, conference room and public area.
 - Suspended ceiling system with gypsum board in the restrooms
 - Shop/Repair Bay/Storage Areas. Exposed steel structure coated with industrial coating system.
 - All door and cabinetry hardware shall meet the City's standards.
 - Structure shall not be covered at business areas.
 - o All toilet accessories to be commercial quality.
 - o Cabinetry and countertops will be plastic laminated.
 - o Fire extinguishers shall be in surface mounted and located per Fire Department requirements.

Shops Building:

- Occupancy Type: S-1, Moderate-Hazard Storage, office spaces in the buildings as S-1 accessory spaces.
- Building Construction Type: IIB, fully sprinkled
- Building Height: One story, 30 FT
- Occupant Load per IBC: 300 gross SF per occupant
- Plumbing Fixtures per IBC: 1 fixture per 100 male occupants, 1 fixture per 100 female occupants. Separated facilities are required. Locker rooms with showers will be provided.
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Prefabricated metal building.

- o The buildings shall be clad by factory finish insulated metal panels systems for exterior walls
- o CMU/Concrete wall 3 feet minimum.
- o Ballard at each exterior overhead door and door.
- o Factory finish insulated metal roof panel systems or insulated roof liner system with snow guards to meet energy requirement.
- o Fenestration:
 - Thermally broken aluminum view windows shall be incorporated at work space, office, breakroom and office area.
 - Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Insulated type overhead roll up doors
 - 16 ft tall by 16 ft wide: Maintenance Bays
 - 12 ft tall by 12 ft wide – Shops and Storage areas
- o North facing clerestories with polycarbonate panel systems shall be designed to bring in natural daylighting where feasible.
- o HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are provided at each building. See Mechanical for details.
- Interior Finishes:
 - o Floor:
 - Office and Storage areas: Sealed Concrete
 - Repair Bays and Shop Areas: Concrete with an integral non-metallic hardener and sealer
 - o Wall Finishes:
 - Exposed steel structure coated with industrial coating system.
 - Interior materials at shops shall be mainly prefinished metal liner panels and exposed painted structures.
 - Structural frames shall be clad with impact resistant wall boards, metal panels, concrete plinths, concrete walls or bollards at locations susceptible to machines or tools impact.
 - Painted exposed block walls
 - Impact resistant gypsum board panels in the storage area
 - Interior partitions construction with acoustic insulation and gypsum board over metal studs.
 - o Ceilings:
 - Suspended acoustic tiles at offices, conference room and public area.
 - Suspended ceiling system with gypsum board in the restrooms
 - Shop/Repair Bay/Storage Areas. Exposed steel structure coated with industrial coating system.
 - All door and cabinetry hardware shall meet the City's standards.
 - Structure shall not be covered at business areas.
 - o All toilet accessories to be commercial quality.
 - o Cabinetry and countertops will be plastic laminated.

- o Fire extinguishers shall be in surface mounted and located per Fire Department requirements.

Heated Vehicle Storage Building:

- Occupancy Type: S-1, Moderate-Hazard Storage
- Building Construction Type: IIB, fully sprinkled
- Building Height: One Story, 25 FT
- Occupant Load per IBC: 300 gross SF per occupant
- Plumbing Fixtures per IBC: 1 fixture per 100 male occupants, 1 fixture per 100 female occupants.
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Prefabricated metal building.
 - o The buildings shall be cladded by factory finish insulated metal panels systems for exterior walls
 - o Factory finish insulated metal roof panel systems or insulated roof liner system with snow guards to meet energy requirement.
 - o Fenestration:
 - Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Insulated type overhead roll up doors
 - 16 ft tall by 24 ft wide
 - 16 ft tall by 16 ft wide
 - o HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are provided at each building. See Mechanical for details.
- Interior Finishes:
 - o Floor Finish: Sealed Concrete
 - o Wall Finish:
 - Exposed steel structure coated with industrial coating system.
 - Structural frames shall be cladded with impact resistant concrete plinths, or bollards at locations susceptible to vehicle or equipment impact.
 - o Ceilings: Exposed steel structure coated with industrial coating system
 - o All door and cabinetry hardware shall meet the City's standards.
 - o Fire extinguishers shall be in surface mounted and located per Fire Department requirements.

Covered Vehicle Storage Building:

- Occupancy Type: S-2, Low-Hazard Storage
- Building Construction Type: IIB, non-sprinklered

- Building Height: 25 FT
- Occupant Load per IBC: 200 gross SF per occupant
- Plumbing Fixtures per IBC: NA
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Prefabricated metal buildings
 - o Canopy structures with prefinished metal roof system supported by painted roof structures and steel columns
 - o Fenestration: N/A
 - o HVAC Integration: N/A
- Interior Finishes:
 - o Floor: Concrete.
 - o Wall: N/A
 - o Ceilings: Painted Exposed Structure.

Sand/Ice Slicer/Brine Storage Building:

- Occupancy Type: S-2, Low-Hazard Storage
- Building Construction Type: IIB, non-sprinklered
- Building Height: One story, 25 FT
- Occupant Load per IBC: 300 gross SF per occupant
- Plumbing Fixtures per IBC: N/A
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Pre-engineered metal frames structure with fabric cover
 - o Fenestration: N/A
 - o HVAC Integration: N/A
- Interior Finishes:
 - o Floor: Sealed Concrete.
 - o Wall: Sealed Concrete, 10 FT
 - o Ceilings: Fabric
 - o All door and cabinetry hardware shall meet the City's standards.

Fuel Island

- Occupancy Type: H-2, High-Hazard Group
- Building Construction Type: IIB
- Building Height: 18 FT.
- Occupant Load per IBC: 200 gross SF per occupant
- Plumbing Fixtures per IBC: N/A

- Building Envelope
 - o Canopy structure with prefinished metal roof system supported by painted roof structures and steel columns
 - o Fenestration: N/A
 - o HVAC Integration: N/A
- Interior Finishes:
 - o Floor: Concrete
 - o Wall: N/A
 - o Ceilings: Exposed, paint structure

Wash Facility

- Occupancy Type: S-2, Low-Hazard Storage
- Building Construction Type: IIB, fully sprinkled
- Building Height: 1 story, 20 FT
- Occupant Load per IBC: 300 SF per occupant at accessory and storage spaces.
- Plumbing Fixtures per IBC: N/A
- Building Envelope:
 - o The proposed exterior materials palette shall be compatible with other materials and colors provided in the facility campus and compatible with other on site buildings at each site.
 - o Concrete or CMU
 - o Fenestration:
 - Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Overhead doors: Polycarbonate, roll up.
 - 16 ft tall by 16 ft wide – Wash Bay
 - 12 ft tall by 12 ft wide – Storage areas
 - o HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are provided at each building. See Mechanical for details.
- Interior Finishes:
 - o Floor finish: Sealed concrete sloped to sump pit and trench drains.
 - o Wall finish: Sealed concrete or concrete block.
 - o Ceilings: Sealed concrete or metal panel.

1.1.3 Equipment

Fleet Maintenance Building

- Bridge Crane
- Lifts
- Compressed Air Systems
- Lubrication System
- Fixed shop equipment

- Welding equipment
- Warehouse storage equipment

Shops Building

- Signs Shops: Sign making equipment, signal testing equipment
- Warehouse storage equipment
- Water meter testing shop: water meter testing equipment
- Water & Sewer shop: fixed shop equipment, workbenches

Sand/Ice Slicer/Brine Storage Building

- Brine making
- Storage tanks

Wash Facility

- Drive through wash
- High pressure washer

Fuel Island

- Above ground fuel tanks
- Dispensers
- DEF

1.1.3 Mechanical

Administration Building:

- Boiler system located in Mechanical Room – Gas-fired, condensing boilers, , expansion tank, air separator, and 100% redundant system pumps.
- Building air conditioned/heated by variable air volume air handling system with DX cooling, hot water coil, air-side economizer, heat recovery, and direct digital controls (DDC). Zones served by single duct variable air volume terminal units with hot water reheat coils.
- Exhaust - Restrooms, Locker Rooms, Janitor's Closets, and any Copy/Workrooms will be exhausted as required by code. Break Room/Kitchenette areas will be provided with exhaust to minimize transfer of food odors to adjacent areas.
- CO2 Control – High occupancy density areas such as Conference Rooms, Break Rooms, and Training Rooms will be provided with CO2 sensors as required by code.

Fleet Maintenance Building

- Ventilation – Outdoor air ventilation will be provided by a gas-fired Make-Up Air Unit with heat recovery. De-stratification fans shall be provided throughout the area.
- Heating shall be provided by a hydronic in-floor radiant heating system. Supplemental heating shall be provided by the gas-fired Make-Up Air Unit.
- Exhaust - Exhaust air intake locations shall be required within 12" of floor level to avoid Class 1 Division 2 classification of the area per NFPA 30A. Exhaust air shall be

exhausted through the Make-Up Air Unit heat recovery section and be exhausted to the exterior.

- Gas Detection and Ventilation Controls – Carbon monoxide (CO) and Nitrogen Dioxide (NO₂) sensors shall be located throughout the Fleet Maintenance Area. Automatic controls shall be provided to allow the ventilation system to modulate between normal and emergency ventilation mode.

Shops Building

- Ventilation – Outdoor air ventilation will be provided by a gas-fired Make-Up Air Unit with heat recovery.
- Heating shall be provided by gas-fired, overhead radiant heaters.
- Exhaust air shall be exhausted through the Make-Up Air Unit heat recovery section and be exhausted to the exterior.

Heated Vehicle Storage

- Ventilation – Outdoor air ventilation will be provided by a gas-fired Make-Up Air Unit with heat recovery.
- Heating shall be provided by gas-fired, overhead radiant heaters.
- Gas Detection and Ventilation Controls – Carbon monoxide (CO) and Nitrogen Dioxide (NO₂) sensors shall be located throughout the Vehicle Storage. Automatic controls shall be provided to allow the ventilation system to modulate between normal and emergency ventilation mode.

Sand/Ice Slicer/Brine Storage Building

- Ventilation – Outdoor air ventilation will be provided by a gas-fired Make-Up Air Unit with heat recovery.
- Heating shall be provided by gas-fired, overhead radiant heaters. (Enclosed Areas Only).

Wash Facility

- Heating shall be provided by gas-fired, overhead radiant heaters.
- Ventilation shall be provided at a rate of 10 air changes/hr by a gas-fired makeup air unit.

Snowmelt System

- A snowmelt system shall serve various buildings including exterior overhead door locations and high-traffic walkways as desired.

1.1.4 Electrical

Administration Building

- Power for the facility will be taken at 480Y/277V, 3 phase, 4 wire, with solid neutral and stepped down to 208Y/120V for receptacle and small appliance loads.
- Power will be provided for mechanical HVAC and maintenance equipment and supplementary systems.

- Power will be provided for plumbing systems where required including restroom facilities with auto-flushing / washing equipment.
- Power will be provided for FA suppression pumps, valves, actuators, and monitors. FA Notification and monitoring systems will have 120V power provided.
- Small appliance circuits and general use receptacle power will be provided for Break Room appliances and fixtures.
- Power will be provided for security and IT/communications equipment or hubs.
- Interior and exterior LED lighting and controls will be provided per listed space requirements compliant with applicable codes.
- Convenience receptacle power will be provided throughout building.
- Some emergency power is anticipated for the facility including back-up for selected equipment, HVAC equipment, IT/Communications systems, exit signs and emergency exit lighting.

Fleet Maintenance Building

- See Administration Building

Shops Building

- See Administrative Building

Heated Vehicle Storage

- Power for the facility will be taken at 480Y/277V, 3 phase, 4 wire, with solid neutral and stepped down to 208Y/120V for receptacle and small appliance loads.
- Power will be provided for mechanical HVAC and maintenance equipment and supplementary systems.
- Power will be provided for plumbing systems where required including restroom facilities with auto-flushing / washing equipment. (if applicable)
- Power will be provided for FA suppression pumps, valves, actuators, and monitors. FA Notification and monitoring systems will have 120V power provided.
- Power will be provided for security and IT/communications equipment or hubs.
- Interior and exterior LED lighting and controls will be provided per listed space requirements compliant with applicable codes.
- Some emergency power is anticipated for the facility including back-up for selected equipment, HVAC equipment, IT/Communications systems, exit signs and emergency exit lighting.

Sand/Ice Slicer/Brine Storage Building

- Power for the facility will be taken at 480Y/277V, 3 phase, 4 wire, with solid neutral and stepped down to 208Y/120V for receptacle and small appliance loads.
- Power will be provided for mechanical HVAC and maintenance equipment and supplementary systems.
- Interior and exterior LED lighting and controls will be provided per listed space requirements compliant with applicable codes.

- Some emergency power is anticipated for the facility including back-up for selected equipment, HVAC equipment, IT/Communications systems, exit signs and emergency exit lighting.

Wash Facility

- Power for the facility will be taken at 480Y/277V, 3 phase, 4 wire, with solid neutral and stepped down to 208Y/120V for receptacle and small appliance loads.
- Power will be provided for mechanical HVAC and maintenance equipment and supplementary systems.
- Interior and exterior LED lighting and controls will be provided per listed space requirements compliant with applicable codes.
- Some emergency power is anticipated for the facility including back-up for selected equipment, HVAC equipment, IT/Communications systems, exit signs and emergency exit lighting.

Snowmelt System

- Power will be provided for snowmelt systems (if applicable)

Fuel Island

- Power and controls will be provided to dispensing equipment.
- LED lighting and controls will be provided.
- Back-up power is anticipated for lighting, power and controls.

1.1.5 Plumbing

Administration Building

- Water Closets – Water Closets provided at all restrooms will be wall-hung type with manual or automatic flush valve. Wheelchair accessible water closets will be provided as required by ADA.
- Lavatories - Lavatories provided at all restrooms will be automatic low-flow faucets. Wheelchair accessible lavatories will be provided as required by ADA.
- Urinals - Urinals provided in all men's restrooms will be wall-hung type with manual or automatic flush valve.
- Mop Sink - Mop sinks will be provided at all janitor's closets. Assumption is one mop sink per floor
- Floor Drains – Floor drains will be provided in each restroom and in each Break Room.
- Electric Water Coolers - Electric water coolers will be provided at each restroom area and at other locations to be determined.
- Sinks – A sink with garbage disposal will be provided in each Break Room.

Fleet Maintenance Building

- See Administration Building

- Wall-mounted hose bib hydrants shall be provided approximately every 100 ft. along the perimeter interior for convenience.
- Heavy duty floor sinks will be located throughout the building. Heavy duty trench drains will be located at the exterior overhead doors. Floor sinks & trench drains will be routed to a central sediment and oil interceptor.

Shops Building

- See Administration Building for applicable plumbing fixtures for restroom and janitor's closet area.
- Domestic water and sanitary sewer services shall be routed to the building to serve plumbing fixtures in the restrooms.
- Wall-mounted hose bib hydrants shall be provided in the Shop Areas for convenience.
- Emergency shower/eye wash fixture(s) will be provided in the Shop Area.

Heated Vehicle Storage

- Domestic water and sanitary sewer services shall be routed to the building to serve plumbing fixtures in the restrooms. (If applicable)
- Wall-mounted hose bib hydrants shall be provided approximately every 100 ft. along the perimeter interior for convenience.
- Heavy duty floor sinks will be located throughout the Vehicle Storage area. Heavy duty Trench drains will be located at the exterior overhead door locations. Floor sinks & trench drains will be routed to a central sediment and oil interceptor.

1.2 Solid Waste Operations Facility

1.2.1 Zoning & Development Standards

Zoning

- Zone PLI, Public Land and Institutional (Division 38.300)
- Maximum site coverage, setbacks, height limit are not defined. Proposed additions are in similar height and same use as the existing buildings.

Landscape (Division 38.550)

- Parking Lots:
 - o Screened from the public street.
 - o Screening continuous and four feet wide minimum.
 - o Screening height of 4 to 6 feet except as otherwise.
 - o Landscaping area: 20 sf/ parking space.
 - o Internal parking lot landscaping:
 - o Define aisles
 - o Limit unbroken rows: 100 ft max
 - o Width and/or length: 8 feet minimum. (No landscape area may be less than 2 feet wide.)
 - o Must include at least one large canopy or non-canopy tree.
 - o Individual internal landscaping areas: 6 ft by 16 ft and must include large canopy or non-canopy tree(s).
- Frontage:
 - o One large canopy tree for each 50 feet of Street.

Parking Requirements (Division 38.540):

- Stall size: 9 ft x 20 ft standard stalls,
- Drive aisle: 26 ft wide.
- Office: 1 space per 250 SF of floor area.
- Storage and Warehouse: 1 space per 1,000 square feet of floor plus
- Office or retail sales facilities at 1 space per 350 square feet of floor area.

1.2.2 Architecture

General

Fire and Life Safety

- Applicable codes:
 - o 2018 International Building Code

- o 2018 Existing Building Code
- o 2018 International Mechanical Code
- o 2018 Uniform Plumbing Code
- o 2018 International Fire Code
- o 2018 International Fuel Gas Code
- o 2017 National Electrical Code
- o ICC/ANSI A-117
- Enclosed buildings on the campus are expected to have minimum of two egresses at each building.
- 2 hour fire rated partitions are expected at egress staircase enclosures and the elevator hoistway and machine room at Administrative Office building.
- Administrative Office Buildings shall be designed in compliance with ADA requirement.
- Fire rated partition, assemblies and associate structures are non-rated, unprotected type at the 1 story shops and storage buildings.
- Individual buildings on the same site shall be separated minimum of 20 feet to clear the rated exterior walls requirement.
- Additions that are attached to existing buildings should be considered as non-separated use with the same occupancy.

Main Building (Existing)

- Occupancy Type: S-2 & B, non-sprinklered
- Building Construction Type: Type IIB(Addition), Type IIIB or IIB (Existing)
- Building Height: 25 ft
- Occupant Load per IBC: 150 gross SF per occupant at offices and 300 gross SF per occupant at work spaces
- Plumbing Fixtures per IBC: 1 per 25 for first 50 occupants for each sex. Separated facilities are required. Locker rooms with showers will be provided
- Building Envelope
 - o The proposed exterior materials palette shall be compatible with other materials and colors of the existing structure.
 - o The office spaces shall minimally meet class B standard per BOMA.
 - o Prefabricated metal building and frames for the additions.
 - o Wood trusses were observed at existing building. Joint systems are likely applied between the existing and the addition.
 - o Exterior Materials:
 - o The conditioned buildings shall be clad by factory finish insulated metal panels systems for exterior walls and standing seam metal roof.
 - o Factory finish insulated metal roof panel systems or insulated roof liner system with snow guards to meet energy requirement shall be used at conditioned shops and storage buildings.
 - o Wash areas: CMU block with waterproof coating.
 - o Fenestration
 - Windows: reuse existing unless need replacement.

- Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Fire rated doors assembly is expected at fire rated barrier between storage and office area.
 - Fire shutter shall be used if interior hollow metal window is constructed at fire rated partition.
 - Roll up doors
 - Pick-up truck heated storage: 12 ft tall by 12 ft wide.
 - Vehicle Storage: Insulated steel 16 ft tall by 16 feet wide
 - Wash Areas: Waterproof type 16 ft tall by 16 feet wide
- o HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are expected at each building. See Mechanical for details.
- Interiors Finishes – Office and Crew Areas
 - o Floor finishes: Sealed concrete.
 - o Wall finishes:
 - o Interior partition construction with acoustic insulation and painted gypsum boards
 - o Metal frames, girts and purlins shall be covered. No exposed structural elements at business spaces.
 - o Impact resistant gypsum board panels in the storage areas.
 - o Ceramic tiles with cement backer boards will be applied to wet locations including restrooms and locker areas.
 - o Ceilings:
 - o Suspended acoustic tiles at offices, conference room and public area
 - o Suspended gypsum board in the restrooms;
 - o Exposed structures at utility spaces.
 - o Door and cabinetry hardware will be the City's standards.
- Interiors – Shop, Shop Storage, Vehicle Storage Areas
 - o Floor finishes: Sealed concrete.
 - o Wall finishes:
 - o Prefinished metal liner panels and painted exposed structures
 - o Structural frames shall be protected by concrete plinths, concrete walls and bollards at locations that may be impact from vehicles or tools.
 - o Ceilings:
 - o Exposed painted structure.
 - o Door and cabinetry hardware will be the City's standards.
 - o Fire extinguishers shall be surface mounted and located per Fire Department requirements.
- Interiors – Wash Areas
 - o Floor finishes: Sealed concrete.
 - o Wall finishes: Exposed CMU Block.
 - o Ceilings: Exposed painted structure.
 - o Door and cabinetry hardware will be the City's standards.

Tote Shop and Storage

- Occupancy Type: S-2, Low hazard storage
- Building Construction Type: Type IIB
- Building Height: One story, 20 feet
- Occupant Load per IBC: 300 gross SF per occupant at work spaces
- Plumbing Fixtures per IBC: 1 per 25 for first 50 occupants for each sex. Separated facilities are required. Locker rooms with showers will be provided
- Building Envelope
 - o The proposed exterior materials palette shall be compatible with other materials and colors of the existing main building structure.
 - o Prefabricated metal building and frames.
- Exterior Materials:
 - o The un-conditioned areas shall be cladded with prefinished interlocking metal wall system and standing seam metal roof.
 - o The conditioned areas shall be cladded by factory finish insulated metal panels systems for exterior walls.
 - o Factory finish insulated metal roof panel systems or insulated roof liner system with snow guards to meet energy requirement shall be used at conditioned shops and storage buildings.
 - o Wash areas: CMU block with waterproof coating.
 - o Fenestration
 - Insulated polycarbonate panels with aluminum frame system.
 - Exterior doors shall be commercial quality insulated hollow metal doors and frames with panic devices at egresses.
 - Roll up doors
 - Insulated steel 16 ft tall by 16 feet wide
 - HVAC Integration: Mechanical Room, Fire riser room and other utility rooms are expected at each building. See Mechanical for details.
- Interiors – Shop and Storage Areas.
 - o Floor finishes: Sealed concrete.
 - o Wall finishes:
 - o Prefinished metal liner panels and painted exposed structures
 - o Structural frames shall be protected by concrete plinths, concrete walls and bollards at locations that may be impact from vehicles or tools.
 - o Ceilings:
 - o Exposed painted structure.
 - o Door and cabinetry hardware will be the City's standards.
 - o Fire extinguishers shall be surface mounted and located per Fire Department requirements.
- Interiors – Wash Areas
 - o Floor finishes: Sealed concrete.
 - o Wall finishes: Exposed CMU Block.
 - o Ceilings: Exposed painted structure.

- o Door and cabinetry hardware will be the City's standards.
- Exterior – Fuel Island
 - o Concrete Pad.

1.2.3 Equipment

Tote Shop and Storage

- tote wash, tote shredder
- Overhead monorail hoist
- Pre-fabricated paint booth

Shops Building

- Overhead Crane
- Welding Fume arm and welders
- Pre-fabricated paint booth

Wash Facility

- High pressure washer
- Catwalk

Fuel Island

- Existing Above ground fuel tanks with dispensers
- DEF

1.2.4 Mechanical HVAC

Administrative Office Building Expansion

- Building expansion shall be air conditioned/heated by variable air volume air handling system with DX cooling, propane gas-fired furnace, air-side economizer, heat recovery, and direct digital controls (DDC). Zones served by single duct variable air volume terminal units.
- Exhaust - Restrooms, Locker Rooms, Janitor's Closets, and any Copy/Workrooms will be exhausted as required by code. Break Room/Kitchenette areas will be provided with exhaust to minimize transfer of food odors to adjacent areas.
- CO₂ Control – High occupancy density areas such as Conference Rooms, Break Rooms, and Training Rooms will be provided with CO₂ sensors as required by code.

Shops Areas

- Ventilation – Outdoor air ventilation will be provided by a gas-fired Make-Up Air Unit with heat recovery.
- Heating shall be provided by propane gas-fired, overhead radiant heaters.

- Exhaust air shall be exhausted through the Make-Up Air Unit heat recovery section and be exhausted to the exterior.
- The Paint Booth will have its own dedicated Make-up air unit.

Heated Vehicle Storage Areas

- Ventilation – Outdoor air ventilation will be provided by a propane gas-fired Make-Up Air Unit with heat recovery.
- Heating shall be provided by propane gas-fired, overhead radiant heaters.
- Gas Detection and Ventilation Controls – Carbon monoxide (CO) and Nitrogen Dioxide (NO₂) sensors shall be located throughout the Vehicle Storage. Automatic controls shall be provided to allow the ventilation system to modulate between normal and emergency ventilation mode.

Wash Areas

- Heating shall be provided by propane gas-fired, overhead radiant heaters.
- Ventilation shall be provided at a rate of 10 air changes/hr by a gas-fired makeup air unit.

Unheated Storage (Tote Storage)

- Ventilation shall be provided by outdoor intake louvers and wall-mounted or roof-mounted exhaust fan

1.2.5 Electrical

- Power for the facility will be taken at 480Y/277V, 3 phase, 4 wire, with solid neutral and stepped down to 208Y/120V for receptacle and small appliance loads.
- Power will be provided for mechanical HVAC and maintenance equipment and supplementary systems.
- Power will be provided for plumbing systems where required including restroom facilities with auto-flushing / washing equipment.
- Power will be provided for FA suppression pumps, valves, actuators, and monitors. FA Notification and monitoring systems will have 120V power provided.
- Small appliance circuits and general use receptacle power will be provided for Break Room appliances and fixtures. (if applicable)
- Power will be provided for security and IT/communications equipment or hubs.
- Interior and exterior LED lighting and controls will be provided per listed space requirements compliant with applicable codes.
- Convenience receptacle power will be provided throughout building.
- Some emergency power is anticipated for the facility including back-up for selected equipment, HVAC equipment, IT/Communications systems, exit signs and emergency exit lighting.

1.2.6 Plumbing

Administrative Office Building Expansion

- Water Closets – Water Closets provided at all restrooms will be wall-hung type with manual or automatic flush valve. Wheelchair accessible water closets will be provided as required by ADA.
- Lavatories - Lavatories provided at all restrooms will be automatic low-flow faucets. Wheelchair accessible lavatories will be provided as required by ADA.
- Urinals - Urinals provided in all men's restrooms will be wall-hung type with manual or automatic flush valve.
- Mop Sink - Mop sinks will be provided at all janitor's closets. Assumption is one mop sink per floor
- Floor Drains – Floor drains will be provided in each restroom and in each Break Room.
- Electric Water Coolers - Electric water coolers will be provided at each restroom area and at other locations to be determined.
- Sinks – A sink with garbage disposal will be provided in each Break Room.

Shops Areas

- Domestic Water and Sanitary Sewer services shall be routed to the building to serve plumbing fixtures in the restrooms.
- Wall-mounted hose bib hydrants shall be provided in the Shop Areas for convenience.
- Emergency shower/eye wash fixture(s) will be provided in the Shop Area.

Heated Vehicle Storage

- Domestic water and sanitary sewer services shall be routed to the building to serve plumbing fixtures in the restrooms.
- Wall-mounted hose bib hydrants shall be provided approximately every 100 ft. along the perimeter interior for convenience.
- Heavy duty floor sinks will be located throughout the vehicle storage area. Heavy duty Trench drains will be located at the exterior overhead door locations. Floor sinks & trench drains will be routed to a central sediment and oil interceptor.

Wash Facility

- Domestic water shall be provided to the vehicle wash for connection to wash equipment and any miscellaneous fixtures.
- Trench drains shall be provided at each wash area, and routed through a sand/oil interceptor prior to connecting to the sanitary sewer system.

On-Site Propane Storage

- Additional propane storage tanks will be required to accommodate the increased heating load. Exact quantity and size to be determined during detailed design.

Appendix G - Cost Estimate





Williams Scotsman, Inc.
1825 Pyrite Road
Casper, WY 82604

Your Williams Scotsman Representative
Chase Oliver
Phone: (307)234-6792
Email: wcoliver@willscot.com
Toll Free: 800-782-1500

Contract Number:1390479
Revision: 1
Date: November 24, 2020

Lease Agreement

Lessee: 1362800

HDR Inc

8404 INDIAN HILLS DR

OMAHA, Nebraska, 68114

Contact:

Amanda Flock

1917 S. 67th Street

Omaha, NE, 68106

Phone: (914) 714-1361

E-mail: amanda.flock@hdrinc.com

Ship To Address:

BOZEMAN, MT, 59715

Delivery Date(on or about):

2/1/2021

Rental Pricing Per Month

	Quantity	Price	Extended
64x60 Redi Plex (60x60 Box)	1	\$5,999.00	\$5,999.00
Property Damage Waiver (11/12)	5	\$89.00	\$445.00
ADA/IBC Ramp - 30' & less	1	\$199.00	\$199.00
General Liability - Allen Insurance	1	\$49.00	\$49.00
Prof. Entrance-Canopy T2	2	\$90.00	\$180.00
Window/Door Security Bundle - 40+	2	\$65.00	\$130.00
Data Hub Rental T2	5	\$64.00	\$320.00
Prof. Office Package T2	12	\$72.00	\$864.00
Prof. Conference Package T2	1	\$135.00	\$135.00

Minimum Lease Term: 12 Months

Total Monthly Building Charges: \$5,999.00

Subtotal of Other Monthly Charges: \$2,322.00

Total Rental Charges Per Month: \$8,321.00

Delivery & Installation

Ramp - Delivery & Installation	1	\$943.66	\$943.66
Modification to Unit M	1	\$8,169.01	\$8,169.01
Modification to Unit L	1	\$3,943.66	\$3,943.66
Tiedowns into dirt	40	\$40.00	\$1,600.00
Block and Level	1	\$20,028.57	\$20,028.57
Delivery Freight	5	\$2,208.19	\$11,040.95
Vinyl skirting	240	\$8.57	\$2,056.80

Total Delivery & Installation Charges: \$47,782.65

Final Return Charges*

Tiedown-Dirt Removal	40	\$21.43	\$857.20
Skirting Removal - Vinyl LF	240	\$2.86	\$686.40
Ramp - Knockdown & Return	1	\$392.96	\$392.96
Return to Standard	1	\$5,492.96	\$5,492.96
Teardown	1	\$11,981.43	\$11,981.43
Return Freight	5	\$2,208.19	\$11,040.95

Due On Final Invoice*: \$30,451.90

Total Charges Including (12) Month Rental, Delivery, Installation & Return: \$178,086.55**

Summary of Charges

Model: RP6460	QUANTITY: 1	Total Charges for (1) Building(s): \$178,086.55



Williams Scotsman, Inc.
1825 Pyrite Road
Casper, WY 82604

Your Williams Scotsman Representative
Chase Oliver
Phone: (307)234-6792
Email: wcoliver@willscot.com
Toll Free: 800-782-1500

Contract Number:1390479
Revision: 1
Date: November 24, 2020

INSURANCE REQUIREMENTS ADDENDUM

QTY	PRODUCT	EQUIPMENT VALUE/BUILDING	DEDUCTIBLE PER UNIT
1	RP6460	\$259033.00	\$4000.00

Lessee:HDR Inc

Pursuant to the Williams Scotsman Lease Agreement and its Terms and Conditions ("Agreement"), a Lessee is obligated to provide insurance to Williams Scotsman, Inc. ("Lessor") with the following insurance coverage:

1. **Commercial General Liability Insurance:** policy of combined bodily injury and property damage insurance insuring Lessee and Lessor against any liability arising out of the use, maintenance, or possession of the Equipment. Such insurance shall be in an amount not less than \$1,000,000 per occurrence, naming the Lessor as Additional Insured and Loss Payee.
2. **Commercial Property Insurance:** covering all losses or damage, in an amount equal to 100% of the Equipment Value set forth in the Lease providing protection against perils included within the classification and special extended perils (all "risk" insurance), naming the Lessor as Additional Insured and Loss Payee.

By signing below, the Lessee agrees to the terms and conditions stated herein. All other general Terms and Conditions of the Agreement shall remain the same and in full force and effect. Each party is hereby authorized to accept and rely upon a facsimile or electronic signature of the other party on this Addendum. Any such signature shall be treated as an original signature for all purposes.

Commercial General Liability Insurance

Lessee elects to participate in the Commercial General Liability Insurance Program, whereby Lessee will receive insurance coverage through American Southern Insurance Company ("Insurer") and administered by Allen Insurance Group ("Agent"). The Lessee acknowledges and agrees that the policy issued by the Insurer is a third party liability policy that covers those amounts that Lessee is legally obligated to pay due to bodily insurance and property damage arising from the proper use and occupancy of Equipment leased from Williams Scotsman up to the policy limits. Coverage is subject to underwriting and specific terms and conditions set forth in the policy. An outline of cover is available upon request. By signing below, Lessee understands and agrees that the Lessor is not providing the insurance coverage and serves only as a billing agent for the Insurer and its Agent; and, accordingly, it assumes no liability therefore.

Signature of Lessee: _____ Print Name: _____ Date: _____

Damage Waiver Program

Lessee elects to participate in the Lessor's Damage Waiver Program. Lessee understands and agrees that under this program, the Lessor waives, for a fee, Lessee's obligation to carry Commercial Property Insurance and Lessee's liability to Lessor for repair or replacement of the modular units leased from Williams Scotsman resulting from loss or damage as specified in the Lease Agreement. Lessee remains liable to Williams Scotsman for the amount of the damage deductible per unit of equipment noted above. Please refer to the Agreement for specific details on coverage, exclusions and restrictions on coverage. The Property Damage Waiver is not and shall not constitute a contract for insurance.

Signature of Lessee: _____ Print Name: _____ Date: _____

Please return this signed document with the signed lease agreement



Williams Scotsman, Inc.
1825 Pyrite Road
Casper, WY 82604

Your Williams Scotsman Representative
Chase Oliver
Phone: (307)234-6792
Email: wcoliver@willscot.com
Toll Free: 800-782-1500

Contract Number:1390479
Revision: 1
Date: November 24, 2020

Clarifications

***Final Return Charges are estimated and will be charged at Lessor's market rate at time of return for any Lease Term greater than twelve (12) months. **All prices exclude applicable taxes. All Lessees and Leases are subject to credit review.** In addition to the stated prices, customer shall pay any local, state or provincial, federal and/or personal property tax or fees related to the equipment identified above ("Equipment"), its value or its use. Lessee acknowledges that upon delivery of the Equipment, this Agreement may be updated with the actual serial number(s), delivery date(s), lock serial number(s), etc, if necessary and Lessee will be supplied a copy of the updated information. Prices exclude taxes, licenses, permit fees, utility connection charges, site preparation and permitting which is the sole responsibility of Lessee, unless otherwise expressly agreed by Lessor in writing. Lessee is responsible for locating and marking underground utilities prior to delivery and compliance with all applicable code requirements unless otherwise expressly agreed by the Lessor in writing. Price assumes a level site with clear access. Lessee must notify Lessor prior to delivery or return of any potentially hazardous conditions or other site conditions that may otherwise affect delivery, installation, dismantling or return of any Equipment. Failure to notify Lessor of such conditions will result in additional charges, as applicable. Physical Damage & Commercial Liability insurance coverage is required beginning on the date of delivery. Lessor is not responsible for changes required by code or building inspectors. **Pricing is valid for thirty (30) days.**

Please note the following important billing terms:

- In addition to the first month rental and initial charges, last month rent for building, other monthly rentals/service (excluding last month for General Liability Insurance and Property Damage Waivers), will be billed on the initial invoice. Any amounts prepaid to Williams Scotsman will be credited on the final invoice.
- Invoices are due on receipt, with a twenty (20) day grace period. Interest will be applied to all past due amounts.
- Invoices are due on receipt, with a twenty (20) day grace period. Late fees will be applied to all past due amounts.
- Williams Scotsman preferred method of payment is ACH. Payments made by check are subject to a Paper Check Fee, charged on the next invoice following payment by check.
- Williams Scotsman preferred method of invoicing is via electronic transmission. Customers are encouraged to provide an email address or use BillTrust. Invoices sent standard mail are subject to a paper invoice fee, charged on the following invoice.

Lessor hereby agrees to lease to Lessee and Lessee hereby agrees to lease from Lessor Modular Equipment and Value Added Products (as such items are defined in Lessor's General Terms & Conditions) selected by Lessee as set forth in this Agreement. All such items leased by the Lessee for purposes of this Lease shall be referred to collectively as the "Equipment". By its signature below, Lessee hereby acknowledges that it has read and agrees to be bound by the Lessor's General Terms & Conditions (09-01-19) located on Lessor's internet site (<https://www.willscot.com/About/terms-conditions>) in their entirety, which are incorporated herein by reference and agrees to lease the Equipment from Lessor subject to the terms therein. Although Lessor will provide Lessee with a copy of the General Terms & Conditions upon written request, Lessee should print copies of this Agreement and General Terms & Conditions for recordkeeping purposes. Each party is authorized to accept and rely upon a facsimile signature, digital, or electronic signatures of the other party on this Agreement. Any such signature will be treated as an original signature for all purposes and shall be fully binding. The undersigned represent that they have the express authority of the respective party they represent to enter into and execute this Agreement and bind the respective party thereby.

Invoicing Options (select one)

☐ Paperless Invoicing Option

Williams Scotsman prefers electronic invoicing, an efficient, convenient and environmentally friendly process. To avoid fees, provide us with the proper email address for your invoices.

A/P Email: _____

A/P Email on File: _____

☐ Standard Mail Option

Customer prefers to receive paper invoice via mail. Fees may apply. Invoices will be mailed to:

8404 INDIAN HILLS DR
OMAHA Nebraska 68114

Enter a new billing address: _____

Signatures

Lessee:: HDR Inc

Signature: _____

Print Name: _____

Title: _____

Date: _____

PO# _____

Lessor: Williams Scotsman, Inc.

Signature: _____

Print Name: _____

Title: _____

Date: _____

PLEASE RETURN SIGNED AGREEMENT TO: CASLeases@willscot.com

WILLIAMS SCOTSMAN: THE FULLY STREAMLINED SPACE SOLUTION

When it's time to be productive on a project, you need temporary space that's as ready as you are. Our modular solutions are complete to the last detail, so you can forget about building logistics and focus on the job at hand.

One call to Williams Scotsman and you're ready to work.



READY-TO-WORK OPTIONS

Our in-house selection of amenities not only outfits your space for comfort, security and productivity – it also eliminates extra work for you.



FURNITURE



EXTERIORS



APPLIANCES



COVERAGE



TECH SOLUTIONS

HDR

Site

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:		HDRC Estimate	
NO: v1					
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Site Work	18.0	ac		
	G - BUILDING SITE WORK	784,080	sf	\$ 8.69	\$ 6,817,158.00
	G10 - SITE PREPARATION				
	G1010 - SITE CLEARING	784,080	sf	\$ 0.10	\$ 78,408.00
	G1020 - SITE DEMOLITION & RELOCATIONS	1	al	\$ 10,000.00	\$ 10,000.00
	G1030 - SITE EARTHWORK	19.5	ls	\$ 12,500.00	\$ 243,750.00
	G1040 - HAZARDOUS WASTE REMEDIATION				
	G20 - SITE IMPROVEMENTS				
	G2010 - ROADWAYS	34,667	sy	\$ 95.00	\$ 3,293,333.33
	Curb & Gutter	2,000	lf	\$ 15.00	\$ 30,000.00
	G2020 - PARKING LOTS	9,856	sy	\$ 75.00	\$ 739,166.67
	G3030 - PEDESTRIAN PAVING	19,500	sf	\$ 6.00	\$ 117,000.00
	G2040 - SITE DEVELOPMENT	-	ls	\$ 50,000.00	\$ -
	Automated Gates	2	ea	\$ 10,000.00	\$ 20,000.00
	Fencing 6' CL	3,900	lf	\$ 30.00	\$ 117,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 75,000.00	\$ 75,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES				
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	1,500	lf	\$ 100.00	\$ 150,000.00
	G3020 - SANITARY SEWER SYSTEMS	1,500	lf	\$ 150.00	\$ 225,000.00
	G3030 - STORM SEWER SYSTEMS	1,500	lf	\$ 150.00	\$ 225,000.00
	G3040 - HEATING DISTRIBUTION	1,000	lf	\$ 95.00	\$ 95,000.00
	G3050 - COOLING DISTRIBUTION				
	G3060 - FUEL DISTRIBUTION				
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES				
	G40 - ELECTRICAL UTILITIES	1	ls	\$ 846,000.00	\$ 846,000.00
	G4010 - ELECTRICAL DISTRIBUTION	w. above			
	G4020 - EXTERIOR LIGHTING	w. above			
	G4030 - EXTERIOR COMMUNICATION & SECURITY	w. above			
	G4090 - OTHER SITE ELECTRICAL UTILITIES				
	G90 - OTHER SITE CONSTRUCTION				
	G9010 - SERVICE TUNNELS				
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT				
	WBS Total	1	ls	\$ 6,821,658.72	\$ 6,821,658.72
	Mobilization			3.00%	\$ 204,649.76
	Field Overhead			10.00%	\$ 682,165.87
	General Conditions			4.00%	\$ 272,866.35
	SUBTOTAL - w. GC's				\$ 7,981,340.70
	Fee			8.00%	\$ 638,507.26
	SUBTOTAL - w. FEE				\$ 8,619,847.96
	Contingency			30.00%	\$ 2,585,954.39
	SUBTOTAL - w. Contingency				\$ 11,205,802.35
	Bonds & Insurance			1.50%	\$ 168,087.04
	SUBTOTAL - w. Bonds & Insurance				\$ 11,373,889.38
	Escalation			0.00%	\$ -
	TOTAL COST	784,080		\$ 14.51	\$ 11,373,889.38

HDR

Administration Building

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			
NO: v1					HDRC
LOCATION: Bozeman, MT					Estimate
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Administration Building	34,000	sf	\$ 269.04	\$ 9,147,270.00
	A - SUBSTRUCTURE	34,000	sf	\$ 17.00	\$ 578,000.00
	A10 - FOUNDATIONS	34,000	sf	\$ 17.00	\$ 578,000.00
	A20 - BASEMENT CONSTRUCTION	34,000	-	\$ -	\$ -
	B - SHELL	34,000	sf	\$ 102.00	\$ 3,468,000.00
	B10 - SUPERSTRUCTURE	34,000	sf	\$ 40.00	\$ 1,360,000.00
	B20 - EXTERIOR CLOSURE	34,000	sf	\$ 40.00	\$ 1,360,000.00
	B30 - ROOFING	34,000	sf	\$ 22.00	\$ 748,000.00
	C - INTERIORS	34,000	sf	\$ 52.00	\$ 1,768,000.00
	C10 - INTERIOR CONSTRUCTION	31,000	sf	\$ 18.00	\$ 558,000.00
	C20 - STAIRCASES	34,000	sf	\$ 3.00	\$ 102,000.00
	C30 - INTERIOR FINISHES	31,000	sf	\$ 31.00	\$ 961,000.00
	D - SERVICES	34,000	sf	\$ 81.76	\$ 2,779,976.00
	D10 - CONVEYING SYSTEMS	1	ls	\$ 200,000.00	\$ 200,000.00
	D20 - PLUMBING	34,000	sf	\$ 12.00	\$ 408,000.00
	D30 - HVAC	34,000	sf	\$ 34.58	\$ 1,175,601.00
	D40 - FIRE PROTECTION	34,000	sf	\$ 3.94	\$ 133,875.00
	D50 - ELECTRICAL	34,000	sf	\$ 31.25	\$ 1,062,500.00
	E - EQUIPMENT & FURNISHINGS	34,000	sf	\$ 10.02	\$ 340,544.00
	E10 - EQUIPMENT	34,000	sf	\$ 2.02	\$ 68,544.00
	E20 - FURNISHINGS	34,000	sf	\$ 8.00	\$ 272,000.00
	F - SPECIAL CONSTRUCITON & DEMO	34,000	sf	\$ -	\$ -
	F10 - SPECIAL CONSTRUCTION (PEMB)	34,000	sf	\$ -	\$ -
	F20 - SELECTIVE BUILDING DEMOLITION	-	ls	-	\$ -
	G - BUILDING SITE WORK	34,000	sf	\$ 6.26	212,750
	G10 - SITE PREPARATION	-		\$ -	\$ 68,000.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	34,000		\$ 2.00	\$ 68,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 75,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT (Trash Cans, Trash Enclosure)	1		\$ 25,000.00	\$ 25,000.00
	G2050 - LANDSCAPING - SWPPP (Storm Retention)	1		\$ 50,000.00	\$ 50,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ 69,750.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	250		\$ 75.00	\$ 18,750.00
	G3020 - SANITARY SEWER SYSTEMS	250		\$ 85.00	\$ 21,250.00
	G3030 - STORM SEWER SYSTEMS	100		\$ 85.00	\$ 8,500.00
	G3040 - HEATING DISTRIBUTION	250		\$ 85.00	\$ 21,250.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	34,000	sf	\$ 269.04	\$ 9,147,270.00
	Mobilization			3.00%	\$ 274,418.10
	Field Overhead			10.00%	\$ 914,727.00
	General Conditions			4.00%	\$ 365,890.80
	SUBTOTAL - w. GC's				\$ 10,702,305.90
	Fee			8.00%	\$ 856,184.47
	SUBTOTAL - w. FEE				\$ 11,558,490.37
	Contingency			30.00%	\$ 3,467,547.11
	SUBTOTAL - w. Contingency				\$ 15,026,037.48
	Bonds & Insurance			1.50%	\$ 225,390.56
	SUBTOTAL - w. Bonds & Insurance				\$ 15,251,428.05
	Escalation			0.00%	\$ -
	TOTAL COST	34,000	sf	\$ 448.57	\$ 15,251,428.05

HDR

Administration Building -TF

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC
NO: v1					Estimate
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Administration Building -TF	3,000	sf	\$ 49.00	\$ 147,000.00
	A - SUBSTRUCTURE	3,000	sf	\$ -	
	A10 - FOUNDATIONS	3,000	sf	\$ 17.00	
	A20 - BASEMENT CONSTRUCTION	3,000	-	\$ -	\$ -
	B - SHELL	3,000	sf	\$ -	\$ -
	B10 - SUPERSTRUCTURE	3,000	sf	\$ 40.00	
	B20 - EXTERIOR CLOSURE	3,000	sf	\$ 40.00	
	B30 - ROOFING	3,000	sf	\$ 22.00	
	C - INTERIORS	3,000	sf	\$ 49.00	\$ 147,000.00
	C10 - INTERIOR CONSTRUCTION	3,000	sf	\$ 18.00	\$ 54,000.00
	C20 - STAIRCASES	34,000	sf		
	C30 - INTERIOR FINISHES	3,000	sf	\$ 31.00	\$ 93,000.00
	D - SERVICES	3,000	sf	\$ 81.76	\$ -
	D10 - CONVEYING SYSTEMS	1	ls	\$ 200,000.00	
	D20 - PLUMBING	3,000	sf	\$ 12.00	
	D30 - HVAC	3,000	sf	\$ 34.58	
	D40 - FIRE PROTECTION	3,000	sf	\$ 3.94	
	D50 - ELECTRICAL	3,000	sf	\$ 31.25	
	E - EQUIPMENT & FURNISHINGS	3,000	sf	\$ -	\$ -
	E10 - EQUIPMENT	3,000	sf	\$ 2.02	
	E20 - FURNISHINGS	3,000	sf	\$ 8.00	
	F - SPECIAL CONSTRUCITON & DEMO	3,000	sf	\$ -	\$ -
	F10 - SPECIAL CONSTRUCTION (PEMB)	3,000	sf	\$ -	\$ -
	F20 - SELECTIVE BUILDING DEMOLITION	-	ls	-	\$ -
	G - BUILDING SITE WORK	3,000	sf	\$ -	-
	G10 - SITE PREPARATION	-		\$ -	\$ -
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	3,000		\$ 2.00	
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ -
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT (Trash Cans, Trash Enclosure)	1		\$ 25,000.00	
	G2050 - LANDSCAPING - SWPPP (Storm Retention)	1		\$ 50,000.00	
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	250		\$ 75.00	
	G3020 - SANITARY SEWER SYSTEMS	250		\$ 85.00	
	G3030 - STORM SEWER SYSTEMS	100		\$ 85.00	
	G3040 - HEATING DISTRIBUTION	250		\$ 85.00	
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	3,000	sf	\$ 49.00	\$ 147,000.00
	Mobilization			3.00%	\$ 4,410.00
	Field Overhead			10.00%	\$ 14,700.00
	General Conditions			4.00%	\$ 5,880.00
	SUBTOTAL - w. GC's				\$ 171,990.00
	Fee			8.00%	\$ 13,759.20
	SUBTOTAL - w. FEE				\$ 185,749.20
	Contingency			30.00%	\$ 55,724.76
	SUBTOTAL - w. Contingency				\$ 241,473.96
	Bonds & Insurance			1.50%	\$ 3,622.11
	SUBTOTAL - w. Bonds & Insurance				\$ 245,096.07
	Escalation			0.00%	\$ -
	TOTAL COST	3,000	sf	\$ 81.70	\$ 245,096.07

HDR

Fleet Maintenance Building

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:		HDCR Estimate	
NO: v1					
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Fleet Maintenance Building	15,000	sf	\$ 234.27	\$ 3,514,062.50
	A - SUBSTRUCTURE	15,000	sf	\$ 17.00	\$ 255,000.00
	A10 - FOUNDATIONS	15,000	sf	\$ 15.00	\$ 225,000.00
	A20 - BASEMENT CONSTRUCTION	15,000	-	\$ 2.00	\$ 30,000.00
	B - SHELL	15,000	sf	\$ 10.00	\$ 150,000.00
	B10 - SUPERSTRUCTURE	15,000	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	15,000	sf	\$ 10.00	\$ 150,000.00
	B30 - ROOFING	15,000	sf	\$ -	\$ -
	C - INTERIORS	15,000	sf	\$ 20.00	\$ 300,000.00
	C10 - INTERIOR CONSTRUCTION	15,000	-	\$ 5.00	\$ 75,000.00
	C20 - STAIRCASES	15,000	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	15,000	-	\$ 15.00	\$ 225,000.00
	D - SERVICES	15,000	sf	\$ 61.19	\$ 917,812.50
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-
	D20 - PLUMBING	15,000	sf	\$ 6.00	\$ 90,000.00
	D30 - HVAC	15,000	sf	\$ 20.00	\$ 300,000.00
	D40 - FIRE PROTECTION	15,000	sf	\$ 3.94	\$ 59,062.50
	D50 - ELECTRICAL	15,000	sf	\$ 31.25	\$ 468,750.00
	E - EQUIPMENT & FURNISHINGS	15,000	sf	\$ 77.00	\$ 1,155,000.00
	E10 - EQUIPMENT	15,000	sf	\$ 75.00	\$ 1,125,000.00
	E20 - FURNISHINGS	15,000	sf	\$ 2.00	\$ 30,000.00
	F - SPECIAL CONSTRUCITON & DEMO	15,000	sf	\$ 35.00	\$ 525,000.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	15,000	sf	\$ 35.00	\$ 525,000.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	15,000	sf	\$ 14.08	211,250
	G10 - SITE PREPARATION			\$ -	\$ 150,000.00
	G1010 - SITE CLEARING			\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -
	G1030 - SITE EARTHWORK	15,000	sf	\$ 10.00	\$ 150,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -
	G20 - SITE IMPROVEMENTS	15,000	sf	\$ 3.33	\$ 50,000.00
	G2010 - ROADWAYS			\$ -	\$ -
	G2020 - PARKING LOTS			\$ -	\$ -
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1	ls	\$ 25,000.00	\$ 25,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 25,000.00	\$ 25,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	15,000	sf	\$ 0.75	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -
	G9010 - SERVICE TUNNELS			\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	15,000	sf	\$ 234.27	\$ 3,514,062.50
	Mobilization			3.00%	\$ 105,421.88
	Field Overhead			10.00%	\$ 351,406.25
	General Conditions			4.00%	\$ 140,562.50
	SUBTOTAL - w. GC's				\$ 4,111,453.13
	Fee			8.00%	\$ 328,916.25
	SUBTOTAL - w. FEE				\$ 4,440,369.38
	Contingency			30.00%	\$ 1,332,110.81
	SUBTOTAL - w. Contingency				\$ 5,772,480.19
	Bonds & Insurance			1.50%	\$ 86,587.20
	SUBTOTAL - w. Bonds & Insurance				\$ 5,859,067.39
	Escalation			0.00%	\$ -
	TOTAL COST	15,000	sf	\$ 390.60	\$ 5,859,067.39

HDR

Fleet Maintenance - Expansion

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC
NO: v1					Estimate
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Fleet Maintenance - Expansion	12,500	sf	\$ 229.29	\$ 2,866,093.75
	A - SUBSTRUCTURE	12,500	sf	\$ 17.00	\$ 212,500.00
	A10 - FOUNDATIONS	12,500	sf	\$ 17.00	\$ 212,500.00
	A20 - BASEMENT CONSTRUCTION	12,500	-	\$ -	\$ -
	B - SHELL	12,500	sf	\$ 10.00	\$ 125,000.00
	B10 - SUPERSTRUCTURE	12,500	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	12,500	sf	\$ 10.00	\$ 125,000.00
	B30 - ROOFING	12,500	sf	\$ -	\$ -
	C - INTERIORS	12,500	sf	\$ 20.00	\$ 250,000.00
	C10 - INTERIOR CONSTRUCTION	12,500	-	\$ 5.00	\$ 62,500.00
	C20 - STAIRCASES	12,500	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	12,500	-	\$ 15.00	\$ 187,500.00
	D - SERVICES	12,500	sf	\$ 61.19	\$ 764,843.75
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-
	D20 - PLUMBING	12,500	sf	\$ 6.00	\$ 75,000.00
	D30 - HVAC	12,500	sf	\$ 20.00	\$ 250,000.00
	D40 - FIRE PROTECTION	12,500	sf	\$ 3.94	\$ 49,218.75
	D50 - ELECTRICAL	12,500	sf	\$ 31.25	\$ 390,625.00
	E - EQUIPMENT & FURNISHINGS	12,500	sf	\$ 77.00	\$ 962,500.00
	E10 - EQUIPMENT	12,500	sf	\$ 75.00	\$ 937,500.00
	E20 - FURNISHINGS	12,500	sf	\$ 2.00	\$ 25,000.00
	F - SPECIAL CONSTRUCITON & DEMO	12,500	sf	\$ 35.00	\$ 437,500.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	12,500	sf	\$ 35.00	\$ 437,500.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	12,500	sf	\$ 9.10	113,750
	G10 - SITE PREPARATION			\$ -	\$ 62,500.00
	G1010 - SITE CLEARING			\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -
	G1030 - SITE EARTHWORK	12,500	sf	\$ 5.00	\$ 62,500.00
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -
	G20 - SITE IMPROVEMENTS	12,500	sf	\$ 3.20	\$ 40,000.00
	G2010 - ROADWAYS			\$ -	\$ -
	G2020 - PARKING LOTS			\$ -	\$ -
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1	ls	\$ 20,000.00	\$ 20,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 20,000.00	\$ 20,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	12,500	sf	\$ 0.90	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -
	G9010 - SERVICE TUNNELS			\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	12,500	sf	\$ 229.29	\$ 2,866,093.75
	Mobilization			3.00%	\$ 85,982.81
	Field Overhead			10.00%	\$ 286,609.38
	General Conditions			4.00%	\$ 114,643.75
	SUBTOTAL - w. GC's				\$ 3,353,329.69
	Fee			8.00%	\$ 268,266.38
	SUBTOTAL - w. FEE				\$ 3,621,596.06
	Contingency			30.00%	\$ 1,086,478.82
	SUBTOTAL - w. Contingency				\$ 4,708,074.88
	Bonds & Insurance			1.50%	\$ 70,621.12
	SUBTOTAL - w. Bonds & Insurance				\$ 4,778,696.00
	Escalation			0.00%	\$ -
	TOTAL COST	12,500	sf	\$ 382.30	\$ 4,778,696.00

HDR

SHOPS BUILDING

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC
NO: v1					Estimate
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	SHOPS BUILDING	15,000	sf	\$ 191.94	\$ 2,879,062.50
	A - SUBSTRUCTURE	15,000	sf	\$ 17.00	\$ 255,000.00
	A10 - FOUNDATIONS	15,000	sf	\$ 17.00	\$ 255,000.00
	A20 - BASEMENT CONSTRUCTION	15,000	-	\$ -	\$ -
	B - SHELL	15,000	sf	\$ 10.00	\$ 150,000.00
	B10 - SUPERSTRUCTURE	15,000	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	15,000	sf	\$ 10.00	\$ 150,000.00
	B30 - ROOFING	15,000	sf	\$ -	\$ -
	C - INTERIORS	15,000	sf	\$ 20.00	\$ 300,000.00
	C10 - INTERIOR CONSTRUCTION	15,000	-	\$ 5.00	\$ 75,000.00
	C20 - STAIRCASES	15,000	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	15,000	-	\$ 15.00	\$ 225,000.00
	D - SERVICES	15,000	sf	\$ 61.19	\$ 917,812.50
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	15,000	sf	\$ 6.00	\$ 90,000.00
	D30 - HVAC	15,000	sf	\$ 20.00	\$ 300,000.00
	D40 - FIRE PROTECTION	15,000	sf	\$ 3.94	\$ 59,062.50
	D50 - ELECTRICAL	15,000	sf	\$ 31.25	\$ 468,750.00
	E - EQUIPMENT & FURNISHINGS	15,000	sf	\$ 31.00	\$ 465,000.00
	E10 - EQUIPMENT	15,000	sf	\$ 30.00	\$ 450,000.00
	E20 - FURNISHINGS	15,000	sf	\$ 1.00	\$ 15,000.00
	F - SPECIAL CONSTRUCITON & DEMO	15,000	sf	\$ 45.00	\$ 675,000.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	15,000	sf	\$ 45.00	\$ 675,000.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	\$ -	\$ -
	G - BUILDING SITE WORK	15,000	sf	\$ 7.75	\$ 116,250
	G10 - SITE PREPARATION			\$ -	\$ 75,000.00
	G1010 - SITE CLEARING			\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -
	G1030 - SITE EARTHWORK	15,000		\$ 5.00	\$ 75,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 30,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 15,000.00	\$ 15,000.00
	G2050 - LANDSCAPING - SWPPP	1		\$ 15,000.00	\$ 15,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250		\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250		\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -
	G9010 - SERVICE TUNNELS			\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	15,000	sf	\$ 191.94	\$ 2,879,062.50
	Mobilization			3.00%	\$ 86,371.88
	Field Overhead			10.00%	\$ 287,906.25
	General Conditions			4.00%	\$ 115,162.50
	SUBTOTAL - w. GC's				\$ 3,368,503.13
	Fee			8.00%	\$ 269,480.25
	SUBTOTAL - w. FEE				\$ 3,637,983.38
	Contingency			30.00%	\$ 1,091,395.01
	SUBTOTAL - w. Contingency				\$ 4,729,378.39
	Bonds & Insurance			1.50%	\$ 70,940.68
	SUBTOTAL - w. Bonds & Insurance				\$ 4,800,319.06
	Escalation			0.00%	\$ -
	TOTAL COST	15,000	sf	\$ 320.02	\$ 4,800,319.06

HDR

N. Rouse - Shop & Heated Vehicle Storage

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:		HDCR Estimate	
NO: v1					
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	N. Rouse - Shop & Heated Vehicle Storage	22,500	sf	\$ 163.52	\$ 3,679,218.75
	A - SUBSTRUCTURE	22,500	sf	\$ 17.00	\$ 382,500.00
	A10 - FOUNDATIONS	22,500	sf	\$ 17.00	\$ 382,500.00
	A20 - BASEMENT CONSTRUCTION	22,500	-	\$ -	\$ -
	B - SHELL	22,500	sf	\$ 10.00	\$ 225,000.00
	B10 - SUPERSTRUCTURE	22,500	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	22,500	sf	\$ 10.00	\$ 225,000.00
	B30 - ROOFING	22,500	sf	\$ -	\$ -
	C - INTERIORS	22,500	sf	\$ 20.00	\$ 450,000.00
	C10 - INTERIOR CONSTRUCTION	22,500	-	\$ 5.00	\$ 112,500.00
	C20 - STAIRCASES	22,500	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	22,500	-	\$ 15.00	\$ 337,500.00
	D - SERVICES	22,500	sf	\$ 61.19	\$ 1,376,718.75
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	22,500	sf	\$ 6.00	\$ 135,000.00
	D30 - HVAC	22,500	sf	\$ 20.00	\$ 450,000.00
	D40 - FIRE PROTECTION	22,500	sf	\$ 3.94	\$ 88,593.75
	D50 - ELECTRICAL	22,500	sf	\$ 31.25	\$ 703,125.00
	E - EQUIPMENT & FURNISHINGS	22,500	sf	\$ 8.50	\$ 191,250.00
	E10 - EQUIPMENT	22,500	sf	\$ 7.50	\$ 168,750.00
	E20 - FURNISHINGS	22,500	sf	\$ 1.00	\$ 22,500.00
	F - SPECIAL CONSTRUCITON & DEMO	22,500	sf	\$ 35.00	\$ 787,500.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	22,500	sf	\$ 35.00	\$ 787,500.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	\$ -	\$ -
	G - BUILDING SITE WORK	22,500	sf	\$ 11.83	\$ 266,250
	G10 - SITE PREPARATION			\$ -	\$ 225,000.00
	G1010 - SITE CLEARING			\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -
	G1030 - SITE EARTHWORK	22,500	sf	\$ 10.00	\$ 225,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -
	G20 - SITE IMPROVEMENTS	22,500	sf	\$ 1.33	\$ 30,000.00
	G2010 - ROADWAYS			\$ -	\$ -
	G2020 - PARKING LOTS			\$ -	\$ -
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1	ls	\$ 15,000.00	\$ 15,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 15,000.00	\$ 15,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	22,500	sf	\$ 0.50	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -
	G9010 - SERVICE TUNNELS			\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	22,500	sf	\$ 163.52	\$ 3,679,218.75
	Mobilization			3.00%	\$ 110,376.56
	Field Overhead			10.00%	\$ 367,921.88
	General Conditions			4.00%	\$ 147,168.75
	SUBTOTAL - w. GC's				\$ 4,304,685.94
	Fee			8.00%	\$ 344,374.88
	SUBTOTAL - w. FEE				\$ 4,649,060.81
	Contingency			30.00%	\$ 1,394,718.24
	SUBTOTAL - w. Contingency				\$ 6,043,779.06
	Bonds & Insurance			1.50%	\$ 90,656.69
	SUBTOTAL - w. Bonds & Insurance				\$ 6,134,435.74
	Escalation			0.00%	\$ -
	TOTAL COST	22,500	sf	\$ 272.64	\$ 6,134,435.74

HDR

Heated Vehicle Storage

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDCR Estimate
NO: v1					
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Heated Vehicle Storage	15,080	sf	\$ 150.92	\$ 2,275,917.50
	A - SUBSTRUCTURE	15,080	sf	\$ 17.00	\$ 256,360.00
	A10 - FOUNDATIONS	15,080	sf	\$ 17.00	\$ 256,360.00
	A20 - BASEMENT CONSTRUCTION	15,080	-	\$ -	\$ -
	B - SHELL	15,080	sf	\$ 10.00	\$ 150,800.00
	B10 - SUPERSTRUCTURE	15,080	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	15,080	sf	\$ 10.00	\$ 150,800.00
	B30 - ROOFING	15,080	sf	\$ -	\$ -
	C - INTERIORS	15,080	sf	\$ 20.00	\$ 301,600.00
	C10 - INTERIOR CONSTRUCTION	15,080	-	\$ 5.00	\$ 75,400.00
	C20 - STAIRCASES	0	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	15,080	-	\$ 15.00	\$ 226,200.00
	D - SERVICES	15,080	sf	\$ 61.19	\$ 922,707.50
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	15,080	sf	\$ 6.00	\$ 90,480.00
	D30 - HVAC	15,080	sf	\$ 20.00	\$ 301,600.00
	D40 - FIRE PROTECTION	15,080	sf	\$ 3.94	\$ 59,377.50
	D50 - ELECTRICAL	15,080	sf	\$ 31.25	\$ 471,250.00
	E - EQUIPMENT & FURNISHINGS	15,080	sf	\$ -	\$ -
	E10 - EQUIPMENT	15,080	sf	\$ -	\$ -
	E20 - FURNISHINGS	15,080	sf	\$ -	\$ -
	F - SPECIAL CONSTRUCITON & DEMO	15,080	sf	\$ 35.00	\$ 527,800.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	15,080	sf	\$ 35.00	\$ 527,800.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	-	\$ -	\$ -
	G - BUILDING SITE WORK	15,080	sf	\$ 7.74	\$ 116,650
	G10 - SITE PREPARATION			\$ -	\$ 75,400.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	15,080		\$ 5.00	\$ 75,400.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 30,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1	ls	\$ 15,000.00	\$ 15,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 15,000.00	\$ 15,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	15,080	sf	\$ 150.92	\$ 2,275,917.50
	Mobilization			3.00%	\$ 68,277.53
	Field Overhead			10.00%	\$ 227,591.75
	General Conditions			4.00%	\$ 91,036.70
	SUBTOTAL - w. GC's				\$ 2,662,823.48
	Fee			8.00%	\$ 213,025.88
	SUBTOTAL - w. FEE				\$ 2,875,849.35
	Contingency			30.00%	\$ 862,754.81
	SUBTOTAL - w. Contingency				\$ 3,738,604.16
	Bonds & Insurance			1.50%	\$ 56,079.06
	SUBTOTAL - w. Bonds & Insurance				\$ 3,794,683.22
	Escalation			0.00%	\$ -
	TOTAL COST	15,080	sf	\$ 251.64	\$ 3,794,683.22

HDR

Heated Vehicle Storage Addition

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:					
NO: v1							
LOCATION: Bozeman, MT							
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL		
WBS 100	Heated Vehicle Storage Addition	9,600	sf	\$ 152.48	\$ 1,463,850.00		
	A - SUBSTRUCTURE	9,600	sf	\$ 17.00	\$ 163,200.00		
	A10 - FOUNDATIONS	9,600	sf	\$ 17.00	\$ 163,200.00		
	A20 - BASEMENT CONSTRUCTION	9,600	-	\$ -	\$ -		
	B - SHELL	9,600	sf	\$ 10.00	\$ 96,000.00		
	B10 - SUPERSTRUCTURE	9,600	sf	\$ -	\$ -		
	B20 - EXTERIOR CLOSURE	9,600	sf	\$ 10.00	\$ 96,000.00		
	B30 - ROOFING	9,600	sf	\$ -	\$ -		
	C - INTERIORS	9,600	sf	\$ 20.00	\$ 192,000.00		
	C10 - INTERIOR CONSTRUCTION	9,600	-	\$ 5.00	\$ 48,000.00		
	C20 - STAIRCASES	9,600	-	\$ -	\$ -		
	C30 - INTERIOR FINISHES	9,600	-	\$ 15.00	\$ 144,000.00		
	D - SERVICES	9,600	sf	\$ 61.19	\$ 587,400.00		
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-		
	D20 - PLUMBING	9,600	sf	\$ 6.00	\$ 57,600.00		
	D30 - HVAC	9,600	sf	\$ 20.00	\$ 192,000.00		
	D40 - FIRE PROTECTION	9,600	sf	\$ 3.94	\$ 37,800.00		
	D50 - ELECTRICAL	9,600	sf	\$ 31.25	\$ 300,000.00		
	E - EQUIPMENT & FURNISHINGS	9,600	sf	\$ -	\$ -		
	E10 - EQUIPMENT	9,600	sf	\$ -	\$ -		
	E20 - FURNISHINGS	9,600	sf	\$ -	\$ -		
	F - SPECIAL CONSTRUCITON & DEMO	9,600	sf	\$ 35.00	\$ 336,000.00		
	F10 - SPECIAL CONSTRUCTION (PEMB)	9,600	sf	\$ 35.00	\$ 336,000.00		
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -		
	G - BUILDING SITE WORK	9,600	sf	\$ 9.30	89,250		
	G10 - SITE PREPARATION	9,600	sf	\$ 5.00	\$ 48,000.00		
	G1010 - SITE CLEARING			\$ -	\$ -		
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -		
	G1030 - SITE EARTHWORK	9,600	sf	\$ 5.00	\$ 48,000.00		
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -		
	G20 - SITE IMPROVEMENTS	9,600	sf	\$ 3.13	\$ 30,000.00		
	G2010 - ROADWAYS			\$ -	\$ -		
	G2020 - PARKING LOTS			\$ -	\$ -		
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -		
	G2040 - SITE DEVELOPMENT	1	ls	\$ 15,000.00	\$ 15,000.00		
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 15,000.00	\$ 15,000.00		
	G30 - SITE CIVIL / MECHANICAL UTILITIES	9,600	sf	\$ 1.17	\$ 11,250.00		
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -		
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -		
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00		
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00		
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -		
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -		
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -		
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -		
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -		
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -		
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -		
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -		
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -		
	G9010 - SERVICE TUNNELS			\$ -	\$ -		
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -		
	WBS Total	9,600	sf	\$ 152.48	\$ 1,463,850.00		
	Mobilization			3.00%	\$ 43,915.50		
	Field Overhead			10.00%	\$ 146,385.00		
	General Conditions			4.00%	\$ 58,554.00		
	SUBTOTAL - w. GC's				\$ 1,712,704.50		
	Fee			8.00%	\$ 137,016.36		
	SUBTOTAL - w. FEE				\$ 1,849,720.86		
	Contingency			30.00%	\$ 554,916.26		
	SUBTOTAL - w. Contingency				\$ 2,404,637.12		
	Bonds & Insurance			1.50%	\$ 36,069.56		
	SUBTOTAL - w. Bonds & Insurance				\$ 2,440,706.67		
	Escalation			0.00%	\$ -		
	TOTAL COST	9,600	sf	\$ 254.24	\$ 2,440,706.67		

HDR

Covered Vehicle Storage Building

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC
NO: v1					Estimate
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Covered Vehicle Storage Building	35,400	sf	\$ 63.28	\$ 2,240,200.00
	A - SUBSTRUCTURE	35,400	sf	\$ 17.00	\$ 601,800.00
	A10 - FOUNDATIONS	35,400	sf	\$ 17.00	\$ 601,800.00
	A20 - BASEMENT CONSTRUCTION	35,400	-	\$ -	\$ -
	B - SHELL	35,400	sf	\$ -	\$ -
	B10 - SUPERSTRUCTURE	35,400	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	35,400	sf	\$ -	\$ -
	B30 - ROOFING	35,400	sf	\$ -	\$ -
	C - INTERIORS	35,400	sf	\$ -	\$ -
	C10 - INTERIOR CONSTRUCTION	35,400	-	\$ -	\$ -
	C20 - STAIRCASES	35,400	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	35,400	-	\$ -	\$ -
	D - SERVICES	35,400	sf	\$ 10.00	\$ 354,000.00
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	35,400	sf	\$ -	\$ -
	D30 - HVAC	35,400	sf	\$ -	\$ -
	D40 - FIRE PROTECTION	35,400	sf	\$ -	\$ -
	D50 - ELECTRICAL	35,400	sf	\$ 10.00	\$ 354,000.00
	E - EQUIPMENT & FURNISHINGS	35,400	sf	\$ -	\$ -
	E10 - EQUIPMENT	35,400	sf	\$ -	\$ -
	E20 - FURNISHINGS	35,400	sf	\$ -	\$ -
	F - SPECIAL CONSTRUCITON & DEMO	35,400	sf	\$ 35.00	\$ 1,239,000.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	35,400	sf	\$ 35.00	\$ 1,239,000.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	35,400	sf	\$ 1.28	45,400
	G10 - SITE PREPARATION			\$ -	\$ 35,400.00
	G1010 - SITE CLEARING			\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -
	G1030 - SITE EARTHWORK	35,400	sf	\$ 1.00	\$ 35,400.00
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -
	G20 - SITE IMPROVEMENTS	35,400	sf	\$ 0.28	\$ 10,000.00
	G2010 - ROADWAYS (w. Sitework)			\$ -	\$ -
	G2020 - PARKING LOTS (w. Sitework)			\$ -	\$ -
	G3030 - PEDESTRIAN PAVING (w. Sitework)			\$ -	\$ -
	G2040 - SITE DEVELOPMENT (w Sitework)	1	ls	\$ 5,000.00	\$ 5,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 5,000.00	\$ 5,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS			\$ -	\$ -
	G3040 - HEATING DISTRIBUTION			\$ -	\$ -
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -
	G9010 - SERVICE TUNNELS			\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	35,400	sf	\$ 63.28	\$ 2,240,200.00
	Mobilization			3.00%	\$ 67,206.00
	Field Overhead			10.00%	\$ 224,020.00
	General Conditions			4.00%	\$ 89,608.00
	SUBTOTAL - w. GC's				\$ 2,621,034.00
	Fee			8.00%	\$ 209,682.72
	SUBTOTAL - w. FEE				\$ 2,830,716.72
	Contingency			30.00%	\$ 849,215.02
	SUBTOTAL - w. Contingency				\$ 3,679,931.74
	Bonds & Insurance			1.50%	\$ 55,198.98
	SUBTOTAL - w. Bonds & Insurance				\$ 3,735,130.71
	Escalation			0.00%	\$ -
	TOTAL COST	35,400	sf	\$ 105.51	\$ 3,735,130.71

HDR

Covered Vehicle Storage Building - Addition

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:					
NO: v1							
LOCATION: Bozeman, MT							
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL		
WBS 100	Covered Vehicle Storage Building - Addition	3,800	sf	\$ 79.63	\$ 302,600.00		
	A - SUBSTRUCTURE	3,800	sf	\$ 17.00	\$ 64,600.00		
	A10 - FOUNDATIONS	3,800	sf	\$ 17.00	\$ 64,600.00		
	A20 - BASEMENT CONSTRUCTION	3,800	-	\$ -	\$ -		
	B - SHELL	3,800	sf	\$ -	\$ -		
	B10 - SUPERSTRUCTURE	3,800	sf	\$ -	\$ -		
	B20 - EXTERIOR CLOSURE	3,800	sf	\$ -	\$ -		
	B30 - ROOFING	3,800	sf	\$ -	\$ -		
	C - INTERIORS	3,800	sf	\$ -	\$ -		
	C10 - INTERIOR CONSTRUCTION	3,800	-	\$ -	\$ -		
	C20 - STAIRCASES	3,800	-	\$ -	\$ -		
	C30 - INTERIOR FINISHES	3,800	-	\$ -	\$ -		
	D - SERVICES	3,800	sf	\$ 10.00	\$ 38,000.00		
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -		
	D20 - PLUMBING	3,800	sf	\$ -	\$ -		
	D30 - HVAC	3,800	sf	\$ -	\$ -		
	D40 - FIRE PROTECTION	3,800	sf	\$ -	\$ -		
	D50 - ELECTRICAL	3,800	sf	\$ 10.00	\$ 38,000.00		
	E - EQUIPMENT & FURNISHINGS	3,800	sf	\$ -	\$ -		
	E10 - EQUIPMENT	3,800	sf	\$ -	\$ -		
	E20 - FURNISHINGS	3,800	sf	\$ -	\$ -		
	F - SPECIAL CONSTRUCITON & DEMO	3,800	sf	\$ 45.00	\$ 171,000.00		
	F10 - SPECIAL CONSTRUCTION (PEMB)	3,800	sf	\$ 45.00	\$ 171,000.00		
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	\$ -	\$ -		
	G - BUILDING SITE WORK	3,800	sf	\$ 7.63	\$ 29,000		
	G10 - SITE PREPARATION			\$ -	\$ 19,000.00		
	G1010 - SITE CLEARING			\$ -	\$ -		
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -		
	G1030 - SITE EARTHWORK	3,800	sf	\$ 5.00	\$ 19,000.00		
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -		
	G20 - SITE IMPROVEMENTS	3,800	sf	\$ 2.63	\$ 10,000.00		
	G2010 - ROADWAYS			\$ -	\$ -		
	G2020 - PARKING LOTS			\$ -	\$ -		
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -		
	G2040 - SITE DEVELOPMENT	1	ls	\$ 5,000.00	\$ 5,000.00		
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 5,000.00	\$ 5,000.00		
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ -		
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -		
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -		
	G3030 - STORM SEWER SYSTEMS			\$ -	\$ -		
	G3040 - HEATING DISTRIBUTION			\$ -	\$ -		
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -		
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -		
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -		
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -		
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -		
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -		
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -		
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -		
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -		
	G9010 - SERVICE TUNNELS			\$ -	\$ -		
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -		
	WBS Total	3,800	sf	\$ 79.63	\$ 302,600.00		
	Mobilization			3.00%	\$ 9,078.00		
	Field Overhead			10.00%	\$ 30,260.00		
	General Conditions			4.00%	\$ 12,104.00		
	SUBTOTAL - w. GC's				\$ 354,042.00		
	Fee			8.00%	\$ 28,323.36		
	SUBTOTAL - w. FEE				\$ 382,365.36		
	Contingency			30.00%	\$ 114,709.61		
	SUBTOTAL - w. Contingency				\$ 497,074.97		
	Bonds & Insurance			1.50%	\$ 7,456.12		
	SUBTOTAL - w. Bonds & Insurance				\$ 504,531.09		
	Escalation			0.00%	\$ -		
	TOTAL COST	3,800	sf	\$ 132.77	\$ 504,531.09		

HDR

Covered Material Storage

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:					
NO: v1							
LOCATION: Bozeman, MT							
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL		
WBS 100	Covered Material Storage	5,000	sf	\$ 83.00	\$ 415,000.00		
	A - SUBSTRUCTURE	5,000	sf	\$ 15.00	\$ 75,000.00		
	A10 - FOUNDATIONS	5,000	sf	\$ 15.00	\$ 75,000.00		
	A20 - BASEMENT CONSTRUCTION	5,000	-	\$ -	\$ -		
	B - SHELL	5,000	sf	\$ -	\$ -		
	B10 - SUPERSTRUCTURE	5,000	sf	\$ -	\$ -		
	B20 - EXTERIOR CLOSURE	5,000	sf	\$ -	\$ -		
	B30 - ROOFING	5,000	sf	\$ -	\$ -		
	C - INTERIORS	5,000	sf	\$ -	\$ -		
	C10 - INTERIOR CONSTRUCTION	5,000	-	\$ -	\$ -		
	C20 - STAIRCASES	5,000	-	\$ -	\$ -		
	C30 - INTERIOR FINISHES	5,000	-	\$ -	\$ -		
	D - SERVICES	5,000	sf	\$ 16.00	\$ 80,000.00		
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-		
	D20 - PLUMBING	5,000	sf	\$ 6.00	\$ 30,000.00		
	D30 - HVAC	5,000	sf	\$ -	\$ -		
	D40 - FIRE PROTECTION	5,000	sf	\$ -	\$ -		
	D50 - ELECTRICAL	5,000	sf	\$ 10.00	\$ 50,000.00		
	E - EQUIPMENT & FURNISHINGS	5,000	sf	\$ -	\$ -		
	E10 - EQUIPMENT	5,000	sf	\$ -	\$ -		
	E20 - FURNISHINGS	5,000	sf	\$ -	\$ -		
	F - SPECIAL CONSTRUCITON & DEMO	5,000	sf	\$ 45.00	\$ 225,000.00		
	F10 - SPECIAL CONSTRUCTION (PEMB)	5,000	sf	\$ 45.00	\$ 225,000.00		
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -		
	G - BUILDING SITE WORK	5,000	sf	\$ 7.00	35,000		
	G10 - SITE PREPARATION			\$ -	\$ 25,000.00		
	G1010 - SITE CLEARING			\$ -	\$ -		
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -		
	G1030 - SITE EARTHWORK	5,000		\$ 5.00	\$ 25,000.00		
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -		
	G20 - SITE IMPROVEMENTS			\$ -	\$ 10,000.00		
	G2010 - ROADWAYS			\$ -	\$ -		
	G2020 - PARKING LOTS			\$ -	\$ -		
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -		
	G2040 - SITE DEVELOPMENT	1		\$ 5,000.00	\$ 5,000.00		
	G2050 - LANDSCAPING - SWPPP	1		\$ 5,000.00	\$ 5,000.00		
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ -		
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -		
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -		
	G3030 - STORM SEWER SYSTEMS			\$ -	\$ -		
	G3040 - HEATING DISTRIBUTION			\$ -	\$ -		
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -		
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -		
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -		
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -		
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -		
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -		
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -		
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -		
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -		
	G9010 - SERVICE TUNNELS			\$ -	\$ -		
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -		
	WBS Total	5,000	sf	\$ 83.00	\$ 415,000.00		
	Mobilization			3.00%	\$ 12,450.00		
	Field Overhead			10.00%	\$ 41,500.00		
	General Conditions			4.00%	\$ 16,600.00		
	SUBTOTAL - w. GC's				\$ 485,550.00		
	Fee			8.00%	\$ 38,844.00		
	SUBTOTAL - w. FEE				\$ 524,394.00		
	Contingency			30.00%	\$ 157,318.20		
	SUBTOTAL - w. Contingency				\$ 681,712.20		
	Bonds & Insurance			1.50%	\$ 10,225.68		
	SUBTOTAL - w. Bonds & Insurance				\$ 691,937.88		
	Escalation			0.00%	\$ -		
	TOTAL COST	5,000	sf	\$ 138.39	\$ 691,937.88		

HDR

Wash Building

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC
NO: v1					Estimate
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Wash Building	4,100	sf	\$ 222.57	\$ 912,518.75
	A - SUBSTRUCTURE	4,100	sf	\$ 17.00	\$ 69,700.00
	A10 - FOUNDATIONS	4,100	sf	\$ 17.00	\$ 69,700.00
	A20 - BASEMENT CONSTRUCTION	4,100	-	\$ -	\$ -
	B - SHELL	4,100	sf	\$ 45.00	\$ 184,500.00
	B10 - SUPERSTRUCTURE	4,100	sf	\$ 15.00	\$ 61,500.00
	B20 - EXTERIOR CLOSURE	4,100	sf	\$ 20.00	\$ 82,000.00
	B30 - ROOFING	4,100	sf	\$ 10.00	\$ 41,000.00
	C - INTERIORS	4,100	sf	\$ 20.00	\$ 82,000.00
	C10 - INTERIOR CONSTRUCTION	4,100	-	\$ 5.00	\$ 20,500.00
	C20 - STAIRCASES	4,100	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	4,100	-	\$ 15.00	\$ 61,500.00
	D - SERVICES	4,100	sf	\$ 61.19	\$ 250,868.75
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-
	D20 - PLUMBING	4,100	sf	\$ 6.00	\$ 24,600.00
	D30 - HVAC	4,100	sf	\$ 20.00	\$ 82,000.00
	D40 - FIRE PROTECTION	4,100	sf	\$ 3.94	\$ 16,143.75
	D50 - ELECTRICAL	4,100	sf	\$ 31.25	\$ 128,125.00
	E - EQUIPMENT & FURNISHINGS	4,100	sf	\$ 62.98	\$ 258,200.00
	E10 - EQUIPMENT	1	ls	\$ 250,000.00	\$ 250,000.00
	E20 - FURNISHINGS	4,100	sf	\$ 2.00	\$ 8,200.00
	F - SPECIAL CONSTRUCITON & DEMO	-	sf	\$ -	-
	F10 - SPECIAL CONSTRUCTION (PEMB)	-	sf	\$ -	-
	F20 - SELECTIVE BUILDING DEMOLITION	-	ls	\$ -	-
	G - BUILDING SITE WORK	4,100	sf	\$ 16.40	\$ 67,250.00
	G10 - SITE PREPARATION	-		\$ -	\$ 41,000.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	4,100		\$ 10.00	\$ 41,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	4,100	sf	\$ 3.66	\$ 15,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1	ls	\$ 10,000.00	\$ 10,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 5,000.00	\$ 5,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	4,100	sf	\$ 2.74	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -
	G9010 - SERVICE TUNNELS			\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -
	WBS Total	4,100	sf	\$ 222.57	\$ 912,518.75
	Mobilization			3.00%	\$ 27,375.56
	Field Overhead			10.00%	\$ 91,251.88
	General Conditions			4.00%	\$ 36,500.75
	SUBTOTAL - w. GC's				\$ 1,067,646.94
	Fee			8.00%	\$ 85,411.76
	SUBTOTAL - w. FEE				\$ 1,153,058.69
	Contingency			30.00%	\$ 345,917.61
	SUBTOTAL - w. Contingency				\$ 1,498,976.30
	Bonds & Insurance			1.50%	\$ 22,484.64
	SUBTOTAL - w. Bonds & Insurance				\$ 1,521,460.94
	Escalation			0.00%	\$ -
	TOTAL COST	4,100	sf	\$ 371.09	\$ 1,521,460.94

HDR

Fuel Island

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:					
NO: v1							
LOCATION: Bozeman, MT							
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL		
WBS 100	Fuel Island	2,200	sf	\$ 246.94	\$ 543,262.50		
	\	2,200	sf	\$ 17.00	\$ 37,400.00		
	A10 - FOUNDATIONS	2,200	sf	\$ 17.00	\$ 37,400.00		
	A20 - BASEMENT CONSTRUCTION	2,200	-	\$ -	\$ -		
	B - SHELL	2,200	sf	\$ -	\$ -		
	B10 - SUPERSTRUCTURE	2,200	sf	\$ -	\$ -		
	B20 - EXTERIOR CLOSURE	2,200	sf	\$ -	\$ -		
	B30 - ROOFING	2,200	sf	\$ -	\$ -		
	C - INTERIORS	2,200	sf	\$ 20.00	\$ 44,000.00		
	C10 - INTERIOR CONSTRUCTION	2,200	-	\$ 5.00	\$ 11,000.00		
	C20 - STAIRCASES	2,200	-	\$ -	\$ -		
	C30 - INTERIOR FINISHES	2,200	-	\$ 15.00	\$ 33,000.00		
	D - SERVICES	2,200	sf	\$ 41.19	\$ 90,612.50		
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-		
	D20 - PLUMBING	2,200	sf	\$ 6.00	\$ 13,200.00		
	D30 - HVAC	-	sf	\$ -	-		
	D40 - FIRE PROTECTION	2,200	sf	\$ 3.94	\$ 8,662.50		
	D50 - ELECTRICAL	2,200	sf	\$ 31.25	\$ 68,750.00		
	E - EQUIPMENT & FURNISHINGS	2,200	sf	\$ 113.64	\$ 250,000.00		
	E10 - EQUIPMENT	1	ls	\$ 250,000.00	\$ 250,000.00		
	E20 - FURNISHINGS	2,200	sf	\$ -	\$ -		
	F - SPECIAL CONSTRUCITON & DEMO	2,200	sf	\$ 45.00	\$ 99,000.00		
	F10 - SPECIAL CONSTRUCTION (PEMB)	2,200	sf	\$ 45.00	\$ 99,000.00		
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -		
	G - BUILDING SITE WORK	2,200	sf	\$ 10.11	22,250		
	G10 - SITE PREPARATION			\$ -	\$ 11,000.00		
	G1010 - SITE CLEARING			\$ -	\$ -		
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -		
	G1030 - SITE EARTHWORK	2,200	sf	\$ 5.00	\$ 11,000.00		
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -		
	G20 - SITE IMPROVEMENTS			\$ -	\$ -		
	G2010 - ROADWAYS			\$ -	\$ -		
	G2020 - PARKING LOTS			\$ -	\$ -		
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -		
	G2040 - SITE DEVELOPMENT	1	ls	\$ 5,000.00	\$ 5,000.00		
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 5,000.00	\$ 5,000.00		
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ 11,250.00		
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -		
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -		
	G3030 - STORM SEWER SYSTEMS	250	lf	\$ 10.00	\$ 2,500.00		
	G3040 - HEATING DISTRIBUTION	250	lf	\$ 35.00	\$ 8,750.00		
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -		
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -		
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -		
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -		
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -		
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -		
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -		
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -		
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -		
	G9010 - SERVICE TUNNELS			\$ -	\$ -		
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -		
	WBS Total	2,200	sf	\$ 246.94	\$ 543,262.50		
	Mobilization			3.00%	\$ 16,297.88		
	Field Overhead			10.00%	\$ 54,326.25		
	General Conditions			4.00%	\$ 21,730.50		
	SUBTOTAL - w. GC's				\$ 635,617.13		
	Fee			8.00%	\$ 50,849.37		
	SUBTOTAL - w. FEE				\$ 686,466.50		
	Contingency			30.00%	\$ 205,939.95		
	SUBTOTAL - w. Contingency				\$ 892,406.44		
	Bonds & Insurance			1.50%	\$ 13,386.10		
	SUBTOTAL - w. Bonds & Insurance				\$ 905,792.54		
	Escalation			0.00%	\$ -		
	TOTAL COST	2,200	sf	\$ 411.72	\$ 905,792.54		

HDR

Brine, Sand Storage, Ice Slicer

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:					
NO: v1							
LOCATION: Bozeman, MT							
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL		
WBS 100	Brine, Sand Storage, Ice Slicer	10,500	sf	\$ 173.29	\$ 1,819,500.00		
	A - SUBSTRUCTURE	10,500	sf	\$ 17.00	\$ 178,500.00		
	A10 - FOUNDATIONS	10,500	sf	\$ 17.00	\$ 178,500.00		
	A20 - BASEMENT CONSTRUCTION	-	-	\$ -	\$ -		
	B - SHELL	-	-	\$ -	\$ -		
	B10 - SUPERSTRUCTURE	-	-	\$ -	\$ -		
	B20 - EXTERIOR CLOSURE	-	-	\$ -	\$ -		
	B30 - ROOFING	-	-	\$ -	\$ -		
	C - INTERIORS	-	-	\$ -	\$ -		
	C10 - INTERIOR CONSTRUCTION	-	-	\$ -	\$ -		
	C20 - STAIRCASES	-	-	\$ -	\$ -		
	C30 - INTERIOR FINISHES	-	-	\$ -	\$ -		
	D - SERVICES	10,500	sf	\$ 31.00	\$ 325,500.00		
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-		
	D20 - PLUMBING	1,700	-	\$ 6.00	\$ 10,200.00		
	D30 - HVAC	1,700	-	\$ 15.00	\$ 25,500.00		
	D40 - FIRE PROTECTION	-	-	\$ -	\$ -		
	D50 - ELECTRICAL	10,500	sf	\$ 10.00	\$ 105,000.00		
	E - EQUIPMENT & FURNISHINGS	10,500	sf	\$ 13.33	\$ 140,000.00		
	E10 - EQUIPMENT	1	ls	\$ 140,000.00	\$ 140,000.00		
	E20 - FURNISHINGS	10,500	sf	\$ -	\$ -		
	F - SPECIAL CONSTRUCITON & DEMO	10,500	sf	\$ 110.00	\$ 1,155,000.00		
	F10 - SPECIAL CONSTRUCTION (PEMB)	10,500	sf	\$ 110.00	\$ 1,155,000.00		
	F20 - SELECTIVE BUILDING DEMOLITION	1	-	-	\$ -		
	G - BUILDING SITE WORK	10,500	sf	\$ 1.95	20,500.00		
	G10 - SITE PREPARATION			\$ -	\$ 10,500.00		
	G1010 - SITE CLEARING	-		\$ -	\$ -		
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -		
	G1030 - SITE EARTHWORK	10,500	sf	\$ 1.00	\$ 10,500.00		
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -		
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 10,000.00		
	G2010 - ROADWAYS	-		\$ -	\$ -		
	G2020 - PARKING LOTS	-		\$ -	\$ -		
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -		
	G2040 - SITE DEVELOPMENT	1	ls	\$ 5,000.00	\$ 5,000.00		
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 5,000.00	\$ 5,000.00		
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -		
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -		
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -		
	G3030 - STORM SEWER SYSTEMS	-		\$ -	\$ -		
	G3040 - HEATING DISTRIBUTION	-		\$ -	\$ -		
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -		
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -		
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -		
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -		
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -		
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -		
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -		
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -		
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -		
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -		
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -		
	WBS Total	10,500	sf	\$ 173.29	\$ 1,819,500.00		
	Mobilization			3.00%	\$ 54,585.00		
	Field Overhead			10.00%	\$ 181,950.00		
	General Conditions			4.00%	\$ 72,780.00		
	SUBTOTAL - w. GC's				\$ 2,128,815.00		
	Fee			8.00%	\$ 170,305.20		
	SUBTOTAL - w. FEE				\$ 2,299,120.20		
	Contingency			30.00%	\$ 689,736.06		
	SUBTOTAL - w. Contingency				\$ 2,988,856.26		
	Bonds & Insurance			1.50%	\$ 44,832.84		
	SUBTOTAL - w. Bonds & Insurance				\$ 3,033,689.10		
	Escalation			0.00%	\$ -		
	TOTAL COST	10,500	sf	\$ 288.92	\$ 3,033,689.10		

HDR

Covered Sander Storage

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC			
NO: v1					Estimate			
LOCATION: Bozeman, MT								
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL			
WBS 100	Covered Sander Storage	6,000	sf	\$ 83.67	\$ 502,000.00			
	A - SUBSTRUCTURE	6,000	sf	\$ 17.00	\$ 102,000.00			
	A10 - FOUNDATIONS	6,000	sf	\$ 17.00	\$ 102,000.00			
	A20 - BASEMENT CONSTRUCTION	6,000	-	\$ -	\$ -			
	B - SHELL	6,000	sf	\$ -	\$ -			
	B10 - SUPERSTRUCTURE	6,000	sf	\$ -	\$ -			
	B20 - EXTERIOR CLOSURE	6,000	sf	\$ -	\$ -			
	B30 - ROOFING	6,000	sf	\$ -	\$ -			
	C - INTERIORS	6,000	sf	\$ -	\$ -			
	C10 - INTERIOR CONSTRUCTION	6,000	-	\$ -	\$ -			
	C20 - STAIRCASES	6,000	-	\$ -	\$ -			
	C30 - INTERIOR FINISHES	6,000	-	\$ -	\$ -			
	D - SERVICES	6,000	sf	\$ 10.00	\$ 60,000.00			
	D10 - CONVEYING SYSTEMS	-	-	\$ -	-			
	D20 - PLUMBING	6,000	sf	\$ -	\$ -			
	D30 - HVAC	6,000	sf	\$ -	\$ -			
	D40 - FIRE PROTECTION	6,000	sf	\$ -	\$ -			
	D50 - ELECTRICAL	6,000	sf	\$ 10.00	\$ 60,000.00			
	E - EQUIPMENT & FURNISHINGS	6,000	sf	\$ -	\$ -			
	E10 - EQUIPMENT	6,000	sf	\$ -	\$ -			
	E20 - FURNISHINGS	6,000	sf	\$ -	\$ -			
	F - SPECIAL CONSTRUCITON & DEMO	6,000	sf	\$ 45.00	\$ 270,000.00			
	F10 - SPECIAL CONSTRUCTION (PEMB)	6,000	sf	\$ 45.00	\$ 270,000.00			
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -			
	G - BUILDING SITE WORK	6,000	sf	\$ 11.67	70,000			
	G10 - SITE PREPARATION			\$ -	\$ 60,000.00			
	G1010 - SITE CLEARING			\$ -	\$ -			
	G1020 - SITE DEMOLITION & RELOCATIONS			\$ -	\$ -			
	G1030 - SITE EARTHWORK	6,000	sf	\$ 10.00	\$ 60,000.00			
	G1040 - HAZARDOUS WASTE REMEDIATION			\$ -	\$ -			
	G20 - SITE IMPROVEMENTS	6,000	sf	\$ 1.67	\$ 10,000.00			
	G2010 - ROADWAYS			\$ -	\$ -			
	G2020 - PARKING LOTS			\$ -	\$ -			
	G3030 - PEDESTRIAN PAVING			\$ -	\$ -			
	G2040 - SITE DEVELOPMENT	1	ls	\$ 5,000.00	\$ 5,000.00			
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 5,000.00	\$ 5,000.00			
	G30 - SITE CIVIL / MECHANICAL UTILITIES			\$ -	\$ -			
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS			\$ -	\$ -			
	G3020 - SANITARY SEWER SYSTEMS			\$ -	\$ -			
	G3030 - STORM SEWER SYSTEMS			\$ -	\$ -			
	G3040 - HEATING DISTRIBUTION			\$ -	\$ -			
	G3050 - COOLING DISTRIBUTION			\$ -	\$ -			
	G3060 - FUEL DISTRIBUTION			\$ -	\$ -			
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES			\$ -	\$ -			
	G40 - ELECTRICAL UTILITIES			\$ -	\$ -			
	G4010 - ELECTRICAL DISTRIBUTION			\$ -	\$ -			
	G4020 - EXTERIOR LIGHTING			\$ -	\$ -			
	G4030 - EXTERIOR COMMUNICATION & SECURITY			\$ -	\$ -			
	G4090 - OTHER SITE ELECTRICAL UTILITIES			\$ -	\$ -			
	G90 - OTHER SITE CONSTRUCTION			\$ -	\$ -			
	G9010 - SERVICE TUNNELS			\$ -	\$ -			
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT			\$ -	\$ -			
	WBS Total	6,000	sf	\$ 83.67	\$ 502,000.00			
	Mobilization			3.00%	\$ 15,060.00			
	Field Overhead			10.00%	\$ 50,200.00			
	General Conditions			4.00%	\$ 20,080.00			
	SUBTOTAL - w. GC's				\$ 587,340.00			
	Fee			8.00%	\$ 46,987.20			
	SUBTOTAL - w. FEE				\$ 634,327.20			
	Contingency			30.00%	\$ 190,298.16			
	SUBTOTAL - w. Contingency				\$ 824,625.36			
	Bonds & Insurance			1.50%	\$ 12,369.38			
	SUBTOTAL - w. Bonds & Insurance				\$ 836,994.74			
	Escalation			0.00%	\$ -			
	TOTAL COST	6,000	sf	\$ 139.50	\$ 836,994.74			

HDR

Laurel Glen

Heated Vehicle Storage Building

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			
NO: v1					HDRC
LOCATION: Bozeman, MT					Estimate
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Heated Vehicle Storage Building	8,000	sf	\$ 168.69	\$ 1,349,500.00
	A - SUBSTRUCTURE	8,000	sf	\$ 17.00	\$ 136,000.00
	A10 - FOUNDATIONS	8,000	sf	\$ 17.00	\$ 136,000.00
	A20 - BASEMENT CONSTRUCTION	8,000	sf	\$ -	\$ -
	B - SHELL	8,000	sf	\$ 10.00	\$ 80,000.00
	B10 - SUPERSTRUCTURE (w. PEMB)	8,000	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE (CMU Wainscoting)	8,000	sf	\$ 10.00	\$ 80,000.00
	B30 - ROOFING (w. PEMB)	8,000	sf	\$ -	\$ -
	C - INTERIORS	8,000	sf	\$ 20.00	\$ 160,000.00
	C10 - INTERIOR CONSTRUCTION	8,000	sf	\$ 5.00	\$ 40,000.00
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES (Sealed Concrete, Wall-Ceiling Paint Striping)	8,000	sf	\$ 15.00	\$ 120,000.00
	D - SERVICES	8,000	sf	\$ 61.19	\$ 489,500.00
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING (Eyewash, Floor Drains, Hosebibs, Gas, Water Htr)	8,000	sf	\$ 6.00	\$ 48,000.00
	D30 - HVAC (Infrared Radiant Tube - Exhaust Fan Duct and Fans)	8,000	sf	\$ 20.00	\$ 160,000.00
	D40 - FIRE PROTECTION	8,000	sf	\$ 3.94	\$ 31,500.00
	D50 - ELECTRICAL	8,000	sf	\$ 31.25	\$ 250,000.00
	E - EQUIPMENT & FURNISHINGS	8,000	sf	\$ 3.13	\$ 25,000.00
	E10 - EQUIPMENT	1	ls	\$ 25,000.00	\$ 25,000.00
	E20 - FURNISHINGS	8,000	sf	\$ -	\$ -
	F - SPECIAL CONSTRUCITON & DEMO	8,000	sf	\$ 45.00	\$ 360,000.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	8,000	sf	\$ 45.00	\$ 360,000.00
	F20 - SELECTIVE BUILDING DEMOLITION	-	sf	\$ -	\$ -
	G - BUILDING SITE WORK	8,000	sf	\$ 12.38	99,000
	G10 - SITE PREPARATION	-		\$ -	\$ 40,000.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	8,000		\$ 5.00	\$ 40,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 50,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1	ls	\$ 25,000.00	\$ 25,000.00
	G2050 - LANDSCAPING - SWPPP	1	ls	\$ 25,000.00	\$ 25,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 9,000.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	200	sf	\$ 10.00	\$ 2,000.00
	G3040 - HEATING DISTRIBUTION	200	sf	\$ 35.00	\$ 7,000.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	8,000	sf	\$ 168.69	\$ 1,349,500.00
	Mobilization			3.00%	\$ 40,485.00
	Field Overhea			10.00%	\$ 134,950.00
	General Conditions			4.00%	\$ 53,980.00
	SUBTOTAL - w. GC's				\$ 1,578,915.00
	Fee			8.00%	\$ 126,313.20
	SUBTOTAL - w. FEE				\$ 1,705,228.20
	Contingency			30.00%	\$ 511,568.46
	SUBTOTAL - w. Contingency				\$ 2,216,796.66
	Bonds & Insurance			1.50%	\$ 33,251.95
	SUBTOTAL - w. Bonds & Insurance				\$ 2,250,048.61
	Escalation			0.00%	\$ -
	TOTAL COST	8,000	sf	\$ 281.26	\$ 2,250,048.61

HDR Lorel Glen		Office/Heated Vehicle Storage			
PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			
NO: v1					HDRC
LOCATION: Bozeman, MT					Estimate
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Office/Heated Vehicle Storage	2,000	sf	\$ 242.69	\$ 485,375.00
	A - SUBSTRUCTURE	2,000	sf	\$ 17.00	\$ 34,000.00
	A10 - FOUNDATIONS	2,000	sf	\$ 17.00	\$ 34,000.00
	A20 - BASEMENT CONSTRUCTION	2,000	-	\$ -	\$ -
	B - SHELL	2,000	sf	\$ 10.00	\$ 20,000.00
	B10 - SUPERSTRUCTURE	2,000	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE	2,000	sf	\$ 10.00	\$ 20,000.00
	B30 - ROOFING	2,000	sf	\$ -	\$ -
	C - INTERIORS	2,000	sf	\$ 73.00	\$ 146,000.00
	C10 - INTERIOR CONSTRUCTION	2,000	-	\$ 18.00	\$ 36,000.00
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	2,000	-	\$ 55.00	\$ 110,000.00
	D - SERVICES	2,000	sf	\$ 61.19	\$ 122,375.00
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	2,000	sf	\$ 6.00	\$ 12,000.00
	D30 - HVAC	2,000	sf	\$ 20.00	\$ 40,000.00
	D40 - FIRE PROTECTION	2,000	sf	\$ 3.94	\$ 7,875.00
	D50 - ELECTRICAL	2,000	sf	\$ 31.25	\$ 62,500.00
	E - EQUIPMENT & FURNISHINGS	2,000	sf	\$ 2.00	\$ 4,000.00
	E10 - EQUIPMENT	-	sf	\$ -	\$ -
	E20 - FURNISHINGS	2,000	sf	\$ 2.00	\$ 4,000.00
	F - SPECIAL CONSTRUCITON & DEMO	2,000	sf	\$ 45.00	\$ 90,000.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	2,000	sf	\$ 45.00	\$ 90,000.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	2,000	sf	\$ 34.50	69,000
	G10 - SITE PREPARATION	-		\$ -	\$ 10,000.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	2,000		\$ 5.00	\$ 10,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 50,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 25,000.00	\$ 25,000.00
	G2050 - LANDSCAPING - SWPPP	1		\$ 25,000.00	\$ 25,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 9,000.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	200		\$ 10.00	\$ 2,000.00
	G3040 - HEATING DISTRIBUTION	200		\$ 35.00	\$ 7,000.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	2,000	sf	\$ 242.69	\$ 485,375.00
	Mobilization			3.00%	\$ 14,561.25
	Field Overhea			10.00%	\$ 48,537.50
	General Conditions			4.00%	\$ 19,415.00
	SUBTOTAL - w. GC's				\$ 567,888.75
	Fee			8.00%	\$ 45,431.10
	SUBTOTAL - w. FEE				\$ 613,319.85
	Contingency			30.00%	\$ 183,995.96
	SUBTOTAL - w. Contingency				\$ 797,315.81
	Bonds & Insurance			1.50%	\$ 11,959.74
	SUBTOTAL - w. Bonds & Insurance				\$ 809,275.54
	Escalation			0.00%	\$ -
	TOTAL COST	2,000	sf	\$ 404.64	\$ 809,275.54

HDR SOLID WASTE		OFFICE SPACE INFILL			
PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			
NO: v1					HDRC
LOCATION: Bozeman, MT					Estimate
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	SWF - OFFICE SPACE INFILL	1,400	sf	\$ 55.00	\$ 77,000.00
	A - SUBSTRUCTURE	1,400	sf	\$ -	\$ -
	A10 - FOUNDATIONS	1,400	sf	\$ 15.00	
	A20 - BASEMENT CONSTRUCTION	-	-	\$ -	\$ -
	B - SHELL	1,400	sf	\$ -	\$ -
	B10 - SUPERSTRUCTURE (w. PEMB below see F10)	-	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE Masonry Wainscoting	1,400	sf	\$ 10.00	
	B30 - ROOFING (w. PEMB below see F10)	-	sf	\$ -	\$ -
	C - INTERIORS	1,400	sf	\$ 60.00	\$ 77,000.00
	C10 - INTERIOR CONSTRUCTION	1,400	-	\$ 5.00	
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES (incl TI finish complete for offices)	1,400	-	\$ 55.00	\$ 77,000.00
	D - SERVICES	1,400	sf	\$ 61.19	\$ -
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	1,400	sf	\$ 6.00	
	D30 - HVAC	1,400	sf	\$ 20.00	
	D40 - FIRE PROTECTION	1,400	sf	\$ 3.94	
	D50 - ELECTRICAL	1,400	sf	\$ 31.25	
	E - EQUIPMENT & FURNISHINGS	1,400	sf	\$ -	\$ -
	E10 - EQUIPMENT	1,400	sf	\$ -	\$ -
	E20 - FURNISHINGS	1,400	sf	\$ 2.00	
	F - SPECIAL CONSTRUCITON & DEMO	1,400	sf	\$ -	\$ -
	F10 - SPECIAL CONSTRUCTION (PEMB)	1,400	sf	\$ 45.00	
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	1,400	sf	\$ -	-
	G10 - SITE PREPARATION	-		\$ -	\$ -
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	1,400		\$ 5.00	
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 25,000.00	
	G2050 - LANDSCAPING - SWPPP	1		\$ 25,000.00	
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250		\$ 10.00	
	G3040 - HEATING DISTRIBUTION	250		\$ 35.00	
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	1,400	sf	\$ 55.00	\$ 77,000.00
	Mobilization			3.00%	\$ 2,310.00
	Field Overhead			10.00%	\$ 7,700.00
	General Conditions			4.00%	\$ 3,080.00
	SUBTOTAL - w. GC's				\$ 90,090.00
	Fee			8.00%	\$ 7,207.20
	SUBTOTAL - w. FEE				\$ 97,297.20
	Contingency			30.00%	\$ 29,189.16
	SUBTOTAL - w. Contingency				\$ 126,486.36
	Bonds & Insurance			1.50%	\$ 1,897.30
	SUBTOTAL - w. Bonds & Insurance				\$ 128,383.66
	Escalation			0.00%	\$ -
	TOTAL COST	1,400	sf	\$ 91.70	\$ 128,383.66

HDR

SOLID WASTE

PICKUP TRUCK ADDTION

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:						
NO: v1					HDRC			
LOCATION: Bozeman, MT					Estimate			
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL			
WBS 100	PICKUP TRUCK ADDTION	1,800	sf	\$ 155.42	\$ 279,762.50			
	A - SUBSTRUCTURE	1,800	sf	\$ 15.00	\$ 27,000.00			
	A10 - FOUNDATIONS	1,800	sf	\$ 15.00	\$ 27,000.00			
	A20 - BASEMENT CONSTRUCTION	-	-	\$ -	\$ -			
	B - SHELL	1,800	sf	\$ 10.00	\$ 18,000.00			
	B10 - SUPERSTRUCTURE (w. PEMB below see F10)	-	sf	\$ -	\$ -			
	B20 - EXTERIOR CLOSURE Masonry Wainscoting	1,800	sf	\$ 10.00	\$ 18,000.00			
	B30 - ROOFING (w. PEMB below see F10)	-	sf	\$ -	\$ -			
	C - INTERIORS	1,800	sf	\$ 5.00	\$ 9,000.00			
	C10 - INTERIOR CONSTRUCTION	1,800	-	\$ 5.00	\$ 9,000.00			
	C20 - STAIRCASES	-	-	\$ -	\$ -			
	C30 - INTERIOR FINISHES (incl TI finish complete for offices)	1,400	-	\$ 55.00				
	D - SERVICES	1,800	sf	\$ 61.19	\$ 110,137.50			
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -			
	D20 - PLUMBING	1,800	sf	\$ 6.00	\$ 10,800.00			
	D30 - HVAC	1,800	sf	\$ 20.00	\$ 36,000.00			
	D40 - FIRE PROTECTION	1,800	sf	\$ 3.94	\$ 7,087.50			
	D50 - ELECTRICAL	1,800	sf	\$ 31.25	\$ 56,250.00			
	E - EQUIPMENT & FURNISHINGS	1,800	sf	\$ -	\$ -			
	E10 - EQUIPMENT	1,800	sf	\$ -	\$ -			
	E20 - FURNISHINGS	1,800	sf	\$ 2.00				
	F - SPECIAL CONSTRUCITON & DEMO	1,800	sf	\$ 45.00	\$ 81,000.00			
	F10 - SPECIAL CONSTRUCTION (PEMB)	1,800	sf	\$ 45.00	\$ 81,000.00			
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -			
	G - BUILDING SITE WORK	1,800	sf	\$ 19.24	34,625			
	G10 - SITE PREPARATION	-		\$ -	\$ 9,000.00			
	G1010 - SITE CLEARING	-		\$ -	\$ -			
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -			
	G1030 - SITE EARTHWORK	1,800		\$ 5.00	\$ 9,000.00			
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -			
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 20,000.00			
	G2010 - ROADWAYS	-		\$ -	\$ -			
	G2020 - PARKING LOTS	-		\$ -	\$ -			
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -			
	G2040 - SITE DEVELOPMENT	1		\$ 10,000.00	\$ 10,000.00			
	G2050 - LANDSCAPING - SWPPP	1		\$ 10,000.00	\$ 10,000.00			
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 5,625.00			
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -			
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -			
	G3030 - STORM SEWER SYSTEMS	250		\$ 5.00	\$ 1,250.00			
	G3040 - HEATING DISTRIBUTION	250		\$ 17.50	\$ 4,375.00			
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -			
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -			
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -			
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -			
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -			
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -			
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -			
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -			
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -			
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -			
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -			
	WBS Total	1,800	sf	\$ 155.42	\$ 279,762.50			
	Mobilization			3.00%	\$ 8,392.88			
	Field Overhead			10.00%	\$ 27,976.25			
	General Conditions			4.00%	\$ 11,190.50			
	SUBTOTAL - w. GC's				\$ 327,322.13			
	Fee			8.00%	\$ 26,185.77			
	SUBTOTAL - w. FEE				\$ 353,507.90			
	Contingency			30.00%	\$ 106,052.37			
	SUBTOTAL - w. Contingency				\$ 459,560.26			
	Bonds & Insurance			1.50%	\$ 6,893.40			
	SUBTOTAL - w. Bonds & Insurance				\$ 466,453.67			
	Escalation			0.00%	\$ -			
	TOTAL COST	1,800	sf	\$ 259.14	\$ 466,453.67			

HDR

SOLID WASTE

Heated Vehicle Storage Addition

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:		HDMC Estimate	
NO: v1					
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Heated Vehicle Storage Addition	3,500	sf	\$ 151.37	\$ 529,781.25
	A - SUBSTRUCTURE	3,500	sf	\$ 15.00	\$ 52,500.00
	A10 - FOUNDATIONS	3,500	sf	\$ 15.00	\$ 52,500.00
	A20 - BASEMENT CONSTRUCTION	-	-	\$ -	\$ -
	B - SHELL	3,500	sf	\$ 10.00	\$ 35,000.00
	B10 - SUPERSTRUCTURE (w. PEMB below see F10)	-	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE Masonry Wainscoting	3,500	sf	\$ 10.00	\$ 35,000.00
	B30 - ROOFING (w. PEMB below see F10)	-	sf	\$ -	\$ -
	C - INTERIORS	3,500	sf	\$ 5.00	\$ 17,500.00
	C10 - INTERIOR CONSTRUCTION	3,500	-	\$ 5.00	\$ 17,500.00
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES (incl TI finish complete for offices)	1,400	-	\$ 55.00	
	D - SERVICES	3,500	sf	\$ 61.19	\$ 214,156.25
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	3,500	sf	\$ 6.00	\$ 21,000.00
	D30 - HVAC	3,500	sf	\$ 20.00	\$ 70,000.00
	D40 - FIRE PROTECTION	3,500	sf	\$ 3.94	\$ 13,781.25
	D50 - ELECTRICAL	3,500	sf	\$ 31.25	\$ 109,375.00
	E - EQUIPMENT & FURNISHINGS	3,500	sf	\$ -	\$ -
	E10 - EQUIPMENT	3,500	sf	\$ -	\$ -
	E20 - FURNISHINGS	3,500	sf	\$ 2.00	
	F - SPECIAL CONSTRUCITON & DEMO	3,500	sf	\$ 45.00	\$ 157,500.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	3,500	sf	\$ 45.00	\$ 157,500.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	3,500	sf	\$ 15.18	53,125
	G10 - SITE PREPARATION	-		\$ -	\$ 17,500.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	3,500		\$ 5.00	\$ 17,500.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 30,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 15,000.00	\$ 15,000.00
	G2050 - LANDSCAPING - SWPPP	1		\$ 15,000.00	\$ 15,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 5,625.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250		\$ 5.00	\$ 1,250.00
	G3040 - HEATING DISTRIBUTION	250		\$ 17.50	\$ 4,375.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	3,500	sf	\$ 151.37	\$ 529,781.25
	Mobilization			3.00%	\$ 15,893.44
	Field Overhead			10.00%	\$ 52,978.13
	General Conditions			4.00%	\$ 21,191.25
	SUBTOTAL - w. GC's				\$ 619,844.06
	Fee			8.00%	\$ 49,587.53
	SUBTOTAL - w. FEE				\$ 669,431.59
	Contingency			30.00%	\$ 200,829.48
	SUBTOTAL - w. Contingency				\$ 870,261.06
	Bonds & Insurance			1.50%	\$ 13,053.92
	SUBTOTAL - w. Bonds & Insurance				\$ 883,314.98
	Escalation			0.00%	\$ -
	TOTAL COST	3,500	sf	\$ 252.38	\$ 883,314.98

HDR SOLID WASTE		Coverd/Unheatead Tote Storage			
PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			
NO: v1					HDRC
LOCATION: Bozeman, MT					Estimate
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Coverd/Unheatead Tote Storage	1,000	sf	\$ 136.25	\$ 136,250.00
	A - SUBSTRUCTURE	1,000	sf	\$ 15.00	\$ 15,000.00
	A10 - FOUNDATIONS	1,000	sf	\$ 15.00	\$ 15,000.00
	A20 - BASEMENT CONSTRUCTION	-	-	\$ -	\$ -
	B - SHELL	1,000	sf	\$ 10.00	\$ 10,000.00
	B10 - SUPERSTRUCTURE (w. PEMB below see F10)	-	sf	\$ -	\$ -
	B20 - EXTERIOR CLOSURE Masonry Wainscoting	1,000	sf	\$ 10.00	\$ 10,000.00
	B30 - ROOFING (w. PEMB below see F10)	-	sf	\$ -	\$ -
	C - INTERIORS	1,000	sf	\$ 5.00	\$ 5,000.00
	C10 - INTERIOR CONSTRUCTION	1,000	-	\$ 5.00	\$ 5,000.00
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES (incl TI finish complete for offices)	1,400	-	\$ 55.00	
	D - SERVICES	1,000	sf	\$ 25.00	\$ 25,000.00
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	1,000	sf	\$ 6.00	
	D30 - HVAC	1,000	sf	\$ 15.00	\$ 15,000.00
	D40 - FIRE PROTECTION	1,000	sf	\$ 3.94	
	D50 - ELECTRICAL	1,000	sf	\$ 10.00	\$ 10,000.00
	E - EQUIPMENT & FURNISHINGS	1,000	sf	\$ -	\$ -
	E10 - EQUIPMENT	1,000	sf	\$ -	\$ -
	E20 - FURNISHINGS	1,000	sf	\$ -	\$ -
	F - SPECIAL CONSTRUCITON & DEMO	1,000	sf	\$ 45.00	\$ 45,000.00
	F10 - SPECIAL CONSTRUCTION (PEMB)	1,000	sf	\$ 45.00	\$ 45,000.00
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	-	\$ -
	G - BUILDING SITE WORK	1,000	sf	\$ 36.25	36,250
	G10 - SITE PREPARATION	-		\$ -	\$ 5,000.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	1,000		\$ 5.00	\$ 5,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 30,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 15,000.00	\$ 15,000.00
	G2050 - LANDSCAPING - SWPPP	1		\$ 15,000.00	\$ 15,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 1,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250		\$ 5.00	\$ 1,250.00
	G3040 - HEATING DISTRIBUTION	250		\$ 17.50	
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	1,000	sf	\$ 136.25	\$ 136,250.00
	Mobilization			3.00%	\$ 4,087.50
	Field Overhea			10.00%	\$ 13,625.00
	General Conditions			4.00%	\$ 5,450.00
	SUBTOTAL - w. GC's				\$ 159,412.50
	Fee			8.00%	\$ 12,753.00
	SUBTOTAL - w. FEE				\$ 172,165.50
	Contingency			30.00%	\$ 51,649.65
	SUBTOTAL - w. Contingency				\$ 223,815.15
	Bonds & Insurance			1.50%	\$ 3,357.23
	SUBTOTAL - w. Bonds & Insurance				\$ 227,172.38
	Escalation			0.00%	\$ -
	TOTAL COST	1,000	sf	\$ 227.17	\$ 227,172.38

HDR

SOLID WASTE

Tote Shop and Wash

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			
NO: v1					
LOCATION: Bozeman, MT					
				HDCR Estimate	
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Tote Shop and Wash	1,700	sf	\$ 254.22	\$ 432,168.75
	A - SUBSTRUCTURE	1,700	sf	\$ 17.00	\$ 28,900.00
	A10 - FOUNDATIONS	1,700	sf	\$ 15.00	\$ 25,500.00
	A20 - BASEMENT CONSTRUCTION	1,700	-	\$ 2.00	\$ 3,400.00
	B - SHELL	1,700	sf	\$ 45.00	\$ 76,500.00
	B10 - SUPERSTRUCTURE	1,700	sf	\$ 15.00	\$ 25,500.00
	B20 - EXTERIOR CLOSURE	1,700	sf	\$ 20.00	\$ 34,000.00
	B30 - ROOFING	1,700	sf	\$ 10.00	\$ 17,000.00
	C - INTERIORS	1,700	sf	\$ 20.00	\$ 34,000.00
	C10 - INTERIOR CONSTRUCTION	1,700	-	\$ 5.00	\$ 8,500.00
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	1,700	-	\$ 15.00	\$ 25,500.00
	D - SERVICES	1,700	sf	\$ 61.19	\$ 104,018.75
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	1,700	sf	\$ 6.00	\$ 10,200.00
	D30 - HVAC	700	sf	\$ 20.00	\$ 14,000.00
	D40 - FIRE PROTECTION	1,700	sf	\$ 3.94	\$ 6,693.75
	D50 - ELECTRICAL	1,700	sf	\$ 31.25	\$ 53,125.00
	E - EQUIPMENT & FURNISHINGS	1,700	sf	\$ 70.00	\$ 119,000.00
	E10 - EQUIPMENT	1,700	ls	\$ 70.00	\$ 119,000.00
	E20 - FURNISHINGS	1,700	sf	\$ -	\$ -
	F - SPECIAL CONSTRUCITON & DEMO	1,700	sf	\$ -	\$ -
	F10 - SPECIAL CONSTRUCTION (PEMB)	1,700	sf	\$ -	\$ -
	F20 - SELECTIVE BUILDING DEMOLITION	-	ls	\$ -	\$ -
	G - BUILDING SITE WORK	1,700	sf	\$ 41.03	69,750
	G10 - SITE PREPARATION	-		\$ -	\$ 8,500.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	1,700		\$ 5.00	\$ 8,500.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 50,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 25,000.00	\$ 25,000.00
	G2050 - LANDSCAPING - SWPPP	1		\$ 25,000.00	\$ 25,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250		\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250		\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	1,700	sf	\$ 254.22	\$ 432,168.75
	Mobilization			3.00%	\$ 12,965.06
	Field Overhead			10.00%	\$ 43,216.88
	General Conditions			4.00%	\$ 17,286.75
	SUBTOTAL - w. GC's				\$ 505,637.44
	Fee			8.00%	\$ 40,451.00
	SUBTOTAL - w. FEE				\$ 546,088.43
	Contingency			30.00%	\$ 163,826.53
	SUBTOTAL - w. Contingency				\$ 709,914.96
	Bonds & Insurance			1.50%	\$ 10,648.72
	SUBTOTAL - w. Bonds & Insurance				\$ 720,563.69
	Escalation			0.00%	\$ -
	TOTAL COST	1,700	sf	\$ 423.86	\$ 720,563.69

HDR

Solid Waste

Shop/Wash Addition

PROJECT: Bozeman Master Plan		CO. NAME: CONTACT: PHONE: ADDENDA: DBE:			HDRC
NO: v1					Estimate
LOCATION: Bozeman, MT					
ITEM #	DESCRIPTION	BID QUANTITY	UNIT	UNIT COST	TOTAL
WBS 100	Shop/Wash Addition	6,200	sf	\$ 195.97	\$ 1,215,012.50
	A - SUBSTRUCTURE	6,200	sf	\$ 17.00	\$ 105,400.00
	A10 - FOUNDATIONS	6,200	sf	\$ 15.00	\$ 93,000.00
	A20 - BASEMENT CONSTRUCTION	6,200	-	\$ 2.00	\$ 12,400.00
	B - SHELL	6,200	sf	\$ 45.00	\$ 279,000.00
	B10 - SUPERSTRUCTURE	6,200	sf	\$ 15.00	\$ 93,000.00
	B20 - EXTERIOR CLOSURE	6,200	sf	\$ 20.00	\$ 124,000.00
	B30 - ROOFING	6,200	sf	\$ 10.00	\$ 62,000.00
	C - INTERIORS	6,200	sf	\$ 20.00	\$ 124,000.00
	C10 - INTERIOR CONSTRUCTION	6,200	-	\$ 5.00	\$ 31,000.00
	C20 - STAIRCASES	-	-	\$ -	\$ -
	C30 - INTERIOR FINISHES	6,200	-	\$ 15.00	\$ 93,000.00
	D - SERVICES	6,200	sf	\$ 61.19	\$ 379,362.50
	D10 - CONVEYING SYSTEMS	-	-	\$ -	\$ -
	D20 - PLUMBING	6,200	sf	\$ 6.00	\$ 37,200.00
	D30 - HVAC	6,200	sf	\$ 20.00	\$ 124,000.00
	D40 - FIRE PROTECTION	6,200	sf	\$ 3.94	\$ 24,412.50
	D50 - ELECTRICAL	6,200	sf	\$ 31.25	\$ 193,750.00
	E - EQUIPMENT & FURNISHINGS	6,200	sf	\$ 37.90	\$ 235,000.00
	E10 - EQUIPMENT (Truck Wash, Paint Booth & Shop)	1	ls	\$ 235,000.00	\$ 235,000.00
	E20 - FURNISHINGS	6,200	sf	\$ -	\$ -
	F - SPECIAL CONSTRUCITON & DEMO	6,200	sf	\$ -	\$ -
	F10 - SPECIAL CONSTRUCTION (PEMB)	6,200	sf	\$ -	\$ -
	F20 - SELECTIVE BUILDING DEMOLITION	1	ls	\$ -	\$ -
	G - BUILDING SITE WORK	6,200	sf	\$ 14.88	92,250
	G10 - SITE PREPARATION	-		\$ -	\$ 31,000.00
	G1010 - SITE CLEARING	-		\$ -	\$ -
	G1020 - SITE DEMOLITION & RELOCATIONS	-		\$ -	\$ -
	G1030 - SITE EARTHWORK	6,200		\$ 5.00	\$ 31,000.00
	G1040 - HAZARDOUS WASTE REMEDIATION	-		\$ -	\$ -
	G20 - SITE IMPROVEMENTS	-		\$ -	\$ 50,000.00
	G2010 - ROADWAYS	-		\$ -	\$ -
	G2020 - PARKING LOTS	-		\$ -	\$ -
	G3030 - PEDESTRIAN PAVING	-		\$ -	\$ -
	G2040 - SITE DEVELOPMENT	1		\$ 25,000.00	\$ 25,000.00
	G2050 - LANDSCAPING - SWPPP	1		\$ 25,000.00	\$ 25,000.00
	G30 - SITE CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ 11,250.00
	G3010 - WATER SUPPLY & DISTRIBUTION SYSTEMS	-		\$ -	\$ -
	G3020 - SANITARY SEWER SYSTEMS	-		\$ -	\$ -
	G3030 - STORM SEWER SYSTEMS	250		\$ 10.00	\$ 2,500.00
	G3040 - HEATING DISTRIBUTION	250		\$ 35.00	\$ 8,750.00
	G3050 - COOLING DISTRIBUTION	-		\$ -	\$ -
	G3060 - FUEL DISTRIBUTION	-		\$ -	\$ -
	G3090 - OTHER CIVIL / MECHANICAL UTILITIES	-		\$ -	\$ -
	G40 - ELECTRICAL UTILITIES	-		\$ -	\$ -
	G4010 - ELECTRICAL DISTRIBUTION	-		\$ -	\$ -
	G4020 - EXTERIOR LIGHTING	-		\$ -	\$ -
	G4030 - EXTERIOR COMMUNICATION & SECURITY	-		\$ -	\$ -
	G4090 - OTHER SITE ELECTRICAL UTILITIES	-		\$ -	\$ -
	G90 - OTHER SITE CONSTRUCTION	-		\$ -	\$ -
	G9010 - SERVICE TUNNELS	-		\$ -	\$ -
	G9090 - OTHER SITE SYSTEMS & EQUIPMENT	-		\$ -	\$ -
	WBS Total	6,200	sf	\$ 195.97	\$ 1,215,012.50
	Mobilization			3.00%	\$ 36,450.38
	Field Overhead			10.00%	\$ 121,501.25
	General Conditions			4.00%	\$ 48,600.50
	SUBTOTAL - w. GC's				\$ 1,421,564.63
	Fee			8.00%	\$ 113,725.17
	SUBTOTAL - w. FEE				\$ 1,535,289.80
	Contingency			30.00%	\$ 460,586.94
	SUBTOTAL - w. Contingency				\$ 1,995,876.73
	Bonds & Insurance			1.50%	\$ 29,938.15
	SUBTOTAL - w. Bonds & Insurance				\$ 2,025,814.88
	Escalation			0.00%	\$ -
	TOTAL COST	6,200	sf	\$ 326.74	\$ 2,025,814.88